

101-0-172-055

EXHIBIT"A"

Parcel A:

That portion of Parcel 1, in the City of Santa Paula, County of Ventura, State of California, as shown on a Parcel Map filed in Book 25, Page 27 of Parcel Maps, in the office of the County Recorder of said County, described as follows:

Beginning at the Southeasterly corner of said Parcel 1; thence along the most Easterly line of said Parcel 1,

1st: North 21 ° 04' 20" West 109.37 feet to the Southeasterly corner of Parcel 2 as shown on said Parcel Map; thence along the Southeasterly line of said Parcel 2,

2nd: South 69° 00' 00" West 165.00 feet to the Southwesterly corner thereof; thence along the Southeasterly prolongation of the Westerly line of said Parcel 2,

3rd: South 21° 04' 20" East 37.81 feet to the intersection with the Northeasterly prolongation of that certain course shown as "North 68° 52' 26" East 237.80 feet" in the Southerly boundary of said Parcel 1, thence along said prolongation,

4th: South 68° 52' 26" West 197.37 feet to the Northeasterly terminus of said last mentioned course of said Parcel 1; thence along the boundary of said Parcel 1 by the following two courses

5th: South 21 ° 03' 17" East 72.66 feet; thence,

6th: North 68° 45' 26" East 362.39 feet to the point of beginning.

EXCEPT all of the beds, deposits, lodes, veins, and ledges of minerals of every description and all of the petroleum and asphaltum situated in and upon the above described premises, together with the exclusive right to explore, dig and sink wells, pits and shafts for the purpose of obtaining, extracting and appropriating said minerals and substances wherever situated in and upon said premises, with the right to erect houses for workmen and all buildings required for smelting, refining and working the same; together with all such rights and privileges as are necessary for the full benefit of the above.

Parcel B:

Parcel 2, in the City of Santa Paula, County of Ventura, State of California, as shown on a Parcel Map filed in Book 25, Page 27 of Parcel Maps, in the office of the County Recorder of said County.

EXCEPT all of the beds, deposits, lodes, veins, and ledges of minerals of every description and all of the petroleum and asphaltum situated in and upon the above described premises, together with the exclusive right to explore, dig and sink wells, pits and shafts for the purpose of obtaining, extracting and appropriating said minerals and substances wherever situated in and upon said premises, with the right to erect houses for workmen and all buildings required for smelting, refining and working the same; together with all such rights and privileges as are necessary for the full benefit of the above.

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