

**EXHIBIT 'A'**  
**LM11-2024**  
**LEGAL DESCRIPTIONS LOT**  
**MERGER**

THE LAND REFERRED TO IS SITUATED IN THE COUNTY OF LOS ANGELES, CITY OF POMONA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF LOTS 5 AND 6 IN BLOCK A OF THE BAILEY & BISHOP'S SUBDIVISION, IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 14, PAGE 51 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND THAT PORTION OF THE RANCHO SAN JOSE IN SAID CITY, COUNTY, AND STATE. TO BE HELD AS ONE PARCEL DESCRIBED AS A WHOLE AS FOLLOWS:

**BEGINNING** AT A POINT IN THE EASTERLY LINE OF GORDON STREET DISTANT SOUTHERLY THEREON 140 FEET FROM THE SOUTHERLY LINE OF ALVARADO STREET 60 FEET WIDE PER BAILEY & BISHOP'S SUBDIVISION;

**THENCE** EASTERLY PARALLEL WITH THE SOUTHERLY LINE OF SAID ALVARADO STREET 120 FEET;

**THENCE** SOUTHERLY PARALLEL WITH THE EASTERLY LINE OF GORDON STREET 50 FEET;

**THENCE** WESTERLY PARALLEL WITH THE SOUTHERLY LINE OF SAID ALVARADO STREET 120 FEET TO THE EASTERLY LINE OF GORDON STREET:

**THENCE** NORTHERLY ALONG SAID EASTERLY LINE 50 FEET TO THE **POINT OF BEGINNING**.

EXCEPT THEREFROM THAT PORTION LYING EASTERLY OF THE WESTERLY LINE OF THE LAND DESCRIBED IN THE DEED TO L.J. HILLEN RECORDED ON JULY 8, 1907 IN BOOK 3149 PAGE 17 OF DEEDS.

ALSO EXCEPT THEREFROM THAT PORTION LYING SOUTHERLY OF THE NORTHERLY LINE OF THE SOUTH 136 FEET OF SAID LOT 5.

SAID PARCEL CONTAINS 6,000 S.F. OR 0.1377 ACRES MORE OR LESS.

EXHIBIT "B" ATTACHED SI BY THIS REFERENCED MADE PART HEREOF.



8/9/2025

  
WILLIAM M. RAYMOND JR. L.S. 7279 EXP.12/31/2026