RESOLUTION NO. 1026

A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF SANTA BARBARA APPROVING THE TRANSFER OF ALL INTERESTS IN REAL PROPERTY, INCLUDING ALL LEASEHOLDS AND EASEMENTS, OWNED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SANTA BARBARA TO THE CITY OF SANTA BARBARA TO IMPLEMENT THE PROVISIONS SET FORTH IN THE MULTI-YEAR COOPERATION AGREEMENT AND THE REDEVELOPMENT PLAN FOR THE CENTRAL CITY REDEVELOPMENT PROJECT AREA.

WHEREAS, the Redevelopment Agency of the City of Santa Barbara ("Agency") was created to pursue activities in the Central City Redevelopment Project Area ("Project Area") of the City of Santa Barbara which eliminate blight and enhance the physical and economic health of the Project Area. The Redevelopment Plan for the Project Area was adopted November 14, 1972 by the City Council of the City of Santa Barbara ("City") by City Council Ordinance No. 3566. In August 1977, the First Amended Redevelopment Plan for the Santa Barbara Central City Redevelopment Project was adopted by City Council Ordinance No. 3923. The Plan was further amended on December 16, 1986, by Ordinance No. 4438 to incorporate provisions required by amendments to the California Community Redevelopment Law ("CRL"). As required by the CRL Reform Act of 1993, the Redevelopment Plan for the Project Area was further amended by City Ordinance No. 4894 on December 6, 1994, to specify the latest dates for incurring and repaying indebtedness or receipt of tax increment. On November 12, 1998, City Ordinance No. 5085 was adopted to extend the Redevelopment Agency's authority to exercise eminent domain to August 30, 2007. The Plan was further amended by City Council Ordinance No. 5089 adopted January 12, 1999, City Ordinance No. 5314 adopted on April 27, 2004, City Ordinance No. 5363 adopted June 14, 2005, and City Ordinance No. 5388 adopted June 6, 2006 ("Redevelopment Plan");

WHEREAS, In accordance with the CRL and the Redevelopment Plan, the Agency may not incur additional indebtedness after December 31, 2003, and the Project Area will expire on August 30, 2015;

WHEREAS, on December 16, 2003, in accordance with Section 407 of the Redevelopment Plan and Section 33220 et seq. of the CRL, the City Council adopted Ordinance No. 5301 approving an Agreement for Public Improvement, Public Transportation and Administrative and Other Services Between the Agency and the City ("Multi-Year Cooperation Agreement") in which the City is obligated to fund and to undertake all activities to redevelop, revitalize and eliminate blight in the Project Area on behalf of the Agency and the Agency is obligated to reimburse the City for all funds expended by the City to carry out the activities contemplated therein;

WHEREAS, pursuant to the Multi-Year Cooperation Agreement, the Agency is obligated to reimburse the City with currently available and future tax increment funds received by the Agency pursuant to Health & Safety Code section 33670;

WHEREAS, in accordance with the CRL Section 33342, and as authorized by Section 402 of the Redevelopment Plan, the Agency acquired, for redevelopment purposes, the interests in real property described in detail in the attached Exhibit A, incorporated herein by this reference as though set forth in full, and generally described as follows:

- Waterfront Properties encompassing 2.41 acres and located generally northeasterly of Calle Cesar Chavez, southwesterly of Quarantina Street, and northwesterly of the operating right of way owned by the Union Pacific Railroad Company (Assessor's Parcel Numbers APN 017-113-029, -030, -034 and -035). The Waterfront Properties were acquired by the Agency for the purpose of future implementation of redevelopment activities and projects including a possible community arts center, extension of Cacique Street from Quarantina Street to Calle Cesar Chavez, remote parking for the Cacique Street homeless facility (Casa Esperanza) Fiesta Parade float storage, recreation and social services. The property acquisition was intended to encourage private redevelopment of the surrounding area and further the elimination of blight.

- Chase Palm Park Expansion Properties encompassing 8.21 acres and including:

  Chase Palm Park Garden Street Access Parcel located generally northerly of Cabrillo Boulevard, easterly of Garden Street, and southeasterly of the operating right of way owned by the Union Pacific Railroad Company, (APN 017-680-004);

  Chase Palm Park Parkland Parcel, Portions North of Cabrillo Boulevard, located northerly of Cabrillo Boulevard, easterly of Garden Street, and southeasterly of the operating right of way owned by the Union Pacific Railroad Company, (APNs 017-680-011 and -012).

  In July 1981, the City adopted the original Park Plaza Specific Plan for the property located at 325 East Cabrillo Boulevard – property which was subsequently developed, in part, as the Fess Parker Red Lion Inn (now the Fess Parker Double Tree Hotel). The Specific Plan was later amended to also provide for the development of a public/private project to be jointly developed by the Agency and a Fess Parker Family entity known as American Traditions, acting as a hotel developer. The subsequent development and "public-private" partnership consisted of a City Development Agreement approving the future construction of a 150-room luxury hotel and an adjacent approximately 10 acres City park together with the required public parking for the park. The 10-acre park portion of the public private partnership consisted of 5 acres of City owned property along Cabrillo Boulevard (at Santa Barbara Street) and 5 acres of real property owned by the Parker Family. As a condition of approval for the luxury

hotel on the 3 acres adjacent to the park and retained by the Parker Family, the Parker Family was required to construct and operate a 100-bed youth hostel at a location approved by the City.

The Agency merely facilitated the merger and re-subdivision of the two real properties (the City parcel and the Parker Family parcel) into three parcels as necessary to effectively provide for the development as contemplated in the Specific Plan and the Chase Palm Park and Hotel Development Agreement between the City and the Parker Family. After the subdivision, the site consisted of three parcels know as the Hotel Parcel, the Deed Parcel and the City Parcel. At completion of the development of the Chase Palm Park Expansion project in 1998, the 3-acre Hotel Parcel owned by the Parker Family would be developed with the hotel and the Deed Parcel and City Parcel would be combined and become an expanded portion of the City's Chase Palm Park.

In order to effectuate the Specific Plan and the Development Agreement as described above, the City and Agency entered into a Cooperation Agreement. In the Cooperation Agreement, the City agreed to (i) abandon and convey certain public rights of way including portions of Carpinteria Street, Mason Street and Santa Barbara Street to the Agency, (ii) convey the City Parcel to the Agency, and (iii) cooperate and coordinate with the Agency for the Agency's acquisition of other real property to enable the Agency and the hotel developer to assemble the component real properties into the site for development of the site as a public park and luxury hotel.

The City also agreed to construct, operate and maintain the necessary off-site public parking for public use of the park and to construct traffic and related street infrastructure improvements as required for the development.

At this time, the Park is fully constructed and operational and, as contemplated in the Plan, should be conveyed to the City for future operation and maintenance. Both the hotel and hostel are under construction.

- Ortega Water Treatment Facility encompassing 1 acre located southeasterly of Ortega Street and southwesterly of Garden Street (APN 031-152-033), and which property had been owned by the City for decades (and originally acquired by the City using City Water Division funds) was temporarily conveyed by the City to the Agency in order to provide for the merger and subdivision and subsequent transfer of a portion of the property to Mental Health Association of Santa Barbara County (MHA) so that the MHA could construct a major very low and low income affordable housing Project, utilizing, in part, Agency Housing Set-Aside funds. MHA developed a mixed-use affordable housing project on the consolidated property which MHA had purchased adjacent to the City Ortega Water Treatment Facility property. The MHA development consisted of 51 low and moderate income housing units of which 38 are dedicated to serve mental health clients. The portions of the former City property remaining under the Agency's ownership were intended to be merged and consolidated and

conveyed by the Agency back to the City of Santa Barbara for its continuing operation and management of the Ortega Water Treatment Facility and other uses that effectuate redevelopment purposes and, in accordance with the fact that this real property was originally acquired by the City using City Water funds.

- Railroad Depot encompassing 5.39 acres and including:

  Santa Barbara Railroad Depot encompassing portions of the operating rights of way of Union Pacific Railroad Company, located southeasterly of Montecito Street and southwesterly of State Street, (APNs 033-010-011, -012 and -013, 033-041-013, 033-042-012, -016 and -017, 033-075-012; acquired by the Redevelopment Agency in June 1995 from a private property owner pursuant to State Rail bond funds approved by voter initiative. This acquisition of the Depot property allowed for the consolidation of the Depot property with adjacent property owned by the City (at Chapala Street) which City property was to be conveyed to the Agency by the City in order for the Agency to provide consolidation of the Depot real property for the purposes of the restoration of the Historic Railroad Depot. The state issued a grant to the Agency/City of state Railroad bond funds for the express purpose of having the historic Depot transferred into public ownership by the City of Santa Barbara.

  Railroad Depot, Vacated Streets encompassing those certain parcels of real property underlying those vacated portions of Chapala Street and Yanonali Street, and being adjacent to the operating rights of way of Union Pacific Railroad Company, located southeasterly of Montecito Street and southwesterly of State Street, (APNs 033-010-014 and -015, 033-041-012, 033-042-014 and 015, 033-075-014. The City conveyed the vacated streets to the Agency based upon a finding that the parcels were integral and necessary for the Agency's redevelopment of the railroad depot.

