

APPENDIX 1A

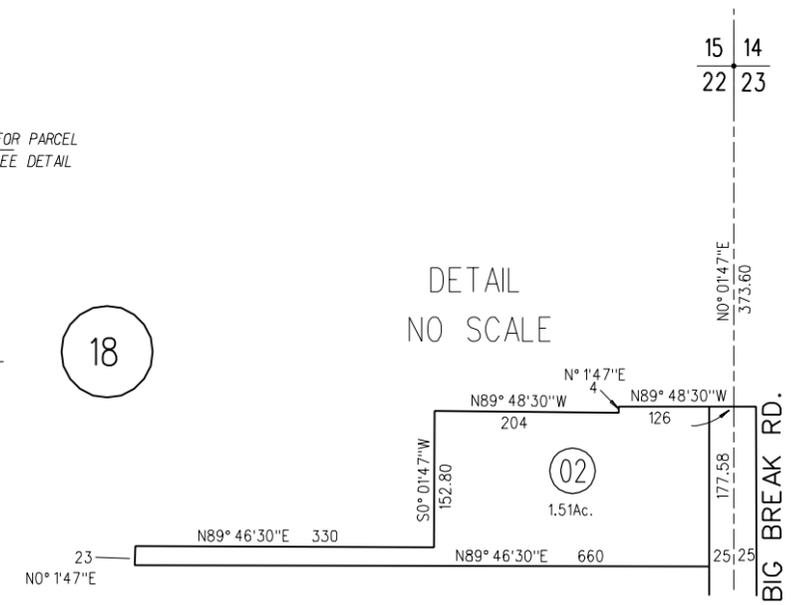
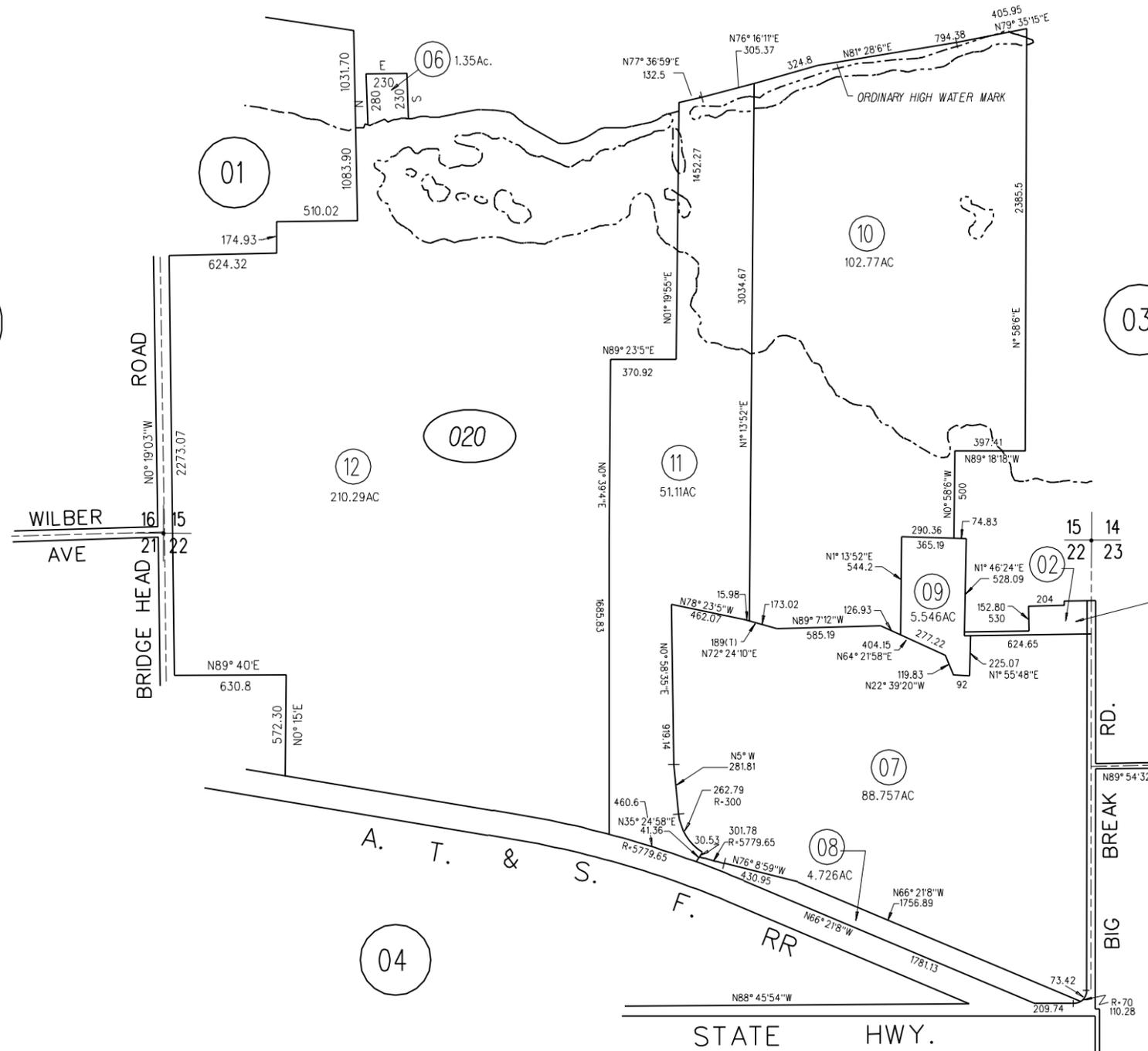
Title Report

