

RECORDING REQUESTED BY AND  
WHEN RECORDED MAIL TO,  
AND MAIL TAX STATEMENTS TO:

Davidon Homes  
Attn: Steve Abbs  
1600 S. Main St., Ste. 1500  
Walnut Creek, CA 94534

(Above Space for Recorder's Use Only)

APN: 149-271-014

The Undersigned Grantor Declares

Documentary Transfer Tax is \$ \_\_\_\_\_

computed on the consideration or full value of property conveyed, OR

computed on the consideration or full value less value and/or encumbrances remaining at  
time of sale,

unincorporated area;  City of **Pleasant Hill, California**

### GRANT DEED

For valuable consideration, receipt of which is hereby acknowledged,

COUNTY OF CONTRA COSTA, a political subdivision of the State of California ("Grantor")

hereby grants to DAVIDON HOMES, a California limited partnership ("Grantee"), the following  
described real property in the City of Pleasant Hill, County of Contra Costa, State of California.

FOR DESCRIPTION SEE EXHIBIT A ATTACHED HERETO AND MADE A PART  
HEREOF (the "Property").

DATED: \_\_\_\_\_, 2020

COUNTY OF CONTRA COSTA  
a political subdivision of the State of California

By: \_\_\_\_\_

Name: Candace Andersen

Title: Chair, Board of Supervisors

**MAIL TAX STATEMENTS TO ADDRESS ABOVE**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of \_\_\_\_\_

On \_\_\_\_\_ before me, \_\_\_\_\_ Notary Public, personally appeared \_\_\_\_\_ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to me within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_



**ENGINEERS  
SURVEYORS  
PLANNERS**

July 7, 2020  
BKF Job No. 20155138-12

**EXHIBIT "A"**  
**PROFORMA LEGAL DESCRIPTION**  
**PARCEL MERGER**  
**(Lands of Contra Costa County)**

The land referred to herein is situated in the City of Pleasant Hill, County of Contra Costa, State of California, and is described as follows:

**PARCEL ONE:**

**BEING** a portion of Parcel One as said parcel is described in the Grant Deed recorded October 9, 1981, in Book 10530 of Official Records at Page 318, and the Grant Deed recorded June 22, 1984, in Book 11848 of Official Records at Page 369, Contra Costa County Records, and a portion of the 7.68 acre parcel of land as described in the Grant Deed recorded April 1, 1958, in Book 3142 of Official Records at Page 501, Contra Costa County Records, and a portion of Parcel Two as said parcel is described in the Grant recorded July 9, 1959, in Book 3408 of Official Records at Page 439, Contra Costa County Records, and a portion of the lands described in the Grant Deed recorded July 9, 1959, in Book 3408 of Official Records at Page 565, Contra Costa County Records, and all of Parcel 7 as said parcel is described in the Grant Deed recorded June 4, 2020, as Document Number 2020-0107271, Contra Costa County Records, more particularly described as follows:

**COMMENCING** at the southeastern corner of Parcel A as said parcel is shown on the map entitled, "Parcel Map, MS 96-704," filed October 10, 1997, in Book 172 of Parcel Maps at Page 37, 38 and 39, in the Office of the Recorder of Contra Costa County; **THENCE** westerly along the southerly line of said Parcel A, being also the northerly right of way line of Oak Park Boulevard (60 foot wide public right of way) as said boulevard is shown on said map (172 PM 37), North 79°25'56" West 107.11 feet to the southeastern corner of said Parcel One (10530 O.R. 318);

**THENCE**, northeasterly along the line common to said Parcel One (10530 O.R. 318) and said Parcel A (172 PM 37), North 31°34'04" East 8.98 feet;

**THENCE**, leaving the last said line, along a non-tangent curve to the left, having a radius of 150.00 feet, to which a radial line to said curve bears North 12°47'18" East, through a central angle of 02°13'14", an arc distance of 5.81 feet;

**THENCE**, North 79°25'56" West 29.58 feet;

**THENCE**, along a tangent curve to the right, having a radius of 60.50 feet, through a central angle of 15°44'55", an arc distance of 16.63 feet;

