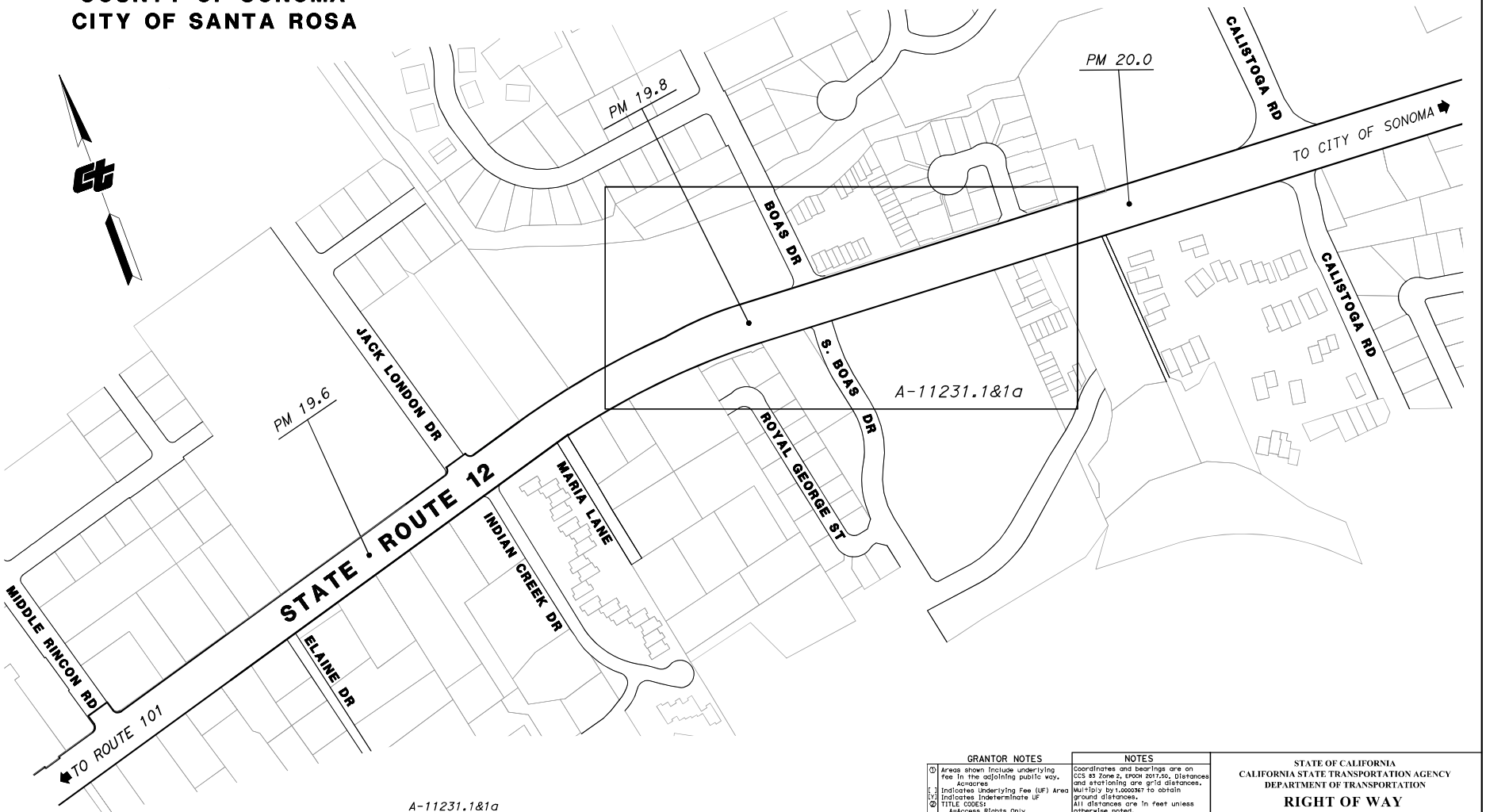
Exhibit A

COUNTY OF SONOMA
CITY OF SANTA ROSA

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



A-11231.1&1a	
64741-1	64745-1
64742-1	64745-2
64742-2	64745-3
64742-3	64746-1
64743-1	64746-2
64743-2	64747-1
64744-1	64747-2
64744-2	

