

EXHIBIT "A"
LEGAL DESCRIPTION
EXISTING JOINT USE AREAS

THOSE PORTIONS OF THAT LAND SHOWN AND DESCRIBED AS THE "PROPERTY" IN THAT CERTAIN GRANT DEED TO BALDWIN & SONS, LLC, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY AUGUST 12, 2014 AS DOC. NO. 2014-0344932, OF OFFICIAL RECORDS, LYING WITHIN A PORTION OF LOT 31 OF THE OTAY RANCHO ACCORDING TO MAP THEREOF NO. 862, FILED IN THE OFFICE OF SAID COUNTY RECORDER FEBRUARY 7, 1900, ALL IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A

BEING A 63.00 FOOT WIDE STRIP OF LAND LYING 31.00 FEET NORTHWESTERLY OF AND PARALLEL WITH AND 32.00 FEET SOUTHEASTERLY OF AND PARALLEL WITH THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF SANTA DIANA ROAD DEDICATED TO PUBLIC USE PER CHULA VISTA TRACT NO. 11-05 OTAY RANCH VILLAGE 2 NORTH "A" MAP NO. 2 AND OTAY RANCH VILLAGE 2 NORTH NEIGHBORHOOD R-5B UNIT NO. 1, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 15865 FILED IN THE OFFICE OF SAID COUNTY RECORDER MAY 7, 2012, AND THE WESTERLY LINE OF SAID "PROPERTY", SAID POINT BEING THE NORTHEASTERLY TERMINUS OF THAT CERTAIN COURSE SHOWN AND DESCRIBED ON SAID MAP NO. 15865 AS "N66°17'20"E, 581.27'", THENCE LEAVING SAID WESTERLY LINE ALONG THE NORTHEASTERLY EXTENSION OF SAID CENTERLINE NORTH 66°17'20" EAST, 50.06 FEET TO A POINT ON THE EASTERLY LINE OF SAID "PROPERTY", SAID POINT BEING THE SOUTHWESTERLY TERMINUS OF THE CENTERLINE OF SANTA DIANA ROAD DEDICATED TO THE CITY OF CHULA VISTA PER EASEMENT FOR STREET AND PUBLIC UTILITY PURPOSES RECORDED OCTOBER 4, 2007 AS DOC. NO. 2007-0644154, OF OFFICIAL RECORDS, SHOWN AS "N66°17'20"E, 875.21'", BEING ALSO THE **POINT OF TERMINUS**.

THE SIDELINES OF THE HEREINABOVE DESCRIBED 63.00 FOOT WIDE STRIP OF LAND TO BE SHORTENED OR LENGTHENED TO TERMINATE SOUTHWESTERLY IN THE WESTERLY LINE OF SAID "PROPERTY" AND NORTHEASTERLY IN THE EASTERLY LINE OF SAID "PROPERTY".

THE HEREINABOVE DESCRIBED 63.00 FOOT WIDE STRIP OF LAND CONTAINS 0.072 ACRES, MORE OR LESS.

PARCEL B

BEING AN 83.00 FOOT WIDE STRIP OF LAND LYING 46.00 FEET NORTHWESTERLY OF AND PARALLEL WITH AND 37.00 FEET SOUTHEASTERLY OF AND PARALLEL WITH THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF SANTA VICTORIA ROAD AS DEDICATED TO PUBLIC USE PER CHULA VISTA TRACT NO. 06-05 OTAY RANCH VILLAGE 2 NEIGHBORHOOD R-15A, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 15862 FILED IN THE OFFICE OF SAID COUNTY RECORDER APRIL 4, 2012 AND THE EASTERLY LINE OF SAID "PROPERTY", SAID POINT BEING THE SOUTHWESTERLY TERMINUS OF THAT CERTAIN COURSE SHOWN AND DESCRIBED ON SAID MAP NO. 15862 AS "N66°17'20"E, 194.48"; THENCE LEAVING SAID EASTERLY LINE ALONG THE SOUTHWESTERLY EXTENSION OF SAID CENTERLINE SOUTH 66°17'20" WEST, 50.06 FEET TO A POINT IN THE WESTERLY LINE OF SAID "PROPERTY", SAID POINT BEING THE NORTHEASTERLY TERMINUS OF THE CENTERLINE OF SANTA VICTORIA ROAD DEDICATED TO PUBLIC USE PER CHULA VISTA TRACT NO. 11-05 OTAY RANCH VILLAGE 2 NORTH "A" MAP NO. 2 AND OTAY RANCH VILLAGE 2 NORTH NEIGHBORHOOD R-5B UNIT NO. 1, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 15865 FILED IN THE OFFICE OF SAID COUNTY RECORDER MAY 7, 2012, SHOWN AS "N66°17'20"E, 619.35", BEING ALSO THE **POINT OF TERMINUS**.

THE SIDELINES OF THE HEREINABOVE DESCRIBED 83.00 FOOT WIDE STRIP OF LAND TO BE SHORTENED OR LENGTHENED TO TERMINATE SOUTHWESTERLY IN THE WESTERLY LINE OF SAID "PROPERTY" AND NORTHEASTERLY IN THE EASTERLY LINE OF SAID "PROPERTY".

THE HEREINABOVE DESCRIBED 83.00 FOOT WIDE STRIP OF LAND CONTAINS 0.095 ACRES, MORE OR LESS.

PARCEL C

BEING A 58.00 FOOT WIDE STRIP OF LAND LYING 29.00 FEET ON BOTH SIDES OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF ORTEGA STREET AS DEDICATED TO PUBLIC USE PER SAID MAP NO. 15862 AND THE EASTERLY LINE OF SAID "PROPERTY", SAID POINT BEING THE WESTERLY TERMINUS OF THAT CERTAIN CURVE SHOWN AND DESCRIBED ON SAID MAP NO. 15862 AS "DELTA 28°20'58", R=400.00' L=197.92", A RADIAL LINE TO SAID POINT BEARS NORTH 15°05'28" WEST; THENCE LEAVING SAID EASTERLY LINE WESTERLY ALONG THE WESTERLY EXTENSION OF SAID 400.00 FOOT RADIUS CURVE THROUGH A CENTRAL ANGLE OF 07°13'56" A DISTANCE OF 50.49 FEET TO A POINT ON THE WESTERLY LINE OF SAID "PROPERTY", A RADIAL LINE TO SAID POINT BEARS NORTH 22°19'23" WEST, SAID POINT BEING THE **POINT OF TERMINUS**.

