

## Exhibit "A"

### ANNEXATION NO. 2023-03 TO THE CITY OF VISALIA GEOGRAPHIC DESCRIPTION

All that certain real property, situate in the Southeast quarter of the Northwest quarter of Section 23 of Township 18 South, Range 24 East, Mount Diablo Base & Meridian, in the County of Tulare, State of California, described as follows:

BEGINNING at a point on the North line of the Southeast quarter of the Northwest quarter of said Section 23, said point lying 55.00 feet West of the East line of said Northwest quarter, and being a point on the West right-of-way line of Linwood Street, and an angle point in the existing City Limit line of the City of Visalia; thence along said City Limit line the following four (7) courses:

- 1) South  $00^{\circ}00'52''$  West, along a line parallel with and 55.00 feet West of the East line of said Northwest quarter, 1076.79 feet, more or less, to the easterly extension of the North line of Parcel 1 of Parcel Map No. 4598, recorded in Book 47 of Parcel Maps at Page 3, Tulare County Records; thence
- 2) South  $87^{\circ}33'40''$  West, along said easterly extension and continuing along the North line of Parcels 1 and 2 of said Parcel Map No. 4598, a distance of 266.29 feet, more or less, to an angle point in the North line of said Parcel 2; thence
- 3) North  $89^{\circ}07'05''$  West, continuing along the North line of said Parcel 2, a distance of 21.49 feet, more or less, to the Southeast corner of Northgate Estates, according to the map thereof recorded in Volume 40 of Maps at Page 82, Tulare County Records; thence
- 4) North  $00^{\circ}00'52''$  East, along the East line of said Northgate Estates, 426.40 feet, more or less, to the Northeast corner of said Northgate Estates; thence
- 5) North  $89^{\circ}24'13''$  West, along the North line of said Northgate Estates, 971.21 feet, more or less, to the Northwest corner of said Northgate Estates, being a point on the West line of the Southeast quarter of the Northwest quarter of said Section 23; thence
- 6) North  $00^{\circ}00'26''$  East, along said West line, 661.58 feet, more or less, to the Northwest corner of the Southeast quarter of the Northwest quarter of said Section 23; thence
- 7) South  $89^{\circ}31'53''$  East, along the North line of the Southeast quarter of the Northwest quarter of said Section 23, a distance of 1258.82 feet, more or less, to the POINT OF BEGINNING.

