

Permanent Easement Deeds

Parcel 033-111-011-01 – Easement for Street, Landscape, Flood Control and Drainage Purposes

Parcel 033-111-011-02 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-011-04 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-012-01 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-012-04 - Easement for Street, Flood Control and Drainage Purposes

Temporary Construction Deeds

Parcel 033-111-004-01 – TCE

Parcel 033-111-011-03 - TCE

Parcel 033-111-012-02 - TCE

Parcel 033-111-012-03 - TCE

Permanent Easement Deeds

Parcel 033-111-011-01 – Easement for Street, Landscape, Flood Control and Drainage Purposes

Parcel 033-111-011-02 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-011-04 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-012-01 - Easement for Street, Flood Control and Drainage Purposes

Parcel 033-111-012-04 - Easement for Street, Flood Control and Drainage Purposes

Exhibit A
(Parcel 033-111-011-01)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the official map thereof being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000482 of Official Records, in the Office of the County Recorder of said County.

Said portion of land is described as follows:

Commencing at the most easterly corner of said parcel; thence, along the northwesterly line of Cabrillo Boulevard, S 42°23'15" W, a distance of 92.35 feet to the True Point of Beginning, said point being the beginning of a non-tangent curve, concave northerly, having a central angle of 41°56'57", a radial bearing of S 45°59'32" E and a radius of 25.00 feet; thence,

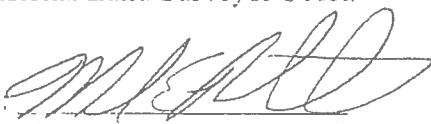
- 1st southwesterly along the arc of said curve, 18.30 feet to the beginning of a reverse curve, concave southerly, having a central angle of 24°54'56" and a radius of 25.00 feet; thence,
- 2nd southwesterly along the arc of said curve 10.87 feet to the beginning of a compound curve having a central angle of 03°41'08" and a radius of 298.50 feet; thence,
- 3rd along the arc of said curve, 19.20 feet to a point on the northeasterly line of State Street; thence,
- 4th southeasterly along said line of State Street a distance of 18.00 feet to the intersection of the northeasterly line of State Street with the northwesterly line of Cabrillo Boulevard; thence,
- 5th along the northwesterly line of Cabrillo Boulevard N 42°23'15" E, 31.30 feet to the point of beginning.

EXCEPTING THEREFROM:

That portion of said land granted to the City of Santa Barbara by Grant Deed recorded February 11, 1983 in Instrument No. 83-6905 of Official Records, County of Santa Barbara.

Containing an area of approximately 273 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: 
Mark E. Reinhardt, P.L.S.

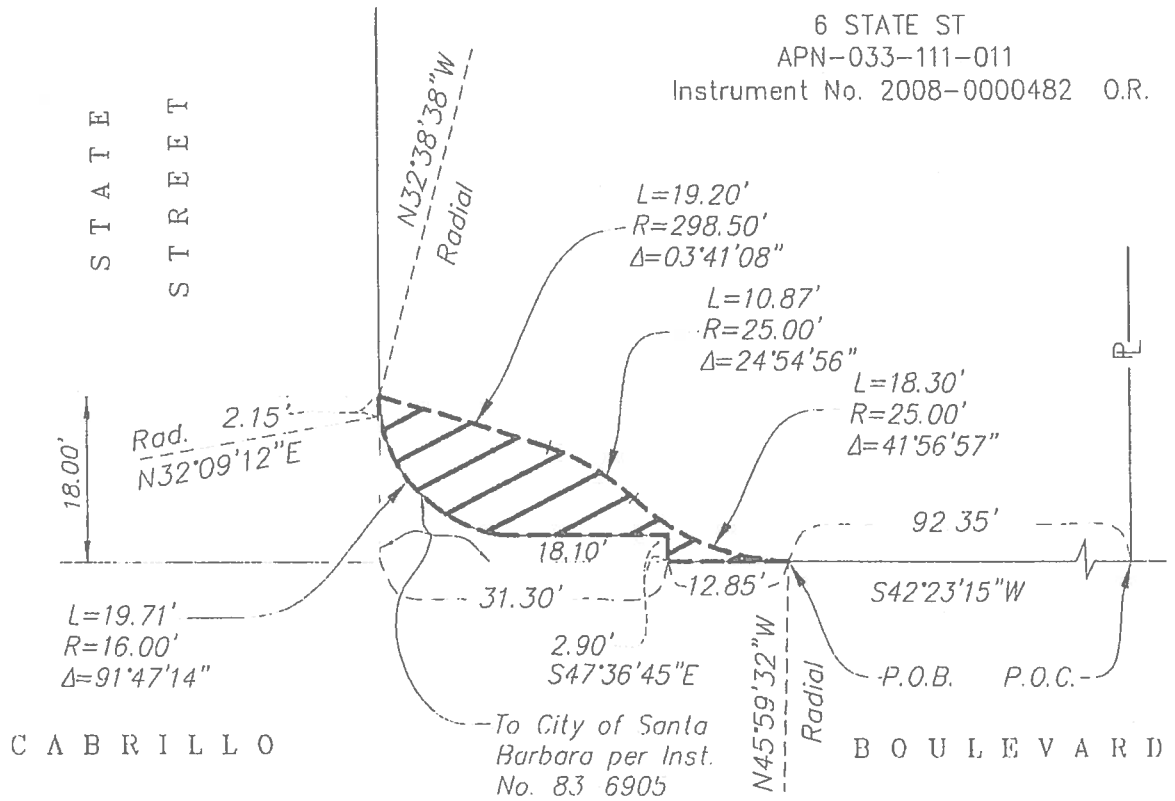
Date: 9-2-08



EXHIBIT B
Parcel 033-111-011-01



6 STATE ST
APN-033-111-011
Instrument No. 2008-0000482 O.R.



MINS ENGINEERS • SURVEYORS • CONSTRUCTION MANAGERS
ENGINEERS INC
Quality Infrastructure Services
4050 CALLE REAL, SUITE 110, SANTA BARBARA, CA 93110
TELEPHONE (805) 692-6921 FAX (805) 692-6931
10-00105 845 * 100105 EXD dwg * 12/01 * TR * E FILE
RPR/RPD

Y:\10-00100 Series\1000105 Bergel_Cabrillo_Sivd\CADD\10-00105.dwg SURVEY RIGHT OF WAY APPRAISAL MAP-EXHIBIT'S\10-00105-EXHIBIT'S for PPR.dwg 6/29/2008 9:51:49 AM PDT

Exhibit A
(Parcel 033-111-011-02)

That portion of land in the City of Santa Barbara, County of Santa Barbara, State of California, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000482 of Official Records, in the Office of the County Recorder of said County.

Said portion of land is described as follows:

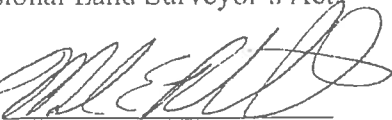
Commencing at the southwesterly corner of said parcel; thence, southeasterly along the northeasterly line of State Street, 8.00 feet to the TRUE POINT OF BEGINNING; thence

- 1st N 61°07'03" E, a distance of 68.62 feet; thence,
- 2nd N 67° 51' 05" E, a distance of 79.17 feet to the northeasterly line of said parcel; thence
- 3rd along said northeasterly line of said parcel S 47° 34'53" E, a distance of 42.32 feet to a line which is 0.50 feet northwesterly and parallel to the northwesterly line of Cabrillo Boulevard; thence,
- 4th S 42°23'15" W, along said parallel line, 92.35 feet; thence,
- 5th S 47°36'45" E, a distance of 0.50 feet to a point on the northwesterly line of Cabrillo Boulevard and the beginning of a non-tangent curve, concave northerly having a radial bearing of S 45°59'32" E and a radius of 25.00 feet; thence,
- 6th southwesterly along said non-tangent curve a distance of 18.30 feet to the beginning of a reverse curve, concave southerly, having a radius of 25.00 feet; thence,
- 7th northwesterly along said reverse curve 10.87 feet to the beginning of a compound curve, concave southerly, having a radius of 298.50 feet; thence,
- 8th along said compound curve 19.20 feet to said northeasterly line of State Street; thence
- 9th N 47°34'53" W along said northeasterly line of State Street 76.96 feet to the point of beginning.

Containing an area of approximately 9,531 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: _____

