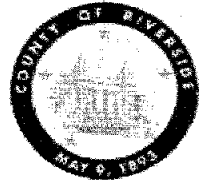


**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

138A



FROM: Economic Development Agency and Transportation Department

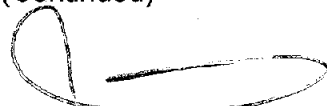
SUBMITTAL DATE:
July 29, 2010

SUBJECT: Resolution No. 2010-120, Authorization to Convey Fee Simple and Permanent Easement Interests in Real Property to the City of Murrieta


RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve Resolution No. 2010-120, Authorization to Convey Fee Simple and Permanent Easement Interests in Real Property located in the City of Murrieta, County of Riverside, on a portion of Assessor's Parcel Number 392-330-020 (formerly known as Assessor's Parcel Number 392-330-004) by Quitclaim Deeds to the City of Murrieta;
2. Authorize the Chairman of the Board of Supervisors to execute the Quitclaim Deeds to complete the conveyance of the easement interest in real property and this transaction; and

(Continued)

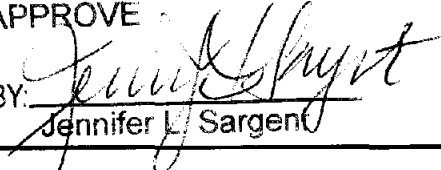


Juan C. Perez, Director
Transportation Department



Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ 0	For Fiscal Year:	N/A
SOURCE OF FUNDS: N/A			Positions To Be Deleted Per A-30	<input type="checkbox"/>
			Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE
BY: 

County Executive Office Signature

FORM APPROVED COUNTY COUNSEL
BY: Synthia M. Gunzel DATE: 6-14-10
SYNTHIA M. GUNZEL Departmental Concurrence

Consent Policy
 Policy
 Consent Policy
 Policy

Dept Recomm.:
Per Exec. Ofc.:

RECOMMENDED MOTION: (Continued)

3. Authorize the Assistant County Executive Officer/EDA, or his designee, to execute any other documents and administer all actions to complete this transaction.

BACKGROUND:

Clinton Keith Road is proposed to be constructed as a six-lane urban arterial between Antelope Road and State Route 79 in western Riverside County, in accordance with County General Plan Amendment (CGPA) 409, adopted December 19, 2000 (Project). The length of the proposed project, including the existing alignment and the extension of the alignment, is approximately 3.4 miles (5.5 kilometers). The County of Riverside is acting as the lead agency to design and construct the Project. Portions of the Project are located within the County and portions are located within the City of Murrieta. Therefore, the County of Riverside, as the lead agency for this project is responsible for the completion of this Project as well as acquiring portions of properties necessary for the Project.

On March 13, 2007, the Board of Supervisors approved Item 3.22 approving the acquisition of the fee simple interest, permanent slope easement and temporary construction easement. On January 15, 2008, the Board of Supervisors approved Item 3.24 approving the acquisition of the additional drainage easement and temporary construction easement. All of the property interests are located within a portion of Assessor's Parcel Number 392-330-020 (formerly known as Assessor's Parcel Number 392-330-004), for the purpose of constructing the Clinton Keith Road Widening Project.

The County has completed the acquisitions needed from the portion of Assessor's Parcel Number 392-330-020 for the Project. Since Assessor's Parcel Number 392-330-020 is located in the City of Murrieta, the property interests acquired (except the Temporary Construction Easement) by the County can be transferred to the City of Murrieta by Quitclaim Deeds in order for the City to construct the traffic signal improvement at the intersection of Clinton Keith Road and Meadowlark Lane. The County will construct the road improvements along Clinton Keith Road frontage at a later date.

On July 27, 2010, the Board adopted Resolution No. 2010-121, approving their notice of intent to convey the County's fee simple and easement interests to the City of Murrieta and notice was also published by the Clerk of the Board as provided in Section 6061 of the Government Code.

The resolution has been reviewed and approved by County Counsel as to legal form.

FINANCIAL DATA:

There are no costs associated with this transaction.

2
3 RESOLUTION NO. 2010-120
4 AUTHORIZATION TO CONVEY FEE AND PERMANENT EASEMENT
5 INTERESTS IN REAL PROPERTY TO THE CITY OF MURRIETA,
6 COUNTY OF RIVERSIDE, CALIFORNIA
7 PORTIONS OF ASSESSOR'S PARCEL NUMBER 392-330-020
8 BY QUITCLAIM DEEDS

9 WHEREAS, the County of Riverside (County) is acting as the lead agency to design,
10 construct and acquire land on behalf of the City of Murrieta for the Clinton Keith Road
11 Widening Project (Project);

12 WHEREAS, portions of the Project are located within the County and portions are
13 located within the City of Murrieta;

14 WHEREAS, the County acquired the following property interests: (1) Fee Simple
15 containing 17,925 square feet; (2) Slope Easement containing 28,493 square feet; and (3) a
16 Drainage Easement containing 991 square feet, all within a portion of Assessor's Parcel
17 Number 392-330-020 (formerly known as Assessor's Parcel Number 392-330-004) for the
18 Project; and

19 WHEREAS, the County has completed the acquisition needed for the portion of
20 Assessor's Parcel Number 392-330-020 for the Project and the permanent property rights are
21 no longer required for the County's use; the County intends to convey its permanent interests
22 to the City of Murrieta to allow for construction of intersection improvements;

23 WHEREAS, on July 27, 2010 the Board of Supervisors of the County of Riverside
24 adopted Resolution No. 2010-121, approving their notice of intent to convey the County's
25 easement interest to the City of Murrieta;

AND NOW, THEREFORE, the Board of Supervisors hereby resolves as follows:

1. The Board authorizes the conveyance to convey the following property interests to the City of Murrieta by Quitclaim Deeds:

FORM APPROVED COUNTY COUNSEL
BY: *Synthia M. Gunzel* 6-14-10
DATE
SYNTHIA M. GUNZEL

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TABLE ONE		
Parcel	Description of Property Rights	Square Feet
0472-002A	Fee Simple	17,925
0472-002B	Slope Easement	28,493
0472-002C	Drainage Easement	991

The Property rights are legally described and particularly depicted on the documents attached hereto as Exhibits "A" and Exhibits "B" as Parcels 0472-002A, 0472-002B and 0472-002C, all within portions of Assessor's Parcel Number 392-330-020.

