| From: | Phan, Johnny |
| :--- | :--- |
| To: | Downtown West Project |
| Subject: | FW: Preliminary Draft - Exhibit A |
| Date: | Tuesday, April 6, 2021 3:21:01 PM |
| Attachments: | 20210326 571900PL15 EXHIBIT A DA BND.pdf |

From: Phan, Johnny
Sent: Monday, March 29, 2021 12:10 PM
To: Stephanie Straka [SStraka@coblentzlaw.com](mailto:SStraka@coblentzlaw.com); Gregg Miller [gmiller@coblentzlaw.com](mailto:gmiller@coblentzlaw.com)
Subject: Preliminary Draft - Exhibit A

This was what was sent to City Surveyor as final Exhibit A. Will use this as Final Exhibit A. If any issue, let me know.

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# EXHIBIT "A" <br> DEVELOPMENT AGREEMENT BOUNDARY 

## PARCEL 1

REAL PROPERTY in the City of San Jose, County of Santa Clara, State of California, described as follows:

BEGINNING at the northerly corner of Parcel A as shown on that certain Parcel Map filed for record on December 3, 1986, in Book 567 of Maps, page 46, Santa Clara County Records; Thence along the general northeasterly line of said Parcel A and Parcel B on said Parcel Map the following nine courses:

1. Thence South $29^{\circ} 54^{\prime} 10$ " East, 122.40 feet;
2. Thence South $45^{\circ} 48^{\prime} 10^{\prime \prime}$ East, 13.33 feet;
3. Thence South $33^{\circ} 09^{\prime} 10^{\prime \prime}$ East, 79.65 feet;
4. Thence South $30^{\circ} 29^{\prime} 10^{\prime \prime}$ East, 89.01 feet;
5. Thence South $24^{\circ} 52^{\prime} 10^{\prime \prime}$ East, 14.03 feet;
6. Thence South $27^{\circ} 37^{\prime} 10^{\prime \prime}$ East, 195.26 feet;
7. Thence South $41^{\circ} 41^{\prime} 04^{\prime \prime}$ East, 37.79 feet;
8. Thence South $04^{\circ} 31^{\prime} 49$ " East, 142.32 feet;
9. Thence South $60^{\circ} 08^{\prime} 04^{\prime \prime}$ West, 5.24 feet;

Thence South $29^{\circ} 54^{\prime} 03$ " East, 10.98 feet, to the southeasterly line of West San Fernando Street;
Thence along said southeasterly line, South $60^{\circ} 06^{\prime} 23^{\prime \prime}$ West, 125.37 feet;
Thence northeasterly, along a non-tangent curve to the left, having a radius of 240.00 feet, whose center bears North $29^{\circ} 53^{\prime} 39^{\prime \prime}$ West, through a central angle of $03^{\circ} 14^{\prime} 177^{\prime \prime}$ for an arc length of 13.56 feet;
Thence North $36^{\circ} 05^{\prime} 14$ " West, 1.28 feet;
Thence westerly, along a non-tangent curve to the right, having a radius of 45.93 feet, whose center bears North $36^{\circ} 40^{\prime} 03^{\prime \prime}$ West, through a central angle of $45^{\circ} 01^{\prime} 00^{\prime \prime}$ for an arc length of 36.09 feet;

Thence westerly, along a non-tangent curve to the left, having a radius of 154.85 feet, whose center bears South $08^{\circ} 20^{\prime} 58^{\prime \prime}$ West, through a central angle of $23^{\circ} 25^{\prime} 42^{\prime \prime}$ for an arc length of 63.32 feet;

Thence South $74^{\circ} 55^{\prime} 16^{\prime \prime}$ West, 91.62 feet;
Thence South $77^{\circ} 14^{\prime} 33^{\prime \prime}$ West, 52.37 feet;
Thence South $74^{\circ} 55^{\prime} 16^{\prime \prime}$ West, 360.08 feet;
Thence North $15^{\circ} 04^{\prime} 46^{\prime \prime}$ West, 8.91 feet, to the easterly line of Los Gatos Creek;
Thence along said easterly line the following twelve courses:

