

## EXHIBIT "A"

VU3-2023

## VACATION OF SEWER EASEMENT

LEGAL DESCRIPTION

**THAT PORTION** OF THAT CERTAIN SANITARY SEWER EASEMENT DESCRIBED IN GRANT OF EASEMENT TO THE CITY OF POMONA, A MUNICIPAL CORPORATION, IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, RECORDED JANUARY 27, 1972 AS INSTRUMENT NO. 2508 OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING WITHIN PARCEL "A" AS SHOWN ON THAT CERTAIN NOTICE OF LOT LINE ADJUSTMENT, AS EVIDENCED BY DOCUMENT RECORDED MARCH 13, 2008 AS INSTRUMENT NO. 20080436076 OF OFFICIAL RECORDS, BEING A STRIP OF LAND 10.00 FEET WIDE, LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

**BEGINNING** AT THE INTERSECTION OF THE SOUTHEASTERLY LINE OF THE SOUTHERN PACIFIC RAILROAD COMPANY RIGHT-OF-WAY (100 FEET WIDE) SHOWN AS HAVING A BEARING OF NORTH 32° 29' 32.55" EAST ON THE RECORD OF SURVEY FILED IN BOOK 76 PAGES 51 THROUGH 56 INCLUSIVE OF RECORD OF SURVEYS IN SAID COUNTY RECORDER'S OFFICE, WITH THE SOUTHWESTERLY LINE OF A STRIP OF LAND SHOWN ON SAID RECORD OF SURVEY AS HAVING A BEARING NORTH 41° 43' 09" WEST AND LENGTH OF 857.40 FEET, AND ALSO THE **POINT OF COMMENCEMENT**;

**THENCE** ALONG SAID SOUTHEASTERLY LINE NORTH 32° 29' 32.55" EAST, 10.39 FEET;

**THENCE** PARALLEL TO SAID SOUTHWESTERLY LINE, NORTH 41° 43' 09" WEST, 103.92 FEET TO THE NORTHWESTERLY LINE OF SAID RIGHT-OF-WAY;

**THENCE** AT RIGHT ANGLES TO SAID NORTHWESTERLY LINE NORTH 57° 30' 27.45" WEST, 70.00 FEET TO THE NORTHWEST LINE OF THE STRIP OF LAND (70 FEET WIDE) GRANTED TO THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT ON DECEMBER 14, 1962 IN BOOK D1856 PAGE 352 OF OFFICIAL RECORDS IN SAID COUNTY RECORDER'S OFFICE;

**THENCE** CONTINUING AT RIGHT ANGLES TO SAID NORTHWESTERLY LINE NORTH 57° 30' 27.45" WEST, 67.00 FEET;

**THENCE** PARALLEL TO SAID NORTHWESTERLY LINE NORTH 32° 29' 32.55" EAST, 51.15 FEET TO THE SOUTHWESTERLY LINE OF SAID PARCEL "A", AND ALSO THE **TRUE POINT OF BEGINNING** OF THIS DESCRIPTION;

**THENCE** CONTINUING NORTH 32° 29' 32.55" EAST, 298.85 FEET;

**THENCE** NORTH 52° 15' 34.55" EAST, 68.01 FEET TO A LINE PARALLEL WITH AND DISTANT 44.00 FEET NORTHWESTERLY MEASURED AT RIGHT ANGLES FROM SAID NORTHWESTERLY LINE OF SAID STRIP OF LAND;

**THENCE** ALONG SAID PARALLEL LINE NORTH 32° 29' 32.55" EAST, 522.6 FEET MORE OR LESS TO THE NORTHEASTERLY LINE OF SAID PARCEL "A".

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THE SIDE LINES OF SAID STRIP OF LAND SHALL BE LENGTHENED OR SHORTENED TO TERMINATE NORTHEASTERLY IN SAID NORTHEASTERLY LINE OF SAID PARCEL "A" AND TERMINATE SOUTHWESTERLY IN SAID SOUTHWESTERLY LINE OF PARCEL "A".

**CONTAINING:** 8,895 SQUARE FEET, MORE OF LESS.

ALL AS SHOWN ON **EXHIBIT "B"**: ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THIS REAL PROPERTY DESCRIPTION HAS BEEN PREPARED BY ME, OR UNDER MY DIRECTION, IN CONFORMANCE WITH THE PROFESSIONAL LAND SURVEYORS' ACT.



LAM LE  
PLS 8231

DATE: 01/02/2024

