

LAFC __-25

TO THE CITY OF STOCKTON**EXHIBIT "A" - Annexation Legal Description**

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE UNINCORPORATED AREA OF SAN JOAQUIN COUNTY, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THAT CERTAIN PARCEL OF LAND DESCRIBED IN THE GRANT DEED TO REVOCABLE TRUST RECORDED MARCH 22, 2024 AS INSTRUMENT NO. 2024-024121, OFFICIAL RECORDS OF SAN JOAQUIN COUNTY AND A PORTION OF PARCEL THREE OF THE TRUST TRANSFER DEED RECORDED MARCH 30, 2016 AS INSTRUMENT NO. 2016-035593, OFFICIAL RECORDS OF SAN JOAQUIN COUNTY AND A PORTION OF SOUTH MCKINLEY AVENUE AND A PORTION OF THE UNION PACIFIC RAILROAD(FORMERLY WESTERN PACIFIC RAILROAD), BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT MARKING THE INTERSECTION OF THE WEST LINE OF MCKINLEY AVENUE WITH THE CENTERLINE OF AN UNNAMED SLOUGH, WHICH EXTENDS EASTERLY FROM THE FRENCH CAMP SLOUGH AS SHOWN ON THE MAP OF SURVEY FILED FOR RECORD IN BOOK 31 OF SURVEYS, PAGE 77, OFFICIAL RECORDS OF SAN JOAQUIN COUNTY, SAID POINT BEING THE NORTHEASTERLY CORNER OF SAID DEED (2024-024121) AND BEING ON THE WESTERLY RIGHT OF WAY LINE OF SOUTH MCKINLEY AVENUE;

THENCE LEAVING SAID WESTERLY RIGHT OF WAY LINE NORTH 79° 16' 00" EAST, 136.00 FEET TO THE EAST LINE OF SAID UNION PACIFIC RAILROAD.

THENCE ALONG SAID EAST LINE OF THE UNION PACIFIC RAILROAD SOUTH 10° 44' 00" EAST, 1441.45 FEET TO THE INTERSECTION WITH THE EXTENTION OF THE SOUTHWESTERLY LINE OF SAID DEED (2024-024121);

THENCE ALONG SAID SOUTHWESTERLY EXTENTION AND SOUTHERLY AND WESTERLY LINES OF SAID DEED (2024-024121) FOR THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

- 1) NORTH 53° 39' 06" WEST, 845.17 FEET,
- 2) NORTH 29° 16' 34" WEST, 185.33 FEET,
- 3) NORTH 55° 56' 40" WEST, 221.79 FEET,
- 4) NORTH 02° 55' 39" EAST, 270.60 FEET, AND
- 5) NORTH 09° 16' 08" WEST, 200.22 FEET TO THE NORTHERLY LINE OF SAID DEED (2024-024121);

THENCE ALONG SAID NORTHERLY LINE FOR THE FOLLOWING FIVE (5) COURSES AND DISTANCES:

- 1) NORTH 61° 04' 00" EAST, 108.00 FEET,
- 2) NORTH 58° 59' 00" EAST, 130.95 FEET,
- 3) SOUTH 72° 27' 00" EAST, 190.33 FEET,
- 4) NORTH 68° 27' 00" EAST, 98.80 FEET, AND

5) NORTH 67° 36' 00" EAST, 98.79 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 760,456 SQUARE FEET OR 17.4577 ACRES, MORE OR LESS.

FOR ASSESSMENT PURPOSES ONLY. THIS DESCRIPTION OF LAND IS NOT A LEGAL PROPERTY DESCRIPTION AS DEFINED IN THE SUBDIVISION MAP ACT (GOVERNMENT CODE SECTION 66410) AND MAY NOT BE USED AS THE BASIS FOR AN OFFER FOR SALE OF THE LAND DESCRIBED.