  Railroad Depot, Montecito Street, Area 1: APNs 033-042-001 (former 35 W. Montecito Street) and -002 (former 29 W. Montecito Street);

  Railroad Depot, Montecito Street, Area 2: APNs 033-042-003 (former 25 W. Montecito Street) and -004 (former 23 W. Montecito Street);

  Railroad Depot Parking Lot (235 State Street Public Parking Lot) located southwesterly of State Street and southeasterly of Montecito Street (APN 033-042-019). The property was acquired as excess property by the Agency from the State Department of Transportation which had previously acquired it to complete the State's "Cross-town Freeway Project." The Agency determined that the acquisition and improvement of the property was of benefit to the Central City Redevelopment Project area and would assist in the elimination of blight within the project area by improving the site and achieving the restoration of the Historic Railroad Depot.

All of the Railroad Depot property was also acquired under the State Rail Bond approval for the purpose of providing a regional transportation center, with increased parking and other public services as necessary to eliminate blight and the conditions which foster blight.

- Parking Lots encompassing approximately 12.23 acres and including:

  Cota Street Commuter Parking Lot (APN 031-151-018) located northwesterly of Cota Street and southwesterly of Santa Barbara Street, was an opportunity acquisition from the Santa Barbara School Districts and was acquired for the purpose of providing enhanced downtown parking opportunities for downtown commuters.

  217 Helena Street Parking Lot (APN 033-051-020) an unimproved property acquired by the Redevelopment Agency as an Opportunity Acquisition with the intent of developing the site for: 1) a public parking lot to address the deficit of parking within the waterfront area, the lack of which had been frequently cited as an impediment to economically viable private redevelopment and removal of blight in the Lower State Street area; or 2) a youth hostel required as part of the Waterfront Park and Hotel project (also known as the "Chase Palm Park Expansion Project"). The parking lot design has been deemed complete by the local design review body and a construction contract is scheduled for approval in June 2011.

  Mason Street and Santa Barbara Street Public Parking Lot located southeasterly of Mason Street and northerly of the operating right of way owned by the Union Pacific Railroad Company, (APN 033-113-014 and sometimes APN 033-113-022) acquired by the Agency for redevelopment purposes and in support of the City's operation of the Regional Transportation Center at the Railroad Depot.

  Garden Street and Cabrillo Boulevard Public Parking Lot located westerly of Garden Street, northwesterly of Cabrillo Boulevard and southerly of the operating right of way owned by the Union Pacific Railroad Company, (APN 033-113-016, -017 and -018, and sometimes APN 033-113-023); conveyed from the City, as former City street right-of-way, to the Agency for the purpose of optimizing the development of the Chase Palm Park Expansion property, for inclusion in the Garden Street Public Parking Lot development as part of the larger Chase Palm Park Expansion project.

  Parking Structure No. 10 at Ortega Street and Anacapa Street located southwesterly of Anacapa Street and southeasterly of Ortega Street (APN 037-132-035, -036 and -038); this real property was acquired in the late 1970s and early 1980s by the City of Santa Barbara using assessment district funds obtained by the levying of assessment against the real properties within the City's Central Business District for the purposes of acquiring public retail parking to serve the Central Business District. This

property was transferred to the Agency as part of the City's approval of the Agency's Paseo Nuevo project in 1987 in order to allow the Agency to construct a multi-level parking structure on the former City owned real property.

Parking Lot No. 11 at State Street (West Paseo) located northeasterly of State Street (APN 037-173-047);

Parking Lot No. 11 at Cota Street (North Paseo) located southeasterly of Cota Street (APN 037-173-049);

Parking Lot No. 11 located southwesterly of Anacapa Street and northwesterly of Haley Street (APN 037-173-050);

Parking Lot No. 11 parcels were acquired by the Agency in 1984 for the purpose of constructing a public parking lot on the east side of the 500 block of State Street within the Project Area pursuant to the Redevelopment Plan in order provide a public parking lot. The public interest and necessity required the construction of a public parking lot in order to promote the redevelopment of a blighted area. The parking lot was planned and located in a manner that was the most compatible with the greatest public good and the least private injury.

Parking Lot No. 12 located southwesterly of State Street, northwesterly of U.S. Highway 101, northeasterly of Motor Way, and southeasterly of Gutierrez Street (APN 037-252-011); acquired by the Agency for public parking purposes as contemplated in the Plan in order to eliminate blight and foster commercial revitalization.

Granada Garage (Parking Lot No. 6) located southwesterly of Anacapa Street and northwesterly of Anapamu Street (APNs 039-183-046, -053 and -054) which was real property entirely owned by the City since the 1970s when it was acquired as part of the City's Central Business District's parking assessment district. The real property which formed the land underneath the Granada Garage was acquired by the Agency from the City in order to assist the City in creating a downtown theater district by providing additional public parking. A portion of the property was utilized for the development of low and moderate income residential rental units. The Agency acquired this property with the understanding that it would be transferred back to the City upon the completion of the Granada Garage parking structure.

Carrillo Street Commuter Parking Lot located northwesterly of Carrillo Street and southwesterly of Castillo Street (APN 039-261-009) acquired for the purpose of providing downtown public parking needed to stimulate economic development.

Parking Lot No. 2 located northeasterly of Chapala Street and northwesterly of Canon Perdido Street (APNs 039-321-045, -047, -048, -051, -054, -055

and -056) acquired for the purpose of providing downtown public parking needed to eliminate blight and stimulate economic development. This real property was acquired in the late 1970s and early 1980s by the City of Santa Barbara using assessment district funds obtained by the levying of assessment against the real properties within the City's Central Business District for the purposes of acquiring public retail parking to serve the Central Business District. This property was transferred to the Agency as part of the City's approval of the Agency's Paseo Nuevo project in 1987 in order to allow the Agency to construct a multi-level parking structure on the former City owned real property which is now referred to a Lot No. 2.

All of the Parking Lot property was acquired for the purpose of providing public parking for downtown customers, commuters, and visitors to support economic vitality in the Project Area.

- Paseo Nuevo Retail Center Properties encompassing 6.29 acres, bounded by Canon Perdido Street, State Street, Ortega Street and Chapala Street (APN 037-400-001, -002, -003, -004, -005, -006 and -019) acquired by the Agency pursuant to a Disposition and Development Agreement. The purpose of the Agreement was to effectuate the Redevelopment Plan by implementing the "Santa Barbara Retail Revitalization Project" within the Project Area. Implementation of the Project required the acquisition and assemblage of seven parcels by the Agency. Additionally, two parcels (the City Lot No. 1 parcel and the City De La Guerra Street parcel) owned by the City for decades were incorporated into the Paseo Nuevo Project including one located in the public right-of-way, which was vacated by the City and acquired by the Agency, and one retained by the City but restricted for pedestrian use only. Once the property was acquired and assembled by Agency, it was conveyed through leaseholds to the retail developer for construction of a major retail center consisting of a mall component, pedestrian and paseo areas, an arts complex, on-site parking facilities, and department stores. The City's Parking Lot No. 1 parcel was originally acquired by the City as part of the City's Central Business District parking assessment district utilizing assessment funds paid by the CBD property owners. The City Parking Lot No. 1 parcel comprised approximately 50% of the real property which was eventually incorporated into the Paseo Nuevo mall project.

- Bath Street Properties at Mission Creek encompassing .06 of one acre and including:

  635 Bath Street located southwesterly of Bath Street and southeasterly of Ortega Street (APN 037-113-009); and

  633 Bath Street located southwesterly of Bath Street and southeasterly of Ortega Street (APN 037-113-010).

Both residential properties were acquired for the purpose of furthering the City and Agency priorities set forth in the Mission Creek Flood Control Enhancements Project and the West Downtown Neighborhood Improvement Program. The properties are contiguous and adjacent to Mission Creek which make them desirable for subsequent conversion to a West Downtown neighborhood park that would also serve as open space adjacent to Mission Creek.

All such real property described above is hereinafter referred to as the "Agency Property";

WHEREAS, in accordance with CRL section 33430, and as specifically provided in Section 420 et seq. of the Redevelopment Plan, the Agency finds that in order to accomplish the goals and objectives of the Redevelopment Plan and to complete the redevelopment projects contemplated in the Multi-Year Cooperation Agreement, it is necessary and appropriate to transfer all Agency Property to the City;

WHEREAS, pursuant to Section 15061(b)(3) of the State California Environmental Quality Act ("CEQA") Guidelines, the transfer of real property is exempt from environmental review under CEQA because it can be seen with certainty that there is no possibility that the transfer may have a significant effect on the environment and pursuant to Section 15301 of the State CEQA Guidelines, the transfer of real property is exempt from environmental review under CEQA because the transfer will result in a continuation of existing facilities involving no expansion of use, and any future development for the real property will require separate environmental review; and

WHEREAS, the transfer of the Agency Property to the City will (i) carry out the goals and purposes of the Multi-Year Cooperation Agreement, (ii) accomplish and achieve the purposes of the Redevelopment Plan for the Project Area, (iii) sustain the redevelopment accomplished by the implementation of the Plan, (iv) expand and improve the City's supply of affordable housing and, (v) enforce existing covenants, contracts and other obligations arising from the redevelopment projects.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SANTA BARBARA, AS FOLLOWS:

SECTION 1. The above recitations are true and correct.

