

Order No. 712956  
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LEGAL DESCRIPTION

REAL PROPERTY in the City of Oakland, County of Alameda, State of California, described as follows:

Beginning at a point on the Northern boundary line of the Spring Tract, which is also the Southern boundary line of the Wilda Vale Tract, which is not on file in the County Recorder's Office and which point is the point of intersection of the dividing line between Lots 12 and 13, said Map; distant on said boundary line South  $41^{\circ} 58'$  East, 372.89 feet from the point of intersection with the Southeastern line of Piedmont Avenue, and running thence South  $41^{\circ} 58'$  East, 38.97 feet to the most Southern corner of Lot 13 of said Map; thence North  $45^{\circ} 39'$  East along the Southeastern line of said Lot 13, 163.17 feet to the Southwestern line of Monte Vista Avenue, thence along said Southwestern line of said avenue, North  $48^{\circ} 3\frac{1}{2}'$  West, 39 feet to the common corner of said Lots 12 and 13, said map; thence South  $45^{\circ} 39'$  West, along the dividing line between said Lots 12 and 13, 159.02 feet to the point of beginning.

A.P. No. 012-0935-058

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EXHIBIT A

FIRST AMERICAN TITLE