July 7, 2020  
BKF Job No. 20155138-12  
Exhibit "A" - Parcel Merger (Proforma)

THENCE, North 63°41'01" West 19.71 feet;

THENCE, along a tangent curve to the left, having a radius of 90.00 feet, through a central angle of 15°44'55", an arc distance of 24.74 feet;

THENCE, North 79°25'56" West 144.36 feet;

THENCE, North 38°51'32" West 18.96 feet;

THENCE, North 01°42'47" East 619.77 feet to the northerly line of said Parcel One (10530 O.R. 318), said line being also the southerly line of said Parcel A (172 PM 37);

THENCE, westerly along said northerly line of Parcel One, and the southerly line of said Parcel A (172 PM 37), North 88°17'13" West 60.50 feet to the **POINT OF BEGINNING**;

THENCE, from said point of beginning, leaving said northerly line of Parcel One, and the southerly line of said Parcel A (172 PM 37), South 01°42'47" West 561.43 feet;

THENCE, South 03°37'20" West 55.26 feet;

THENCE, South 50°26'50" West 25.12 feet;

THENCE, along a non-tangent curve to the left, having a radius of 4,269.86 feet, to which a radial line to said curve bears North 08°54'41" East, through a central angle of 02°41'38", an arc distance of 200.76 feet;

THENCE, along a compound curve to the left, having a radius of 110.00 feet, to which a radial line to said curve bears North 06°13'03" East, through a central angle of 10°33'14", an arc distance of 20.26 feet;

THENCE, South 85°39'49" West 20.71 feet;

THENCE, along a tangent curve to the right, having a radius of 120.00 feet, through a central angle of 09°45'26", an arc distance of 20.44 feet to the southwestern corner of said 7.68 acre parcel (3142 O.R. 501), said corner being also on the aforesaid northerly right of way line of Oak Park Boulevard;

THENCE, northerly along the westerly line of said 7.68 acre parcel of land (3142 O.R. 507), North 01°04'04" East 555.67 feet to the southerly line of said land per 3408 O.R. 565;

THENCE, westerly along said southerly line (3408 O.R. 565), North 88°17'13" West 228.40 feet to the southerly right of way line of Santa Barbara Road (60 foot wide right of

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Exhibit "A" - Parcel Merger (Proforma)

way as said road is described in the Grant Deed recorded July 17, 2020, as Document Number 2020-0117905, Contra Costa County Records ;

THENCE northeasterly and easterly along said southerly right of way line of Santa Barbara Road the following four (4) courses:

- 1) along a non-tangent curve to the left, having radius 130.00 feet, to which a radial line to said curve bears South 01°42'47" West, through a central angle of 47°20'31", an arc distance of 107.42 feet;
- 2) North 44°22'16" East 94.37 feet;
- 3) along a tangent curve to the right, having a radius of 120.00 feet, through a central angle of 47°20'31", an arc distance of 99.15 feet;
- 4) South 88°17'13" East 252.53 feet to the general easterly line of said Parcel 7 (2020-0107271);

THENCE, southeasterly and southerly along the last said line, the following two (2) courses:

- 1) South 30°15'20" East 30.16 feet;
- 2) South 01°42'47" West 64.41 feet to the **POINT OF BEGINNING**.

Containing an area of 5.004 acres, more or less.

The bearings of this description are based on that certain map entitled, "Parcel Map, MS 96-704," filed October 10, 1997, in Book 172 of Parcel Maps at Page 37, 38 and 39, in the Office of the Recorder of Contra Costa County.

A plat showing the above described parcel is attached hereto and made a part hereof.

Subject to all easements of record.

This description was prepared by me or under my direction for BKF Engineers. This legal description shall not be used in violation of the Subdivision Map Act or local ordinance.

By: \_\_\_\_\_  
Paul A. Kittredge, P.L.S. No. 5790

Dated: \_\_\_\_\_

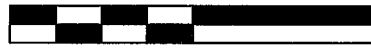


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PARCEL TWO  
(PORTION)  
3408 O.R. 439

PARCEL 7  
2020-107271 O.R.