EXHIBIT "B" A PLAT IS ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

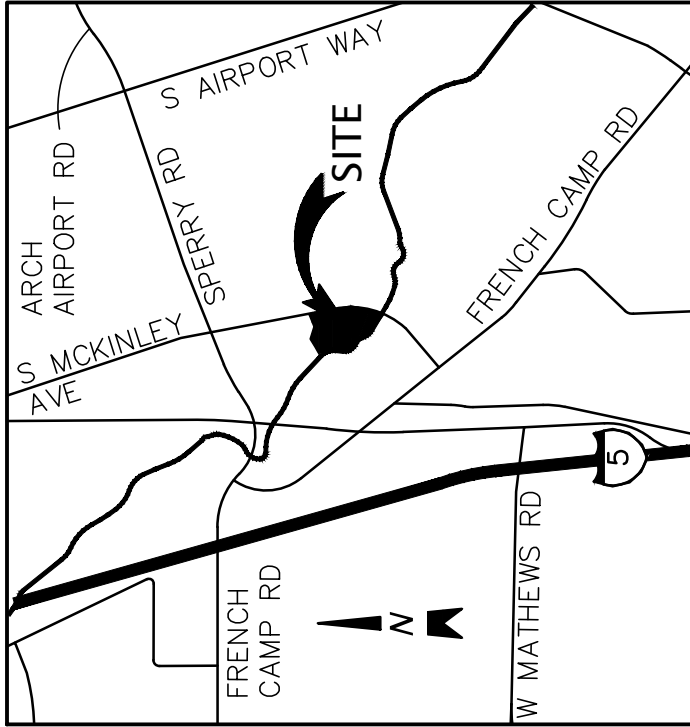
KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC.

THIS DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION.

KC J. KELLER, P.L.S. 9731

6/10/2025

DATE

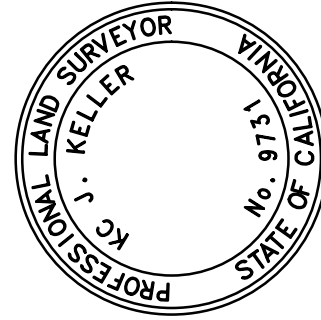


THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION.
FOR ASSESSMENT PURPOSES ONLY, THIS DESCRIPTION IS NOT A LEGAL PROPERTY
DESCRIPTION AS DEFINED IN THE SUBDIVISION MAP ACT AND MAY NOT BE USED
AS THE BASIS FOR AN OFFER FOR SALE OF THE LAND DESCRIBED.

DATED THIS ____ DAY OF _____, 2025.

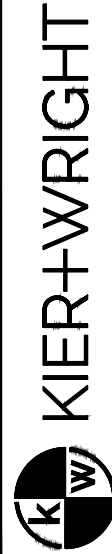
DRAFT

KC JAMES KELLER P.L.S. NO. 9731



BASIS OF BEARINGS

THE BEARING OF SOUTH 13° 22' 54" EAST
TAKEN ON THE MONUMENT LINE AS SHOWN
ON THAT CERTAIN RECORD OF SURVEY
FILED FOR RECORD ON JULY 13, 2020, IN
BOOK 39 OF MAPS AT PAGE 185, OFFICIAL
RECORDS OF SAN JOAQUIN COUNTY WAS
TAKEN AS THE BASIS FOR ALL BEARINGS
SHOWN HEREON.