2. The Chairman of the Board of Supervisors of the County of Riverside is authorized to execute the documents to complete the conveyance of the easement interest and this transaction.

3. The Assistant County Executive Officer/EDA or his designee, is authorized to execute any other documents to complete this transaction.

4. The Clerk of the Board of Supervisors has given notice hereof as provided in Section 6061 of the Government Code.

CO:jw
03/31/10
220TR
13.265

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002A

BEING A PORTION OF PARCEL 1 OF PARCEL MAP NUMBER 15 203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID PARCEL 1, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 89°42'13"W, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, A DISTANCE OF 606.46 FEET TO THE SOUTHEAST CORNER OF LOT "B" OF SAID PARCEL MAP;

THENCE N 47°12'41"W, ALONG THE EASTERLY LINE OF SAID LOT "B", ALSO BEING THE EASTERLY RIGHT-OF-WAY LINE OF MEADOWLARK LANE AS SHOWN ON SAID PARCEL MAP, A DISTANCE OF 33.90 FEET TO AN ANGLE POINT THEREIN;

THENCE N 00°05'20"E, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 81.82 FEET;

THENCE S 89°54'40"E, A DISTANCE OF 35.00 FEET TO A POINT 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO SAID EASTERLY RIGHT-OF-WAY LINE;

THENCE S 00°05'20"W, A DISTANCE OF 48.84 FEET;

THENCE S 42°51'10"E, A DISTANCE OF 35.01 FEET;

THENCE S 89°21'24"E, A DISTANCE OF 333.83 FEET;

THENCE S 80°18'34"E, A DISTANCE OF 100.72 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF SAID CLINTON KEITH ROAD;

THENCE S 89°42'13"E, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1;

THENCE S 00°09'59"W ALONG SAID EASTERLY LINE, A DISTANCE OF 12.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING: 17,925 SQUARE FEET, OR 0.412 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: Edward D. Hunt

DATE: 11-29-2005



EXHIBIT "B"

P.O.B. (SE COR PCL 1)

- ① N 47-12-41 W - 33.90'
- ② N 00-05-20 E - 81.82'
- ③ S 00-09-59 W - 12.00'
- ④ N 00-05-20 E - 77.79'
- ⑤ S 89-54-40 E - 30.00'

CITY OF MURRIETA

SECTION 35
T.6S., R.3W., S.B.M.

INST. NO. 616822,
REC. 10-30-2002

PM 80/99-100
PCL 1

**PARCEL
0472-002A**

17,925 SQ.FT.
0.412 AC.

APN 392-330-004

S 80-18-34 E - 100.72'

S 89-42-13 E
139.42'

606.46'

333.83'

S 89-21-24 E

N 89-42-13 W

LOT "A" PER PM 80/99-100

CLINTON KEITH ROAD

SECTION LINE

CITY OF MURRIETA

SECTION 2

T.7S., R.3W., S.B.M.

S 42-51-10 E - 35.01'

S 00-05-20 W - 48.84'

S 89-54-40 E - 35.00'

LOT "B" PER PM 80/99-100

N 00-05-20 E

MEADOWLARK

LANE

CALLE PAVON

NOTE:
ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES
MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION
FACTOR OF 1.000099080.



COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO.:	0472-002A
PROJECT:	PREPARED BY:	DDD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE:	N.T.S.
APPROVED BY: <i>Edward D. Hunt</i> DATE: 11-29-2005	DATE:	MAY, 2005
	W.O. NO.:	B2-0472
	SHEET	1 OF 1 SHEET

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002B

AN EASEMENT FOR SLOPE PURPOSES LYING WITHIN PARCEL 1 OF PARCEL MAP NUMBER 15,203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, ALSO LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 1, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 00°09'59"E ALONG THE EASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 12.00 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID CLINTON KEITH ROAD AND THE **TRUE POINT OF BEGINNING**;

THENCE N 89°42'13"W, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET;

THENCE N 80°18'34"W, A DISTANCE OF 100.72 FEET;

THENCE N 89°21'24"W, A DISTANCE OF 333.83 FEET;

THENCE N 42°51'10"W, A DISTANCE OF 2.34 FEET;

THENCE N 13°19'49"E, A DISTANCE OF 19.44 FEET;

THENCE S 87°46'37"E, A DISTANCE OF 85.96 FEET;

THENCE N 80°15'05"E, A DISTANCE OF 106.99 FEET;

THENCE N 86°11'21"E, A DISTANCE OF 218.00 FEET;

THENCE N 81°21'50"E, A DISTANCE OF 151.35 FEET;

THENCE S 80°59'48"E, A DISTANCE OF 11.54 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1;

THENCE S 00°09'59"W ALONG SAID EASTERLY LINE, A DISTANCE OF 92.25 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING: 28,493 SQUARE FEET, OR 0.654 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: _____

DATE: _____

Ketch

10-12-07

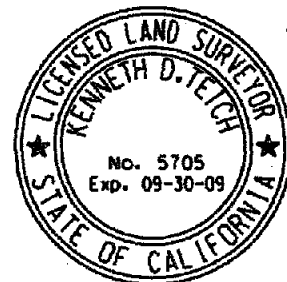
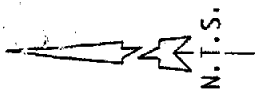


EXHIBIT "B"



T.P.O.B. — (1)