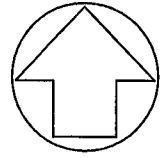
SCALE: 1" = 100'



PARCEL A  
(PORTION)  
172 PM 37

100 0 100

N 88°17'13" W 715.27'



N 88°17'13" W 417.27'

272.27' (272.2')(2)

SEE SHEET 5

PARCEL ONE  
5.004 ACRES±

3142 O.R. 501  
(7.68 ACRE PARCEL)

**NOTE:**

SEE SHEET 6 FOR  
LEGEND AND LINE  
AND CURVE TABLES.

PARCEL ONE  
10530 O.R. 318  
11848 O.R. 369

FUTURE PARCEL 3  
TO BE GRANTED BY  
SEPARATE INSTRUMENT

FUTURE PARCEL 5  
TO BE GRANTED BY  
SEPARATE INSTRUMENT

FUTURE PARCEL 1  
TO BE GRANTED BY  
SEPARATE INSTRUMENT  
(FUTURE LIBRARY PARCEL)

Δ = 02°41'38"  
R = 4269.86'  
L = 200.76'

N 01°04'04" E 585.67' (585.56')(2)  
555.67'

N 01°42'47" E 599.05'

MONTICELLO AVENUE (FUTURE)  
S 01°42'47" W 561.43'

N 01°42'47" E 619.77'

629.05'

N 01°04'04" E  
S 05°25'15" W (R)  
C5  
L7 C4

N 06°13'03" E (R)

L6 (T)

N 05°20'32" E (R)

OAK PARK BLVD

OAK PARK  
BOULEVARD  
WIDENING  
(FUTURE)

Δ = 05°13'32"  
R = 4030.00'  
L = 367.55'

60' PUBLIC R/W  
33 M 25

APPROVED BY THE CITY OF PLEASANT HILL

MARIO MORENO, RCE 54407  
CITY ENGINEER

DATED

ECCLESTON AVENUE

OAK PARK  
BOULEVARD  
WIDENING  
(FUTURE)

N 79°25'56" W  
144.36'

N 08°54'41" E (R)

S 79°25'56" E  
222.42'

C2 C1

L2

L1

N 12°47'18" E (R)

107.11'

N 79°25'56" W

795.37' (795.63')(1)  
N 31°34'04" E  
PARCEL A  
172 PM 37

POC

K:\2018\180984-Oak\_Park\_and\_Monticello\_Improvements\SUR\Mapping\Plats\  
Transfer Parcels\RECORD\Marilyn\MERGER\CCC-MERGER-PLAT.dwg

EXHIBIT "A"

