

## **Exhibit A**

### **Legal Descriptions and Maps**

Exhibit A includes the following materials:

Exhibit A-1. Legal Metes and Bound Description of the Territory Proposed for Annexation;

Exhibit A-2. Legal Metes and Bound Description of the Existing City;

Exhibit A-3. Legal Metes and Bound Description of the City Boundaries After the Proposed  
Annexation;

Exhibit A-4. Maps and Plats.

City of Soldotna geographic information system (GIS) data is projected using the North  
American Datum of 1983 (NAD 83).

## Exhibit A-1

### Legal Metes and Bound Description of the Territory Proposed For Annexation

#### LEGAL DESCRIPTION OF AREA 1

This is a metes and bounds legal description for the proposed Area 1 annexation lands into the City of Soldotna, State of Alaska.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the Section Corner common to Section 32 and Section 33, T5N, R10W, Seward Meridian, Alaska, on the township line, that being the True Point of Beginning of this description;

Thence, along the Section Line common to Section 32 and Section 33, T5N, R10W, Seward Meridian, Alaska, N00° 50' 43"E 1320.1 feet, more or less, to the S 1/16 Corner common to Section 32 and Section 33, T5N, R10W, Seward Meridian, Alaska;

Thence, continuing along the Section Line common to Section 32 and Section 33, T5N, R10W, Seward Meridian, Alaska, N00° 50' 43"E 30.0 feet, more or less, to a point along said Section line at the intersection of southern boundary of Tract D2A, Soldotna Airport Property, Plat 2013-23 extended westerly and the Section line;

Thence, departing said Section line and along the extension of and the southern boundary of Tract D2B, Soldotna Airport Property, Plat 2013-23, KR D, S88° 57' 47"E 2298.0 feet, more or less, to the point of curvature of a curve concave to the northwest;

Thence, along said curve concave to the northwest with a radius of 342.9 feet through a central angle of 90° 08' 03" and a length of 539.5 feet to a point on the north-south ¼ Section line of Section 33, T5N, R10W, Seward Meridian, Alaska;

Thence departing said boundary and along said north-south ¼ Section line, Section 33, T5N, R10W, Seward Meridian, Alaska, N00° 52' 34"E 1444.9 feet, more or less, to the intersection of the said ¼ Section line with the centerline of the Kenai River;

Thence along the centerline meander of the Kenai River the following six courses,

N72° 50' 08"W 1134.4 feet, more or less,

N85° 54' 46"W 701.8 feet, more or less,

S85° 33' 35"W 852.2 feet, more or less,

S85° 34' 03"W 633.8 feet, more or less,

S73° 53' 11"W 665.6 feet, more or less,

S49° 57' 32"W 797.5 feet, more or less, to a point on the centerline of the Kenai River;

Thence, departing said centerline, S88° 55' 48"E 250.0 feet, more or less, to the bank of the Kenai river and the most westerly corner of Lot 2A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD;

Thence, along the meanders of left bank of the Kenai River, adjacent to Lot 2A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD, N55° 01' 34"E 43.2 feet, more or less, to the southwest corner of Lot L-1A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD;

Thence, along the meanders of left bank of the Kenai River, adjacent to Lot L-1A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD the following three courses,

N55° 01' 30"E 107.2 feet, more or less,

N54° 56' 47"E 369.5 feet, more or less,

N62° 59' 53"E 38.5 feet, more or less to the northeast corner of L-1A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD;

Thence, departing said meander and along the east boundary and the extension thereof of L-1A, Derkevorkian Subdivision Wackler Addition, Plat 2007-50 KRD, S00° 49' 49"W 323.5 feet, more or less to the east-west ¼ Section line of Section 32, T5N, R10W, Seward Meridian, Alaska;

Thence, departing said property line and along the east-west ¼ Section line of Section 32, T5N, R10W, Seward Meridian, Alaska, N88° 59' 28"W 155.0 feet, more or less, to the centerline of Oehler road and the CE 1/16 corner of Section 32, T5N, R10W, Seward Meridian, Alaska;

Thence, departing said ¼ Section line and along the southeast 1/16 line S00° 50' 42"W 1266.1 feet, more or less, to the intersection of the southeast 1/16 line and the north line of the Funny River Road ROW;

Thence, departing said 1/16 Section line and along the north line of the Funny River Road ROW, N89° 23' 36"W 662.9 feet, more or less;

Thence, continuing on said Funny River Road ROW, along a curve concave to the southeast with a radius of 557.46, through a central angle of 45°08' and a length of 439.1, more or less;

Thence, continuing on said Funny River Road ROW, S48° 19' 42"W 380.3 feet, more or less, to the most southerly corner of Lot 27, Derkevorkian Subdivision No. 2, Plat 77-52 KRD;

Thence, departing said ROW and along the southwesterly boundary of Lot 27, Derkevorkian Subdivision No. 2, Plat 77-52 KRD, and the extension thereof, N43° 54' 49"W 473.4 feet, more or less, to the centerline of the Kenai River;

Thence along the centerline meander of the Kenai River the following ten courses,

S37° 55' 59"W 85.0 feet, more or less,

S46° 00' 41"W 138.2 feet, more or less,

S56° 01' 25"W 138.2 feet, more or less,

S65° 59' 37"W 138.2 feet, more or less,

S75° 58' 37"W 138.2 feet, more or less,

S86° 03' 30"W 138.2 feet, more or less,

N83° 58' 29"W 138.2 feet, more or less,

N74° 02' 27"W 138.2 feet, more or less,

N64° 01' 56"W 138.2 feet, more or less,

N53° 54' 28"W 138.4 feet, more or less, to a point at the intersection of the centerline of the Kenai River and the extension of the east boundary of Lot 3-A Tachick Subdivision Part Three, Plat 86-160 KRD;

Thence, departing said centerline, S00° 58' 42"W 705.1 feet, more or less, along the extension of and the east boundary of Lot 3-A Tachick Subdivision Part Three, Plat 86-160 KRD, to the centerline of Funny River Road as shown on said Tachick Subdivision Plat;

Thence, N79° 04' 09"W 544.6 feet, more or less, along the centerline of Funny River Road to the intersection with the centerline of Ski Hill Road as shown on the Replat of Tracts 10 & 11 Derkevorkian Subdivision, Plat 78-60 KRD;

Thence along the Centerline of Ski Hill Road, S08° 43' 37"E 503.1 feet, more or less, to the south Section line of Section 32, T5N, R10W, Seward Meridian, Alaska;

Thence departing said Ski Hill Road ROW, and along the south line of Section 32, T5N, R10W, Seward Meridian, Alaska, S89° 01' 54"E 4622.7 feet, more or less, to the Section Corner common to Section 32 and Section 33, T5N, R10W, Seward Meridian, Alaska, on the Township line, that being the True Point of Beginning of this description.

