

EXHIBIT A

the real property in the City of

County of Sutter (Incorporated)

State of California, described as

Being a portion of Lot 38, Township 16 North, Range 3 East, Mount Diablo Base and Meridian, said Lot 38 being a portion of Boga Rancho, particularly described as follows:

BEGINNING at a point on the Westerly boundary line of the City of Live Oak, said point being 2162.5 feet South measured along said Westerly boundary from the intersection of said boundary with the North line of Fractional Section 6, Township 16 North, Range 3 East, said point of intersection being South $89^{\circ}45'30''$ West 223.74 feet from an iron pin at the Northeast corner of said Fractional Section 6; said point of beginning also being the Southeast corner of that parcel of land described in a deed from Mark T. Pendergrass and Inna Pendergrass to Patricia Pendergrass and Mark A. Pendergrass recorded in Book 591 Official Records, Page 537, Sutter County Records; thence continuing along said Westerly City Limits South 13.00 feet; thence South $89^{\circ}45'30''$ West 208.14 feet; thence North 13.00 feet to the Southwest corner of the said parcel described in deed from Mark T. Pendergrass and Inna Pendergrass; thence along the South line of said parcel North $89^{\circ}45'30''$ East 208.14 feet to the point of beginning.

PER. 9-140-34

END OF DOCUMENT