THE SIDELINES OF THE HEREINABOVE DESCRIBED 58.00 FOOT WIDE STRIP OF LAND TO BE SHORTENED OR LENGTHENED TO TERMINATE SOUTHWESTERLY IN THE WESTERLY LINE OF SAID "PROPERTY" AND NORTHEASTERLY IN THE EASTERLY LINE OF SAID "PROPERTY".

THE HEREINABOVE DESCRIBED 58.00 FOOT WIDE STRIP OF LAND CONTAINS 0.067 ACRES, MORE OR LESS.



DOUGLAS B. STROUP
HUNSAKER & ASSOCIATES SAN DIEGO, INC.

12/02/2014
L.S. 8553

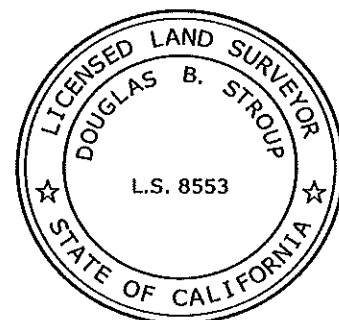
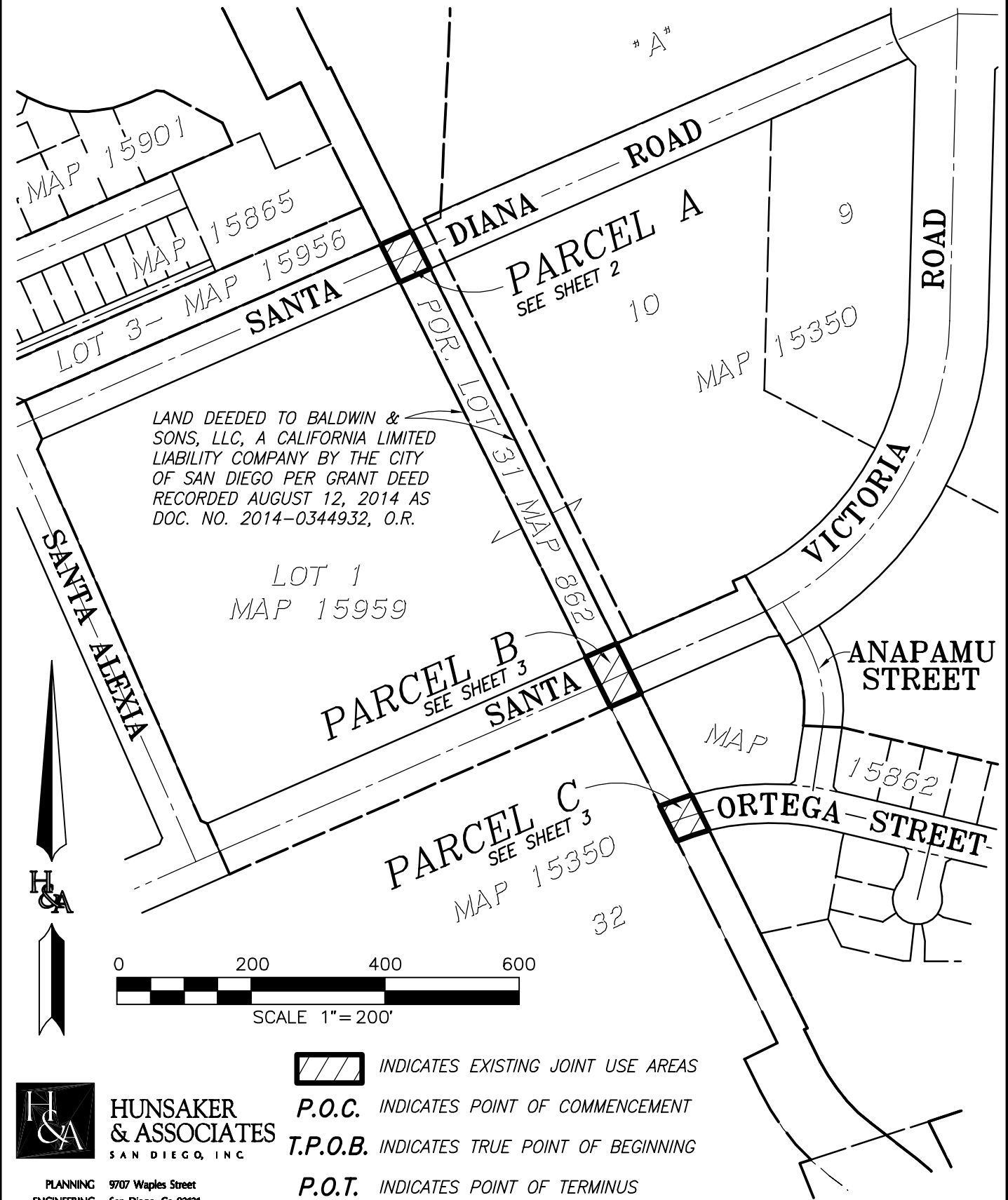


EXHIBIT "B"

SHEET 1 OF 3

EXISTING JOINT USE AREAS



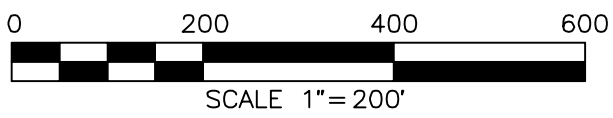
LAND DEEDED TO BALDWIN & SONS, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY BY THE CITY OF SAN DIEGO PER GRANT DEED RECORDED AUGUST 12, 2014 AS DOC. NO. 2014-0344932, O.R.


