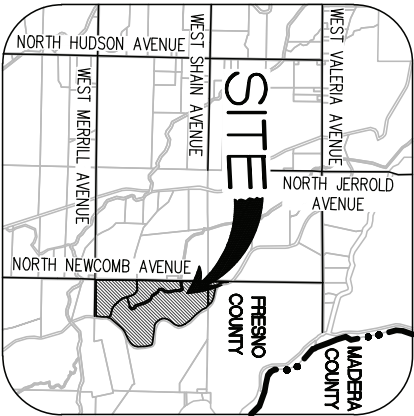


Exhibit A

PLOTTED BY: MARJAN ESLIMI ISFAHANI - 9/8/2021 12:27:19 PM C:\MY DOCUMENTS\20-001.01LLA.DWG



PLA 21-32

APPROVED

November 9, 2021

DEVELOPMENT SERVICES

LOCATION MAP

NOT TO SCALE

LEGEND

- SUBJECT PROPERTY BOUNDARY
- EXISTING PARCEL LINE TO BE REMOVED
- ADJUSTED PARCEL LINE
- EASEMENT
- NET ACREAGE PER THE ASSESSOR'S MAP

RECORD OWNER

CIRCLE G II, L.P.,
A CALIFORNIA LIMITED PARTNERSHIP
1350 E PACHECO BLVD, B225
LOS BANOS, CA 93635

EXISTING PARCELS

- APN 003-100-375 & 001-220-085
- PARCEL '1' - AREA = 173.66 ACRES GROSS [173.68]
- APN 003-100-04
- PARCEL '2' - AREA = 36.73 ACRES GROSS [35.28]
- APN 003-100-08
- PARCEL '3' - AREA = 56.12 ACRES GROSS [53.58]

ADJUSTED PARCELS

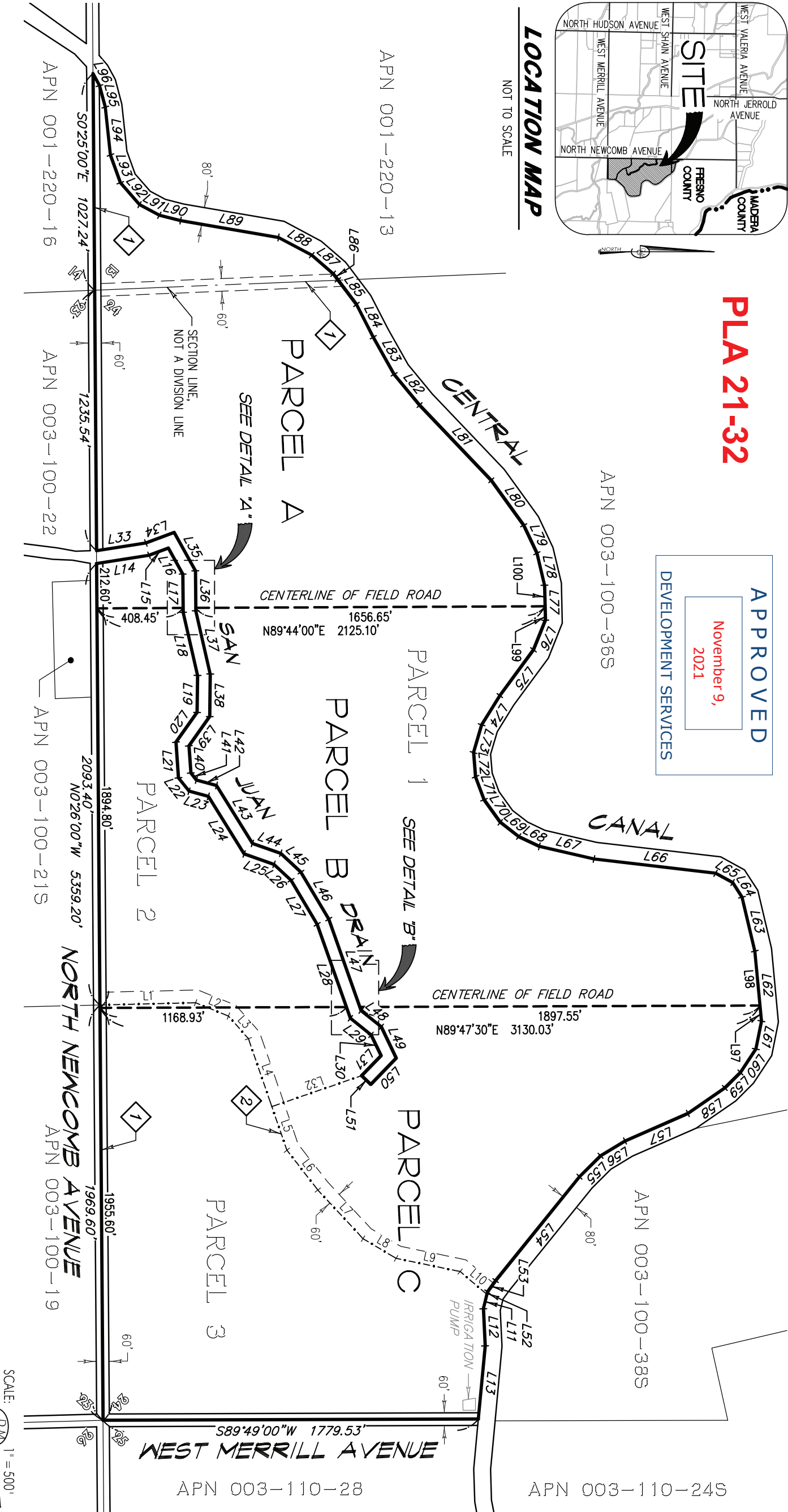
- PARCEL 'A' - AREA = 67.18 ACRES GROSS
- PARCEL 'B' - AREA = 98.84 ACRES GROSS
- PARCEL 'C' - AREA = 102.48 ACRES GROSS

