

EXHIBIT C

FEE SIMPLE TITLE LEGAL DESCRIPTION AND PLAT

FEE AREA

A portion of the Lands of California Vacation Holdings Group, LLC a Florida limited liability company as described in the Grant Deed recorded on September 10, 2007 as Series Number 2007-0029301, the office of the Napa County Recorded, State of California, said portion described as follows:

Beginning at the southeast corner of said Lands of California Vacation Holdings Group, LLC; thence along the south line of said Lands of California Vacation Holdings Group, LLC South 79° 39' 42" West 123.47 feet; thence North 10° 20' 18" West 19.00 feet; thence South 78° 44' 42" West 62.03 feet; thence leaving said south line North 32° 43' 20" East 95.99 feet; thence North 34° 28' 42" East 50.30 feet; thence North 38° 31' 16" East 50.69 feet; thence North 31° 41' 00" East 49.82 feet; thence North 21° 54' 28" East 49.85 feet; thence North 2° 45' 17" East 30.41 feet; thence North 3° 44' 18" West 29.39 feet; thence North 10° 30' 04" West 27.77 feet; thence North 19° 34' 43" West 26.08 feet; thence North 43° 30' 10" West 17.86 feet; thence North 51° 38' 43" West 47.79 feet; thence North 56° 42' 06" West 62.31 feet; thence North 41° 52' 54" West 74.99 feet; thence North 36° 23' 10" West 80.58 feet; thence North 15° 32' 26" West 81.11 feet; thence North 12° 23' 28" West 86.26 feet; thence North 9° 44' 12" West 81.84 feet to the north line of said Lands of California Vacation Holdings Group, LLC; thence along said north line North 88° 48' 07" East 145.16 feet to the east line of said Lands of California Vacation Holdings Group, LLC; thence along said east line South 0° 06' 42" West 96.57 feet; thence South 44° 53' 18" East 370.26 feet; thence South 0° 06' 42" West 239.99 feet; thence South 29° 36' 42" West 220.00 feet to the **Point of Beginning**.

Basis of Bearing being the bearing between Monuments #B-9 and #B-10 on Lincoln Avenue shown on the map Record of Survey Map No. 3052, filed June 26, 1978 in Book 20 of Record of Surveys at Page 64-72, Napa County Records, as North 89° 43' 00" West and measured as North 89° 43' 09" West.

End Description

Area: 142,218 Sq. Ft.
3.26 Acres



NAPA 138 LLC
APN: 044-314-015

CITY OF NAPA
APN: 044-314-008

LEGEND

- PROPERTY LINE
- - - - - EASEMENT LINE
- ADJACENT PROPERTY LINE
- - - - - TOP OF BANK (TOB)

Line Table		
Line #	Length	Direction
L1	95.99'	N32°43'20"E
L2	50.30'	N34°28'42"E
L3	50.69'	N38°31'16"E
L4	49.82'	N31°41'00"E
L5	49.85'	N21°54'28"E
L6	30.41'	N2°45'17"E
L7	29.39'	N3°44'18"W
L8	27.77'	N10°30'04"W
L9	26.08'	N19°34'43"W
L10	17.86'	N43°30'10"W
L11	47.79'	N51°38'43"W
L12	62.31'	N56°42'06"W
L13	74.99'	N41°52'54"W
L14	80.58'	N36°23'10"W
L15	81.11'	N15°32'26"W
L16	86.26'	N12°23'28"W
L17	81.84'	N9°44'12"W



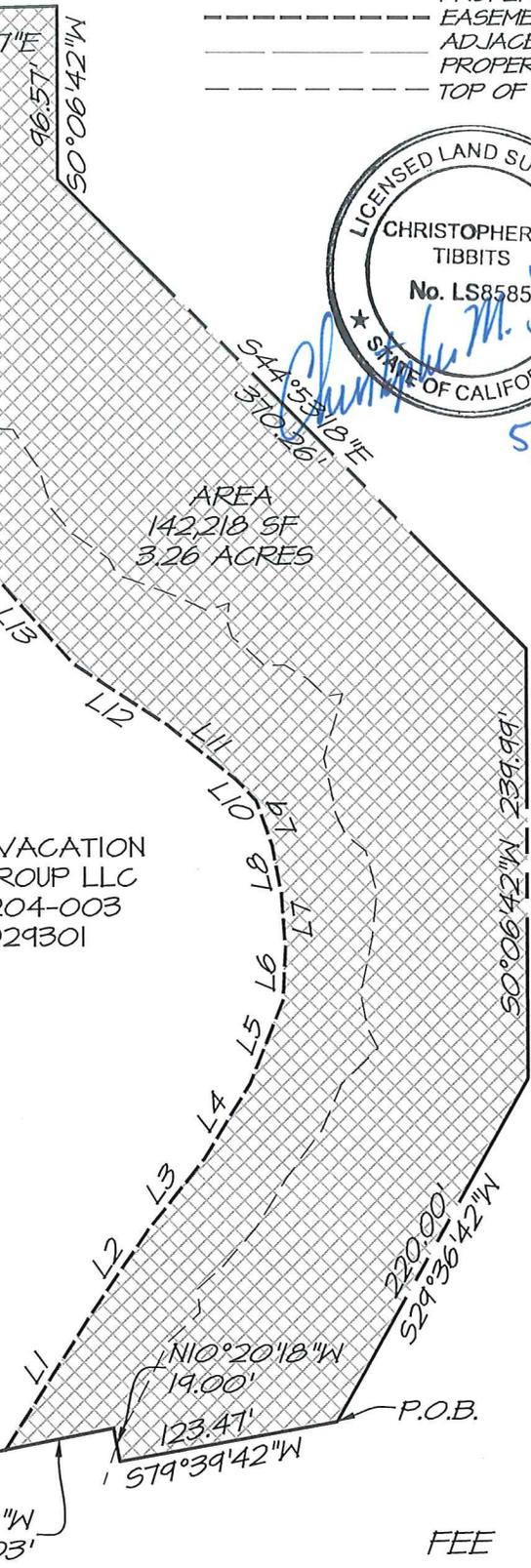
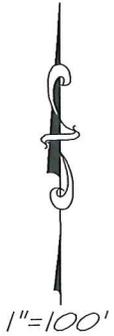
AREA
142,218 SF
3.26 ACRES