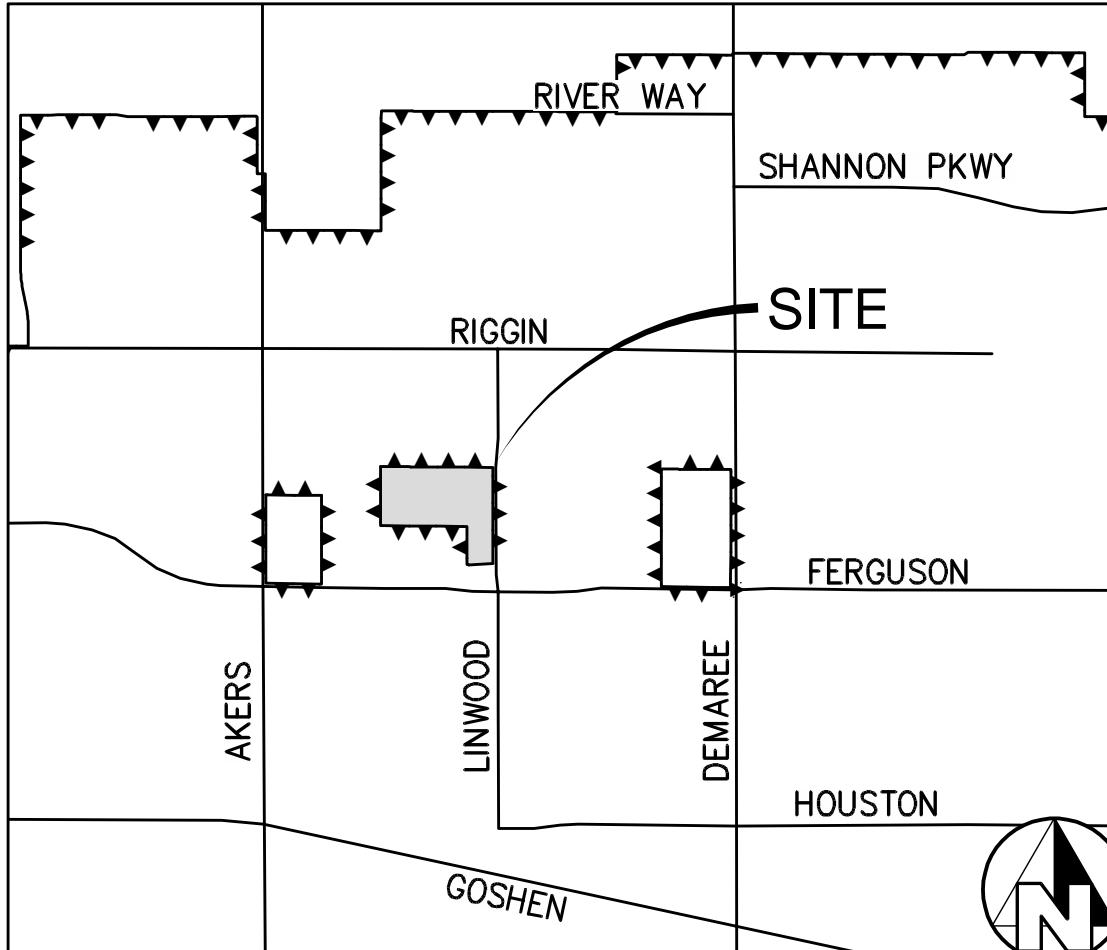
Containing approximately 21.93 acres.

*For assessment purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.*



# ANNEXATION NO. 2023-03 TO THE CITY OF VISALIA

BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 23  
OF TOWNSHIP 18 SOUTH, RANGE 24 EAST,  
MOUNT DIABLO BASE & MERIDIAN, IN THE COUNTY OF TULARE,  
STATE OF CALIFORNIA