SECTION 2. Because the Agency Property, which was acquired by the Agency from the City, and the Agency Property which was acquired by the Agency from private land owners, was generally acquired by the Agency for the temporary purpose of parcel consolidation and assemblage and redevelopment purposes pursuant to public-private partnerships which have now been accomplished, the Agency hereby authorizes and directs the transfer of all Agency Property, as generally described above and in more detail in Exhibit A, to the City for use by the City for public purposes consistent with the manner in which these properties were originally acquired by the City and otherwise and consistent with the previously approved Multi-Year Cooperation Agreement and the

Redevelopment Plan to facilitate and achieve the ongoing efforts to redevelop, revitalize and eliminate blight in the Project Area.

SECTION 3. The Executive Director, subject to approval by Agency Counsel, is authorized to execute any and all deeds and other documents as necessary to transfer said Agency Property to the City in accordance herewith.

SECTION 4. The Redevelopment Agency of the City of Santa Barbara, a body politic, hereby transfers all of its title and interest in the real property located within the City Limits of the City of Santa Barbara and as identified herein by the properties' common names or facilities and referred to by their respective Santa Barbara County Assessor's Parcel Numbers, and as more particularly described in Exhibit A attached hereto and incorporated herein by this reference to the City of Santa Barbara.

DESCRIPTION

"Agency Property"

Waterfront Properties

Those certain tracts of real property located within Block 344 and Block 345, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, and that vacated portion of Salsipuedes Street lying between said Blocks 344 and 345, and that vacated portion of Cacique Street lying between Blocks 344 and 353, described as follows:

Waterfront Parcel – Northwesterly Portion Fronting Calle Cesar Chavez:

Those portions of Block 344, Block 345, and a portion of Salsipuedes Street, sixty (60.00) feet wide (now abandoned) in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on April 23, 2001, as Instrument No. 2001-029695, of Official Records of said County of Santa Barbara, more particularly described as follows:

Commencing at the intersection of the centerline of Quinientos Street, sixty (60.00) feet wide, with a line parallel with and distant Southwesterly 257.00 feet, measured at right angles, from the Southwesterly line of Quarantina Street, sixty (60.00) feet wide; thence, along said parallel line South 47°38'08" East, 664.00 feet to the True Point of Beginning; thence 1st, continuing along said parallel line South 47°38'08" East, 115.00 feet; thence 2nd, leaving said parallel line South 65°35'34" West, 297.85 feet to a point on the Northeasterly line and 13th course of Parcel 11 described in the deed to American Tradition recorded May 27, 1998, as Instrument No. 98-037738 of Official Records of said County, said point being the beginning of a non-tangent curve, concave Southwesterly, and having a radius of 600.00 feet, the radial center of which bears South 65°35'34" West; thence 3rd, Northwesterly along said curve and Northeasterly line, through a central angle of 7°03'59", an arc distance of 74.00 feet to a line passing through the True Point of Beginning, said line having a bearing of South 58°35'31" West relative to the 1st course described herein; thence 4th, along said line North 58°31'35" East, 259.02 feet to the True Point of Beginning;

And referred to for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-113-029.

Waterfront Parcel – Southeasterly Portion Fronting Calle Cesar Chavez:

Those portions of Block 344, Block 345, and a portion of Salsipuedes Street, sixty (60.00) feet wide (now abandoned), in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Two in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on April 23, 2001, as Instrument No. 2001-029695, of Official Records of said County of Santa Barbara, more particularly described as follows:

Commencing at the intersection of the centerline of Quinientos Street, sixty (60.00) feet wide, with a line parallel with and distant Southwesterly 257.00 feet, measured at right angles, from the Southwesterly line of Quarantina Street, sixty (60.00) feet wide; thence, along said parallel line South 47°38'08" East, 779.00 feet to the True Point of Beginning; thence 1st, continuing along said parallel line South 47°38'08" East, 132.28 feet to a line parallel with and distant Northerly 91.00 feet, measured at right angles, from the Northerly line of the parcel described in the deed to Southern Pacific Company recorded in the Office of the County Recorder of said County on July 20, 1971, in Book 2356, Page 45 of Official Records; thence 2nd, along said parallel line South 72°07'43" West, 357.82 feet to a point on the Northeasterly line and 13th course of Parcel 11 described in the deed to American Tradition recorded May 27, 1998, as Instrument No. 98-037738 of Official Records of said County, said point being the beginning of a non-tangent curve, concave Southwesterly, and having a radius of 600.00 feet, the radial center of which bears South 73°20'06" West; thence 3rd, Northwesterly along said curve and Northeasterly line, through a central angle of 7°44'32", an arc distance of 81.08 feet to a line passing through the True Point of Beginning, said line having a bearing of South 65°35'34" West relative to the 1st course described herein; thence 4th, along said line North 65°35'34" East, 297.85 feet to the True Point of Beginning;

And referred to for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-113-030.

Waterfront Parcel – Northwesterly Portion Fronting Quarantina Street:

That portion of Block 344, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Three in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on April 23, 2001, as Instrument No. 2001-029695,

of Official Records of said County of Santa Barbara, particularly described as follows:

Commencing at the intersection of the centerline of Quinientos Street, sixty (60.00) feet wide, with a line parallel with and distant Southwesterly 257.00 feet, measured at right angles, from the Southwesterly line of Quarantina Street, sixty (60.00) feet wide; thence along said parallel line South 47°38'08" East, 779.00 feet to the True Point of Beginning; thence 1st, at right angles to said parallel line, North 42°21'52" East, 257.00 feet to said Southwesterly line of Quarantina Street; thence 2nd, along the Southwesterly line of Quarantina Street South 47°38'08" East, 115.00 feet; thence 3rd, at right angles to said Southwesterly line of Quarantina Street South 42°21'52" West, 257.00 feet to said parallel line; thence 4th, along said parallel line North 47°38'08" West, 115.00 feet to the True Point of Beginning;

And referred to for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-113-034.

Waterfront Parcel – Southeasterly Portion Fronting Quarantina Street:

Those portions of Block 344 and Cacique Street, sixty (60.00) feet wide (now abandoned), in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Four in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on April 23, 2001, as Instrument No. 2001-029695, of Official Records of said County of Santa Barbara, particularly described as follows:

Commencing at the intersection of the centerline of Quinientos Street, sixty (60.00) feet wide, with a line parallel with and distant Southwesterly 257.00 feet, measured at right angles, from the Southwesterly line of Quarantina Street, sixty (60.00) feet wide; thence along said parallel line South 47°38'08" East, 894.00 feet to the True Point of Beginning; thence 1st, at right angles to said parallel line North 42°21'52" West, 257.00 feet to said Southwesterly line of Quarantina Street; thence 2nd, along the Southwesterly line of Quarantina Street South 47°38'08" East, 164.25 feet to a line parallel with and distant Northerly 91.00 feet, measured at right angles, from the Northerly line of the parcel described in the deed to Southern Pacific Company recorded in the Office of the County Recorder of said County on July 20, 1971, in Book 2356, Page 45 of Official Records; thence 3rd, along said parallel line South 72°07'43" West, 296.06 feet to the Southerly prolongation of said parallel line distant Southwesterly 257.00 feet, measured at right angles, from the Southwesterly line of Quarantina Street, sixty (60.00) feet wide; thence 4th, along said parallel line North 47°38'08" West, 17.28

feet to the True Point of Beginning;

And referred to for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-113-035.

Chase Palm Park Expansion Properties

Those certain tracts of real property located in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Chase Palm Park Expansion - Garden Street Access Parcel:

That certain portion of Block 320, and that portion of Quinientos Street (closed), and that portion of Block 336½ in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of real property described as Parcel One in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on October 10, 1996, as Instrument No. 96-061814, of Official Records of said County of Santa Barbara, more particularly described as follows:

Commencing at the intersection of the northeasterly line of Santa Barbara Street with a line parallel with and distant 50.00 feet northwesterly, measured at right angles, from the centerline of the westbound main track (Santa Barbara-Los Angeles) owned by Union Pacific Railroad Company, as successor of Southern Pacific Company, as shown on map of survey filed in Book 116, Pages 11 through 16, inclusive, of Record of Surveys in the Office of the County Recorder of said County; thence N. 71°12'17" E., along said parallel line, a distance of 209.30 feet to the beginning of a non-tangent curve, concave easterly, the radial center of which bears N. 76°44'43" E., a distance of 248.00 feet; thence southeasterly along the arc of said curve through a central angle of 5°32'26", an arc length of 23.98 feet; thence S. 18°47'43" E., a distance of 92.06 feet to the intersection with the northerly line of the tract of land described in the Deed to the City of Santa Barbara recorded January 11, 1977, as Reel No. 77-1510 of Official Records of said County, being the True Point of Beginning, said land being shown together with other land on a Map of Survey filed in Book 114, Page 22 of Record of Surveys in the Office of the County Recorder of said County, said Point being the northwesterly corner of Parcel 3 of Parcel Map No. 20,587, according to the map thereof recorded on August 9, 1996, filed in Book 51 of Parcel Maps, at Pages 91 through 96, records of said County, said Point also being a point on the northeasterly line of Garden Street, as it now exists; thence 1st, N. 71°12'17" E., along the northerly line of

said Parcel 3 of Parcel Map No. 20,587 a distance of 352.00 feet; thence 2nd, N. 18°47'43" W., leaving the northwesterly line of said Parcel 3 of Parcel Map No. 20,587 a distance of 24.00 feet to the intersection with a line parallel with and distant 24.00 feet northwesterly, measured at right angles, to Course No. 1 hereinabove described; thence 3rd, S. 71°12'17" W., along said last described parallel line a distance of 352.00 feet to the intersection with the northeasterly line of Garden Street, as it now exists; thence 4th, along the northeasterly line of Garden Street, S. 18°47'43" E., a distance of 24.00 feet to the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-680-004.

