

EXHIBIT L

EXHIBIT M
LAND DESCRIPTION

AD 548

AFTER-ACQUIRED LANDS

Three parcels of land situate in the City of Oakland, County of Alameda, State of California and being more particularly described as follows:

Parcel 1 (Clinton Basin Area, P-2)

A parcel of land in Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court said parcel situate in the City of Oakland, County of Alameda, State of California and being more particularly described as follows:

BEGINNING at Monument "SHIP" having California Coordinate System of 1983, CCS83, Zone III, coordinate of Northing = 2115136.166, Easting = 6052732.398, as shown on the Record of Survey of the port area of the City of Oakland, R/S No. 1847, filed for record on November 8, 2004 in Book 29 of Records of Survey at pages 23 through 26, Alameda County Records, State of California;

thence North 82°51'11" West, 544.09 feet to a point on the northwesterly prolongation of the southerly line of the Embarcadero, as said Embarcadero is shown on said record of survey;

thence along last said northwesterly prolongation, along said line, South 76°31'20" East, 683.45 feet;

thence continuing along last said southerly line, South 61°43'52" East, 262.27 feet to the southeasterly line of the lands of Silveira, as said lands are described in that certain Grant Deed recorded on November 3, 1967 in Reel 2068 at image 141, Alameda County Records, and the **TRUE POINT OF BEGINNING**;

thence continuing along said southerly line of the Embarcadero, South 61°43'52" East, 63.81 feet to the beginning of a tangent curve to the left;

thence continuing along last said line, along said curve having a radius of 2,174.00 feet, through a central angle of 14°46'00" and an arc length of 560.30 feet;

thence continuing along last said line, South 76°29'52" East, 404.95 feet to the common line between, filled tide and submerged land in the historic bed of San Antonio Estuary, and Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court;

thence along last said common line the following ten (10) courses,
South 34°33'22" East, 208.16 feet;

thence South 28°56'38" West, 362.97 feet;

thence South 38°26'38" West, 409.17 feet;

thence South 52°26'38" West, 164.99 feet;

thence South 2°48'22" East, 72.59 feet;

thence South 32°26'38" West, 362.97 feet;

thence South 65°56'38" West, 89.09 feet;

thence North 50°18'22" West, 481.77 feet;

thence North 34°48'22" West, 624.98 feet;

thence North 43°18'22" West, 319.32 feet to the southeasterly line of the lands of Silveira, as said lands are described in that certain Grant Deed recorded on November 3, 1967 in Reel 2068 at image 141, Alameda County Records;

thence along last said southeasterly line, North 49°10'19" East, 911.59 feet to the **TRUE POINT OF BEGINNING**;

EXCEPTING THEREFROM

All of the land described in that certain deed recorded on December 13, 1979 as Document Number 79-252704, Official Records, Alameda County, State of California.

ALSO EXCEPTING THEREFROM

All of the parcel described as "(B)" in the Quitclaim Deed to Fred H. Slater and Virginia Slater, recorded on January 18, 1946 in Book 4832 of Official Records at page 53, Alameda County Records;

Containing an area of 1,566,541 square feet or 35.96 acres, more or less.

Parcel 2 (Channel Park Area, P-3)

A parcel of land in Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court said parcel situate in the City of Oakland, County of Alameda, State of California and being more particularly described as follows:

BEGINNING at Monument "SHIP" having California Coordinate System of 1983, CCS83, Zone III, coordinate of Northing = 2115136.166, Easting = 6052732.398, as shown on the Record of Survey of the port area of the City of Oakland, R/S No. 1847, filed for record on November 8, 2004 in Book 29 of Records of Survey at pages 23 through 26, Alameda County Records, State of California;

thence North 82°51'11" West, 544.09 feet to the northwesterly prolongation of the southerly line of the Embarcadero, as said Embarcadero is shown on said record of survey;

thence along said northwesterly prolongation, along said line, South 76°31'20" East, 668.30 feet to the common line between, filled tide and submerged land in the historic bed of San Antonio Estuary, and Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court, and the **TRUE POINT OF BEGINNING**;

