



**CHICAGO TITLE
OF WASHINGTON**

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EXHIBIT A

Parcel # 113720138

THAT CERTAIN PARCEL OF LAND BEING A PORTION OF LOT 2 OF THAT CERTAIN BINDING SITE PLAN, RECORDED UNDER VOLUME 1 OF BINDING SITE PLANS AT PAGE 180, RECORDS OF FRANKLIN COUNTY, WASHINGTON, LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 27 AND IN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 9 NORTH, RANGE 30 EAST, WILLAMETTE MERIDIAN, FRANKLIN COUNTY, WASHINGTON DESCRIBED AS FOLLOWS; BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 27; THENCE NORTH $89^{\circ}20'33''$ EAST ALONG THE NORTH LINE OF SAID SECTION 27, 823.81 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF COMMERCIAL AVENUE; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE ALONG THE ARC OF A 575.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT THE LONG CHORD OF WHICH BEARS SOUTH $12^{\circ}02'43''$ WEST FOR A CHORD DISTANCE OF 126.57 FEET, THROUGH A CENTRAL ANGLE OF $12^{\circ}38'16''$ FOR AN ARC DISTANCE OF 126.83 FEET; THENCE CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE ALONG THE ARC OF A 575.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT THE LONG CHORD OF WHICH BEARS SOUTH $21^{\circ}52'22''$ WEST FOR A CHORD DISTANCE OF 70.38 FEET, THROUGH A CENTRAL ANGLE OF $07^{\circ}01'03''$ FOR AN ARC DISTANCE OF 70.43 FEET; THENCE NORTH $89^{\circ}19'15''$ EAST ALONG, 140.57 FEET; THENCE SOUTH $01^{\circ}02'14''$ EAST, 292.72 FEET; THENCE ALONG THE ARC OF A 1760.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, THE LONG CHORD OF WHICH BEARS SOUTH $85^{\circ}37'57''$ EAST FOR A CHORD DISTANCE OF 310.59 FEET THROUGH A CENTRAL ANGLE OF $10^{\circ}07'28''$ FOR AN ARC DISTANCE OF 311.00 FEET; THENCE NORTH $89^{\circ}19'15''$ EAST, 46.13 FEET; THENCE SOUTH $00^{\circ}40'45''$ EAST, 60.00 FEET; THENCE SOUTH $89^{\circ}19'15''$ WEST, 46.13 FEET; THENCE ALONG THE ARC OF AN 1820.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS NORTH $85^{\circ}48'25''$ WEST, FOR A CHORD DISTANCE OF 310.15 FEET THROUGH A CENTRAL ANGLE OF $09^{\circ}46'32''$ FOR AN ARC DISTANCE OF 310.52 FEET;

EXHIBIT A

(continued)

THENCE SOUTH 01°02'14" EAST, 179.16 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 01°02'14" EAST, 179.16 FEET TO THE NORTH LINE OF LOT 1, OF SAID BINDING SITE PLAN; THENCE SOUTH 89°19'15" WEST ALONG SAID LOT 1, 381.33 FEET TC SAID EASTERLY RIGHT-OF-WAY LINE; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE, ALONG THE ARC OF A 740.00 FOOT CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS NORTH 02°47'09" WEST FOR A CHORD DISTANCE OF 205.55 FEET THROUGH A CENTRAL ANGLE OF 15°58'00" FOR AN ARC DISTANCE OF 206.22 FEET; THENCE SOUTH 86°48'20" EAST, 388.65 FEET TO THE TRUE POINT OF BEGINNING.

ALSO KNOWN AS LOT 3, BINDING SITE PLAN 2016-01, RECORDED FEBRUARY 11, 2016 UNDER AUDITOR'S FILE NO. 1841120.

Address: 415 N COMMERCIAL AVE, PASCO 99301

This Legal Description is based upon the last deed of record!