

EXHIBIT "A1"

Legal Description of Sewer Easement Area
[APN(s): 4128-024-901 and 4128-024-902]

[attached behind this page]

EXHIBIT "A1"
LEGAL DESCRIPTION
SEWER EASEMENT

THAT PORTION OF PARCEL 1 AND PARCEL 2 AS DESCRIBED IN THE GRANT DEED TO THE CITY OF LOS ANGELES, RECORDED AUGUST 7, 2000 AS INSTRUMENT NUMBER 00-1226661, IN THE OFFICE COUNTY RECORDER OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, INCLUDED WITHIN A STRIP OF LAND, 10.00 FEET WIDE, LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED LINE:

COMMENCING (POC) AT THE INTERSECTION OF CENTURY BOULEVARD WITH AVIATION BOULEVARD AS SHOWN ON MAP FILED FOR RECORD IN BOOK 298 OF RECORDS OF SURVEY, PAGES 51 THROUGH 59, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

THENCE ALONG AVIATION BOULEVARD CENTERLINE, NORTH 0°10'19" EAST, A DISTANCE OF 222.23 FEET;

THENCE DEPARTING SAID AVIATION BOULEVARD CENTERLINE, SOUTH 89°49'41" EAST, A DISTANCE OF 52.00 FEET TO THE INTERSECTION OF THE EAST LINE OF SAID AVIATION BOULEVARD WITH THE SOUTH LINE OF SAID PARCEL 1;

THENCE ALONG SAID SOUTH LINE OF PARCEL 1, SOUTH 79°38'05" EAST, A DISTANCE OF 106.72 FEET TO THE **TRUE POINT OF BEGINNING (TPOB)**;

THENCE DEPARTING SOUTH LINE OF PARCEL 1, NORTH 55°10'39" EAST, A DISTANCE OF 13.23 FEET;

THENCE SOUTH 90°00'00" EAST, A DISTANCE OF 62.66 FEET;

THENCE SOUTH 0°00'00" EAST, A DISTANCE OF 132.47 FEET TO THE **POINT OF TERMINATION (POT)**.

THE SIDELINES OF SAID STRIP SHALL BE PROLONGED OR SHORTENED SO TO BEGIN AT THE SOUTH LINE OF SAID PARCEL 1 AND TERMINATE AT A LINE RUNNING THROUGH SAID **POINT OF TERMINATION** AT RIGHT ANGLES TO LAST SAID COURSE.

CONTAINING 0.048 ACRES OR 2,084 SQUARE FEET, MORE OR LESS.

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83), 2010.00 EPOCH, ZONE 5. THE DISTANCES SHOWN HEREIN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY DIVIDING GRID DISTANCES BY THE COMBINATION FACTOR OF 1.00001967.

SEE PLAT ATTACHED HERETO AS EXHIBIT "A2" AND BY THIS REFERENCE MADE PART HEREOF.

PREPARED UNDER MY SUPERVISION:



JOSHUA D. COSPER, P.L.S.
P.L.S. 8774, EXP. 12-31-20

5-11-2020
DATE

