

# EXHIBIT B

**Temporary Construction Easement**

**Legal Description:**

All that portion of the northeast one quarter of Section 34, T. 18 N., R. 17 E., M. D. B. & M., County of Nevada, State of California, more particularly described as follows;

Beginning at the intersection of the East line of "PARCEL MAP FOR THOMAS KIRBY" recorded February 2, 1971 in the Office of the Recorder of Nevada County, in Book 1 of Parcel Maps, at Page 131 with the northerly right of way line of Hirschdale Road (80.00 feet in width) being the True Point of Beginning; Thence from said True Point of Beginning, N05°44'58"E 120.00' along said East line; Thence departing from said East line S69°01'28"E 62.18'; Thence N05°44'58"E 222.13' to a point on the southerly right of way line of the Central Pacific Railway Company, distant 200.00' radially, southwesterly from the centerline of the original constructed main track of said railroad, at Engineer's station 1300+61.7 and being on the arc of a non-tangent curve concave to the northeast, having a radius of 916.34'; Thence southeasterly on the arc of said curve along said southerly right of way line, from a tangent which bears S14°02'58"E, a distance of 145.66' through a central angle of 09°06'27"; Thence departing from said southerly right of way line S05°44'58"W 105.90'; Thence S69°01'28"E 89.78' to a point on the southerly right of way line of the Central Pacific Railway Company, distant 200.00' radially, southwesterly from the centerline of the original constructed main track of said railroad and being on the arc of a non-tangent curve concave to the northeast, having a radius of 916.34'; Thence southeasterly on the arc of said curve along said southerly right of way line, from a tangent which bears S32°54'35"E, a distance of 80.90' through a central angle of 05°03'30"; Thence departing from said southerly right of way line S20°58'32"W 71.05' to a point on the northerly right of way line of Hirschdale Road; Thence N69°01'28"W 250.00' along said right of way line to the True Point of Beginning.

Containing 38777 square feet, more or less.

All as shown on EXHIBIT "B" attached hereto and by this reference made a part hereof.

Bearings used herein are based on The California Coordinate System of 1983, Zone 2, (Epoch 2011). All distances are ground distances.

Prepared by me or under my direction.

  
TERRY FLETCHER LS 5834

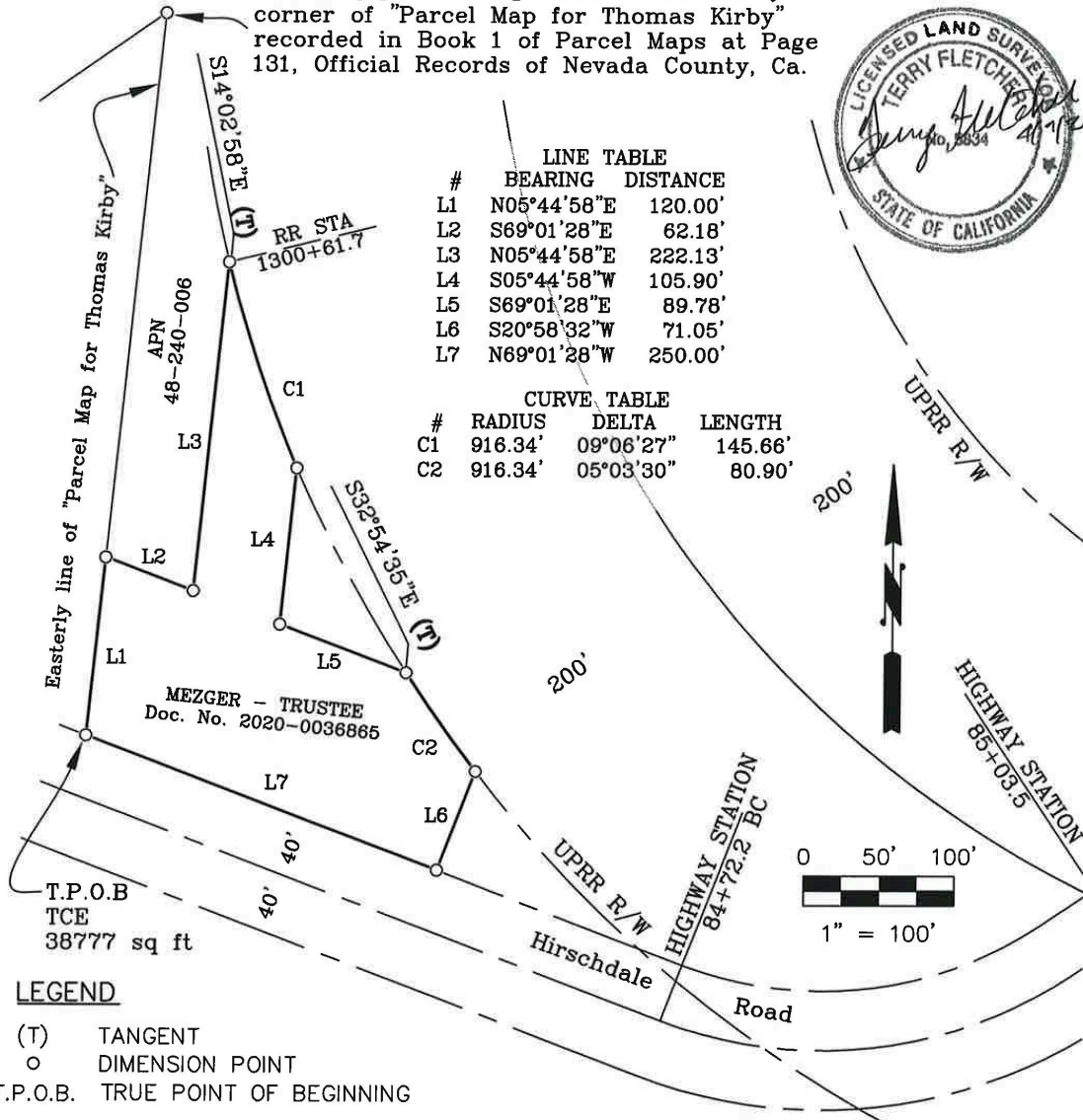
4/7/2021  
DATE



# PAGE 4

## Temporary Construction Easement

1" iron pipe marking the most northerly corner of "Parcel Map for Thomas Kirby" recorded in Book 1 of Parcel Maps at Page 131, Official Records of Nevada County, Ca.



| #  | BEARING     | DISTANCE |
|----|-------------|----------|
| L1 | N05°44'58"E | 120.00'  |
| L2 | S69°01'28"E | 62.18'   |
| L3 | N05°44'58"E | 222.13'  |
| L4 | S05°44'58"W | 105.90'  |
| L5 | S69°01'28"E | 89.78'   |
| L6 | S20°58'32"W | 71.05'   |
| L7 | N69°01'28"W | 250.00'  |

| #  | RADIUS  | DELTA     | LENGTH  |
|----|---------|-----------|---------|
| C1 | 916.34' | 09°06'27" | 145.66' |
| C2 | 916.34' | 05°03'30" | 80.90'  |

### LEGEND

- (T) TANGENT
- o DIMENSION POINT
- T.P.O.B. TRUE POINT OF BEGINNING

BASIS OF BEARINGS: CALIFORNIA STATE PLANE COORDINATE SYSTEM, NAD83, ZONE II (Epoch 2011).  
 ALL DISTANCES ARE GROUND DISTANCES.

|   |   |  |                 |              |
|---|---|--|-----------------|--------------|
| <p>110 BLUE RAVINE ROAD, SUITE 200<br/>         FOLSOM, CA 95630<br/>         (916)858-0642</p> | <b>Temporary Construction Easement</b>  |  | DATE: 4/7/21    |              |
|   | COUNTY OF NEVADA<br>STATE OF CALIFORNIA |  | APN: 48-240-006 |              |
|   | CHECKED BY:                             |  | PREPARED BY: TF | DE NO. 2     |
|   | OWNER: MEZGER - TRUSTEE                 |  |                 | SHEET 1 OF 1 |

~~XXXXXX~~

Temporary Construction Easement

Legal Description:

All that portion of the northeast one quarter of Section 34, T. 18 N., R. 17 E., M. D. B. & M., County of Nevada, State of California, lying within a strip of land 10.00' in width, 5.00' on each side of the following described centerline.

Beginning at a point on the northerly right of way line of the Central Pacific Railway Company, distant 200.00' radially, northerly from the centerline of the original constructed main track of said railroad, at Engineer's station 1307+44.0. Said point of beginning bears S40°42'19"E 1098.68' from a 1 inch iron pipe marking the most northerly corner of "PARCEL MAP FOR THOMAS KIRBY" recorded February 2, 1971 in the Office of the Recorder of Nevada County, in Book 1 of Parcel Maps, at Page 131; Thence along said centerline the following two (2) courses (1) N46°55'36"W 185.42' to the beginning of a tangent curve concave to the south having a radius of 32.50', (2) along the arc of said tangent curve a distance of 59.95' through a central angle of 105°44'07" to a point on the northerly right of way line of the Central Pacific Railway Company and there ending.

The sidelines of said strip shall be lengthened or shortened as necessary to terminate on the northerly right of way line of the Central Pacific Railway Company.

Containing 2453 square feet, more or less.

All as shown on EXHIBIT "B" attached hereto and by this reference made a part hereof.

Bearings used herein are based on The California Coordinate System of 1983, Zone 2, (Epoch 2011). All distances are ground distances.

Prepared by me or under my direction.

*Terry Fletcher*  
TERRY FLETCHER LS 5834

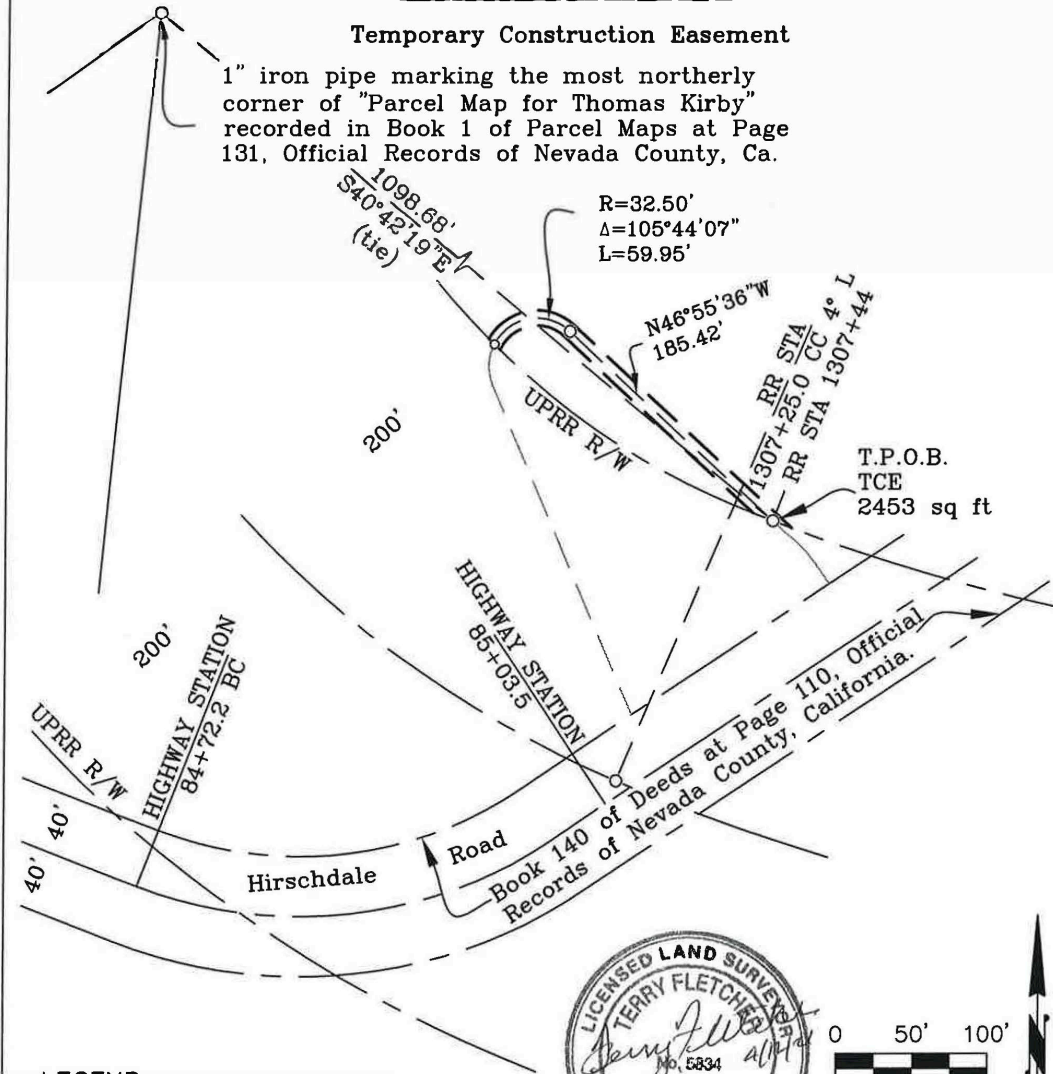
4/12/21  
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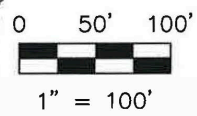
Temporary Construction Easement

1" iron pipe marking the most northerly corner of "Parcel Map for Thomas Kirby" recorded in Book 1 of Parcel Maps at Page 131, Official Records of Nevada County, Ca.



LEGEND

- DIMENSION POINT
- P.O.B. POINT OF BEGINNING



BASIS OF BEARINGS: CALIFORNIA STATE PLANE COORDINATE SYSTEM, NAD83, ZONE II (Epoch 2011).  
 ALL DISTANCES ARE GROUND DISTANCES.

|   |   |              |                 |
|---|---|--------------|-----------------|
| <p><b>DEDOKKEN</b><br/>ENGINEERING<br/>110 BLUE RAVINE ROAD, SUITE 200<br/>FOLSOM, CA 95630<br/>(916)858-0642</p> | <b>Temporary Construction Easement</b>  |              | DATE: 4/8/21    |
|   | COUNTY OF NEVADA<br>STATE OF CALIFORNIA |              | APN: 48-240-008 |
| CHECKED BY:   | PREPARED BY TF:                         | DE NO. ----  |                 |
| OWNER: MEZGER -- TRUSTEE  |   | SHEET 1 OF 1 |                 |