

EXHIBIT A

LEGAL DESCRIPTION OF THE PROPERTY

63,782 square feet (1.46 acres) of property located at the street address 1215 E. Ontario Avenue, Corona, California, as shown in the Site Sketch attached as *Exhibit B-1* to this Lease and legally described as follows:

Parcel 1 of Parcel Map No. 36633, in the City of Corona, County of Riverside, State of California, as per map recorded in Book 237, Pages 96, 97 and 98 of Parcel Maps, in the Office of the County Recorder of said County.

APN: 107-180-052-4

CITY 231/97

IN THE CITY OF CORONA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

SHEET 2 OF 3 SHEETS

PARCEL MAP NO. 36633

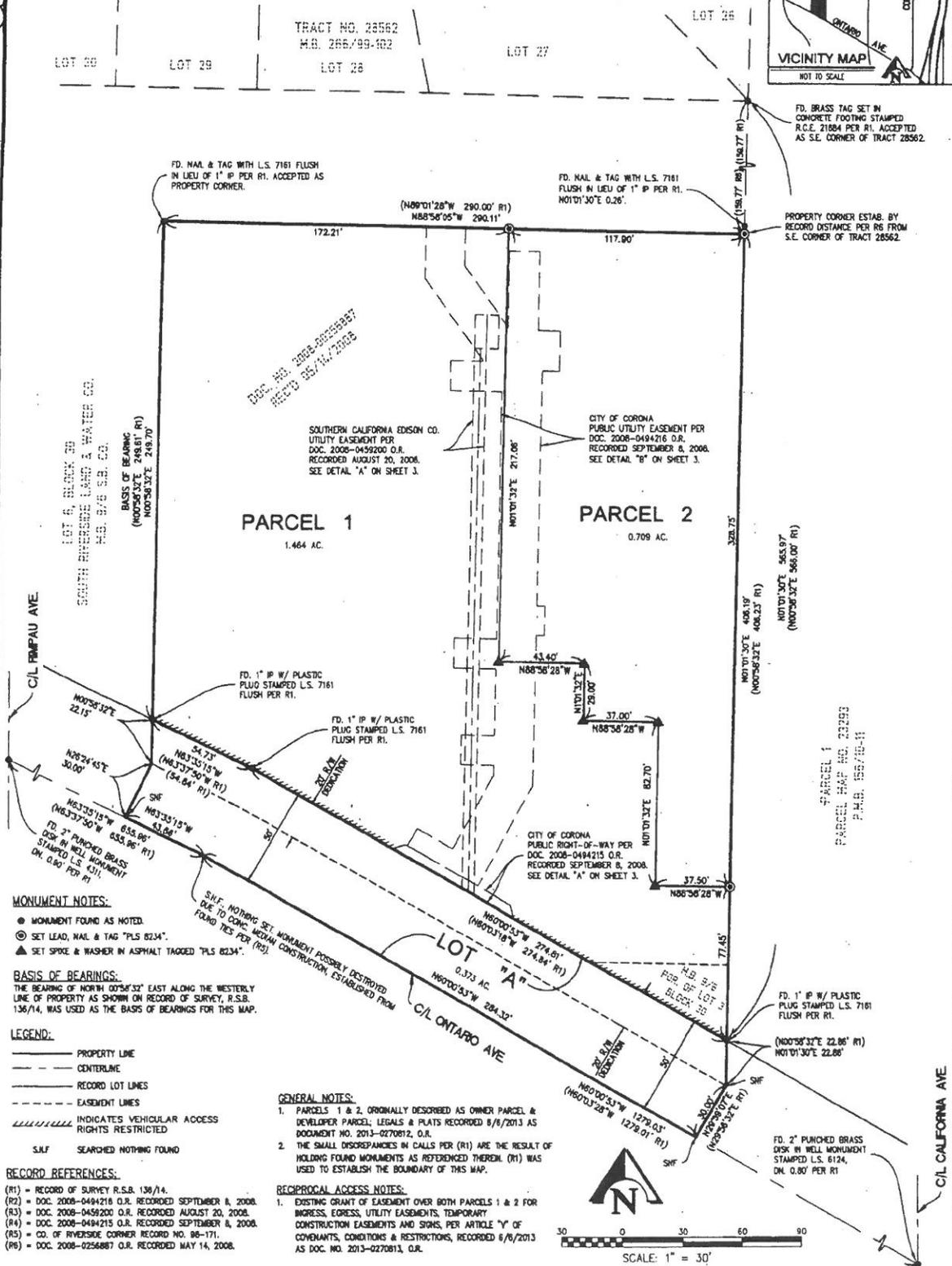
BEING PORTIONS OF LOTS 3 AND 6 IN BLOCK 30 OF LANDS OF SOUTH RIVERSIDE LAND AND WATER COMPANY AS SHOWN BY MAP ON FILE IN BOOK 9, PAGE 6 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, MAY, 2013