LOT 1
MAP 15959

PARCEL B
SEE SHEET 3

PARCEL C
SEE SHEET 3

PARCEL A
SEE SHEET 2



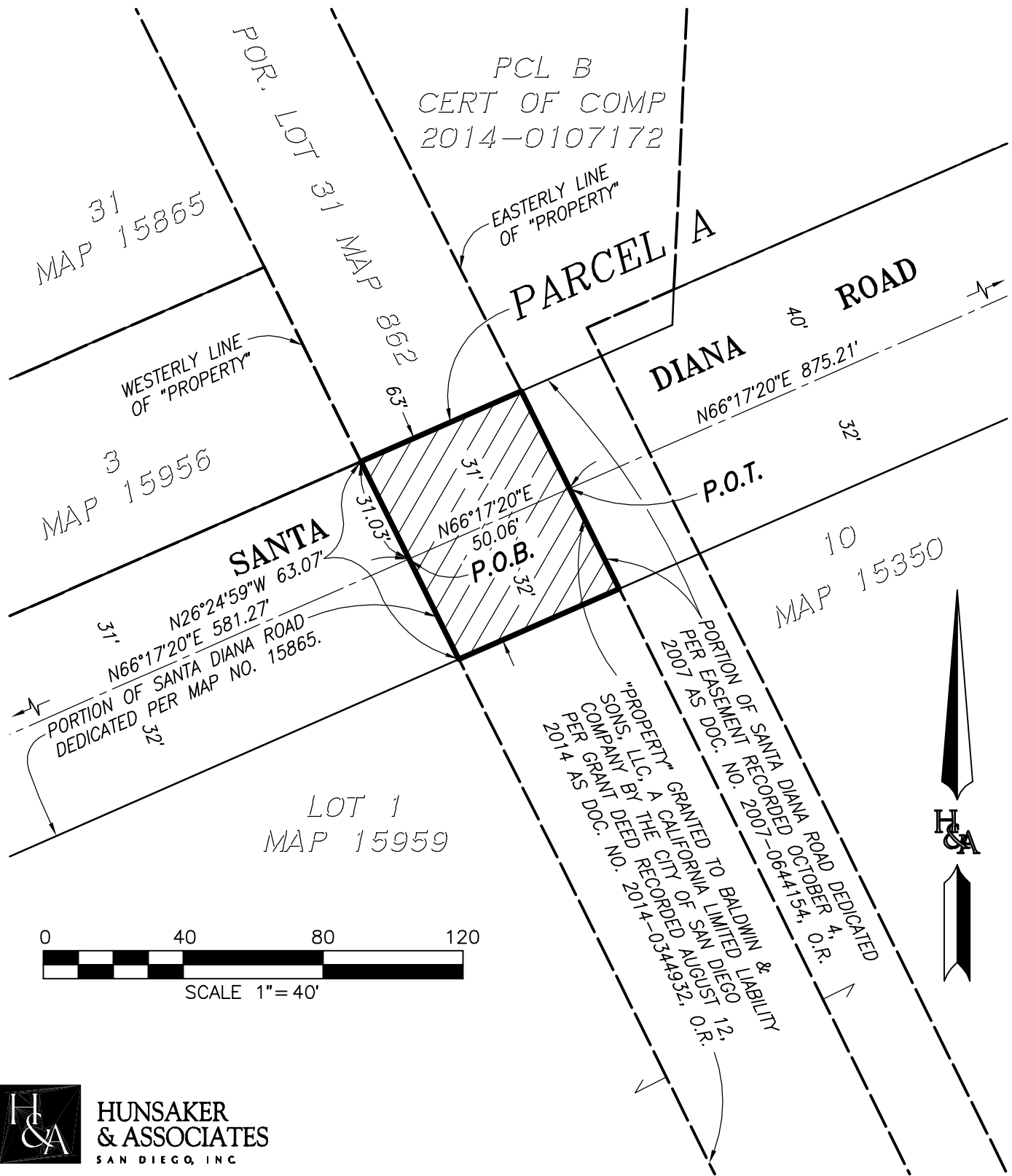
-  INDICATES EXISTING JOINT USE AREAS
- P.O.C.** INDICATES POINT OF COMMENCEMENT
- T.P.O.B.** INDICATES TRUE POINT OF BEGINNING
- P.O.T.** INDICATES POINT OF TERMINUS

H & A
HUNSAKER & ASSOCIATES
 SAN DIEGO, INC

PLANNING 9707 Waples Street
 ENGINEERING San Diego, Ca 92121
 SURVEYING PH(858)558-4500 · FX(858)558-1414

EXHIBIT "B"