The proposed Annexation Area 1 is 305.8 Acres, more or less.

## **LEGAL DESCRIPTION OF AREA 2**

This is a metes and bounds legal description for the proposed Area 2 annexation lands into the City of Soldotna, State of Alaska.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel

North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the N ¼ Corner Section 1, T4N, R11W, Seward Meridian, Alaska, that being the True Point of Beginning of this description;

Thence, along the north-south centerline, Section 1, T4N, R11W, Seward Meridian, Alaska, S00° 57' 35"W 5269.8 feet, more or less, to the ¼ Corner common to Section 1 and Section 12, T4N, R11W, Seward Meridian, Alaska;

Thence, S00° 58' 12"W 3960.5 feet, more or less, along the north-south centerline Section 12, Township 4N, Range 11W, Seward Meridian, Alaska, to the CS 1/16 Corner, Section 12, Township 4N, Range 11W, Seward Meridian, Alaska, on the north ROW of Taryn Court;

Thence, S59° 24' 50"E 176.9 feet, more or less, on the north ROW of Taryn Court to the west ROW of Sterling Highway;

Thence, along said west ROW of the Sterling Highway along a non-tangential curve concave to the southeast with a radius of 5929.3 feet through a central angle of 03° 59' 48" and a length of 413.6 feet, more or less;

Thence, continuing along said ROW, N33° 52' 22"E 192.2 feet, more or less, to a point along the Sterling Highway ROW perpendicular to the western most corner on the Sterling Highway ROW of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD;

Thence, S53° 08' 55"E 200.0 feet, more or less, across the Sterling Highway ROW to the western most corner of Tract 2 along the Sterling Highway ROW, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD;

Thence, S00° 57' 12"W 293.5 feet, more or less, along the western boundary of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD to the southwestern most corner of said tract;

Thence, S89° 02' 37"E 967.6 feet, more or less, along the southern boundary of said Tract 2 and the north boundary of the unsubdivided SW ¼ SE ¼ Section 12, Township 4N, Range 11W, Seward Meridian, Alaska to the southeast corner of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD, on the westerly bank of Arc Lake;

Thence, along the meanders of Arc Lake as show Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD the following four courses,

N23° 23' 10"W 67.8 feet, more or less,

N47° 34' 30"W 90.4 feet, more or less,

N61° 56' 33"W 99.8 feet, more or less,

N68° 20' 10"W 131.6 feet, more or less, to the SE 1/16 Section line Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, N01° 11' 32"E 445.7 feet, more or less, to the C-N-SE 1/64 Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, S89° 06' 51"E 1319.6 feet, more or less, to the N-S 1/64 Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, N00° 57' 12"E 658.1 feet, more or less, to the ¼ corner common to Section 12, Township 4N, Range 11W, and Section 7, Township 4N, Range 10W Seward Meridian, Alaska;

Thence, along the east boundary of Tract 1A Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD, N00° 57' 11"E 1760.2 feet, more or less, to the intersection with the south ROW line of the Sterling Highway and Ski Hill Road;

Thence, crossing the ROW for Ski Hill Road, N14° 56' 48"E 255.0 feet, more or less, to the southeast ROW of the Sterling Highway and the north ROW of Ski Hill Road;

Thence, along the southeast ROW of the Sterling Highway ROW, N21° 17' 28"E 2605.1 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, S68° 52' 34"E 50.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N21° 17' 28"E 1300.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N68° 43' 27"W 82.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N21° 17' 51"E 2375.2 feet, more or less, to the intersection of the southeast boundary of the Sterling Highway ROW with the north boundary of Section 6, Township 4N, Range 10W Seward Meridian, Alaska;

Thence, along the north boundary of Section 6, Township 4N, Range 10W Seward Meridian, Alaska, N89° 00' 08"W 2240.0 feet, more or less, to the section corner common to Section 1, Township 4N, Range 11W, and Section 6, Township 4N, Range 10W Seward Meridian, Alaska;

Thence, along the north boundary of Section 1, Township 4N, Range 11W Seward Meridian, Alaska, N88° 59' 53"W 2614.7 feet, more or less, to the N ¼ Corner Section 1, T4N, R11W, Seward Meridian, Alaska, that being the True Point of Beginning of this description.

The proposed Annexation Area 2 is 694.5 Acres, more or less.

### **LEGAL DESCRIPTION OF AREA 3**

This is a metes and bounds legal description for the proposed Area 3 annexation lands into the City of Soldotna, State of Alaska.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the North  $\frac{1}{4}$  corner of Section 2 Township 4N, Range 11W, Seward Meridian, Alaska,

Thence, S00° 57' 19"W 742.7 feet, more or less, crossing Kalifornsky Beach Road and along the west boundary of Tract A Damon Plaza Subdivision #2 to the northwest ROW of Regents Lane as shown on the Plat of Damon Plaza Subdivision #2, recorded as plat 87-32 in the Kenai Recording District (KRD);

Thence, departing the west boundary of Tract A, N58° 04' 01"E 138.5 feet, more or less, to the southwest corner of Lot 10, Block 1, Damon Plaza Subdivision #2;

Thence, S88° 54' 36"E 1063.4 feet, more or less, along the north ROW of Damon Avenue to the intersection of north ROW of Damon Avenue and west side of a circular tract, Tract B Damon Plaza Subdivision #2;

Thence, along the northerly circular boundary of Tract B Damon Plaza Subdivision #2, on a nontangential curve concave to the south with a radius of 100 feet through a central angle of 145° 24' 15" and an arc length of 253.8 feet, more or less;