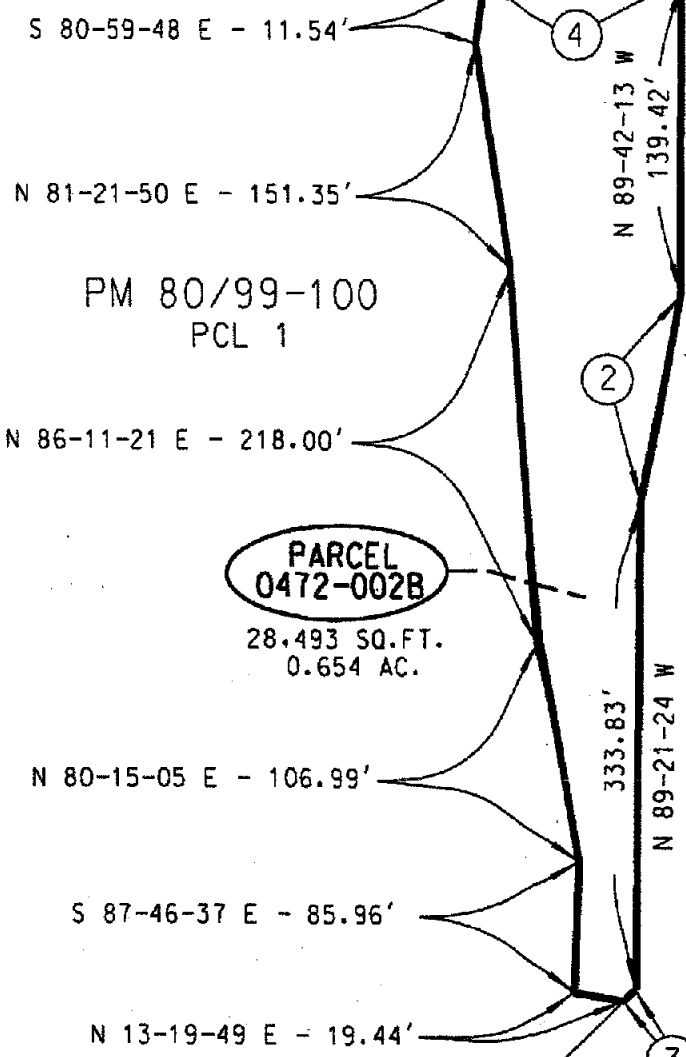
P.O.C. (SE COR PCL 1)

APN 392-330-004

INST. NO. 616822,
REC. 10-30-2002

CITY OF MURRIETA

SECTION 35
T.6S., R.3W., S.B.M.



PM 80/99-100
PCL 1

PARCEL 0472-002B
28,493 SQ.FT.
0.654 AC.

- ① N 00-09-59 E - 12.00'
- ② N 80-18-34 W - 100.72'
- ③ N 42-51-10 W - 2.34'
- ④ S 00-09-59 W - 92.25'

CLINTON KEITH ROAD

CITY OF MURRIETA

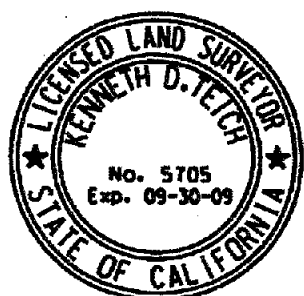
SECTION 2

T.7S., R.3W., S.B.M.

LOT "B" PER PM 80/99-100 — 30' — C/L — MEADOWLARK LANE
 55' — C/L — CALLE PAVON

NOTE:

ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION FACTOR OF 1.000099080.



COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO.: 0472-002B
PROJECT: CLINTON KEITH ROAD	PREPARED BY: DDD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE: N.T.S.
APPROVED BY: <i>[Signature]</i> DATE: 10-20-07	DATE: OCTOBER, 2007
	W.O. NO.: B2-0472
	SHEET 1 OF 1 SHEET

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002C

AN EASEMENT FOR DRAINAGE PURPOSES LYING WITHIN PARCEL 1 OF PARCEL MAP NUMBER 15,203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, ALSO LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 1, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 00°09'59"E ALONG THE EASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 12.00 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID CLINTON KEITH ROAD;

THENCE N 89°42'13"W, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET;

THENCE N 80°18'34"W, A DISTANCE OF 100.72 FEET;

THENCE N 89°21'24"W, A DISTANCE OF 333.83 FEET;

THENCE N 42°51'10"W, A DISTANCE OF 2.34 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING N 42°51'10"W, A DISTANCE OF 32.67 FEET TO A POINT 65.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF MEADOWLARK LANE (HAVING AN EASTERLY HALF-WIDTH OF 30.00 FEET) AS SHOWN ON SAID PARCEL MAP;

THENCE N 00°05'20"E, PARALLEL WITH SAID CENTERLINE OF MEADOWLARK LANE, A DISTANCE OF 24.39 FEET;

THENCE S 80°14'39"E, A DISTANCE OF 32.79 FEET;

THENCE S 13°19'49"W, A DISTANCE OF 43.97 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING: 991 SQUARE FEET, OR 0.023 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: _____

DATE: _____

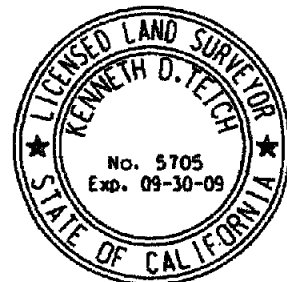
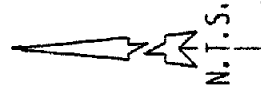


EXHIBIT "B"