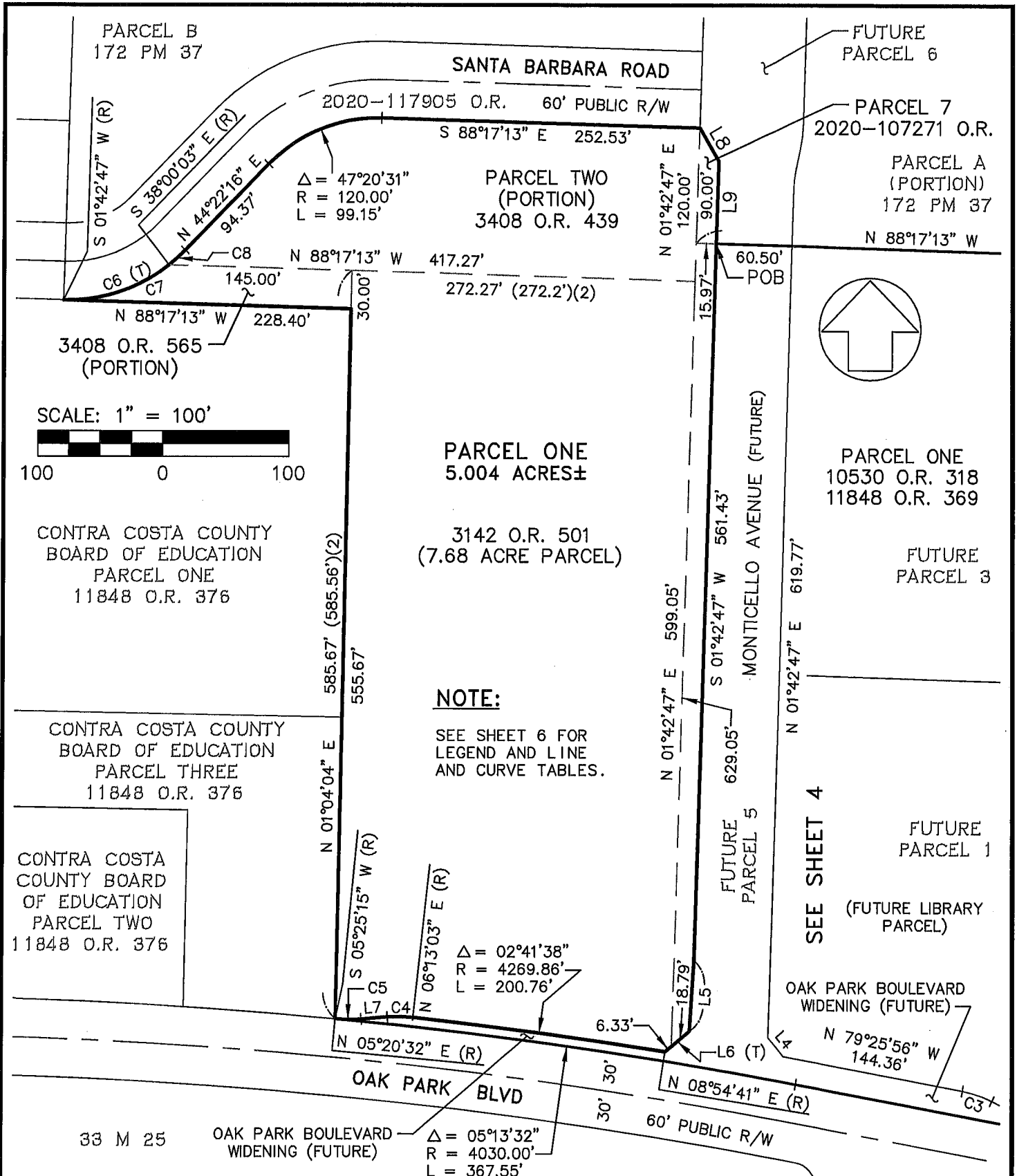


1646 N. CALIFORNIA BLVD  
SUITE 400  
WALNUT CREEK, CA 94596  
925-940-2200  
925-940-2299 (FAX)

Subject PLAT TO ACCOMPANY  
PARCEL MERGER

Job No. 20155138-12

By MLH Date 07/07/20 Chkd. PAK  
SHEET 4 OF 6



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Transfer Parcels\RECORD\Marilyn\MERGER\CCC-MERGER-PLAT.dwg



1646 N. CALIFORNIA BLVD  
SUITE 400  
WALNUT CREEK, CA 94596  
925-940-2200  
925-940-2299 (FAX)

Subject PLAT TO ACCOMPANY  
PARCEL MERGER  
Job No. 20155138-12  
By MLH Date 07/07/20 Chkd. PAK  
SHEET 5 OF 6

**LINE TABLE**

NO.	BEARING	DISTANCE
L1	N 31°34'04" E	8.98'
L2	N 79°25'56" W	29.58'
L3	N 63°41'01" W	19.71'
L4	N 38°51'32" W	18.96'
L5	S 03°37'20" W	55.26'
L6	S 50°26'50" W	25.12'
L7	S 85°39'49" W	20.71'
L8	S 30°15'20" E	30.16'
L9	S 01°42'47" W	64.41'

**CURVE TABLE**

NO.	DELTA	RADIUS	LENGTH
C1	02°13'14"	150.00'	5.81'
C2	15°44'55"	60.50'	16.63'
C3	15°44'55"	90.00'	24.74'
C4	10°33'14"	110.00'	20.26'
C5	09°45'26"	120.00'	20.44'
C6	47°20'31"	130.00'	107.42'
C7	39°42'50"	130.00'	90.11'
C8	07°37'41"	130.00'	17.31'