GRANTOR NOTES

1. Areas shown include underlying fee in the adjoining public way. Ac=acres
[ ] Indicates Underlying Fee (UF) Area
[*] Indicates Indeterminate UF
2. TITLE CODES:
   A=Access Rights Only
   F=Fee
   E=Easement (Ease)
   TCA=Temp Construction Ease
   T=Other Temp Ease (see Remarks)
   O=Other (see Remarks)
3. TYPE:
   GD=Grant deed
   ED=Easement deed
   QC=Quitclaim
   DD=Director's deed
   DE=Director's easement deed
   DQ=Director's quitclaim deed
   FOC=Final Order of Condemnation
   HE=Highway easement deed
   REL=Relinquishment
   VAC=Vacation
   JUA=Joint use agreement
   CCUA=Consent to common use agreement
4. Document or Instrument number

NOTES

Coordinates and bearings are on CCS #3 Zone 2, EPOCH 2017.50. Distances and stationing are grid distances. Multiply by 1.0000367 to obtain ground distances.
All distances are in feet unless otherwise noted.
(THE RW LANDNET IS BASED ON FIELD SURVEY JOB # 2022-066)

LEGEND

++++++	ACCESS PROHIBITED
O	DIMENSION POINT
APN	ASSESSOR'S PARCEL NUMBER
R/W	RIGHT OF WAY
AC.	ACRES
(R)	RADIAL BEARING
DOC. NO.	DOCUMENT NUMBER
INCLD.	INCLUDING
S.F.	SQUARE FEET
ESMT.	EASEMENT

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
APPRAISAL MAP
A-11231. 0

FOR PREVIOUS R/W INFORMATION SEE MAP(S) R-138A.8

SCALE: 1" = 50'
FEET 0 25 50 100 150

TO DESIGN: EA(s): 2Q7802 FA#:
DRAFTED BY: A. ZHONG CHECKED BY: J. CARDARELLI

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
04	SON	12	19.8	1	3

PROJECT ID: 0419000048

R/W PROJECT SURVEYOR: ALICE ZHONG 06/16/2023

DATE	REVISIONS	BY
06/16/23	ADDED A-11231.1&1a per TCOS #1	A. ZHONG

DATE	REVISIONS	BY

R/W PROJECT SURVEYOR: ALICE ZHONG	DATE	BY	REVISIONS	DATE	BY	REVISIONS	DATE	BY	REVISIONS	DATE	BY	REVISIONS	DATE	BY
	06/16/2023	A. ZHONG	ADDED PARCELS 64741 TO 64747 PER TRANS. #1	06/16/23										

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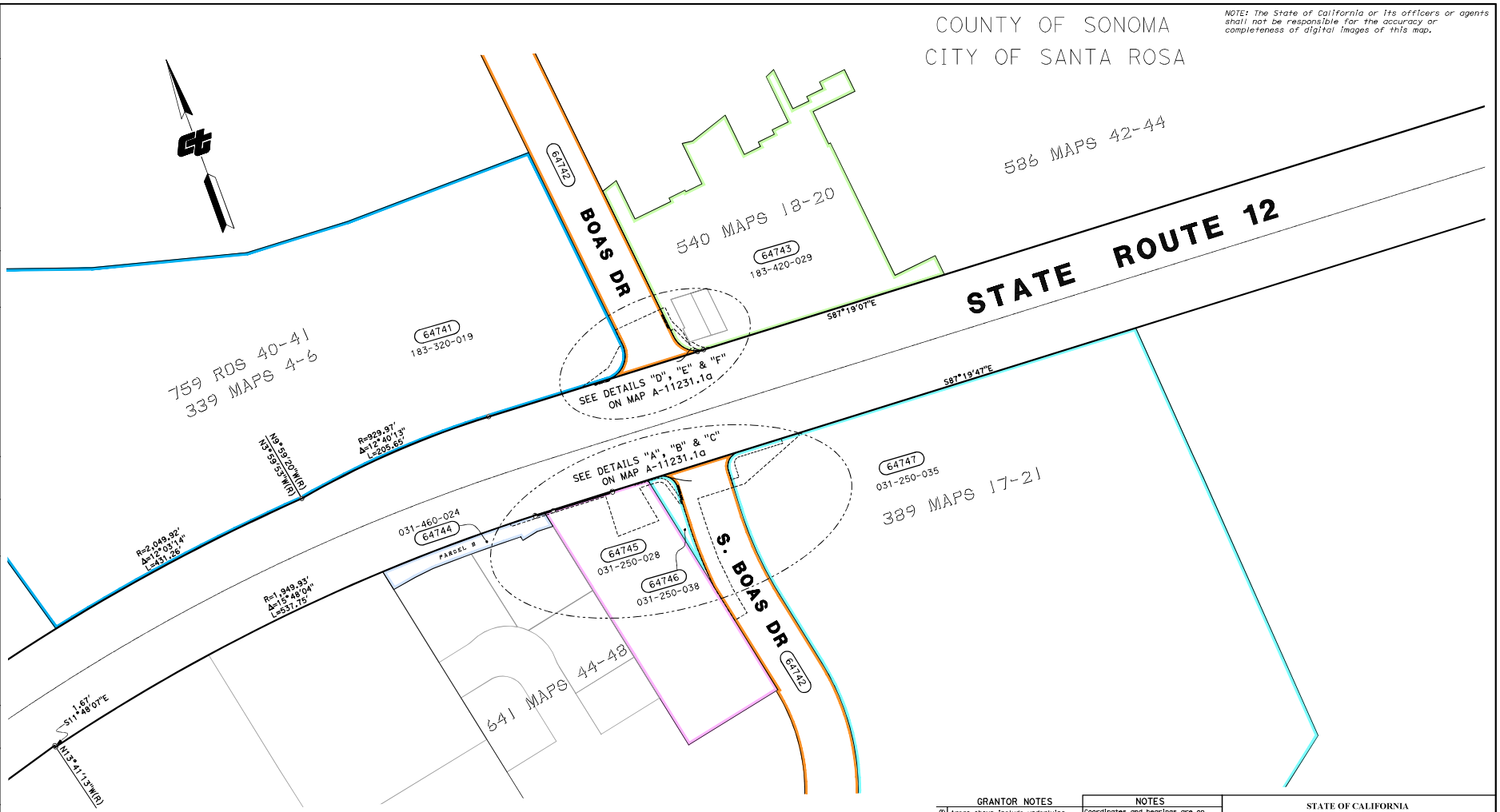

* AREA FIGURE IS BASED ON THE CALCULATED ACREAGE OF THE COUNTY RECORD.

PARCEL#	TITLE CODE ②	GRANTOR	AREAS (square feet or as noted) TOTAL	REQUIRED① [UF]	EXCESS① [UF]	REMAINDER	REMARKS	RECORDATION TYPE③	DATE	DOC.# ④

GRANTOR NOTES

① Areas shown include underlying fee in the adjoining public way. Ac=acres
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[ ] Indicates Indeterminate UF
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F=Fee
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③ TYPE:
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④ Document or Instrument number

NOTES

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All distances are in feet unless otherwise noted.
(THE RW LANDNET IS BASED ON FIELD SURVEY JOB # 2022-066)

LEGEND

⊥⊥⊥⊥⊥⊥	ACCESS PROHIBITED
⊙	DIMENSION POINT
APN	ASSESSOR'S PARCEL NUMBER
R/W	RIGHT OF WAY
AC.	ACRES
(R)	RADIAL BEARING
DOC. NO.	DOCUMENT NUMBER
INCLD.	INCLUDING
S.F.	SQUARE FEET
ESMT.	EASEMENT

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
APPRAISAL MAP
A-11231. 1

FOR PREVIOUS R/W INFORMATION SEE MAP(S) R-138A.8

SCALE: 1" = 50'
