

Attachment D
Existing Property Description of
269 acre Roberts Ranch
(w/o EBMUD exchange)

Stephen E. Roberts, Trustee of the Stephen E. Roberts Trust - 1990 udt dated September 28, 1990

The land referred to in this Report is situated in the unincorporated area of the County of Contra Costa, State of California, and is described as follows:

PARCEL ONE:

The Southwest 1/4, of the Northwest 1/4 and the North 1/2 of the Southwest 1/4 of Section 21, Township 1 South, Range 2 West, Mount Diablo Base and Meridian.

PARCEL TWO:

The South 1/2 of the Southwest 1/4 of Section 21, Township 1 South, Range 2 West, Mount Diablo Base and Meridian.

APN: 258-110-001

PARCEL THREE:

Lots 1 and 2 and the Southeast one-quarter of the Northwest one-quarter and the West one half of the Northeast one-quarter of Section 21, Township 1 South, Range 2 West, Mount Diablo Base and Meridian.

EXCEPTING THEREFROM

That portion thereof conveyed in the Deed dated May 23, 1946, from Alfred Peres et ux to Karel A. Smith et ux, recorded July 3, 1946 in Book 844, Page 255, Series No. 22785, Official Records.

That portion thereof conveyed in the Deed dated October 4, 1950, from Alfred Peres et ux to Harold R. Parker et ux, recorded October 25, 1950, in Book 1656, Page 495, Series No. 54804, Official Records.

APN: 258-110-002

PARCEL FOUR:

A non-exclusive easement for access and utilities (including road construction, road maintenance, creek-bank maintenance and hillside slope repair), as more particularly described as follows:

OLD REPUBLIC TITLE COMPANY

ORDER NO. 1117010661-JS

AMENDED

Portion of Parcel One of the land conveyed in the deed to Leonard McClish and Elaine McClish, recorded February 8, 1967, in Book 5302 of Official Records, at Page 142, Contra Costa County Records, furthermore described as follows:

Commencing at the Southeasterly corner of said McClish parcel; thence running along the Easterly boundary line of said parcel North $12^{\circ}35'10''$ East, 300.00 feet to the true point of beginning; thence from said point of beginning continuing along said boundary line North $12^{\circ}35'10''$ East, 228.64 feet; thence along an arc of a curve to the right, whose center point bears North $56^{\circ}05'07''$ East, 60.00 feet, through a central angle of $22^{\circ}31'43''$, an arc distance of 23.59 feet; thence leaving said McClish boundary line South $78^{\circ}36'50''$ West, 29.00 feet; thence South $58^{\circ}18'47''$ West, 19.00 feet; thence South $27^{\circ}02'26''$ West, 58.00 feet; thence South $12^{\circ}35'10''$ West, 28.50 feet; thence South $13^{\circ}40'06''$ East, 153.96 feet to the point of beginning, as described in the Easement Deed from Leonard McClish and Elaine McClish recorded August 31, 2009 under Recorder's Serial Number 2009-0209441 of Official Records.