

EXHIBIT "A"
LEGAL DESCRIPTION
FOR QUITCLAIM OF SEWER EASEMENT

Being a quitclaim of that portion of *Easement for Sewer purposes* recorded in Book 4216, page 144 of Official Records of said County, lying within that certain real property situated in the City of Los Angeles, County of Los Angeles, State of California, described as follows:

That portion of Lot 12 of the Subdivision of the Southern Portion of the Rancho Rincon De Los Bueyes, in the City of Los Angeles, County of Los Angeles, State of California, as shown on map recorded in Book 53, Page 25 of Miscellaneous Records, in the Office of the County Recorder of said County, described as follows:

Beginning at a point in the Southerly line of the Pacific-Electric Railway Right-of-Way being the Northwesterly corner of the land described in deed to Weiss-Green Company, recorded June 8, 1949, as Document No. 822, in Book 30264, Page 290, of Official Records of said County; thence along the Westerly line of said land of Weiss-Green Company South 02° 40' 28" West, 175.19 feet to the Northwesterly corner of the land described in deed recorded July 14, 1967, as Document No. 645, in Book D-3702, Page 582, of Official Records of said County; thence Easterly, Southerly and Westerly along the boundary lines of said last mentioned land the following three (3) courses: (1) South 87° 19' 32" East, 25.00 feet, (2) South 02° 40' 28" West, 20.00 feet, and (3) North 87° 19' 32" West, 5.00 feet to a point of intersection of the Southerly line of said land of Weiss-Green Company and the most Easterly line of the land described in deed to Olympic Reinforced Plastics Corp., recorded February 27, 1959, as Document No. 2029, of Official Records of said County, said point being distant along said Southerly line South, 87° 19' 32" East, 20.00 feet from the Southwesterly corner of land of Weiss-Green Company; thence along said most Easterly line of the land of Olympic Reinforced Plastics Corp., South 02° 59' 27" West, 10.76 feet; thence leaving said most Easterly line North 87° 19' 32" West, 190.43 feet, more or less, to the Easterly right-of-way line of Jefferson Boulevard, 70.00 feet wide; thence along said last mentioned Easterly right-of-way line the following two (2) courses; (1) North 08° 24' 21" East, 164.80 feet to a tangent curve, concave to the Southeast, having a radius of 88.00 feet, and (2) Northeasterly along said curve, through a central angle of 36° 49' 24", an arc distance of 56.56 feet to a non-tangent line, a radial line to said curve

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bears North 44° 46' 15" West, said non-tangent line being the Southerly line of The Pacific Electric Railway Right-of-Way; thence along said last mentioned Southerly line South 83° 30' 47" East, 131.58 feet to the point of beginning.

Said land is also shown and described as Parcel 2 of Parcel Map Exemption No. AA-2006-7907-PMEX in Certificate of Compliance for Lot-Line Adjustment, a copy of which is recorded October 26, 2007 as instrument no. 2007-2432274 of Official Records.

Containing 4,312 sq. ft. ± (area of quitclaim portion of easement)