EXISTING JOINT USE AREAS



**HUNSAKER
& ASSOCIATES**
SAN DIEGO, INC

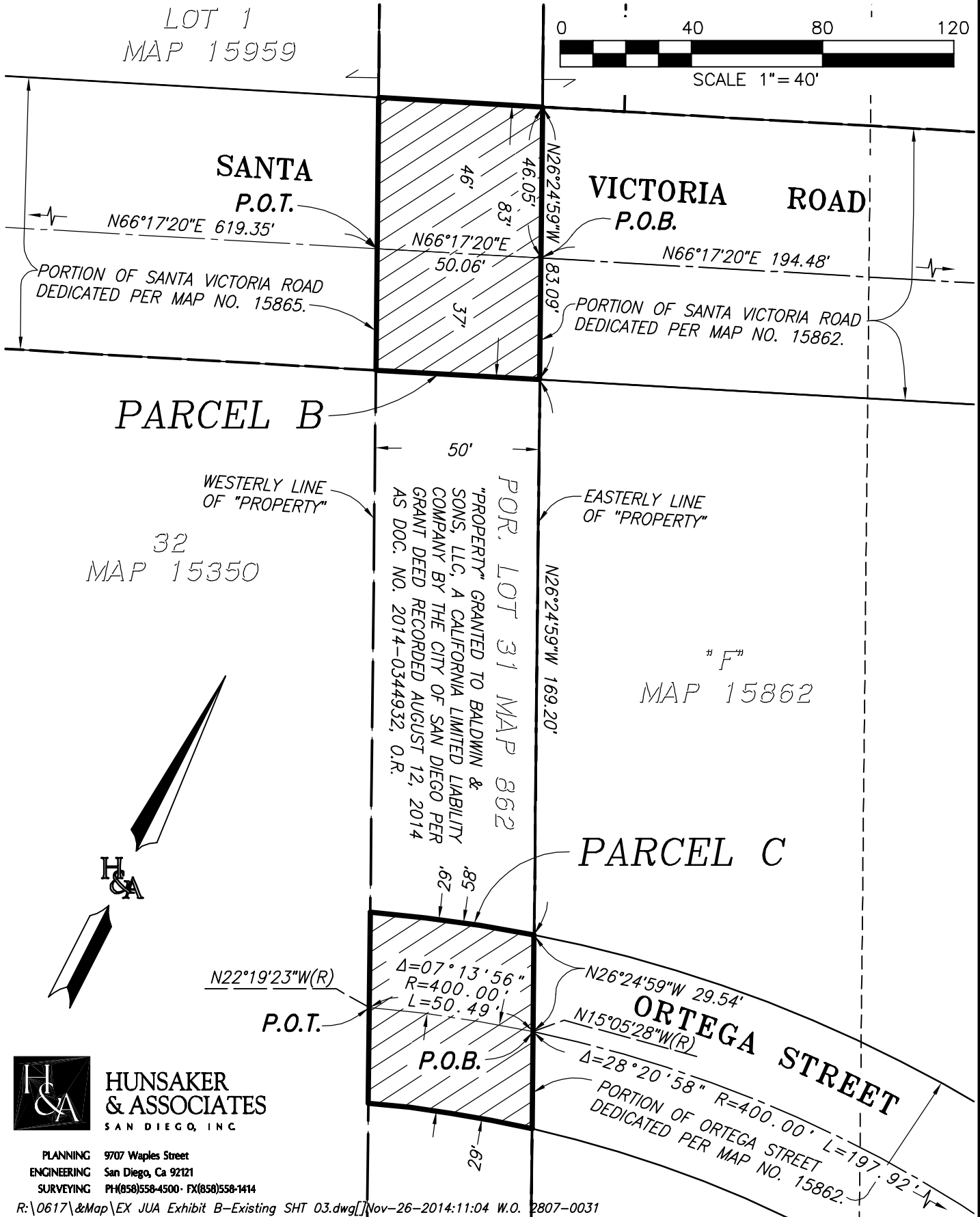
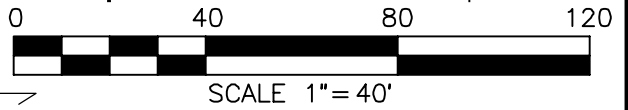
PLANNING 9707 Waples Street
ENGINEERING San Diego, Ca 92121
SURVEYING PH(858)558-4500 · FX(858)558-1414

EXHIBIT "B"

SHEET 3 OF 3

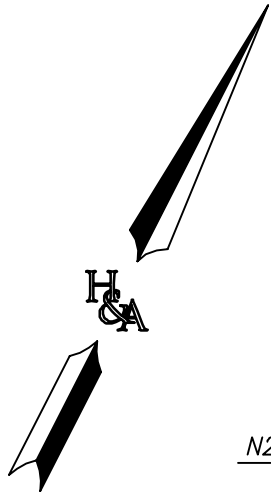
EXISTING JOINT USE AREAS

LOT 1
MAP 15959



32
MAP 15350

"F"
MAP 15862



PLANNING 9707 Waples Street
ENGINEERING San Diego, Ca 92121
SURVEYING PH(858)558-4500 · FX(858)558-1414

EXHIBIT "C"
LEGAL DESCRIPTION
FUTURE JOINT USE AREA

THOSE PORTIONS OF LA MEDIA ROAD DEDICATED TO PUBLIC USE PER CHULA VISTA TRACT NO. 05-09 OTAY RANCH VILLAGE 7 "A" MAP NO. 1 ACCORDING TO MAP THEREOF NO. 15134 FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY SEPTEMBER 27, 2005 AND CHULA VISTA TRACT NO. 02-05 OTAY RANCH VILLAGE 6 UNIT 2 "A" MAP NO. 1 ACCORDING TO MAP THEREOF NO. 14447 FILED IN THE OFFICE OF SAID COUNTY RECORDER SEPTEMBER 18, 2002 AND CITY TRACT NO. 02-03 MCMILLIN OTAY RANCH VILLAGE 6, "A" MAP ACCORDING TO MAP THEREOF NO. 14432 FILED IN THE OFFICE OF SAID COUNTY RECORDER AUGUST 30, 2002 TOGETHER WITH THOSE PORTIONS OF OLYMPIC PARKWAY DEDICATED TO PUBLIC USE PER CHULA VISTA TRACT NO. 98-04 MCMILLIN OTAY RANCH SPA 1 PHASE 3 ACCORDING TO MAP THEREOF NO. 13884 FILED IN THE OFFICE OF SAID COUNTY RECORDER DECEMBER 8, 1999 AND CHULA VISTA TRACT NO. 96-04A OTAY RANCH VILLAGE 1 "A" MAP NO. 2 ACCORDING TO MAP THEREOF NO. 13990 FILED IN THE OFFICE OF SAID COUNTY RECORDER JUNE 27, 2000, ALL IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A 40.00 FOOT WIDE STRIP OF LAND LYING 20.00 FEET ON BOTH SIDES OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE SOUTHEAST CORNER OF LOT "C" OF CHULA VISTA TRACT NO. 06-05 OTAY RANCH VILLAGE 2 AND PORTIONS OF VILLAGE 4 "A" MAP, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 15350 FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY MAY 26, 2006, SAID POINT ALSO BEING ON THE WESTERLY SIDELINE OF LA MEDIA ROAD DEDICATED PER SAID MAP NO. 15134; THENCE ALONG THE SOUTHERLY SUBDIVISION BOUNDARY OF SAID MAP NO. 15134 NORTH 71°57'57" EAST, 33.40 FEET TO A LINE LYING 32.00 FEET EASTERLY OF AND PARALLEL WITH SAID WESTERLY SIDELINE AND THE **TRUE POINT OF BEGINNING**; THENCE ALONG SAID PARALLEL LINE NORTH 34°39'20" WEST, 761.41 FEET TO THE BEGINNING OF A 3032.00 FOOT RADIUS