N POR SEC 22 T2N R2E M.D.B.M.
 S 1/2 SEC 15 T2N R2E M. D. B. M.

SAN JOAQUIN RIVER



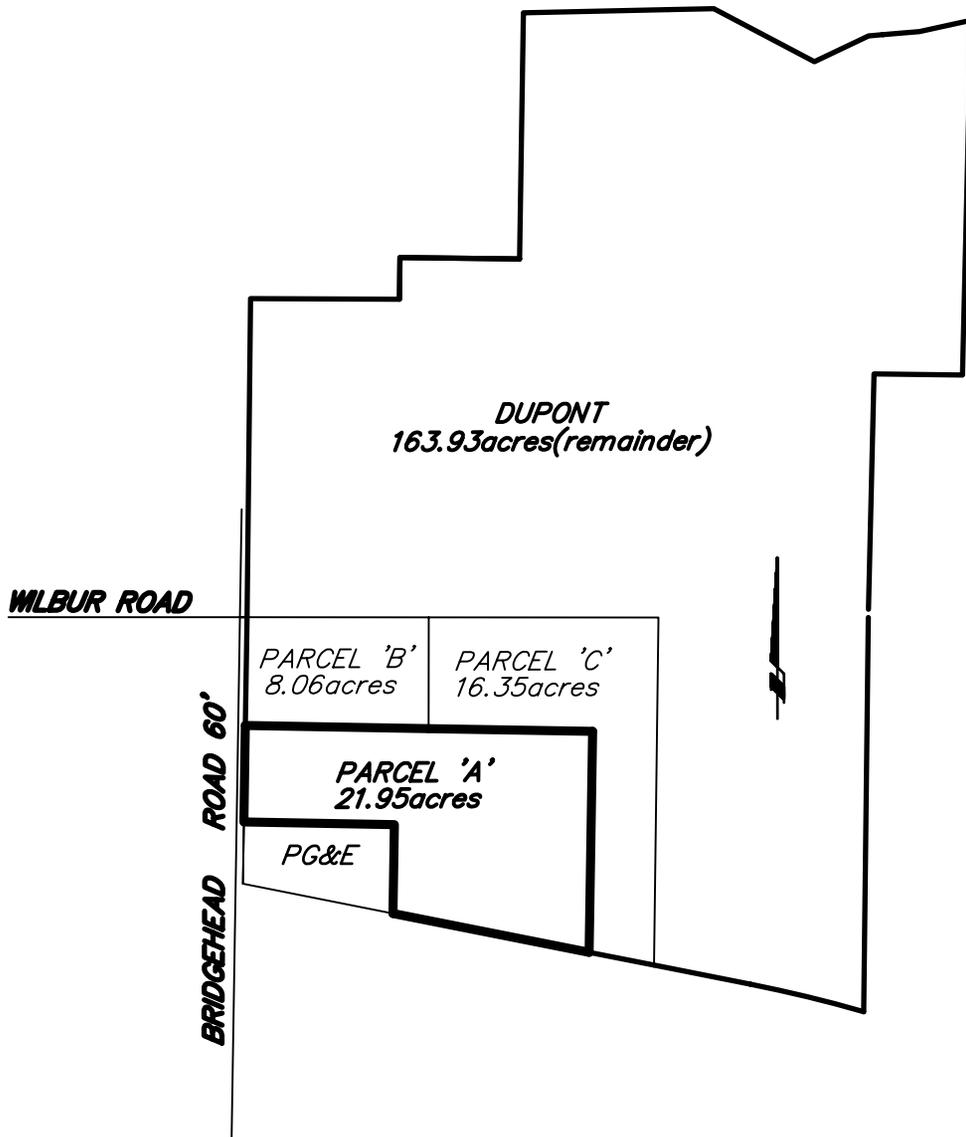
BK
51



DETAIL
NO SCALE

020

23-2.3.6.7



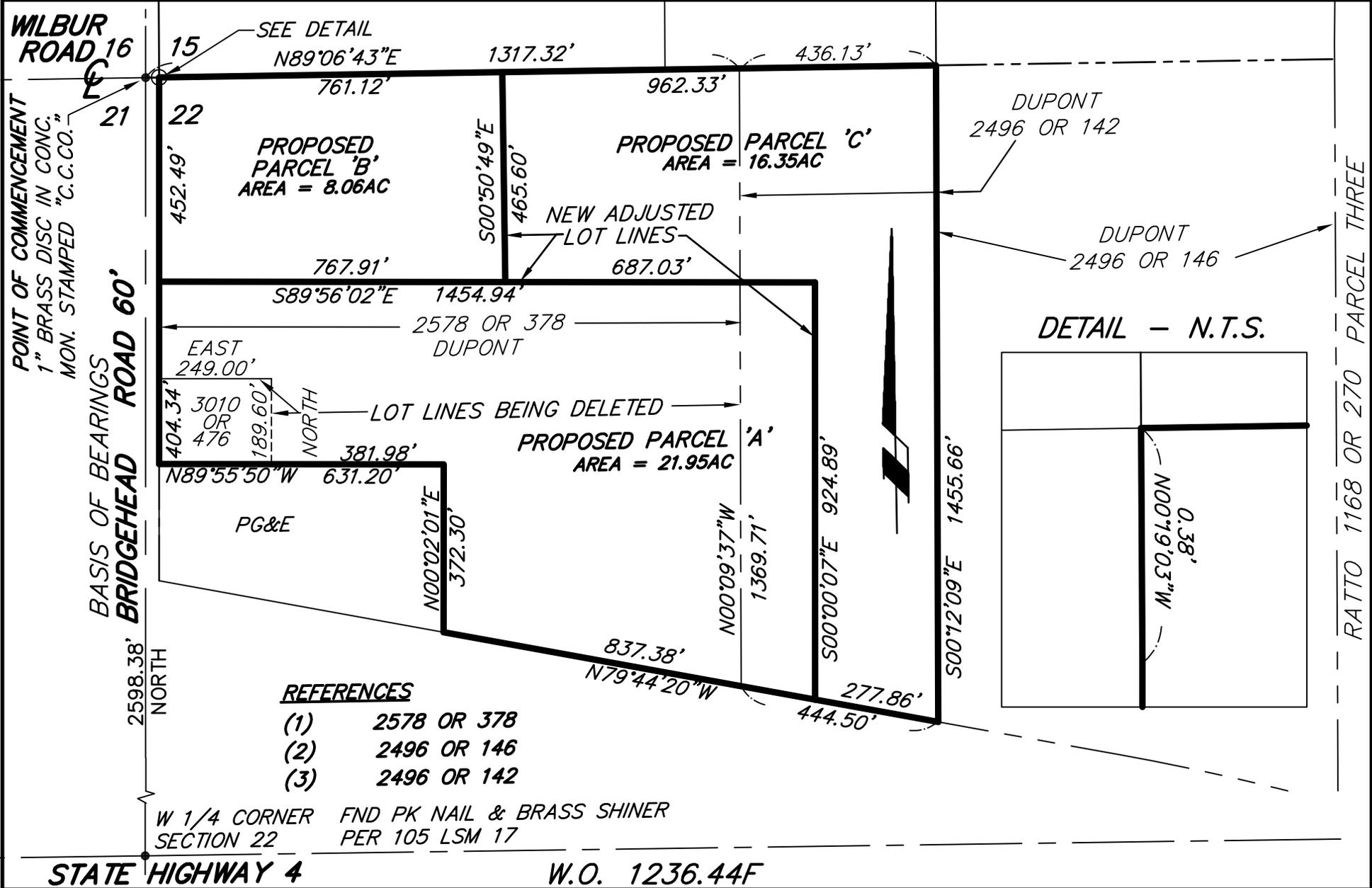
W.O. 1820.00

PREPARED BY
 **RONALD GREENWELL & ASSOCIATES, INC.**
 LAND SURVEYING & DEVELOPMENT
 10 SOUTH LAKE DRIVE, SUITE 1
 ANTIOCH, CALIFORNIA 94509
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EXHIBIT "A"
CC GENERATING STATION, LLC - PARCEL "A"
BRIDGEHEAD ROAD, OAKLEY

CONTRA COSTA **CALIFORNIA**

| | |
|-------------------------------|------|
| DRAWN <u>PW</u> CKD <u>RG</u> | |
| APP'D. <u>RG</u> | |
| SCALE <u>1"=800'</u> | |
| DATE <u>06-18-09</u> | |
| REV. | DATE |
| | |
| SHEET <u>1</u> OF <u>1</u> | |



PREPARED BY
