

**EXHIBIT "A"**  
RESULTANT COUNTY PARCEL  
LEGAL DESCRIPTION

ALL THAT PORTION OF LANDS OF THE COUNTY OF NEVADA, AS DESCRIBED IN DOCUMENT NUMBER 2020-0010105, RECORDED MAY 8, 2020, IN THE OFFICE OF THE NEVADA COUNTY RECORDER, SITUATED IN THE INCORPORATED CITY OF NEVADA CITY, IN THE COUNTY OF NEVADA, STATE OF CALIFORNIA, BEING A PORTION OF SECTION 12, TOWNSHIP(T) 16 NORTH, RANGE(R) 8 EAST, MOUNT DIABLO MERIDIAN.

EXCEPTING THEREFROM ALL THAT PORTION OF LANDS OF THE COUNTY OF NEVADA, AS DESCRIBED IN DOCUMENT NUMBER 20260001104 RECORDED JANUARY 26, 2026, IN THE OFFICE OF THE NEVADA COUNTY RECORDER, SITUATED IN THE INCORPORATED CITY OF NEVADA CITY, IN THE COUNTY OF NEVADA, STATE OF CALIFORNIA, BEING A PORTION OF SECTION 12, TOWNSHIP(T) 16 NORTH, RANGE(R) 8 EAST, MOUNT DIABLO MERIDIAN.

CONTAINING 16.12 ACRES, MORE OR LESS.

THE HEREIN DESCRIBED AREA IS SHOWN ON "EXHIBIT B" ATTACHED HERETO AND MADE A PART HEREOF.

END OF DESCRIPTION



Robert J. Lawless, P.L.S. 8928

January 26, 2026

Date



NORTH



# EXHIBIT B

BEING A PORTION OF SECTION 12, T. 16 N., R. 8 E,  
M.D.B. & M, IN THE INCORPORATED CITY OF NEVADA CITY,  
IN THE COUNTY OF NEVADA, STATE OF CALIFORNIA

SCALE: 1' = 200'

MILLENNIUM PLANNING & ENGINEERING

DATE: 01-22-2026

APN: 005-020-001  
PATRICK M &  
SUSAN A BARRY  
DOC. #1986-021750

APN: 005-020-002  
JOHN S & PATRICIA A  
FOSTER TRSTES  
DOC. #2015-011168

APN: 005-020-025  
COUNTY OF NEVADA  
DOC. #2020-0010104

APN: 005-020-027  
COUNTY OF NEVADA  
Doc. No. 20200010105

**EXCEPTING THEREFROM:**  
APN: 005-020-026  
COUNTY OF NEVADA  
Doc. No. 20260001104  
0.57 Acres

Resultant County Parcel  
Area = 16.12 Acres

CEMENT HILL RD

STATE HWY 49

BASIS OF BEARING:

THE MERIDIAN OF THIS SURVEY IS  
BASED ON NAD 83 CALIFORNIA  
STATE PLANE COORDINATE SYSTEM  
ZONE 2.

LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE

