

EXHIBIT A
GEOGRAPHIC DESCRIPTION
CITY OF VISALIA
ANNEXATION NO. 2024-05

Being a portion of the West half of the Northeast quarter and a portion of the East 160 feet of the Northwest Quarter of Section 8, Township 19 South, Range 25 East M.D.M. in the County of Tulare, State of California described as follows:

Commencing at the North Quarter corner of said Section 8; thence N89°56'49"E along the North line of said Northeast quarter a distance of 57.31 feet; thence S00°03'11"E a distance of 55.59 feet to a point on the South right-of-way of Caldwell Avenue as established by the property conveyed to the City of Visalia in the Deed recorded January 8, 2024 as Document No. 2024-0000958 of Official Records and on the existing city limits, said point also being the **TRUE POINT OF BEGINNING**;

Thence along said city limit line, the following courses:

Course 1: Thence S89°22'40"E 223.67 feet;

Course 2: Thence N89°32'02"E 10.00 feet;

Course 3: Thence S89°26'02"E 208.35 feet;

Course 4: Thence S89°15'29"E 668.31 feet;

Course 5: Thence S89°15'28"E 51.75 feet;

Course 6: Thence S44°15'16"E 42.40 feet;

Course 7: Thence S02°09'49"W along said city limit line and the East line of the West half of said Northeast quarter a distance of 2035.09 feet to the South quarter corner of said Northeast quarter;

Course 8: Thence S80°30'43"W along the South Line of said Northeast quarter a distance of 1454.25 feet to a point on the West right of way line of the Tulare Valley Railroad and a point of intersection with the existing city limit line;

Course 9: Thence along said city limit line, N02°27'49"E along said West right of way line a distance of 2335.00 feet to a point on the south right of way line of Caldwell Avenue;

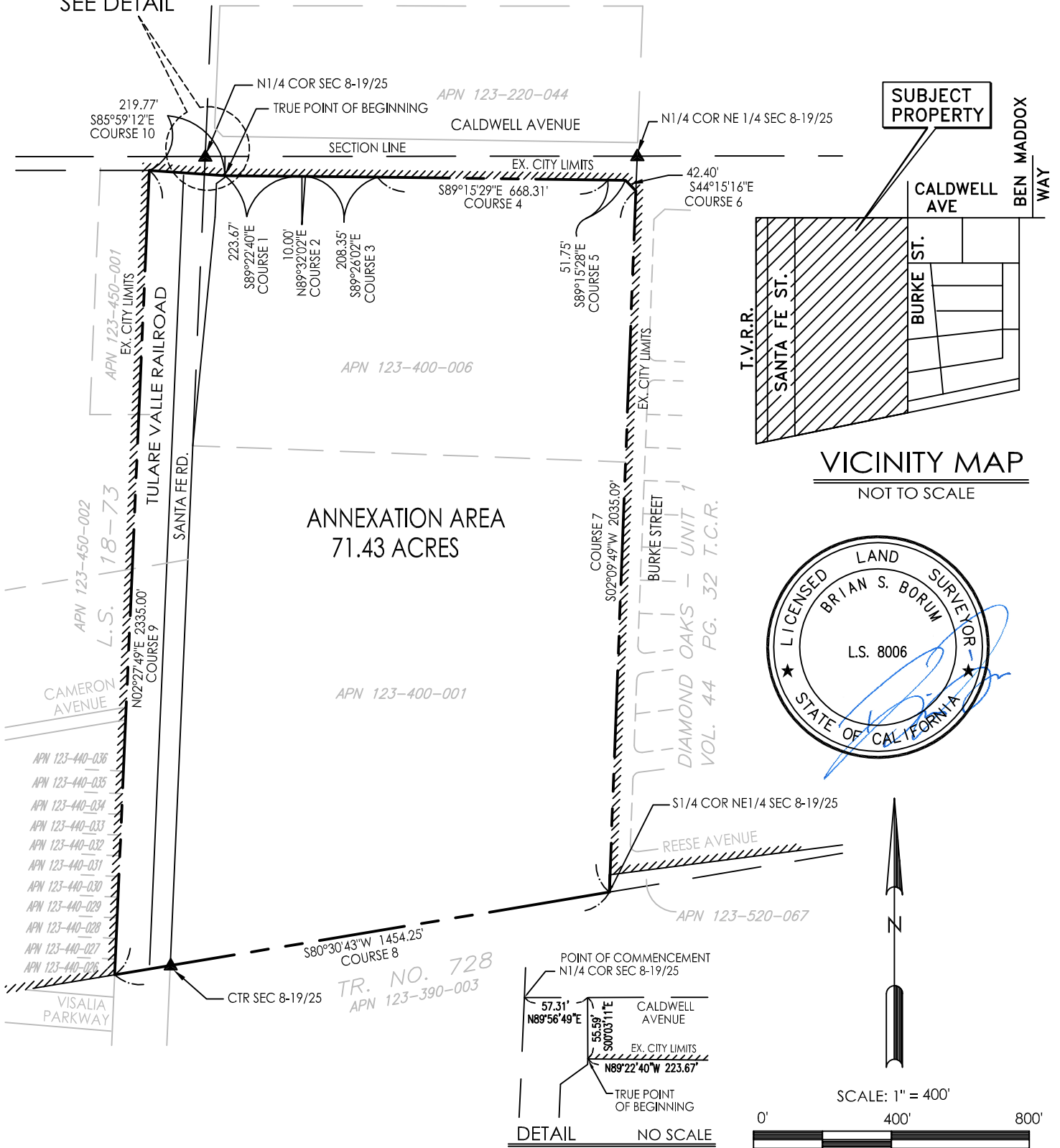
Course 10: Thence along said city limit line, S85°59'12"E 219.77 feet to the **TRUE POINT OF BEGINNING**.

Containing 71.43 Acres. More or Less



PORTION WEST HALF, NORTHEAST QUARTER SECTION 8,
TOWNSHIP 19 SOUTH, RANGE 25 EAST, MOUNT DIABLO MERIDIAN

SEE DETAIL



DATE: 1-22-25
DRAWN: BM
CHECKED: BB
PROJECT: 24075

EXHIBIT B
CITY OF VISALIA
ANNEXATION NO. 2024 - 05
ANNEXATION TO THE CITY OF VISALIA

BLS
Borum Land Surveying Inc.
www.borumlandsurveying.com
1445 W. Grand Ave. Ste. C
Grover Beach, Ca 93433