



**SUBMITTAL TO THE FLOOD CONTROL AND WATER CONSERVATION DISTRICT BOARD COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

601 B

ISCAL PROCEDURES APPROVED  
JEANINE J. REY, FINANCE DIRECTOR  
BY: JEANINE J. REY 5/2/2013

**FROM:** General Manager-Chief Engineer

**SUBMITTAL DATE:**  
May 21, 2013

**SUBJECT:** Resolution No. F2013-08, Authorizing Condemnation of Real Property for Flood Control Purposes Regarding the San Jacinto MDP Line C, Stage 2, Line C-4, Line C-5 and Line B Project  
Project No. 4-0-00124  
District 3 / District 3

**RECOMMENDED MOTION:** That the Board of Supervisors:  
Approve and adopt Resolution No. F2013-08, Authorizing Condemnation of Real Property Regarding the San Jacinto MDP Line C, Stage 2, Line C-4, Line C-5 and Line B Project.

**BACKGROUND:**  
See Page 2

GSW:rlp

**WARREN D. WILLIAMS**  
General Manager-Chief Engineer

<b>FINANCIAL DATA</b>	Current F.Y. District Cost:	\$118,000	In Current Year Budget:	Yes
	Current F.Y. County Cost:	N/A	Budget Adjustment:	No
	Annual Net District Cost:	N/A	For Fiscal Year:	12/13

<b>SOURCE OF FUNDS:</b> San Jacinto MDP Line C, Stage 2 Project 540040 25140 947460 (Land)	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	<input checked="" type="checkbox"/>

**C.E.O. RECOMMENDATION:**

- Dep't Recomm.:  Consent  Policy
- Per Exec. Ofc.:  Consent  Policy

County Executive Office Signature

APPROVE  
BY: Steven C. Horn  
Steven C. Horn, MPA

Prev. Agn. Ref.: 04/23/13 11.4 | District: 3<sup>rd</sup> / 3<sup>rd</sup> | Agenda Number:

11 - 1

**FLOOD CONTROL AND WATER CONSERVATION DISTRICT BOARD SUBMITTAL  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**SUBJECT:** Resolution No. F2013-08, Authorizing Condemnation of Real Property for Flood Control Purposes Regarding the San Jacinto MDP Line C, Stage 2, Line C-4, Line C-5 and Line B Project  
Project No. 4-0-00124  
District 3 / District 3

**SUBMITTAL DATE:** May 21, 2013

**Page 2**

**BACKGROUND:**

The San Jacinto MDP Line C, Stage 2, Line C-4, Line C-5 and Line B project consists of the construction and subsequent operation and maintenance of an underground storm drain system totaling approximately 1.6 miles in length, which includes connector pipes, catch basins and inlets, the replacement of road surfaces and the relocation of existing gas, water, electric, communications, and sewer utility lines. The facilities were identified in the San Jacinto Master Drainage Plan, adopted June 8, 1982, and will provide flood protection for the local area including the San Jacinto Valley Cemetery.

The Project is located in Flood Control Zone 4 within the cities of San Jacinto and Hemet, and is generally bounded by West Esplanade Avenue to the north, South San Jacinto Avenue to the east, East Menlo Avenue to the south and North Buena Vista Street to the west.

The public interest and necessity for this project is demonstrated by the flooding which occurs in the area and the erosion of both public and private property. The proposed project is planned in a manner that is most compatible with the greatest public good and the least private injury is demonstrated by the fact that the facility is a subterranean pipe and that all of the affected properties except two (2) are vacant unimproved land, no building improvements are affected. Furthermore, the facility alignment was shifted slightly to avoid a property which is in the process of being developed for residential purposes. The subject property interests are needed for the project, as they are all subterranean easements and are within the alignment of the facility. Offers required by Section 7267.2 have been made to all the owners.

Negotiations have been conducted with the nine (9) affected owners, and to date, have been successful with five (5) owners. Negotiations will continue with four (4) owners, however, in order to facilitate the timely construction of the flood control facilities for the San Jacinto MDP Line C, Stage 2, Line C-4, Line C-5 and Line B Project, staff is recommending the approval and adoption of Resolution No. F2013-08.

**FINANCIAL:**

Sufficient funds were budgeted and are available in the Zone 4 fund for FY 2012-2013.

1 BOARD OF SUPERVISORS

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

3 RESOLUTION NO. F2013-08

4 AUTHORIZING CONDEMNATION OF REAL PROPERTY  
5 FOR FLOOD CONTROL PURPOSES REGARDING THE  
6 SAN JACINTO MDP LINE C, STAGE 2, LINE C-4, LINE C-5 AND LINE B PROJECT

7 BE IT RESOLVED, FOUND, DETERMINED, AND ORDERED by the Board of  
8 Supervisors of Riverside County Flood Control and Water Conservation District, County of  
9 Riverside, State of California, not less than four-fifths of all members concurring, in regular  
10 session assembled on May 21, 2013, as follows:

11 1. That Notice of Intention to Adopt this Resolution was given to each person, whose  
12 hereinafter described real property is to be acquired by eminent domain in accordance with  
13 Section 1245.235 of the Code of Civil Procedure and a hearing was conducted by the Board of  
14 Supervisors on the matters contained herein.

15  
16 2. That the authority for the District to acquire the real property by eminent domain is  
17 contained in Article 1, Section 19 of the California Constitution; the California Water Code --  
18 Appendix, Chapter 48, Section 48-9, Paragraph 9; Sections 1240.010, 1240.020, 1240.110 and  
19 1240.420 of the Code of Civil Procedure.

20 3. That the public interest and necessity requires the proposed project.

21  
22 4. That the use for which the real property is to be taken is for the construction of a  
23 public improvement consisting of flood control facilities, maintenance roads and appurtenant  
24 works, for the control and flow of flood and stormwaters and for other uses incidental thereto  
25 and required thereby, in order to protect from damage, life and property within the boundaries of  
26 the District, the project being known as the San Jacinto MDP Line C, Stage 2, Line C-4, Line C-  
27 5 and Line B project.  
28

FORM APPROVED COUNTY COUNSEL  
BY: AMNA W. WANG DATE 5/21/13

1           5.     That the real property sought to be condemned is necessary for the construction of  
2 the public improvement and is located entirely within the boundaries of the District's Zone 4, in  
3 the Cities of San Jacinto and Hemet, County of Riverside, State of California, generally  
4 described as Parcel 4124-6 (which is a portion of Riverside County Assessor's Parcel No. [APN]  
5 439-070-022), Parcels 4127-7 and 4124-7T (which are a portion of Riverside County APN 439-  
6 070-021), Parcels 4124-10 and 4124-10T (which are a portion of Riverside County APN 439-  
7 080-056, and Parcels 4040-1, 4040-1T and 4124-11, 4124-11T (which are a portion of Riverside  
8 County APN 439-080-013; and a specific description of the real properties and the interests  
9 sought to be condemned are set forth in Exhibits "A" and "B", attached hereto and by this  
10 reference made a part hereof.  
11

12           6.     That the public improvement is planned and located in the manner that will be most  
13 compatible with the greatest public good and the least private injury.  
14

15           7.     That the offer required by Section 7267.2 of the Government Code has been made  
16 to the owner or owners of record.

17           BE IT FURTHER RESOLVED that the County Counsel of the District is hereby  
18 authorized and empowered:

19           1.     To acquire in the name of the District, a permanent subterranean easement in  
20 Parcels 4040-1, 4124-6, 4124-7, 4124-10 and 4124-11 and temporary construction easements  
21 over Parcels 4040-1T, 4124-7T, 4124-10T and 4124-11T in said real properties by condemnation  
22 in accordance with the Constitution and laws relating to eminent domain.  
23

24           2.     To prepare and prosecute in the name of the District such proceedings in the proper  
25 Court having jurisdiction thereof as are necessary for such acquisition.

26           3.     To make application to the Court for an order to deposit the probable amount of  
27 compensation out of proper funds under the control of the District into the County Treasury and  
28

1           5.     That the real property sought to be condemned is necessary for the construction of  
2 the public improvement and is located entirely within the boundaries of the District's Zone 4, in  
3 the Cities of San Jacinto and Hemet, County of Riverside, State of California, generally  
4 described as Parcel 4124-6 (which is a portion of Riverside County Assessor's Parcel No. [APN]  
5 439-070-022), Parcels 4127-7 and 4124-7T (which are a portion of Riverside County APN 439-  
6 070-021), Parcels 4124-10 and 4124-10T (which are a portion of Riverside County APN 439-  
7 080-056, and Parcels 4040-1, 4040-1T and 4124-11, 4124-11T (which are a portion of Riverside  
8 County APN 439-080-013; and a specific description of the real properties and the interests  
9 sought to be condemned are set forth in Exhibits "A" and "B", attached hereto and by this  
10 reference made a part hereof.  
11

12           6.     That the public improvement is planned and located in the manner that will be most  
13 compatible with the greatest public good and the least private injury.  
14

15           7.     That the offer required by Section 7267.2 of the Government Code has been made  
16 to the owner or owners of record.

17           BE IT FURTHER RESOLVED that the County Counsel of the District is hereby  
18 authorized and empowered:

19           1.     To acquire in the name of the District, a permanent subterranean easement in  
20 Parcels 4040-1, 4124-06, 4124-7, 4124-10 and 4124-11 and temporary construction easements  
21 over Parcels 4040-1T, 4124-7T, 4124-10T and 4124-11T in said real properties by condemnation  
22 in accordance with the Constitution and laws relating to eminent domain.  
23

24           2.     To prepare and prosecute in the name of the District such proceedings in the proper  
25 Court having jurisdiction thereof as are necessary for such acquisition.

26           3.     To make application to the Court for an order to deposit the probable amount of  
27 compensation out of proper funds under the control of the District into the County Treasury and  
28

1 for an Order permitting the District to take prejudgment possession and use the real property for  
2 the purpose of constructing the public improvement.

3           4. To compromise and settle such proceedings, if such settlement can be reached, and  
4 in that event, to take all necessary action to complete the acquisition, including stipulations as to  
5 judgment and other matters, and causing all payments to be made.  
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Exhibit "A"


San Jacinto MDP Line C-5  
Parcel 4040-1

Being a portion of the South One-Half of Lot 25 of the Midway Ranch Tract as shown on Map Book 8, Page 50, records of Riverside County, within the city of Hemet, County of Riverside, State of California, further described as follows:

The North 22.00' feet of the South One-Half of Lot 25 of said map.