**LEGEND:**

C# CURVE TABLE NUMBER  
 L# LINE TABLE NUMBER  
 LSM LAND SURVEYOR MAP  
 O.R. OFFICIAL RECORDS  
 PM PARCEL MAP  
 POB POINT OF BEGINNING  
 POC POINT OF COMMENCEMENT  
 (T) TOTAL  
 ( ) (1) RECORD DATA PER  
 172 PM 37  
 ( ) (2) RECORD DATA PER  
 3142 O.R. 501

**LINE LEGEND:**

\_\_\_\_\_ SUBJECT PROPERTY LINE  
 \_\_\_\_\_ PARCEL MERGER LINE  
 - - - - - PROPERTY LINE TO BE MERGED  
 \_\_\_\_\_ ADJOINERS OR RIGHT OF WAY



Project: 20155138-12

Tue July 07 08:26:51 2020

## Parcel Map Check

-----  
Parcel name: PARCEL ONE (MERGED PARCEL)

North: 2166863.5359 East : 6109422.7859  
 Line Course: S 01-42-47 W Length: 561.43  
 North: 2166302.3568 East : 6109406.0025  
 Line Course: S 03-37-20 W Length: 55.26  
 North: 2166247.2072 East : 6109402.5113  
 Line Course: S 50-26-50 W Length: 25.12  
 North: 2166231.2110 East : 6109383.1428  
 Curve Length: 200.76 Radius: 4269.86  
 Delta: 2-41-38 Tangent: 100.39  
 Chord: 200.73 Course: N 82-26-08 W  
 Course In: S 08-54-41 W Course Out: N 06-13-03 E  
 RP North: 2162012.8921 East : 6108721.7127  
 End North: 2166257.6365 East : 6109184.1513  
 Curve Length: 20.26 Radius: 110.00  
 Delta: 10-33-14 Tangent: 10.16  
 Chord: 20.23 Course: N 89-03-34 W  
 Course In: S 06-13-03 W Course Out: N 04-20-11 W  
 RP North: 2166148.2835 East : 6109172.2380  
 End North: 2166257.9686 East : 6109163.9206  
 Line Course: S 85-39-49 W Length: 20.71  
 North: 2166256.4027 East : 6109143.2699  
 Curve Length: 20.44 Radius: 120.00  
 Delta: 9-45-26 Tangent: 10.24  
 Chord: 20.41 Course: N 89-27-28 W  
 Course In: N 04-20-11 W Course Out: S 05-25-15 W  
 RP North: 2166376.0592 East : 6109134.1965  
 End North: 2166256.5959 East : 6109122.8600  
 Line Course: N 01-04-04 E Length: 555.67  
 North: 2166812.1694 East : 6109133.2150  
 Line Course: N 88-17-13 W Length: 228.40  
 North: 2166818.9972 East : 6108904.9171  
 Curve Length: 107.42 Radius: 130.00  
 Delta: 47-20-31 Tangent: 56.99  
 Chord: 104.39 Course: N 68-02-32 E  
 Course In: N 01-42-47 E Course Out: S 45-37-44 E  
 RP North: 2166948.9391 East : 6108908.8033  
 End North: 2166858.0297 East : 6109001.7306  
 Line Course: N 44-22-16 E Length: 94.37  
 North: 2166925.4877 East : 6109067.7239  
 Curve Length: 99.15 Radius: 120.00  
 Delta: 47-20-31 Tangent: 52.60  
 Chord: 96.36 Course: N 68-02-32 E  
 Course In: S 45-37-44 E Course Out: N 01-42-47 E  
 RP North: 2166841.5714 East : 6109153.5029  
 End North: 2166961.5178 East : 6109157.0902  
 Line Course: S 88-17-13 E Length: 252.53  
 North: 2166953.9686 East : 6109409.5073  
 Line Course: S 30-15-20 E Length: 30.16  
 North: 2166927.9168 East : 6109424.7037  
 Line Course: S 01-42-47 W Length: 64.41  
 North: 2166863.5356 East : 6109422.7782