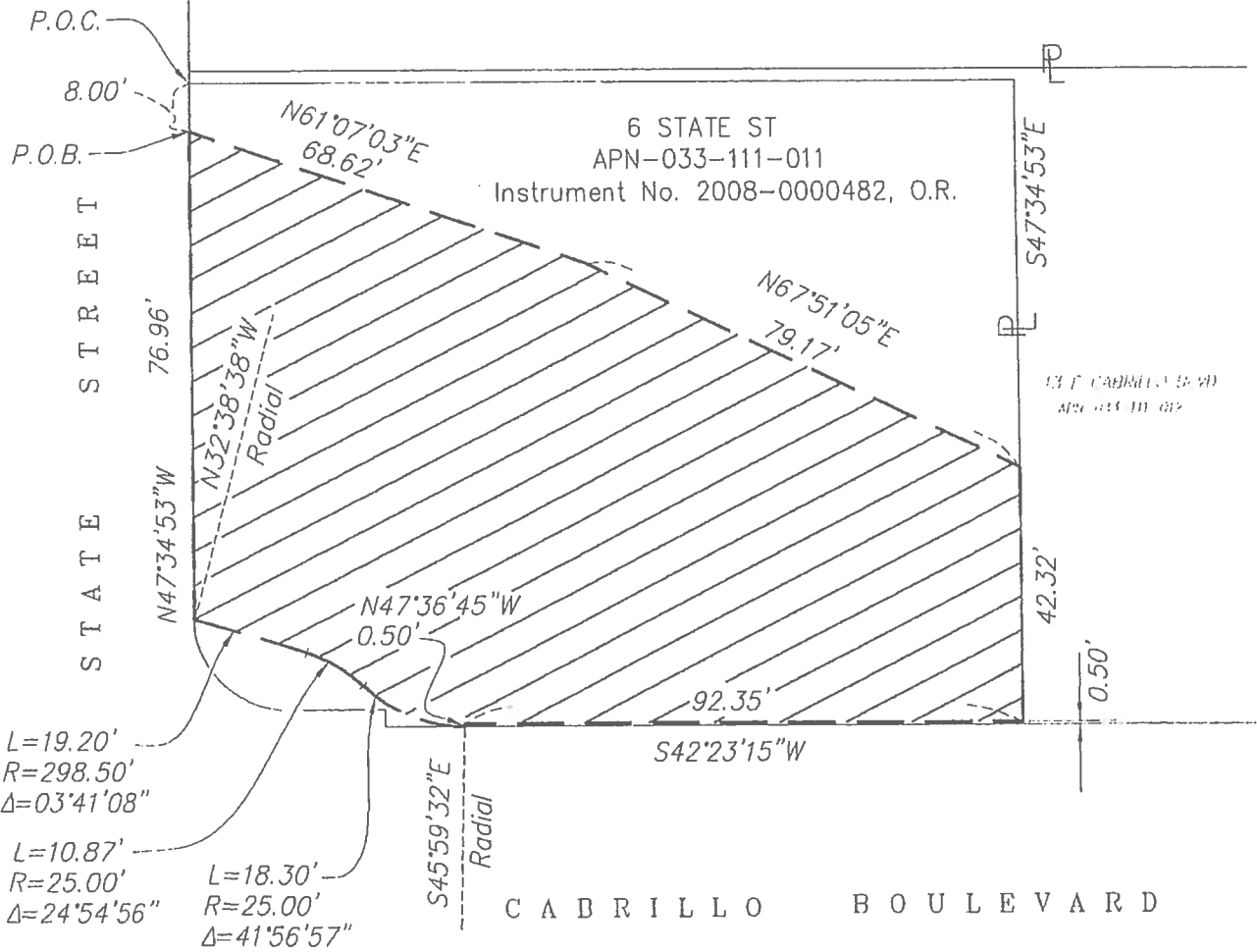

Mark E. Reinhardt, P.L.S.

Date: _____

9-2-08



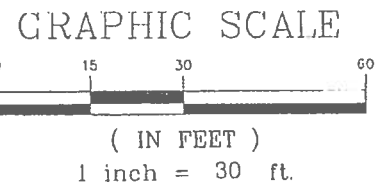
EXHIBIT B
Parcel 033-111-011-02



$L=19.20'$
 $R=298.50'$
 $\Delta=03^{\circ}41'08''$

$L=10.87'$
 $R=25.00'$
 $\Delta=24^{\circ}54'56''$

$L=18.30'$
 $R=25.00'$
 $\Delta=41^{\circ}56'57''$



Y:\10-00100 Series\1000205 Bengal Cabrillo Blvd\CABRILLO-00105.dwg SURVEY\RIGHT OF WAY APPRAISAL MAP\EXHIBIT\10-00105_EXHIBITS For RPD.dwg 8/29/2008 9:19:46 AM PDT

MIN'S ENGINEERS INC ENGINEERS • SURVEYORS • CONSTRUCTION MANAGERS
Quality Infrastructure Services
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 TELEPHONE (805) 692-6921 FAX. (805) 692-6931
 10-00105_845 • 100105_EXB.dwg • 12/07 • TR • E-FILE

RPD.

Exhibit A
(Parcel 033-111-011-04)

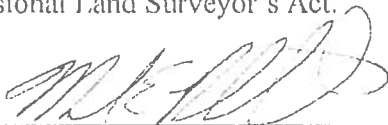
That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, L.L.C. recorded January 3, 2008 as Instrument No. 2008-0000482 of Official Records, in the Office of the County Recorder of said County.

Said portion of land is described as follows:

The southeasterly 0.5 foot of the northeasterly 92.35 feet of said parcel of land.

Containing an area of 46 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: 
Mark E. Reinhardt, PLS

Date: 8-28-08



EXHIBIT B
Parcel 033-111-011-04



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6 STATE ST
APN-033-111-011
Instrument No. 2008-0000482 O.R.

EST. CABRILLO BLVD
APN-033-111-012

N47°36'45"W
0.50'

N42°23'15"E
92.35'

S47°34'53"E

S47°34'53"E
0.50'

92.35'
S42°23'15"W

-P.O.B.

C A B R I L L O

B O U L E V A R D

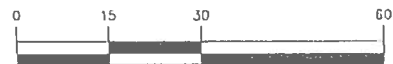


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10-00105_845 * 100105_EXB.dwg * 12/07 * IR * E FILE

GRAPHIC SCALE



(IN FEET)

1 inch = 30 ft.

R:\10-00105 Series\1000105 Sergio Cabrillo Blvd\CADD\10-00105.dwg\SURVEY\RIGHT OF WAY APPRAISAL MAP\EXHIBIT\10-00105_EXHIBITS For RPD.dwg 8/29/2008 9:04:29 AM PDT

RPD.

Exhibit A
(Parcel 033-111-012-01)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the official map thereof, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000483 of Official Records, in the office of the County Recorder of said County.

Said portion of land is described as follows:

Beginning at a point on the southwesterly line of said parcel N 47° 34' 53" W, a distance of 0.50 feet from the most southerly corner of said parcel as bounded by the northwesterly line of Cabrillo Boulevard; thence,

- 1st N 47° 34' 53" W, a distance of 29.81 feet along the southwesterly line of said Lighthouse & Corner parcel; thence,
- 2nd N 73° 13' 03" E, a distance of 58.16 feet to a point which lies 0.50 feet northwesterly as measured perpendicular from the northwesterly line of Cabrillo Boulevard; thence,
- 3rd along a line parallel with and 0.50 feet northwesterly of said line of Cabrillo Boulevard S 42° 23' 15" W, a distance of 49.96 feet to the point of beginning.

