

“EXHIBIT A”

All that certain real property situated in the unincorporated area of the County of Tuolumne, State of California, more particularly described as follows:

Lot 3 of Woodhampton Acres Record of Survey Subdivision, situate in the SW ¼ of Section 1, SE ¼ Section 2, NE ¼ of Section 11 & NW ¼ of Section 12, T.1N., R.15E., M.D.B.&M., as shown on that certain survey thereof, prepared by James E. Dunlap, L.S. 2272, in April, 1961 and filed of record in the Office of the Tuolumne County Recorder on July 6, 1961 in Volume 16 of Plats, at Pages 22 and 23, Tuolumne County Records.

EXCEPTING THEREFROM that certain portion of said Lot 3 described in that certain Grant Deed to William & Kathleen Freeze, filed for record December 6, 1963 in Volume 165, Official Records page 79, Tuolumne County Records, California, described as follows:

Beginning at the Southwest corner of Lot 3 of Woodhampton Acres, as shown on the record of Survey Map, Recorded in Volume 16 of Plats, at Page 23, Tuolumne County Records;
Thence N. 20° 36' W., 184.45 feet;
Thence N. 33° 49' 40" E., 251.00 feet;
Thence S. 89° 18' E., 121.15 feet;
Thence S. 12° 15' E., 159.40 feet;
Thence S. 45° 53' 50" W., 322.27 feet, to the place of beginning, containing 1.468 acres.

ALSO EXCEPTING THEREFROM that certain portion of said Lot 3 described in that certain Grant Deed to Lyle & Katherine Stokes, filed for record January 15, 1965 in Volume 184, Official Records page 398, Tuolumne County Records, California, described as follows:

Beginning at the Southeast corner of Lot 12 of Woodhampton Acres, situate in Sections 1 and 2, T.1N., R.15E., M.D.B.&M., and shown on the Record of Survey Map, recorded in Volume 16 of Plats, at Page 23, Tuolumne County Records;
Thence N. 19° 41' W., 574.38 feet to the Northeast corner of Lot 3;
Thence S. 73° 44' W., 124.07 feet along the Northerly boundary of Lot 3;
Thence S. 23° 03' E., 333.90 feet through Lots 3 and 12;
Thence S. 19° 21' E., 239.21 feet through Lot 12 to its Southerly boundary;
Thence N. 75° 19' E., 106.00 feet along the Southerly boundary of Lot 12, to the place of beginning, containing 1.449 acres, more or less.