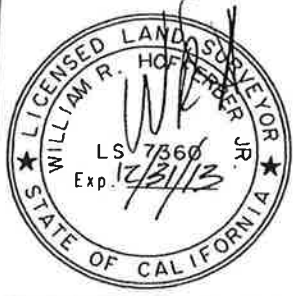
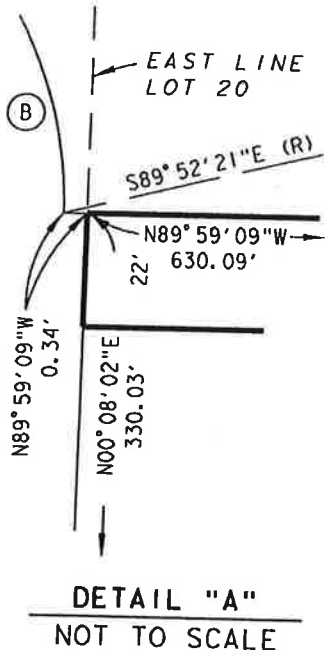
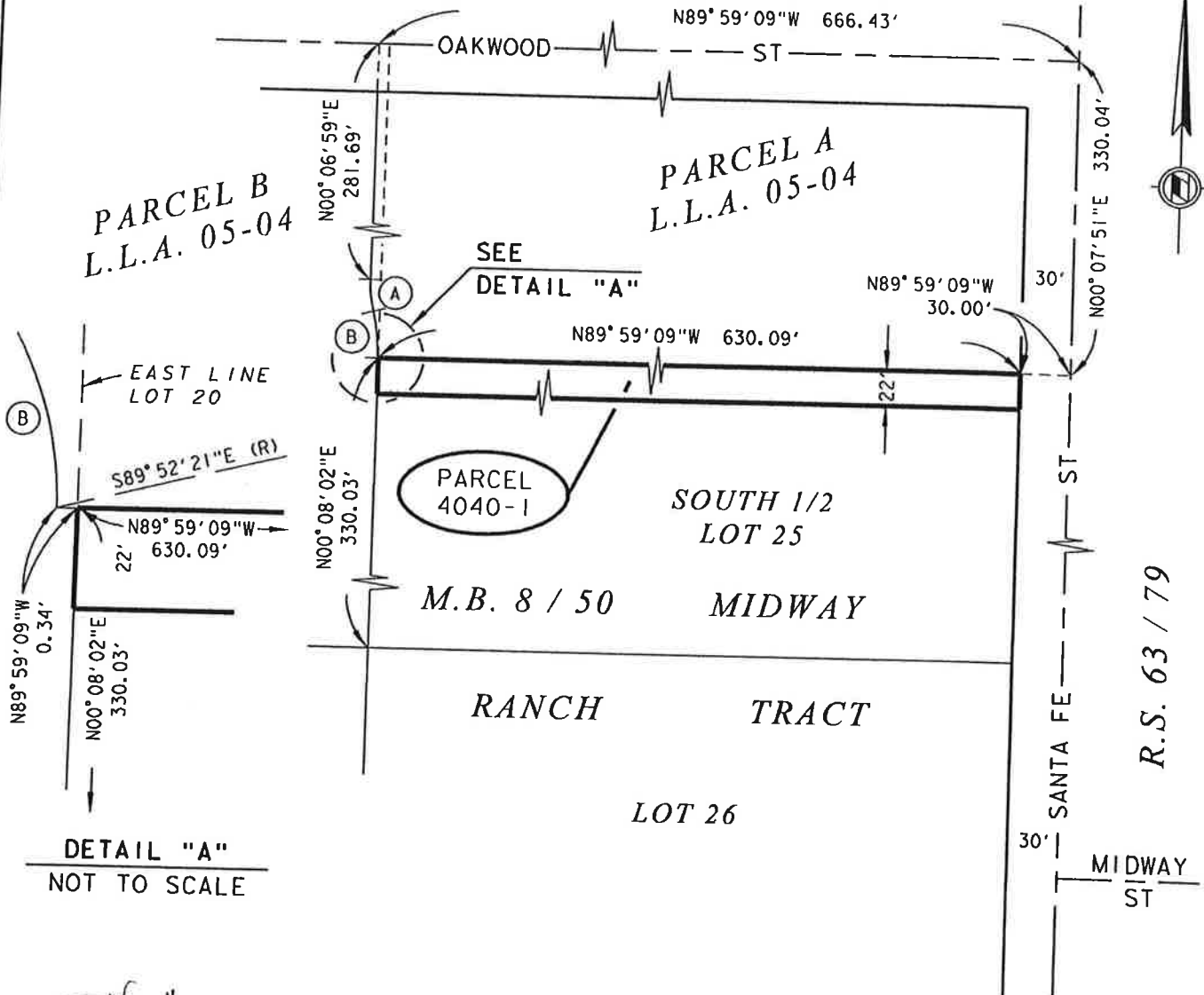
Containing 0.32 acre, more or less.



  
\_\_\_\_\_  
WILLIAM R. HOFFERBER JR.  
Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District  
Date: 20 Nov. 2012

**Exhibit "B"**

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



*William R. Hoffer, Jr.*  
 DATE: 28 NOV. 2012

CURVE DATA				
Curve	Δ =	R =	T =	L =
A	13° 58' 38"	80.50'	9.87'	19.64'
B	13° 59' 18"	119.50'	14.66'	29.17'

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
 1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C-5</b>		RCFC PARCEL NUMBER(S): <b>PARCEL 4040-1</b>	SCALE: <b>1" = 100'</b>	PREPARED BY: <b>DAC</b>
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.			<b>OCT-31-2012</b>	SHEET NO. <b>1 OF 1</b>



Exhibit "A"

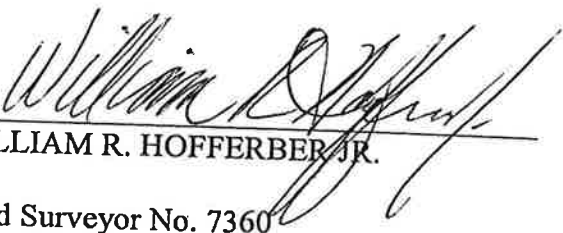
San Jacinto MDP Line C-5  
Parcel 4040-1T

Being a portion of the South one-half of Lot 25 of the Midway Ranch Tract as shown on Map Book 8, Page 50, records of Riverside County, within the city of Hemet, County of Riverside, State of California, further described as follows:

The South 28.00 feet of the North 50.00 feet of the South one-half of Lot 25 of said map.

Containing 0.41 acre, more or less.



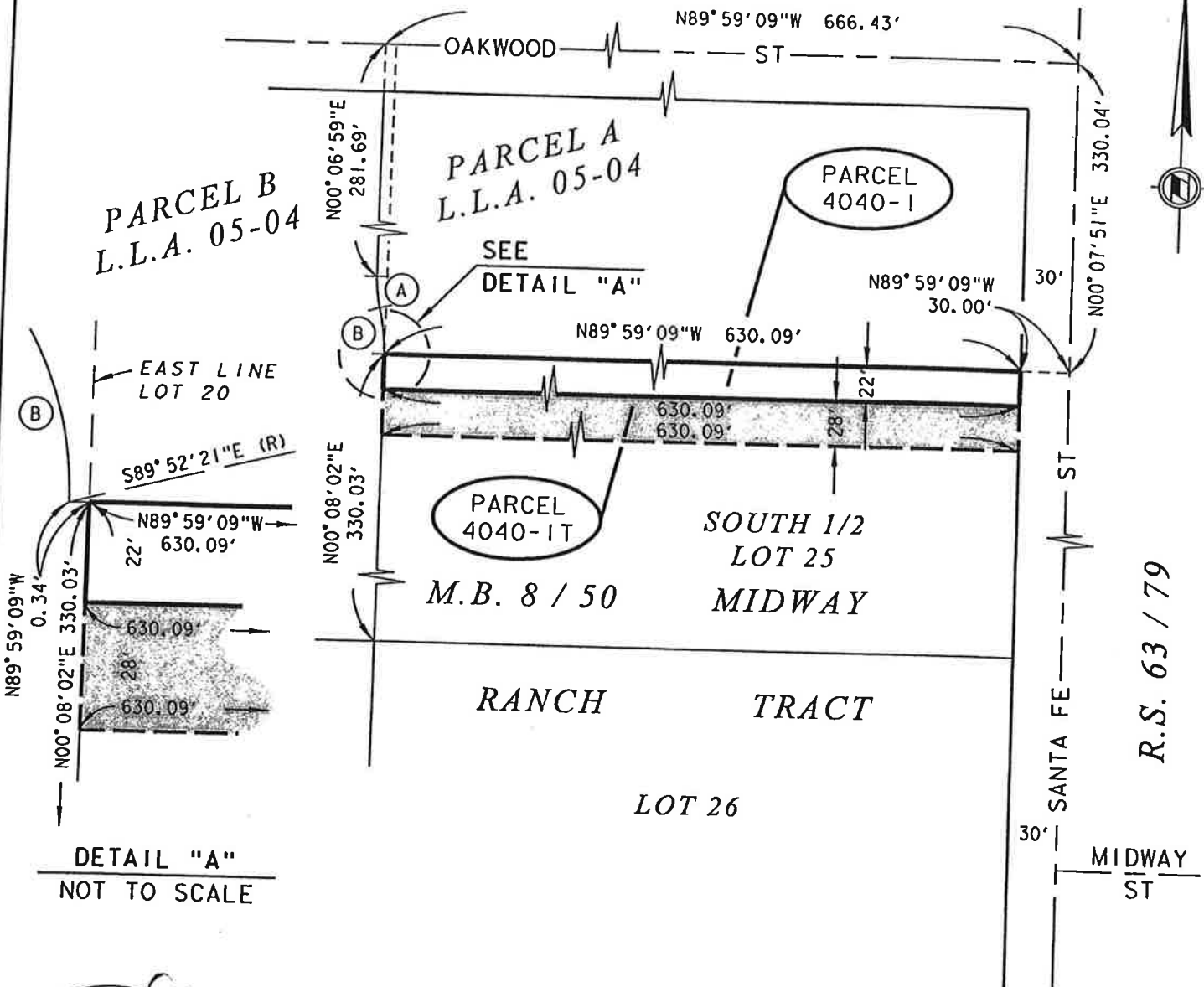
  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 09 APRIL 2013

# Exhibit "B"

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



*William R. Hoff*  
DATE: 09 APRIL 2013

CURVE DATA				
Circle	Δ =	R =	T =	L =
A	13° 58' 38"	80.50'	9.87'	19.64'
B	13° 59' 18"	119.50'	14.66'	29.17'

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C-5</b>			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): <b>PARCEL 4040-1T</b>	SCALE: <b>1" = 100'</b>	PREPARED BY: <b>DAC</b>
		<b>MAR-27-13</b>	SHEET NO. <b>1 OF 1</b>

Exhibit "A"

**San Jacinto MDP Line C  
Parcel 4124-6**

All that portion of a strip of land 40.00 feet wide lying within the North one-half of Lot 24 of the Midway Ranch Tract in the city of San Jacinto, County of Riverside, State of California as shown on Map Book 8, Page 50, in the office of the County Recorder of said County, the Westerly line of said strip being described as follows:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on said Map Book 8, Page 50, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North 09° 27' 35" East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of 09° 27' 35" an arc distance of 26.42 feet;

Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of 17° 11' 31" an arc distance of 60.01 feet;

Thence North 17° 11' 31" East 115.22 feet to a point on the east line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North 00° 06' 09" East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus.

Containing 190 Square Feet, more or less.



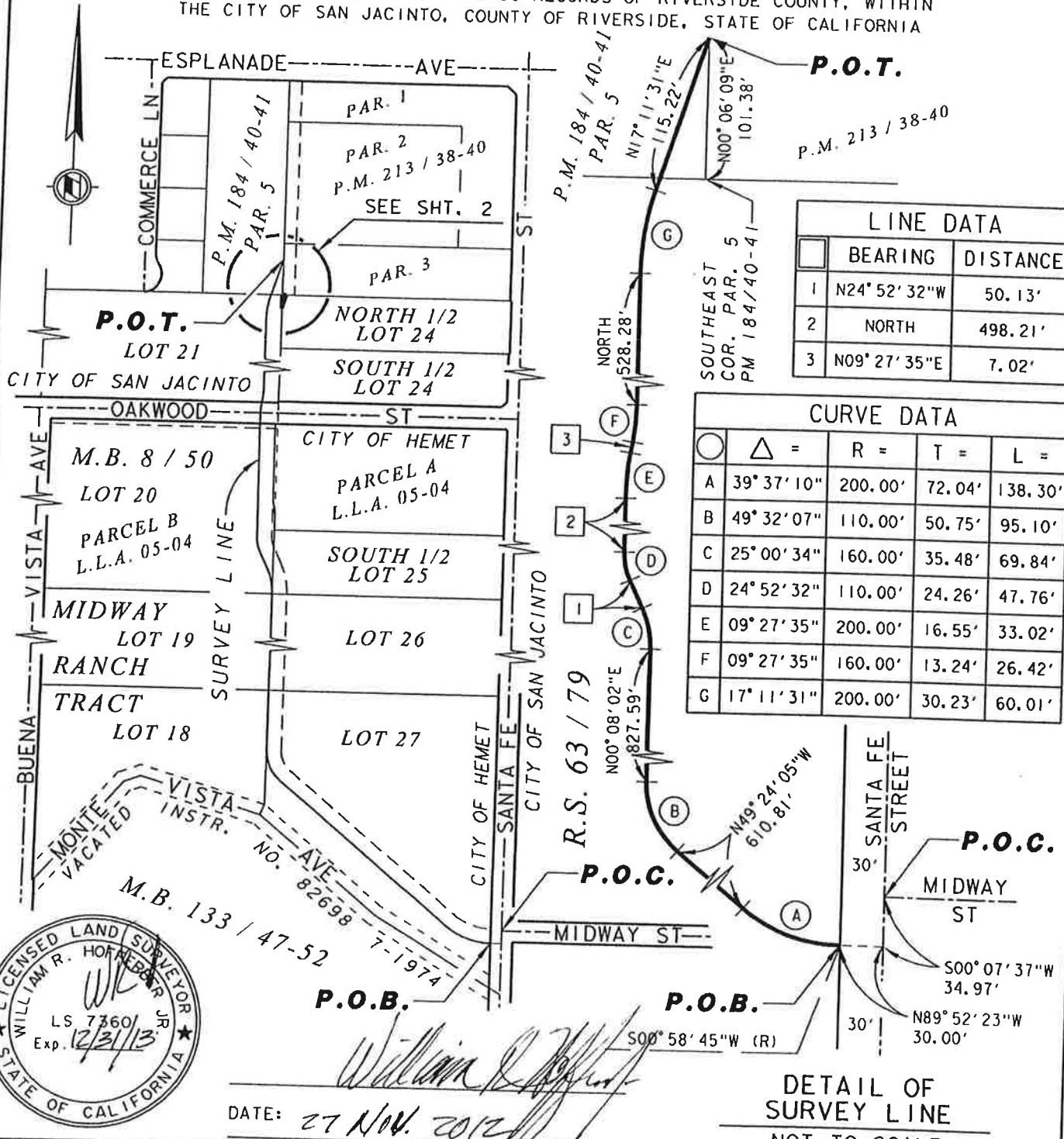
  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 27 Nov. 2012