FEET 0 25 50 100 150

TO DESIGN: EA(s): 2Q7802 F.A#:
DRAFTED BY: A. ZHONG CHECKED BY: J. CARDARELLI

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
04	SON	12	19.8	2	3

PROJECT ID: 0419000048

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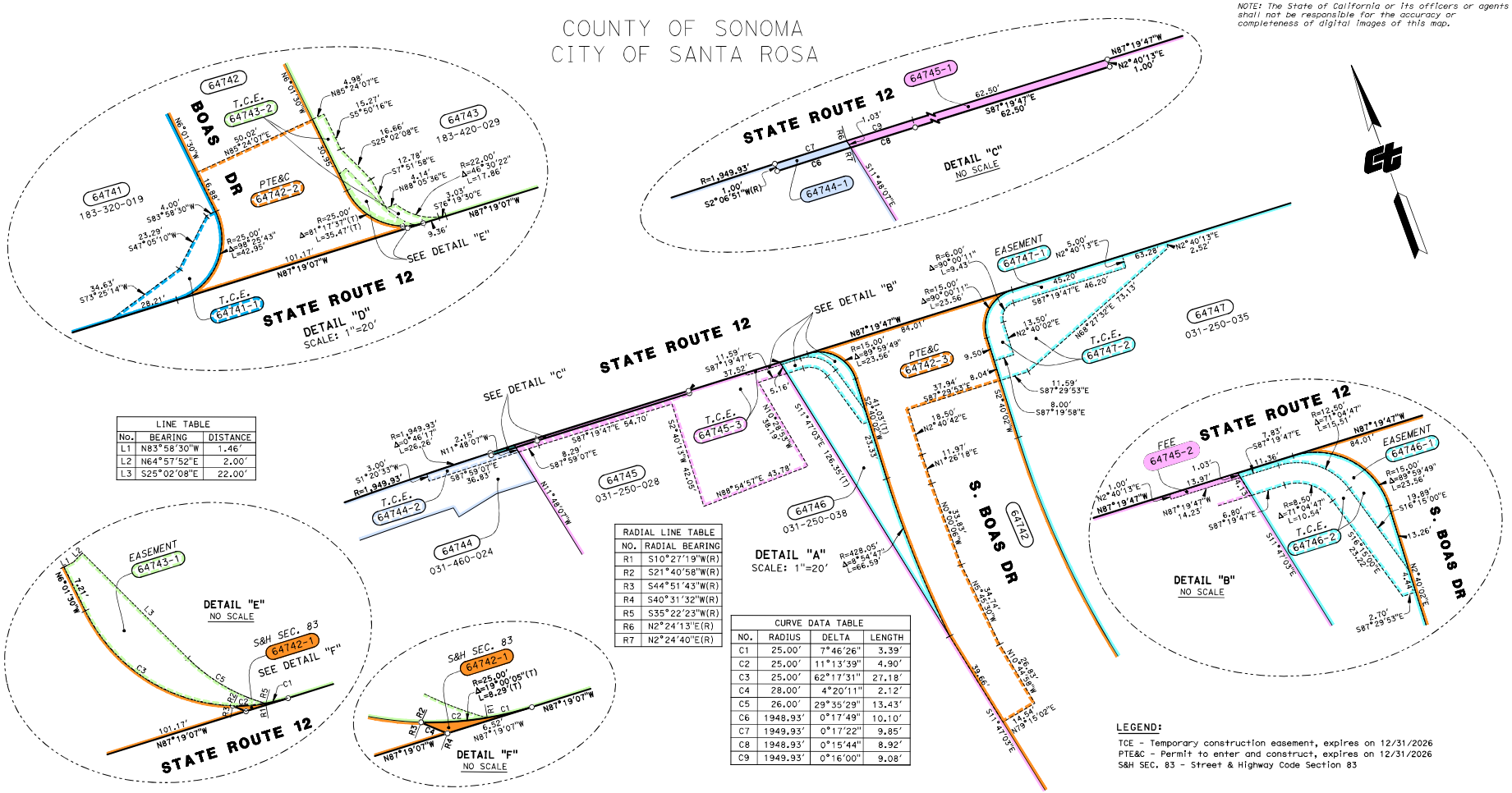
COUNTY OF SONOMA
CITY OF SANTA ROSA



LINE TABLE		
No.	BEARING	DISTANCE
L1	N83°58'30"W	1.46'
L2	N64°57'52"E	2.00'
L3	S25°02'08"E	22.00'

RADIAL LINE TABLE	
NO.	RADIAL BEARING
R1	S10°27'19"W(R)
R2	S21°40'58"W(R)
R3	S44°51'43"W(R)
R4	S40°31'32"W(R)
R5	S35°22'23"W(R)
R6	N2°24'13"E(R)
R7	N2°24'40"E(R)

CURVE DATA TABLE			
NO.	RADIUS	DELTA	LENGTH
C1	25.00'	7°46'26"	3.39'
C2	25.00'	11°13'39"	4.90'
C3	25.00'	62°17'31"	27.18'
C4	28.00'	4°20'11"	2.12'
C5	26.00'	29°35'29"	13.43'
C6	1948.93'	0°17'49"	10.10'
C7	1949.93'	0°17'22"	9.85'
C8	1948.93'	0°15'44"	8.92'
C9	1949.93'	0°16'00"	9.08'

LEGEND:

TCE - Temporary construction easement, expires on 12/31/2026
PTE&C - Permit to enter and construct, expires on 12/31/2026
S&H SEC. 83 - Street & Highway Code Section 83

* AREA FIGURE IS BASED ON THE CALCULATED ACREAGE OF THE COUNTY RECORD.