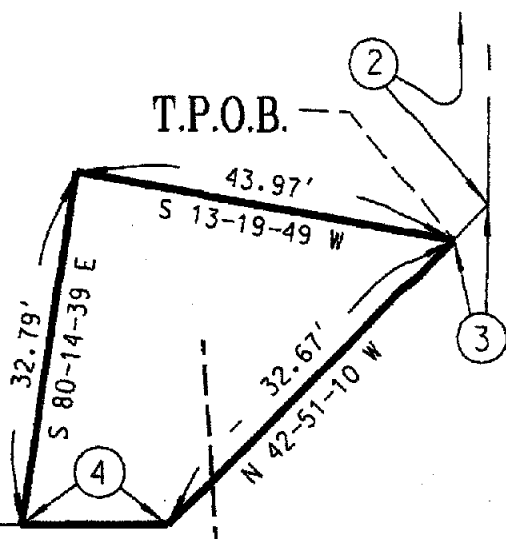
- ① N 00-09-59 E - 12.00'
- ② N 89-21-24 W - 333.83'
- ③ N 42-51-10 W - 2.34'
- ④ N 00-05-20 E - 24.39'



P.O.C. (SE COR PCL 1)

CITY OF MURRIETA
PM 80/99-100
PCL 1

APN 392-330-004



PARCEL
0472-002C

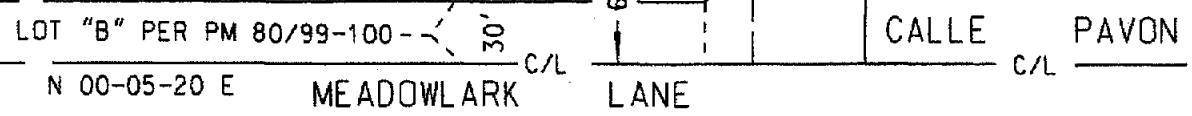
991 SQ. FT.
0.023 AC.

DETAIL
(N.T.S.)

INST. NO. 616822
REC. 10-30-2002

SECTION 35
T.6S., R.3W., S.B.M.

CITY OF MURRIETA
SECTION 2
T.7S., R.3W., S.B.M.



NOTE:

ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION FACTOR OF 1.000099080.



COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO.: 0472-002C
PROJECT: CLINTON KEITH ROAD	PREPARED BY: ODD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE: N.T.S.
APPROVED BY: <i>Teich</i>	DATE: OCTOBER, 2007
DATE: 10-12-07	W.O. NO.: B2-0472
	SHEET 1 OF 1 SHEET

Recorded at request of and return to:
Economic Development Agency
Real Estate Division
On behalf of the Transportation Department
3403 10th Street, Suite 500
Riverside, California 92501

FREE RECORDING
This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

13.270\033110\220TR\COjw

(Space above this line reserved for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002A

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, COUNTY OF RIVERSIDE, a political subdivision, does hereby remise, release and forever quitclaim to THE CITY OF MURRIETA, all right, title and interest in and to the real property in the County of Riverside, State of California, as conveyed in the Grant Deed document recorded on August 28, 2007, as Document No. 2007-0550838, records of said County, attached hereto and made a part hereof.

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002A

Dated: _____

COUNTY OF RIVERSIDE

By: _____
Marion Ashley, Chairman
Board of Supervisors

ATTEST:
Kecia Harper-Ihem
Clerk to the Board

By: _____
Deputy

State of California)
) ss
County of)

On _____, before me, _____ a Notary Public in and for said County and State, personally appeared _____ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

[SEAL]

DOC # 2007-0550838

08/28/2007 08:00A Fee:NC

Page 1 of 6

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

Recording requested by:
Stewart Title of California
When recorded, mail to:

County of Riverside
Department of Facilities Management
Real Estate Division
3133 Mission Inn Avenue
Riverside, CA 92507-4199



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			6						
M	A	L	465	426	PCOR	NCOR	SMF	MCHG	EXAM
						T:	CTY	UNI	033

APN: 392-330-004 (ptn)

TRA: 024-002

This conveyance is for the benefit of the County of Riverside and, as such is entitled to a free recording in accordance with Government Code 6103 and is exempt from payment of Documentary Transfer Tax in accordance with Revenue and Taxation Code 11922.

D.T.T. Q

GRANT DEED
(Title of Document)



Order No. 86415416
Escrow No. 53439-CM

ORIGINAL

Recorded at request of and return to:
Department of Facilities Management
Real Estate Division
On behalf of Transportation Department
3133 Mission Inn Avenue
Riverside, California 92507-4199

FREE RECORDING

This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

(Space above this line reserved for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002A
APN: 392-330-004 (portion)

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANT

GRANT(S) to the COUNTY OF RIVERSIDE, a political subdivision, the real property in the County
of Riverside, State of California, described as:

See Exhibit "A" attached hereto
and made a part hereof

PROJECT: CLINTON KEITH ROAD WIDENING PROJECT
PARCEL: 0472-002A
APN: 392-330-004 (portion)

Dated: 12-15-06

GRANTOR:

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANTS

By: [Signature]
SAM M. DARYANI

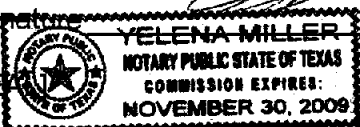
By: [Signature]
LILA T. DARYANI

Texas
STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)ss

On December 15th, 2006, before me, [Signature]
a Notary Public in and for said County and State, personally
appeared [Signatures]

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature [Signature]
[SEAL] 

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed to the COUNTY OF RIVERSIDE, a political subdivision, is hereby accepted by order of the Board of Supervisors on the date below and the grantee consents to the recordation thereof by its duly authorized officer.

