

EXHIBIT "A"**LEGAL DESCRIPTION**

REAL PROPERTY IN THE UNINCORPORATED AREA OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 SOUTH, RANGE 17 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTHEASTERLY OF THE SOUTHEASTERLY LINE OF STOKES CANYON ROAD, 80 FEET WIDE, AS SHOWN ON THE MAP OF TRACT 24043, RECORDED IN BOOK 625 PAGES 51 TO 54 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM THAT PORTION OF SAID LAND LYING SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF MULHOLLAND HIGHWAY, 80 FEET WIDE.

ALSO EXCEPT THEREFROM THAT PORTION OF SAID LAND AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF SAID SECTION 6, WITH THE CENTERLINE OF MULHOLLAND HIGHWAY, 80 FEET WIDE, AS SAID INTERSECTION IS SHOWN ON THE MAP OF TRACT 24043 RECORDED IN BOOK 625 PAGES 51 TO 54 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG SAID CENTERLINE, SOUTH 62° 39' 20" EAST 66.09 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 2000 FEET; THENCE CONTINUING ALONG SAID CENTERLINE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 5° 14' 03" AN ARC DISTANCE OF 182.71 FEET; THENCE RADIAL TO SAID CURVE, NORTH 22° 06' 37" EAST 50.00 FEET TO A POINT IN A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 25.00 FEET, A RADIAL LINE OF SAID LAST MENTIONED CURVE TO SAID POINT BEARS SOUTH 22° 06' 37" WEST; THENCE WESTERLY AND NORTHERLY ALONG SAID CURVE

THROUGH A CENTRAL ANGLE OF 91° 22' 09" AN ARC DISTANCE OF 39.87 FEET;
THENCE TANGENT TO SAID CURVE, NORTH 23° 28' 46" EAST 24.42 FEET TO THE
BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY AND HAVING A
RADIUS OF 142.00 FEET; THENCE NORTHERLY ALONG SAID CURVE THROUGH A
CENTRAL ANGLE OF 33° 28' 46" AN ARC DISTANCE OF 82.97 FEET; THENCE
TANGENT TO SAID CURVE, NORTH 10° 00' 00" WEST 25.00 FEET TO THE **TRUE
POINT OF BEGINNING**; THENCE NORTH 10° 00' 00" WEST 235.46 FEET; THENCE
NORTH 80° 00' 00" EAST 185.00 FEET; THENCE SOUTH 10° 00' 00" EAST 235.46
FEET; THENCE SOUTH 80° 00' 00" WEST 185.00 FEET TO THE **TRUE POINT OF
BEGINNING**.

EXCEPT ALL OIL, GAS, MINERALS AND OTHER HYDROCARBON SUBSTANCES
AS RESERVED BY THAT CLARETIAN THEOLOGICAL SEMINARY, A
CORPORATION, IN DEED RECORDED APRIL 20, 1964.

Date: 1/13/2020

Prepared by:



Michal H. Kaznocha, P.L.S. No. 8330
License Expires: 12-31-2021



EXHIBIT "B"

LEGAL DESCRIPTION AGRICULTURAL EASEMENT

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 SOUTH, RANGE 17 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 6; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SECTION 6, NORTH 89°35'20" WEST 445.02 FEET; THENCE LEAVING SAID SOUTH LINE, NORTH 9°47'01" WEST 603.74 FEET; THENCE SOUTH 80°08'19" WEST 261.68 FEET TO A 50-FOOT SETBACK LINE ESTABLISHED PARALLEL WITH AND SOUTHEASTERLY 50 FEET FROM THE SOUTHEASTERLY TOP OF THE BANK OF STOKES CREEK; THENCE NORTHEASTERLY ALONG SAID 50-FOOT SETBACK LINE, THE FOLLOWING SEVEN (7) COURSES:

1ST: NORTH 15°07'05" EAST 43.40 FEET,

2ND: NORTH 11°24'31" EAST 82.00 FEET,

3RD: NORTH 25°43'56" EAST 122.30 FEET,

4TH: NORTH 19°45'18" EAST 66.14 FEET,

5TH: NORTH 10°32'23" EAST 76.16 FEET,

6TH: NORTH 34°54'31" EAST 56.93 FEET,

7TH: NORTH 36°06'01" EAST 128.99 FEET TO THE COASTAL ZONE BOUNDARY LINE AS DETERMINED IN THE BOUNDARY DETERMINATION NO. 5-89, SAID LINE IS SHOWN ON THE COASTAL ZONE BOUNDARY LINE EXHIBIT FOR VESTING TENTATIVE TRACT NO. 45465 PREPARED FOR MALIBU VALLEY, INC., APPROVED BY THE CALIFORNIA COASTAL COMMISSION; THENCE NORTHEASTERLY ALONG SAID COASTAL ZONE BOUNDARY LINE, THE FOLLOWING TWO (2) COURSES:

1ST: NORTH 71°59'33" EAST 246.56 FEET,

2ND: NORTH 71°53'48" EAST 366.80 FEET TO THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 6; THENCE

SOUTHERLY ALONG SAID EAST LINE, SOUTH 0°08'44" WEST 1264.02 FEET TO
THE **POINT OF BEGINNING**.