## VICINITY MAP

NOT TO SCALE



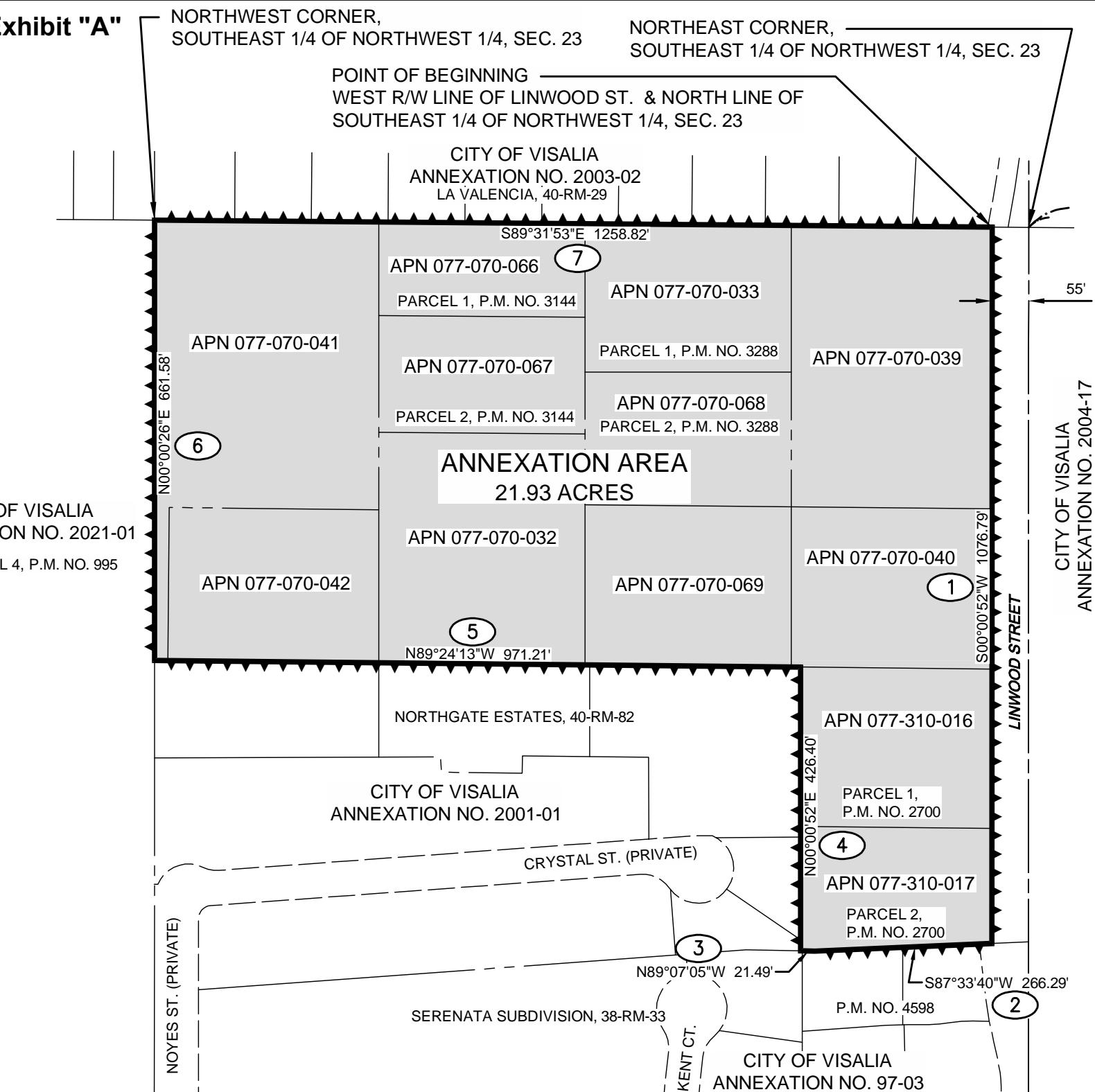
### LEGEND

COURSE NUMBER

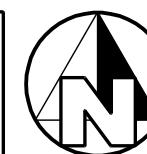
EXISTING CITY LIMITS LINE

PROPOSED ANNEXATION AREA

### Exhibit "A"



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SCALE IN FEET

0 100 200 300 400

## Exhibit "A"

### **ANNEXATION NO. 2023-03 TO THE CITY OF VISALIA GEOGRAPHIC DESCRIPTION**

All that certain real property, situate in the Northwest quarter of Section 23 of Township 18 South, Range 24 East, Mount Diablo Base & Meridian, in the County of Tulare, State of California, described as follows:

BEGINNING at a point on the South line of the Northwest quarter of said Section 23, said point lying 30.00 feet East of the West quarter corner of said Section 23 and being the intersection of the East right-of-way line of Akers Street and the North right-of-way line of Ferguson Avenue, and an angle point in the existing City Limit line of the City of Visalia; thence along said City Limit line the following four (4) courses:

- 1) North  $00^{\circ}00'00''$  East, along a line parallel with and 30.00 feet East of the West line of said Northwest quarter, 988.24 feet, more or less, to the North line of Parcel 3 of Parcel Map No. 995, recorded in Book 10 of Parcel Maps at Page 96, Tulare County Records; thence
- 2) South  $89^{\circ}28'08''$  East, along said North line, 626.90 feet, more or less, to the Northeast corner of said Parcel 3; thence
- 3) South  $00^{\circ}00'13''$  West, along the East line of said Parcel 3 and continuing along the East lines of Parcels 2 and 1 of said Parcel Map No. 995, a distance of 990.30 feet, more or less, to the Southeast corner of said Parcel 1, being a point on the South line of the Northwest quarter of said Section 23; thence
- 4) North  $89^{\circ}16'50''$  West, along said South line, 626.86 feet, more or less, to the POINT OF BEGINNING.

Containing approximately 14.24 acres.

