

EXHIBIT 'A'  
LEGAL DESCRIPTION

**PARCEL A (EXISTING):**

THE NORTH 100 FEET OF LOT 1 OF MILLS SUBDIVISION OF THE EAST HALF OF FARM LOT 146 AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPT THE EAST 5 FEET THEREOF DEEDED TO THE CITY OF LONG BEACH FOR WIDENING AMERICAN AVENUE AND EXCEPT THE NORTHERLY 13 FEET THEREOF FOR THE WIDENING OF PACIFIC COAST HIGHWAY.

ALSO EXCEPT THAT PORTION OF LOT 1 MILLS SUBDIVISION OF THE EAST HALF OF FARM LOT 146, AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON A MAP FILED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE REGISTRAR-RECORDER OF SAID COUNTY, WITHIN THE FOLLOWING DESCRIBED BOUNDARIES,

BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF THE NORTHERLY 13 FEET OF SAID LOT 1, WITH THE WESTERLY LINE OF THE EASTERLY 5 FEET OF SAID LOT 1; THENCE SOUTH 0°04'04" EAST ALONG SAID WESTERLY LINE 7.50 FEET; THENCE NORTH 45°09'04" WEST 10.59 FEET TO A POINT IN SAID SOUTHERLY LINE DISTANT SOUTH 89°45'56" WEST THEREOF 7.50 FEET FROM THE POINT OF BEGINNING; THENCE NORTH 89°45'56" EAST ALONG SAID SOUTHERLY LINE 7.50 FEET TO SAID POINT OF BEGINNING, AS GRANTED TO THE LOS ANGELES COUNTY TRANSPORTATION COMMISSION, A PUBLIC AGENCY, IN A DEED RECORDED MAY 31, 1989 AS INSTRUMENT NO. 89-873469, OFFICIAL RECORDS.

**PARCEL B (EXISTING):**

THE SOUTH 50 FEET OF LOT 1 MILLS SUBDIVISION OF THE EAST HALF OF FARM LOT 146, AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPT THEREFROM THE EAST 5 FEET CONVEYED TO THE CITY OF LONG BEACH FOR STREET PURPOSES.

**PARCEL C (EXISTING):**

THE NORTH 45 FEET FRONT AND REAR OF LOT 2 OF MILLS SUBDIVISION OF THE EAST ONE-HALF (1/2) OF FARM LOT 146 OF AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPT THEREFROM THE EAST 5 FEET CONVEYED TO THE CITY OF LONG BEACH FOR STREET PURPOSES.

**PARCEL D (EXISTING):**

THE SOUTH 45 FEET OF THE NORTH 90 FEET OF LOT 2 OF MILLS SUBDIVISION OF THE EAST HALF OF FARM LOT 146 OF AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPT THEREFROM THE EAST 5 FEET CONVEYED TO THE CITY OF LONG BEACH FOR STREET PURPOSES.

EXHIBIT 'A'  
LEGAL DESCRIPTION (CON'T)