thence continuing along said southerly line of Embarcadero, South 76°31'20" East, 15.15 feet;

thence continuing along last said line, South 61°43'52" East, 29.06 feet to the northwesterly line of the lands of Silveira, as said lands are described in that certain Grant Deed recorded on November 3, 1967 in Reel 2068 at image 141, Alameda County Records;

thence along last said northwesterly line, South 49°10'19" West, 72.57 feet to the common line between, filled tide and submerged land in the historic bed of San Antonio Estuary, and Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court;

thence along last said common line, North 12°41'38" East, 66.36 feet to the **TRUE POINT OF BEGINNING**, containing an area of 1,488 square feet or 0.03 acres, more or less.

Parcel 3 (Estuary Park Area, P-1)

A parcel of land in Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court said parcel situate in the City of Oakland, County of Alameda, State of California and being more particularly described as follows:

BEGINNING at Monument "SHIP" having California Coordinate System of 1983, CCS83, Zone III, coordinate of Northing = 2115136.166, Easting = 6052732.398, as shown on the Record of Survey of the port area of the City of Oakland, R/S No. 1847, filed for record on November 8, 2004 in Book 29 of Records of Survey at pages 23 through 26, Alameda County Records, State of California;

thence North $82^{\circ}51'11''$ West, 544.09 feet to the northwesterly prolongation of the southerly line of the Embarcadero, as said Embarcadero is shown on said record of survey;

thence along said northwesterly prolongation, North $76^{\circ}31'20''$ West, 258.45 feet to the beginning of a tangent curve to the right;

thence along said curve having a radius of 9,532.63 feet, through a central angle of $3^{\circ}07'29''$ and an arc length of 519.88 feet;

thence North $51^{\circ}44'16''$ East, 14.03 feet;

thence North $71^{\circ}20'21''$ West, 20.99 feet to the common line between, filled tide and submerged land in the historic bed of San Antonio Estuary, and Rancho San Antonio as located by the U.S. Surveyor General, approved October 4, 1871 by the U.S. District Court, and the **TRUE POINT OF BEGINNING**;

thence along said common line the following four (4) courses, South $28^{\circ}41'38''$ West, 213.06 feet;

thence South $42^{\circ}56'38''$ West, 745.80 feet;

thence North $82^{\circ}33'22''$ West, 92.40 feet;

thence North $44^{\circ}03'22''$ West, 88.16 feet to the southwesterly prolongation of the southeasterly line of Tract 4391, as said tract is shown on that certain map entitled "TRACT 4391 FOR CONDOMINIUM PURPOSES", filed for record on October 30, 1980, in Book 122 of Maps at pages 60 and 61, Alameda County Records;

thence along last said southwesterly prolongation, along said southeasterly line, and along the northeasterly prolongation of said southeasterly line, North $27^{\circ}24'49''$ East, 782.94 feet;

thence North 66°09'14" East, 60.37 feet to the beginning of a tangent curve to the right;

thence along said curve having a radius of 200.00 feet, through a central angle of 42°30'25" and an arc length of 148.38 feet;

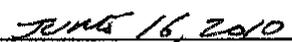
thence South 71°20'21" East, 214.04 feet to the **TRUE POINT OF BEGINNING**, containing an area of 260,775 square feet or 5.99 acres, more or less.

Basis of Bearings: All bearings shown on this survey are based on upon the California Coordinate System of 1983 (CCS83), Epoch 1986, Zone III. Held record CCS83 coordinate Northing = 2115136.166, Easting = 6052732.398, at point "SHIP", and the calculated bearing South 72°09'16" East to point "H133" having CCS83 coordinate Northing = 2114243.395, Easting = 6055505.473. The two monuments, "SHIP" and "H133" are shown on the Record of Survey of the port area of the City of Oakland, R/S No. 1847, filed for record on November 8, 2004 in Book 29 of Records of Survey at pages 23 through 26, Alameda County Records, State of California. All distances are ground distances. To obtain grid distances, multiply ground distances shown by 0.9999293.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyor's Act.




Billy Martin, P.L.S. 5797


Dated

END OF DESCRIPTION