Thence, departing Tract B Damon Plaza Subdivision #2, S88° 53' 09"E 1318.7 feet, more or less, along the extension of the north ROW of Damon Avenue to the east ROW line of Skyline Drive;

Thence, S00° 58' 09"W 637.3 feet, more or less, along the east ROW of Skyline Drive to the southeast corner of Lot 1, Block 2, Skyline Business Park Subdivision, recorded as plat 79-18 KRD;

Thence, departing said ROW, S88° 59' 38"E 1269.2 feet, more or less, along the south boundary of Skyline Business Park Subdivision to the southeast corner of Lot 1-C, Block 3, Skyline Business Park Subdivision Part 3, recorded as plat 84-293 KRD;

Thence, departing Skyline subdivision, S89° 02' 36"E 1319.9 feet, more or less, along the south line of the NE  $\frac{1}{4}$  NW $\frac{1}{4}$  to the east ROW boundary of Washington Drive and the Center-North 1/16<sup>th</sup> corner, Section 1, T4N, R11W, Seward Meridian, Alaska;

Thence, along the east boundary of the NE $\frac{1}{4}$  NW $\frac{1}{4}$ , Section 1, T4N, R11W, Seward Meridian, Alaska, N00° 59' 39"E 1310.1 feet, more or less, to the north  $\frac{1}{4}$  corner of Section 1, T4N, R11W, Seward Meridian, Alaska;

Thence, N89° 00' 47"W 2640.0 feet, more or less, along the north boundary of Section 1, T4N, R11W, Seward Meridian, Alaska, to the Section corner common to Section 1 and Section 2, T4N, R11W, Seward Meridian, Alaska;

Thence, N89° 00' 47"W 2640.0 feet, more or less, along the north boundary of Section 2, T4N, R11W, Seward Meridian, Alaska, to the north ¼ corner of Section 2 Township 4N, Range 11W, Seward Meridian, Alaska; and the True Point of Beginning for this description.

The proposed Annexation Area 3 is 119.4 Acres, more or less.

## **LEGAL DESCRIPTION OF AREA 7**

This is a metes and bounds legal description for the proposed Area 7 annexation lands into the City of Soldotna, State of Alaska.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the section corner common to Section 21, 22, 27, 28, T5N, R10W, Seward Meridian, Alaska, that being the True Point of Beginning of this description;

Thence, along the section line common to Section 21 and 28, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 01' 47"W 5280.1 feet, more or less, to the Section Corner common to Section 20, 21, 28, 29, T5N, R10W, Seward Meridian, Alaska;

Thence, along the section line common to Section 20 and 29, Township 5N, Range 10W, Seward Meridian, Alaska, N88° 58' 41"W 1319.9 feet, more or less, to the E 1/16 corner Sections 20 and 29, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the west boundary of the E1/2 SE1/4 Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, N00° 51' 47"E 1315.4 feet, more or less, to the SE 1/16 corner Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the north boundary of the N1/2 SW1/4 SE1/4 Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 05' 09"W 1319.2 feet, more or less, to the Center South 1/16 corner Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the ¼ Section line Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, S00° 54' 53"W 30.0 feet, more or less, to the intersection of the south ROW of Delta Avenue and the ¼ Section line Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern ROW of Delta Avenue, N88° 52' 06"W 1320.2 feet, more or less, to the northwest corner of the deeded parcel recorded as Document 2017-004091-0;



Thence, along the eastern boundary of Lot 1-A, Irons Subdivision Enterprise Addition, Plat 86-42, KRD, N00° 57' 38"E 5.5 feet, more or less, to the northeast corner of said Lot 1-A;

Thence, along the southern ROW of Delta Avenue, N89° 01' 11"W 190.3 feet, more or less, to the point of curvature of a curve on said ROW;

Thence, along the Southern ROW of Delta Avenue, along a curve concave to the south with a radius of 270.0 feet, through a central angle of 03° 21' 46" and an arc length of 15.8 feet, more or less, to the intersection of the extension of the west ROW of Omega Street with south ROW of Delta Avenue, on said curve;

Thence, departing said southern ROW of Delta Avenue, N00° 46' 42"E 282.7 feet, more or less crossing Delta Avenue and along the west ROW of Omega Street to the Point of Curvature on the west boundary of Lot 3A, Block 13, Irons Subdivision, Plat 84-286, KRD;

Thence, continuing along the Southwest ROW of Omega Street, along a curve concave to the southwest with a radius of 200.0 feet, through a central angle of 29° 51' 56" and an arc length of 104.3 feet, more or less, to the end of said curve;

Thence, continuing along the Southwest ROW of Omega Street, N29° 04' 29"W 275.15 feet, more or less, to the southeast corner of Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, continuing along the Southwest ROW of Omega Street, along a curve concave to the northeast with a radius of 50.0 feet, through a central angle of 90° 37' 58" and an arc length of 79.09 feet, more or less, to the most southerly corner of Tract A, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, departing said ROW, N36° 53' 34"W 134.5 feet, more or less, along the east boundary of Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, continuing along Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD, N70° 39' 29"W 189.2 feet, more or less;

Thence, continuing along Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD, S60° 56' 04"W 122.9 feet, more or less, to the northwest corner of said Tract B and the west ROW of the Kenai Spur Highway;

Thence, crossing said ROW, N86° 27' 03"W 143.1 feet, more or less, to a point 51.9 feet, more or less, northerly along the west ROW of the Kenai Spur Highway from the northeast corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, N89° 26' 26"W 128.1 feet, more or less;

Thence, N69° 28' 05"W 58.5 feet, more or less;

Thence, N89° 25' 47"W 176.2 feet, more or less; to a point 65.0 feet north along the easterly ROW of Kobuk Street from the northwest corner of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD;

Thence, along the easterly ROW of Kobuk Street, S00° 33' 06"W 65.0 feet, more or less; to the northwest corner of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD;

