

EXHIBIT 'A'
LEGAL DESCRIPTION
RECYCLED WATER LINE EASEMENT

Lying within the unincorporated area of County of Mendocino, State of California, and being portions of the lands of the Mendocino Unified School District as described by Grant Deed recorded in Book 2155 of Official Records at Page 351, Mendocino County Records, and shown on that Record of Survey filed in Drawer 92 of Maps, Page 27, Mendocino County Records, said portions are more particularly described as follows:

PARCEL A

COMMENCING at the southwest corner of the Mendocino Union High School District as shown on said Record of Survey, being a point on the northerly right-of-way of Little Lake Road, from which a found 1/2-inch rebar with a yellow cap embossed "Paoli RCE 18341" on the westerly boundary of said lands of the Mendocino Union High School District bears North 0°18'04" East 2.09 feet, also from which a found 1/2-inch rebar with a yellow cap embossed "Paoli RCE 18341" as shown on said Record of Survey bears North 0°18'04" East 209.14 feet; thence leaving said southwest corner, along the southerly boundary of said lands of Mendocino Union High School District and said northerly right-of-way of Little Lake Road, South 82°21'36" East 232.44 feet to the common southerly corner of said lands of the Mendocino Union High School District and said lands of the Mendocino Unified School District; thence leaving said common southerly corner, along the southerly boundary of said lands of the Mendocino Unified School District and continuing along said northerly right-of-way, South 82°21'36" East 136.01 feet to the POINT OF BEGINNING of the herein described PARCEL A; thence continuing along said southerly boundary of the lands of the Mendocino Unified School District and northerly right-of-way, South 82°21'36" East 45.96 feet; thence North 64°35'19" East 52.11 feet to a point hereafter referred to as POINT 'A'; thence leaving said southerly boundary and northerly right-of-way, South 80°02'55" West 94.03 feet to the POINT OF BEGINNING.

PARCEL B

COMMENCING at the aforementioned POINT 'A'; thence along the southerly boundary of said lands of the Mendocino Unified School District and northerly right-of-way of Little Lake Road, North 64°35'19" East 45.14 feet to the POINT OF BEGINNING of the herein described PARCEL B; thence leaving said southerly boundary and said northerly right-of-way, North 32°36'35" West 20.50 feet; thence North 83°08'18" West 15.96 feet; thence along a curve to the right having a radius of 33.00 feet, through a central angle of 300°25'46", for a length of 173.03 feet; thence South 32°36'35" East 27.66 feet to said southerly boundary and said northerly right-of-way; thence along said southerly boundary and northerly right-of-way, South 64°35'19" West 20.16 feet to the POINT OF BEGINNING.

Containing 4,589 square feet combined, more or less.

END OF DESCRIPTION

EXHIBIT 'A'
LEGAL DESCRIPTION
RECYCLED WATER LINE EASEMENT

Being a portion of APNs 119-100-04 & 119-100-23

Basis of Bearings: Being North 0°18'04" East between two found 1/2-inch rebars with yellow caps embossed "Paoli RCE 18341" as shown on that Record of Survey filed in Drawer 92 of Maps, Page 27, Mendocino County Records.

Prepared by Cinquini & Passarino, Inc.

Preliminary

09/12/2025

Anthony G. Cinquini, P.L.S. 8614

Date

EXHIBIT 'B'

THIS DIAGRAM IS FOR GRAPHIC PURPOSES ONLY. ANY ERRORS
OR OMISSIONS SHALL NOT AFFECT THE LEGAL DESCRIPTION.

LEGEND



RECYCLED WATER LINE EASEMENT
AREA: 4,589± SF COMBINED



SUBJECT PROPERTY BOUNDARY

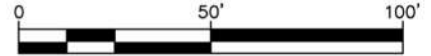


ADJACENT PROPERTY BOUNDARY



RWE
DN
O.R.
SF

FOUND 1/2" REBAR W/YELLOW CAP "PAOLI
RCE 18341" AS SHOWN ON D.92 MAPS PG.27
RECYCLED WATER LINE EASEMENT
DOCUMENT NUMBER
OFFICIAL RECORDS
SQUARE FEET