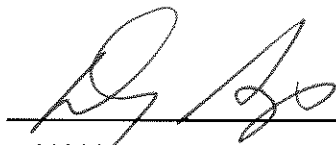
CURVE CONCAVE EASTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 35°47'15" A DISTANCE OF 1893.81 FEET; THENCE NORTH 01°07'54" EAST, 715.03 FEET TO THE BEGINNING OF A 1476.00 FOOT RADIUS CURVE CONCAVE WESTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°13'17" A DISTANCE OF 31.46 FEET; THENCE NORTH 00°05'23" WEST, 155.69 FEET TO THE BEGINNING OF A 1524.00 FOOT RADIUS CURVE CONCAVE EASTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°13'17" A DISTANCE OF 32.49 FEET; THENCE NORTH 01°07'54" EAST, 109.65 FEET; THENCE NORTH 06°27'23" WEST, 90.87 FEET; THENCE NORTH 01°07'54" EAST, 161.69 FEET; THENCE LEAVING SAID PARALLEL LINE NORTH 03°46'28" EAST, 130.12 FEET; THENCE NORTH 01°07'54" EAST, 170.87 FEET TO THE BEGINNING OF A 95.00 FOOT RADIUS CURVE CONCAVE EASTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 13°06'57" A DISTANCE OF 21.75 FEET TO THE BEGINNING OF A 135.00 FOOT RADIUS REVERSE CURVE CONCAVE WESTERLY, A RADIAL LINE TO SAID POINT BEARS SOUTH 75°45'09" EAST; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 13°06'57" A DISTANCE OF 30.90 FEET TO A LINE LYING 32.00 FEET EASTERLY OF AND PARALLEL WITH THE WESTERLY SIDELINE OF SAID LA MEDIA ROAD; THENCE ALONG SAID PARALLEL LINE NORTH 01°07'54" EAST, 243.29 FEET TO THE BEGINNING OF A 2020.00 FOOT RADIUS CURVE CONCAVE WESTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 03°20'42" A DISTANCE OF 117.93 FEET TO THE BEGINNING OF A 4368.00 FOOT RADIUS COMPOUND CURVE CONCAVE WESTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 87°47'13" EAST; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 19°47'29" A DISTANCE OF 1508.82 FEET TO THE BEGINNING OF A 4366.00 FOOT RADIUS NON-TANGENT COMPOUND CURVE CONCAVE SOUTHWESTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 66°59'30" EAST, THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02°59'43" A DISTANCE OF 228.25 FEET TO THE BEGINNING OF A 4364.00 FOOT RADIUS NON-TANGENT COMPOUND CURVE CONCAVE SOUTHWESTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 65°00'02" EAST, THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 03°29'52" A DISTANCE OF 266.40 FEET; THENCE NORTH 28°29'50" WEST, 53.50 FEET TO THE BEGINNING OF A 50.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY; THENCE

LEAVING SAID PARALLEL LINE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°33'20" A DISTANCE OF 78.15 FEET; THENCE SOUTH 61°56'50" WEST, 170.24 FEET TO THE BEGINNING OF A 170.00 FOOT RADIUS CURVE CONCAVE NORTHERLY; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18°33'00" A DISTANCE OF 55.04 FEET TO THE BEGINNING OF A 210.00 FOOT RADIUS REVERSE CURVE CONCAVE SOUTHERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 09°30'10" WEST; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 19°26'50" A DISTANCE OF 71.28 FEET TO A LINE LYING 32.00 FEET NORTHWESTERLY OF AND PARALLEL WITH THE SOUTHERLY SIDELINE OF SAID OLYMPIC PARKWAY; THENCE ALONG SAID PARALLEL LINE SOUTH 61°03'00" WEST, 48.95 FEET; THENCE SOUTH 62°00'21" WEST, 45.46 FEET TO THE BEGINNING OF A NON-TANGENT 2476.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 28°31'39" WEST, THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°10'44" A DISTANCE OF 180.59 FEET TO THE BEGINNING OF A 3968.00 FOOT RADIUS COMPOUND CURVE CONCAVE SOUTHEASTERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 32°42'23" WEST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°41'07" A DISTANCE OF 324.48 FEET; THENCE SOUTH 52°36'30" WEST, 531.20 FEET TO THE BEGINNING OF A 4032.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°35'30" A DISTANCE OF 323.13 FEET; THENCE SOUTH 57°12'00" WEST, 1010.45 FEET TO THE BEGINNING OF A 9968.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02°04'00" A DISTANCE OF 359.55 FEET; THENCE SOUTH 55°08'00" WEST, 918.09' FEET TO A POINT IN THE CENTERLINE OF THAT CERTAIN WATER EASEMENT GRANTED TO THE CITY OF SAN DIEGO PER GRANT DEED-WATER EASEMENT RECORDED MARCH 7, 2008 AS DOC. NO. 2008-0121847, OF OFFICIAL RECORDS, SAID POINT LYING 18.00 FEET NORTHWESTERLY FROM THE SOUTHEASTERLY TERMINUS OF THAT CERTAIN COURSE SHOWN AND DESCRIBED IN PARCEL "B" OF SAID WATER EASEMENT AS "N34°52'00"W, 20.00'", SAID POINT ALSO BEING THE **POINT OF TERMINUS.**

EXCEPTING THEREFROM THE HEREINABOVE DESCRIBED 40.00 FOOT WIDE STRIP OF LAND ANY PORTION OF SAID WATER EASEMENT.

THE SIDELINES OF THE HEREINABOVE DESCRIBED 40.00 FOOT WIDE STRIP OF LAND TO BE SHORTENED OR LENGTHENED TO TERMINATE SOUTHEASTERLY IN THE SOUTHERLY SUBDIVISION BOUNDARY OF SAID MAP NO. 15134 AND NORTHWESTERLY IN THE SIDELINES OF SAID WATER EASEMENT.

THE HEREINABOVE DESCRIBED 40.00 FOOT WIDE STRIP OF LAND CONTAINS 9.935 ACRES, MORE OR LESS.



DOUGLAS B. STROUP

12/02/2014

P.L.S. 8553

HUNSAKER & ASSOCIATES SAN DIEGO, INC.

