

EXHIBIT "A"
LEGAL DESCRIPTION

Project: Adams Street Extension Surplus
Por. A.P.N.: 190-067-037

That certain real property located in the City of Riverside, County of Riverside, State of California, being portions of Lots 54, 55 and 56 of Clifton Heights, as shown by map on file in Book 7, Page 32 of Maps, Records of Riverside County, California described as follows:

BEGINNING at the Southeast corner of said Lot 54;

Thence North $89^{\circ}58'47''$ West, along the South line of said Lots 54 and 55, a distance of 77.13 feet to a line parallel with and distant 0.50 feet Northeasterly, measured at right angles to the Northwesterly prolongation of the Northeast line of Essex Street as shown on Tract No. 30625, as shown by map on file in Book 339, Pages through 3 of Maps, Records of Riverside County, California;

Thence North $43^{\circ}43'38''$ West, along said parallel line, a distance of 51.96 feet to the beginning of a tangent curve concave Northeasterly, having a radius of 1179.00 feet;

Thence Northwesterly to the right along said curve an arc length of 19.66 feet, through a central angle of $00^{\circ}57'20''$;

Thence North $14^{\circ}16'17''$ East, along a line non-tangent to last said curve, a distance of 35.08 feet to the beginning of a non-tangent curve concave Southerly, having a radius of 167.00 feet, a radial line to said point bears North $20^{\circ}25'44''$ West;

Thence Easterly to the right along said curve an arc length of 59.39 feet, through a central angle of $20^{\circ}22'37''$ to a line parallel with and distant 33.00 feet Southerly, measured at right angles to the centerline of Clifton Boulevard as shown on said Clifton Heights;



Thence North $89^{\circ}56'53''$ East, along said parallel line, a distance of 10.00 feet to the beginning of a tangent curve concave Northerly, having a radius of 204.00 feet;

Thence Easterly to the left along said curve and arc length of 51.38 feet, through a central angle of $14^{\circ}25'46''$ to the East line of said Lot 54;

Thence South $00^{\circ}36'53''$ West, along said East line a distance of 102.89 feet to the **POINT OF BEGINNING**.

Area – 10,637 S.F. more or less

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

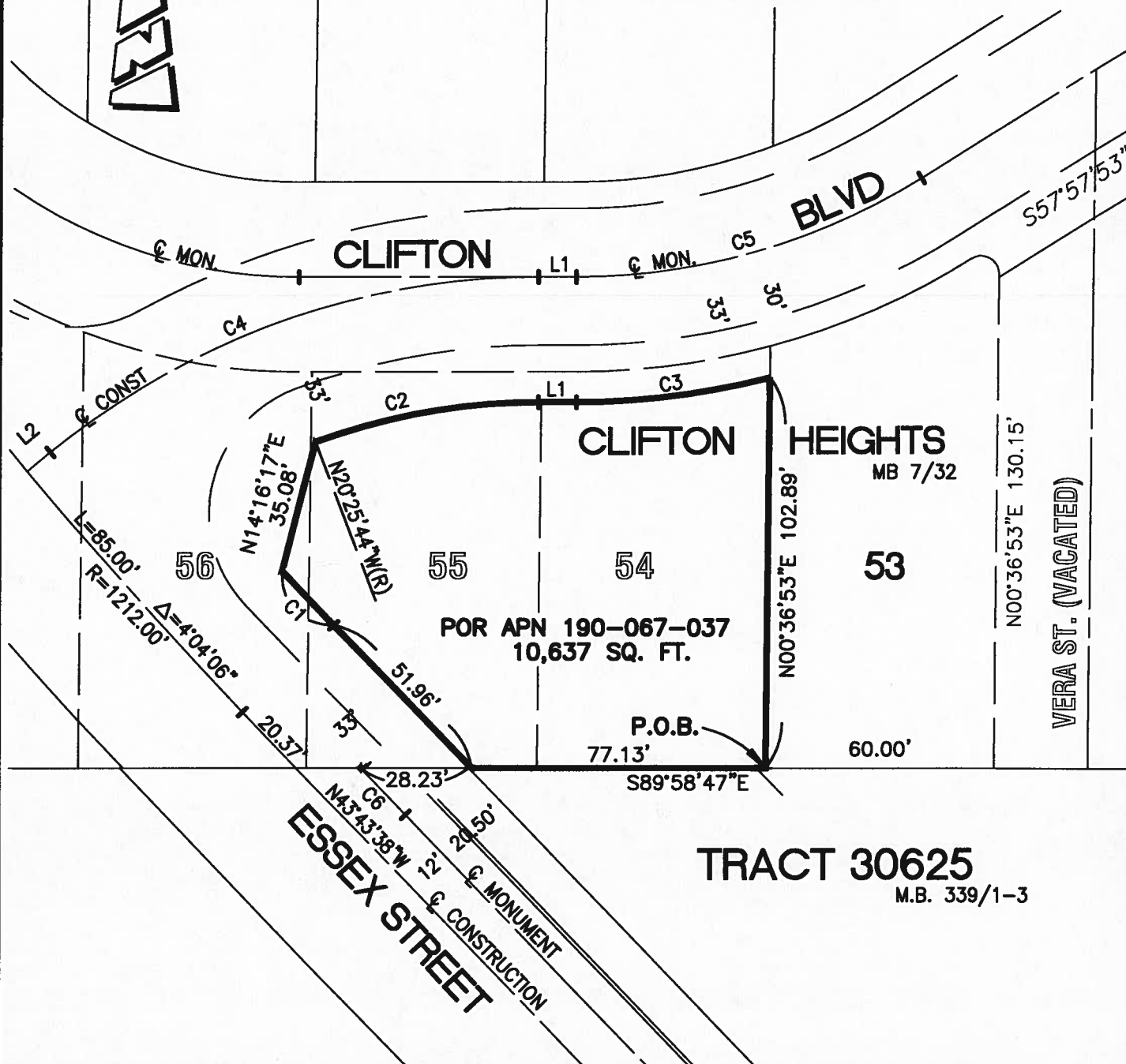
 12/01/18 Prep. 
Curtis C. Stephens, L.S. 7519 Date





LINE DATA		
SYM	LENGTH	BEARING
L1	10.00'	N89°56'53"E
L2	7.91'	N50°17'28"E

CURVE DATA			
SYM	RADIUS	DELTA	LENGTH
C1	1179.00'	00°57'20"	19.66'
C2	167.00'	20°22'37"	59.39'
C3	204.00'	14°25'46"	51.38'
C4	200.00'	39°39'25"	138.43'
C5	171.00'	31°59'00"	95.45'



TRACT 30625
M.B. 339/1-3

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1"=40'

DRAWN BY: CURT

DATE: 10/05/18

SUBJECT: ADAMS EXT. SURPLUS - APN 190-067-037