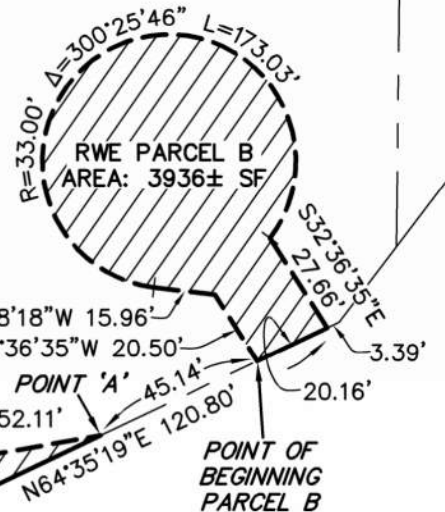


BASIS OF BEARINGS
N018°04'E 207.05'
N018°04'E 209.14'

LANDS OF
MENDOCINO UNION HIGH
SCHOOL DISTRICT, ET AL.
APN 119-100-03
358 O.R. 373

RECORD OF SURVEY
D.92 MAPS PG.27

LANDS OF
MENDOCINO UNIFIED
SCHOOL DISTRICT
APNs 119-100-04 & -23
2155 O.R. 351



S80°02'55"W 94.03'
RWE PARCEL A
AREA: 653± SF

136.01'
S82°21'36"E 414.41'

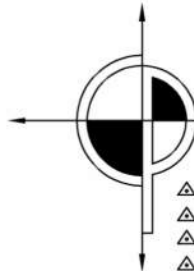
LITTLE LAKE ROAD
(C.R. 408)

POINT OF BEGINNING
PARCEL A

POINT OF
BEGINNING
PARCEL B

BASIS OF BEARINGS

BEING NORTH 018°04' EAST BETWEEN TWO
FOUND 1/2" REBARS WITH YELLOW CAPS
EMBOSSED "PAOLI RCE 18341" AS SHOWN ON
THAT RECORD OF SURVEY FILED IN DRAWER
92 OF MAPS, PAGE 27, MENDOCINO COUNTY
RECORDS.



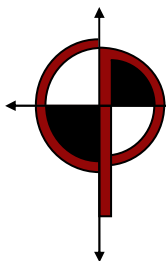
CINQUINI & PASSARINO, INC.
LAND SURVEYING

- △ BOUNDARY
- △ TOPOGRAPHIC
- △ CONSTRUCTION
- △ SUBDIVISIONS

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JOB NAME: MCCSD RECYCLED WATER PROJECT	DRAWN BY: AJD	CHECKED BY: AGC
DESCRIPTION: RECYCLED WATER LINE EASEMENT EXHIBIT	SCALE: 1"=50'	DATE: 9/12/25
	JOB #:10823-25	PAGE: 3 OF 3



▲ BOUNDARY
▲ RAILROAD

▲ TOPOGRAPHIC
▲ INFRASTRUCTURE

▲ CONSTRUCTION
▲ HYDROGRAPHIC

CINQUINI & PASSARINO, INC.

LAND SURVEYING

September 12, 2025

10823-25

By: Andrew Jetson-Diehl

CLOSURE CALCULATION

Description: Recycled Water Line Easement – School Site

PARCEL A

North: 9998.241' East: 20467.371'

Segment #1 : Line

Course: S82°21'36"E Length: 45.96'

North: 9992.131' East: 20512.923'

Segment #2 : Line

Course: N64°35'19"E Length: 52.11'

North: 10014.492' East: 20559.991'

Segment #3 : Line

Course: S80°02'55"W Length: 94.03'

North: 9998.242' East: 20467.376'

Perimeter: 192.09' Area: 653.00 Sq. Ft.

Error Closure: 0.005 Course: N75°42'52"E

Error North: 0.0013 East: 0.0051

Precision 1: 38420.00

PARCEL B

North: 10033.861' East: 20600.757'

Segment #1 : Line

Course: N32°36'35"W Length: 20.50'

North: 10051.129' East: 20589.709'

Segment #2 : Line

Course: N83°08'18"W Length: 15.96'

North: 10053.036' East: 20573.864'

Segment #3 : Curve

Length: 173.03' Radius: 33.00'

Delta: 300°25'46" Tangent: 18.89'

Chord: 32.79' Course: N67°04'35"E

Course In: N6°51'42"E Course Out: S52°42'32"E

RP North: 10085.800' East: 20577.806'

End North: 10065.808' East: 20604.064'

Segment #4 : Line

Course: S32°36'35"E Length: 27.66'

North: 10042.508' East: 20618.971'

Segment #5 : Line

Course: S64°35'19"W Length: 20.16'

North: 10033.857' East: 20600.761'

Perimeter: 257.31' Area: 3936.10 Sq. Ft.

Error Closure: 0.005 Course: S46°18'52"E

Error North: -0.0037 East: 0.0038

Precision 1: 23414.00