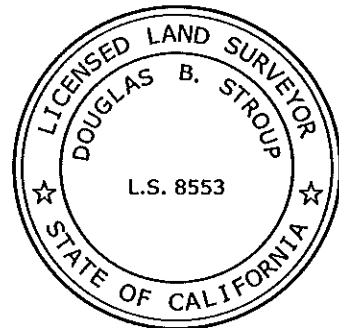
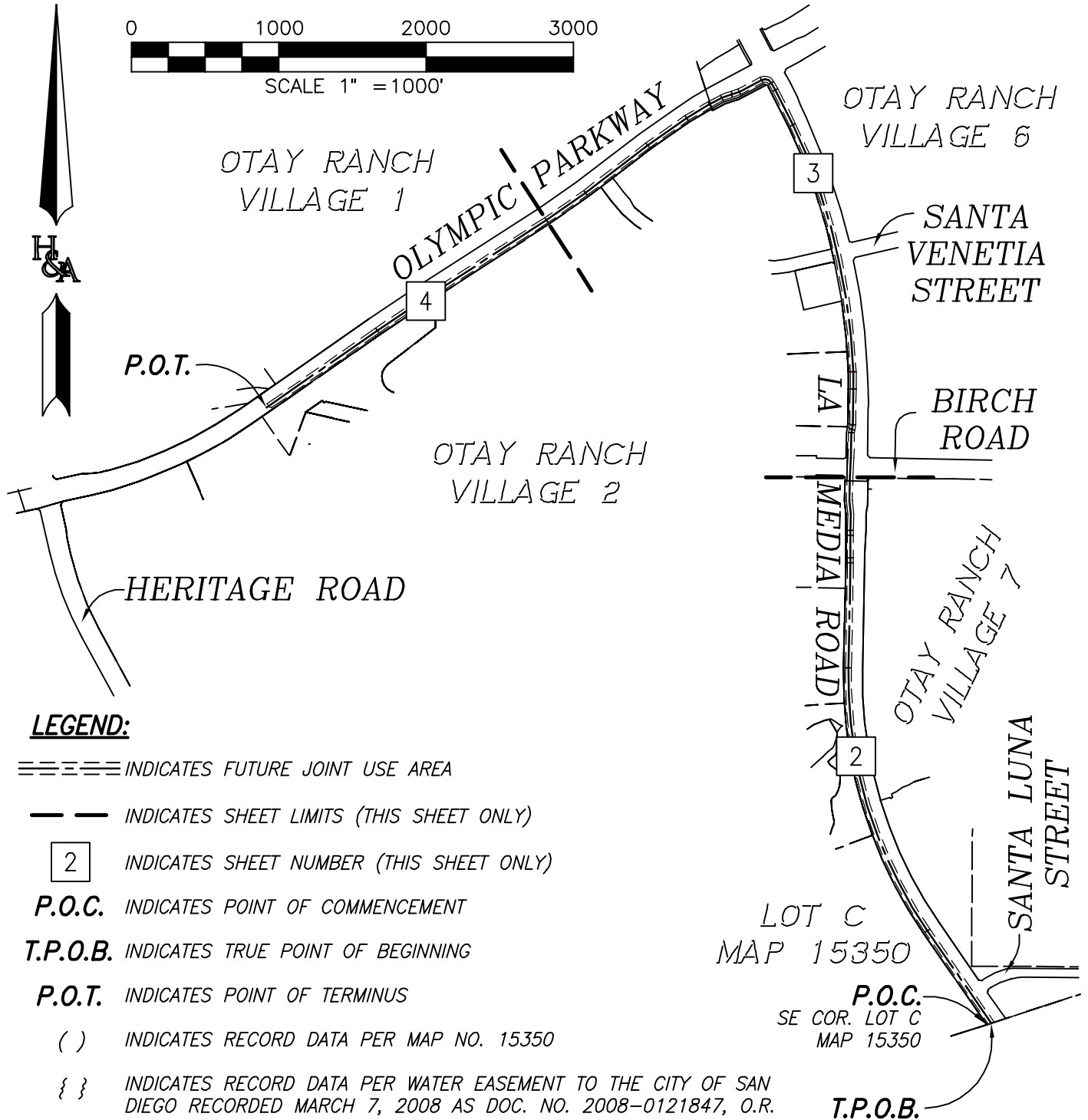


EXHIBIT "D"

FUTURE JOINT USE AREA



LEGEND:

- ==== INDICATES FUTURE JOINT USE AREA
- — — INDICATES SHEET LIMITS (THIS SHEET ONLY)
- 2 INDICATES SHEET NUMBER (THIS SHEET ONLY)
- P.O.C. INDICATES POINT OF COMMENCEMENT
- T.P.O.B. INDICATES TRUE POINT OF BEGINNING
- P.O.T. INDICATES POINT OF TERMINUS
- () INDICATES RECORD DATA PER MAP NO. 15350
- { } INDICATES RECORD DATA PER WATER EASEMENT TO THE CITY OF SAN DIEGO RECORDED MARCH 7, 2008 AS DOC. NO. 2008-0121847, O.R.

