

EXHIBIT "A"
LEGAL DESCRIPTION OF KEYES 19 NORTH
ANNEXATION TO CSA 26 - KEYES

Situate in the North half of the Southeast Quarter of Section 30, Township 4 South, Range 10 East, Mount Diablo Meridian in the County of Stanislaus, State of California, said Area 1 also being described as follows:

BEGINNING at the Southwest corner of Parcel 1 as shown on that certain Parcel Map filed for record in Book 34 of Parcel Maps, at Page 76, Stanislaus County Records, being also the Southeast boundary corner of the area described as "Exception" from the Boundary of County Service Area (GSA) No. 26 (Keyes);

thence, along the existing boundary of said GSA No. 26, being also the South line of that property described in Individual Quit Claim Deed to Vernon Doyle Christopher recorded February 27, 1986 as Instrument No. 047618, Stanislaus County Records, the following three (3) courses:

1. Along the South line of the Northeast Quarter of the Southeast Quarter of said Section 30, North 89°40'26" West 594.99 feet to the Southeast Sixteenth corner of the Southeast Quarter of said Section 30; thence
2. Along the South line of the Northwest Quarter of said Southeast Quarter, North 89°41'58" West 185.00 feet to the Southerly extension of the East line of that certain Parcel Map filed for record in Book 32 of Parcel Maps, at Page 27, Stanislaus County Records; thence
3. Along said Southerly Extension, North 00°27'12" East 30.00 feet to a point which is 30.00 feet distant at right angles from said South line of the Northwest Quarter of the Southeast Quarter; thence leaving said existing GSA No. 26 boundary and continuing along said Christopher property the following four (4) courses:
 4. Parallel with said South line of the Northwest Quarter of the Southeast Quarter, South 89°41'58" East 184.93 feet; thence
 5. Parallel with said South line of the Northeast Quarter of the Southeast Quarter, South 89°40'26" East 115.07 feet; thence
 6. North 00°27'12" East 435.40 feet;
 7. North 89°41'58" West 300.00 feet to a point on the East line of the Remainder Parcel as shown on said Parcel Map filed for record in Book 32 of Parcel Maps, at Page 27, Stanislaus County Records, being also a point on said existing GSA No. 26 boundary; thence along said existing GSA No. 26 boundary the following five (5) courses:

8. Along said East line of said Remainder Parcel and the Easterly line of that certain map entitled "Bonita Ranch, Unit No. 1", filed for record in Book 41 of Maps, at Page 8, Stanislaus County Records, North 00°27'12" East 431.35 feet to the Southwesterly corner of Parcel B as shown on that certain Parcel Map filed for record in Book 25, at Page 112, Stanislaus County Records; thence
9. Along the Southerly line of said Parcel B, South 89°38'23" East 785.79 feet; thence
10. Along the Westerly line of said Parcel B, South 00°27'06" West 405.45 feet; thence
11. Continuing along the Westerly line of said Parcel B, North 89°40'26" West 6.21 feet; thence
12. Continuing along the Westerly line of said Parcel Band Parcel A of said Parcel Map filed for record in Book 25 of Parcel Maps, at Page 112, South 00°24'26" West 490.69 feet to the point of beginning.

Containing 13.10 acres more or less

This legal description as described is delineated on the accompanying "Plat to Accompany Legal Description" and made a part hereof for reference purposes.



Nicole Cannella, F.L.S. 9099



5-14-18

EXHIBIT "A 1"
LEGAL DESCRIPTION OF KEYES 19 SOUTH
ANNEXATION TO CSA 26 - KEYES


Situate in the Southeast Quarter of the Southeast Quarter of Section 30, Township 4 South, Range 10 East, Mount Diablo Meridian in the County of Stanislaus, State of California, said Area 2 also being described as follows:

COMMENCING at the Southeast Corner of said Section 30; thence

1. Along the East line of said Section 30, being also the centerline of Washington Road, North 00°27'45" East 535.04 feet to the intersection with the easterly prolongation of the south line of Parcel 2 as shown on that certain Parcel Map filed for record in Book 34 of Parcel Maps, at Page 76, Stanislaus County Records and **TRUE POINT OF BEGINNING** of this description; thence
2. Along said South line of Parcel 2 and the Easterly prolongation thereof, North 89°44'05" West 422.95 feet to the Southwest corner of said Parcel 2; thence
3. Along the West line of said Parcel 2, North 00°28'02" East 745.62 feet to a point on the South right of way line of Norma Way being 30.00 feet distance at right angles from the centerline of Norma Way as shown on that certain Map entitled Victoria Park, filed for record in Book 41 of Maps, at Page 55, Stanislaus County Records, being also a point on the boundary of the existing County Service Area (CSA) No. 26 (Keyes); thence
4. Along said existing CSA No. 26 boundary, parallel with said centerline, being also said South Right of Way line and its Easterly prolongation thereof to said East line of Section 30, being also said centerline of Washington Road, South 89°38'49" East 422.89 feet; thence
5. Leaving said existing CSA No. 26 boundary and along said East line of Section 30, being also said centerline of Washington Road, South 00°27'45" West 744.97 feet to the point of beginning.