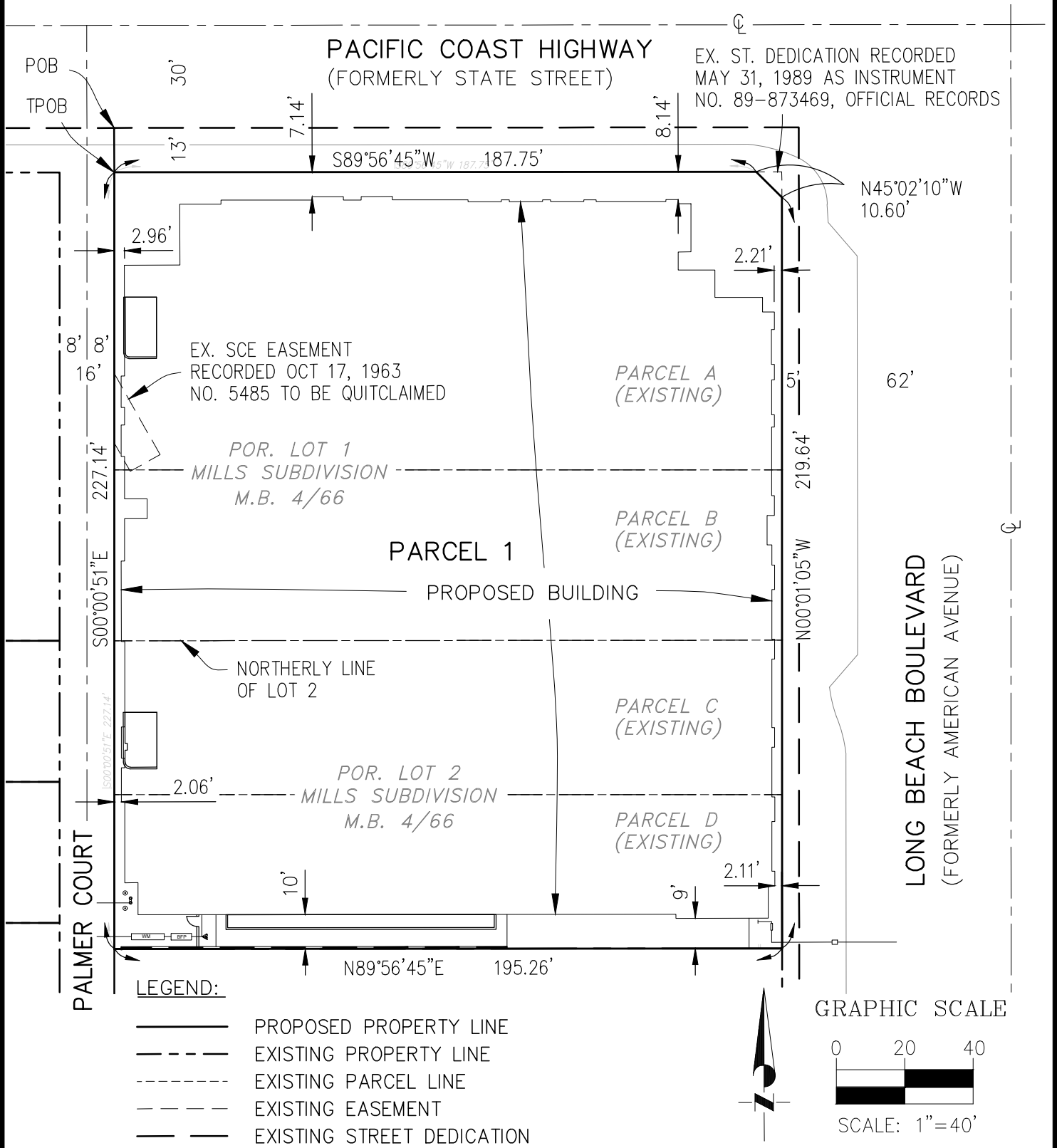
**PARCEL 1 (PROPOSED):**

THAT PORTION OF LOT 1 AND 2 OF MILLS SUBDIVISION OF THE EAST HALF OF FARM LOT 146 AMERICAN COLONY TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGE 66 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE, ALONG THE WEST LINE OF SAID LOT 1, SOUTH 00°00'51" EAST, 13.00 FEET TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE,

CONTINUING ALONG SAID WEST LINE, SOUTH 00°00'51" EAST 227.14 FEET;  
THENCE, NORTH 89°56'45" EAST 195.26 FEET TO A POINT ON THE EASTERLY LINE OF LOT 2 OF SAID SUBDIVISION, SAID POINT BEING ON THE WEST LINE OF LONG BEACH BOULEVARD;  
THENCE, ALONG SAID LINE, NORTH 00°01'05" WEST 219.64 FEET;  
THENCE, NORTH 45°02'10" WEST 10.60 FEET TO A POINT ON THE NORTHERLY LINE OF LOT 1 OF SAID SUBDIVISION, SAID POINT BEING ON THE SOUTH LINE OF PACIFIC COAST HIGHWAY;  
THENCE, ALONG SAID LINE, SOUTH 89°56'45" WEST 187.75 FEET TO THE TRUE POINT OF BEGINNING.

# EXHIBIT 'B'



PREPARED BY:



**UNITED CIVIL, INC.**  
ENGINEERING • PLANNING • SURVEYING

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## LOT MERGER EXHIBIT

1795 LONG BEACH BLVD. FAMILY APTS.  
1795 LONG BEACH BOULEVARD  
LOS ANGELES, CA 90001

SCALE: AS SHOWN

JOB NO.

BY: J.C.

DATE: 05/11/2017