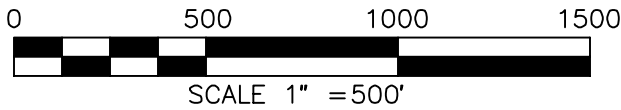
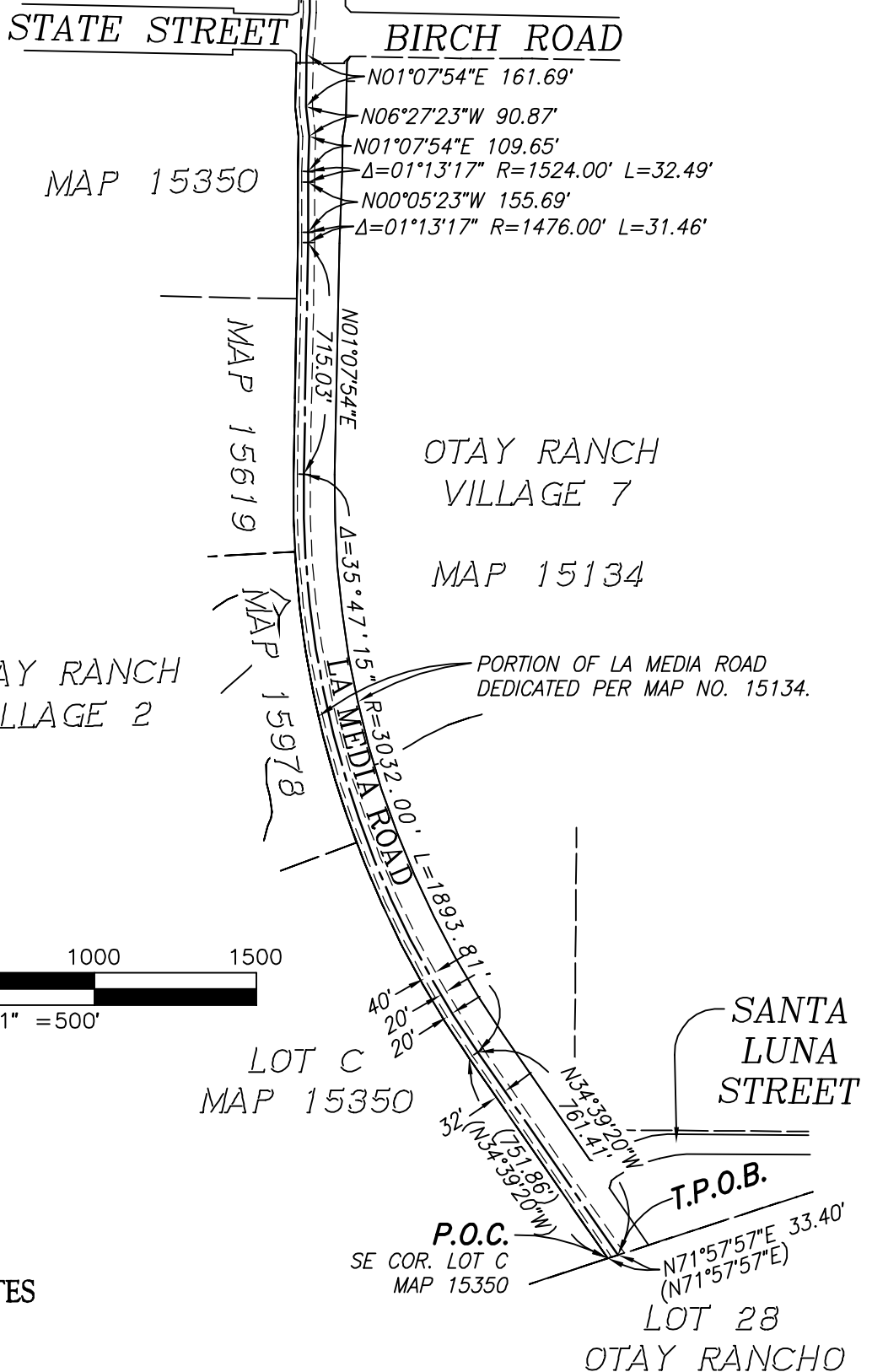
HUNSAKER & ASSOCIATES
SAN DIEGO, INC.

PLANNING 9707 Waples Street
 ENGINEERING San Diego, Ca 92121
 SURVEYING PH(619)558-4500 • FX(619)558-1414

EXHIBIT "D"

FUTURE JOINT USE AREA

SEE SHEET 3

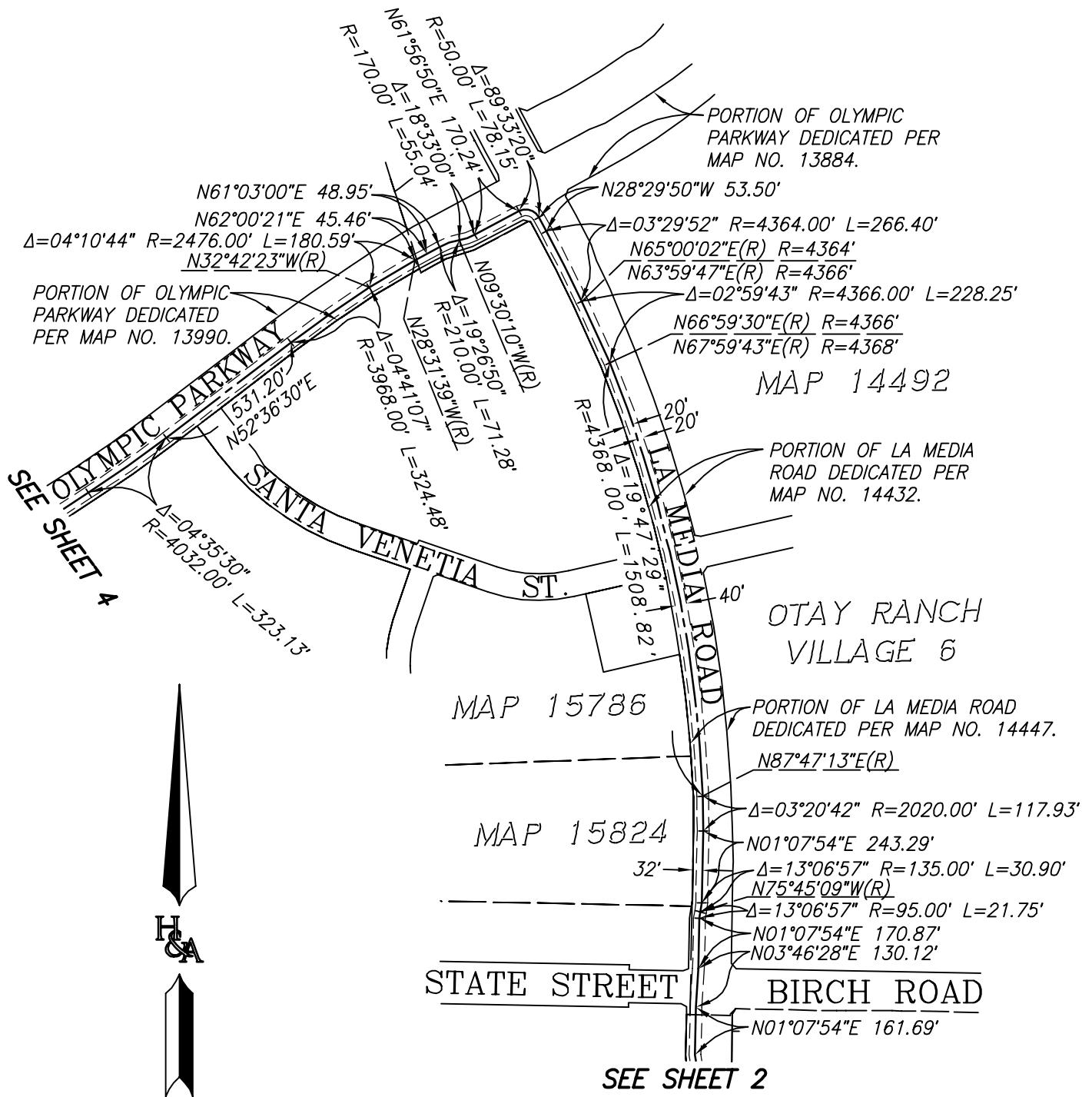


HUNSAKER & ASSOCIATES
SAN DIEGO, INC.