KEYNOTES

- 1) CENTERLINE OF A 60' ROAD EASEMENT, PER GRANT DEED DOCUMENT NO. 2019-0152360, RECORDED DECEMBER 17, 2019, OFFICIAL RECORDS OF FRESNO COUNTY.
- 2) CENTERLINE OF A DITCH AND SOUTHERLY RIGHT OF WAY LINE OF A 60' ROAD EASEMENT, PER GRANT DEED DOCUMENT NO. 2019-0152360, RECORDED DECEMBER 17, 2019, OFFICIAL RECORDS OF FRESNO COUNTY.

NOTES

- 1) NO EXISTING STRUCTURES WITHIN PROJECT LIMITS
- 2) RECORD OR CALCULATED BEARINGS AND DISTANCES PER MILLER & LUX SUBDIVISION MAPS FOR SECTIONS 13 & 24, TOWNSHIP 11 SOUTH, RANGE 13 EAST, MOUNT DIABLO BASE & MERIDIAN, ON FILE WITH FRESNO COUNTY SURVEYOR AND GRANT DEED DOCUMENT NO. 2019-0152360, RECORDED DECEMBER 17, 2019, OFFICIAL RECORDS OF FRESNO COUNTY.

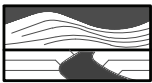


PROPERTY LINE ADJUSTMENT

SITE LOCATION:
NEWCOMB AVENUE & MERRILL AVENUE, FRESNO COUNTY
ASSESSOR'S PARCEL NO(S):
003-100-04, 08, 375 & 001-220-085

BEING A PORTION OF SECTIONS 13 & 24,
TOWNSHIP 11 SOUTH, RANGE 13 EAST,
MOUNT DIABLO BASE & MERIDIAN

PREPARED BY:



DALE G. MELL
& ASSOCIATES

ENGINEERING & SURVEYING SERVICES
2090 NORTH WINERY AVENUE, FRESNO, CALIFORNIA 93703
(559) 292-4046 * FAX 251-9220 * EMAIL: STAFF@DALEMELL.COM



JOB # 20-001.01
DRAWN BY: M.ESLIMI
CHECKED BY: DGM
SCALE: 1" = 500'
DATE: 07/27/21
DWG # 20-001.01LLA
FIELD BOOK:
DATE OF SURVEY:
REV: 09/08/21 * M.E.
SHEET 1 OF 2