Chase Palm Park Expansion – 321 East Cabrillo Boulevard – Parkland Parcel:

That certain tract of real property in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Parcel 2 of Parcel Map No. 20,587, according to the map thereof recorded on August 9, 1996, filed in Book 51 of Parcel Maps, at Pages 91 through 96, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-680-011.

Chase Palm Park Expansion – 223 East Cabrillo Boulevard – Parkland Parcel:

That certain tract of real property in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Parcel 3 of Parcel Map No. 20,587, according to the map thereof recorded on August 9, 1996, filed in Book 51 of Parcel Maps, at Pages 91 through 96, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 017-680-012.

220 East Ortega Street Water Treatment Facility Property:

A certain portion of Block 208 in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, said portion being a portion of that tract of land described in the Grant Deed from the City of

Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on September 9, 2005, as Instrument No. 2005-0088013 of Official Records of said County of Santa Barbara, and said portion being that tract of land described as "Agency's Adjusted Parcel" in that certain Agreement Relating to Lot Line Adjustment, Quitclaim Deeds and Acceptance Thereof executed by and to The Redevelopment Agency of the City of Santa Barbara recorded on October 31, 2006, as Instrument No. 2006-0085063, of Official Records of said County of Santa Barbara, being more particularly described as follows:

Commencing at the most westerly corner of said Block 208, being the intersection of the southeasterly line of Ortega Street with the northeasterly line of Santa Barbara Street; Thence N 41°29'54" E, along said southeasterly line of Ortega Street, a distance of 254.41 feet to the northwesterly terminus of the line described in the Quitclaim Deed from Browning Ferris Industries to the City of Santa Barbara recorded March 20, 1978, as Instrument No. 12341 of Official Records of said County (said line is shown on the map filed in Book 110, Page 47 of Record of Surveys), being the True Point of Beginning; Thence 1st, along said line, S 48°30'19" E, a distance of 160.97 feet, more or less, to a point on the northwesterly line of Parcel A of Parcel Map No. 20678 as shown on the map filed in Book 57, Pages 27 through 29, inclusive, of Parcel Maps in the office of the County Recorder of said County; thence 2nd, along said northwesterly line of Parcel A, N 41°30'33" E, a distance of 36.26 feet, more or less, to an angle point therein; thence 3rd, leaving said northwesterly line, N 21°55'52" E, a distance of 33.97 feet; thence 4th, N 48°28'18" W, a distance of 19.90 feet; thence 5th, N 41°31'42" E, a distance of 129.10 feet, more or less, to a point on the southwesterly line of Garden Street; thence 6th, along said southwesterly line of Garden Street, N 48°29'55" W, a distance of 129.77 feet, more or less, to the most northerly corner of said Block 208; thence 7th, S 41°29'54" W, along said southeasterly line of Ortega Street, a distance of 197.40 feet, more or less, to the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 031-152-033.

Railroad Depot Properties:

Those certain tracts of real property located in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Railroad Depot – 220 Chapala Street at State Street Frontage:

That portion of Block 288 of the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map of said City, being that tract of real property described as Parcel One in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the point of intersection of the Northwesterly line of Yanonali Street with the Southwesterly line of State Street, said point being the most Easterly corner of said Block 288; thence Northwesterly along said Southwesterly line of State Street, 210 feet, more or less, to the most Northerly corner of the parcel of land described secondly in deed dated June 19, 1903, from William Oothout, Jr., to Southern Pacific Company recorded September 16, 1903, in Book 92 of Deeds, Page 391, records of said County; thence Southwesterly at right angles to said line of State Street and along the Northwesterly line of said Parcel described secondly in said deed, a distance of 130.00 feet; thence Northwesterly parallel with said line of State Street being also along the Northeasterly line of a vacated alley, a distance of 90.00 feet; thence Southwesterly parallel with the Northwesterly line of Yanonali Street and along the Northwesterly line of said vacated alley, 170.00 more or less, to a point in the northeasterly line of the 0.207 acre parcel of land described in deed dated March 23, 1904, from Nicolia Bocarich to the Southern Pacific Company, recorded March 24, 1904, in Book 95 of Deeds, Page 226, records of said County; thence Northwesterly along last said Northeasterly line, 10.00 feet, more or less, to the most Northerly corner of said 0.207 acre parcel; thence Southwesterly along the Northwesterly line of last said parcel, 150.00 feet to the Northeasterly line of Chapala Street; thence Southeasterly along last said street line 310 feet, more or less, to its intersection with the Northwesterly line of Yanonali Street, above referred to, said point being the most Southerly corner of said Block 288; thence Northeasterly along last said Street line, 450 feet, more or less, to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-010-011, Santa Barbara County Assessor's Parcel Number APN 033-041-013, and Santa Barbara County Assessor's Parcel Number APN 033-042-012.

Railroad Depot – 125 State Street:

That portion of Block 306 of the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map of said City, being that tract of real property described as Parcel Two in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the point of intersection of the Southeasterly line of Yanonali Street with the Southwesterly line of State Street, as shown on said map, said point being the most Northerly corner of said Block 306; thence Southeasterly along said Southwesterly line of State Street, 150.00 feet; thence Southwesterly, parallel with said Southeasterly line of Yanonali Street, 200.00 feet to the Northeasterly line of Kimberly Avenue; thence Northwesterly along said last mentioned street line, 150.00 feet to its intersection with said Southeasterly line of Yanonali Street; thence Northeasterly along said last mentioned street line 200.00 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-010-012, Santa Barbara County Assessor's Parcel Number APN 033-042-016, and Santa Barbara County Assessor's Parcel Number APN 033-075-012.

Railroad Depot – 225 Chapala Street at Mission Creek:

Those portions of Blocks 289 and 290 of the City of Santa Barbara, in the City of Santa Barbara, County of Santa Barbara, State of California, and of De La Vina Street (closed up and abandoned), lying between said Blocks 289 and 290 of said City, according to the Official Map, being that tract of real property described in whole as Parcel Three in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the point of intersection of the Southeasterly line of Montecito Street (60 feet wide) with the Southwesterly line of Chapala Street (60 feet wide), being the most Northerly corner of said Block 289; thence Southeasterly along said Southwesterly line of Chapala Street 336.68 feet, more or less, to an iron pipe set in said line of Chapala Street at the most Easterly corner of the tract of land described in deed to Southern Pacific Company, a Kentucky corporation, recorded September 10, 1904, in Book 99, Page 363 of

Deeds, records of said County; thence Southwesterly along the Southeasterly line of said last mentioned tract of land 679.35 feet, more or less, to the most Westerly corner of said last mentioned tract of land and a point in said Southeasterly line of Montecito Street, hereinbefore referred to; thence Northeasterly along said last mentioned street line, 589.96 feet, more or less, to the point of beginning; EXCEPTING THEREFROM that portion of land described in deed to the City of Santa Barbara recorded January 11, 1977, as Reel No. 77-1512 of Official Records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-010-013, and Santa Barbara County Assessor's Parcel Number APNs 033-042-017.

Railroad Depot - Vacated Chapala Street at Montecito Street:

That certain portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel One in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most northerly corner of Block 289 of the City of Santa Barbara, according to the Official Map thereof, being the intersection of the southeasterly line of Montecito Street and the southwesterly line of Chapala Street as shown on the Official Map; thence northeasterly along said southeasterly line of Montecito Street 60.0 feet to its point of intersection with the northeasterly line of Chapala Street, said point also being the most westerly corner of Block 288; thence southeasterly along said northeasterly line of Chapala Street 245 feet, more or less, to the northwesterly corner of the railroad right of way in Block 288 as reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, said northwesterly corner of railroad right of way being also referred to for reference purposes only as "Point X"; thence leaving said northeasterly line of Chapala Street, northwesterly along the northwesterly prolongation of the northerly line of said railroad right of way a distance of 69 feet, more or less, to its intersection with the southwesterly line of

Chapala Street, said point being the northeasterly corner of the railroad right of way in Block 289 reserved in said Corporation Grant Deed, and said northeasterly corner being also referred to for reference purposes herein as "Point Y"; thence northwesterly along said southwesterly line of Chapala Street 210 feet, more or less, to its point of intersection with the southeasterly line of Montecito Street, said point being also the most northerly corner of said Block 289 and the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APN 033-042-014.