Containing 7.24 acres more or less

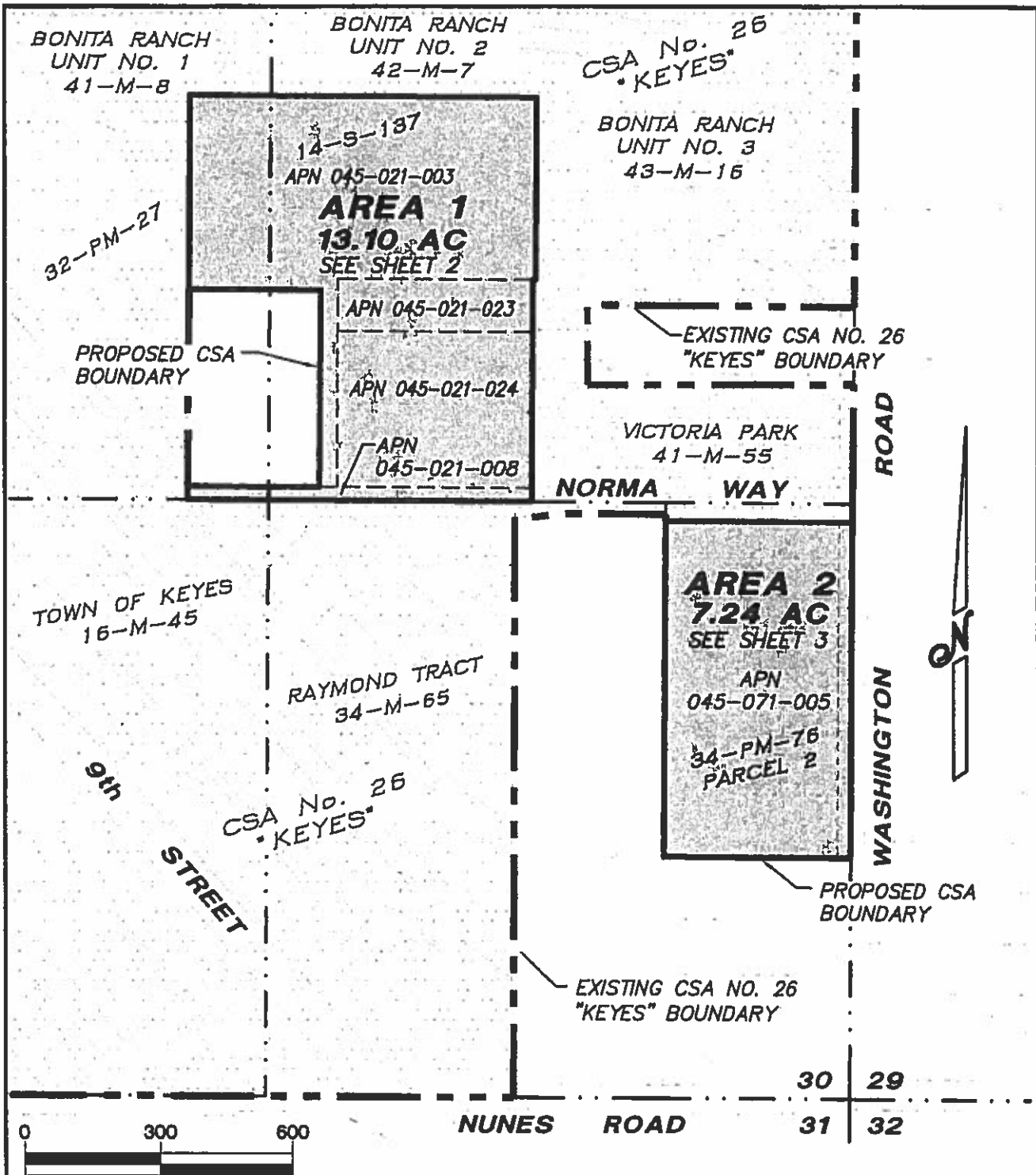
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Nicole Cannella, P.L.S. 9099



5.14.18

EXHIBIT "B"



SHEET 1 OF 3

North Star
Engineering Group, Inc.