Perimeter: 2336.06 Area: 217,960 Sq Ft 5.004 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)  
 Error Closure: 0.0077 Course: S 88-04-38 W  
 Error North: -0.00026 East : -0.00772  
 Precision 1: 303,388.31

-----  
 Parcel name: PARCEL ONE (MERGED PARCEL) FROM POINT OF COMMENCEMENT

North: 2166145.3168 East : 6109810.6894  
 Line Course: N 79-25-56 W Length: 107.11  
 North: 2166164.9607 East : 6109705.3961  
 Line Course: N 31-34-04 E Length: 8.98  
 North: 2166172.6118 East : 6109710.0972  
 Curve Length: 5.81 Radius: 150.00  
 Delta: 2-13-14 Tangent: 2.91  
 Chord: 5.81 Course: N 78-19-19 W  
 Course In: S 12-47-18 W Course Out: N 10-34-04 E  
 RP North: 2166026.3326 East : 6109676.8947  
 End North: 2166173.7884 East : 6109704.4045  
 Line Course: N 79-25-56 W Length: 29.58  
 North: 2166179.2134 East : 6109675.3262  
 Curve Length: 16.63 Radius: 60.50  
 Delta: 15-44-55 Tangent: 8.37  
 Chord: 16.58 Course: N 71-33-29 W  
 Course In: N 10-34-04 E Course Out: S 26-18-59 W  
 RP North: 2166238.6872 East : 6109686.4218  
 End North: 2166184.4574 East : 6109659.6005  
 Line Course: N 63-41-01 W Length: 19.71  
 North: 2166193.1954 East : 6109641.9332  
 Curve Length: 24.74 Radius: 90.00  
 Delta: 15-44-55 Tangent: 12.45  
 Chord: 24.66 Course: N 71-33-29 W  
 Course In: S 26-18-59 W Course Out: N 10-34-04 E  
 RP North: 2166112.5231 East : 6109602.0338  
 End North: 2166200.9965 East : 6109618.5396  
 Line Course: N 79-25-56 W Length: 144.36  
 North: 2166227.4720 East : 6109476.6282  
 Line Course: N 38-51-32 W Length: 18.96  
 North: 2166242.2360 East : 6109464.7326  
 Line Course: N 01-42-47 E Length: 619.77  
 North: 2166861.7290 East : 6109483.2600  
 Line Course: N 88-17-13 W Length: 60.50 <----- TO POB  
 North: 2166863.5376 East : 6109422.7870  
 Line Course: S 01-42-47 W Length: 561.43  
 North: 2166302.3585 East : 6109406.0036  
 Line Course: S 03-37-20 W Length: 55.26  
 North: 2166247.2089 East : 6109402.5124  
 Line Course: S 50-26-50 W Length: 25.12  
 North: 2166231.2128 East : 6109383.1440  
 Curve Length: 200.76 Radius: 4269.86  
 Delta: 2-41-38 Tangent: 100.39  
 Chord: 200.73 Course: N 82-26-08 W  
 Course In: S 08-54-41 W Course Out: N 06-13-03 E  
 RP North: 2162012.8938 East : 6108721.7138  
 End North: 2166257.6382 East : 6109184.1524  
 Curve Length: 20.26 Radius: 110.00  
 Delta: 10-33-14 Tangent: 10.16  
 Chord: 20.23 Course: N 89-03-34 W  
 Course In: S 06-13-03 W Course Out: N 04-20-11 W  
 RP North: 2166148.2853 East : 6109172.2391