### Exhibit "B"

BEING A PORTION OF THE NORTH ONE-HALF OF LOT 24 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LINE DATA		
	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
2	NORTH	498.21'
3	N09° 27' 35" E	7.02'

CURVE DATA				
Δ =	R =	T =	L =	
A 39° 37' 10"	200.00'	72.04'	138.30'	
B 49° 32' 07"	110.00'	50.75'	95.10'	
C 25° 00' 34"	160.00'	35.48'	69.84'	
D 24° 52' 32"	110.00'	24.26'	47.76'	
E 09° 27' 35"	200.00'	16.55'	33.02'	
F 09° 27' 35"	160.00'	13.24'	26.42'	
G 17° 11' 31"	200.00'	30.23'	60.01'	



DATE: 27 Nov. 2012  
*William R. Hoffman*

DETAIL OF SURVEY LINE  
 NOT TO SCALE

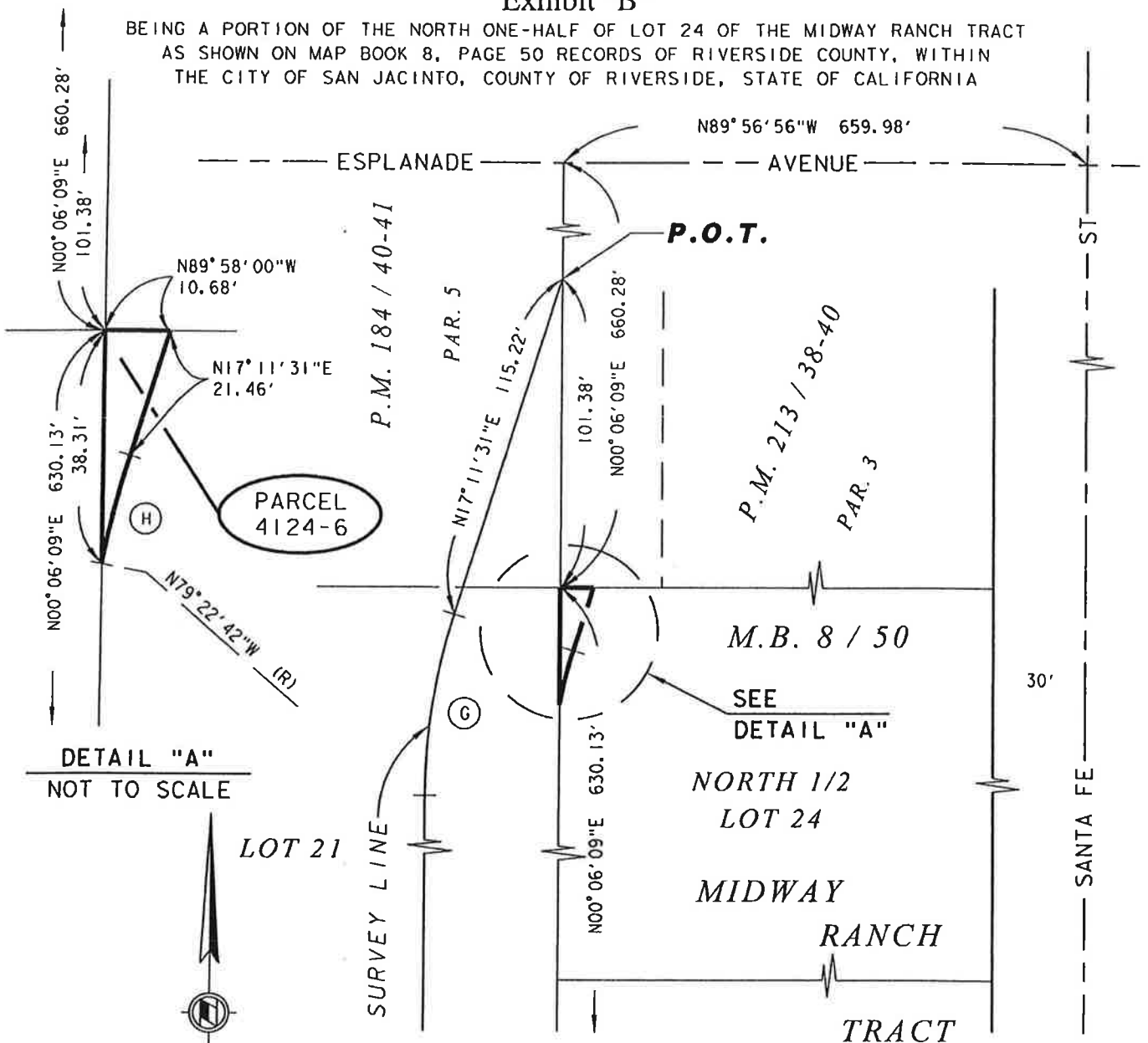
## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

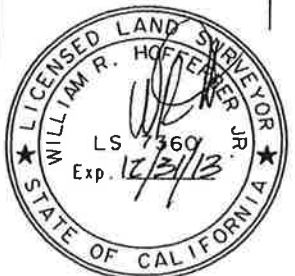
PROJECT NAME: SAN JACINTO RIVER MDP LINE C		SCALE: NO SCALE	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): PARCEL 4124-6	SHEET NO. 1 OF 2	
		NOV-20-2012	

### Exhibit "B"

BEING A PORTION OF THE NORTH ONE-HALF OF LOT 24 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



DETAIL "A"  
NOT TO SCALE



*William R. Hoffmeyer Jr.*  
DATE: 27 Nov 2012

CURVE DATA				
Circle	Δ =	R =	T =	L =
G	17° 11' 31"	200.00'	30.23'	60.01'
H	06° 34' 13"	160.00'	9.18'	18.35'

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: SAN JACINTO RIVER MDP LINE C			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S):	SCALE:	PREPARED BY:
	PARCEL 4124-6	1" = 50'	DAC
		NOV-20-2012	SHEET NO. 2 OF 2

Exhibit "A"

**San Jacinto MDP Line C  
Parcel 4124-7**

All that portion of Lot 21 of the Midway Ranch Tract as shown on Map Book 8, Page 50, records of Riverside County, within the city of San Jacinto, County of Riverside, State of California, lying Easterly of the following described line:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on said Map Book 8, Page 50, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North 09° 27' 35" East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of 09° 27' 35" an arc distance of 26.42 feet;

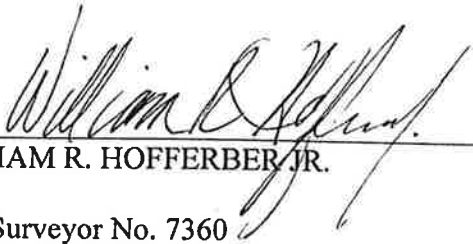
Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of 17° 11' 31" an arc distance of 60.01 feet;

Thence North 17° 11' 31" East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North 00° 06' 09" East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus.

Containing 0.606 Acre, more or less.

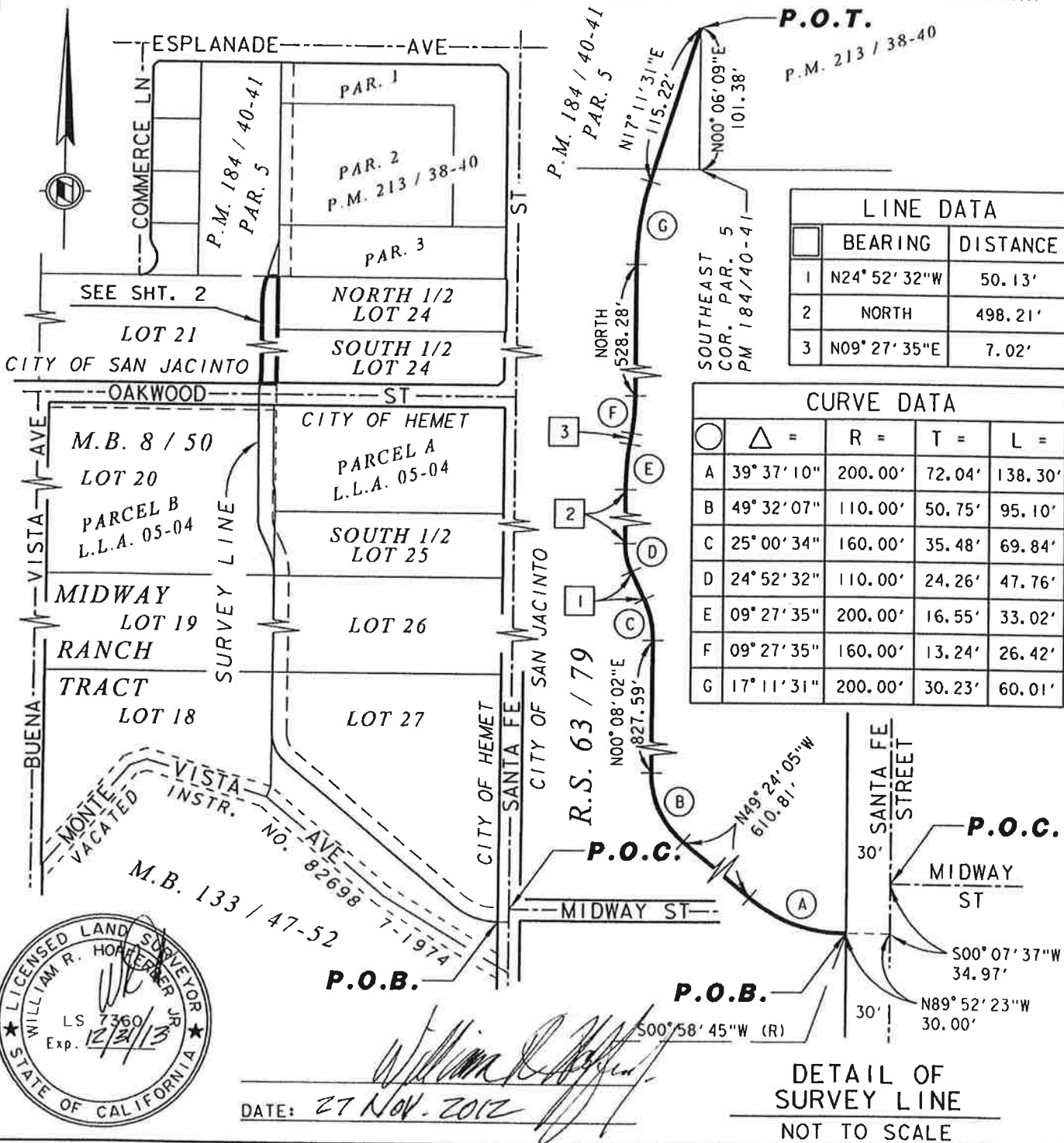


  
\_\_\_\_\_  
WILLIAM R. HOFFERBER, JR.  
Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District  
Date: 27 Nov. 2012



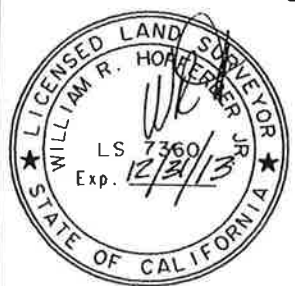
### Exhibit "B"

BEING A PORTION OF LOT 21 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LINE DATA		
	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
2	NORTH	498.21'
3	N09° 27' 35" E	7.02'

CURVE DATA				
	Δ =	R =	T =	L =
A	39° 37' 10"	200.00'	72.04'	138.30'
B	49° 32' 07"	110.00'	50.75'	95.10'
C	25° 00' 34"	160.00'	35.48'	69.84'
D	24° 52' 32"	110.00'	24.26'	47.76'
E	09° 27' 35"	200.00'	16.55'	33.02'
F	09° 27' 35"	160.00'	13.24'	26.42'
G	17° 11' 31"	200.00'	30.23'	60.01'