Thence, along the northern boundary of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD, S89° 27' 07"E 157.2 feet, more or less; to the northwest corner Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the western boundary of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD, S00° 50' 41"W 150.3 feet, more or less; to the southwest corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the southern boundary of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD, S71° 47' 42"E 157.7 feet, more or less; to the southernmost corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the western boundary of Lot 1-A, Block 8, Irons Subdivision Vest Replat, Plat 2018-76, KRD, and the extension thereof, S30° 08' 03"E 300.8 feet, more or less; to a point on the south ROW of Irons Avenue;

Thence, along the Southern ROW of Irons Avenue, along a nontangential curve concave to the southeast with a radius of 107.44 feet, through a central angle of 44° 47' 47" and an arc length of 84.0 feet, more or less, to the point of tangency on the west boundary of Lot 4A, Block 9, Irons Subdivision Patterson Replat, Plat 2012-64, KRD;

Thence, along the Eastern ROW of Irons Avenue, S06° 11' 49"W 449.1 feet, more or less; to the southwest corner of Lot 8, Block 9, Block 7 and Lot 8 of Block 9 Irons Subdivision, Plat 72-05, KRD;

Thence, along the Eastern ROW of Irons Avenue, S00° 48' 41"W 324.8 feet, more or less; to the northern Point of Curvature on Lot 11, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the ROW of Jowers Drive, along a curve concave to the northeast with a radius of 20.0 feet, through a central angle of 90° 00' 42" and an arc length of 31.4 feet, more or less, to the Point of Tangency on the south boundary of Lot 11, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the northern ROW of Jowers Drive, S89° 13' 19"E 203.1 feet, more or less; to the northern Point of Curvature on Lot 13, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the ROW of Jowers Drive, along a curve concave to the southwest with a radius of 110.0 feet, through a central angle of  $60^{\circ} 11' 15''$  and an arc length of 115.6 feet, more or less, to the southernmost corner of Lot 13, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the Eastern ROW of Jowers Drive,  $S29^{\circ} 06' 42''E$  1967.9 feet, more or less; to a Point of Curvature on Lot 1A, Block 5, Irons Subdivision Block 5 1011 Addition, Plat 2011-82, KRD;

Thence, along the eastern ROW of Jowers Drive, along a curve concave to the southwest with a radius of 330.0 feet, through a central angle of  $29^{\circ} 58' 00''$  and an arc length of 167.1 feet, more or less;

Thence, along the Eastern ROW of Jowers Drive,  $S00^{\circ} 53' 23''W$  118.0 feet, more or less; to the centerline of Knight Drive and the southern boundary of the N1/2 N1/2 Section 29, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern boundary of the N1/2 N1/2 Section 29, Township 5N, Range 10W, Seward Meridian, Alaska,  $S89^{\circ} 00' 40''E$  3528.4 feet, more or less; to the N 1/16 corner common to Sections 28, 29, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern boundary of the N1/2 N1/2 Section 28, Township 5N, Range 10W, Seward Meridian, Alaska,  $S89^{\circ} 01' 37''E$  5280.1 feet, more or less; to the N 1/16 corner common to Sections 27, 28, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the Section line common to Section 27 and Section 28, Township 5N, Range 10W, Seward Meridian, Alaska,  $N00^{\circ} 48' 15''E$  1320.1 feet, more or less; to the Section Corner common to Section 21, 22, 27, 28, T5N, R10W, Seward Meridian, Alaska, and the True Point of Beginning of this description.

The proposed Annexation Area 7 is 385.3 Acres, more or less.

## **LEGAL DESCRIPTION OF AREA 9**

This is a metes and bounds legal description for the proposed Area 9 annexation lands into the City of Soldotna, State of Alaska.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the 1/4 Corner common to Sections 34 and 35, T5N, R10W, Seward Meridian, Alaska, that being the True Point of Beginning of this description;

Thence, along the Section line common to Section 34 and 35, Township 5N, Range 10W, Seward Meridian, Alaska, N00° 52' 12"E 1084.1 feet, more or less, to the intersection with the centerline of the Kenai River;

Thence, along the centerline meander of the Kenai River the following six courses,

N64° 05' 11"W 722.8 feet, more or less,

N68° 45' 04"W 429.8 feet, more or less,

N76° 01' 08"W 307.6 feet, more or less,

N76° 01' 07"W 205.7 feet, more or less,

S67° 14' 10"W 505.2 feet, more or less,

S60° 02' 55"W 720.0 feet, more or less, to the intersection of the north-south center ¼ Section line and the centerline of the Kenai River;

Thence, along the north-south ¼ Section line of 34, Township 5N, Range 10W, Seward Meridian, Alaska, S00° 49' 34"W 2396.2 feet, more or less, to the center south 1/16 corner Section 34, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the north ROW of Kenai River Avenue, S88° 57' 01"E 2637.0 feet, more or less, to the south 1/16 corner common to Section 34 & Section 35, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the Section line common to Section 34 and 35, Township 5N, Range 10W, Seward Meridian, Alaska, N00° 51' 36"E 1319.9 feet, more or less, to ¼ Corner common to Sections 34 and 35, T5N, R10W, Seward Meridian, Alaska, and the True Point of Beginning of this description

The proposed Annexation Area 9 is 164.7 Acres, more or less.

## **Exhibit A-2**

### **Legal Metes and Bound Description of the Existing City**

A copy of the City's official Municipal Certificate and legal metes and bounds description of the existing City is provided on the following pages:

# Alaska Department of Commerce, Community, and Economic Development

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## Certificate of Boundaries of the City of Soldotna

I, Emil Notti, Commissioner of the Alaska Department of Commerce, Community, and Economic Development, hereby certify that the following is a true and accurate description of the corporate boundaries of the City of Soldotna. The boundaries described below include approximately 1.722 acres comprised of 0.127 acres of right-of-way (Oehler Road) and 1.595 acres of uplands (Lot L-1 Oehler Subdivision according to plat filed as KN 90-33), which were annexed to the City of Soldotna on August 22, 2007.<sup>1</sup>

The existing corporate boundaries of the City of Soldotna are described as follows:

Commencing at the Southwest Corner of Section 36, T5N, R11W, Seward Meridian, Alaska, being the Point of Beginning;

thence, East 11,218.5 feet, more or less, along the south township line of T5N, Basis of Bearing for this description according to BLM datum of record to the centerline of the Ski Hill Road (Old Sterling Highway);

thence N 09° 41' W 497.32 feet, more or less, along said centerline to the point of intersection with the centerline of the Funny River Road;

thence S 80° 04' E 555.00 feet, more or less, along the Funny River Road centerline to the point of intersection with the southerly extension of the eastern boundary of Tachick Subdivision Part Three;

thence N 00° 10' 55" W 699.45 feet, more or less, along said eastern boundary extended to the centerline of the Kenai River;

thence upstream along the centerline of the Kenai River as follows: S 75° 01' 22" E 477.37 feet, more or less; thence N 69° 17' 59" E 453.99 feet, more or less; thence N 59° 29' 36" E 299.87 feet, more or less, to the intersection with the extension of southwest boundary of Derkvorkian Subdivision Number Two Amended;

thence S 45° 08' 30" E 492.61 feet, more or less, along said southwest boundary to the northern right-of-way line of the Funny River Road;

thence N 44° 51' 30" E 379.65 feet, more or less, along said RW line to the point of beginning for a tangent curve;

thence northeasterly along a curve whose center bears southeast having a central angle 20° 41' 29", a radius 557.46 feet, and a curve length of 201.32 feet, more or less, to a point of intersection with the South 1/16 line of Section 32, T5N, R10W, Seward Meridian, Alaska;

thence N 89° 59' 30" E 913.31 feet, more or less, along said South 1/16 line to the Southeast 1/16 Corner of Section 32, T5N, R10W, Seward Meridian, Alaska, identical to the centerline intersection of Funny River Road and Oehler Road;

thence N 00° 07' W 1320.02 feet along the centerline of Oehler Road to the Center East 1/16 Corner of Section 32, T5N, R10W, Seward Meridian, Alaska;

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<sup>1</sup> The Local Boundary Commission accepted a petition by the City of Soldotna for annexation of the estimated 1.722 acres on June 28, 2007. On August 22, 2007, the City of Soldotna provided evidence to the Commission that the U.S. Justice Department interposed no objection to the annexation under the terms of the federal Voting Rights Act, 42 U.S.C. 1973(c). See letter of August 16, 2007, from John Tanner, Chief of the Voting Section of the Civil Rights Division of the U.S. Justice Department (Justice Department file: DJ 166-012-3-2007-3523). Pursuant to 3 AAC 110.630, the annexation took effect August 22, 2007.

**Certificate of Boundaries (effective August 22, 2007)**

**City of Soldotna**

**Page 2 of 3**

thence N 89° 59' 30" E 155.03 feet, more or less, along the east-west centerline of said Section 32, identical to the centerline of Oehler Road to the point of intersection with the southerly extension of the common boundary between Lot L-1 and Lot K-1 Oehler Subdivision;

thence N 00° 03' 33" W 293.58 feet, more or less, along the common boundary between Lot L-1 and Lot K-1 Oehler Subdivision to the point of intersection with the ordinary high waterline of the Kenai River;

thence along the southerly bank of the Kenai River following the downstream meanders of the ordinary high waterline as follows: S 62° 00' 27" W 38.47 feet, more or less; S 54° 00' 27" W 477.25 feet, more or less; S 54° 00' 27" W 42.55 feet, more or less, to the point of intersection of said meanders and the east-west centerline of said Section 32;

thence S 89° 59' 30" W 250.00 feet, more or less, across submerged lands to the point of intersection with the centerline of the Kenai River;

thence along said centerline river meanders as follows: N 48° 59' 30" W 800.00 feet, more or less; thence N 73° 52' 47" E 665.61 feet, more or less; thence N 85° 33' 59" E 1485.94 feet, more or less; thence S 85° 55' 22" E 701.78 feet, more or less; thence S 73° 24' 56" E 1136.99 feet, more or less, to the north-south centerline of Section 33, T5N, R10W, Seward Meridian, Alaska;

thence S 00° 02' 13" E 1369.70 feet, more or less, along said centerline to the point of curvature of the western R/W Line of Funny River Road;

thence along a curve to the right having a central angle of 90° 02' 10", a radius of 400.00 feet, a curve length of 565.86 feet, more or less, and having a point of intersection identical to the Center South 1/16 Corner of Section 33, T5N, R10W, Seward Meridian, Alaska to a point of tangency situated along the northern edge of the Funny River Road and identical to the South 1/16 line to the Section 33, T5N, R10W, Seward Meridian, Alaska;

thence S 89° 59' 57" W 2242.53 feet, more or less, along said 1/16 line to the South 1/16 Corner common with Section 33 and Section 32, T5N, R10W, Seward Meridian, Alaska;

thence S 00° 07' E 1319.90 feet, more or less, to the Section Corner common to Section 33 and Section 32 and the township line between T5N and T4N, R10W, Seward Meridian, Alaska;

thence East 10,561.87 feet, more or less, along the south township line of T5N to the Section Corner common to Section 34 and Section 35 of said south township line, R10W, Seward Meridian, Alaska;

thence N 00° 03' 00" W 1320.06 feet, more or less, along the section line common to Section 34 and Section 35 to the South 1/16 Corner common to said sections;

thence N 89° 58' 15" W 2637.90 feet, more or less, along the South 1/16 line of Section 34, T5N, R10W, Seward Meridian, Alaska to the Center South 1/16 position;

thence N 00° 03' 07" W 2409.30 feet, more or less, along the north-south centerline of said Section 34 to the center of the Kenai River;

thence along said river centerline meanders as follows: N 60° 03' 01" E 719.96 feet, more or less; thence N 67° 12' 47" E 505.28 feet, more or less; thence S 76° 00' 59" E 513.27 feet, more or less; thence S 68° 45' 29" E 1122.10 feet, more or less, to a point of intersection of the centerline of said river and the section line common with Section 34 and Section 35, T5N, R10W, Seward Meridian, Alaska;

thence N 00° 03' W 6807.55 feet, more or less, along the section line to the Northeast Corner of Section 27, T5N, R10W, Seward Meridian, Alaska;

thence N 89° 58' W 5280.38 feet, more or less, along the section line common to Section 27 and Section 22 to the Northwest Corner of Section 27, T5N, R10W, Seward Meridian, Alaska;

thence S 00° 05' E 1318.78 feet, more or less, along the section line common to Section 27 and Section 28, T5N, R10W, Seward Meridian, Alaska to the North 1/16 Corner of said sections;