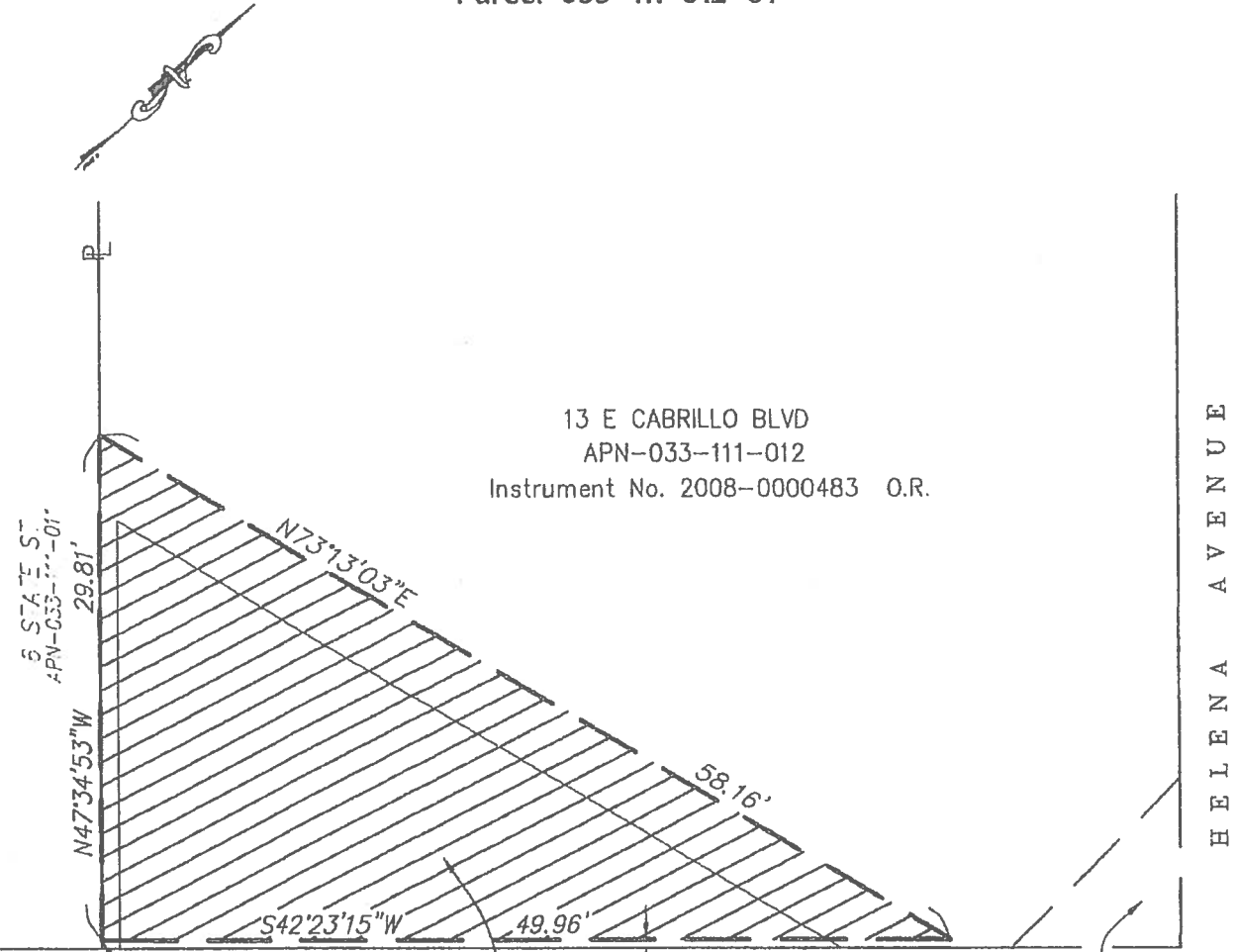
Containing an area of approximately 745 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature:  Date: 8-9-2012
Mark E. Reinhardt, P.L.S.



EXHIBIT B
Parcel 033-111-012-01



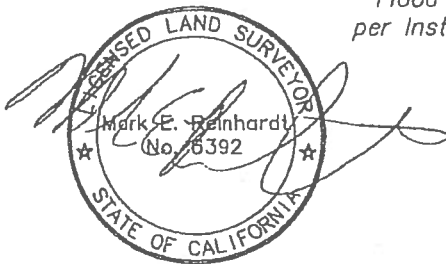
13 E CABRILLO BLVD
APN-033-111-012
Instrument No. 2008-0000483 O.R.

H E L E N A A V E N U E

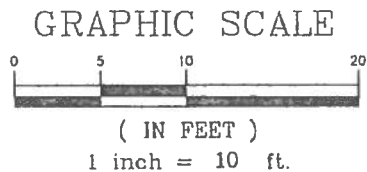
C A B R I L L O B O U L E V A R D

Flood Control Easement
per Inst. No. 83-7191, O.R.

Easement to
City of Santa Barbara
per Inst. No. 97-40081, O.R.



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Quality Infrastructure Services
201 N. CALLE CESAR CHAVEZ, SUITE 300, SANTA BARBARA, CA 93103
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10-00105_845 • 100105_EXB.dwg • 07/12 • SS • E-FILE



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Exhibit A
(Parcel 033-111-012-04)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the official map thereof, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, I.L.C recorded January 3, 2008 as Instrument No. 2008-0000483 of Official Records in the office of the County Recorder of said County.

Said portion of land is described as follows:

The southeasterly 0.50 feet of said parcel lying adjacent to and northwesterly of the northwesterly line of Cabrillo Boulevard.

EXCEPTING THEREFROM:

That portion that lies within the land as described in the Street Easement Deed to the City of Santa Barbara recorded July 11, 1997 as Instrument No. 97-040081 of Official Records in the office of the County Recorder of said County.