DATE: 27 Nov. 2012

**DETAIL OF SURVEY LINE**  
 NOT TO SCALE

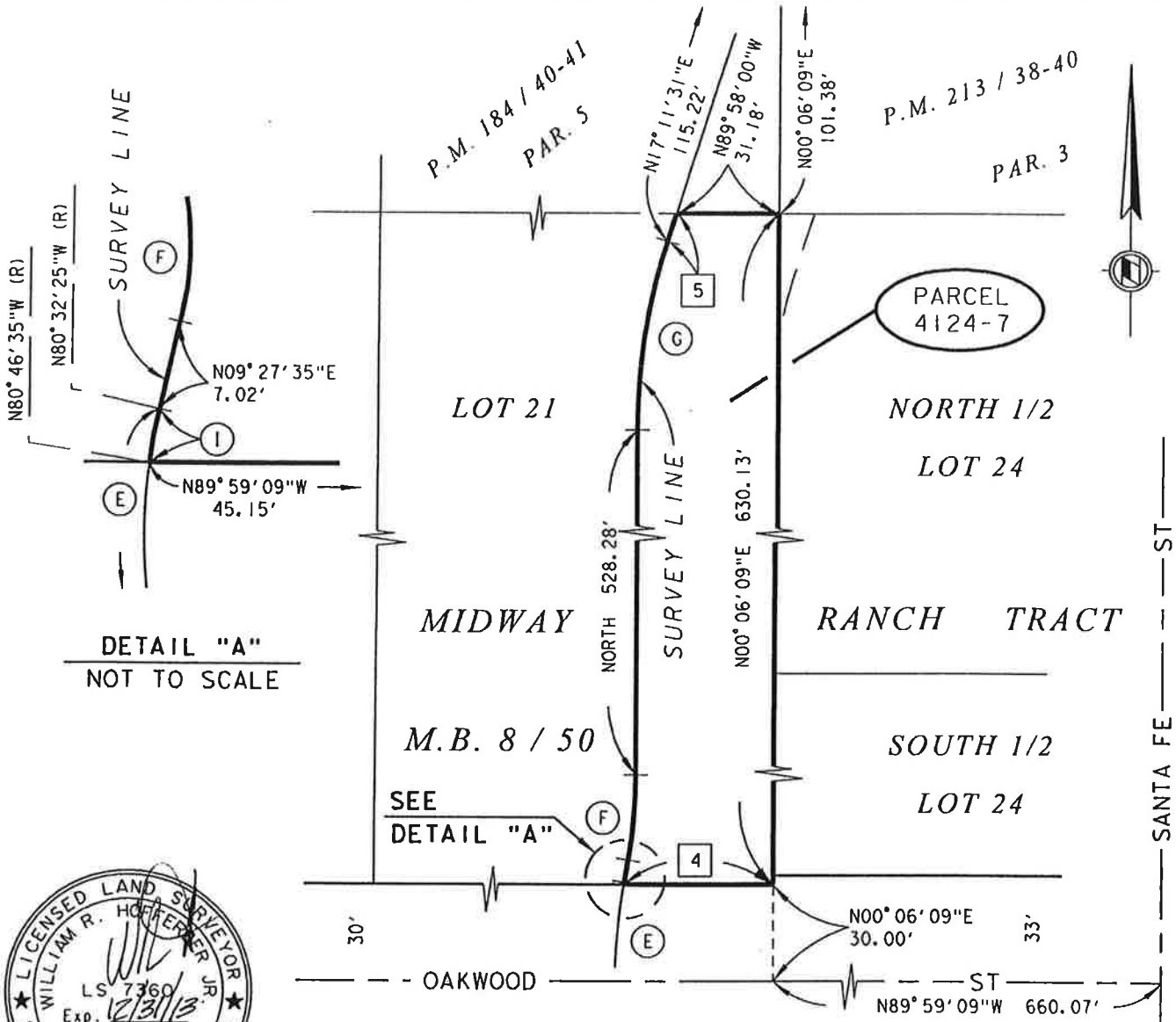
### RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C</b>			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): <b>PARCEL 4124-7</b>	SCALE: <b>NO SCALE</b>	PREPARED BY: <b>DAC</b>
		NOV-20-2012	SHEET NO. <b>1 OF 2</b>

### Exhibit "B"

BEING A PORTION OF LOT 21 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



*William R. Hoffmeyer, Jr.*  
 DATE: 27 Nov. 2012

### RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

SAN JACINTO RIVER MDP LINE C

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4124-7

SCALE:

1" = 50'

NOV-20-2012

PREPARED BY:

DAC

SHEET NO.

2 OF 2

Exhibit "A"

San Jacinto MDP Line C  
Parcel 4124-7T

All that portion of Lot 21 of the Midway Ranch Tract as shown on Map Book 8, Page 50, records of Riverside County, within the city of San Jacinto, County of Riverside, State of California, lying Easterly of the following described west line:

Commencing at the Northeast corner of said Lot 21;

Thence North  $89^{\circ} 58' 00''$  West 62.81 feet, along the North line of said Lot 21 to the Point of Beginning;

Thence South 596.12 feet to the beginning of a curve concave Westerly, and having a radius of 140.00 feet;

Thence Southerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 23.12 feet;

Thence South  $09^{\circ} 27' 35''$  West 7.02 feet to the beginning of a curve concave Easterly, and having a radius of 220.00 feet;

Thence Southerly along said curve through a central angle of  $01^{\circ} 04' 46''$  an arc distance of 4.15 feet to a Point of Terminus at the South line of said Lot 21.

Excepting therefrom all that portion of Lot 21 lying Easterly of the survey line described as follows:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on said Map Book 8, Page 50, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning of said survey line;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of 49° 32' 07" an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North 00° 08' 02" East 827.59 feet along the West lines of Lot 27, Lot 26, and the South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of 25° 00' 34" an arc distance of 69.84 feet;

Thence North 24° 52' 32" West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of 24° 52' 32" an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence northerly along said curve through a central angle of 09° 27' 35" an arc distance of 33.02 feet;

Thence North 09° 27' 35" East 7.02 feet to the beginning of a curve, concave westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of 09° 27' 35" an arc distance of 26.42 feet;

Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of 17° 11' 31" an arc distance of 60.01 feet;

Thence North 17° 11' 31" East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North 00° 06' 09" East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus of said survey line.

Containing 0.30 acre, more or less.



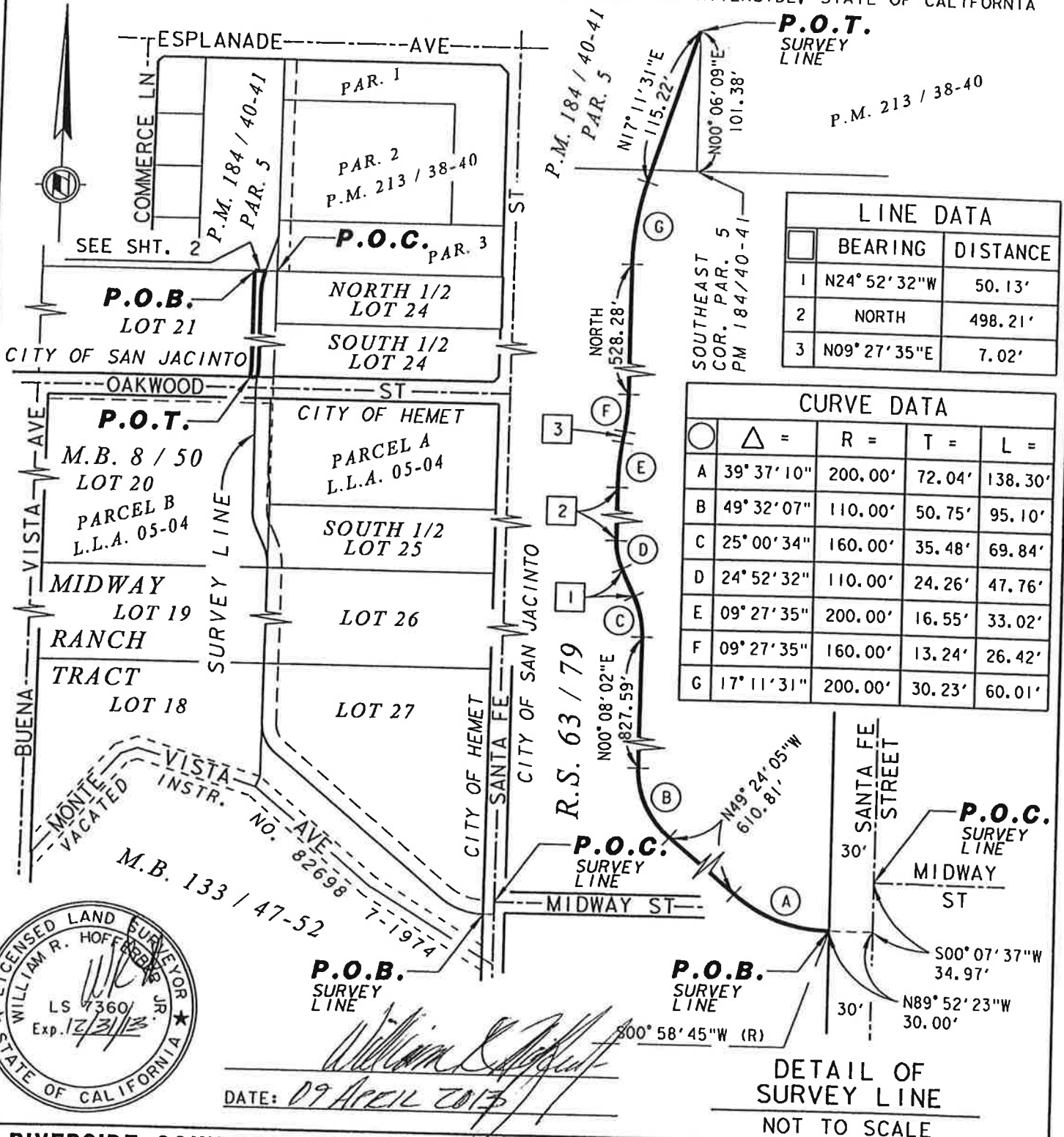
  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 09 APRIL 2013

# Exhibit "B"

BEING A PORTION OF LOT 21 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
2	NORTH	498.21'
3	N09° 27' 35" E	7.02'

	$\Delta =$	R =	T =	L =
A	39° 37' 10"	200.00'	72.04'	138.30'
B	49° 32' 07"	110.00'	50.75'	95.10'
C	25° 00' 34"	160.00'	35.48'	69.84'
D	24° 52' 32"	110.00'	24.26'	47.76'
E	09° 27' 35"	200.00'	16.55'	33.02'
F	09° 27' 35"	160.00'	13.24'	26.42'
G	17° 11' 31"	200.00'	30.23'	60.01'