**Certificate of Boundaries (effective August 22, 2007)**  
**City of Soldotna**  
**Page 3 of 3**

thence N 89° 59' 30" W 5280.21 feet, more or less, along the North 1/16 line of Section 28 to the North 1/16 Corner common to Section 28 and Section 29, T5N, R10W, Seward Meridian, Alaska;

thence S 89° 59' 30" W 5281.44 feet, more or less, along the North 1/16 line of Section 29 to the North 1/16 Corner common to Section 29 and Section 30, T5N, R10W, Seward Meridian, Alaska;

thence N 89° 59' 30" W 3400.00 feet, more or less, along the North 1/16 line of Section 30 to the center of the Kenai River;

thence along the centerline of the Kenai River meanders as follows: S 00° 00' 30" W 1300.00 feet, more or less; thence S 26° 54' 32" W 518.61 feet, more or less, thence S 46° 34' 53" W 1000.05 feet, more or less; thence S 57° 11' 14" W 1054.95 feet, more or less; thence S 54° 09' 03" W 1614.32 feet, more or less, to a point on the east-west section line common to Section 25 and Section 36, T5N, R11W, Seward Meridian, Alaska;

thence N 89° 59' W 4000.00 feet, more or less, along said section line to the Northwest Corner of Section 36, T5N, R11W, Seward Meridian, Alaska;

thence S 00° 02' E 5281.35 feet, more or less, along the section line common to Section 35 and Section 36 to the Southwest Corner of Section 36, T5N, R11W, Seward Meridian, Alaska, the Point of Beginning, thus embracing 7.383 square miles, more or less, all in the Kenai Recording District, Third Judicial District, State of Alaska.

Signed this 17<sup>th</sup> day of September, 2007.

Emil Notti  
Emil Notti, Commissioner  
Alaska Department of Commerce, Community, and Economic Development

**ACKNOWLEDGMENT**

STATE OF ALASKA            )  
  ) ss.  
THIRD JUDICIAL DISTRICT    )

This is to certify that on the 17<sup>th</sup> day of September, 2007, before me, the undersigned, a Notary Public, duly commissioned and sworn as such, personally came Emil Notti, to me known to be the Commissioner of the Alaska Department of Commerce, Community, and Economic Development, who signed the foregoing Certificate of Boundaries of the City of Soldotna.

Angelina J. Suracy  
Notary Public for the State of Alaska  
My Commission expires: March 6, 2010

Record in the Kenai Recording District  
Return to:  
Dan Bockhorst  
Local Boundary Commission Staff  
Department of Commerce, Community, and Economic Development  
550 West Seventh Avenue, Suite 1770  
Anchorage, AK 99501-3510



### **Exhibit A-3**

#### **Legal Metes and Bound Description of the City Boundaries**

#### **After the Proposed Annexation**

The boundaries described below include approximately 6389 Acres, comprised of 4720 Acres of existing lands, and 1669 Acres which are proposed annexation lands to the City of Soldotna.

The Basis of Bearings for this description is the South boundary of Section 36, Township 5 North, Range 11 West, Seward Meridian, Alaska; that being along the First Standard Parallel North. The Bearing as listed on the original General Land Office Plat as accepted June 13, 1923 between the southwest corner of Section 36 and the southeast corner of Section 36 being East.

Beginning at the Section corner common to Section 35 and 36, T5N, R11W, Seward Meridian, Alaska, along the Township line, that being the True Point of Beginning of this description;

Thence, S89° 00' 59"E 738.6 feet, more or less, along the South boundary of section 36 T5N, R11W, Seward Meridian, Alaska and the north ROW for Gas Well Road to the North ¼ corner of Section 2 Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, S00° 57' 19"W 742.7 feet, more or less, crossing Kalifornsky Beach Road and along the west boundary of Tract A Damon Plaza Subdivision #2 to the northwest ROW of Regents Lane as shown on the Plat of Damon Plaza Subdivision #2, recorded as plat 87-32 in the Kenai Recording District (KRD);

Thence, departing the west boundary of Tract A, N58° 04' 01"E 138.5 feet, more or less, to the southwest corner of Lot 10, Block 1, Damon Plaza Subdivision #2;

Thence, S88° 54' 36"E 1063.4 feet, more or less, along the north ROW of Damon Avenue to the intersection of north ROW of Damon Avenue and west side of a circular tract, Tract B Damon Plaza Subdivision #2;

Thence, along the northerly circular boundary of Tract B Damon Plaza Subdivision #2, on a nontangential curve concave to the south with a radius of 100 feet through a central angle of 145° 24' 15" and an arc length of 253.8 feet, more or less;

Thence, departing Tract B Damon Plaza Subdivision #2, S88° 53' 09"E 1318.7 feet, more or less, along the extension of the north ROW of Damon Avenue to the east ROW line of Skyline Drive;

Thence, S00° 58' 09"W 637.3 feet, more or less, along the east ROW of Skyline Drive to the southeast corner of Lot 1, Block 2, Skyline Business Park Subdivision, recorded as plat 79-18 KRD;

Thence, departing said ROW, S88° 59' 38"E 1269.2 feet, more or less, along the south boundary of Skyline Business Park Subdivision to the southeast corner of Lot 1-C, Block 3, Skyline Business Park Subdivision Part 3, recorded as plat 84-293 KRD;

Thence, departing Skyline subdivision, S89° 02' 36"E 1319.9 feet, more or less, along the south line of the NE ¼ NW¼ to the east ROW boundary of Washington Drive and the Center-North 1/16<sup>th</sup> corner, Section 1, T4N, R11W, Seward Meridian, Alaska;

Thence, along the north-south centerline, Section 1, T4N, R11W, Seward Meridian, Alaska, S00° 56' 54"W 3959.7 feet, more or less, to the ¼ corner common to Section 1 and Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, S00° 58' 12"W 3960.5 feet, more or less, along the north-south centerline Section 12, Township 4N, Range 11W, Seward Meridian, Alaska, to the CS 1/16 Corner, Section 12, Township 4N, Range 11W, Seward Meridian, Alaska, on the north ROW of Taryn Court;

