

Job No. 19300
August 2, 2024

EXHIBIT "A"
LEGAL DESCRIPTION
ANNEXATION PARCEL

All that certain real property situated in the County of Contra Costa, State of California, described as follows:

Being a portion of the Rancho Las Juntas, further described as follows:

BEGINNING at a point on the east line of the parcel of land described in the deed from C.L. Hall, et ux, to Robert C. Kennedy, et ux, recorded October 30, 1943 in Book 748 of Official Records at Page 436, at the southwest corner of the parcel of land described in the deed from C.L. Hall, et ux, to Donald C. Bennett, et ux, recorded November 5, 1947 in Book 1144 of Official Records at Page 308, Contra Costa County Records;

THENCE from said Point of Beginning along the southerly line of said Bennett parcel (1144 O.R. 308), North 84°42'03" East, (the bearing North 84°42'03" East is used for the purpose of this legal description), 282.58 feet to the southeast corner of said Bennett parcel (1144 O.R. 308);

THENCE along the easterly line of said Bennett parcel (1144 O.R. 308), North 5°45'57" West, 147.98 feet to a point on the southerly line of the parcel of land deeded to Contra Costa County, recorded January 15, 1958 in Book 3103 of Official Records at Page 467, Contra Costa County Records;

THENCE along said southerly line North 77°55'05" East, 57.15 feet;

THENCE North 88°38'01" East, 130.06 feet;

THENCE South 81°09'03" East, 166.86 feet;

THENCE South 77°53'33" East, 35.79 feet to the southeast corner of said Contra Costa County parcel (3103 O.R. 467);

THENCE along the center line of a creek, as said creek center line is shown on the map of Subdivision 2969, filed May 4, 1962 in Book 87 of Maps at Page 17, Contra Costa County Records, South 9°07'29" West, 22.17 feet;

THENCE along continuing along said creek center line, South 58°34'53" West, 110.08 feet;

THENCE South 78°19'00" West, 67.56 feet;

THENCE South 13°22'42" West, 42.39 feet;

THENCE South 31°47'44" West, 29.19 feet;

THENCE South 30°00'18" East, 26.70 feet;

THENCE South 49°40'42" West, 31.69 feet;

THENCE South 18°47'42" West, 45.87 feet;

THENCE South 21°59'18" East, 42.57 feet;

THENCE South 57°59'42" West, 34.32 feet;

THENCE North 88°27'18" West, 52.30 feet;

THENCE South 62°07'42" West, 70.15 feet;

THENCE North 69°00'18" West, 70.81 feet;

THENCE South 55°24'42" West, 37.14 feet;

THENCE South 40°02'42" West, 47.66 feet;

THENCE North 85°44'18" West, 61.76 feet;

THENCE continuing along the center line of a creek, as said creek center line is shown on the map of Subdivision 3222, filed September 3, 1964 in Book 101 of Maps at Page 1, Contra Costa County Records, South 56°01'42" West, 32.28 feet;

THENCE South 32°50'00" West, 27.94 feet;

THENCE leaving said creek center line, North 47°29'20" West, 92.28 feet to the southeast corner of said Kennedy parcel (748 O.R. 436);

THENCE along the easterly line corner of said Kennedy parcel North 3°32'20" West, 187.02 feet to the Point of Beginning.

Containing an area of 137,686 square feet of land (3.16 acres), more or less.