*William R. Hoff*  
 DATE: 09 APRIL 2013

DETAIL OF SURVEY LINE  
 NOT TO SCALE

## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

SAN JACINTO RIVER MDP LINE C

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):  
 PARCEL 4124-7T

SCALE:  
 NO SCALE  
 APR-09-2013

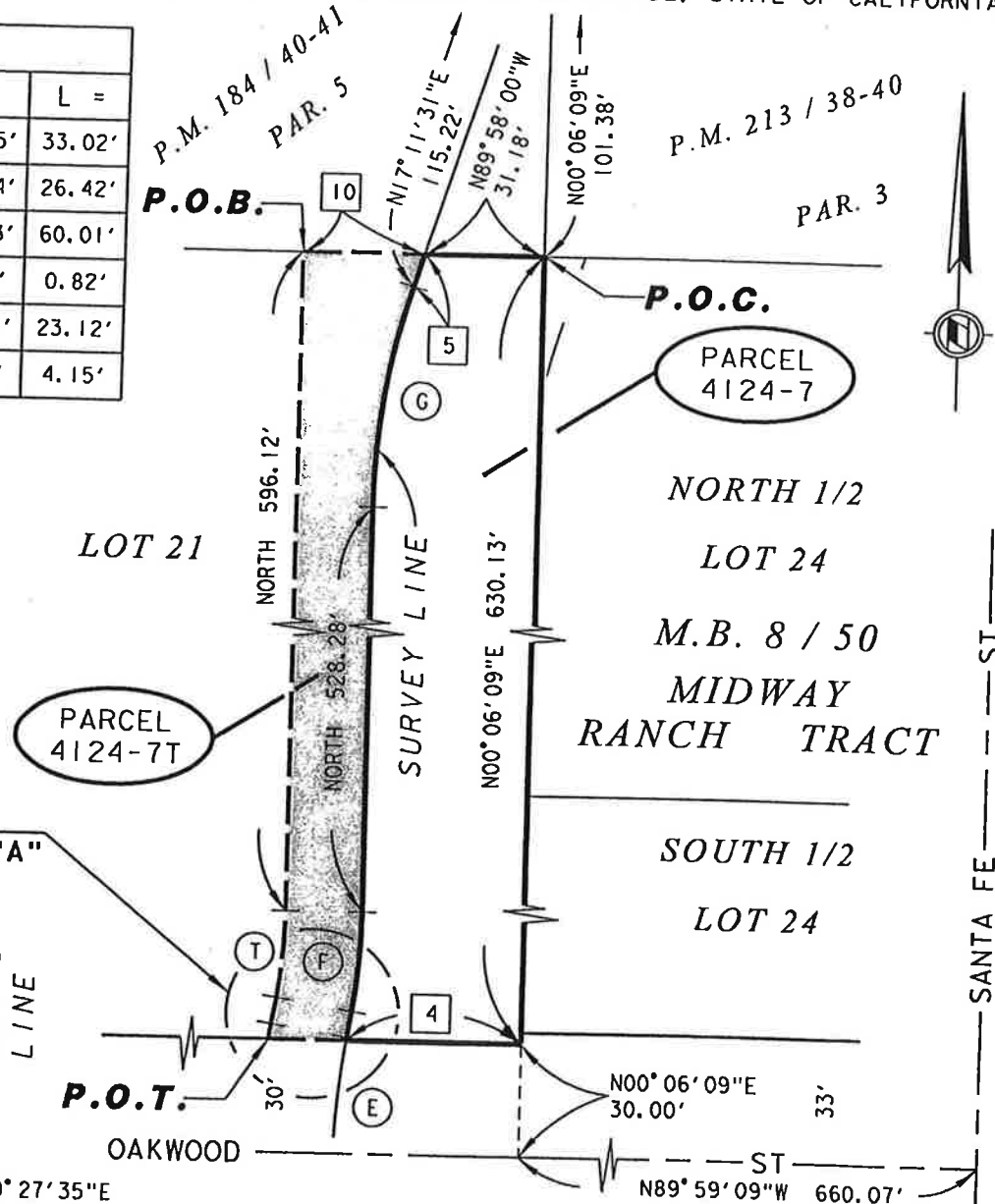
PREPARED BY:  
 DAC  
 SHEET NO.  
 1 OF 2

Exhibit "B"

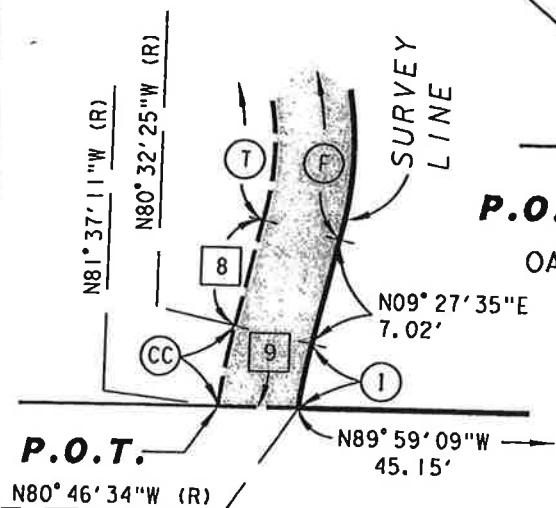
BEING A PORTION OF LOT 21 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

CURVE DATA				
○	△ =	R =	T =	L =
E	09° 27' 35"	200.00'	16.55'	33.02'
F	09° 27' 35"	160.00'	13.24'	26.42'
G	17° 11' 31"	200.00'	30.23'	60.01'
I	00° 14' 10"	200.00'	0.41'	0.82'
T	09° 27' 35"	140.00'	11.58'	23.12'
CC	01° 04' 46"	220.00'	2.07'	4.15'

LINE DATA		
□	BEARING	DISTANCE
4	N89° 59' 09"W	45.15'
5	N17° 11' 31"E	9.11'
8	S09° 27' 35"W	7.02'
9	N89° 59' 09"W	20.24'
10	N89° 58' 00"W	31.63'



SEE  
DETAIL "A"



DETAIL "A"  
NOT TO SCALE

*William R. Hoffmann*  
DATE: 09 APRIL 2013



**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C</b>		SCALE: 1" = 50'	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.		RCFC PARCEL NUMBER(S): <b>PARCEL 4124-7T</b>	SHEET NO. 2 OF 2
		DATE: APR-09-2013	

Exhibit "A"

San Jacinto MDP Line C  
Parcel 4124-10

All that portion of Parcel "B" as shown on Certificate of Compliance for Lot Line Adjustment No. 05-04 recorded August 9, 2005 as Instrument No. 2005-643019 records of Riverside County, within the city of Hemet, County of Riverside, State of California, lying Easterly of the following described line:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on the Midway Ranch Tract in Map Book 8, Page 50, in the office of the County Recorder of said County, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North  $09^{\circ} 27' 35''$  East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 26.42 feet;

Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $17^{\circ} 11' 31''$  an arc distance of 60.01 feet;

Thence North  $17^{\circ} 11' 31''$  East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North  $00^{\circ} 06' 09''$  East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus.

Containing 0.326 Acre, more or less.



  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360

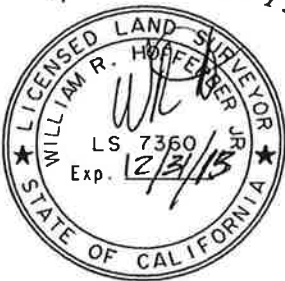
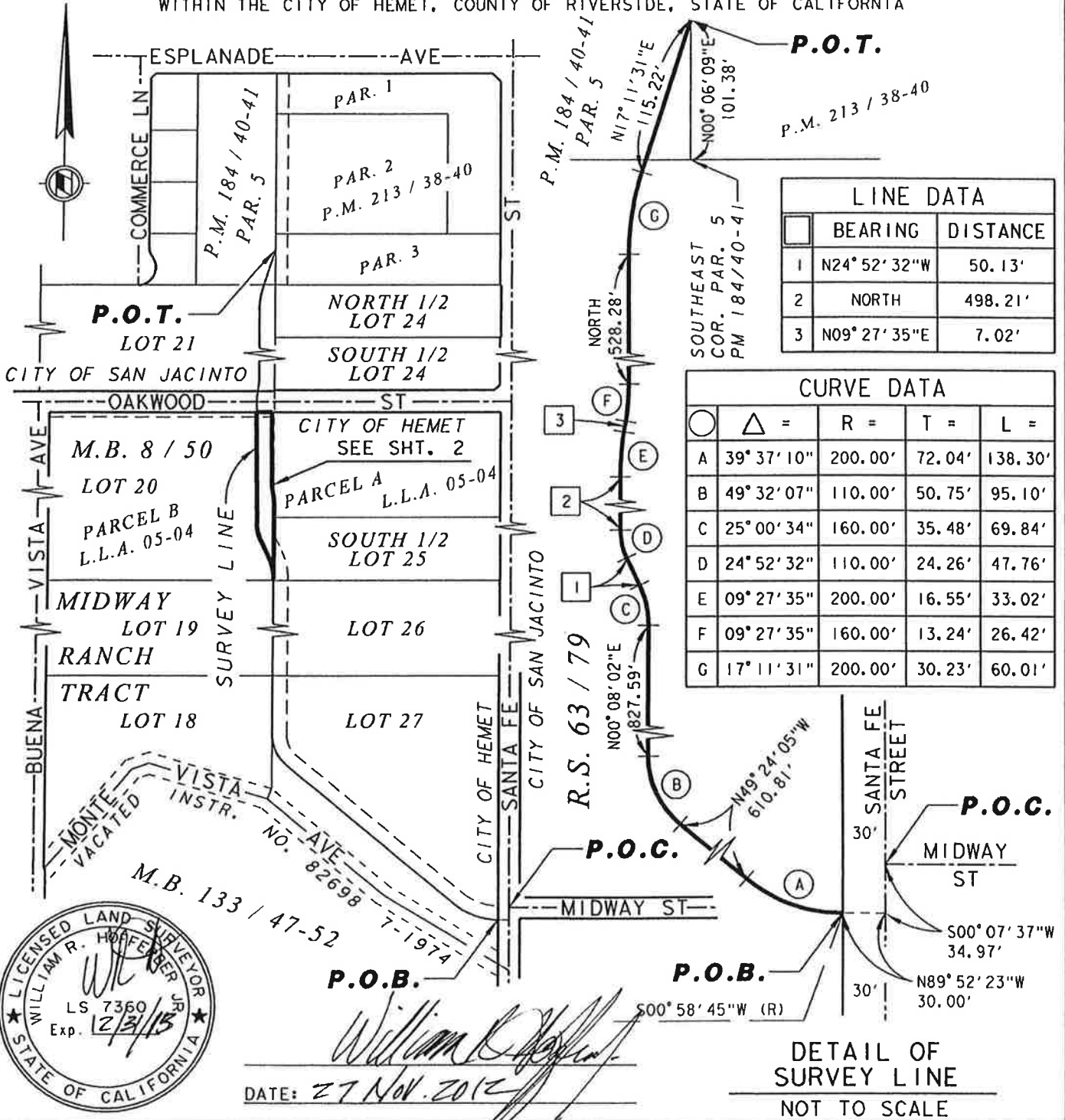
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 27 Nov. 2012



### Exhibit "B"

BEING A PORTION OF PARCEL "B" AS SHOWN ON CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT  
No. 05-04 RECORDED AUGUST 9, 2005 AS INSTRUMENT No. 2005-643019 RECORDS OF RIVERSIDE COUNTY,  
WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



**P.O.B.**

**P.O.B.**

*William R. Hoefler*  
DATE: 27 Nov. 2012

### RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

<b>PROJECT NAME:</b> SAN JACINTO RIVER MDP LINE C			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	<b>RCFC PARCEL NUMBER(S):</b> PARCEL 4124-10	<b>SCALE:</b> NO SCALE	<b>PREPARED BY:</b> DAC
		<b>NOV-20-2012</b>	<b>SHEET NO.</b> 1 OF 2

