



**EXHIBIT "A"**  
**VACATION OF RIGHT-OF-WAY FOR**  
**PERSHING AVENUE**

All that certain real property situate in the City of Stockton, County of San Joaquin, State of California, being a portion of Pershing Avenue as shown on that certain map titled Pioneer Homes Unit No. 2 filed for record in the office of the San Joaquin County Recorder in Volume 11 of Official Maps and Plats Page 73 and being all of the Easement Deed for Public Right of Way as described in Document Number 2019-009752, San Joaquin County Records and being all of the Easement Deed for Public Right of Way as described in Document Number 2019-009753, San Joaquin County Records and being more particularly described as follows:

**COMMENCING** at the Northwest corner of Lot 22 as shown on said map; thence along the North line of Lots 22-27 as shown on said map, South  $89^{\circ}34'57''$  East, 342.33 feet to the **POINT OF BEGINNING** being the beginning of a tangent curve to the right having a radius of 30.00 feet, having a chord that bears South  $44^{\circ}35'49''$  East a distance of 42.42 feet; thence along said curve concave to the Southwest through a central angle of  $89^{\circ}58'16''$  an arc distance of 47.11 feet to a point on the West right-of-way line of said Pershing Avenue; thence along said West right-of-way South  $00^{\circ}23'19''$  West, a distance of 93.76 feet to the Northerly corner of said Document Number 2019-009752 being the beginning of tangent curve to the right having a radius of 50.00 feet, said curve also having a chord that bears South  $28^{\circ}49'48''$  West, 47.63 feet; thence along said curve concave to the Northwest through a central angle of  $56^{\circ}52'59''$  an arc distance of 49.64 feet to the Westerly corner of said Document Number 2019-009752, coincident with the Northerly corner of said Document Number 2019-009753 and being a point of reverse curvature having a radius of 47.00 feet, said curve also having a chord that bears South  $14^{\circ}20'33''$  East, 89.20 feet; thence along said curve concave to the East through a central angle of  $143^{\circ}13'42''$  an arc distance of 117.49 feet to the Southerly corner of said Document Number 2019-009753 being the Northwest corner of that portion of Pershing Avenue vacated as shown on that certain document "Resolution No. 2018-05-15-1110" recorded as Document Number 2019-007346 San Joaquin County Records, and being the continuance of last said curve having a radius of 47.00 feet, said curve also having a chord that bears North  $47^{\circ}13'06''$  East, 68.55 feet; thence along said curve concave to the Northeast through a central angle of  $93^{\circ}39'00''$  an arc distance of 76.82 feet to a point on the East right-of-way line of said Pershing Avenue being the Northeast corner of said as Document Number 2019-007346, San Joaquin County Records; thence along the East right-of-way line of said Pershing Avenue, North  $00^{\circ}23'19''$  East, 202.94 feet a point on the "City Limit" line as shown on said Map; thence along said "City Limit" line, North  $11^{\circ}42'44''$  West, 2.07 feet to a point on the Easterly prolongation of the North line of said Lots 22-27; thence along said Easterly prolongation, North  $89^{\circ}34'57''$  West, 79.55 feet to the **POINT OF BEGINNING**.

**END OF DESCRIPTION**

Containing 15,675 Square Feet, more or less

The above-described Vacation of Right-of-Way is shown on EXHIBIT "B" attached hereto and by this reference made a part hereof.

This real property description was prepared by me or under my direction in conformance with the Professional Land Surveyors Act.