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End North: 2166257.9704 East : 6109163.9217  
 Line Course: S 85-39-49 W Length: 20.71  
 North: 2166256.4044 East : 6109143.2710  
 Curve Length: 20.44 Radius: 120.00  
 Delta: 9-45-26 Tangent: 10.24  
 Chord: 20.41 Course: N 89-27-28 W  
 Course In: N 04-20-11 W Course Out: S 05-25-15 W  
 RP North: 2166376.0609 East : 6109134.1976  
 End North: 2166256.5976 East : 6109122.8612  
 Line Course: N 01-04-04 E Length: 555.67  
 North: 2166812.1711 East : 6109133.2162  
 Line Course: N 88-17-13 W Length: 228.40  
 North: 2166818.9989 East : 6108904.9182  
 Curve Length: 107.42 Radius: 130.00  
 Delta: 47-20-31 Tangent: 56.99  
 Chord: 104.39 Course: N 68-02-32 E  
 Course In: N 01-42-47 E Course Out: S 45-37-44 E  
 RP North: 2166948.9408 East : 6108908.8044  
 End North: 2166858.0314 East : 6109001.7317  
 Line Course: N 44-22-16 E Length: 94.37  
 North: 2166925.4895 East : 6109067.7250  
 Curve Length: 99.15 Radius: 120.00  
 Delta: 47-20-31 Tangent: 52.60  
 Chord: 96.36 Course: N 68-02-32 E  
 Course In: S 45-37-44 E Course Out: N 01-42-47 E  
 RP North: 2166841.5731 East : 6109153.5040  
 End North: 2166961.5195 East : 6109157.0913  
 Line Course: S 88-17-13 E Length: 252.53  
 North: 2166953.9703 East : 6109409.5084  
 Line Course: S 30-15-20 E Length: 30.16  
 North: 2166927.9185 East : 6109424.7048  
 Line Course: S 01-42-47 W Length: 64.41  
 North: 2166863.5373 East : 6109422.7793  
 Line Course: S 28-22-23 E Length: 816.28 <----- TIE TO POC  
 North: 2166145.3153 East : 6109810.6841

Perimeter: 4208.49 Area: 306,018 Sq Ft 7.025 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0055 Course: S 73-30-09 W  
 Error North: -0.00155 East : -0.00525  
 Precision 1: 765,185.45

Parcel name: EXISTING PORTION OF LANDS PER 3142 O.R. 501

North: 2166256.6002 East : 6109122.8711  
 Line Course: N 01-04-04 E Length: 585.67  
 North: 2166842.1685 East : 6109133.7852  
 Line Course: S 88-17-13 E Length: 272.27  
 North: 2166834.0293 East : 6109405.9335  
 Line Course: S 01-42-47 W Length: 599.05  
 North: 2166235.2470 East : 6109388.0255  
 Line Course: S 50-26-50 W Length: 6.33  
 North: 2166231.2161 East : 6109383.1448  
 Curve Length: 200.76 Radius: 4269.86  
 Delta: 2-41-38 Tangent: 100.39  
 Chord: 200.73 Course: N 82-26-08 W  
 Course In: S 08-54-41 W Course Out: N 06-13-03 E  
 RP North: 2162012.8972 East : 6108721.7146  
 End North: 2166257.6416 East : 6109184.1533  
 Curve Length: 20.26 Radius: 110.00

CCC-MERGER-MCK.prn

Delta: 10-33-14  
 Chord: 20.23  
 Course In: S 06-13-03 W  
 RP North: 2166148.2886  
 End North: 2166257.9737  
 Line Course: S 85-39-49 W Length: 20.71  
 North: 2166256.4078  
 Curve Length: 20.44  
 Delta: 9-45-26  
 Chord: 20.41  
 Course In: N 04-20-11 W  
 RP North: 2166376.0643  
 End North: 2166256.6010  
 Tangent: 10.16  
 Course: N 89-03-34 W  
 Course Out: N 04-20-11 W  
 East : 6109172.2399  
 East : 6109163.9226  
 East : 6109143.2719  
 Radius: 120.00  
 Tangent: 10.24  
 Course: N 89-27-28 W  
 Course Out: S 05-25-15 W  
 East : 6109134.1985  
 East : 6109122.8620

Perimeter: 1725.46 Area: 158,810 Sq Ft 3.646 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)  
 Error Closure: 0.0091 Course: N 85-18-52 W  
 Error North: 0.00075 East : -0.00911  
 Precision 1: 189,614.29