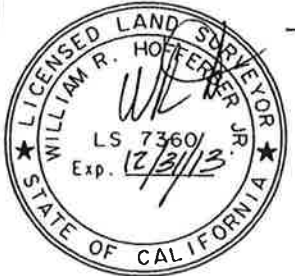
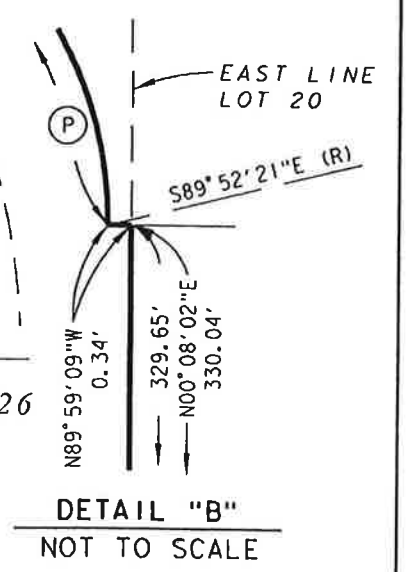
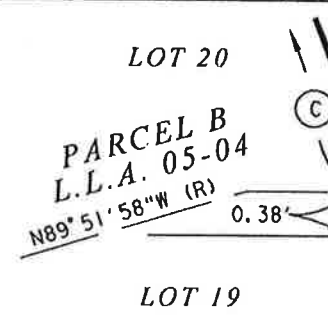
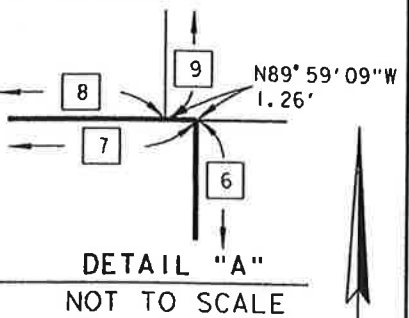
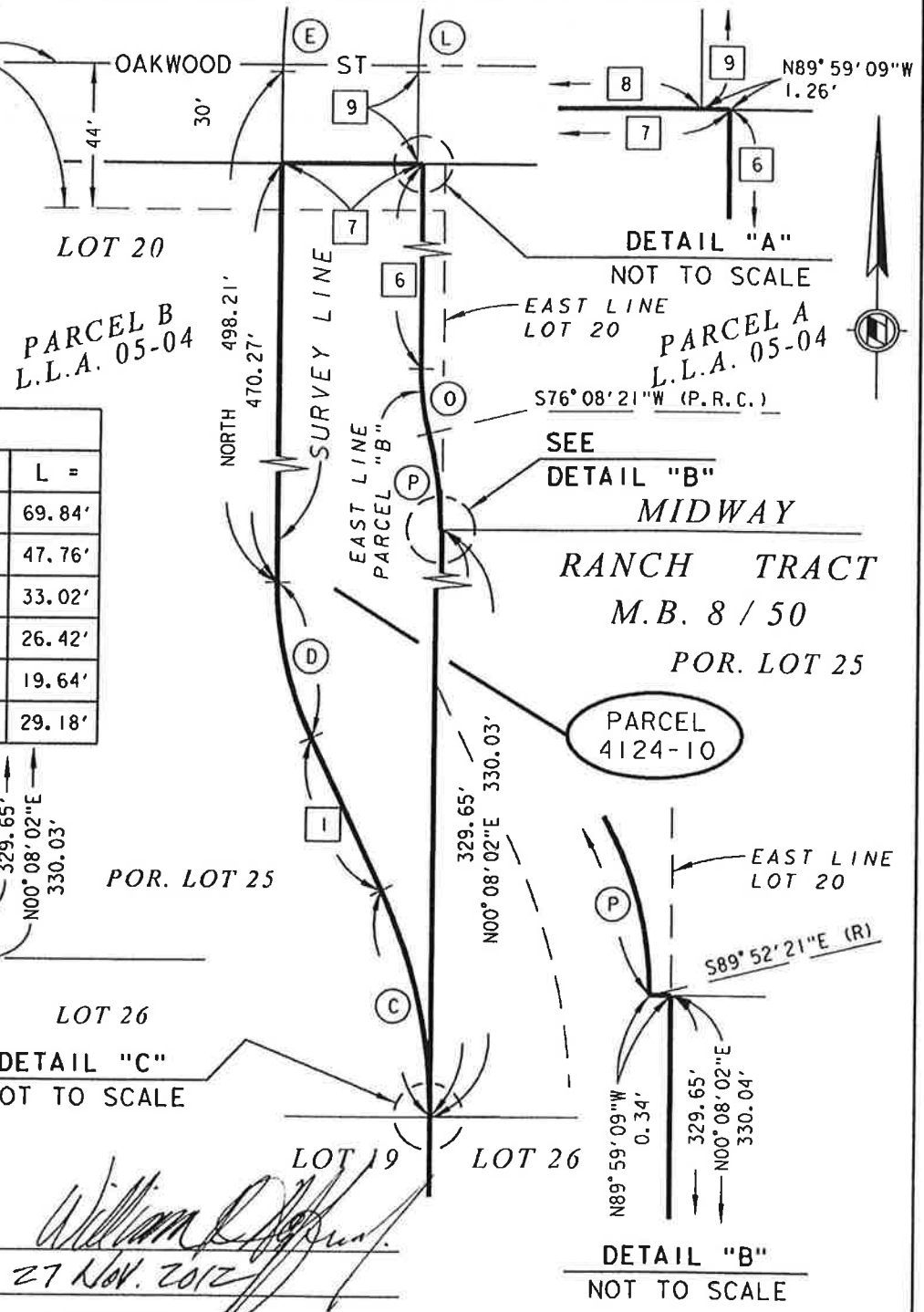
### Exhibit "B"

BEING A PORTION OF PARCEL "B" AS SHOWN ON CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT  
No. 05-04 RECORDED AUGUST 9, 2005 AS INSTRUMENT No. 2005-643019 RECORDS OF RIVERSIDE COUNTY,  
WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

INSTR. No. 139535  
REC. JULY 23, 1981

LINE DATA		
	BEARING	DISTANCE
1	N24° 52' 32"W	50.13'
6	N00° 06' 59"E	251.69'
7	N89° 59' 09"W	41.26'
8	N89° 59' 09"W	40.00'
9	NORTH	27.94'

CURVE DATA				
	Δ =	R =	T =	L =
C	25° 00' 34"	160.00'	35.48'	69.84'
D	24° 52' 32"	110.00'	24.26'	47.76'
E	09° 27' 35"	200.00'	16.55'	33.02'
L	09° 27' 35"	160.00'	13.24'	26.42'
O	13° 58' 38"	80.50'	9.87'	19.64'
P	13° 59' 18"	119.50'	14.66'	29.18'



*William R. Hoffer, Jr.*  
DATE: 27 Nov. 2012

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: SAN JACINTO RIVER MDP LINE C			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): <b>PARCEL 4124-10</b>	SCALE: 1" = 50'	PREPARED BY: DAC
		NOV-20-2012	SHEET NO. 2 OF 2

Exhibit "A"

San Jacinto MDP Line C  
Parcel 4124-10T

All that portion of Parcel "B" as shown on Certificate of Compliance for Lot Line Adjustment No. 05-04 recorded August 9, 2005 as Instrument No. 2005-643019 records of Riverside County, within the city of Hemet, County of Riverside, State of California, lying within a 20 foot wide strip of land, parallel and concentric with the following described Easterly line:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on the Midway Ranch Tract in Map Book 8, Page 50, in the office of the County Recorder of said county, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning of said survey line;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North  $09^{\circ} 27' 35''$  East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 26.42 feet;

Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $17^{\circ} 11' 31''$  an arc distance of 60.01 feet;

Thence North  $17^{\circ} 11' 31''$  East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North  $00^{\circ} 06' 09''$  East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus of said survey line.

Containing 0.29 acre, more or less.



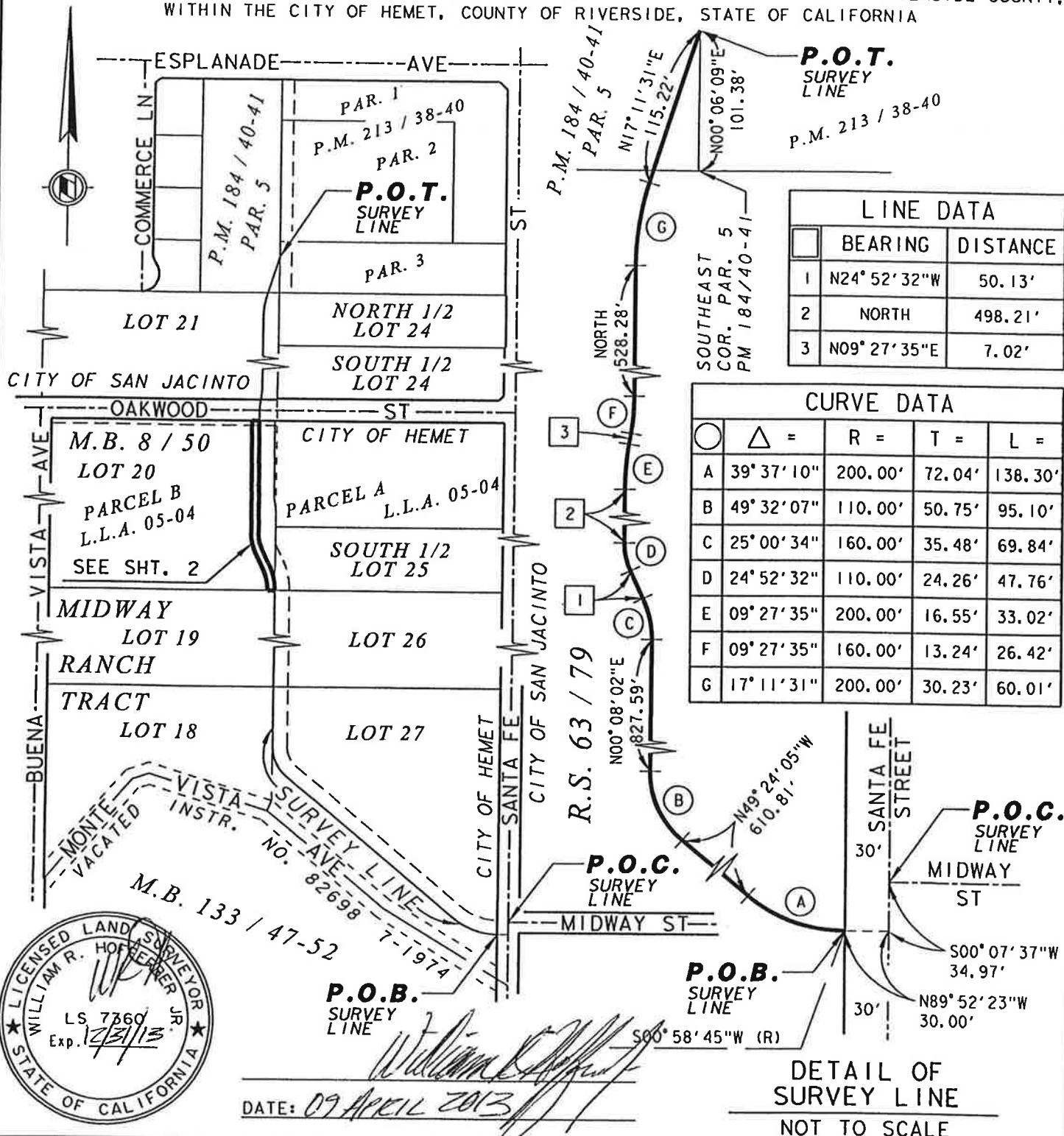
  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 09 APRIL 2013

### Exhibit "B"

BEING A PORTION OF PARCEL "B" AS SHOWN ON CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT No. 05-04 RECORDED AUGUST 9, 2005 AS INSTRUMENT No. 2005-643019 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



*William R. Hoffmeyer, Jr.*  
DATE: 09 APRIL 2013

### RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

SAN JACINTO RIVER MDP LINE C

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4124-10T

SCALE:

NO SCALE

APR-09-13

PREPARED BY:

DAC

SHEET NO.

1 OF 2

### Exhibit "B"

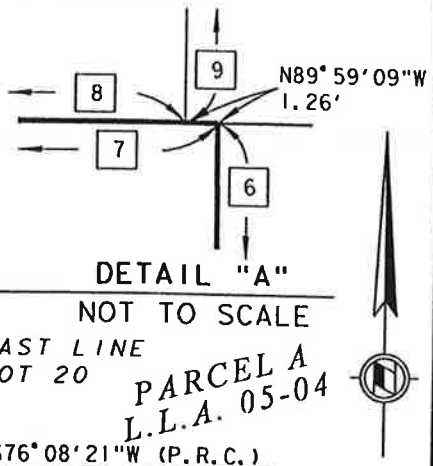
BEING A PORTION OF PARCEL "B" AS SHOWN ON CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT No. 05-04 RECORDED AUGUST 9, 2005 AS INSTRUMENT No. 2005-643019 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF HEMET, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

LINE DATA		
	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
6	N00° 06' 59" E	251.69'
7	N89° 59' 09" W	41.26'
8	N89° 59' 09" W	40.00'
9	NORTH	27.94'
10	N89° 59' 09" W	20.00'

CURVE DATA				
	Δ =	R =	T =	L =
C	25° 00' 34"	160.00'	35.48'	69.84'
D	24° 52' 32"	110.00'	24.26'	47.76'
E	09° 27' 35"	200.00'	16.55'	33.02'
L	09° 27' 35"	160.00'	13.24'	26.42'
O	13° 58' 38"	80.50'	9.87'	19.64'
P	13° 59' 18"	119.50'	14.66'	29.18'
U	24° 52' 32"	130.00'	28.67'	56.44'
V	25° 00' 34"	140.00'	31.05'	61.11'

OAKWOOD ST  
INSTR. No. 139535  
REC. JULY 23, 1981

PARCEL B  
L.L.A. 05-04  
LOT 20



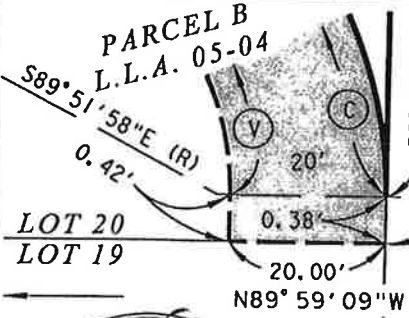
DETAIL "A"  
NOT TO SCALE

PARCEL A  
L.L.A. 05-04  
S76° 08' 21" W (P.R.C.)