1. Thence northerly, along a non-tangent curve to the left, having a radius of 485.98 feet, whose center bears South $89^{\circ} 54^{\prime} 28^{\prime \prime}$ West, through a central angle of $06^{\circ} 11^{\prime} 20^{\prime \prime}$ for an arc length of 52.49 feet;
2. Thence North $06^{\circ} 16^{\prime} 51$ " West, 43.04 feet;
3. Thence along a tangent curve to the right, having a radius of $1,473.94$ feet, through a central angle of $00^{\circ} 45^{\prime} 12^{\prime \prime}$ for an arc length of 19.38 feet;
4. Thence North $01^{\circ} 33^{\prime} 50$ " West, 113.38 feet;
5. Thence North $00^{\circ} 06^{\prime} 09{ }^{\prime \prime}$ West, 110.80 feet;
6. Thence North $02^{\circ} 544^{\prime} 34$ East, 54.23 feet;
7. Thence northerly, along a non-tangent curve to the right, having a radius of $1,473.94$ feet, whose center bears South $84^{\circ} 41^{\prime} 38^{\prime \prime}$ East, through a central angle of $00^{\circ} 41^{\prime} 40^{\prime \prime}$ for an arc length of 17.86 feet;
8. Thence South $59^{\circ} 52^{\prime} 09$ " West, 1.02 feet;
9. Thence North $07^{\circ} 28^{\prime} 10^{\prime \prime}$ East, 51.95 feet;
10. Thence North $02^{\circ} 28^{\prime} 10^{\prime \prime}$ East, 93.01 feet;
11. Thence North $29^{\circ} 51^{\prime} 51$ " West, 30.65 feet;
12. Thence North $60^{\circ} 06^{\prime} 24^{\prime \prime}$ East, 30.26 feet to the southeasterly line of West Santa Clara Street;
Thence along said southeasterly line, North $60^{\circ} 06^{\prime} 24^{\prime \prime}$ East, 436.98 feet, to the POINT OF BEGINNING.

Containing 8.94 acres, more or less.

## PARCEL 2

REAL PROPERTY in the City of San Jose, County of Santa Clara, State of California, described as follows:

COMMENCING at the northerly corner of the 7.11 acre parcel of land as shown on that certain Record of Survey filed for record on May 4, 1987, in Book 573 of Maps, page 28, Santa Clara County Records;
Thence South $49^{\circ} 47{ }^{\prime} 16$ " West, 8.62 feet, to the True POINT OF BEGINNING, .
Thence South $55^{\circ} 49^{\prime} 47$ " East, 125.65 feet;
Thence along a tangent curve to the left, having a radius of 1,000.00 feet, through a central angle of $24^{\circ} 33^{\prime} 10^{\prime \prime}$ for an arc length of 428.53 feet;
Thence South $80^{\circ} 22^{\prime} 57{ }^{\prime \prime}$ East, 99.66 feet;
Thence South $40^{\circ} 12^{\prime} 37$ " East, 79.87 feet, to the southeasterly line of Cinnabar Street;
Thence along said southeasterly line, South $49^{\circ} 47^{\prime} 23^{\prime \prime}$ West, 233.38 feet, to the northeasterly line of North Montgomery Street;
Thence along said northeasterly line and its southeasterly prolongation, South 4009'41" East, 1,721.51, to the southerly line of West Saint John Street;
Thence along said southerly line and the southwesterly line of North Montgomery Street, the following two courses:

1. Thence South $60^{\circ} 22^{\prime} 40^{\prime \prime}$ West, 61.03 feet;
2. Thence North $40^{\circ} 09^{\prime} 41^{\prime \prime}$ West, 7.74 feet;

