

AUTHORIZATION OF OWNER

FIRST CREEK 26TH AVENUE TO 38TH AVENUE

Majestic Commercenter II, LLC, a Delaware limited liability company ("Owner"), is the owner or authorized developer of the property, as set forth in Exhibit A attached hereto and incorporated herein by this reference (the "Property"). Owner desires to process an ISP for the Property with the City of Aurora, a home rule municipal corporation, State of Colorado. Owner hereby gives permission for Olsson to process the above mentioned ISP on behalf of Owner.

OWNER:

MAJESTIC COMMERCENTER II, LLC,
a Delaware limited liability company

By: Majestic Realty Co.
a California corporation
Its: Managers Agent

By: _____

Name: RANDALL C. HERTEL
Executive Vice President

Title: _____

MUK

EXHIBIT A PROPERTY

A PORTION OF SECTION 25, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN; COUNTY OF ADAMS, STATE OF COLORADO; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST QUARTER OF SAID SECTION 25 AND CONSIDERING THE NORTH LINE OF THE NORTHWEST QUARTER SECTION 25 TO BEAR NORTH 89°33'37" EAST, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO:

THENCE NORTH 89°33'37" EAST, ALONG SAID NORTH LINE A DISTANCE OF 30.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF PICADILLY ROAD AND THE **POINT OF BEGINNING**;

THENCE NORTH 89°33'37" EAST CONTINUING ALONG SAID NORTH LINE A DISTANCE OF 2,611.78 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 25;

THENCE NORTH 89°32'32" EAST ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 25 A DISTANCE OF 1,321.75 FEET;

THENCE SOUTH 00°13'08" EAST, A DISTANCE OF 1,324.11 FEET;

THENCE NORTH 89°32'39" EAST, A DISTANCE OF 931.29 FEET TO THE WESTERLY RIGHT-OF-WAY OF HIGHWAY E-470 AS DESCRIBED IN BOOK 5414 AT PAGE 645 OF THE RECORDS OF THE ADAMS COUNTY CLERK AND RECORDER;

THENCE, ALONG SAID WESTERLY RIGHT-OF-WAY, THE FOLLOWING FOUR (4) COURSES;

1. SOUTH 03°48'50" EAST, A DISTANCE OF 427.14 FEET;
2. SOUTH 00°00'02" WEST, A DISTANCE OF 3,372.10 FEET;
3. SOUTH 83°34'42" WEST, A DISTANCE OF 1,006.75 FEET;
4. SOUTH 00°29'32" EAST, A DISTANCE OF 40.00 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF EAST 26TH AVENUE;

THENCE, ALONG SAID NORTHERLY RIGHT-OF-WAY, THE FOLLOWING TWO (2) COURSES;

1. SOUTH 89°30'28" WEST, A DISTANCE OF 1,267.94 FEET;
2. SOUTH 89°31'54" WEST, A DISTANCE OF 745.69 FEET TO THE SOUTHEAST CORNER OF THAT PARCEL OF LAND DESCRIBED IN THE DOCUMENT RECORDED IN BOOK 912 AT PAGE 77 IN SAID RECORDS;

THENCE NORTH 00°10'59" WEST A DISTANCE OF 361.50 FEET;

THENCE SOUTH 89°31'54" WEST A DISTANCE OF 1,867.71 FEET TO SAID EAST RIGHT-OF-WAY LINE OF PICADILLY ROAD;

THENCE NORTH 00°11'05" WEST ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 2,258.23 FEET TO THE SOUTH LINE OF SAID NORTHWEST QUARTER SECTION 25;

THENCE NORTH 00°10'52" WEST CONTINUING **ALONG SAID EAST RIGHT-OF-WAY LINE** A DISTANCE OF 462.51 FEET TO THE SOUTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN THE DOCUMENT RECORDED IN BOOK 336 AT PAGE 469 IN SAID RECORDS;

THENCE NORTH 89°34'28" EAST, A DISTANCE OF 300.36 FEET;

THENCE NORTH 00°11'05" WEST, A DISTANCE OF 862.50 FEET;

THENCE SOUTH 89°32'44" WEST, A DISTANCE OF 300.31 FEET TO SAID EAST RIGHT-OF-WAY LINE OF PICADILLY ROAD;

THENCE NORTH 00°10'52" WEST, ALONG EAST RIGHT-OF-WAY LINE A DISTANCE OF 1,324.68 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 538.415 ACRES, (23,453,361 SQUARE FEET), MORE OR LESS.