Railroad Depot - Vacated Chapala Street at Railroad Tracks:

That certain portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel Two in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at a point on the northeasterly line of Chapala Street, distant thereon 245 feet, more or less, southeasterly from the most westerly corner of Block 288 of the City of Santa Barbara, according to the Official Map thereof, said point being the northwesterly corner of the railroad right of way in Block 288 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, said northwesterly corner being also referred to for reference purposes hereinabove as "Point X"; thence continuing southeasterly along said northeasterly line of Chapala Street 105 feet, more or less, to the southwesterly corner of said railroad right of way in Block 288 reserved in said Corporation Grant Deed, said southwesterly corner being also referred to for reference purposes only as "Point Z"; thence leaving said northeasterly line of said Chapala Street, northwesterly along the northwesterly prolongation of the southerly line of said railroad right of way reserved in said Corporation Grant Deed a distance of 69 feet, more or less, to its intersection with the southwesterly line of Chapala Street, said point being the southeasterly corner of

the railroad right of way in Block 289 reserved in the above mentioned Corporation Grant Deed, and said point being also referred to for reference purposes only herein as "Point ZZ"; thence northwesterly along said southwesterly line of Chapala Street 105 feet, more or less, to the northeasterly corner of said railroad right of way in Block 289 reserved in said Corporation Grant Deed, said point being also referred to for reference purposes hereinabove described as "Point Y"; thence leaving said southwesterly line of Chapala Street, southeasterly along the southeasterly prolongation of said northerly line of said railroad right of way a distance of 69 feet, more or less, to "Point X" on the northeasterly line of Chapala Street and the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-010-014.

Railroad Depot - Vacated Chapala Street at Yanonali Street:

That certain tract portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel Three in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most southerly corner of Block 288 of the City of Santa Barbara, as shown on the Official Map thereof, being the intersection of the northeasterly line of Chapala Street and the northwesterly line of Yanonali Street; thence southwesterly along the northwesterly line of Yanonali Street a distance of 60.0 feet to its point of intersection with the southwesterly line of Chapala Street; thence northwesterly along said southwesterly line of Chapala Street a distance of 140 feet, more or less, to the southeasterly corner of the railroad right of way in Block 289 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, and said point being also referred to for reference purposes hereinabove as "Point ZZ"; thence leaving said southwesterly line of Chapala Street, southeasterly along the southeasterly

prolongation of the southerly line of said railroad right of way a distance of 69 feet, more or less, to its intersection with the northeasterly line of Chapala Street, said point being the southwesterly corner of the railroad right of way in Block 288 reserved in the above mentioned Corporation Grant Deed by Southern Pacific Transportation Company, and said point being also referred to for reference purposes hereinabove as "Point Z"; thence southeasterly along said northeasterly line of Chapala Street a distance of 105 feet, more or less, to its point of intersection with the northwesterly line of Yanonali Street, said point being also the most southerly corner of Block 288 and the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-041-012.

Railroad Depot - Vacated Yanonali Street at State Street:

That certain portion of Yanonali Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Yanonali Street being that tract of land described as Parcel Four in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most easterly corner of Block 288 in the City of Santa Barbara, according to the Official Map thereof, being the intersection of the southwesterly line of State Street and the northwesterly line of Yanonali Street; thence southeasterly along said southwesterly line of State Street 60.0 feet to its point of intersection with the southeasterly line of Yanonali Street, said point of intersection also being the most northerly corner of Block 306; thence southwesterly along said southeasterly line of Yanonali Street a distance of 23 feet, more or less, to the northwesterly corner of the railroad right of way in Block 306 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County; thence continuing southwesterly along said southeasterly line of Yanonali Street a distance of 140 feet, more or less, to the southwesterly corner of

the railroad right of way in Block 306 reserved in said Corporation Grant Deed by Southern Pacific Transportation Company; thence continuing southwesterly along said southeasterly line of Yanonali Street a distance of 38 feet, more or less, to the most northerly corner of the street easement for Kimberly Avenue, as shown on the map of City Block No. 306 and described in City Ordinance No. 826; thence leaving said southeasterly line of Yanonali Street, northwesterly along the northwesterly prolongation of the northeasterly line of said Kimberly Avenue a distance of 22 Feet, more or less, to its intersection with the southwesterly prolongation of the southerly line of the said railroad right of way in Block 306 reserved in said Corporation Grant Deed; thence southwesterly along the northwesterly prolongation of said southerly line of said railroad right of way a distance of 77 feet, more or less, to its intersection with the northwesterly line of Yanonali Street, said point of intersection being the southeasterly corner of said railroad right of way in Block 288 reserved in said Corporation Grant Deed; thence northeasterly along said northwesterly line of Yanonali Street a distance of 141 feet, more or less, to the northeasterly corner of the railroad right of way in Block 288 reserved in said Corporation Grant Deed; thence northeasterly continuing along said northwesterly line of Yanonali Street a distance of 128 feet, more or less, to its point of intersection with the southwesterly line of State Street, said point also being the most easterly corner of Block 288 and the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-010-015 and Santa Barbara County Assessor's Parcel Number APN 033-042-015.

Railroad Depot - 35 West Montecito Street:

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038853, of Official Records, records of said County, more particularly described as follows:

Beginning at the most westerly corner of said Block 288, being the intersection of the southeasterly line of Montecito Street with the northeasterly line of Chapala Street; thence northeasterly along said line of Montecito Street 60 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 60 feet to the northeasterly line of Chapala Street; thence northwesterly along said line of Chapala Street 140 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-042-001.

Railroad Depot - 29 West Montecito Street:

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Two in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038853, of Official Records, records of said County, more particularly described as follows:

Beginning at a point on the southeasterly line of Montecito Street, distant thereon 60 feet northeasterly from the most westerly corner of said Block; thence northeasterly along said line of Montecito Street 30 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 30 feet; thence at right angles northwesterly 140 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-042-002.

Railroad Depot - 25 West Montecito Street:

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038852, of Official Records, records of said County, more particularly described as follows:

Beginning on the southeasterly line of Montecito Street 90 feet northeasterly from the northeasterly line of Chapala Street; thence northeasterly along said line of Montecito Street 40 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 40 feet; thence at right angles northwesterly 140 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-042-003.

Railroad Depot - 23 West Montecito Street:

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Three in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038852, of Official Records, records of said County, more particularly described as follows:

Beginning at a point on the southeasterly line of Montecito Street distant thereon 130 feet northeasterly from the most westerly corner of said Block; thence northeasterly along said line of Montecito Street 40 feet; thence at a right angle southeasterly 150 feet; thence at a right angle southwesterly 20 feet; thence at a right angle northwesterly 10 feet; thence at a right angle southwesterly 20 feet; thence at a right angle northwesterly 140 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-042-004.

Railroad Depot - 235 State Street:

That portion of Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, referred to for convenience as Parcel DD4334-01-01 (05-SB-101 Post Mile 13.8) in the Director's Deed by the State of California, acting by and through its Director of Transportation (Caltrans), to the Redevelopment Agency of the City of Santa Barbara recorded on January 29, 2001, as Instrument No. 2001-0006319, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at a point on the southwesterly side line of State Street distant S 47°35'42" E, 117.05 feet along said line from the most northerly corner of said Block on the southeasterly line of Montecito Street; thence (1), along said side line S 47°35'42" E, 13.60 feet to the point of intersection with that southeasterly 180 foot boundary course of the land in said Block described in Section B of the Decree of Final Distribution filed with said County as Document 83-3336; thence (2), along said record course common to that Enterprise Laundry Co. tract referred to in said Decree S 42°24'18" W, 167.98 feet; thence (3), N 47°36'08" W, 121.44 feet; thence (4), N 44°48'46" E, 141.40 feet; thence (5), S 67°40'13" E, 71.49 feet; thence (6), S 51°11'34" E, 34.83 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-042-019.

Parking Lot Properties:

Those certain tracts of real property located in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Commuter Parking Lot – 119 East Cota Street at Santa Barbara Street:

All that portion of Block 209, in the City of Santa Barbara, County of Santa Barbara, State of California, as shown on the Official Map of said City, being that tract of land described in the Quitclaim Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on September 20, 1984, as Instrument No. 1984-051149, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the most southerly corner of said Block 209; thence North 41°29'17" East 146.13 feet along the northeasterly line of Cota Street to the True Point of Beginning; thence the following courses and distances as follows: 1st, continuing North 41°29'17" East 310.36 feet to the most easterly corner of said Block 209; 2nd, North 48°29'45" West 225.76 feet along the southwesterly line of Santa Barbara Street to the most easterly corner of the tract of land described in the Grant Deed to the State of California filed March 20, 1962, in Book 1911 at Page 676 of Official Records, Santa Barbara County; 3rd, South 41°29'55" West 310.40 feet along the southeasterly boundary of said State of California tract and its southwesterly extension to a point on the southeasterly boundary of the tract of land described as Parcel One in the Grant Deed to Melni Investments filed for record December 15, 1977, as Reel No. 77-61734 of Official Records, Santa Barbara County, said point being 146.13 feet distant on said boundary from the northeasterly line of Anacapa Street; 4th, South 48°30'30" East 225.82 feet to the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 031-151-018.