2850 Collier Canyon Road
Livermore, CA 94551
Phone: (925) 245-8788
www.kierwright.com

EXHIBIT "B" - ANNEXATION PLAT LAFC ____ - 25

TO THE CITY OF STOCKTON
SAN JOAQUIN COUNTY

CALIFORNIA

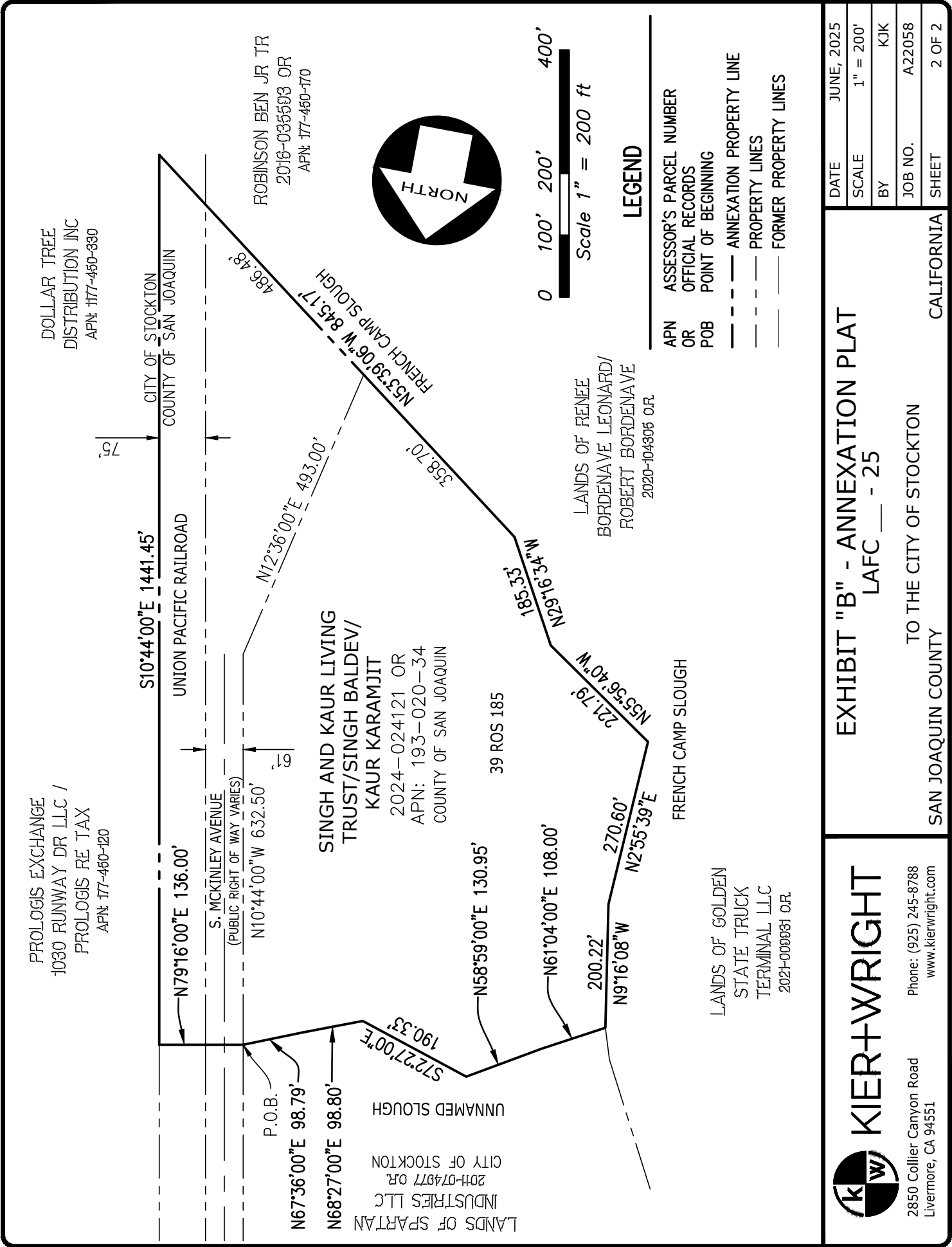
DATE JUNE, 2025

SCALE NTS

BY KJK

JOB NO. A22058

SHEET 1 OF 2



Parcel Map Check Report

Prepared by Kier & Wright

Date: 6/9/2025

Parcel Name: ANNEXATION AREA

North: 12,871.9265'

East: 13,669.0773'

Segment# 1: Line

Course: N79°16'00"E

Length: 136.00'

North: 12,897.2549'

East: 13,802.6979'

Segment# 2: Line

Course: S10°44'00"E

Length: 1,441.45'

North: 11,481.0237'

East: 14,071.1510'

Segment# 3: Line

Course: N53°39'06"W

Length: 845.17'

North: 11,981.9499'

East: 13,390.4269'

Segment# 4: Line

Course: N29°16'34"W

Length: 185.33'

North: 12,143.6083'

East: 13,299.7971'

Segment# 5: Line

Course: N55°56'40"W

Length: 221.79'

North: 12,267.8099'

East: 13,116.0452'

Segment# 6: Line

Course: N2°55'39"E

Length: 270.60'

North: 12,538.0567'

East: 13,129.8653'

Segment# 7: Line

Course: N9°16'08"W

Length: 200.22'

North: 12,735.6625'

East: 13,097.6163'

Segment# 8: Line

Course: N61°04'00"E	Length: 108.00'
North: 12,787.9120'	East: 13,192.1361'

Segment# 9: Line

Course: N58°59'00"E	Length: 130.95'
North: 12,855.3889'	East: 13,304.3625'

Segment# 10: Line

Course: S72°27'00"E	Length: 190.33'
North: 12,797.9972'	East: 13,485.8335'

Segment# 11: Line

Course: N68°27'00"E	Length: 98.80'
North: 12,834.2877'	East: 13,577.7271'

Segment# 12: Line

Course: N67°36'00"E	Length: 98.79'
North: 12,871.9337'	East: 13,669.0630'

Perimeter: 3,927.42'

Area: 760,455.73Sq.Ft.

Error Closure: 0.0160

Course: N63°28'34"W

Error North : 0.00712

East: -0.01427

Precision 1: 245,464.37