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LOT LINE ADJUSTMENT EXHIBIT 'D'
DUPONT OAKLEY SITE
6000 BRIDGEHEAD ROAD

OAKLEY

CALIFORNIA

| | |
|-----------------|----------|
| DRAWN PW CKD RG | |
| APP'D. RG | |
| SCALE 1"=300' | |
| DATE 04-17-09 | |
| REV. | DATE |
| PW | 05/07/09 |
| SHEET 1 OF 1 | |

EXHIBIT 'B'
LEGAL DESCRIPTION OF LOT LINE ADJUSTMENT PARCEL 'B'

OF THE E.I. DU PONT DE NEMOURS AND COMPANY SITE

THAT PARCEL OF LAND LOCATED IN THE CITY OF OAKLEY, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA BEING A PORTION OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 2 EAST, MOUNT DIABLO BASE AND MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 22; THENCE ALONG THE WEST LINE OF SAID SECTION SOUTH 452.40 FEET; THENCE LEAVING SAID SECTION LINE EAST 30 FEET TO A POINT ON THE WESTERLY LINE OF STATE HIGHWAY NO. 24 (60 FEET WIDE) KNOWN AS BRIDGEHEAD ROAD, AS SAID LINE IS ESTABLISHED IN THE DEED FROM JOHN U. DIETHELM, ET UX TO THE COUNTY OF CONTRA COSTA, DATED JUNE 13, 1925 AND RECORDED JULY 14, 1925, IN BOOK 3 OF THE OFFICIAL RECORDS OF CONTRA COSTA COUNTY AT PAGE 63 AND THE TRUE POINT OF BEGINNING;

THENCE, FROM SAID POINT OF BEGINNING, SOUTH 89°56'02" EAST, 767.91 FEET; THENCE, NORTH 0° 50' 49" WEST, 465.60 FEET TO THE LINE DIVIDING SECTIONS 15 AND 22; THENCE ALONG SAID SECTION LINE SOUTH 89°06'43" WEST 761.12 FEET TO A POINT ON THE EAST LINE OF SAID BRIDGEHEAD ROAD; THENCE, ALONG SAID EAST LINE, SOUTH 00°19'03" 0.38 FEET TO AN ANGLE POINT IN SAID LINE; THENCE CONTINUING ALONG SAID RIGHT OF WAY SOUTH 452.87 FEET RETURNING TO THE POINT OF BEGINNING, CONTAINING 8.06 ACRES.