Parking Lot – 217 Helena Avenue:

A portion of Block 287, in the City of Santa Barbara, County of Santa Barbara, State of California, as shown on the Official Map of said City, being a portion of that certain tract of real property granted to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded on September 8, 1994, as Instrument No. 94-068906, of Official Records, in the Office of the County Recorder of Santa Barbara County, State of California, said portion being described as the "Parking Parcel" on Exhibit C2 attached to that certain Reciprocal Easement Agreement recorded on December 30, 1998, as Instrument No. 98-102122 of Official Records of said County, said portion being more particularly described as follows:

Commencing at a point on the southwesterly line of Helena Avenue, distant S. 47°35'41" E., 7.91 feet from the southeasterly line of Montecito Street; thence S. 47°35'41" E., along the southwesterly line of Helena Avenue, a distance of 135.40 feet to the True Point of Beginning; thence 1st, S. 42°24'19" W., a distance of 67.00 feet; thence 2nd, S. 47°35'41" E., a distance of 11.00 feet; thence 3rd, S. 42°24'19" W., a distance of 79.70 feet; thence 4th, S. 47°35'41" W., a distance of 17.00 feet; thence 5th, S. 42°24'19" W., a distance of 27.84 feet to a point in the southwesterly line of said City of Santa Barbara Redevelopment Agency parcel, said point also being the beginning of a non-tangent curve, concave southwesterly, having a radius of 1052.00 feet, a radial center of which bears S. 39°07'16" W., and a delta of 3°19'33"; thence 6th, southeasterly along the arc of said curve and said southwesterly line of Santa Barbara Redevelopment Agency parcel, a distance of 61.06 feet; thence 7th, S. 47°35'34" E., along said southwesterly line of Santa Barbara Redevelopment Agency parcel, a distance of 26.97 feet to a point in the southeasterly line of Parcel Three described in a Grant Deed to the State of California recorded April 22, 1987, as Instrument No. 87-029384, of Official Records of said County, at a point distant N. 42°24'19" E., 27.19 feet along said line from the most southerly corner of said Parcel Three on the northeasterly line of State Street; thence, 8th, N. 42°24'19" E., along said southeasterly line of Parcel Three, a distance of 45.66 feet; thence 9th, N. 47°35'41" W., along said southeasterly line of Parcel Three, a distance of 3.50 feet; thence 10th, N. 42°24'19" E., along said southeasterly line of Parcel Three, a distance of 127.15 feet to the southwesterly line of Helena Avenue; thence 11th, N. 47°35'41" W., along said southwesterly line of Helena Avenue, a distance of 78.50 feet to the Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-051-020.

Parking Lot - Mason Street at Santa Barbara Street:

A portion of Block 321, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in that Corporation Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on December 30, 1992, as Instrument No. 92-104284, of Official Records of said County, together with a portion of Santa Barbara Street, vacated and described as Parcel Two in Resolution No. 95-178 of the Council of the City of Santa Barbara, a copy of which was recorded on December 18, 1998, as Instrument No. 98-098974 of Official Records of said County, said portion of Santa Barbara Street also being described as Parcel Two in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on February 13, 1996, as Instrument No. 96-008734, of Official Records of said County, said portion of Block 321 and vacated portion of Santa Barbara Street being more particular described together as a whole as follows:

Parcel 2 as shown on Redevelopment Parcel Map No. 20,626, according to the map thereof recorded on January 24, 2001, filed in Book 55 of Parcel Maps, at Pages 14 through 17, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-113-014, and sometimes including Santa Barbara County Assessor's Parcel Number APN 033-113-022.

Parking Lot - Garden Street at Cabrillo Boulevard:

Those portions of Block 320 and 321, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, together with a portion of Santa Barbara Street lying between said Blocks 320 and 321 of said City, as vacated and described as Parcel Three in Resolution No. 95-178 of the Council of the City of Santa Barbara, a copy of which was recorded on December 18, 1998, as Instrument No. 98-098974 of Official Records of said County, and being that tract of land described as Parcel Three in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on February 13, 1996,

as Instrument No. 96-008734, of Official Records of said County, said portions of Block 320, Block 321 and vacated Santa Barbara Street being more particular described together as a whole as follows:

Parcel 4A and Parcel 4B of Parcel Map No. 20,587, according to the map thereof recorded on August 9, 1996, filed in Book 51 of Parcel Maps, at Pages 91 through 96, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APNs 033-113-016 and -017, and sometimes including Santa Barbara County Assessor's Parcel Number APN 033-113-023.

Parking Lot - Garden Street at Railroad Tracks:

That certain portion of Block 320, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that parcel described as Parcel Two in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on October 10, 1996, as Instrument No. 96-061814, of Official Records of said County of Santa Barbara, more particularly described as follows:

Commencing at the intersection of the northeasterly line of Santa Barbara Street with a line parallel with and distant 50.00 feet northwesterly, measured at right angles, from the centerline of the westbound main track (Santa Barbara-Los Angeles) owned by Union Pacific Railroad Company, as successor of Southern Pacific Company, as shown on map of survey filed in Book 116, Pages 11 through 16, inclusive, of Record of Surveys in the Office of the County Recorder of said County; thence N. 71°12'17" E., along said last mentioned parallel line, a distance of 209.30 feet to the beginning of a curve concave easterly, the radial center of which bears N. 76°44'43" E., a distance of 248 feet; thence southeasterly along the arc of said curve through a central angle of 5°32'26", a arc length of 23.98 feet; thence S. 18°47'34" E., a distance of 92.06 feet to the intersection with the northerly line of the tract of land described in the Deed to the City of Santa Barbara recorded January 11, 1977, as Reel No. 77-1510 of Official Records of said County, said land being shown together with other land on a Map of Survey filed in Book 114, Page 22 of Record of Surveys in the Office of the County Recorder of said County; thence S. 71°12'17" W., along the northerly line of said City of Santa Barbara tract of land a distance of 104.00 feet to the True Point of Beginning, said Point now being the northeasterly corner of Parcel 4A of Parcel Map No. 20,587, according to the map thereof recorded on

August 9, 1996, filed in Book 51 of Parcel Maps, at Pages 91 through 96, inclusive, records of said County, said Point also being a point on the southwesterly line of Garden Street, as it now exists; thence 1st, N. 18°47'43" W., a distance of 37.04 feet, along the southwesterly line of said Garden Street, to the intersection with a line parallel with and distant 29.00 feet, southeasterly, measured at right angles, from the centerline of the westbound main track (Santa Barbara-Los Angeles) owned by Union Pacific Railroad Company; thence 2nd, S. 71°12'17" W., along said last mentioned parallel line, a distance of 59.10 feet to the intersection with the northeasterly line of the vacated portion of Santa Barbara Street described as Parcel Three in Resolution No. 95-178 of the Council of the City of Santa Barbara, a copy of which was recorded on December 18, 1998, as Instrument No. 98-098974 of Official Records of said County, said point being the northeasterly corner of the tract of land described as Parcel Three in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on February 13, 1996, as Instrument No. 96-008734, of Official Records of said County; thence 3rd, S. 48°30'00" E., along the northeasterly line of said Parcel Three in the Grant Deed recorded as Instrument No. 96-008734 of Official Records, a distance of 42.64 feet, to the northwesterly corner of Parcel 4A of said Parcel Map No. 20,587; thence 4th, N. 71°12'17" E., along the northerly line of Parcel 4A of said Parcel Map No. 20,587, a distance of 37.97 feet to the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 033-113-018.

Parking Structure Lot 10 - Ortega Street at Anacapa Street:

Those certain tracts of real property located within Block 210, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, more particularly described as follows:

Lot 1, Lot 2 and Lot 4 of Parcel Map No. 20,512, according to the map thereof recorded on October 20, 1989, filed in Book 44 of Parcel Maps, at Pages 44 through 47, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APNs 037-132-035, -036 and -038.

Parking Lot 11 - Paseo at State Street:

That portion of Block 229, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on March 24, 1988, as Instrument No. 88-017302, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at a point on the northeasterly line of State Street 227 feet northwesterly from the south corner of said Block 229; thence northwesterly along said line of State Street 10 feet; thence at a right angle northeasterly 100 feet; thence at right angles southeasterly 10 feet; thence at a right angle southwesterly 100 feet to the place of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-173-047.

Parking Lot 11 - Paseo at Cota Street:

That portion of Block 229, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in the Quitclaim Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on February 24, 1994, as Instrument No. 94-016675, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the most westerly corner of that certain parcel of land conveyed by deed to the City of Santa Barbara, recorded on January 28, 1960, as Instrument No. 3006, in Book 1710, at Page 59 of Official Records, being a point on the southeasterly line of Cota Street, thence the following courses and distances as follows: 1st, northeasterly along the southeasterly line of Cota Street a distance of 12.00 feet to the most northerly corner of said tract of City of Santa Barbara; 2nd, at right angles to said southeasterly line of Cota Street, southeasterly along the northeasterly line of said tract of City of Santa Barbara, a distance of 125.00 feet, more or less, to the southerly corner of that certain parcel of land conveyed by deed recorded April 17, 1889, in Book 24 of Deeds at Page 265, records of said County; 3rd, at right angles, parallel with the southeasterly line of said Cota Street, southwesterly a distance of 12.00 feet to a point on the southwesterly

line of said tract of City of Santa Barbara, said point being southeasterly a distance of 125.00 feet, measured at right angles, from the southeasterly line of Cota Street; 4th, at right angles, northwesterly a distance of 125 feet to the southeasterly line of Cota Street and the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-173-049.