Date 3-20-07

By: [Signature]
Robert Field, Director
Department of Facilities Management

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002A

BEING A PORTION OF PARCEL 1 OF PARCEL MAP NUMBER 15 203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID PARCEL 1 , SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 89°42'13"W, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, A DISTANCE OF 606.46 FEET TO THE SOUTHEAST CORNER OF LOT "B" OF SAID PARCEL MAP;

THENCE N 47°12'41"W, ALONG THE EASTERLY LINE OF SAID LOT "B", ALSO BEING THE EASTERLY RIGHT-OF-WAY LINE OF MEADOWLARK LANE AS SHOWN ON SAID PARCEL MAP, A DISTANCE OF 33.90 FEET TO AN ANGLE POINT THEREIN;

THENCE N 00°05'20"E, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 81.82 FEET;

THENCE S 89°54'40"E, A DISTANCE OF 35.00 FEET TO A POINT 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO SAID EASTERLY RIGHT-OF-WAY LINE;

THENCE S 00°05'20"W, A DISTANCE OF 48.84 FEET;

THENCE S 42°51'10"E, A DISTANCE OF 35.01 FEET;

THENCE S 89°21'24"E, A DISTANCE OF 333.83 FEET;

THENCE S 80°18'34"E, A DISTANCE OF 100.72 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF SAID CLINTON KEITH ROAD;

THENCE S 89°42'13"E, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1;

THENCE S 00°09'59"W ALONG SAID EASTERLY LINE, A DISTANCE OF 12.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING: 17,925 SQUARE FEET, OR 0.412 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: Edward O. Hunt

DATE: 11.29.2005

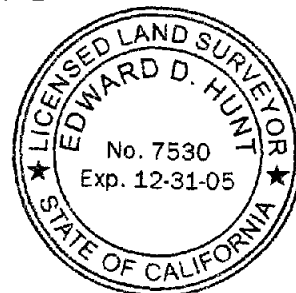


EXHIBIT "B"

P.O.B. (SE COR PCL 1)

N.T.S.

SECTION 35
T.6S., R.3W., S.B.M.
CITY OF MURRIETA

- ① N 47-12-41 W - 33.90'
- ② N 00-05-20 E - 81.82'
- ③ S 00-09-59 W - 12.00'
- ④ N 00-05-20 E - 77.79'
- ⑤ S 89-54-40 E - 30.00'

INST. NO. 616822
REC. 10-30-2002
PM 80/99-100
PCL 1

**PARCEL
0472-002A**

17,925 SQ.FT.
0.412 AC.

APN 392-330-004

S 80-18-34 E - 100.72'
S 42-51-10 E - 35.01'
S 00-05-20 W - 48.84'
S 89-54-40 E - 35.00'

S 89-42-13 E 139.42'
N 89-42-13 W 606.46'
S 89-21-24 E 333.83'LOT "A" PER PM 80/99-100

C/L
CLINTON KEITH ROAD
SECTION LINE

CITY OF MURRIETA

SECTION 2
T.7S., R.3W., S.B.M.

LOT "B" PER PM 80/99-100 - 30'
N 00-05-20 E
MEADOWLARK LANE
C/L

CALLE PAVON
C/L

NOTE:

ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION FACTOR OF 1.000099080.



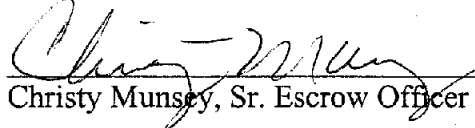
COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO.: 0472-002A
PROJECT: CLINTON KEITH ROAD	PREPARED BY: DDD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE: N.T.S.
	DATE: MAY, 2005
APPROVED BY: <i>Edward D. Hunt</i> DATE: 11-29-2005	W.D. NO.: B2-0472
	SHEET 1 OF 1 SHEET

NOTARY CLARITY AFFIDAVIT

In accordance with Government Code Section 27361.7, I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary:	Yelena Miller
State:	Texas
Commission Number:	none shown
Manufacturer/Vendor Number:	N/A
Expiration Date:	November 30, 2009
Place of Execution:	Collin County, Texas
Date of Execution:	December 15, 2006

ORANGE COAST TITLE COMPANY

By: 
Christy Munsey, Sr. Escrow Officer

Recorded at request of and return to:
Economic Development Agency
Real Estate Division
On behalf of the Transportation Department
3403 10th Street, Suite 500
Riverside, California 92501

FREE RECORDING
This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

13.268\033110\220TR\COjw

(Space above this line reserved for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002B
APN: 392-330-020 (PORTION)
(formerly 392-330-004)

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, COUNTY OF RIVERSIDE, a political subdivision, does hereby remise, release and forever quitclaim to THE CITY OF MURRIETA, all right, title and interest in and to the real property in the County of Riverside, State of California, as conveyed in the Slope Easement Deed document recorded on May 8, 2008, as Document No. 2008-0243354, records of said County, attached hereto and made a part hereof.

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002B
APN: 392-330-020 (PORTION)
(formerly 392-330-004)

Dated: _____

COUNTY OF RIVERSIDE

By: _____
Marion Ashley, Chairman
Board of Supervisors

ATTEST:
Kecia Harper-Ihem
Clerk to the Board

By: _____
Deputy

State of California)
) ss
County of)

On _____, before me, _____ a Notary Public
in and for said County and State, personally appeared _____ who
proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the
same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the
instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the
instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

[SEAL]

DOC # 2008-0243354

05/08/2008 08:00A Fee:NC

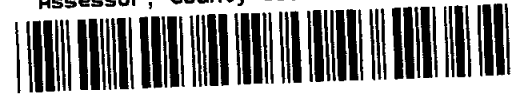
Page 1 of 6

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



Recording requested by:
Stewart Title of California
When recorded, mail to:

County of Riverside
Department of Facilities Management
Real Estate Division
3133 Mission Inn Avenue
Riverside, CA 92507-4199

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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NCFE						T:	CTY	UNI	033

APN: 392-330-004
TRA: 024-002

This conveyance is for the benefit of the County of Riverside and, as such is entitled to a free recording in accordance with Government Code 6103 and is exempt from payment of Documentary Transfer Tax in accordance with Revenue and Taxation Code 11922.