Thence South $87^{\circ} 34^{\prime} 04^{\prime \prime}$ West, 192.97 feet;
Thence South $02^{\circ} 28^{\prime} 43$ " East, 515.24 feet, to the northerly line of The Alameda;
Thence along said northerly line, South $87^{\circ} 38^{\prime} 19$ " West, 293.19 feet;
Thence North $13^{\circ} 53^{\prime} 44$ " West, 162.78 feet;
Thence North $06^{\circ} 00^{\prime} 51^{\prime \prime}$ West, 142.79 feet;
Thence North $14^{\circ} 47{ }^{\prime} 17^{\prime \prime}$ West, 144.81 feet;
Thence North $24^{\circ} 39^{\prime} 40$ " West, 14.49 feet;
Thence North $49^{\circ} 48^{\prime} 04$ " East, 37.34 feet;
Thence North $40^{\circ} 08^{\prime} 37^{\prime \prime}$ West, 195.34 feet;

Thence North $34^{\circ} 08^{\prime} 377^{\prime \prime}$ West, 99.45 feet;
Thence North $33^{\circ} 36^{\prime} 42$ " West, 90.81 feet;
Thence North $40^{\circ} 10^{\prime} 41$ " West, 60.03 feet;
Thence North $34^{\circ} 56^{\prime} 31$ " West, 120.52 feet;
Thence North $16^{\circ} 45^{\prime} 52^{\prime \prime}$ West, 65.46 feet;
Thence North $33^{\circ} 02^{\prime} 18^{\prime \prime}$ West, 161.30 feet;
Thence North $49^{\circ} 40^{\prime} 11^{\prime \prime}$ East, 24.62 feet;
Thence North $40^{\circ} 16^{\prime} 38^{\prime \prime}$ West, 88.07 feet;
Thence North $27^{\circ} 31^{\prime \prime} 59$ " West, 31.22 feet;
Thence northerly, along a non-tangent curve to the right, having a radius of 533.14 feet, whose center bears North $73^{\circ} 24^{\prime} 52^{\prime \prime}$ East, through a central angle of $24^{\circ} 49^{\prime} 56^{\prime \prime}$ for an arc length of 231.06 feet;

Thence North $40^{\circ} 09^{\prime} 42$ " West, 19.38 feet;
Thence North $49^{\circ} 40^{\prime} 17$ " East, 15.18 feet;
Thence northerly, along a non-tangent curve to the right, having a radius of 538.14 feet, whose center bears South $79^{\circ} 10^{\prime} 14$ " East, through a central angle of $05^{\circ} 28^{\prime} 18^{\prime \prime}$ for an arc length of 51.39 feet;

Thence North $16^{\circ} 18^{\prime} 03^{\prime \prime}$ East, 157.35 feet;
Thence North $40^{\circ} 09^{\prime} 41^{\prime \prime}$ West, 59.99 feet;
Thence South $16^{\circ} 18^{\prime} 03^{\prime \prime}$ West, 190.49 feet;
Thence southerly, along a non-tangent curve to the left, having a radius of 588.14 feet, whose center bears South $73^{\circ} 41^{\prime} 56^{\prime \prime}$ East, through a central angle of $34^{\circ} 06^{\prime} 20^{\prime \prime}$ for an arc length of 350.09 feet;

Thence South $49^{\circ} 47{ }^{\prime} 51$ " West, 33.22 feet;
Thence North $40^{\circ} 10^{\prime} 59^{\prime \prime}$ West, 549.49 feet;
Thence North $49^{\circ} 47{ }^{\prime} 23$ " East, 31.00 feet;
Thence North $40^{\circ} 10^{\prime} 53^{\prime \prime}$ West, 461.21 feet;
Thence northwesterly, along a non-tangent curve to the right, having a radius of 1,260.74 feet, whose center bears North $62^{\circ} 30^{\prime} 37^{\prime \prime}$ East, through a central angle of $06^{\circ} 13^{\prime} 20^{\prime \prime}$ for an arc length of 136.91 feet;
Thence North $49^{\circ} 47^{\prime} 16$ " East, 351.13 feet, to the TRUE POINT OF BEGINNING.
Containing 28.17 acres, more or less.

