

EXHIBIT 'A'
LEGAL DESCRIPTION
(STREET VACATION)
V-319

BEING A PORTION OF SANTA FE STREET (FORMERLY RAILROAD STREET), 50.00 FEET WIDE, AS SHOWN ON MAP OF TOWNSITE OF PALOMARES, IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 15, PAGE 71 AND 72 OF MISC. RECORDS IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF INTERSESECTION OF THE EASTERLY LINE OF PINE STREET, 80.00 FEET WIDE AS SHOWN ON SAID MAP, WITH A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 15.00 FEET, SAID CURVE BEING TANGENT AT ITS EASTERLY TERMINUS WITH THE SOUTHERLY LINE OF SANTA FE STREET (50.00 FEET WIDE) FORMERLY RAILROAD STREET, AND ALSO BEING TANGENT AT ITS SOUTHERLY TERMINUS WITH A LINE THAT IS PARALLEL WITH AND DISTANT WESTERLY 10.00 FEET, MEASURED AT RIGHT ANGLES TO SAID EASTERLY LINE OF PINE STREET, SAID POINT ALSO BEING THE MOST NORTHEASTERLY POINT OF PARCEL 1 AS DESCRIBED IN RESOLUTION NO. 4537, RECORDED NOVEMBER 23, 1956 AS INSTRUMENT NO. 3364, IN BOOK 52929 PAGE 262, OF OFFICIAL RECORDS; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 70°31'44", AN ARC LENGTH OF 18.46 FEET TO A POINT OF CUSP WITH SAID PARALLEL LINE; THENCE NORTH 00°00'00" EAST ALONG THE NORTHERLY PROJECTION OF SAID PARALLEL LINE, 65.00 FEET TO A POINT ON THE NORTHERLY LINE OF SANTA FE STREET (50.00 FEET WIDE), FORMERLY KNOWN AS RAILROAD STREET; THENCE EASTERLY ALONG SAID NORTHERLY LINE, NORTH 90°00'00" EAST, 310.00 FEET TO A POINT ON THE WESTERLY LINE OF GAREY AVENUE (100.00 FEET WIDE) (FORMERLY POMONA AVENUE); THENCE DEPARTING SAID NORTHERLY LINE AND ALONG SAID WESTERLY LINE, SOUTH 00°00'00" EAST, 50.00 FEET TO A POINT ON THE SOUTHERLY LINE OF SANTA FE STREET, SAID POINT ALSO BEING THE NORTHEAST CORNER OF BLOCK 5 OF SAID MAP; THENCE DEPARTING SAID WESTERLY LINE AND ALONG SAID SOUTHERLY AND NORTHERLY LINE OF SAID BLOCK 5, NORTH 90°00'00" WEST, 300.00 FEET TO A POINT ON THE EASTERLY LINE OF PINE STREET, SAID POINT ALSO BEING THE NORTHWEST CORNER OF BLOCK 5 OF SAID MAP; THENCE DEPARTING SAID SOUTHERLY LINE AND ALONG SAID EASTERLY LINE, SOUTH 00°00'00" EAST, 0.86 FEET TO THE **POINT OF BEGINNING**.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 15,547 SQUARE FEET, MORE OR LESS.

SUBJECT TO COVENANTS, CONDITIONS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.

SHOWN ON **EXHIBIT 'B'** ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

PREPARED BY ME OR UNDER MY DIRECTION ON JULY 07, 2022.



CARLOS UREÑA LS 8234
EXPIRES 12-31-23

Jul 07 2022

DATED:



EXHIBIT 'A'
LEGAL DESCRIPTION
(STREET VACATION)
V-319

BEING A PORTION OF MAGNOLIA STREET (FORMERLY MAIN STREET), 80.00 FEET WIDE, AS SHOWN ON MAP OF TOWNSITE OF PALOMARES, IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 15, PAGE 71 AND 72 OF MISC. RECORDS IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF INTERSESECTION OF THE EASTERLY LINE OF PINE STREET, 80.00 FEET WIDE AS SHOWN ON SAID MAP, WITH A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 15.00 FEET, SAID CURVE BEING TANGENT AT ITS EASTERLY TERMINUS WITH THE SOUTHERLY LINE OF MAGNOLIA STREET (80.00 FEET WIDE) FORMERLY MAIN STREET, AND ALSO BEING TANGENT AT ITS SOUTHERLY TERMINUS WITH A LINE THAT IS PARALLEL WITH AND DISTANT WESTERLY 10.00 FEET, MEASURED AT RIGHT ANGLES TO SAID EASTERLY LINE OF PINE STREET, SAID POINT ALSO BEING THE MOST NORTHEASTERLY POINT OF PARCEL 2 AS DESCRIBED IN RESOLUTION NO. 4537, RECORDED NOVEMBER 23, 1956 AS INSTRUMENT NO. 3364, IN BOOK 52929 PAGE 262, OF OFFICIAL RECORDS; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 70°31'44", AN ARC LENGTH OF 18.46 FEET TO A POINT OF CUSP WITH SAID PARALLEL LINE; THENCE NORTH 00°00'00" EAST ALONG THE NORTHERLY PROJECTION OF SAID PARALLEL LINE, 110.00 FEET TO A POINT OF CUSP WITH A LINE THAT IS PARALLEL WITH AND DISTANT WESTERLY 10.00 FEET, MEASURED AT RIGHT ANGLES TO SAID EASTERLY LINE OF PINE STREET, SAID POINT ALSO BEING THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 15.00 FEET, SAID CURVE ALSO BEING TANGENT AT ITS NORTHERLY TERMINUS WITH SAID PARALLEL LINE, SAID CURVE ALSO BEING TANGENT AT ITS EASTERLY TERMINUS WITH THE NORTHERLY LINE OF MAGNOLIA STREET (80.00 FEET WIDE), FORMERLY MAIN STREET; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 70°31'44" AN ARC DISTANCE OF 18.46 FEET TO THE POINT OF INTERSECTION OF SAID CURVE WITH SAID EASTERLY LINE OF PINE STREET; THENCE SOUTHERLY ALONG SAID EAST LINE, SOUTH 00°00'00" EAST, 0.86' FEET TO A POINT ON THE NORTHERLY LINE OF MAGNOLIA STREET, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF BLOCK 5 OF SAID MAP; THENCE EASTERLY ALONG SAID NORTH LINE AND SAID SOUTH LINE, NORTH 90°00'00" EAST 280.00 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVING NORTHWESTERLY AND HAVING A RADIUS OF 20.00 FEET, SAID POINT ALSO BEING THE MOST WESTERLY CORNER OF THAT PORTION DESCRIBED IN EASEMENT RECORDED JUNE 25, 1965 AS INSTRUMENT NO. 4097, OF OFFICIAL RECORDS; THENCE NORTHEASTLERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42' TO A POINT OF CUSP WITH THE WESTERLY LINE OF GAREY AVENUE (FORMERLY POMONA AVENUE) (100.00 FEET WIDE); THENCE SOUTHERLY ALONG SAID WESTERLY LINE, SOUTH 00°00'00" EAST 100.00 FEET TO A POINT ON THE SOUTH LINE OF MAGNOLIA STREET, SAID POINT ALSO BEING THE NORTHEAST CORNER OF BLOCK 12 OF SAID MAP; THENCE DEPARTING SAID WESTERLY LINE AND ALONG SAID SOUTH LINE AND SAID NORTH LINE OF BLOCK 12, NORTH 90°00'00" WEST 300.00 FEET TO A POINT ON THE EASTERLY LINE OF PINE STREET, SAID POINT ALSO BEING THE NORTHWEST CORNER OF BLOCK 12 OF SAID MAP; THENCE DEPARTING SAID SOUTHERLY LINE AND SAID NORTHERLY LINE, AND ALONG SAID EASTERLY LINE, SOUTH 00°00'00" EAST, 0.86 FEET TO THE **POINT OF BEGINNING**.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 24,980 SQUARE FEET, MORE OR LESS.

SUBJECT TO COVENANTS, CONDITIONS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.

SHOWN ON **EXHIBIT 'B'** ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

PREPARED BY ME OR UNDER MY DIRECTION ON JULY 07, 2022.



CARLOS UREÑA LS 8234
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