CONTAINS 694,210 SQUARE FEET.

Date: 1/13/2020

Prepared by:



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EXHIBIT "B" AGRICULTURAL EASEMENT

LEGEND:

- EASEMENT LINES
- PROPERTY LINES
- - - SECTION LINES
- CENTERLINES

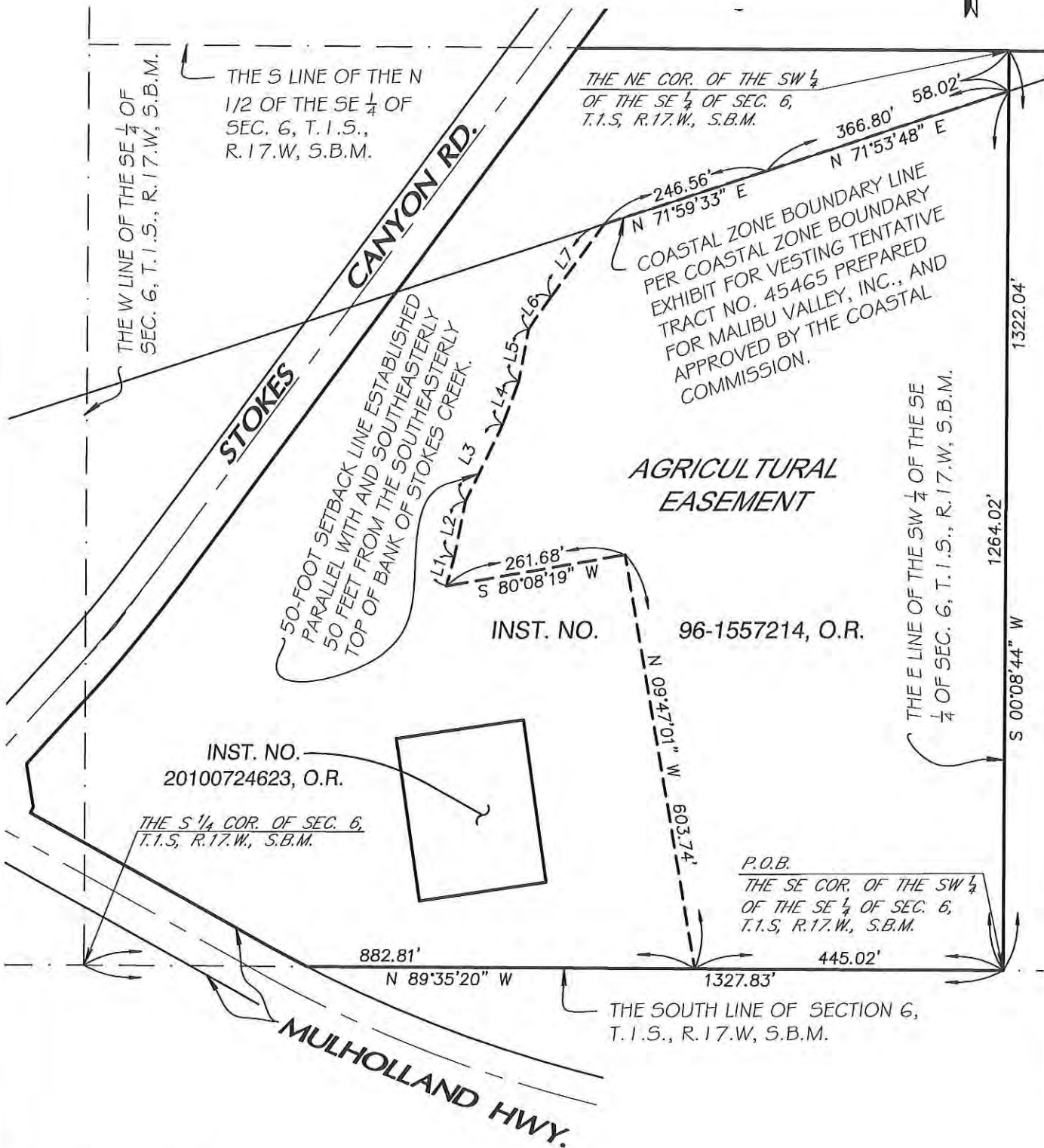
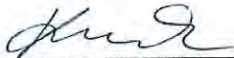


EXHIBIT "B"
AGRICULTURAL EASEMENT**LINE DATA:**

LINE	BEARING	DISTANCE
L1	N 15°07'05" E	43.40'
L2	N 11°24'31" E	82.00'
L3	N 25°43'56" E	122.30'
L4	N 19°45'18" E	66.14'
L5	N 10°32'23" E	76.16'
L6	N 34°54'31" E	56.93'
L7	N 36°06'01" E	128.99'

DATE: 1/13/2020

PREPARED BY:



MICHAL H. KAZNOCHA, P.L.S. 8330
LICENSE EXPIRES ON 12-31-21