## PARCEL 3

REAL PROPERTY in the City of San Jose, County of Santa Clara, State of California, described as follows:

BEGINNING at the southerly corner of Parcel 1 as shown on that certain Parcel Map filed for record on August 22, 1980, in Book 469 of Maps, page 28, Santa Clara County Records; Thence northwesterly, along a curve to the right, having a radius of $1,395.47$ feet, whose center bears North $51^{\circ} 07^{\prime} 40^{\prime \prime}$ East, through a central angle of $14^{\circ} 26^{\prime} 44^{\prime \prime}$ for an arc length of 351.83 feet;
Thence North $46^{\circ} 22^{\prime} 55$ " East, 15.00 feet;
Thence North $41^{\circ} 54^{\prime} 055^{\prime \prime}$ West, 44.50 feet;

Thence northerly, along a non-tangent curve to the right, having a radius of 1,395.47 feet, whose center bears North $67^{\circ} 31^{\prime} 07^{\prime \prime}$ East, through a central angle of $05^{\circ} 07^{\prime} 56^{\prime \prime}$ for an arc length of 125.00 feet;
Thence northerly, along a non-tangent curve to the right, having a radius of 240.00 feet, whose center bears North $86^{\circ} 12^{\prime} 10^{\prime \prime}$ East, through a central angle of $30^{\circ} 18^{\prime} 30^{\prime \prime}$ for an arc length of 126.96 feet;

Thence South $20^{\circ} 30^{\prime} 14$ " East, 19.21 feet;
Thence North $16^{\circ} 56^{\prime} 12^{\prime \prime}$ East, 64.61 feet, to the general southerly line of West San Carlos Street;
Thence along said general southerly line, North $28^{\circ} 34^{\prime} 20$ " East, 18.65 feet;
Thence North $45^{\circ} 22^{\prime} 33$ " East, 156.65 feet, to the general southeasterly line of Los Gatos Creek;
Thence along said general southeasterly line the following seven courses:

1. Thence North $37^{\circ} 39^{\prime} 18^{\prime \prime}$ East, 43.69 feet;
2. Thence along a tangent curve to the left, having a radius of 30.00 feet, through a central angle of $72^{\circ} 50^{\prime} 16^{\prime \prime}$ for an arc length of 38.14 feet;
3. Thence North $35^{\circ} 10^{\prime} 58^{\prime \prime}$ West, 36.03 feet;
4. Thence along a tangent curve to the right, having a radius of 20.00 feet, through a central angle of $72^{\circ} 50^{\prime} 16^{\prime \prime}$ for an arc length of 25.43 feet;
5. Thence North $37^{\circ} 39^{\prime} 18^{\prime \prime}$ East, 220.47 feet;
6. Thence along a tangent curve to the left, having a radius of 640.00 feet, through a central angle of $08^{\circ} 00^{\prime} 00$ " for an arc length of 89.36 feet;
7. Thence North $29^{\circ} 39^{\prime} 18$ " East, 59.96 feet, to the westerly line of Barack Obama Boulevard;
Thence along said westerly line the following two courses:
8. Thence northerly, along a non-tangent curve to the right, having a radius of 678.00 feet, whose center bears North $87^{\circ} 33^{\prime} 58^{\prime \prime}$ East, through a central angle of $04^{\circ} 12^{\prime} 15$ " for an arc length of 49.75 feet;
9. Thence North $01^{\circ} 46^{\prime} 13$ " East, 102.39 feet, to the general northwesterly line of Los Gatos Creek;
Thence along said general northwesterly line the following twelve courses:
10. Thence South $30^{\circ} 12^{\prime} 09{ }^{\prime \prime}$ West, 43.87 feet;
11. Thence South $39^{\circ} 24^{\prime} 09^{\prime \prime}$ West, 67.85 feet;
12. Thence southwesterly, along a non-tangent curve to the left, having a radius of 80.00 feet, whose center bears South $39^{\circ} 36^{\prime} 08^{\prime \prime}$ East, through a central angle of $20^{\circ} 44^{\prime} 34$ " for an arc length of 28.96 feet;
13. Thence South $29^{\circ} 39^{\prime} 18$ " West, 1.85 feet;
14. Thence South $39^{\circ} 24^{\prime} 09$ " West, 164.53 feet;
15. Thence North $87^{\circ} 30^{\prime} 06^{\prime \prime}$ East, 23.16 feet;
16. Thence South $37^{\circ} 39^{\prime} 18^{\prime \prime}$ West, 199.56 feet;
17. Thence along a tangent curve to the right, having a radius of 20.00 feet, through a central angle of $80^{\circ} 24^{\prime} 15{ }^{\prime \prime}$ for an arc length of 28.07 feet;
18. Thence along a reverse curve to the left, having a radius of 40.00 feet, through a central angle of $80^{\circ} 24^{\prime} 155^{\prime \prime}$ for an arc length of 56.13 feet;
19. Thence South $37^{\circ} 39^{\prime} 18^{\prime \prime}$ West, 29.98 feet;
20. Thence South $52^{\circ} 20^{\prime} 42^{\prime \prime}$ East, 29.94 feet;
21. Thence South $30^{\circ} 09^{\prime} 18^{\prime \prime}$ West, 79.72 feet;

Thence North $03^{\circ} 13^{\prime} 24$ " West, 554.12 feet;
Thence North $00^{\circ} 08^{\prime} 17{ }^{\prime \prime}$ East, 27.82 feet;

Thence South $87^{\circ} 30 ' 11$ " West, 59.00 feet;
Thence North $02^{\circ} 311^{\prime} 01^{\prime \prime}$ West, 210.98 feet;
Thence North $87^{\circ} 30^{\prime} 06^{\prime \prime}$ East, 7.91 feet;
Thence North $02^{\circ} 511^{\prime} 32$ " East, 175.70 feet;
Thence North $01^{\circ} 01^{\prime} 33$ " East, 158.87 feet;
Thence North $02^{\circ} 01^{\prime} 13$ " West, 63.18 feet;
Thence North $02^{\circ} 55^{\prime} 42$ " West, 61.74 feet;
Thence North $87^{\circ} 52^{\prime} 02^{\prime \prime}$ East, 92.48 feet;
Thence South $02^{\circ} 29^{\prime} 54$ " East, 102.19 feet;
Thence North $87^{\circ} 30^{\prime} 13$ " East, 58.38 feet;
Thence North $02^{\circ} 29^{\prime} 47^{\prime \prime}$ West, 207.03 feet;
Thence South $87^{\circ} 53^{\prime} 28^{\prime \prime}$ West, 27.35 feet;
Thence North $02^{\circ} 30^{\prime} 02^{\prime \prime}$ West, 40.00 feet,;
Thence North $87^{\circ} 53^{\prime} 28^{\prime \prime}$ East, 50.00 feet;
Thence North $02^{\circ} 30$ '02" West, 110.48 feet;
Thence North $87^{\circ} 34^{\prime} 58^{\prime \prime}$ East, 69.50 feet;
Thence North $02^{\circ} 25^{\prime} 02^{\prime \prime}$ West, 204.22 feet, to the southerly line of West San Fernando Street;
Thence along said southerly line, South $87^{\circ} 34^{\prime} 45^{\prime \prime}$ West, 40.80 feet, to the westerly line of Cahill Street;
Thence along said westerly line, North $02^{\circ} 29^{\prime} 04$ " West, 49.99 feet, to the westerly prolongation of the northerly line of West San Fernando Street;
Thence along said westerly prolongation and said northerly line, North 87º34'31" East, 270.99 feet, to the westerly line of South Montgomery Street;
Thence along said westerly line, North $02^{\circ} 28^{\prime} 43^{\prime \prime}$ West, 935.37 feet, to the southerly line of West Santa Clara Street;
Thence along said southerly line, North $87^{\circ} 38^{\prime} 19$ " East, 548.46 feet, to the general westerly line of Los Gatos Creek;
Thence along said general westerly line the following twelve courses:

1. Thence South $08^{\circ} 12^{\prime} 27^{\prime \prime}$ West, 60.98 feet;
2. Thence North $81^{\circ} 47^{\prime} 33^{\prime \prime}$ West, 7.38 feet;
3. Thence southerly, along a non-tangent curve to the left, having a radius of $1,556.00$ feet, whose center bears South $79^{\circ} 43^{\prime} 21^{\prime \prime}$ East, through a central angle of $03^{\circ} 27^{\prime} 16^{\prime \prime}$ for an arc length of 93.82 feet;
4. Thence South $17^{\circ} 25^{\prime} 29^{\prime \prime}$ West, 47.05 feet;
5. Thence South $17^{\circ} 26^{\prime} 53^{\prime \prime}$ West, 18.99 feet;
6. Thence South $05^{\circ} 53^{\prime} 13^{\prime \prime}$ West, 69.38 feet;
7. Thence South $10^{\circ} 02{ }^{\prime} 04 "$ East, 94.06 feet;
8. Thence southerly, along a non-tangent curve to the left, having a radius of $1,556.00$ feet, whose center bears North $88^{\circ} 32^{\prime} 05^{\prime \prime}$ East, through a central angle of $00^{\circ} 55^{\prime} 17$ " for an arc length of 25.02 feet;
9. Thence continuing along said curve to the left, having a radius of $1,556.00$ feet, through a central angle of $03^{\circ} 41^{\prime} 05^{\prime \prime}$ for an arc length of 100.06 feet;
10. Thence continuing along said curve to the left, having a radius of $1,556.00$ feet, through a central angle of $00^{\circ} 12^{\prime} 32^{\prime \prime}$ for an arc length of 5.67 feet;
11. Thence South $06^{\circ} 16^{\prime} 48^{\prime \prime}$ East, 43.04 feet;
12. Thence along a tangent curve to the right, having a radius of 404.00 feet, through a central angle of $07^{\circ} 24^{\prime} 45^{\prime \prime}$ for an arc length of 52.27 feet;

Thence westerly, along a non-tangent curve to the right, having a radius of 880.01 feet, whose center bears North $12^{\circ} 14^{\prime} 07$ " West, through a central angle of $04^{\circ} 33^{\prime} 06^{\prime \prime}$ for an arc length of 69.91 feet;

Thence South $79^{\circ} 17^{\prime} 06^{\prime \prime}$ West, 70.51 feet, to the easterly line of Barack Obama Boulevard; Thence along said easterly line the following two courses:

1. Thence South $02^{\circ} 27^{\prime} 56$ " East, 75.81 feet;
2. Thence along a tangent curve to the left, having a radius of 999.96 feet, through a central angle of $00^{\circ} 14^{\prime} 11^{\prime \prime}$ for an arc length of 4.12 feet;
Thence North $87^{\circ} 32^{\prime} 04^{\prime \prime}$ East, 120.89 feet, to the westerly line of Los Gatos Creek; Thence along said westerly line, South $12^{\circ} 11^{\prime} 03^{\prime \prime}$ West, 51.68 feet;
Thence South $87^{\circ} 32^{\prime} 04$ " West, 106.37 feet, to the easterly line of Barack Obama Boulevard;
Thence along said easterly line the following nine courses:
3. Thence southerly, along a non-tangent curve to the left, having a radius of $1,000.00$ feet, whose center bears North $84^{\circ} 25^{\prime} 55^{\prime \prime}$ East, through a central angle of $01^{\circ} 45^{\prime} 13^{\prime \prime}$ for an arc length of 30.61 feet;
4. Thence along a reverse curve to the right, having a radius of $1,000.00$ feet, through a central angle of $04^{\circ} 48^{\prime} 47^{\prime \prime}$ for an arc length of 84.00 feet;
5. Thence South $02^{\circ} 28^{\prime} 55^{\prime \prime}$ East, 117.24 feet;
6. Thence South $02^{\circ} 30 ' 02^{\prime \prime}$ East, 228.27 feet;
7. Thence along a tangent curve to the right, having a radius of 572.00 feet, through a central angle of $39^{\circ} 34^{\prime} 46$ " for an arc length of 395.13 feet;
8. Thence along a reverse curve to the left, having a radius of 450.00 feet, through a central angle of $35^{\circ} 44^{\prime} 53^{\prime \prime}$ for an arc length of 280.77 feet;
9. Thence South $01^{\circ} 44^{\prime} 30^{\prime \prime}$ West, 270.74 feet;
10. Thence South $01^{\circ} 46^{\prime} 13^{\prime \prime}$ West, 63.60 feet;
11. Thence South $01^{\circ} 46^{\prime} 32$ " East, 118.56 feet, to the southeasterly line of Lorraine Avenue;

Thence along said southeasterly line, North $54^{\circ} 47^{\prime} 45^{\prime \prime}$ East, 125.01 feet;
Thence South $35^{\circ} 09^{\prime} 56$ " East, 240.05 feet, to the general northwesterly line of West Sant Carlos
Street;
Thence along said general northwesterly line the following five courses:

1. Thence South $54^{\circ} 48^{\prime} 18^{\prime \prime}$ West, 178.14 feet;
2. Thence South $54^{\circ} 48^{\prime} 50$ " West, 255.34 feet;
3. Thence South $54^{\circ} 49^{\prime} 02^{\prime \prime}$ West, 146.58 feet;
4. Thence North $35^{\circ} 10^{\prime} 58^{\prime \prime}$ West, 2.03 feet;
5. Thence westerly, along a non-tangent curve to the right, having a radius of 323.50 feet, whose center bears North $24^{\circ} 34^{\prime} 12^{\prime \prime}$ West, through a central angle of $04^{\circ} 11^{\prime} 06^{\prime \prime}$ for an arc length of 23.63 feet;
Thence South $35^{\circ} 10^{\prime} 05$ " East, 617.30 feet;
Thence South $54^{\circ} 48^{\prime} 50^{\prime \prime}$ West, 120.00 feet;
Thence North $35^{\circ} 10^{\prime} 05$ " West, 5.00 feet, to the northwesterly line of Auzerais Avenue;
Thence along said northwesterly line, South $54^{\circ} 48^{\prime} 50$ " West, 270.61 feet;
Thence South $35^{\circ} 11$ '10" East, 5.00 feet;
Thence South $54^{\circ} 48^{\prime} 50^{\prime \prime}$ West, 75.00 feet, to the POINT OF BEGINNING.
excepting therefrom, the following area:

REAL PROPERTY in the City of San Jose, County of Santa Clara, State of California, being all of Property ID No. V014-01 described in the Final Order of Condemnation recorded August 22, 2002, in Document No. 16434322, Santa Clara County Records.

Containing 40.53 acres, more or less.

Total combined area of Parcels 1,2 \& 3 containing 77.64 acres, more or less.

For assessment or zoning purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.

This legal description was prepared by me or under my direction in accordance with the Professional Land Surveyors Act.

Date: $\qquad$ $3 \cdot 26 \cdot 21$