Containing an area of 27 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

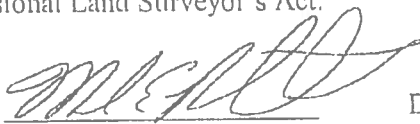
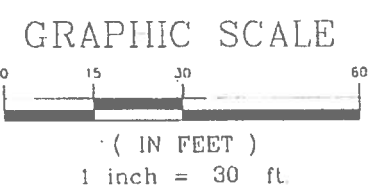
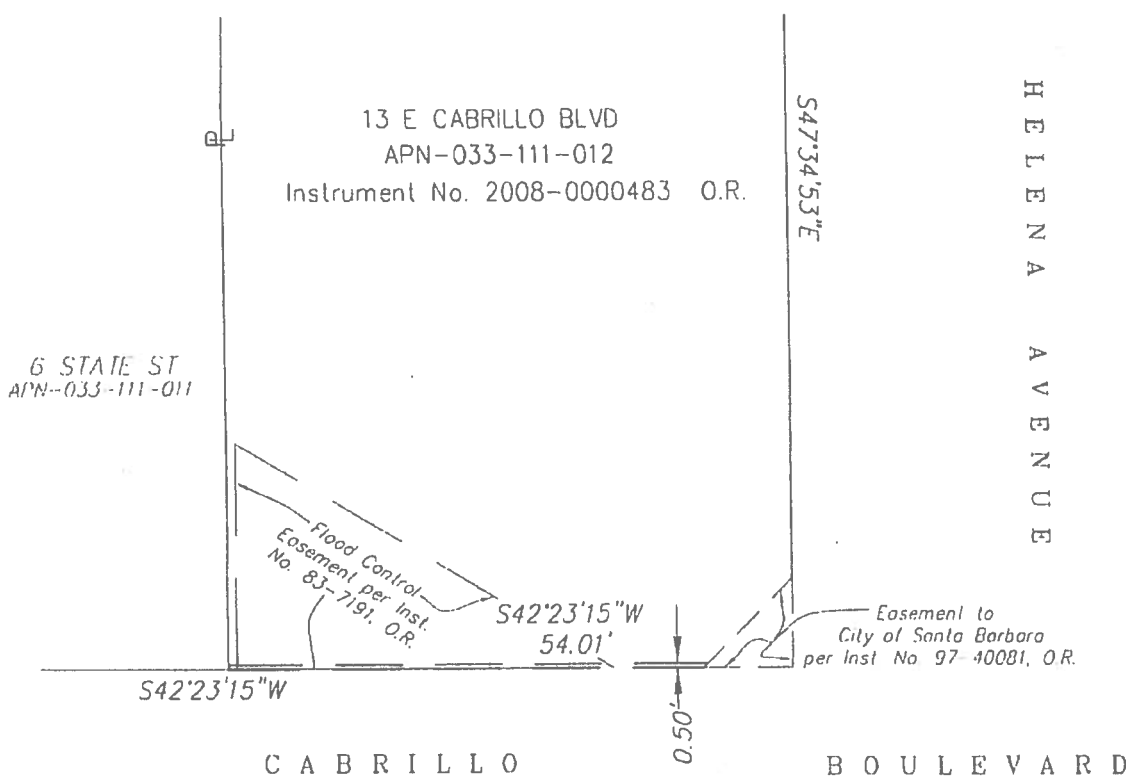
Signature:  Date: 9-02-08
Mark E. Reinhardt, P.L.S.



EXHIBIT B
Parcel 033-111-012-04



MNS ENGINEERS • SURVEYORS • CONSTRUCTION MANAGERS
Quality Infrastructure Services
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10-00105 .B45 • 100105_EXB.dwg • 12/07 • TR • E-FILE

Y:\10-00100 Series\1000105 Bengel Cabrillo Blvd\CAD\10-00105.dwg\SURVEY\RIGHT OF WAY APPRAISAL MAP\EXHIBITS\10-00105_EXHIBITS For RPD.dwg 9/2/2008 8:45:04 AM PDT

RPD.

Temporary Construction Deeds

Parcel 033-111-004-01 - TCE

Parcel 033-111-011-03 - TCE

Parcel 033-111-012-02 - TCE

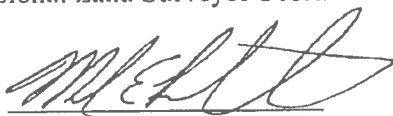
Parcel 033-111-012-03 - TCE

Exhibit A
(Parcel 033-111-004-01)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the official map thereof, being the parcel of land as described in Exhibit "A" in the Grant Deed recorded December 31, 2007 as Instrument No. 2007-0088022 of Official Records, in the office of the County Recorder of said County.

Containing an area of approximately 10,000 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: 
Mark E. Reinhardt, P.L.S.

Date: 8-9-2012

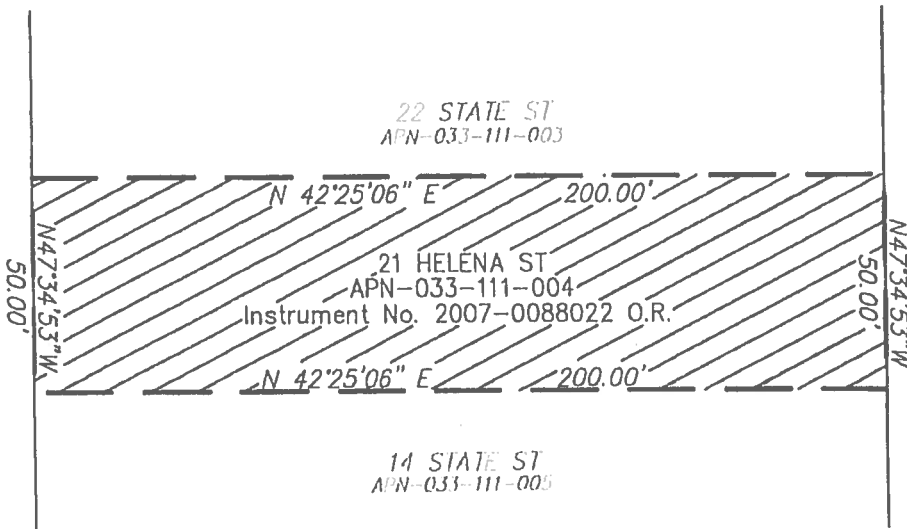


EXHIBIT B

Parcel 033-111-004-01



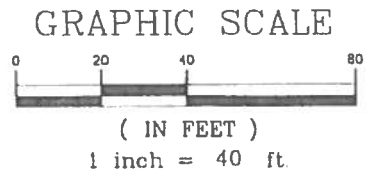
STATE STREET



HELENA STREET



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Quality Infrastructure Services
201 N. CALLE CESAR CHAVEZ, SUITE 300, SANTA BARBARA, CA 93103
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Exhibit A
(Parcel 033-111-011-03)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000482 of Official Records, in the Office of the County Recorder of said County.