Parking Lot 11 - Haley Street at Anacapa Street:

All that portion of Block 229, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described in the Certificate of Voluntary Merger executed by the Redevelopment Agency of the City of Santa Barbara and recorded on April 28, 1994, as Instrument No. 94-036347, of Official Records of said County of Santa Barbara, more particularly described as follows:

Commencing at the most southerly corner of said Block 229; thence northwesterly along the northeasterly line of State Street, a distance of 227.00 feet to the most southerly corner of that certain parcel of land described in the deed to Charles Craviotto recorded December 18, 1965, as Instrument No. 42605, in Book 2130 at Page 1330 of Official Records in the Office of the County Recorder of Santa Barbara County; thence at right angles, northeasterly into said Block 229 along the southeasterly line of said Craviotto tract of land to the most easterly corner of said Craviotto tract, said point also being in the southwesterly line of that certain parcel of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded May 11, 1983, as Instrument No. 83-23114 of Official Records of said County, said point being the True Point of Beginning; thence the following courses and distance as follows: 1st, northwesterly along said southwesterly line of said Redevelopment Agency tract to the most westerly corner of "Parcel One" as described in said Grant Deed recorded as Instrument No. 23114 of Official Records of said County; 2nd, northeasterly along the northwesterly line of said Redevelopment Agency tract a distance of 28.50 feet to the most southerly corner of that certain parcel of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded May 13, 1983, as Instrument No. 83-23705 of Official Records of said County; 3rd, northwesterly along the southwesterly line of said last mentioned Redevelopment Agency tract a distance of 45.04 feet, more or less, to the most westerly corner thereof, said corner being also a point in the southeasterly line of that certain parcel of land conveyed to Ralph C. McColm and Sophia A. McColm,

as Trustees, by Grant Deed recorded February 14, 1972, as Instrument No. 4898 in Book 2386 at Page 516 of Official Records of said County; 4th, northeasterly along said southeasterly line of McColm tract a distance of 128.14 feet, more or less, to a point in the southwesterly line of an alley, 12 feet in width, as described by deed to William Ealand recorded January 10, 1874, in Book L of Deeds at Page 459, records of Santa Barbara County, said alley also being that certain parcel of land conveyed to the City of Santa Barbara by deed recorded January 28, 1960, as Instrument No. 3006 in Book 1710 at Page 59, Official Records of said County, being also that alley vacated and abandoned by Resolution No. 86-223 of the Council of the City of Santa Barbara, a copy of which was recorded on December 11, 1986, as Instrument No. 1986-081512 of Official Records of said County, said point being the most northerly corner of that Redevelopment Agency tract described in deed recorded as Instrument No. 83-23705 of Official Records of said County, and being southeasterly a distance of 135.00 feet, measured at right angles, from the southeasterly line of Cota Street; 5th, northwesterly along the southwesterly line of said alley a distance of 10.00 feet, more or less, to the most southerly corner of that tract of land describe as "Parcel One" in the Quitclaim Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded February 24, 1994, as Instrument No. 94-016675 of Official Records of said County, being also the most westerly corner of that tract of land described as "Parcel Two" in said Quitclaim Deed to the Redevelopment Agency; 6th, northeasterly along the southeasterly line of said Redevelopment Agency tract described as Parcel One in said Quitclaim Deed, a distance of 12.00 feet, more or less, to the most easterly corner of said Redevelopment Agency tract described in said Quitclaim Deed, being also the most westerly corner of that tract of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded May 11, 1983, as Instrument No. 83-23114 of Official Records of said County, and being the southerly corner of that certain parcel of land conveyed by deed recorded April 17, 1889 in Book 24 of Deeds at Page 265, records of said County; 7th, northeasterly, parallel with Cota Street, along the southeasterly line of last mentioned parcel of land described in deed recorded in Book 24 of Deeds at Page 265, a distance of 45.00 feet, more or less, to a point in the southwesterly line of land formerly owned by B.L. Sprague, conveyed by deed recorded February 3, 1873, in Book K of Deeds at Page 92, records of said County; 8th, at right angles, southeasterly along said southwesterly line of Sprague tract, a distance of 25.00 feet to the southerly corner thereof; 9th, at right angles, northeasterly along the southeasterly line of lands formerly owned by B.L. Sprague, Francis Loomis,

and Delfino Carrillo, a distance of 50.00 feet, more or less, to a point in the southwesterly line of that certain parcel of land conveyed to Louis Miratti and wife by deed recorded in Book 201 of Deeds at Page 346, records of said County; 10th, southeasterly along said southwesterly line of Miratti tract, a distance of 12.50 feet, more or less, to the westerly corner of that certain tract of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Quitclaim Deed recorded December 28, 1982, as Instrument No. 82-54340 of Official Records of said County; 11th, northeasterly along the northwesterly line of said Redevelopment Agency tract, a distance of 91.00 feet, more or less, to a point in the southwesterly line of Anacapa Street, said point being also distant 163.00 feet southeasterly from the most northerly corner of said Block 229; 12th, southeasterly along said southwesterly line of Anacapa Street, a distance of 170.00 feet, more or less, to the most northerly corner of that certain parcel of land described as "Parcel One" in the Grant Deed to Abraham Safina, Mike Safina and William Safina recorded August 10, 1979 as Instrument No. 79-37378 of Official Records of said County; 13th, southwesterly along the northwesterly line of said Safina tract, a distance of 120.00 feet to the most westerly corner of that certain tract of land described as "Parcel Three" in the Grant Deed to Safina recorded as Instrument No. 79-37378 of Official Records of said County, being also the most northerly corner of "Parcel Two" of that certain tract of land to the Redevelopment Agency of the City of Santa Barbara described in the Final Order of Condemnation recorded June 22, 1992, as Instrument No. 92-047615 of Official Records of said County; 14th, southeasterly along the northeasterly line of said Redevelopment Agency tract, a distance of 120.00 feet, more or less, to a point in the northwesterly line of Haley Street, said point being the most easterly corner of that certain tract of land described in the Final Order of Condemnation recorded as Instrument No. 92-047615 of Official Records of said County; 15th, southwesterly along said northwesterly line of Haley Street to the southerly corner of that certain tract of land described in the Final Order of Condemnation recorded as Instrument No. 92-047615 of Official Records of said County, being also the most southerly corner of that certain parcel of land describe in the Indenture to John Walcott recorded June 17, 1903 in Book 91 of Deeds at Page 454, records of said County; 16th, at right angles, northwesterly along the southwesterly line of said Walcott tract, a distance of 137.00 feet to the most easterly corner of that certain parcel of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded August 30, 1983, as Instrument No. 83-45945 of Official Records of said County; 17th, southwesterly along the southeasterly line of the last mentioned Redevelopment Agency tract

and the northwesterly line of that certain parcel of land conveyed to Faulding Properties by deed recorded August 27, 1986, as Instrument No. 1986-054261 of Official Records of said County, a distance of 105.00 feet, more or less, to the most westerly corner of said Faulding Properties tract, said corner being also the most southerly corner of that aforementioned parcel of land conveyed to the Redevelopment Agency of the City of Santa Barbara by Grant Deed recorded May 11, 1983, as Instrument No. 83-23114 of Official Records of said County; 18th, northwesterly along the southwesterly line of the last mentioned Redevelopment Agency tract, a distance of 90.00 feet, more or less, to the most easterly corner of the aforementioned tract of land conveyed to Craviotto by deed recorded in Book 2130 at Page 1330 of Official Records of said County, being the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-173-050.

Parking Lot 12 - Gutierrez Street at State Street:

All that portion of Block 269, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described in the Certificate of Voluntary Merger executed by the Redevelopment Agency of the City of Santa Barbara recorded November 20, 1991, as Instrument No. 91-078060 of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at a point on the Southeasterly line of Gutierrez Street, said point being the most northerly corner of the parcel of land described in the Individual Grant Deed from Donald A. Hughes to the Redevelopment Agency of the City of Santa Barbara recorded as Instrument No. 1985-021801 in the Office of the County Recorder of said County, said point also being shown as 52.00 feet left of State Street Station 14+06.74 on the State of California Business and Transportation Agency Department of Transportation Right of Way Map of the Crosstown Freeway, State Street Undercrossing of SB Route 101, at Post Mile 13.8A, Sheet No. 2 of 2 Sheets (November 1987 Revision), hereinafter to be referred to as "Right of Way Map"; thence 1st, along the most northeasterly line of Parcel 3544-3 as shown on said Right of Way Map, South 42°47'34" East 8.19 feet to a point lying 52.00 feet left of State Street Station 13+98.55 as shown on said Right of Way Map, said point also being the beginning of a curve of Radius 2052.00 feet concave northeasterly and concentric with the centerline of State Street as shown on said Right of Way Map; thence 2nd, continuing southeasterly along the