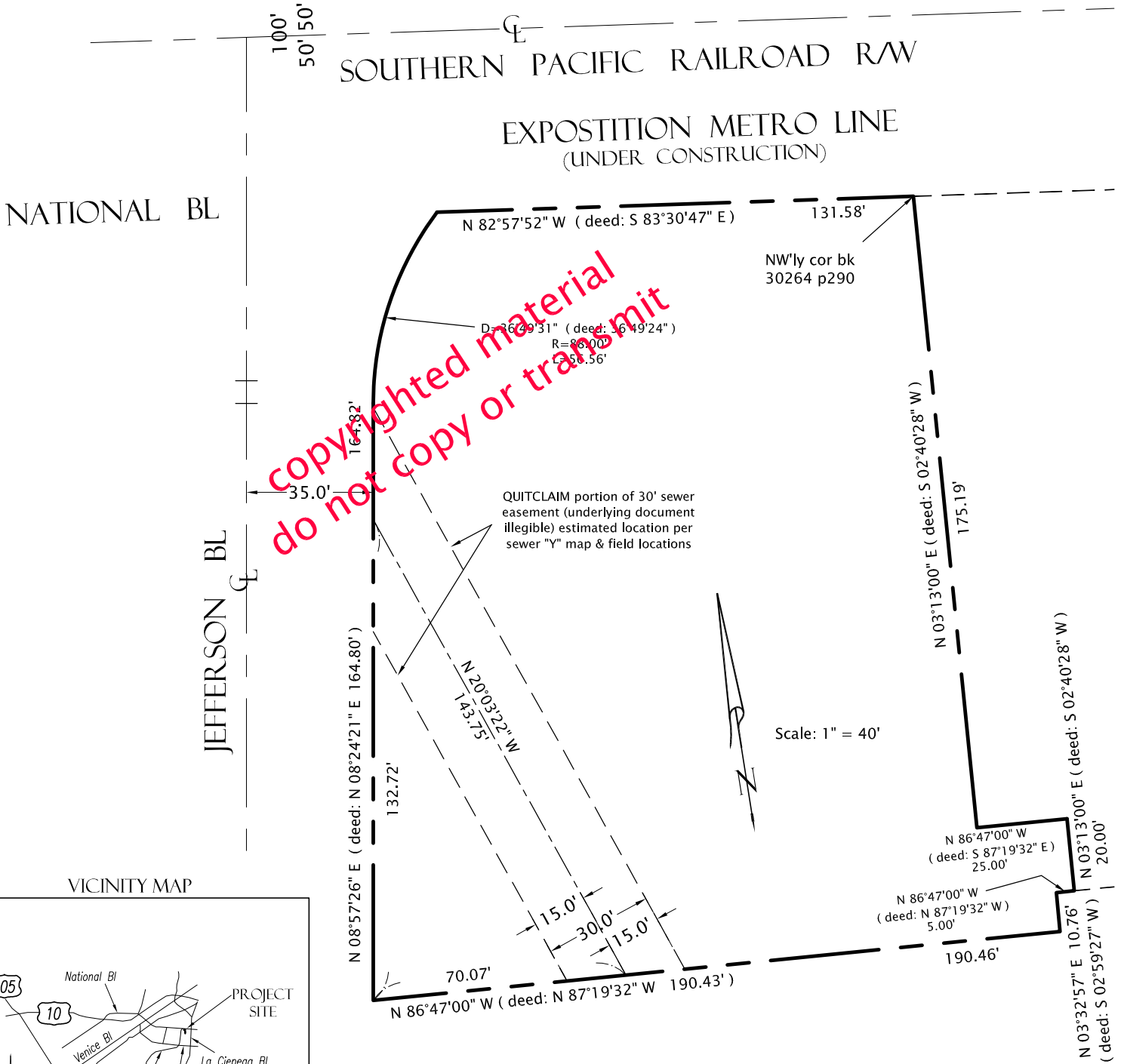
James O. Nelson
PLS 6831

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EXHIBIT "B"

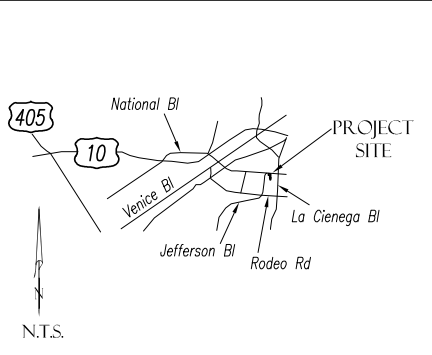
LEGAL DESCRIPTION FOR SEWER EASEMENT QUITCLAIM

LOS ANGELES, CA. 91423



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VICINITY MAP



Date: January 28, 2010
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