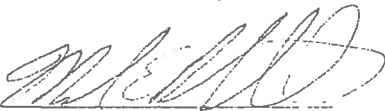
Said portion of land is described as follows:

Beginning at the most westerly corner of said parcel; thence,

- 1st along the northeasterly line of State Street, S 41° 34' 53" E, 8.00; thence,
- 2nd N 61° 07' 03" E, 68.62 feet; thence,
- 3rd N 67° 51' 05" E, 79.17 feet to a point on the northeasterly line of said parcel; thence,
- 4th along the northeasterly line of said parcel, N 47° 34' 53" W, 64.00 feet to the most northerly corner of said parcel; thence,
- 5th along the northwesterly line of said parcel S 42° 25' 06" W, 136.50 feet to the feet to the point of beginning.

Containing an area of approximately 4,596 square feet.

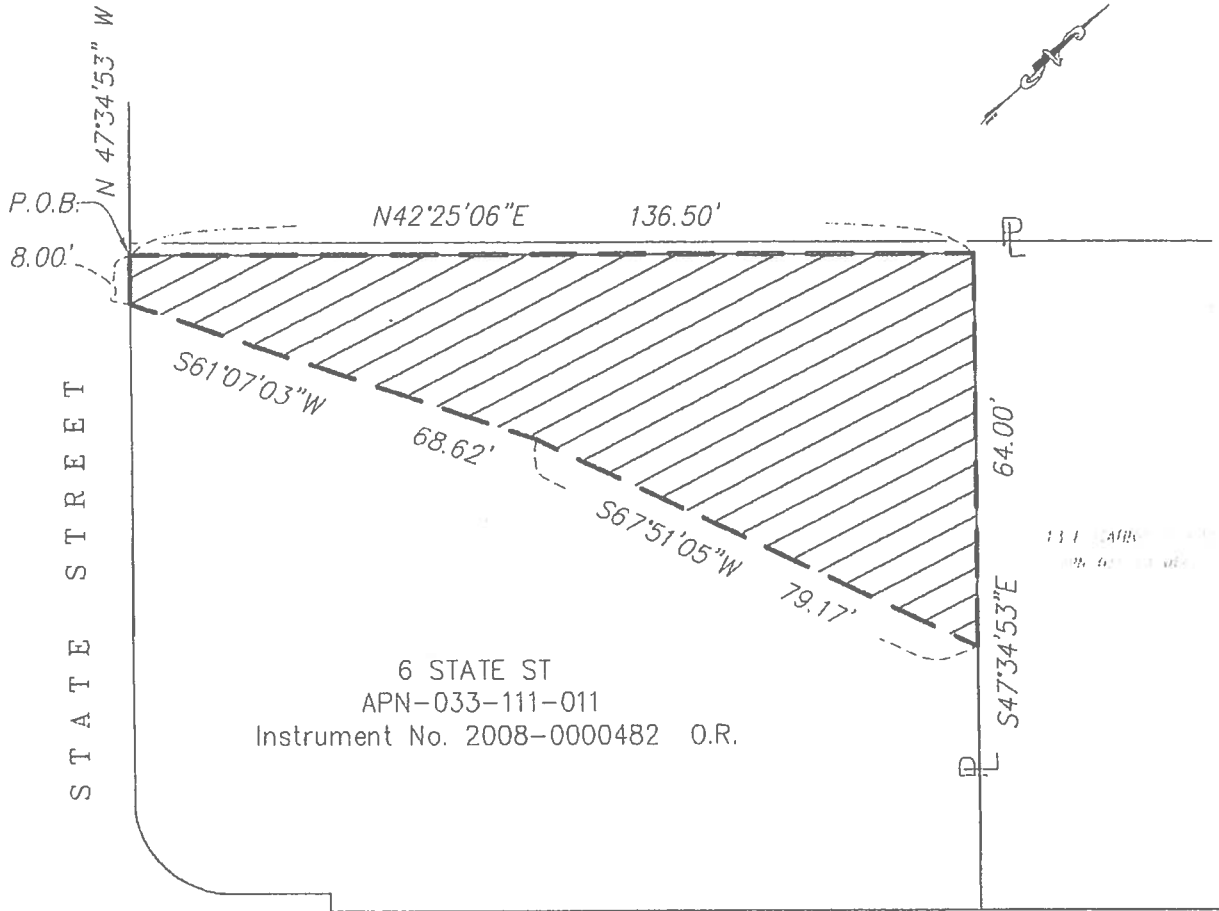
This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: 
Mark E. Reinhardt, PLS

Date: 8-28-08



EXHIBIT B
 Parcel 033-111-011-03



6 STATE ST
 APN-033-111-011
 Instrument No. 2008-0000482 O.R.

C A B R I L L O

B O U L E V A R D

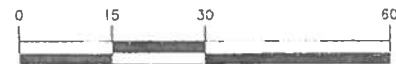


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GRAPHIC SCALE



(IN FEET)

1 inch = 30 ft.

Y:\10-00100 Series\1000005 Bengoa, Cabrillo Blvd\100105\dwg\SURVEY\RIGHT OF WAY APPRAISAL MAP\EXHIBITS\10-00105_EXHIBITS For RPD.dwg B/29/2008 9:44:25 AM PDT RPD/RPR

Exhibit A
(Parcel 033-111-012-02)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the official map thereof, being a portion of the parcel of land described in Exhibit "A" in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000483 of Official Records, in the office of the County Recorder of said County.