Exhibit B: Location Map

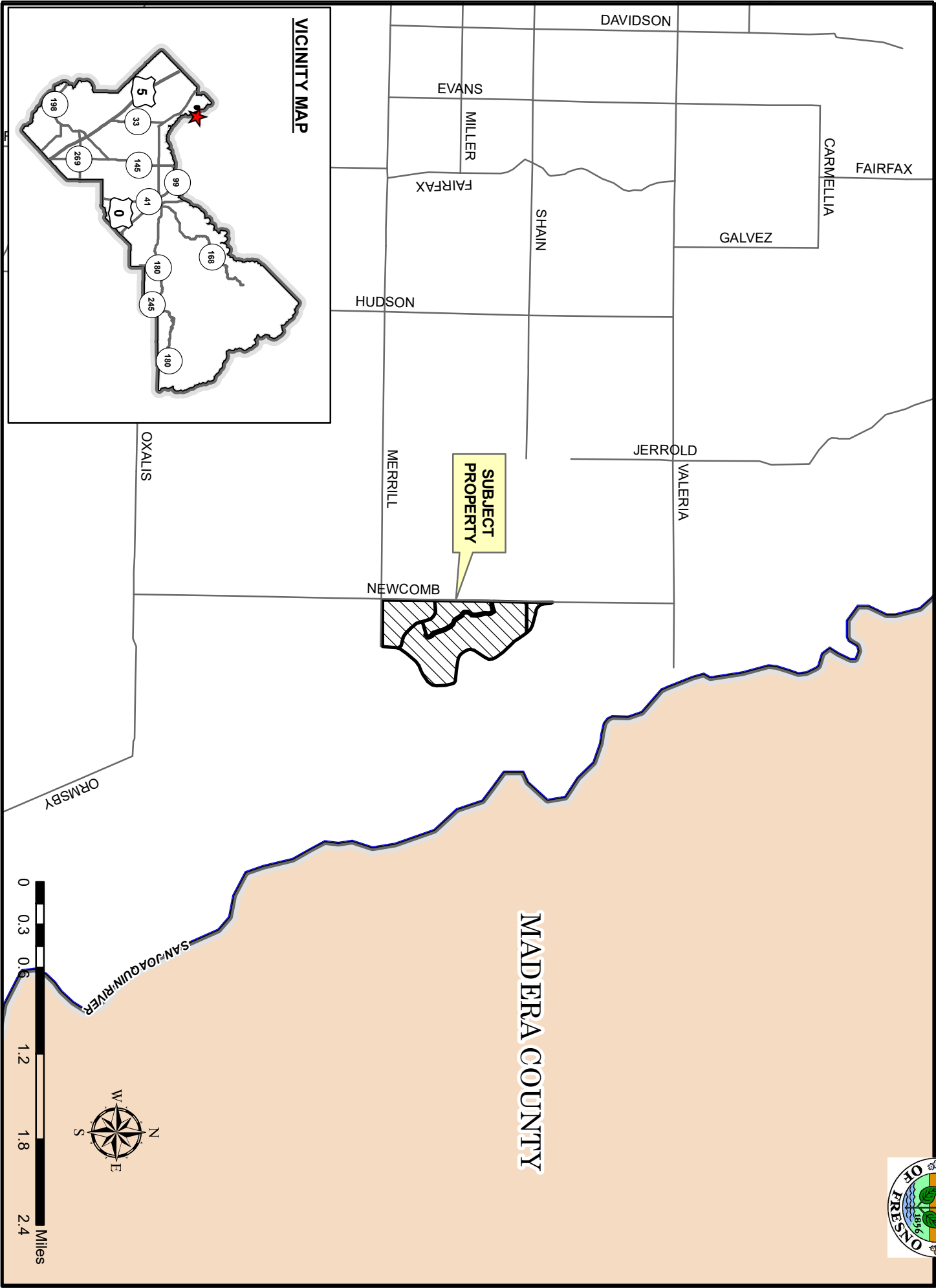