EXCEPTING THEREFROM A NON-EXCLUSIVE EASEMENT FOR ROADWAY AND UTILITY PURPOSES ACROSS THE SOUTH 30 FEET, RIGHT ANGLE MEASURE, OF THE DESCRIBED PARCEL 'B';

SUBJECT TO A NON-EXCLUSIVE EASEMENT FOR ROADWAY AND UTILITY PURPOSES ACROSS THE NORTH 42 FEET, RIGHT ANGLE MEASURE, OF THE DESCRIBED PARCEL 'B';

SUBJECT TO ALL EASEMENTS AND CONVEYANCES OF RECORD.

END OF DESCRIPTION.

EXHIBIT 'A'
LEGAL DESCRIPTION OF LOT LINE ADJUSTMENT PARCEL 'A'

OF THE E.I. DU PONT DE NEMOURS AND COMPANY SITE

THAT PARCEL OF LAND LOCATED IN THE CITY OF OAKLEY, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA BEING A PORTION OF THE NORTHWEST ¼ OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 2 EAST, MOUNT DIABLO BASE AND MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 22; THENCE ALONG THE WEST LINE OF SAID SECTION SOUTH (THIS BEARING USED FOR THE PURPOSES OF THIS DESCRIPTION) 452.40 FEET; THENCE LEAVING SAID SECTION LINE EAST 30 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY NO. 24 (60 FEET WIDE) KNOWN AS BRIDGEHEAD ROAD, AS SAID LINE IS ESTABLISHED IN THE DEED FROM JOHN U. DIETHELM, ET UX TO THE COUNTY OF CONTRA COSTA, DATED JUNE 13, 1925 AND RECORDED JULY 14, 1925, IN BOOK 3 OF THE OFFICIAL RECORDS OF CONTRA COSTA COUNTY AT PAGE 63 AND THE TRUE POINT OF BEGINNING;

THENCE, FROM SAID POINT OF BEGINNING, SOUTH 89°56'02" EAST, 1454.94 FEET; THENCE SOUTH 0° 00' 07" EAST, 924.89 FEET TO THE NORTH LINE OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY RIGHT OF WAY AS DESCRIBED IN THE DEED TO THE SAN FRANCISCO AND SAN JOAQUIN VALLEY RAILROAD COMPANY, RECORDED FEBRUARY 11, 1899, IN BOOK 81 OF DEEDS, PAGE 307; THENCE, ALONG SAID NORTH LINE OF SAID RAILROAD, NORTH 79° 44' 20" WEST, 837.38 FEET TO THE SOUTHEAST CORNER OF THE PARCEL OF LAND DESCRIBED IN THE DEED FROM E.I. DU PONT DE NEMOURS AND COMPANY TO PACIFIC GAS AND ELECTRIC COMPANY (PG&E) DATED MARCH 10, 1961 AND RECORDED IN BOOK 3839 OF THE OFFICIAL RECORDS OF CONTRA COSTA COUNTY AT PAGE 170 (3839 OR 170); THENCE, NORTH 00° 02' 01" EAST, 372.30 FEET TO THE NORTHEAST CORNER OF SAID LANDS (3839 OR 170); THENCE, NORTH 89° 55' 50" WEST, ALONG THE NORTHERLY LINE OF THE LANDS OF PG&E, 631.20 FEET TO A POINT ON THE EASTERLY LINE OF THE AFOREMENTIONED STATE HIGHWAY NO. 24; THENCE, NORTH 404.34 FEET ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING, CONTAINING 21.95 ACRES.

