

EXHIBIT "A"
LEGAL DESCRIPTION
DAIRY ROAD VACATION

Parcel No. 2024-0025-A1

(07.09.2025)

(TJM:WAR:tjm)

All of those Easements for County Highway, Road Survey No. 1034 recorded in the Office of the County Recorder of San Diego County, California, in Book 2003, Page 159 on December 5, 1945, and in Book 2004, Page 80, on December 5, 1945.

EXCEPTING THEREFROM those portions lying within the portion of State Route 125 (11-S-125) as shown on Record of Survey No. 20887, recorded in the Office of said County Recorder on January 20th, 2011, as File No. 2011-0037999, of Official Records of said County, more particularly described as follows:

All that land lying Southerly of the Northerly line of said portion of State Route 125 having a bearing of North 72°16'21" East, and a distance of 30.480 meters, and Northerly of the Southerly line of said portion of State Route 125 having a bearing of North 63°11'11" East, and a distance of 31.570 meters.

ALSO EXCEPTING THEREFROM those portions lying Southerly of a curve that is 51.00 feet Northwesterly of and concentric with the following described curve:

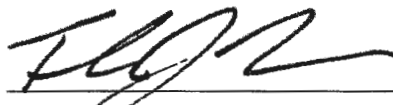
COMMENCING at the intersection of the centerline of San Miguel Road (Road Survey No. 310) and the centerline of Dairy Road (Road Survey No. 1034), both Road Surveys on file in the Office of the County Engineer of said County, said point being also the East Quarter corner of Quarter Section 5 of Rancho de la Nacion according to Map thereof No. 166, on file in said Recorder's Office; thence along the centerline of Dairy Road, being the Easterly line of said Quarter Section 5, North 17°50'46" West, 30.99 feet to the **TRUE POINT OF BEGINNING**, being the beginning of a non-tangent 500.00 foot radius curve, concave Northwesterly, a radial line to said curve bears South 18°54'05" East; thence Northeasterly along the arc of said curve, through a central angle of 43°51'22", a distance of 382.72 feet; thence retracing Southwesterly along the arc of said curve, through a central angle of 46°08'53", an arc distance

of 402.72 feet to the West line of Dairy Road per said Easement for County Highway recorded in Book 2004, Page 80, and the **POINT OF TERMINUS**.

Contains 34,630 square feet (0.795 acres.), more or less.

RESERVING AND EXCEPTING from vacation and abandonment all easements and rights pursuant to any existing franchise or renewals thereof, agreement, law, or otherwise, at any time, or from time to time, to construct, maintain, operate, replace, remove, renew and enlarge line of pipe, and other structures, equipment and fixtures for the operation, transportation, or distribution of water and for any related or incidental uses or purposes including access to protect the property from all hazards in, upon, over, and across the of the portions of highway proposed to be vacated and abandoned lying Northerly of said State Route 125 (40.00 feet wide), and the West-half (20.00 feet) of the above described portion of highway lying Southerly of said State Route 125. This reservation is intended to benefit the San Diego County Water Authority to preserve its access and public use of the area proposed to be vacated.

ALSO RESERVING THEREFROM an access easement over the Easterly 20.00 feet of said Road Survey No. 1034 (40.00 feet wide) and lying Southerly of the Southerly right-of-way line of said State Route 125 (11-S-125) as shown on Record of Survey No. 20887, having a bearing of North 63°11'11" East, and a distance of 31.570 meters. This reservation is intended to benefit the County of San Diego to retain access to County's Sweetwater Bike Park.


Thomas J. McCabe, PLS 8762
Senior Land Surveyor
County of San Diego
Department of General Services
Asset Management Division

7/9/2025
Date