Thence, S59° 24' 50"E 176.9 feet, more or less, on the north ROW of Taryn Court to the west ROW of Sterling Highway;

Thence, along said west ROW of the Sterling Highway along a non-tangential curve concave to the southeast with a radius of 5929.3 feet through a central angle of 03° 59' 48" and a length of 413.6 feet, more or less;

Thence, continuing along said ROW, N33° 52' 22"E 192.2 feet, more or less, to a point along the Sterling Highway ROW perpendicular to the western most corner on the Sterling Highway ROW of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD;

Thence, S53° 08' 55"E 200.0 feet, more or less, across the Sterling Highway ROW to the western most corner of Tract 2 along the Sterling Highway ROW, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD;

Thence, S00° 57' 12"W 293.5 feet, more or less, along the western boundary of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD to the southwestern most corner of said tract;

Thence, S89° 02' 37"E 967.6 feet, more or less, along the southern boundary of said Tract 2 and the north boundary of the unsubdivided SW ¼ SE ¼ Section 12, Township 4N, Range 11W, Seward Meridian, Alaska to the southeast corner of Tract 2, Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD, on the westerly bank of Arc Lake;

Thence, along the meanders of Arc Lake as show Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD the following four courses,

N23° 23' 10"W 67.8 feet, more or less,

N47° 34' 30"W 90.4 feet, more or less,

N61° 56' 33"W 99.8 feet, more or less,

N68° 20' 10"W 131.6 feet, more or less, to the SE 1/16 Section line Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, N01° 11' 32"E 445.7 feet, more or less, to the C-N-SE 1/64 Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, S89° 06' 51"E 1319.6 feet, more or less, to the N-S 1/64 Section 12, Township 4N, Range 11W, Seward Meridian, Alaska;

Thence, N00° 57' 12"E 658.1 feet, more or less, to the ¼ corner common to Section 12, Township 4N, Range 11W, and Section 7, Township 4N, Range 10W Seward Meridian, Alaska;

Thence, along the east boundary of Tract 1A Sand Hill Subdivision No. Two, recorded as plat 2009-39 KRD, N00° 57' 11"E 1760.2 feet, more or less, to the intersection with the south ROW line of the Sterling Highway and Ski Hill Road;

Thence, crossing the ROW for Ski Hill Road, N14° 56' 48"E 255.0 feet, more or less, to the southeast ROW of the Sterling Highway and the north ROW of Ski Hill Road;

Thence, along the southeast ROW of the Sterling Highway ROW, N21° 17' 28"E 2605.1 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, S68° 52' 34"E 50.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N21° 17' 28"E 1300.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N68° 43' 27"W 82.0 feet, more or less, to an angle point along the Sterling Highway ROW;

Thence, continuing along the southeast ROW of the Sterling Highway ROW, N21° 17' 51"E 2375.2 feet, more or less, to the intersection of the southeast boundary of the Sterling Highway ROW with the north boundary of Section 6, Township 4N, Range 10W Seward Meridian, Alaska;

Thence, along First Standard Parallel and the south boundary of Township 5N Range 10W Seward Meridian, Alaska, S89° 03' 00"E 15,529.3 feet, more or less, to the section corner common to Section 34 and 35, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the boundary between Sections 34 & 35 Township 5N Range 10W Seward Meridian, Alaska, N00° 51' 38"E 5279.5 feet, more or less, to the Section corner common to Section 26, 27, 34 and 35, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the boundary between Sections 26 & 27 Township 5N Range 10W Seward Meridian, Alaska, N00° 48' 04"E 5282.7 feet, more or less, to the Section corner common to Section 22, 23, 26 and 27, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the boundary between Sections 22 and 27, Township 5N Range 10W Seward Meridian, Alaska, N89° 06' 01"E 5279.2 feet, more or less, to the Section corner common to Section 21, 22, 27 and 28, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the Section line common to Section 21 and 28, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 01' 47"W 5280.1 feet, more or less, to the Section Corner common to Section 20, 21, 28, 29, T5N, R10W, Seward Meridian, Alaska;

Thence, along the Section line common to Section 20 and 29, Township 5N, Range 10W, Seward Meridian, Alaska, N88° 58' 41"W 1319.9 feet, more or less, to the E 1/16 corner Sections 20 and 29, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the west boundary of the E1/2 SE1/4 Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, N00° 51' 47"E 1315.4 feet, more or less, to the SE 1/16 corner Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the north boundary of the N1/2 SW1/4 SE1/4 Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 05' 09"W 1319.2 feet, more or less, to the Center South 1/16 corner Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the ¼ Section line Section 20, Township 5N, Range 10W, Seward Meridian, Alaska, S00° 54' 53"W 30.0 feet, more or less, to the intersection of the south ROW of Delta Avenue and the ¼ Section line Section 20, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern ROW of Delta Avenue, N88° 52' 06"W 1320.2 feet, more or less, to the northwest corner of the deeded parcel recorded as Document 2017-004091-0;

Thence, along the eastern boundary of Lot 1-A, Irons Subdivision Enterprise Addition, Plat 86-42, KRD, N00° 57' 38"E 5.5 feet, more or less, to the northeast corner of said Lot 1-A;

Thence, along the southern ROW of Delta Avenue, N89° 01' 11"W 190.3 feet, more or less, to the point of curvature of a curve on said ROW;

Thence, along the Southern ROW of Delta Avenue, along a curve concave to the south with a radius of 270.0 feet, through a central angle of 03° 21' 46" and an arc length of 15.8 feet, more or less, to the intersection of the extension of the west ROW of Omega Street with south ROW of Delta Avenue, on said curve;

Thence, departing said southern ROW of Delta Avenue, N00° 46' 42"E 282.7 feet, more or less crossing Delta Avenue and along the west ROW of Omega Street to the Point of Curvature on the west boundary of Lot 3A, Block 13, Irons Subdivision, Plat 84-286, KRD;

