

**EXHIBIT B**

**PRC 391.1**

**LAND DESCRIPTION**

A 49 foot wide strip of tide and submerged land in the bed of the Pacific Ocean, situate adjacent to the Rancho Topanga Malibu Sequit, near Point Dume in the Santa Monica Bay, Los Angeles County, State of California, in an area known as Paradise Cove, and lying 24.5 feet each side of the following described centerline:

COMMENCING at NGS PID EW7473, Designation "Trestle", having CCS83 Zone 5 coordinates of Northing (y) = 1829984.40 feet and Easting (x) = 6322703.78 feet; thence North 30°18'47" East 640.46 feet; thence North 55°05'43" East 373.47 feet to the POINT OF BEGINNING, said point of beginning being a point on the centerline of an existing pier; thence along said centerline of existing pier and extension thereof South 43°46'59" East 280.00 feet to the terminus of said centerline.

The sidelines of said strip shall be lengthened or shortened so as to terminate on the northwest on the ordinary high water mark of the Pacific Ocean and on the southeast at lines perpendicular to said terminus of said centerline.

EXCEPTING THEREFROM any portion lying landward of the ordinary high water mark of the Pacific Ocean.

The BASIS OF BEARINGS of this description is the California Coordinate System of 1983, Zone 5 (1991.35).

**END OF DESCRIPTION**

Prepared 06/09/2010 by the California State Lands Commission Boundary Unit.