CALIFORNIA VACATION
HOLDINGS GROUP LLC
APN: 044-204-003
2007-0029301

FEE AREA	SF	AC
ABOVE TOB	48,478	1.11
BELOW TOB	93,740	2.15
TOTAL AREA	142,218	3.26

ROBERT ONATE
APN: 044-204-004

NAPA RIVER



LINCOLN AVENUE

THIS EXHIBIT IS FOR GRAPHIC PURPOSES ONLY. ANY ERRORS OR OMISSIONS ON THIS EXHIBIT SHALL NOT AFFECT THE DEED DESCRIPTION

BASIS OF BEARING
THE BEARING BETWEEN MONUMENTS #B-9 AND #B-10 ON LINCOLN AVENUE SHOWN ON THE MAP RECORD OF SURVEY MAP NO. 3052, FILED JUNE 26, 1978 IN BOOK 20 OF RECORD OF SURVEYS AT PAGE 64-72, NAPA COUNTY RECORDS, AS NORTH 89° 43' 00" WEST AND MEASURED AS NORTH 89° 43' 09" WEST.

RSA+
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RSA+ | CONSULTING CIVIL ENGINEERS + SURVEYORS + | est. 1980

North: 1874986.1767' East: 6483240.8719'

Segment #1 : Line
Course: N32°43'20"E Length: 95.99'
North: 1875066.9332' East: 6483292.7609'

Segment #2 : Line
Course: N34°28'42"E Length: 50.30'
North: 1875108.3975' East: 6483321.2355'

Segment #3 : Line
Course: N38°31'16"E Length: 50.69'
North: 1875148.0563' East: 6483352.8054'

Segment #4 : Line
Course: N31°41'00"E Length: 49.82'
North: 1875190.4513' East: 6483378.9720'

Segment #5 : Line
Course: N21°54'28"E Length: 49.85'
North: 1875236.7014' East: 6483397.5718'

Segment #6 : Line
Course: N2°45'17"E Length: 30.41'
North: 1875267.0763' East: 6483399.0333'

Segment #7 : Line
Course: N3°44'18"W Length: 29.39'
North: 1875296.4037' East: 6483397.1171'

Segment #8 : Line
Course: N10°30'04"W Length: 27.77'
North: 1875323.7086' East: 6483392.0558'

Segment #9 : Line
Course: N19°34'43"W Length: 26.08'
North: 1875348.2807' East: 6483383.3164'

Segment #10 : Line
Course: N43°30'10"W Length: 17.86'
North: 1875361.2353' East: 6483371.0218'

Segment #11 : Line
Course: N51°38'43"W Length: 47.79'
North: 1875390.8904' East: 6483333.5456'

Segment #12 : Line
Course: N56°42'06"W Length: 62.31'
North: 1875425.0985' East: 6483281.4655'

Segment #13 : Line
Course: N41°52'54"W Length: 74.99'
North: 1875480.9304' East: 6483231.4026'

Segment #14 : Line
Course: N36°23'10"W Length: 80.58'
North: 1875545.8003' East: 6483183.6006'

Segment #15 : Line
Course: N15°32'26"W Length: 81.11'
North: 1875623.9451' East: 6483161.8696'

Segment #16 : Line
Course: N12°23'28"W Length: 86.26'
North: 1875708.1957' East: 6483143.3596'

Segment #17 : Line
Course: N9°44'12"W Length: 81.84'
North: 1875788.8568' East: 6483129.5188'

Segment #18 : Line
Course: N88°48'07"E Length: 145.16'
North: 1875791.8919' East: 6483274.6471'

Segment #19 : Line
Course: S0°06'42"W Length: 96.57'
North: 1875695.3221' East: 6483274.4589'

Segment #20 : Line
Course: S44°53'18"E Length: 370.26'
North: 1875432.9989' East: 6483535.7615'

Segment #21 : Line
Course: S0°06'42"W Length: 239.99'
North: 1875193.0094' East: 6483535.2937'

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Segment #22 : Line
Course: S29°36'42"W Length: 220.00'
North: 1875001.7426' East: 6483426.5876'

Segment #23 : Line
Course: S79°39'42"W Length: 123.47'
North: 1874979.5847' East: 6483305.1221'

Segment #24 : Line
Course: N10°20'18"W Length: 19.00'
North: 1874998.2762' East: 6483301.7123'

Segment #25 : Line
Course: S78°44'42"W Length: 62.03'
North: 1874986.1694' East: 6483240.8753'

Perimeter: 2219.54' Area: 142218.37 Sq. Ft.
Error Closure: 0.0080 Course: S24°47'04"E
Error North: -0.00722 East: 0.00334
Precision 1: 277440.00