Said portion of land is described as follows:

Commencing at a point on the southwesterly line of said parcel N 47° 34' 53" W, a distance of 0.50 feet from the most southerly corner of said parcel as bounded by the northwesterly line of Cabrillo Boulevard; thence, N 47° 34' 53" W, a distance of 29.81 feet along the southwesterly line of said Lighthouse & Corner parcel to the true point of beginning of the portion of land herein described; thence,

- 1st N 73° 13' 03" E a distance of 58.16 feet to a point which lies 0.50 feet northwesterly as measured perpendicular from the northwesterly line of Cabrillo Boulevard; thence,
- 2nd along a line parallel with and 0.50 feet northwesterly of said line of Cabrillo Boulevard N 42° 23' 15" E a distance of 4.05 feet to a point on the westerly boundary of the portion of land described in the deed to the City of Santa Barbara in Street Easement Deed recorded July 11, 1997 as Instrument No. 97-40081 of Official Records of said County; thence,
- 3rd along said westerly boundary N 02° 35' 49" W a distance of 13.43 feet to the most northerly corner of said Street Easement Deed parcel and the northeasterly boundary of said Lighthouse & Corner parcel; thence,
- 4th along said northwesterly boundary N 47° 34' 53" W a distance of 98.78 feet to the most northerly corner thereof; thence,
- 5th along the northwesterly boundary of said Lighthouse & Corner parcel S 42° 25' 06" W, a distance of 63.50 feet to a point on the northwesterly prolongation of the fifth course in said deed to Lighthouse & Corner; thence,
- 6th along said northwesterly prolongation and along said fifth course S 47° 34' 53" E a distance of 78.51 feet to the point of beginning.

Containing an area of approximately 6,087 square feet.

This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: Mark E. Reinhardt

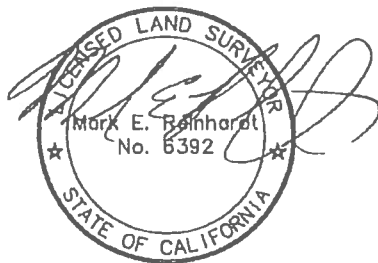
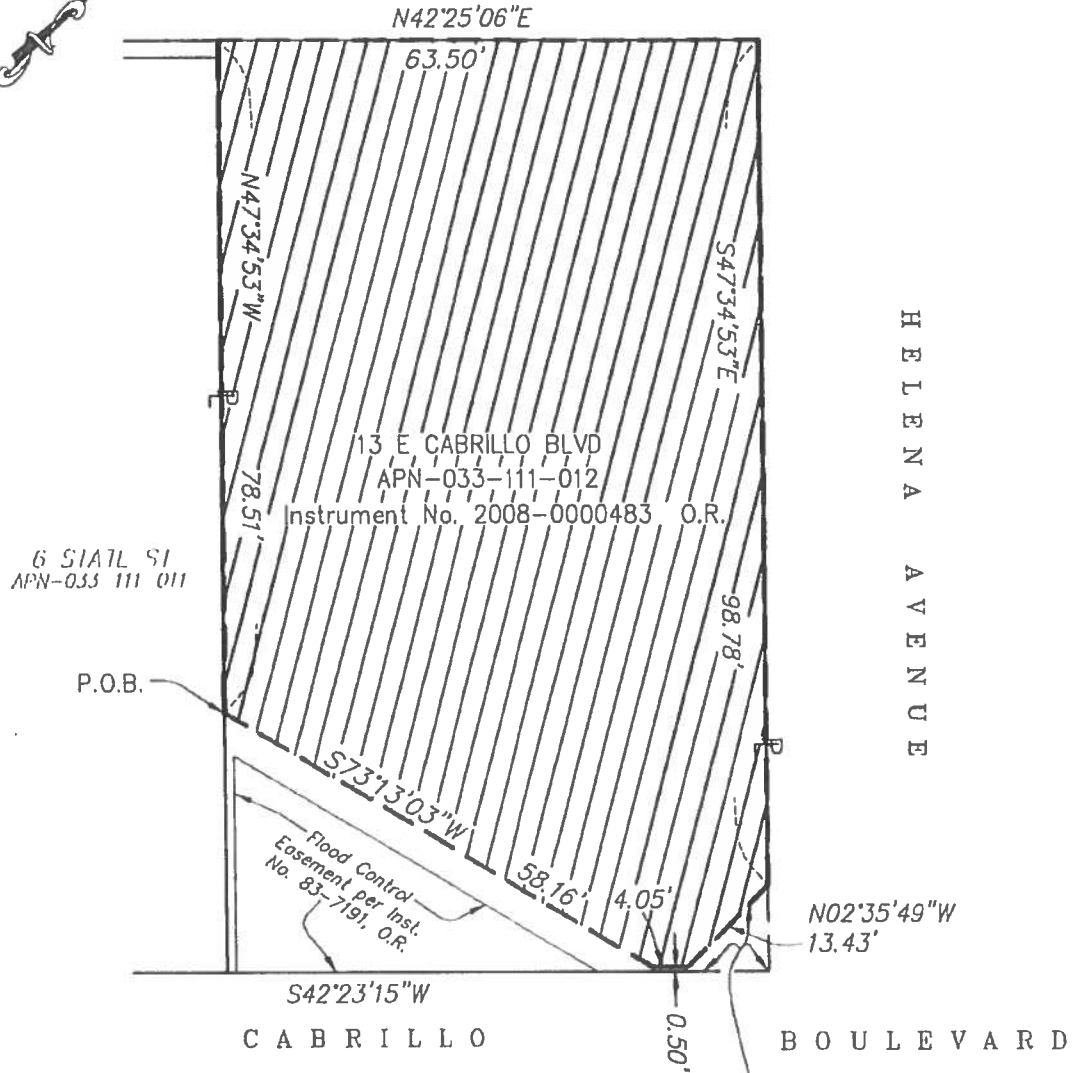
Mark E. Reinhardt, PLS

Date: 8-9-2012



EXHIBIT B

Parcel 033-111-012-02



Easement to City of Santa Barbara per Inst. No. 97-40081, O.R.