SLOPE EASEMENT DEED
(Title of Document)

Order No. 64842
Escrow No. 961037-CM

ORIGINAL

Recorded at request of and return to:
Department of Facilities Management
Real Estate Division
On Behalf of Transportation Department
3133 Mission Inn Avenue
Riverside, California 92507-4199

FREE RECORDING

This instrument is for the benefit of
the County of Riverside and is
entitled to be recorded without fee.
(Govt. Code 6103)

11.288\110107\220TR\SAVdt

(Space above this line for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002B
APN: 392-330-004 (portion)

SLOPE EASEMENT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANTS

GRANT(S) to the COUNTY OF RIVERSIDE, a political subdivision, the real property in the County of
Riverside, State of California, described as:

Parcel 0472-002B as described on Exhibits "A" and "B"
attached hereto and made a part hereof

This permanent slope easement area decreases the interest by 213 square feet and supersedes the
previous Slope Easement Deed recorded on August 28, 2007 as Document No. 2007-0550839.

PROJECT: CLINTON KEITH ROAD WIDENING PROJECT
PARCEL: 0472-002B
APN: 392-330-004 (portion)

Dated: 11/13/07

GRANTOR:

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANTS

By: [Signature]
Sam M. Daryani

By: [Signature]
Lila T. Daryani

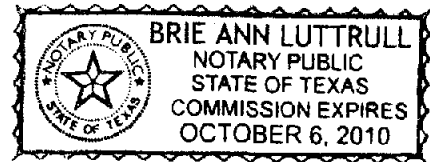
STATE OF TEXAS)
COUNTY OF Collin) ss.

On November 13, 2007, before me, Brie Ann Luttrull,
B.L. a Notary Public in and for said County and State, personally
appeared Sam M. Daryani & Lila T. Daryani
B.L.

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal:

Signature Brie Ann Luttrull



[SEAL]

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed to the COUNTY OF RIVERSIDE, a political subdivision, is hereby accepted by order of the Board of Supervisors on the date below and the grantee consents to the recordation thereof by its duly authorized officer.

Date 1/17/08

By: [Signature]
Robert Field, Director
Department of Facilities Management

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002B

AN EASEMENT FOR SLOPE PURPOSES LYING WITHIN PARCEL 1 OF PARCEL MAP NUMBER 15,203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, ALSO LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 1, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 00°09'59"E ALONG THE EASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 12.00 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID CLINTON KEITH ROAD AND THE **TRUE POINT OF BEGINNING**;

THENCE N 89°42'13"W, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET;

THENCE N 80°18'34"W, A DISTANCE OF 100.72 FEET;

THENCE N 89°21'24"W, A DISTANCE OF 333.83 FEET;

THENCE N 42°51'10"W, A DISTANCE OF 2.34 FEET;

THENCE N 13°19'49"E, A DISTANCE OF 19.44 FEET;

THENCE S 87°46'37"E, A DISTANCE OF 85.96 FEET;

THENCE N 80°15'05"E, A DISTANCE OF 106.99 FEET;

THENCE N 86°11'21"E, A DISTANCE OF 218.00 FEET;

THENCE N 81°21'50"E, A DISTANCE OF 151.35 FEET;

THENCE S 80°59'48"E, A DISTANCE OF 11.54 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1;

THENCE S 00°09'59"W ALONG SAID EASTERLY LINE, A DISTANCE OF 92.25 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING: 28,493 SQUARE FEET, OR 0.654 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: _____

[Handwritten Signature]

DATE: _____

10-12-07

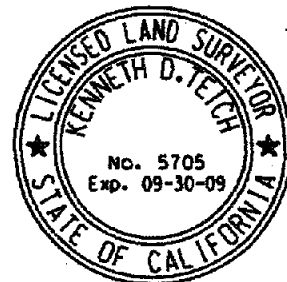


EXHIBIT "B"

N.T.S.

T.P.O.B. ①

P.O.C. (SE COR PCL 1)

S 80-59-48 E - 11.54'

55'

④

N 89-42-13 W
139.42'

N 81-21-50 E - 151.35'

① N 00-09-59 E - 12.00'

② N 80-18-34 W - 100.72'

PM 80/99-100
PCL 1

③ N 42-51-10 W - 2.34'

④ S 00-09-59 W - 92.25'

N 86-11-21 E - 218.00'

PARCEL
0472-002B

28,493 SQ.FT.
0.654 AC.

②

CLINTON KEITH ROAD

N 89-42-13 W

CITY OF MURRIETA

SECTION 2

T.7S., R.3W., S.B.M.

N 80-15-05 E - 106.99'

333.83'

N 89-21-24 W

LOT "A" PER PM 80/99-100

C/L

SECTION LINE

S 87-46-37 E - 85.96'

55'

N 13-19-49 E - 19.44'

③

LOT "B" PER PM 80/99-100 - C/L

30'

CALLE PAVON C/L

N 00-05-20 E MEADOWLARK LANE

APN 392-330-004

INST. NO. 616822,
REC. 10-30-2002

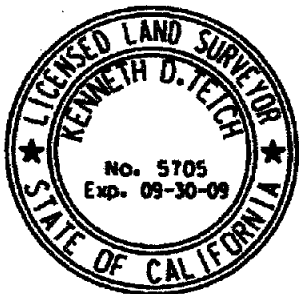
CITY OF MURRIETA

SECTION 35

T.6S., R.3W., S.B.M.

NOTE:

ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION FACTOR OF 1.000099080.



COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO.: 0472-002B
PROJECT: CLINTON KEITH ROAD	PREPARED BY: DDD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE: N.T.S.
	DATE: OCTOBER, 2007
APPROVED BY: <i>[Signature]</i>	W.O. NO.: B2-0472
DATE: 10-12-07	SHEET 1 OF 1 SHEET

NOTARY CLARITY AFFIDAVIT

In accordance with Government Code Section 27361.7, I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary:	Brie Ann Luttrull
State:	Texas
Commission Number:	none shown
Manufacturer/Vendor Number:	n/a
Expiration Date:	October 6, 2010
Place of Execution:	Collin County, Texas
Date of Execution:	November 13, 2007

ORANGE COAST TITLE COMPANY

By: 
Christy Munsey, Sr. Escrow Officer

Recorded at request of and return to:
Economic Development Agency
Real Estate Division
On behalf of the Transportation Department
3403 10th Street, Suite 500
Riverside, California 92501

FREE RECORDING

This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

13.269\033110\220TR\COjw

(Space above this line reserved for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002C
APN: 392-330-020 (PORTION)
(formerly 392-330-004)

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, COUNTY OF RIVERSIDE, a political subdivision, does hereby remise, release and forever quitclaim to THE CITY OF MURRIETA, all right, title and interest in and to the real property in the County of Riverside, State of California, as conveyed in the Drainage Easement Deed document recorded on May 8, 2008, as Document No. 2008-0243353, records of said County, attached hereto and made a part hereof.

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002C
APN: 392-330-020 (PORTION)
(formerly 392-330-004)

Dated: _____

COUNTY OF RIVERSIDE

By: _____
Marion Ashley, Chairman
Board of Supervisors

ATTEST:
Kecia Harper-Ihem
Clerk to the Board

By: _____
Deputy

State of California)
) ss
County of).

On _____, before me, _____ a Notary Public in and for said County and State, personally appeared _____ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____

[SEAL]



Recording requested by:
Stewart Title of California
When recorded, mail to:

County of Riverside
Department of Facilities Management
Real Estate Division
3133 Mission Inn Avenue
Riverside, CA 92507-4199

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			6						
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7096						T:	CTY	UNI	833

APN: 392-330-004
TRA: 024-002

This conveyance is for the benefit of the County of Riverside and, as such is entitled to a free recording in accordance with Government Code 6103 and is exempt from payment of Documentary Transfer Tax in accordance with Revenue and Taxation Code 11922.

Q

T
049

DRAINAGE EASEMENT DEED

(Title of Document)

Order No. 64842
Escrow No. 961037-CM

ORIGINAL

Recorded at request of and return to:
Department of Facilities Management
Real Estate Division
On Behalf of Transportation Department
3133 Mission Inn Avenue
Riverside, California 92507-4199

FREE RECORDING

This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

11.284\110207\220TR\SAVdt

(Space above this line for Recorder's use)

PROJECT: CLINTON KEITH ROAD WIDENING
PARCEL: 0472-002C
APN: 392-330-004 (portion)

DRAINAGE EASEMENT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANTS

GRANT(S) to the COUNTY OF RIVERSIDE, a political subdivision, the real property in the County of
Riverside, State of California, described as:

Parcel 0472-002C as described on Exhibits "A" and "B"
attached hereto and made a part hereof

PROJECT: CLINTON KEITH ROAD WIDENING PROJECT
PARCEL: 0472-002C
APN: 392-330-004 (portion)

Dated: 11/13/07

GRANTOR:

SAM M. DARYANI AND LILA T. DARYANI,
HUSBAND AND WIFE AS JOINT TENANTS

By: [Signature]
Sam M. Daryani

By: [Signature]
Lila T. Daryani

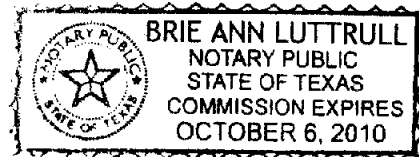
STATE OF TEXAS)
COUNTY OF Collin) ss.

On November 13, 2007, before me, Brie Ann Luttrull
a Notary Public in and for said County and State, personally
appeared Lila T. Daryani and Sam Daryani

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal:

Signature Brie Ann Luttrull



[SEAL]

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed to the COUNTY OF RIVERSIDE, a political subdivision, is hereby accepted by order of the Board of Supervisors on the date below and the grantee consents to the recordation thereof by its duly authorized officer.

Date 1/17/08

By: [Signature]
Robert Field, Director
Department of Facilities Management

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0472-002C

AN EASEMENT FOR DRAINAGE PURPOSES LYING WITHIN PARCEL 1 OF PARCEL MAP NUMBER 15,203, ON FILE IN BOOK 80, PAGES 99 AND 100 OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, ALSO LYING WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 35, TOWNSHIP 6 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 1, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF CLINTON KEITH ROAD, SHOWN AS LOT "A" (55.00 FEET WIDE) ON SAID PARCEL MAP;

THENCE N 00°09'59"E ALONG THE EASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 12.00 FEET TO A POINT 67.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SAID CLINTON KEITH ROAD;

THENCE N 89°42'13"W, PARALLEL WITH SAID CENTERLINE, A DISTANCE OF 139.42 FEET;

THENCE N 80°18'34"W, A DISTANCE OF 100.72 FEET;

THENCE N 89°21'24"W, A DISTANCE OF 333.83 FEET;

THENCE N 42°51'10"W, A DISTANCE OF 2.34 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING N 42°51'10"W, A DISTANCE OF 32.67 FEET TO A POINT 65.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF MEADOWLARK LANE (HAVING AN EASTERLY HALF-WIDTH OF 30.00 FEET) AS SHOWN ON SAID PARCEL MAP;

THENCE N 00°05'20"E, PARALLEL WITH SAID CENTERLINE OF MEADOWLARK LANE, A DISTANCE OF 24.39 FEET;

THENCE S 80°14'39"E, A DISTANCE OF 32.79 FEET;

THENCE S 13°19'49"W, A DISTANCE OF 43.97' FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING: 991 SQUARE FEET, OR 0.023 ACRES, MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000099080 TO OBTAIN GROUND DISTANCE.

REFERENCE IS HEREBY MADE TO RIVERSIDE COUNTY MAP NUMBER 935-TT, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF RIVERSIDE COUNTY, CALIFORNIA.

