

EXHIBIT "A" -LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IS DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE COUNTY OF BUTTE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

PARCEL III

ALL THAT CERTAIN PARCEL OR TRACT OF REAL PROPERTY SITUATE, LYING IN AND BEING PORTIONS OF LOT 35, AS SHOWN ON THAT CERTAIN MAP ENTITLED, "HOBART SUBDIVISION OF THE DANIEL BIDWELL RANCHO", WHICH MAP WAS RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON NOVEMBER 7, 1904, IN BOOK 4 OF MAPS, AT PAGE(S) 24, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHEASTERLY LINE OF SAID LOT 35, SAID POINT BEING LOCATED SOUTH 37 DEG. 41' 40" EAST, 21.25 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT 35; THENCE FROM SAID POINT OF BEGINNING ALONG SAID NORTHEASTERLY LINE SOUTH 37 DEG. 41' 40" EAST, 341.25 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 35; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 35, SOUTH 52 DEG. 18' 20" WEST, 99.09 FEET TO THE LANDSIDE RIGHT OF WAY LINE OF THE HEREIN DESCRIBED PARCEL; THENCE ALONG SAID LANDSIDE RIGHT OF WAY LINE THE FOLLOWING THREE COURSES:

- 1) NORTH 40 DEG. 53' 05" WEST, 187.02 FEET;
 - 2) NORTH 46 DEG. 15' 31" WEST, 61.06 FEET;
 - 3) NORTH 52 DEG. 20' 20" WEST, 82.26 FEET TO A POINT;
- THENCE LEAVING SAID LANDSIDE RIGHT OF WAY LINE NORTH 00 DEG. 48' 40" WEST 95.30 FEET; THENCE NORTH 89 DEG. 11' 20" EAST 102.75 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION THEREOF, DESCRIBED IN A FINAL ORDER OF CONDEMNATION, RECORDED MARCH 18, 1963, IN BOOK 1233, PAGE 400, OFFICIAL RECORDS, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES ON THE SOUTHERLY LINE OF EATON ROAD, DISTANT SOUTH 36 DEG. 48' EAST 50.10 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT 35; THENCE WEST ALONG SAID SOUTHERLY LINE OF EATON ROAD, 105.64 FEET TO A POINT; THENCE SOUTH 43 DEG. 22' 30" EAST, 172.33 FEET TO A POINT; THENCE SOUTH 36 DEG. 48' EAST AND PARALLEL WITH THE EASTERLY LINE OF SAID LOT 35, 206.87 FEET MORE OR LESS, TO THE SOUTHERLY LINE OF SAID LOT 35; THENCE NORTH 53 DEG. 12' EAST, ALONG SAID SOUTHERLY LINE OF LOT 35, 50.00 FEET TO THE EASTERLY LINE OF SAID LOT 35; THENCE NORTH 36 DEG. 48' WEST, ALONG SAID EASTERLY LINE OF LOT 35, 312.40 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THE NORTHERLY 17 FEET THEREOF, AS CONVEYED IN A DEED FROM MARION BURGE, ET UX, TO T. F. EATON, RECORDED JANUARY 17, 1914, IN BOOK 146 OF DEEDS, PAGE 198, BUTTE COUNTY RECORDS.

TOGETHER WITH ALL RIGHTS OF WAY AND EASEMENTS PERTINENT THERETO.

EXCEPTING MINERALS AND MINERAL RIGHTS AS RESERVED OF RECORD.

007-150-044