SUBJECT TO ALL EASEMENTS AND CONVEYANCES OF RECORD.

END OF DESCRIPTION.

EXHIBIT 'C'
LEGAL DESCRIPTION OF LOT LINE ADJUSTMENT PARCEL 'C'

OF THE E.I. DU PONT DE NEMOURS AND COMPANY SITE

THAT PARCEL OF LAND LOCATED IN THE CITY OF OAKLEY, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA BEING A PORTION OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 2 EAST, MOUNT DIABLO BASE AND MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 22; THENCE, ALONG THE WEST LINE OF SAID SECTION 22, SOUTH 452.40 FEET; THENCE EAST, 30.00 FEET TO A POINT HEREAFTER REFERRED TO AS STATION 'A' ON THE EASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY NO. 24(60 FEET WIDE) KNOWN AS BRIDGEHEAD ROAD, AS SAID LINE IS ESTABLISHED IN THE DEED FROM JOHN U. DIETHELM, ET UX, TO THE COUNTY OF CONTRA COSTA, DATED JUNE 13, 1925 AND RECORDED JULY 14, 1925, IN BOOK 3 OF THE OFFICIAL RECORDS OF CONTRA COSTA COUNTY AT PAGE 63; THENCE, SOUTH 89°56'02" EAST, 767.91 FEET HEREAFTER REFERRED TO AS STATION 'B' AND THE TRUE POINT OF BEGINNING;

THENCE, FROM SAID POINT OF BEGINNING, SOUTH 89°56'02" EAST, 687.03 FEET; THENCE SOUTH 00° 00' 07" EAST, 924.89 FEET TO THE NORTH LINE OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY RIGHT OF WAY AS DESCRIBED IN THE DEED TO THE SAN FRANCISCO AND SAN JOAQUIN VALLEY RAILROAD COMPANY, RECORDED FEBRUARY 11, 1899, IN BOOK 81 OF DEEDS, PAGE 307; THENCE, ALONG SAID NORTH LINE OF SAID RAILROAD, SOUTH 79° 44' 20" EAST, 277.86 FEET TO THE EAST LINE OF THE PROPERTY DESCRIBED IN THAT DEED FROM GEORGE RUCKSTUHL AND ANNA RUCKSTUHL TO I.E. DU PONT DE NEMOURS, A DELAWARE CORPORATION DATED MARCH 15, 1955 AND RECORDED ON MARCH 16, 1955 IN BOOK 2496 OF THE OFFICIAL RECORDS OF CONTRA COSTA COUNTY AT PAGE 142; THENCE, ALONG SAID EAST LINE NORTH 00°12'09" EAST, 1455.66 FEET TO THE LINE DIVIDING SECTIONS 15 AND 22; THENCE ALONG SAID SECTION LINE SOUTH 89°06'43" WEST, 962.33 FEET; THENCE, SOUTH 00°50'49" EAST 465.60 FEET TO THE POINT OF BEGINNING, CONTAINING 16.35 ACRES.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR ROADWAY AND UTILITY PURPOSES ACROSS A STRIP OF LAND WHICH LIES 30 FEET, RIGHT ANGLE MEASURE, NORTH OF AND PARALLEL TO THE LINE BETWEEN STATIONS 'A' AND 'B' DESCRIBED ABOVE, THE ENDS THEREOF SHALL BE LENGTHENED OR FORESHORTENED TO TERMINATE AT THE EAST LINE OF SAID BRIDGEHEAD ROAD AND THE WEST LINE OF PARCEL 'C' DESCRIBED ABOVE.

SUBJECT TO A NON-EXCLUSIVE EASEMENT FOR ROADWAY AND UTILITY PURPOSES ACROSS THE NORTH 42 FEET, RIGHT ANGLE MEASURE, OF THE DESCRIBED PARCEL C';

SUBJECT TO ALL EASEMENTS AND CONVEYANCES OF RECORD.

END OF DESCRIPTION.