PARCEL#	TITLE CODE ②	GRANTOR	AREAS (square feet or as noted) TOTAL	REQUIRED① [UF]	EXCESS① [UF]	REMAINDER	REMARKS	RECORDATION TYPE③	DATE	DOC.#④
64741-1	TCE	ST. BENEDICT'S MANOR II ASSOCIATES, LP	*4.478AC.	0	0	*4.478 AC.	494 SQ.FT. OF TCE, EXP. 12/31/2026			
64742-1	SEC83	CITY OF SANTA ROSA	INDEF.	3 SQ.FT.	0					
64742-2	PTE&C	" " " " " "		0	0		2,743 SQ.FT. OF PTE&C, EXP. 12/31/2026			
64742-3	PTE&C	" " " " " "		0	0	INDEF.	3,883 SQ.FT. OF PTE&C, EXP. 12/31/2026			
64743-1	E	SONOMA CREEKSIDE EAH II, LP	*0.847 AC.	0	0		178 SQ.FT. OF EASEMENT FOR RETAINING WALL/ SIDEWALK			
64743-2	TCE	" " " " " "		0	0	*0.847 AC.	253 SQ.FT. OF TCE, EXP. 12/31/2026, INCL 67 SQ. FT. OF 64743-1			
64744-1	F	CITY OF SANTA ROSA	2,910 SQ.FT.	10 SQ.FT.	0					
64744-2	TCE	" " " " " "		0	0	2,900 SQ.FT.	103 SQ.FT. OF TCE, EXP. 12/31/2026			
64745-1	F	JORGE PELAEZ & ROSANNA BROUDE	*28,323 SQ.FT.	71 SQ.FT.	0					
64745-2	F	" " " " " "		0	0		14 SQ.FT. OF FEE FOR SIDEWALK AND CURB			
64745-3	TCE	" " " " " "		0	0	*28,252 SQ.FT.	1,875 SQ.FT. OF TCE, EXP. 12/31/2026, INCL. 14 SQ. FT. OF 64745-2			
64746-1	E	FIRST CLASS OAK CREEK APARTMENTS LP	1,362 SQ.FT.	0	0		120 SQ.FT. OF EASEMENT FOR SIDEWALK AND CURB			
64746-2	TCE	" " " " " "		0	0	1,362 SQ.FT.	294 SQ.FT. OF TCE, EXP. 12/31/2026, INCL. 120 SQ. FT. OF 64746-1			
64747-1	E	FIRST CLASS OAK CREEK APARTMENTS LP	*6.481 AC.	0	0		416 SQ.FT. OF EASEMENT FOR SIDEWALK AND CURB			
64747-2	TCE	" " " " " "		0	0	*6.481 AC.	1,497 SQ.FT. OF TCE, EXP. 12/31/2026, INCL. 416 SQ. FT. OF 64747-1			

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LEGEND

↑↑↑↑↑↑	ACCESS PROHIBITED
O	DIMENSION POINT
APN	ASSESSOR'S PARCEL NUMBER
R/W	RIGHT OF WAY
AC.	ACRES
(R)	RADIAL BEARING
DOC. NO.	DOCUMENT NUMBER
INCLD.	INCLUDING
S.F.	SQUARE FEET
ESMT.	EASEMENT

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
APPRAISAL MAP
A-11231. 1a

FOR PREVIOUS R/W INFORMATION SEE MAP(S) R-138A.8

SCALE: 1" = 20'
FEET 0 10 20 40 60

TO DESIGN: EA(s): 2Q7802 FA#:
DRAFTED BY: A. ZHONG CHECKED BY: J. CARDARELLI

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
04	SON	12	19.8	3	3

PROJECT ID: 0419000048

R/W PROJECT SURVEYOR: ALICE ZHONG 06/16/2023

DATE	BY	REVISIONS
06/16/23	A. ZHONG	ADDED 64741-1,821, 64742-1,2&3, 64743-1,2&3, 64744-1&2, 64747-1&2, 64746-1&2, 64747-1&2 per TRANS. # 1

DATE	BY	REVISIONS
11/13/24	J. GRAY	64743-1 EASEMENT EXPANDED
11/13/24	J. GRAY	64743-2 ESMT. CHANGED TO FEE
12/14/2026	J. GRAY	TCE & PTE&C EXPIRATION DATE CHANGED TO 12/31/2026