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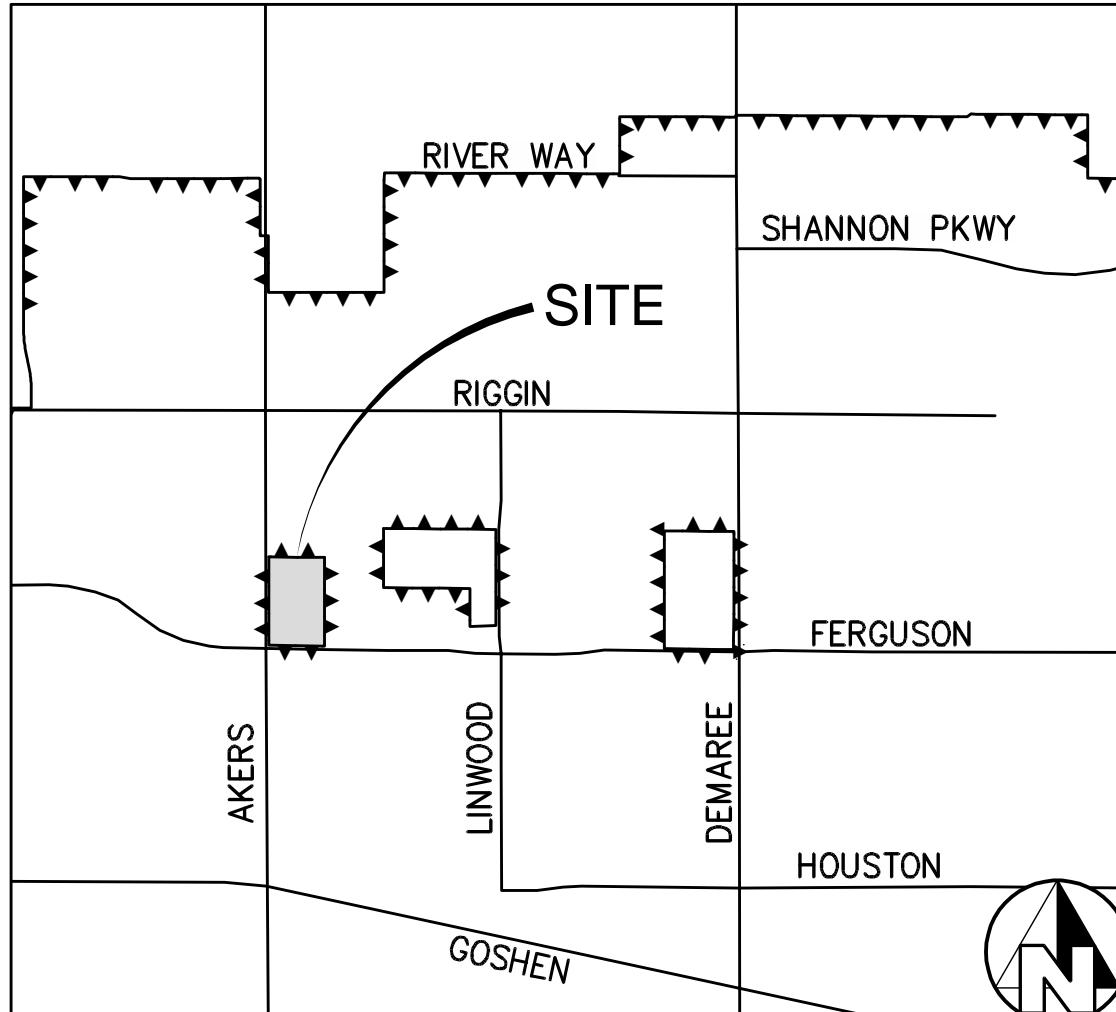
11/1/23

# ANNEXATION NO. 2023-03

## TO THE CITY OF VISALIA

BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 23  
OF TOWNSHIP 18 SOUTH, RANGE 24 EAST,

