

EXHIBIT A



Job No. 22-158

Utility Easement Vacation Description

An easement to be vacated over and across a portion of Lots 8 and 9 of Heppers Acre Subdivision as recorded in Book 19 of Plats at Pages 1298 and 1299, Records of Ada County, said parcel is located in the Southwest Quarter of the Southwest Quarter of Section 12, Township 3 North, Range 1 West of the Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Commencing at the found 4 inch aluminum cap monument at the corner common to Sections 11, 12, 13 and 14, T3N, R1W from which the found 3 inch brass cap monument in asphalt at the quarter corner common to Sections 11 and 12, T3N, R1W bears N 00° 32' 39" E a distance of 2645.87 feet; thence N 00° 32' 39" E along the section line for a distance of 447.74 feet; thence N 88° 31' 38" E for a distance of 324.52 feet to the **REAL POINT OF BEGINNING**;

Thence N 00° 46' 31" E for a distance of 192.61 feet;

Thence N 89° 41' 22" W along the line common to Lots 8 and 9 for a distance of 30.01 feet to a found 5/8th inch iron pin with a cap stamped PLS 11463 at the northeast corner of Lot 8;

Thence S 00° 46' 31" W for a distance of 192.00 feet to a found 5/8th inch iron pin with a cap stamped PLS 11463 at the southeast corner of Lot 9;

Thence S 88° 31' 38" E along the line common to Lots 9 and 10 for a distance of 30.02 feet to the **REAL POINT OF BEGINNING**.

Vacated Easement contains 0.133 acres, or 5,772 square feet, more or less.



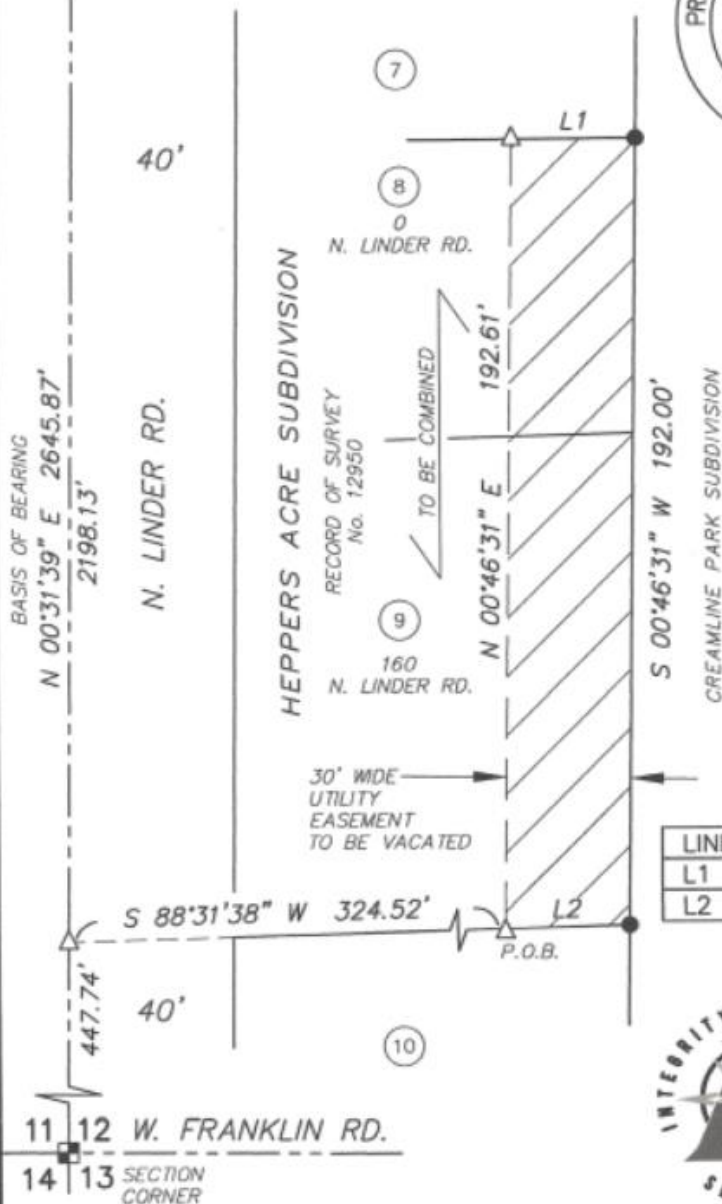
EXHIBIT MAP

30' WIDE UTILITY EASEMENT VACATION
ACROSS A PORTION OF LOTS 8 & 9, HEPPERS ACRE SUBDIVISION,
BOOK 19 OF PLATS, PAGES 1298-1299, ADA COUNTY RECORDS.
LYING WITHIN THE SW 1/4 OF THE SW 1/4 OF SECTION 12, T.3N., R.1W., B.M.
CITY OF MERIDIAN — COUNTY OF ADA — STATE OF IDAHO

W. PINE AVE.
11 12 1/4 CORNER



SCALE: 1"=40'



LEGEND

- SECTION LINE
- PARCEL LINE
- ▨ EASEMENT
- FOUND 3" BRASS CAP MONUMENT IN ASPHALT
- FOUND 4" ALUMINUM CAP MONUMENT IN ASPHALT
- FOUND 5/8" IRON PIN, WITH PLASTIC CAP, AS NOTED
- FOUND 1/2" IRON PIN, WITH PLASTIC CAP, AS NOTED
- △ CALCULATED POINT
- ⑨ PLATTED LOT NUMBER
- P.O.B. POINT OF BEGINNING

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 89°41'22" E	30.01'
L2	S 88°31'38" W	30.02'



ACCURATE
SURVEYING & MAPPING

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DATE: APRIL, 2022

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