

Q LAS LANAS LANE

30°

LOT 30
TR. NO. 5857
M.M. 218/37-38

S 89°14'10" E

-N'LY LINE
LOT B

142.29'

-POINT OF
BEGINNING
N.E. COR., LOT B

FUTURE STREET
PER TR. NO. 9730
M.M. 423/31-32

N 00°45'50" E 49.97'

POR. LOT B
TR. NO. 9730
M.M. 423/31-32

RESERVATION FOR
SANITARY SEWER PURPOSES

~~N 83°18'02" W~~

142.32'

—E'LY LINE
LOT 8
LOT 7
PER TR. NO. 9730
M.M. 423/31-32

S'LY LINE
LOT B

11-5024

-S.E. COR., LOT B

N 89°4'10" W

140.96'

32

40'

-C PIONEER AVENUE

EXHIBIT "A"
LEGAL DESCRIPTION
FULLERTON, CALIFORNIA

THAT PORTION OF LOT B, IN THE CITY OF FULLERTON, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS SHOWN ON MAP OF TRACT NO. 9730, RECORDED IN MAP BOOK 423, PAGES 31 AND 32, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT B; THENCE SOUTH 02°17'18" WEST, ALONG THE EASTERLY LINE OF SAID LOT B, A DISTANCE OF 49.99 FEET TO THE SOUTHEAST CORNER OF SAID LOT B; THENCE NORTH 89°14'10" WEST, ALONG THE SOUTHERLY LINE OF SAID LOT B, A DISTANCE OF 140.96 FEET TO A POINT IN A LINE THAT IS PARALLEL WITH AND DISTANT EASTERLY 15.00 FEET, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF FUTURE STREET LAS LANAS LANE, AS SHOWN ON SAID TRACT NO. 9730; THENCE NORTH 00°45'50" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 49.97 FEET TO THE NORTHERLY LINE OF SAID LOT B; THENCE SOUTH 89°14'10" EAST, ALONG SAID NORTHERLY LINE, A DISTANCE OF 142.29 FEET TO THE **POINT OF BEGINNING**.

RESERVING THEREFROM AN EASEMENT FOR SANITARY SEWER PURPOSES, DESCRIBED AS FOLLOWS:

A STRIP OF LAND 20.00 FEET WIDE, THE CENTERLINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT B; THENCE SOUTH 02°17'18" WEST, ALONG THE EASTERLY LINE OF SAID LOT B, A DISTANCE OF 27.73 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE NORTH 83°18'02" WEST 142.32 FEET TO A POINT IN A LINE THAT IS PARALLEL WITH AND EASTERLY 15.00 FEET, MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE OF FUTURE STREET LAS LANAS LANE, AS SHOWN ON SAID TRACT NO. 9730.

ALL AS SHOWN ON EXHIBITS "B" ATTACHED HERETO AND MADE A PART HEREOF.


WILLIAM E. EADSON, L.S. 6154