MOUNT DIABLO BASE & MERIDIAN, IN THE COUNTY OF TULARE, STATE OF CALIFORNIA



### VICINITY MAP

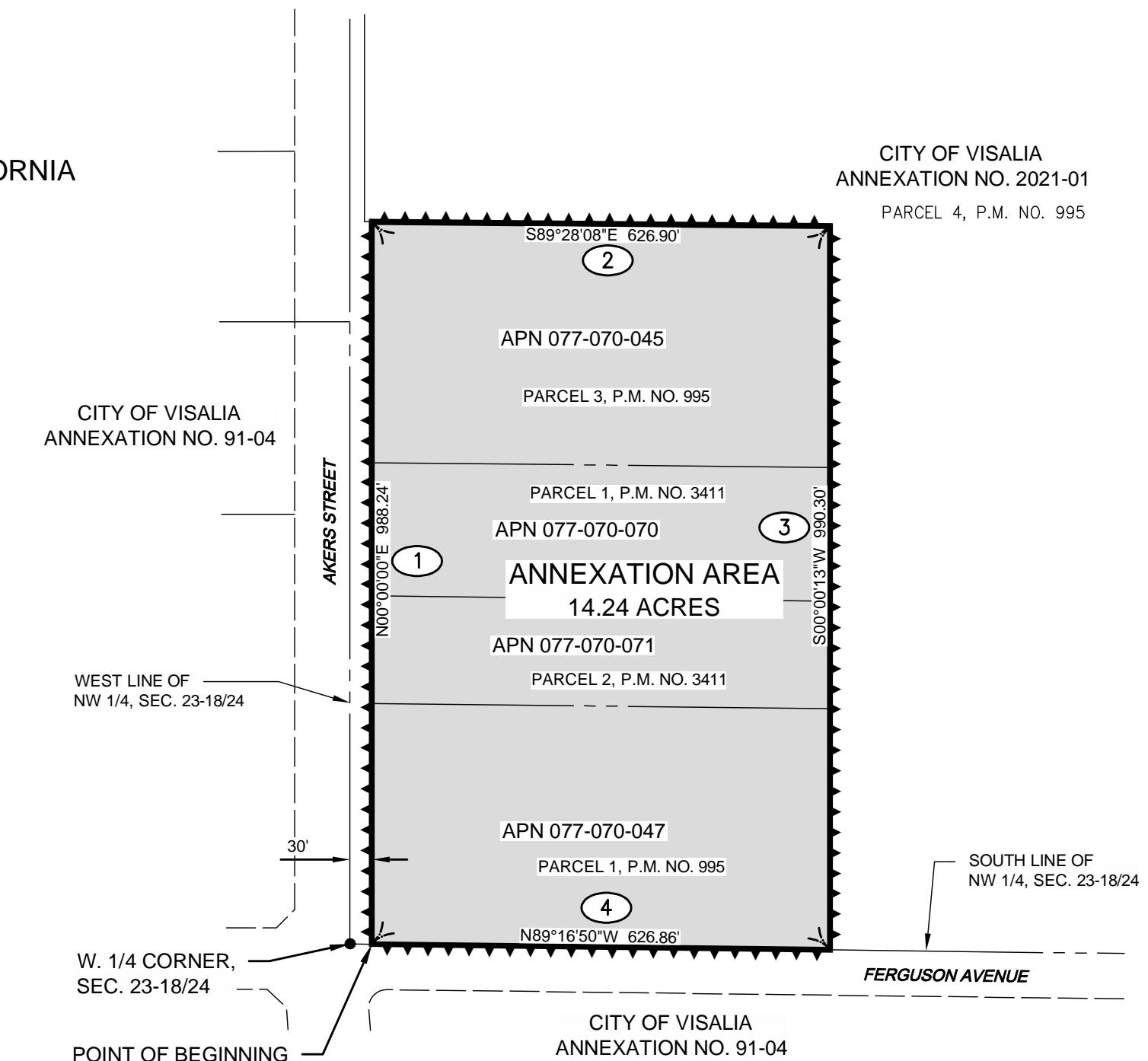
NOT TO SCALE



11/1/23

### LEGEND

- COURSE NUMBER
- EXISTING CITY LIMITS LINE
- PROPOSED ANNEXATION AREA



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SCALE IN FEET

0 100 200 400