MNS ENGINEERS • SURVEYORS • CONSTRUCTION MANAGERS
ENGINEERS INC. Quality Infrastructure Services

201 N. CALLE CESAR CHAVEZ, SUITE 300, SANTA BARBARA, CA 93103
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10-00105_845 • 100105_EXB.dwg • 07/12 • SS • E-FILE

RPD

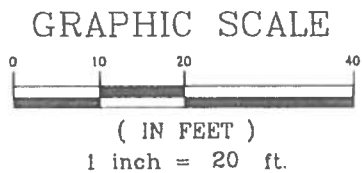


Exhibit A
(Parcel 033-111-012-03)

That portion of Block 322 in the City of Santa Barbara, County of Santa Barbara, State of California, being a portion of the parcel of land described in Exhibit A in the Quitclaim Deed to Lighthouse & Corner, LLC recorded January 3, 2008 as Instrument No. 2008-0000483 of Official Records, in the Office of the County Recorder of said County.

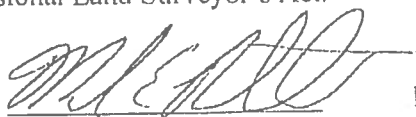
Said portion of land is described as follows:

Beginning at the most westerly corner of said parcel of land; thence,

- 1st Northeasterly along the northwesterly line of said parcel, 40.00 feet; thence,
- 2nd at right angles southeasterly 2.00 feet to a point on the southeasterly boundary of said parcel; thence,
- 3rd Southwesterly along said southeasterly boundary 40.00 feet to a point on the northeasterly boundary of State Street and the southwesterly boundary of said parcel; thence,
- 4th Northwesterly along said southwesterly boundary 2.00 feet to the point of beginning.

Containing an area of approximately 80 square feet.

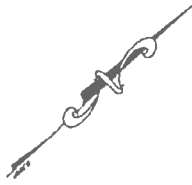
This real property description was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Signature: 
Mark E. Reinhardt, P.L.S.

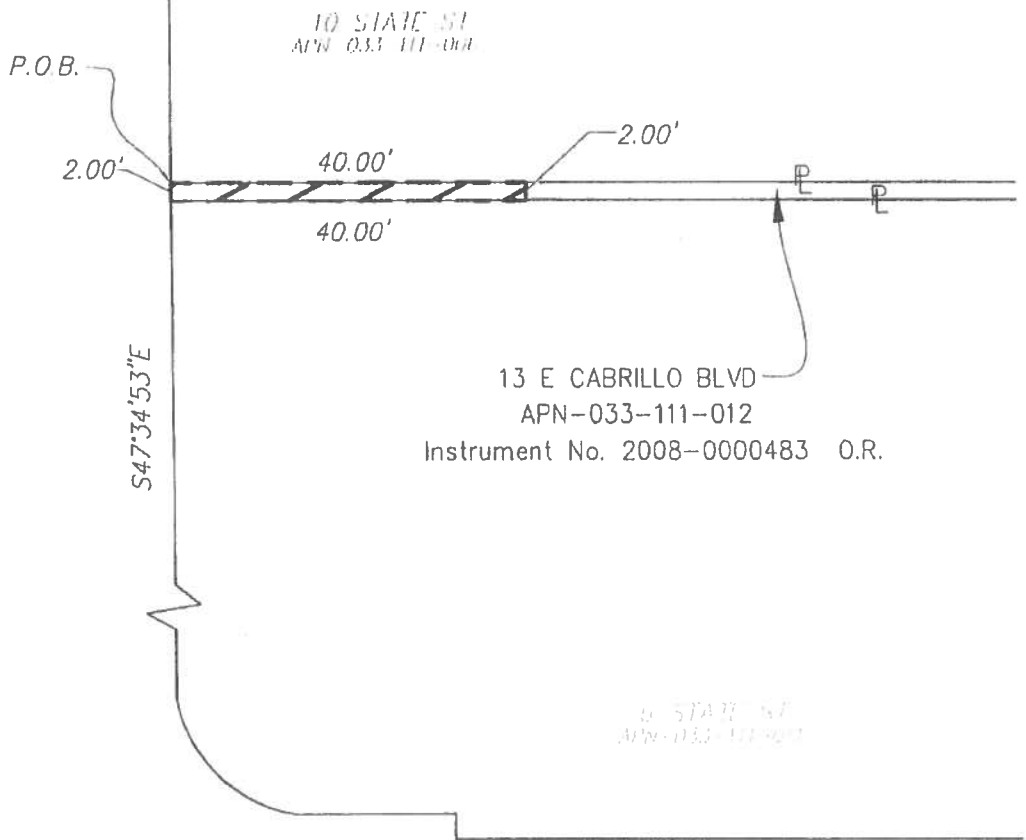
Date: 9-2-08



EXHIBIT B
 Parcel 033-111-012-03



S T R E E T
 S T A T E



C A B R I L L O

B O U L E V A R D



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 TELEPHONE (805) 692-6921 FAX. (805) 692-6931

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GRAPHIC SCALE



(IN FEET)

1 inch = 20 ft.