SEE ATTACHED EXHIBIT "B"

APPROVED BY: _____

DATE: _____

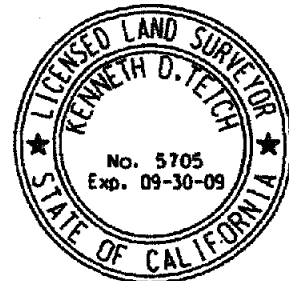
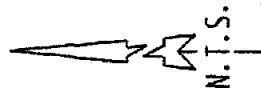


EXHIBIT "B"

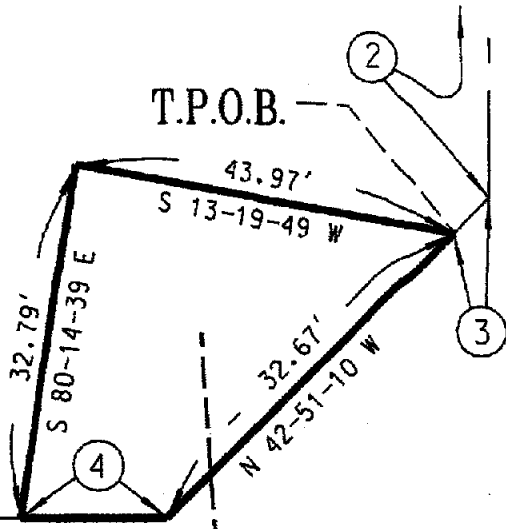
- ① N 00-09-59 E - 12.00'
- ② N 89-21-24 W - 333.83'
- ③ N 42-51-10 W - 2.34'
- ④ N 00-05-20 E - 24.39'



SECTION 35
T.6S., R.3W., S.B.M.
CITY OF MURRIETA
PM 80/99-100
PCL 1

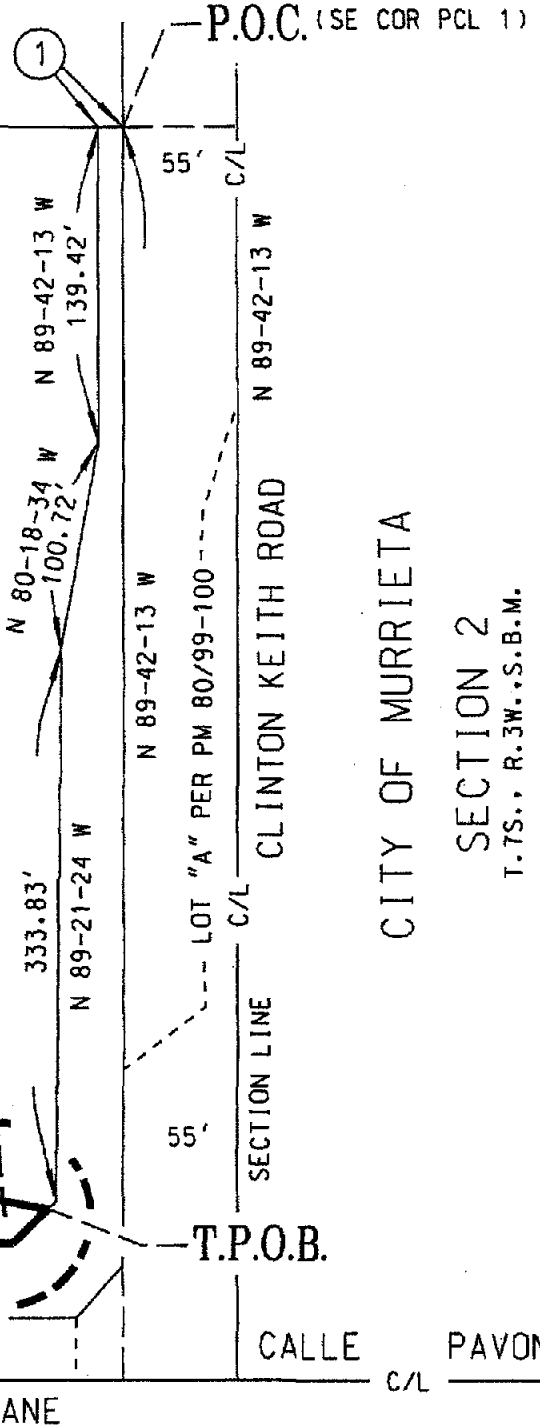
APN 392-330-004

INST. NO. 616822.
REC. 10-30-2002



PARCEL
0472-002C
991 SQ. FT.
0.023 AC.

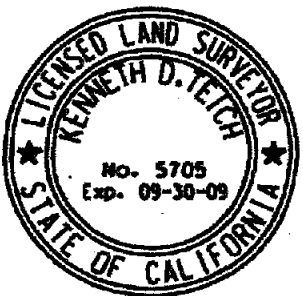
DETAIL
(N.T.S.)



CITY OF MURRIETA
SECTION 2
T.7S., R.3W., S.B.M.

NOTE:

ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING GRID DISTANCES BY A COMBINATION FACTOR OF 1.000099080.



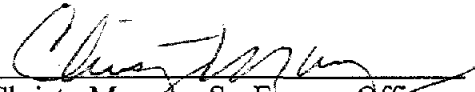
COUNTY OF RIVERSIDE TRANSPORTATION DEPT., SURVEY DIV.	PAR. NO. : 0472-002C
PROJECT: CLINTON KEITH ROAD	PREPARED BY: DDD/KDT
THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	SCALE: N.T.S.
	DATE: OCTOBER, 2007
APPROVED BY: <i>K. Teich</i>	W.O. NO. : B2-0472
DATE: 10-12-07	SHEET 1 OF 1 SHEET

NOTARY CLARITY AFFIDAVIT

In accordance with Government Code Section 27361.7, I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary:	Brie Ann Luttrull
State:	Texas
Commission Number:	none shown
Manufacturer/Vendor Number:	n/a
Expiration Date:	October 6, 2010
Place of Execution:	Collin County, Texas
Date of Execution:	November 13, 2007

ORANGE COAST TITLE COMPANY

By: 
Christy Munsey, Sr. Escrow Officer