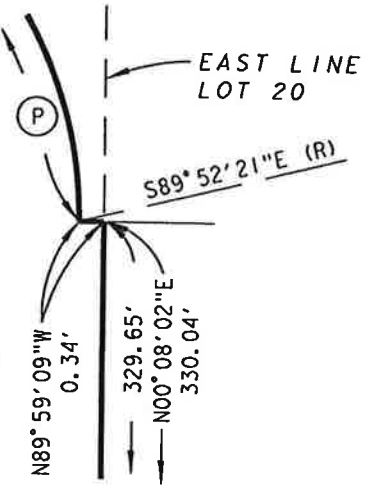
SEE  
DETAIL "B"  
MIDWAY

RANCH TRACT  
M.B. 8 / 50  
POR. LOT 25

PARCEL  
4124-10



DETAIL "C"  
NOT TO SCALE



DETAIL "B"  
NOT TO SCALE



*William R. Hoffenberg*  
DATE: 07 APRIL 2013

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C</b>		SCALE: 1" = 50'	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): <b>PARCEL 4124-10T</b>	APR-09-13	SHEET NO. 2 OF 2

Exhibit "A"

**San Jacinto MDP Line C  
Parcel 4124-11**

All that portion of a strip of land 40.00 feet wide lying within the South one-half of Lot 25 of the Midway Ranch Tract in the city of Hemet, County of Riverside, State of California as shown on Map Book 8, Page 50, in the office of the County Recorder of said County, the Westerly line of said strip being described as follows:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on said Map Book 8, Page 50, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;

Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the said South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North 09° 27' 35" East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of 09° 27' 35" an arc distance of 26.42 feet;

Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of 17° 11' 31" an arc distance of 60.01 feet;

Thence North 17° 11' 31" East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North 00° 06' 09" East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus.

Containing 0.077 Acre, more or less.



  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360

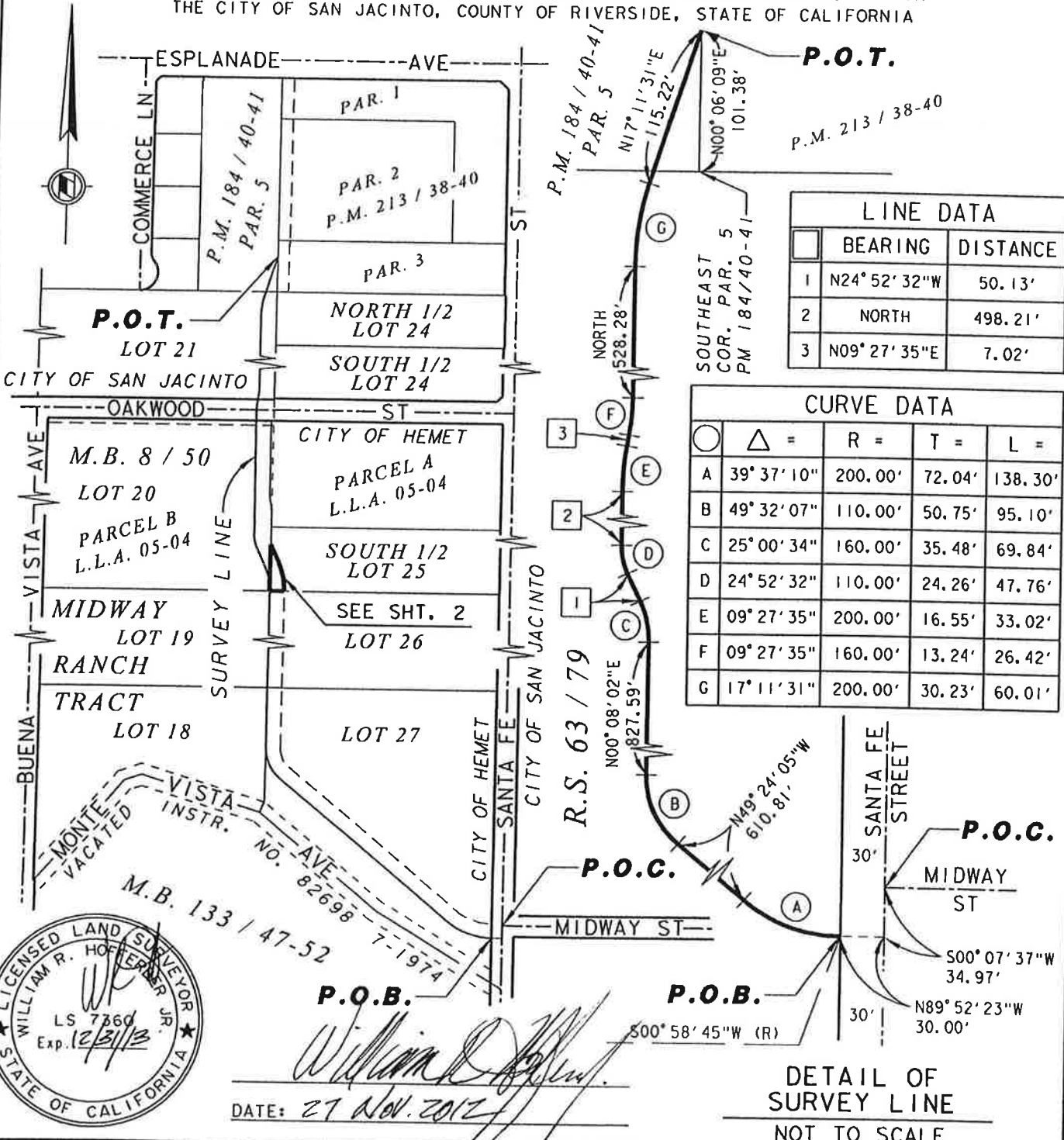
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 27 Nov. 2012



**Exhibit "B"**

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



**LINE DATA**

	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
2	NORTH	498.21'
3	N09° 27' 35" E	7.02'

**CURVE DATA**

⊙	△ =	R =	T =	L =
A	39° 37' 10"	200.00'	72.04'	138.30'
B	49° 32' 07"	110.00'	50.75'	95.10'
C	25° 00' 34"	160.00'	35.48'	69.84'
D	24° 52' 32"	110.00'	24.26'	47.76'
E	09° 27' 35"	200.00'	16.55'	33.02'
F	09° 27' 35"	160.00'	13.24'	26.42'
G	17° 11' 31"	200.00'	30.23'	60.01'



**P.O.B.**  
*William R. Hoffer*  
 DATE: 27 Nov. 2012

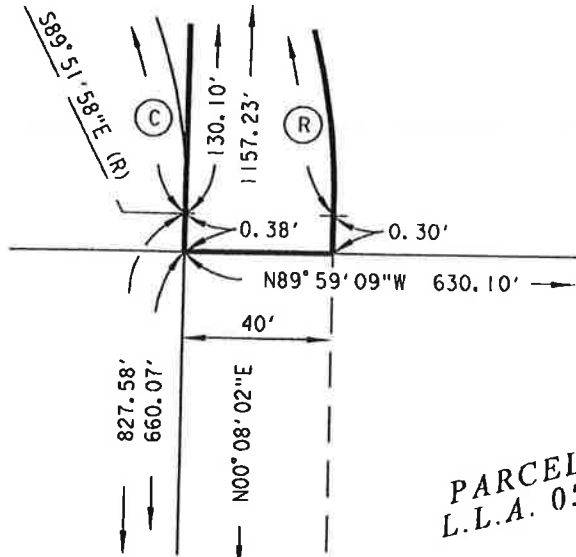
**DETAIL OF SURVEY LINE**  
 NOT TO SCALE

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
 1995 MARKET ST. RIVERSIDE, CA. 92501

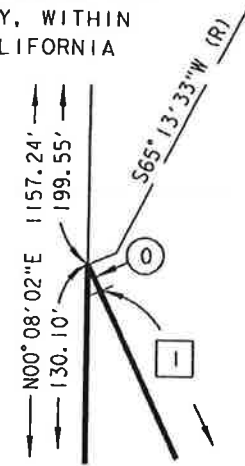
PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C</b>		SCALE: NO SCALE	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.		RCFC PARCEL NUMBER(S): PARCEL 4124-11	SHEET NO. 1 OF 2

Exhibit "B"

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



DETAIL "B"  
NOT TO SCALE



DETAIL "A"  
NOT TO SCALE

PARCEL B  
L.L.A. 05-04

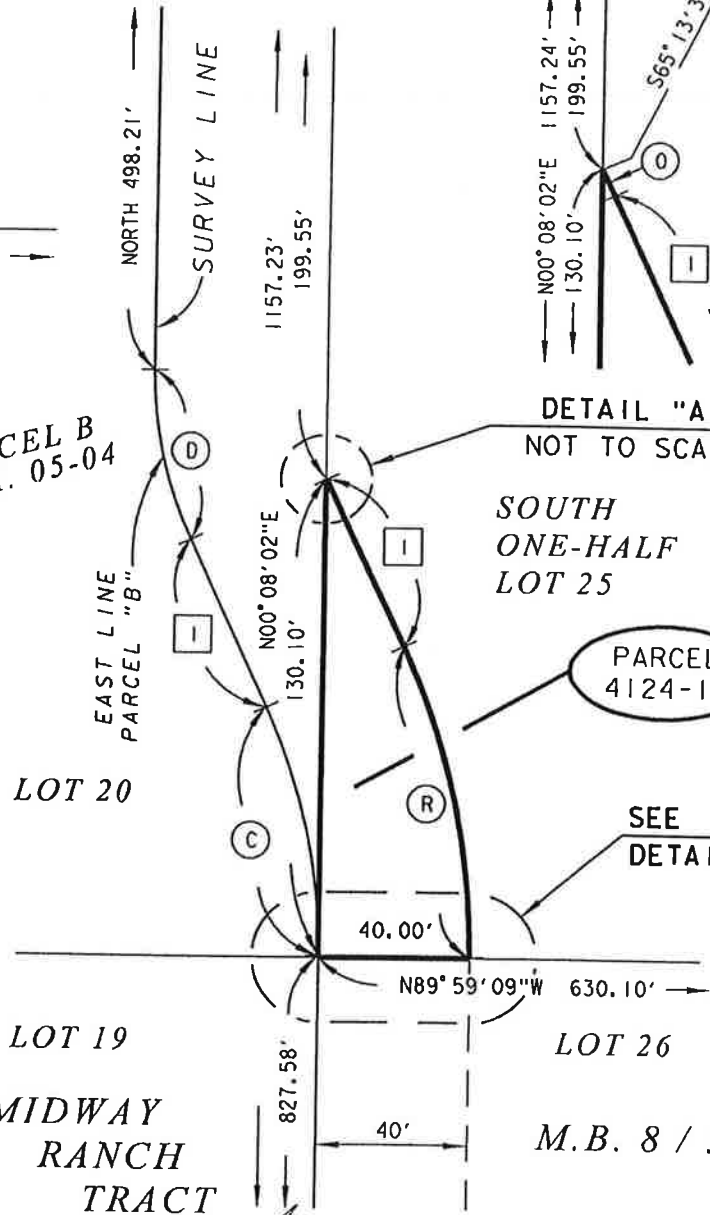
SOUTH  
ONE-HALF  
LOT 25

PARCEL  
4124-11

SEE  
DETAIL "B"

LINE DATA	
BEARING	DISTANCE
I N24°52'32"W	50.13'

CURVE DATA				
⊙	Δ =	R =	T =	L =
C	25°00'34"	160.00'	35.48'	69.84'
D	24°52'32"	110.00'	24.26'	47.76'
O	00°06'05"	70.00'	0.06'	0.12'
R	25°00'34"	200.00'	44.36'	87.30'



LOT 20

LOT 19

LOT 26

MIDWAY  
RANCH  
TRACT

M.B. 8 / 50



*William R. Hoffmeyer Jr.*  
DATE: 27 Nov. 2012

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: SAN JACINTO RIVER MDP LINE C	RCFC PARCEL NUMBER(S): PARCEL 4124-11	SCALE: 1" = 50'	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.		NOV-20-2012	SHEET NO. 2 OF 2

Exhibit "A"

San Jacinto MDP Line C  
Parcel 4124-11T

Being a portion of the South one-half of Lot 25 of the Midway Ranch Tract in the city of Hemet, County of Riverside, State of California as shown on Map Book 8, Page 50, in the office of the County Recorder of said county, described as follows:

Beginning at the Southwest corner of said South one-half of Lot 25;

Thence South  $89^{\circ} 59' 09''$  East 60.00 feet along the South line of said South one-half of Lot 25;

Thence North  $00^{\circ} 08' 02''$  East 0.26 foot to the beginning of a curve, concave Westerly, having a radius of 220.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 96.03 feet;

Thence North  $24^{\circ} 52' 32''$  West 93.13 feet to the West line of said South one-half of Lot 25;

Thence South  $00^{\circ} 08' 02''$  West 177.79 feet along said West line to the True Point of Beginning.

