

LEGAL DESCRIPTION

ROAD ABANDONMENT OF A PORTION OF "D" STREET AND THE PARCEL SHOWN AS "RESERVED",  
BEING A PORTION OF  
SUPPLEMENT NO. 5 FAIR OAKS TRACT, M.&P. 1-46, SAN JOAQUIN COUNTY RECORDS

ALL THAT CERTAIN REAL PROPERTY, BEING A PORTION OF "D" STREET AND THE PARCEL SHOWN AS "RESERVED" LYING NORTH OF BLOCK 25, AS SHOWN ON THAT CERTAIN MAP TITLED "SUPPLEMENT NO.5 FAIR OAKS TRACT", FILED FOR RECORD APRIL 24, 1893 IN VOLUME 1 OF MAPS AND PLATS, AT PAGE 46, SAN JOAQUIN COUNTY RECORDS, AND SITUATE IN SECTION 44 OF THE C.M. WEBER GRANT, CITY OF STOCKTON, COUNTY OF SAN JOAQUIN, STATE OF CALIFORNIA, BEING MORE PARTICULAR DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF WEBER AVENUE (60 FEET WIDE) AND THE WESTERLY RIGHT-OF-WAY LINE OF "D" STREET (60 FEET WIDE), AS SAID AVENUE AND STREET ARE ALSO SHOWN ON THAT CERTAIN MAP, FILED FOR RECORD JUNE 9, 2023 IN BOOK 40 OF SURVEYS, AT PAGE 163, SAN JOAQUIN COUNTY RECORDS, THENCE THE FOLLOWING SIX (6) COURSES:

- 1) ALONG SAID WESTERLY RIGHT-OF-WAY LINE, NORTH 17°12'56" WEST 210.53 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF STOCKTON TERMINAL EASTERN RAILROAD (100 FEET WIDE),
- 2) LEAVING SAID WESTERLY RIGHT-OF-WAY LINE AND PROCEEDING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, NORTH 71°53'02" EAST 660.27 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF "E" STREET (60 FEET WIDE);
- 3) LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE AND PROCEEDING ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF "E" STREET SOUTH 17°12'25" EAST 21.52 FEET TO THE NORTHEAST CORNER OF BLOCK 25 OF SAID "FAIR OAKS TRACT";
- 4) LEAVING SAID WESTERLY RIGHT-OF-WAY OF "E" STREET AND PROCEEDING ALONG THE NORTHERLY LINE OF SAID BLOCK 25 SOUTH 72°50'15" WEST 600.19 FEET TO THE NORTHWEST CORNER OF SAID BLOCK 25, LAST SAID CORNER BEING ALSO A POINT ON THE EASTERLY RIGHT OF WAY OF SAID "D" STREET;
- 5) ALONG THE WESTERLY LINE OF SAID BLOCK 25, BEING ALSO SAID EASTERLY RIGHT-OF-WAY LINE OF "D" STREET, SOUTH 17°12'56" EAST 200.00 FEET TO A POINT ON SAID NORTHERLY RIGHT-OF-WAY LINE OF WEBER AVENUE;
- 6) LEAVING SAID EASTERLY RIGHT-OF-WAY LINE OF "D" STREET AND PROCEEDING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF WEBER AVENUE, SOUTH 72°50'15" WEST 60.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 22,579 SQUARE FEET, MORE OR LESS.

SUBJECT TO ALL EASEMENTS AND/OR RIGHT-OF-WAYS OF RECORD.

RESERVING THEREFROM A PUBLIC UTILITY EASEMENT WITH ACCESS, OVER, UNDER AND ACROSS THE ABANDONED RIGHT-OF-WAY OF "D" STREET, LYING NORTH OF THE NORTH RIGHT-OF-WAY LINE OF WEBER AVENUE AND SOUTH OF THE SOUTH RIGHT-OF-WAY LINE OF THE STOCKTON TERMINAL EASTERN RAILROAD AS SHOWN ON THAT CERTAIN MAP TITLED "SUPPLEMENT NO.5 FAIR OAKS TRACT", FILED FOR RECORD APRIL 24, 1893 IN VOLUME 1 OF MAPS AND PLATS, AT PAGE 46, SAN JOAQUIN COUNTY RECORDS.

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM 83, ZONE 3 (1991.35). A LINE BETWEEN CITY OF STOCKTON MONUMENTS NO. 167 AND NO. 169 BEARS SOUTH 82°49'51" EAST, AS CALCULATED FROM CITY OF STOCKTON TRAVERSE CONTROL MONUMENT SURVEY, PHASE XIV, FILED FOR RECORD IN BOOK 35 OF SURVEYS, AT PAGE 5, SAN JOAQUIN COUNTY RECORDS. ALL DISTANCES SHOWN ARE GROUND LEVEL DISTANCES AND MUST BE MULTIPLIED BY 0.99993984 TO OBTAIN GRID DISTANCES.

ALL AS SHOWN ON EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

*Walter John Shoup*  
WALTER JOHN SHOUP, PLS 7736  
DATED: 12/19/2024



END OF DESCRIPTION

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