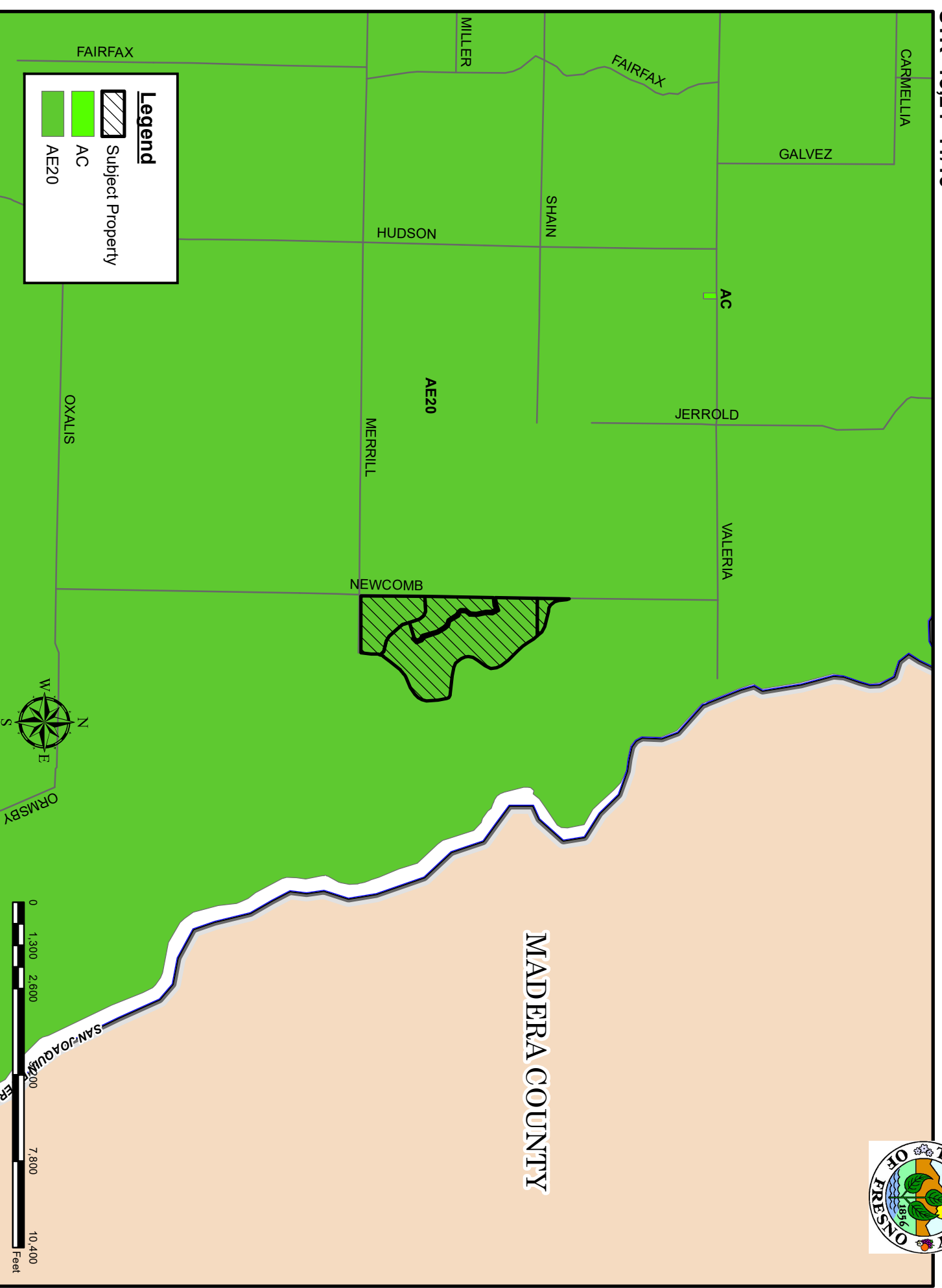