SUMMIT WEST CONSULTANTS, INC.



FD. BRASS TAG SET IN CONCRETE FOOTING STAMPED R.C.E. 2184 PER R1. ACCEPTED AS S.E. CORNER OF TRACT 28562.

PROPERTY CORNER ESTAB. BY RECORD DISTANCE PER R6 FROM S.E. CORNER OF TRACT 28562.



MONUMENT NOTES:
 ● MONUMENT FOUND AS NOTED.
 ◎ SET LEAD, NAIL & TAG "PLS 8234".
 ▲ SET SPIKE & WASHER IN ASPHALT TAGGED "PLS 8234".

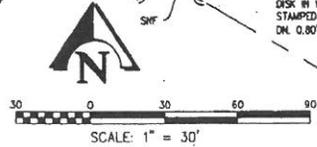
BASIS OF BEARINGS:
 THE BEARING OF NORTH 00°54'32" EAST ALONG THE WESTERLY LINE OF PROPERTY AS SHOWN ON RECORD OF SURVEY, R.S.B. 136/14, WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

LEGEND:
 ——— PROPERTY LINE
 - - - CENTERLINE
 - - - RECORD LOT LINES
 - - - EASEMENT LINES
 // // // INDICATES VEHICULAR ACCESS RIGHTS RESTRICTED
 S.I.F. SEARCHED NOTHING FOUND

RECORD REFERENCES:
 (R1) = RECORD OF SURVEY R.S.B. 136/14.
 (R2) = DOC. 2008-0494216 O.R. RECORDED SEPTEMBER 8, 2008.
 (R3) = DOC. 2008-0459200 O.R. RECORDED AUGUST 20, 2008.
 (R4) = DOC. 2008-0494215 O.R. RECORDED SEPTEMBER 8, 2008.
 (R5) = CO. OF RIVERSIDE CORNER RECORD NO. 86-171.
 (R6) = DOC. 2008-0256887 O.R. RECORDED MAY 14, 2008.

GENERAL NOTES:
 1. PARCELS 1 & 2, ORIGINALLY DESCRIBED AS OWNER PARCEL & DEVELOPER PARCEL, LEGALS & PLATS RECORDED 8/6/2013 AS DOCUMENT NO. 2013-0270812, O.R.
 2. THE SMALL DISCREPANCIES IN CALLS PER (R1) ARE THE RESULT OF HOLDING FOUND MONUMENTS AS REFERENCED THEREIN (R1) WAS USED TO ESTABLISH THE BOUNDARY OF THIS MAP.

RECIPROCAL ACCESS NOTES:
 1. EXISTING GRANT OF EASEMENT OVER BOTH PARCELS 1 & 2 FOR INGRESS, EGRESS, UTILITY EASEMENTS, TEMPORARY CONSTRUCTION EASEMENTS AND SIGNS, PER ARTICLE "Y" OF COVENANTS, CONDITIONS & RESTRICTIONS, RECORDED 6/6/2013 AS DOC. NO. 2013-0270813, O.R.



PARCEL 1
 PARCEL MAP NO. 36633
 P.M.B. 1567/15-11