northeasterly line of said Parcel 3544-3 along the arc of said 2052.00 foot radius curve through a central angle of 02°36'08" a length of 93.19 feet to the most easterly corner of the parcel of land described in said Individual Grant Deed, said point also being the most northerly corner of Parcel 3543-3 as described in Exhibit "A" of Resolution No. 731 of the Redevelopment Agency of the City of Santa Barbara dated June 17, 1986; thence 3rd, continuing southeasterly along the arc of said 2052.00 foot radius curve and the most northeasterly line of said Parcel 3543-3 through a central angle of 02°47'34" a length of 100.02 feet to the most easterly corner of said Parcel 3543-3, said point also lying on the northwesterly line of the tract of land (now known as Parker Way) described in the document filed in Book 209, at Page 385 of Deeds in the Office of the County Recorder and as shown on said Right of Way Map; thence 4th, continuing southeasterly along the arc of said 2052.00 foot radius curve through a central angle of 01°23'47" a length of 50.01 feet to a point on the southeasterly line of said Parker Way, said point also being the most northerly corner of Parcel 3541-3 as described in Document No. 162507 as filed in the Superior Court at Santa Barbara on October 29, 1990, said Document being the Final Order of Condemnation wherein said Parcel 3541-3 was condemned to the Redevelopment Agency of the City of Santa Barbara, for parking purposes; thence 5th, continuing southeasterly along the arc of said curve and the most northeasterly line of said Parcel 3541-3 through a central angle of 00°19'44" a length of 11.78 feet to a point lying 52.00 feet left of State Street Station 11+50.00 as shown on said Right of Way Map; thence 6th, continuing along the boundary of said Parcel 3541-3 South 29°46'41" East 42.46 feet to a point lying 106.70 feet right of SB Route 101 Station 131+31.13 as shown on said Right of Way Map; thence 7th, continuing along the boundary of said Parcel 3541-3 South 38°33'15" West 109.12 feet to a point lying 99.36 feet right of SB Route 101 Station 132+40.00 as shown on said Right of Way Map; thence 8th, continuing along the boundary of said Parcel 3541-3 South 42°23'52" West 4.12 feet; thence 9th, continuing along the boundary of said Parcel 3541-3 North 47°34'41" West 59.56 feet to the most westerly corner of said Parcel 3541-3, said point also lying on the southeasterly line of said Parker Way; thence 10th, South 42°25'19" West along said southeasterly line of Parker Way 1.50 feet; thence 11th, at right angles North 47°34'41" West 50.00 feet to the intersection of the northwest line of said Parker Way and the northeasterly line of Motor Way (as shown on said Right of Way Map and also on "Official Map No. 1955-1 of Undedicated Streets in the City of Santa Barbara" as adopted by the City Council of the City of Santa Barbara in Resolution No. 2737, dated February 24, 1955), said point also lying on the southeasterly

line of said Parcel 3543-3; thence 12th, South 42°25'19" West along said northwesterly line of Parker Way and the Southeasterly line of said Parcel 3543-3 15.00 feet to the most southerly corner of said Parcel 3543-3; thence 13th, along the most southwesterly line of said Parcel 3543-3 North 47°34'41" West 100.00 feet to the most westerly corner of said Parcel 3543-3; thence 14th, along the most northwesterly line of said Parcel 3543-3 North 42°25'19" East 15.00 feet to a point on said northeasterly line of Motor Way, said point also being the most southerly corner of said Parcel 3544-3; thence 15th, along said northeasterly line of Motor Way and the southwesterly line of said Parcel 3544-3 North 47°34'41" West 101.15 feet to the most westerly corner of said Parcel No. 3544-3, said point also lying on said southeasterly line of Gutierrez Street; thence 16th, along said southeasterly line of Gutierrez Street and the northwesterly line of said Parcel 3544-3 North 42°24'31" East 133.60 feet to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-252-011.

Parking Lot 6 - Granada Garage Structure:

That portion of Block 107, in the City of Santa Barbara, County of Santa Barbara, State of California, as shown on the Official Map of said City, said portion of Block 107 being more particularly described as follows:

Lot 1 of Redevelopment Parcel Map No. 20,640, according to the map thereof recorded on January 21, 2003, filed in Book 56 of Parcel Maps, at Pages 44 through 46, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APNs 039-183-046, -053 and -054.

Commuter Parking Lot – 400 West Carrillo Street at Castillo Street:

All those certain portions of Block 146, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, described as Parcel One, Parcel Two, Parcel Three, Parcel Four and Parcel Five in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on April 1, 1983, as Instrument No. 83-15727, of Official Records of said County of Santa Barbara, said Parcels being more particularly described as follows:

Parcel One: Commencing at a point in the southwesterly line of Castillo Street distant 150 feet southeasterly from the most northerly corner of Block 146, as said Street and said Block are designated and shown on the Official Map and survey of said City of Santa Barbara, and running thence southeasterly along said line of Castillo Street, 50 feet; thence at right angles southwesterly and into said Block 150 feet; thence at right angles northwesterly 50 feet; thence at right angles northeasterly 150 feet to the southwesterly line of Castillo Street and the place of beginning;

Parcel Two: Beginning at the intersection of the southwesterly line of Castillo Street with the northwesterly line of Carrillo Street; and running thence southwesterly along said northwesterly line of Carrillo Street 225 feet; thence at right angles northwesterly 275 feet; thence at right angles northeasterly 75 feet; thence at right angles southeasterly 175 feet; thence at right angles northeasterly 150 feet to said southwesterly line of Castillo Street; thence southeasterly along said line 100 feet to the point of beginning; EXCEPTING THEREFROM that portion conveyed to the State of California by deed recorded December 30, 1959, as Instrument No. 43729 in Book 1701, Page 371 of Official Records;

Parcel Three: Beginning at a point on the southwesterly line of Castillo Street, distant thereon 300 feet southeasterly from the most northerly corner of said Block; thence southeasterly along said Street line 50 feet to a point; thence at right angles southwesterly 150 feet to a point; thence at right angles northwesterly 50 feet to the point of beginning;

Parcel Four: Beginning at a point on the southwesterly line of Castillo Street, distant thereon 250 feet southeasterly from the northerly corner of said Block; thence southeasterly along said line of Castillo Street 50 feet; thence at right angles southwesterly 150 feet; thence at right angles northwesterly 50 feet; thence at right angles northeasterly 150 feet to the point of beginning;

Parcel Five: Beginning at a point on the southwesterly line of Castillo Street, distant thereon 200 feet southeasterly from the northerly corner of said Block 146; thence southeasterly along said southwesterly line 50 feet; thence at right angles southwesterly 150 feet; thence at right angles northwesterly 50 feet; thence at right angles northeasterly 150 feet to the point of beginning;

And said Parcels One, Two, Three, Four and Five described above are referred to together herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 039-261-009.

Parking Structure Lot 2 - Canon Perdido Street at Chapala Street:

Those certain tracts of real property located within Block 158, in the City of Santa Barbara, County of Santa Barbara, State of California, as shown on the Official Map thereof, particularly described as follows:

Lot 1 and Lot 2 of Parcel Map No. 20,511, according to the map thereof recorded on October 10, 1989, filed in Book 44 of Parcel Maps, at Pages 35 through 41, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APNs 039-321-045, -047, -048, -051, -054, -055 and -056.

Paseo Nuevo Retail Center Properties:

Those certain portions of Block 175 and Block 193, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, and that portion of De La Guerra Street lying between said Blocks 175 and 193 vacated and described in Resolution of the City Council of the City of Santa Barbara recorded on December 15, 1988, as Instrument No. 88-080924 of Official Records of said County, excepting that portion of De La Guerra Street described in deed recorded as Instrument No. 89-12331 of Official Records of said County, said lands being more particularly described as follows:

Parcels 1 through 14 of Parcel Map No. 20,504, according to the map thereof recorded on February 24, 1989, filed in Book 42 of Parcel Maps, at Pages 86 through 98, inclusive, records of said County;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers APNs 037-400-001, -002, -003, -004, -005, -006 and -019.

Bath Street at Mission Creek Properties

Those certain portions of Block 214, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, described as follows:

635 Bath Street at Mission Creek:

That certain portion of Block 214, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, described in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on February 13, 2008, as Instrument No. 2008-0007929, of Official Records of said

County of Santa Barbara, more particularly described as follows:

Beginning at the most northerly corner of said Block 214; thence southeasterly along the southwesterly line of Bath Street, 26 feet to a ½ inch pipe survey monument; thence at right angles southwesterly, 47.00 feet to a ½ inch pipe survey monument; thence North 68°09'30" West, 27.61 feet to a ½ inch pipe monument, said monument being on the southeasterly line of Ortega Street, 58.35 feet southwesterly from the most northerly corner of said Block; thence 58.35 feet northeasterly along the southeasterly line of Ortega Street, to the point of beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-113-009.

633 Bath Street at Mission Creek:

That certain portion of Block 214, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, described as Parcel One in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on February 29, 2008, as Instrument No. 2008-0011283, of Official Records of said County of Santa Barbara, being more particularly described as follows:

Beginning at the most northerly corner of said Block 214; thence southeasterly along the southwesterly line of Bath Street, 26 feet to a ½ inch pipe survey monument and the True Point of Beginning; thence southeasterly along the southwesterly line of Bath Street, 30.85 feet to a cross on sidewalk; thence at right angles southwesterly, 41.85 feet to a ¾ inch pipe survey monument; thence at right angles northwesterly, 15.26 feet to a ½ inch pipe monument; thence North 68°09'30" West, 16.53 feet to a ½ inch pipe survey monument; thence northeasterly in a line parallel to the southeasterly line of Ortega Street, 47.00 feet to the True Point of Beginning;

And referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number APN 037-113-010.

RESOLUTION NO. 1026

STATE OF CALIFORNIA)
)
COUNTY OF SANTA BARBARA) ss.
)
CITY OF SANTA BARBARA)

I HEREBY CERTIFY that the foregoing resolution was adopted by the Redevelopment Agency of the City of Santa Barbara at a meeting held on June 7, 2011, by the following roll call vote:

AYES: Agency Members Dale Francisco, Frank Hotchkiss, Randy Rowse, Michael Self, Bendy White; Chair Helene Schneider

NOES: None

ABSENT: Agency Member Grant House

ABSTENTIONS: None

IN WITNESS WHEREOF, I have hereto set my hand and affixed the official seal of the Redevelopment Agency of the City of Santa Barbara on June 8, 2011.

Cynthia M. Rodriguez, CMC
City Clerk Services Manager

I HEREBY APPROVE the foregoing resolution on June 8, 2011.

Helene Schneider
Chair