Exhibit C: Existing Zoning Map

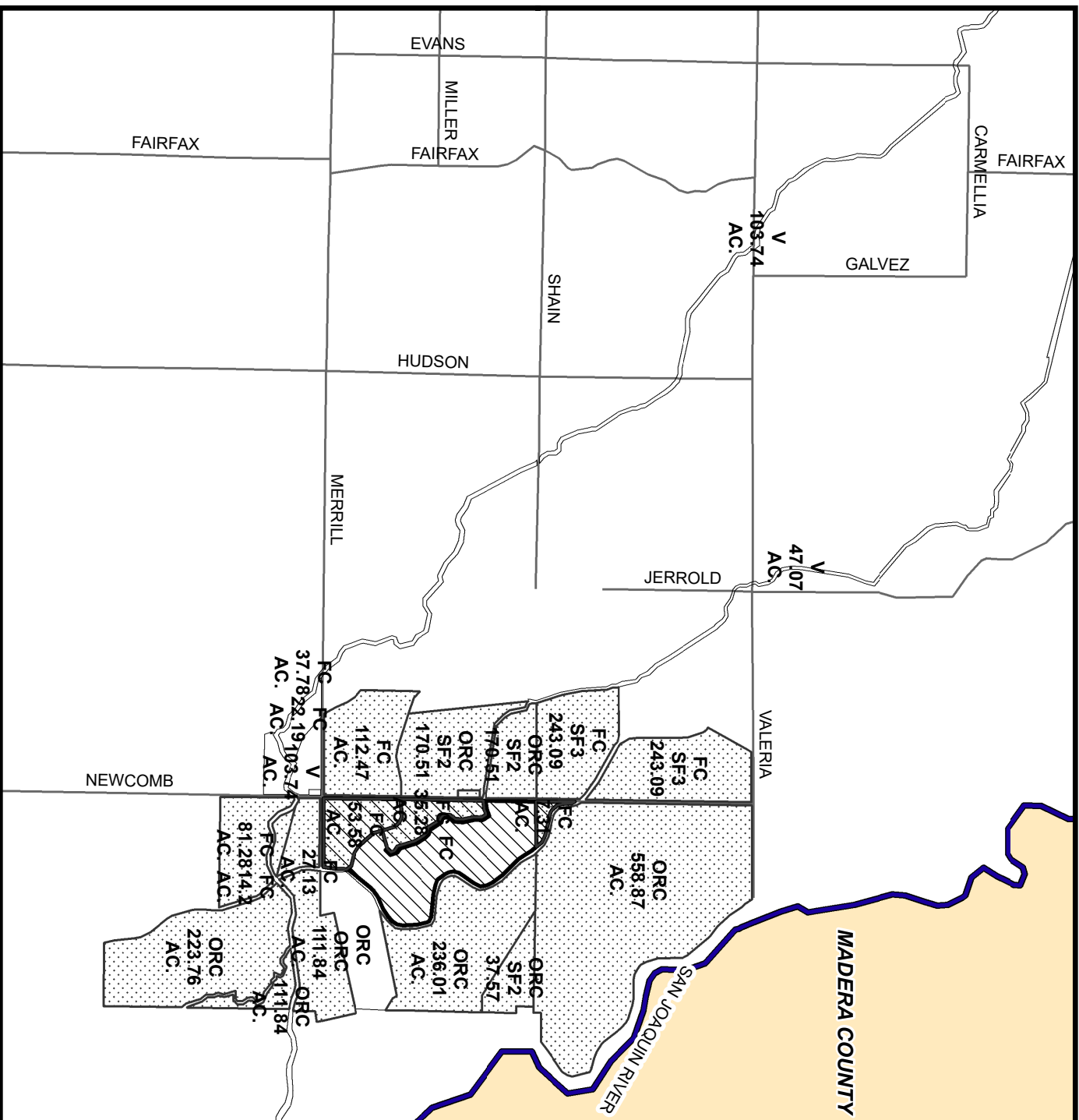


Legend

- Subject Property
- AC
- AE20



Exhibit D: Existing Land Use Map



LEGEND	
FC - FIELD CROP	
ORC - ORCHARD	
SF# - SINGLE FAMILY RESIDENCE	
V - VACANT	

LEGEND:

- Subject Property
- Ag Contract Land



Department of Public Works and Planning
Development Services Division