• CIVIL ENGINEERING • SURVEYING • PLANNING •

620 12th Street Modesto, CA 95354
(209) 524-3525 Phone (209) 524-3526 Fax

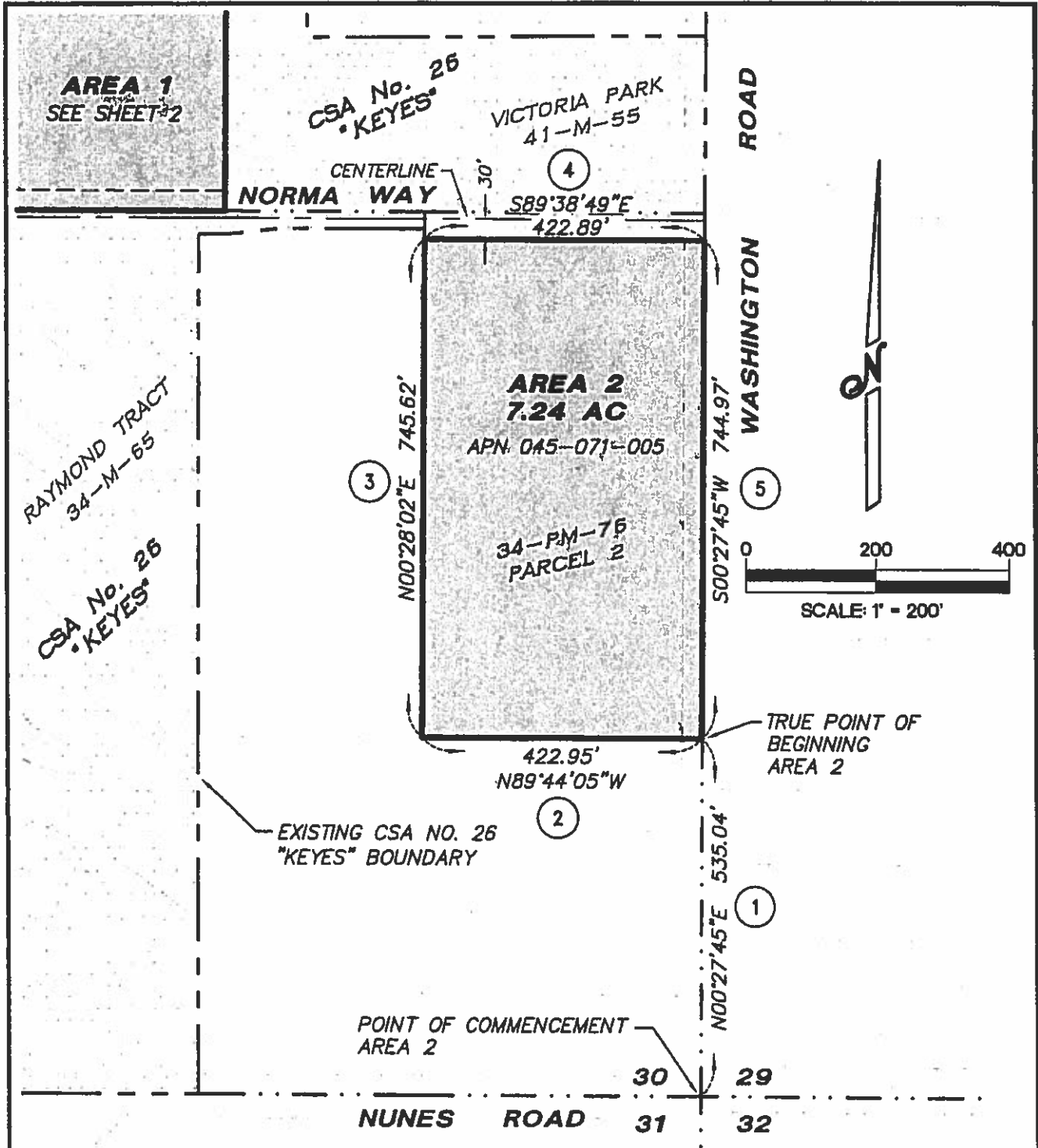
**PLAT TO ACCOMPANY
LEGAL DESCRIPTION**

OF A PORTION OF THE SOUTHEAST QUARTER OF
SECTION 30, TOWNSHIP 4 SOUTH, RANGE 10 EAST,
MOUNT DIABLO MERIDIAN.


STANISLAUS COUNTY, STATE OF CALIFORNIA

JOB NO:	J17-2068
SCALE:	1"=300'
DR BY:	NC
FILE:	17-2068 csa annexation exhibit cover sht.dwg
DATE:	May 14, 2018

EXHIBIT "B" - KEYES 19 SOUTH



SHEET 3 OF 3

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**PLAT TO ACCOMPANY
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OF A PORTION OF THE SOUTHEAST QUARTER OF
SECTION 30, TOWNSHIP 4 SOUTH, RANGE 10 EAST,
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