Excepting therefrom all that portion of the South one-half of Lot 25 within a 40.00 foot wide strip of land lying Easterly of the survey line described as follows:

Commencing at the point of intersection with Midway Street and Santa Fe Street as shown on Record of Survey Book 63, Page 79, records of Riverside County, State of California;

Thence South  $00^{\circ} 07' 37''$  West 34.97 feet, along the centerline of said Santa Fe Street;

Thence North  $89^{\circ} 52' 23''$  West 30.00 feet to a point on the Westerly right-of-way line of Santa Fe Street as shown on said Map Book 8, Page 50, said point being the beginning of a non-tangent curve, concave Northerly, having a radius of 200.00 feet, to which a radial line bears South  $00^{\circ} 58' 45''$  West, said point also being the Point of Beginning of said survey line;

Thence Westerly along said curve through a central angle of  $39^{\circ} 37' 10''$  an arc distance of 138.30 feet;

Thence North  $49^{\circ} 24' 05''$  West 610.81 feet to the beginning of a curve, concave Northeasterly, having a radius of 110.00 feet;

Thence Northwesterly along said curve through a central angle of  $49^{\circ} 32' 07''$  an arc distance of 95.10 feet to the West line of Lot 27 of said map book;  
Thence North  $00^{\circ} 08' 02''$  East 827.59 feet along the West lines of Lot 27, Lot 26, and the said South one-half of Lot 25 of said map book to the beginning of a curve concave Westerly, and having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $25^{\circ} 00' 34''$  an arc distance of 69.84 feet;

Thence North  $24^{\circ} 52' 32''$  West 50.13 feet to the beginning of a curve concave Easterly, and having a radius of 110.00 feet;

Thence Northerly along said curve through a central angle of  $24^{\circ} 52' 32''$  an arc distance of 47.76 feet;

Thence North 498.21 feet to the beginning of a curve concave Easterly, and having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 33.02 feet;

Thence North  $09^{\circ} 27' 35''$  East 7.02 feet to the beginning of a curve, concave Westerly, having a radius of 160.00 feet;

Thence Northerly along said curve through a central angle of  $09^{\circ} 27' 35''$  an arc distance of 26.42 feet;


Thence North 528.28 feet to the beginning of a curve, concave Easterly, having a radius of 200.00 feet;

Thence Northerly along said curve through a central angle of  $17^{\circ} 11' 31''$  an arc distance of 60.01 feet;

Thence North  $17^{\circ} 11' 31''$  East 115.22 feet to a point on the East line of Parcel 5 as shown on Parcel Map Book 184, Pages 40 and 41, records of Riverside County, State of California, said point being North  $00^{\circ} 06' 09''$  East 101.38 feet along said East line from the Southeast corner of said Parcel 5, said point also being the Point of Terminus of said survey line.

Containing 0.08 acre, more or less.



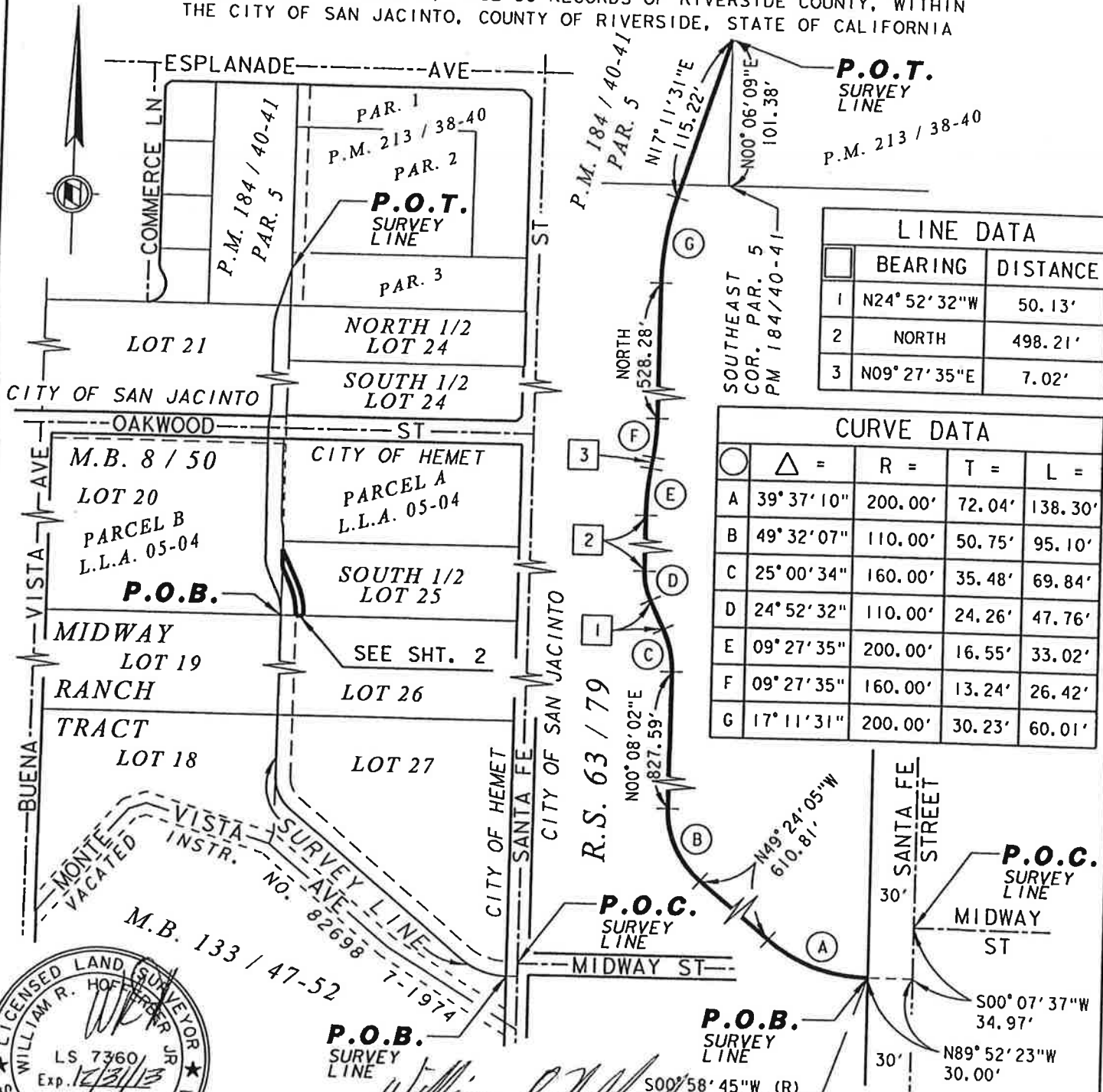
  
WILLIAM R. HOFFERBER JR.

Land Surveyor No. 7360  
Signed For: Riverside County Flood Control  
and Water Conservation District

Date: 09 APRIL 2013

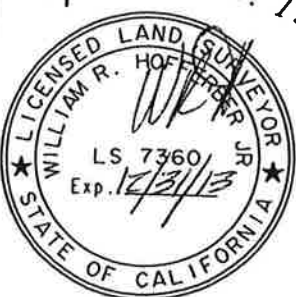
# Exhibit "B"

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



	BEARING	DISTANCE
1	N24° 52' 32" W	50.13'
2	NORTH	498.21'
3	N09° 27' 35" E	7.02'

Circle	Δ =	R =	T =	L =
A	39° 37' 10"	200.00'	72.04'	138.30'
B	49° 32' 07"	110.00'	50.75'	95.10'
C	25° 00' 34"	160.00'	35.48'	69.84'
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E	09° 27' 35"	200.00'	16.55'	33.02'
F	09° 27' 35"	160.00'	13.24'	26.42'
G	17° 11' 31"	200.00'	30.23'	60.01'



*William R. Hoff*  
 DATE: 09 APRIL 2013

DETAIL OF SURVEY LINE  
 NOT TO SCALE

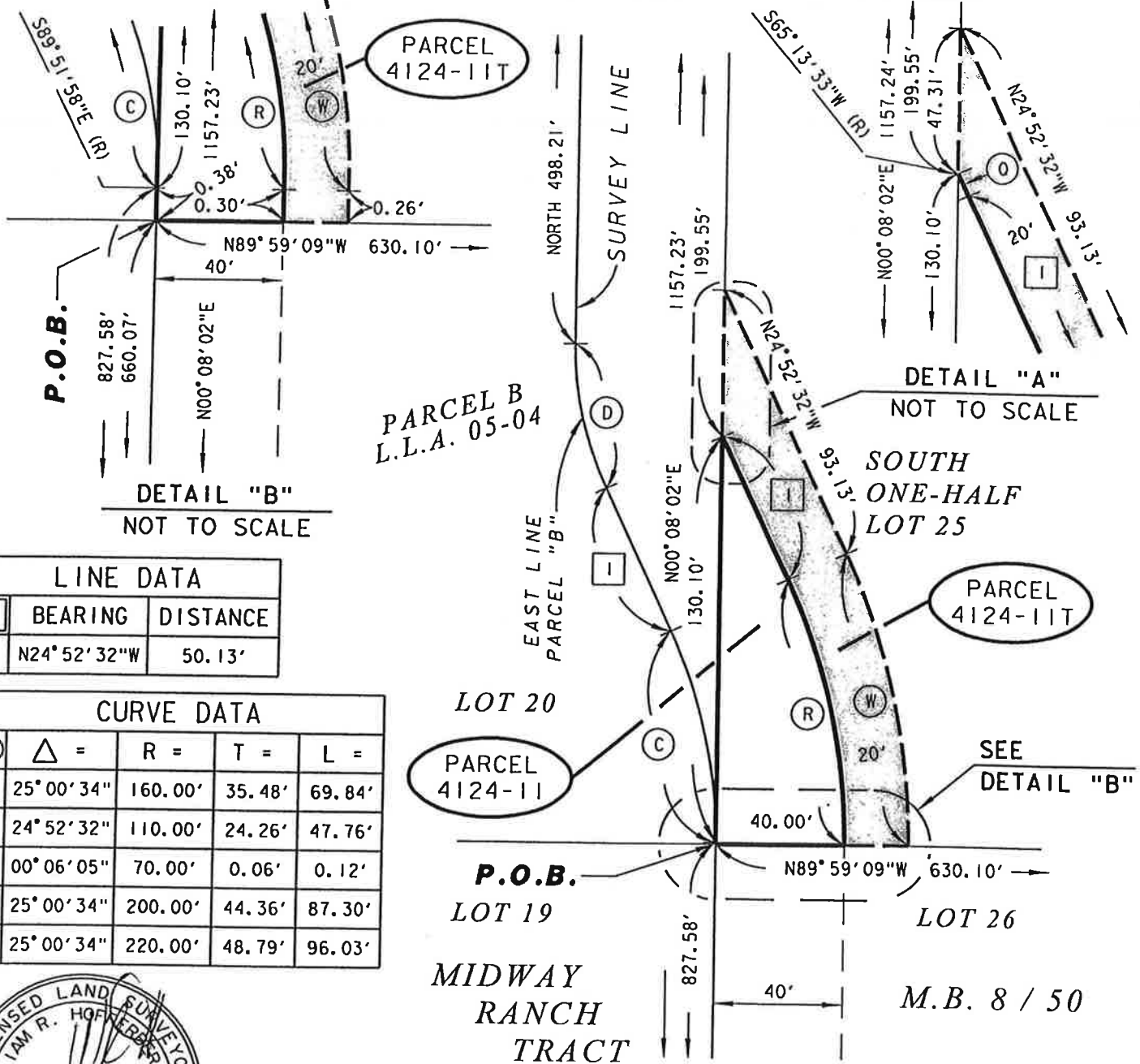
## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: SAN JACINTO RIVER MDP LINE C		SCALE: NO SCALE	PREPARED BY: DAC
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.		RCFC PARCEL NUMBER(S): PARCEL 4124-11T	SHEET NO. 1 OF 2
		APR-09-13	

### Exhibit "B"

BEING A PORTION OF THE SOUTH ONE-HALF OF LOT 25 OF THE MIDWAY RANCH TRACT AS SHOWN ON MAP BOOK 8, PAGE 50 RECORDS OF RIVERSIDE COUNTY, WITHIN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LINE DATA		
	BEARING	DISTANCE
I	N24°52'32"W	50.13'

CURVE DATA				
○	△ =	R =	T =	L =
C	25°00'34"	160.00'	35.48'	69.84'
D	24°52'32"	110.00'	24.26'	47.76'
Q	00°06'05"	70.00'	0.06'	0.12'
R	25°00'34"	200.00'	44.36'	87.30'
W	25°00'34"	220.00'	48.79'	96.03'



*William R. Hoffenberg*  
 DATE: 09 APRIL 2013

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
 1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME: <b>SAN JACINTO RIVER MDP LINE C</b>			
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	RCFC PARCEL NUMBER(S): <b>PARCEL 4124-11T</b>	SCALE: <b>1" = 50'</b>	PREPARED BY: <b>DAC</b>
		<b>APR-09-13</b>	SHEET NO. <b>2 OF 2</b>