Parcel name: EXISTING PORTION OF PARCEL TWO PER 3408 O.R. 439

North: 2166846.5003 East : 6108988.8494  
 Curve Length: 17.31 Radius: 130.00  
 Delta: 7-37-41 Tangent: 8.67  
 Chord: 17.29 Course: N 48-11-07 E  
 Course In: N 38-00-03 W Course Out: S 45-37-44 E  
 RP North: 2166948.9406 East : 6108908.8119  
 End North: 2166858.0312 East : 6109001.7392  
 Line Course: N 44-22-16 E Length: 94.37  
 North: 2166925.4893 East : 6109067.7324  
 Curve Length: 99.15 Radius: 120.00  
 Delta: 47-20-31 Tangent: 52.60  
 Chord: 96.36 Course: N 68-02-32 E  
 Course In: S 45-37-44 E Course Out: N 01-42-47 E  
 RP North: 2166841.5729 East : 6109153.5115  
 End North: 2166961.5193 East : 6109157.0987  
 Line Course: S 88-17-13 E Length: 252.53  
 North: 2166953.9701 East : 6109409.5159  
 Line Course: S 01-42-47 W Length: 120.00  
 North: 2166834.0238 East : 6109405.9286  
 Line Course: N 88-17-13 W Length: 417.27  
 North: 2166846.4976 East : 6108988.8451

Perimeter: 1000.62 Area: 42,892 Sq Ft 0.985 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)  
 Error Closure: 0.0051 Course: S 57-42-33 W  
 Error North: -0.00271 East : -0.00429  
 Precision 1: 196,201.96

Parcel name: EXISTING PORTION OF LANDS PER 3408 O.R. 565

North: 2166818.9988 East : 6108904.9258  
 Curve Length: 90.11 Radius: 130.00  
 Delta: 39-42-50 Tangent: 46.95  
 Chord: 88.31 Course: N 71-51-22 E  
 Course In: N 01-42-47 E Course Out: S 38-00-03 E

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RP North: 2166948.9407 East : 6108908.8120  
End North: 2166846.5004 East : 6108988.8495  
Line Course: S 88-17-13 E Length: 145.00  
North: 2166842.1658 East : 6109133.7847  
Line Course: S 01-04-04 W Length: 30.00  
North: 2166812.1710 East : 6109133.2256  
Line Course: N 88-17-13 W Length: 228.40  
North: 2166818.9988 East : 6108904.9277

Perimeter: 493.51 Area: 5,143 Sq Ft 0.118 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0019 Course: N 88-56-48 E  
Error North: 0.00004 East : 0.00192  
Precision 1: 259,742.11

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Parcel name: EXISTING PORTION OF PARCEL ONE PER 10530 O.R. 318

Line Course: N 01-42-47 E Length: 629.05  
North: 2166235.2470 East : 6109388.0215  
North: 2166864.0159 East : 6109406.8263  
Line Course: S 88-17-13 E Length: 15.97  
North: 2166863.5385 East : 6109422.7891  
Line Course: S 01-42-47 W Length: 561.43  
North: 2166302.3594 East : 6109406.0058  
Line Course: S 03-37-20 W Length: 55.26  
North: 2166247.2098 East : 6109402.5146  
Line Course: S 50-26-50 W Length: 18.79  
North: 2166235.2445 East : 6109388.0267

Perimeter: 1280.49 Area: 9,883 Sq Ft 0.227 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0058 Course: S 64-44-46 E  
Error North: -0.00250 East : 0.00529  
Precision 1: 220,775.86

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Parcel name: EXISTING PARCEL 7 PER 2020-107271 O.R.

Line Course: N 01-42-47 E Length: 90.00  
North: 2166864.0132 East : 6109406.8258  
North: 2166953.9730 East : 6109409.5163  
Line Course: S 30-15-20 E Length: 30.16  
North: 2166927.9211 East : 6109424.7126  
Line Course: S 01-42-47 W Length: 64.41  
North: 2166863.5399 East : 6109422.7872  
Line Course: N 88-17-13 W Length: 15.97  
North: 2166864.0173 East : 6109406.8243

Perimeter: 200.53 Area: 1,233 Sq Ft 0.028 Ac.

Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0044 Course: N 20-07-08 W  
Error North: 0.00416 East : -0.00153  
Precision 1: 45,577.27