

EXHIBIT B

PRC 8865 (PRC 3194)

LAND DESCRIPTION

A parcel of submerged land in the bed of the Carquinez Strait, situate in Contra Costa County, State of California and more particularly described as follows:

BEGINNING at the most northeasterly corner of State Lands Commission Lease PRC 8865 (formerly PRC 3194) thence N 81°03'30" W, 710.00 feet; thence S 69°56'30" W, 810.00 feet; S 79°47'48" W, 380.00 feet; N 10°12'12" W, 50.00 feet; N 79°47'48" E, 375.69 feet; N 69°56'30" E, 818.62 feet; S 81°03'30" E, 721.24 feet; thence S 7°00'00" W, 50.03 feet to the POINT OF BEGINNING.

BASIS OF BEARINGS is CCS27, Zone 3, as shown on "Map of Martinez Waterfront Area" filed March 10, 1955, in Volume 16, Pages 39 to 43, Licensed Surveyors Maps in the office of the Contra Costa Recorder.

END OF DESCRIPTION

Prepared 2/11/10 by the California State Lands Commission Boundary Unit