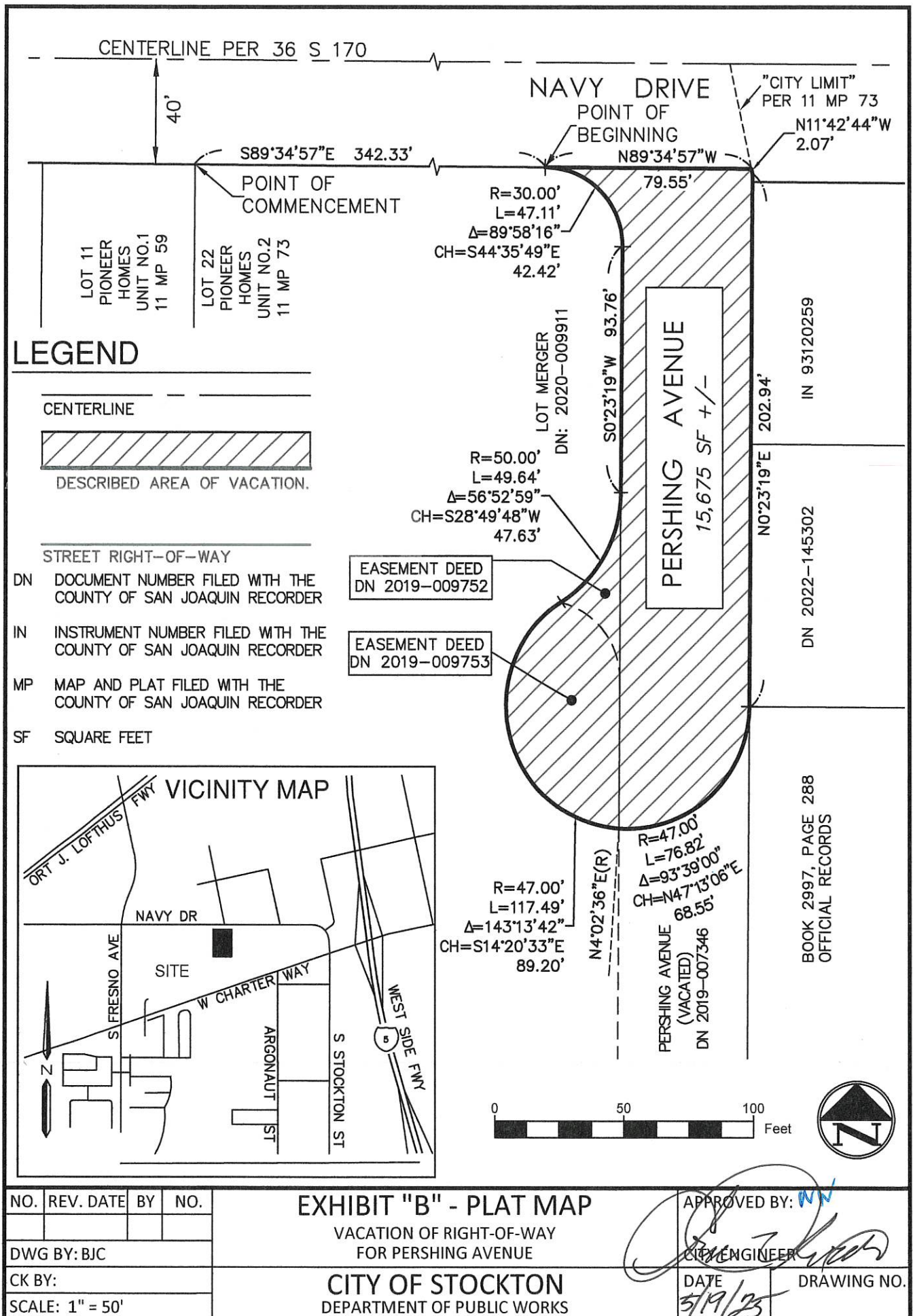
  
Brett J. Chappell, RLS 7547

3.20.2025  
Date

Address: 147 N First Avenue, Oakdale, CA 95361 • Phone: 209 845 9694  
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4789A







**EXHIBIT "A"**  
**RESERVATION OF PUBLIC UTILITY EASEMENT FOR**  
**PERSHING AVENUE**

All that certain real property situate in the City of Stockton, County of San Joaquin, State of California, being a portion of Pershing Avenue as shown on that certain map titled Pioneer Homes Unit No. 2 filed for record in the office of the San Joaquin County Recorder in Volume 11 of Official Maps and Plats Page 73 San Joaquin County Records and being more particularly described as follows:

**COMMENCING** at the Northwest corner of Lot 22 as shown on said map; thence along the North line of Lots 22-27 as shown on said map, South  $89^{\circ}34'57''$  East, 342.33 feet to the **POINT OF BEGINNING** being the beginning of a tangent curve to the right having a radius of 30.00 feet, having a chord that bears South  $44^{\circ}35'49''$  East a distance of 42.42 feet; thence along said curve concave to the Southwest through a central angle of  $89^{\circ}58'16''$  an arc distance of 47.11 feet to a point on the West right-of-way line of said Pershing Avenue; thence along said West right-of-way South  $00^{\circ}23'19''$  West, a distance of 221.91 feet to the Northwest corner of that portion of Pershing Avenue vacated as shown on that certain document "Resolution No.2018-05-15-1110" recorded as Document Number 2019-007346 San Joaquin County Records, and being beginning of a non-tangent curve having a radius of 47.00 feet, said curve also having a chord that bears North  $47^{\circ}13'06''$  East, 68.55 feet; thence along said curve concave to the Northwest through a central angle of  $93^{\circ}39'00''$  an arc distance of 76.82 feet to a point on the East right-of-way line of said Pershing Avenue being the Northeast corner of said as Document Number 2019-007346, San Joaquin County Records; thence along the East right-of-way line of said Pershing Avenue, North  $00^{\circ}23'19''$  East, 202.94 feet a point on the "City Limit" line as shown on said Map; thence along said "City Limit" line, North  $11^{\circ}42'44''$  West, 2.07 feet to a point on the Easterly prolongation of the North line of said Lots 22-27; thence along said Easterly prolongation, North  $89^{\circ}34'57''$  West, 79.55 feet to the **POINT OF BEGINNING**.

**END OF DESCRIPTION**

Containing 12,316 Square Feet, more or less

The above-described Reservation of Public Utility Easement is shown on EXHIBIT "B" attached hereto and by this reference made a part hereof.

This real property description was prepared by me or under my direction in conformance with the Professional Land Surveyors Act.

  
Brett J. Chappell, FLS 7547

3.20.2025  
Date



4789A

