

EXHIBIT 'A'
POLICE SERVICE DISTRICT

REAL PROPERTY SITUATE IN THE UNINCORPORATED AREA OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA BEING ALL OF RESULTANT LOT 1 CONVEYED TO MATTHEW LAWRENCE LOCATI, TRUSTEE OF THE MATTHEW LAWRENCE LOCATI REVOCABLE TRUST, DATED JULY 13, 1999, AS DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED SEPTEMBER 17, 2015 AS DOCUMENT NO. 2015-0193180-00, OFFICIAL RECORDS OF CONTRA COSTA COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHEASTERLY CORNER OF SAID RESULTANT LOT 1, THENCE ALONG THE SOUTH LINE OF SAID RESULTANT LOT 1 THE FOLLOWING THREE (3) COURSES AND DISTANCES:

- 1) NORTH 88°11'32" WEST, FOR A DISTANCE OF 175.00 FEET,
- 2) NORTH 88°32'32" WEST, FOR A DISTANCE OF 432.60 FEET,
- 3) NORTH 88°21'34" WEST, FOR A DISTANCE OF 119.57 FEET TO THE MOST SOUTHWESTERLY CORNER OF SAID RESULTANT LOT 1, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF PLEASANT HILL ROAD;

THENCE, ALONG LAST SAID EASTERLY RIGHT-OF-WAY LINE AND THE WEST LINE OF SAID RESULTANT LOT 1 THE FOLLOWING SEVEN (7) COURSES AND DISTANCES:

- 1) NORTH 02°18'21" EAST, FOR A DISTANCE OF 174.41 FEET,
- 2) NORTH 23°17'32" EAST, FOR A DISTANCE OF 47.93 FEET,
- 3) NORTH 01°36'57" EAST, FOR A DISTANCE OF 307.13 FEET,
- 4) NORTH 23°04'21" EAST, FOR A DISTANCE OF 119.62 FEET,
- 5) NORTH 09°10'58" EAST, FOR A DISTANCE OF 87.13 FEET,
- 6) NORTH 51°29'27" EAST, FOR A DISTANCE OF 167.26 FEET,
- 7) NORTH 30°59'45" EAST, FOR A DISTANCE OF 81.92 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID RESULTANT LOT 1, SAID POINT ALSO BEING ON THE CENTERLINE OF SHULGIN ROAD (40' WIDE PRIVATE ROAD);

THENCE, ALONG THE NORTH LINE OF SAID RESULTANT LOT 1 AND SAID CENTERLINE OF SHULGIN ROAD THE FOLLOWING SIX (6) COURSES AND DISTANCES:

- 1) SOUTH 67°52'32" EAST, FOR A DISTANCE OF 56.22 FEET,
- 2) SOUTH 41°19'47" EAST, FOR A DISTANCE OF 105.80 FEET,
- 3) SOUTH 73°29'53" EAST, FOR A DISTANCE OF 134.90 FEET,
- 4) SOUTH 58°58'40" EAST, FOR A DISTANCE OF 187.00 FEET,
- 5) SOUTH 44°14'30" EAST, FOR A DISTANCE OF 55.30 FEET,
- 6) SOUTH 23°38'32" EAST, FOR A DISTANCE OF 17.06 FEET TO THE MOST NORTHEASTERLY CORNER OF SAID RESULTANT LOT 1;

THENCE, ALONG THE EAST LINE OF SAID RESULTANT LOT 1 THE FOLLOWING SIX (6) COURSES AND DISTANCES:

- 1) SOUTH 43°48'28" WEST, FOR A DISTANCE OF 149.18 FEET,
- 2) SOUTH 22°08'16" EAST, FOR A DISTANCE OF 143.67 FEET,
- 3) SOUTH 38°14'01" EAST, FOR A DISTANCE OF 187.35 FEET,
- 4) SOUTH 56°44'19" WEST, FOR A DISTANCE OF 159.52 FEET,
- 5) SOUTH 25°43'22" WEST, FOR A DISTANCE OF 23.27 FEET,
- 6) SOUTH 31°14'32" EAST, FOR A DISTANCE OF 150.60 FEET TO THE **POINT OF BEGINNING**.

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EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL

REAL PROPERTY SITUATE IN THE UNINCORPORATED AREA OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA BEING ALL OF PARCEL 1 CONVEYED TO PAMELA LOCATI, TRUSTEE OF THE R. AND P. LOCATI FAMILY TRUST DATED NOVEMBER 3, 2000, AS DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED MARCH 9, 2016 AS DOCUMENT NO. 2016-0040271-00, OFFICIAL RECORDS OF CONTRA COSTA COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHEASTERLY CORNER OF SAID PARCEL 1, FROM WHICH THE MOST SOUTHEASTERLY CORNER OF SAID RESULTANT LOT 1 BEARS SOUTH 56°01'55" EAST, FOR A DISTANCE OF 237.33 FEET;

THENCE, ALONG THE SOUTH LINE OF SAID PARCEL 1 THE FOLLOWING TWO (2) COURSES AND DISTANCES:

- 1) NORTH 78°45'38" WEST, FOR A DISTANCE OF 82.62 FEET,
- 2) NORTH 87°41'08" WEST, FOR A DISTANCE OF 110.06 FEET TO THE MOST SOUTHWESTERLY CORNER OF SAID PARCEL 1;

THENCE, ALONG THE WEST LINE OF SAID PARCEL 1 THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

- 1) NORTH 01°04'09"E, FOR A DISTANCE OF 4.83 FEET,
- 2) ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 100.00 FEET, THROUGH A CENTRAL ANGLE OF 17°57'46", AN ARC LENGTH OF 31.35 FEET,
- 3) NORTH 16°53'37" WEST, FOR A DISTANCE OF 111.96 FEET,
- 4) NORTH 02°34'11" WEST, FOR A DISTANCE OF 60.37 FEET,
- 5) NORTH 20°19'09" EAST, FOR A DISTANCE OF 39.42 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID PARCEL 1;

THENCE, ALONG THE NORTH LINE OF SAID PARCEL 1 SOUTH 89°04'35" EAST, FOR A DISTANCE OF 187.18 FEET TO THE MOST NORTHEASTERLY CORNER OF SAID PARCEL 1;

THENCE, ALONG THE EAST LINE OF SAID PARCEL 1 THE FOLLOWING TWO (2) COURSES AND DISTANCES:

- 1) SOUTH 10°11'03" EAST, FOR A DISTANCE OF 170.55 FEET,
- 2) SOUTH 00°20'36" WEST, FOR A DISTANCE OF 89.83 FEET TO THE **POINT OF BEGINNING**.

AFFECTING A PORTION OF ASSESSORS PARCEL NO'S. 169-150-007 & 169-150-008

ATTACHED HERETO A PLAT ENTITLED EXHIBIT 'B' FOR REFERENCE ONLY.

END OF DESCRIPTION

PREPARED BY:



VINCE J. D'ALO

LS 4210





DATE