

EXHIBIT "A"

LEGAL DESCRIPTION

PROPOSED ANNEXATION OF THE LANDS OF CLAP FINANCIAL, LLC

(DOCUMENT NO. 2018-033162)

TO THE OAK KNOLL SEWER MAINTENANCE DISTRICT

735 UPLAND ROAD, REDWOOD CITY

(A.P.N. 058-282-130)

A PARCEL OF LAND SITUATE IN THE CITY OF REDWOOD CITY, COUNTY OF SAN MATEO, STATE OF CALIFORNIA BEING A PORTION OF PULGAS RANCHO ALSO BEING A PORTION OF LOT 1, BLOCK 24, AS SHOWN ON THAT CERTAIN MAP ENTITLED "OAK KNOLL MANOR", WHICH WAS FILED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SAN MATEO, STATE OF CALIFORNIA ON MAY 10, 1916 IN BOOK 10 OF MAPS, PAGES 4 THROUGH 11, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING (POC) AT THE MOST SOUTHEASTERLY CORNER OF THE LAND CONVEYED TO GREGORY DUKE AND WIFE IN THE GRANT DEED RECORDED JULY 1, 1998 AS INSTRUMENT NO. 1998-103548, ALSO BEING A POINT ON THE WESTERLY LINE OF HILLCREST DRIVE AND ALSO BEING MOST NORTHERLY POINT OF OAK KNOLL SEWER MAINTENANCE DISTRICT BOUNDARY ADOPTED ON JUNE 27, 1995 BY RESOLUTION No. 59466

THENCE SOUTHERLY ALONG THE WESTERLY RIGHT OF WAY OF HILLCREST DRIVE FROM A RADIAL LINE WHICH BEARS NORTH 43°48'21" WEST, ALONG CURVE TO THE LEFT, HAVING RADIUS OF 93.10 FEET, A CENTRAL ANGLE OF 50°52'19" AND ARC LENGTH OF 82.66 FEET TO TRUE POINT OF THE BEGINNING (POB)

THENCE FROM SAID POINT OF BEGINNING AROUND THE PERIMETER OF SAID PARCEL, IN CLOCKWISE DIRECTION, THE FOLLOWING SIX COURSES:

1. SOUTHERLY ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF HILLCREST DRIVE AND SAID CURVE, A RADIAL POINT WHICH BEARS **SOUTH 85°26'41" WEST** AT LAST SAID POINT, SAID CURVE HAVING A **RADIUS OF 93.10 FEET, A CENTRAL ANGLE OF 27°01'41" AND AN ARC LENGTH OF 43.92 FEET;**
2. ALONG SAID RIGHT-OF-WAY WESTERLY RIGHT-OF-WAY LINE OF HILLCREST DRIVE **SOUTH 31°35'00" EAST, A DISTANCE OF 42.43 FEET.**
3. ALONG THE SOUTHERLY LINE OF SAID PARCEL, **SOUTH 58°25'00" WEST, A DISTANCE OF 22.27 FEET;**

4. ALONG THE SOUTHERLY LINE OF SAID PARCEL, **NORTH 68°10'00" WEST, A DISTANCE OF 136.63 FEET** TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT, SAID POINT BEING A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF UPLAND ROAD;
5. NORTHERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF UPLAND ROAD AND SAID CURVE, A RADIAL POINT WHICH BEARS **NORTH 87°04'53" WEST** AT LAST SAID POINT, SAID CURVE HAVING A **RADIUS OF 553.14 FEET, A CENTRAL ANGLE OF 8°16'42" AND AN ARC LENGTH OF 79.92 FEET**;
6. ALONG THE NORTHERLY LINE OF SAID PARCEL **SOUTH 67°49'00" EAST, A DISTANCE OF 108.29 FEET** TO THE WESTERLY RIGHT-OF-WAY LINE OF HILLCREST DRIVE TO THE TRUE POINT OF THE BEGINNING

CONTAINING AN AREA OF 10,133 SQUARE FEET (0.233 ACRES).

END OF DESCRIPTION

A PLAT, EXHIBIT "B", IS ATTACHED HERETO AND MADE A PART HEREOF, FOR REFERENCE ONLY.

THIS LAND DESCRIPTION HAS BEEN PREPARED BY ME, OR UNDER MY DIRECTION, PURSUANT TO CHAPTER 15, ARTICLE 3, SECTION 8726(I) OF THE PROFESSIONAL LAND SURVEYORS' ACT, AND IN CONFORMANCE WITH DIVISION 2, CHAPTER 2, ARTICLE 1, SECTION 66428(a)(2) OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND SHALL NOT BE UTILIZED IN ANY CONVEYANCE WHICH MAY VIOLATE SAID ACT(S) OR LOCAL ORDINANCES.



D. IAN WILSON, PLS 7010

DATE: 