Thence, continuing along the Southwest ROW of Omega Street, along a curve concave to the southwest with a radius of 200.0 feet, through a central angle of 29° 51' 56" and an arc length of 104.3 feet, more or less, to the end of said curve;

Thence, continuing along the Southwest ROW of Omega Street, N29° 04' 29"W 275.15 feet, more or less, to the southeast corner of Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, continuing along the Southwest ROW of Omega Street, along a nontangential curve concave to the northeast with a radius of 50.0 feet, through a central angle of 90° 37' 58" and an

arc length of 79.09 feet, more or less, to the most southerly corner of Tract A, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, departing said ROW, N36° 53' 34"W 134.5 feet, more or less, along the east boundary of Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD;

Thence, continuing along Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD, N70° 39' 29"W 189.2 feet, more or less;

Thence, continuing along Tract B, Irons Subdivision Eddy Hill Addition, Plat 2004-131, KRD, S60° 56' 04"W 122.9 feet, more or less, to the northwest corner of said Tract B and the west ROW of the Kenai Spur Highway;

Thence, crossing said ROW, N86° 27' 03"W 143.1 feet, more or less, to a point 51.9 feet, more or less, northerly along the west ROW of the Kenai Spur Highway from the northeast corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, N89° 26' 26"W 128.1 feet, more or less;

Thence, N69° 28' 05"W 58.5 feet, more or less;

Thence, N89° 25' 47"W 176.2 feet, more or less; to a point 65.0 feet north along the easterly ROW of Kobuk Street from the northwest corner of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD;

Thence, along the easterly ROW of Kobuk Street, S00° 33' 06"W 65.0 feet, more or less; to the northwest corner of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD;

Thence, along the northern boundary of Lot 24B, Block 8, Irons Subdivision Lots 24A & 24B, Block 8, Plat 81-139, KRD, S89° 27' 07"E 157.2 feet, more or less; to the northwest corner Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the western boundary of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD, S00° 50' 41"W 150.3 feet, more or less; to the southwest corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the southern boundary of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD, S71° 47' 42"E 157.7 feet, more or less; to the southernmost corner of Lot 4, Block 8, Block 8 of the Irons Subdivision, Plat K-1536, KRD;

Thence, along the western boundary of Lot 1-A, Block 8, Irons Subdivision Vest Replat, Plat 2018-76, KRD, and the extension thereof, S30° 08' 03"E 300.8 feet, more or less; to a point on the south ROW of Irons Avenue;

Thence, along the Southern ROW of Irons Avenue, along a nontangential curve concave to the southeast with a radius of 107.44 feet, through a central angle of 44° 47' 47" and an arc length of

84.0 feet, more or less, to the point of tangency on the west boundary of Lot 4A, Block 9, Irons Subdivision Patterson Replat, Plat 2012-64, KRD;

Thence, along the Eastern ROW of Irons Avenue, S06° 11' 49"W 449.1 feet, more or less; to the southwest corner of Lot 8, Block 9, Block 7 and Lot 8 of Block 9 Irons Subdivision, Plat 72-05, KRD;

Thence, along the Eastern ROW of Irons Avenue, S00° 48' 41"W 324.8 feet, more or less; to the northern Point of Curvature on Lot 11, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the ROW of Jowers Drive, along a curve concave to the northeast with a radius of 20.0 feet, through a central angle of 90° 00' 42" and an arc length of 31.4 feet, more or less, to the Point of Tangency on the south boundary of Lot 11, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the Northern ROW of Jowers Drive, S89° 13' 19"E 203.1 feet, more or less; to the northern Point of Curvature on Lot 13, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the ROW of Jowers Drive, along a curve concave to the southwest with a radius of 110.0 feet, through a central angle of 60° 11' 15" and an arc length of 115.6 feet, more or less, to the southernmost corner of Lot 13, Block 9, Portions of Block 3A, 9, and 10 of the Irons Subdivision, Plat 74-111, KRD;

Thence, along the Eastern ROW of Jowers Drive, S29° 06' 42"E 1967.9 feet, more or less; to a Point of Curvature on Lot 1A, Block 5, Irons Subdivision Block 5 1011 Addition, Plat 2011-82, KRD;

Thence, along the eastern ROW of Jowers Drive, along a curve concave to the southwest with a radius of 330.0 feet, through a central angle of 29° 58' 00" and an arc length of 167.1 feet, more or less;

Thence, along the Eastern ROW of Jowers Drive, S00° 53' 23"W 118.0 feet, more or less; to the centerline of Knight Drive and the southern boundary of the N1/2 N1/2 Section 29, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern boundary of the N1/2 N1/2 Section 29, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 03' 05"W 1752.2 feet, more or less; to the N 1/16 corner common to Section 29 and 30, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the southern boundary of the N1/2 N1/2 Section 30, Township 5N, Range 10W, Seward Meridian, Alaska, N89° 03' 59"W 3443.0 feet, more or less; to the centerline of the Kenai River;

Thence along the following five courses of the centerline meanders of the Kenai River,

S00° 03' 09"E 1306.2 feet, more or less;

S26° 54' 20"W 518.6 feet, more or less;

S46° 35' 20"W 1000.0 feet, more or less;

S57° 11' 07"W 1055.0 feet, more or less;

S54° 08' 51"W 1502.4 feet, more or less; to the intersection of the centerline meanders of the Kenai River with the section line common to Section 25 and 36, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, along the section line common to Section 25 and 36, Township 5N, Range 10W, Seward Meridian, Alaska, N88° 58' 20"W 4097.5 feet, more or less; to the Section Corner common to Section 25, 26, 35 and 36, Township 5N, Range 10W, Seward Meridian, Alaska;

Thence, S00° 59' 50"W 5279.3 feet, more or less, along boundary between Section 35 and 36 T5N, R11W, Seward Meridian, Alaska to the Section Corner common to Section 35 and 36, T5N, R11W, Seward Meridian, Alaska, on the Township line and the True Point of Beginning of this description.

This legal description is based on proposed annexation linework provided by the City of Soldotna and the City of Soldotna Geographic Information System (GIS) database. The GIS database information was queried in November and December 2018. No additional research title, boundary, or record information was performed for this description.