PLANNING 9707 Waples Street
ENGINEERING San Diego, Ca 92121
SURVEYING PH(650)558-4500 • FX(650)558-1414

EXHIBIT "D"

FUTURE JOINT USE AREA



PLANNING 9707 Waples Street
 ENGINEERING San Diego, Ca 92121
 SURVEYING PH(619)558-4500 FX(619)558-1414

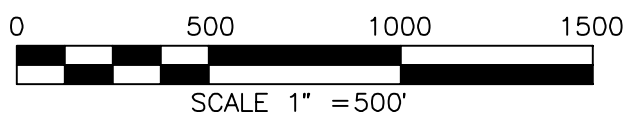
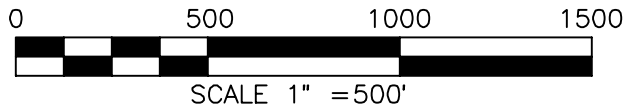


EXHIBIT "D"

FUTURE JOINT USE AREA

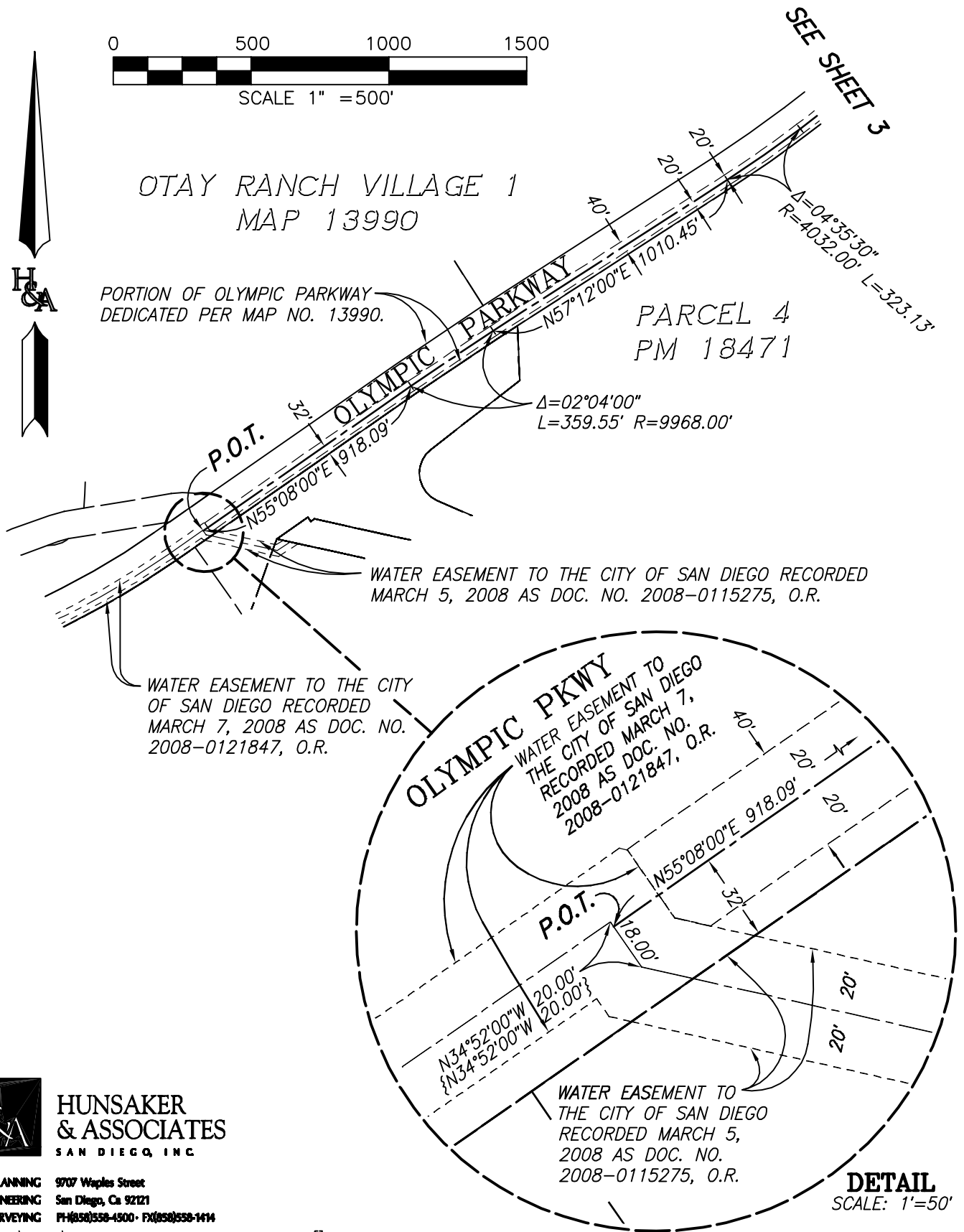


OTAY RANCH VILLAGE 1
MAP 13990

PORTION OF OLYMPIC PARKWAY
DEDICATED PER MAP NO. 13990.

PARCEL 4
PM 18471

SEE SHEET 3



WATER EASEMENT TO THE CITY OF SAN DIEGO RECORDED
MARCH 5, 2008 AS DOC. NO. 2008-0115275, O.R.

WATER EASEMENT TO THE CITY
OF SAN DIEGO RECORDED
MARCH 7, 2008 AS DOC. NO.
2008-0121847, O.R.

WATER EASEMENT TO
THE CITY OF SAN DIEGO
RECORDED MARCH 7,
2008 AS DOC. NO.
2008-0121847, O.R.

WATER EASEMENT TO
THE CITY OF SAN DIEGO
RECORDED MARCH 5,
2008 AS DOC. NO.
2008-0115275, O.R.

DETAIL
SCALE: 1' = 50'



**HUNSAKER
& ASSOCIATES**
SAN DIEGO, INC.

PLANNING 9707 Waples Street
ENGINEERING San Diego, Ca 92121
SURVEYING PH(619)558-4500 • FX(619)558-1414