

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

808



FROM: Economic Development Agency

SUBMITTAL DATE:
November 5, 2015

SUBJECT: Resolution No. 2015-183, Notice of Intention to Convey Fee Simple Interest in Real Property to the Riverside County Regional Park and Open Space District, District 2 [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Resolution No. 2015-183, Notice of Intention to Convey Fee Simple Interest in Real Property located in the area of the City of Riverside, County of Riverside, California, known as the Santa Ana River Wildlife Area, identified by Assessor Parcel Numbers listed on the Attachment A, by Quitclaim Deed to the Riverside County Regional Park & Open Space District; and;
2. Direct the Clerk of the Board to give notice pursuant to Government Code Section 6061.

BACKGROUND:

Summary

Commences on Page 2

Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: N/A

Budget Adjustment: No
For Fiscal Year: 2015/16

C.E.O. RECOMMENDATION:

APPROVE

BY:
Rohini Dasika

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

FORM APPROVED COUNTY COUNSEL 10/27/15
DATE
BY: GREGORY P. PRIAMOS
Departmental Concurrence

- A-30
- 4/5 Vote
- Positions Added
- Change Order

Prev. Agn. Ref.:

District: 2

Agenda Number:

3-13

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

Economic Development Agency

FORM 11: Resolution No. 2015-183, Notice of Intention to Convey Fee Simple Interest in Real Property to the Riverside County Regional Park and Open Space District, District 2 [\$0]

DATE: November 5, 2015

PAGE: 2 of 2

BACKGROUND:

Summary

The County of Riverside (County) acquired the subject parcels for use as open space and a park, and assigned control to its Parks Department. In 1990, the Riverside County Regional Park & Open Space District (District) was formed. The District has initiated a request to convey the subject parcels from County to District.

Pursuant to Government Code Section 25365, the County may transfer interests in real property or interest therein, belonging to the County to another public agency, upon the terms and conditions as agreed upon and without complying with any other provisions of the Government Code, if the property or interest therein to be conveyed is not required for County use. Finding that the fee simple interest is no longer necessary for use by the County, the County intends to transfer its fee simple interest in real property, located adjacent to the City of Riverside, consisting of approximately 711.84 acres, identified by Assessor Parcel Numbers listed on Attachment A, as more particularly described in Exhibit A attached to Resolution No. 2015-183, by Quitclaim Deed to the Riverside County Regional Park & Open Space District.

Pursuant to Government Code Section 25521.5, the County may transfer to Riverside County Regional Park and Open Space District, without a vote of the electors of the county first being taken, any real or personal property belonging to the county.

This Resolution No. 2015-183 has been reviewed and approved by County Counsel as to legal form

Impact on Citizens and Businesses

Finding that the fee simple interest is no longer necessary for use by the County, the District has initiated a request to convey the subject parcels from County to District. Since this is only a transfer between public agencies, there will be no impact on citizens and businesses.

Attachments:

Resolution No. 2015-183

Aerial Image

2 RESOLUTION NO. 2015-183

3 NOTICE OF INTENTION TO CONVEY FEE SIMPLE INTEREST

4 IN REAL PROPERTY TO THE

5 RIVERSIDE COUNTY REGIONAL PARK & OPEN SPACE DISTRICT

6
7 WHEREAS, the County of Riverside is the owner certain real property consisting of
8 711.84 acres of vacant land, identified with Assessor Parcel Numbers listed on Attachment "A",
9 as more particularly described in Exhibit "A", attached hereto and made apart hereof, located
10 adjacent to the city of Riverside, County of Riverside, State of California ("Property"); and

11 WHEREAS, the Property has been determined as not required for County use or
12 purposes; and

13 WHEREAS, the County desires to convey the Property to the Riverside County
14 Regional Park & Open Space District, for development of the proposed Santa Ana Wildlife
15 Area.

16 WHEREAS, the County of Riverside and the Riverside County Regional Park & Open
17 Space District concur that it would be in both parties best interest to transfer the Property to the
18 District; now, therefore,

19 BE IT RESOLVED, DETERMINED AND ORDERED and NOTICE IS HEREBY GIVEN
20 by the Board of Supervisors of the County of Riverside, in regular session assembled on
21 November 17, 2015, intends to convey on or after December 8, 2015, to the Riverside County
22 Regional Park & Open Space District, the following described real property: Certain fee
23 interests in real property located adjacent to the City of Riverside, County of Riverside, State of
24 California, identified with Assessor's Parcel Numbers listed on Attachment "A", as more
25 particularly described in Exhibit "A", attached hereto and made apart hereof, by Quitclaim
26 Deed.

27 The Board of Supervisors will meet to conclude the proposed transaction on or after
28 December 8, 2015, at 9:00 a.m. or thereafter, at the meeting room of the Board of Supervisors

FORM APPROVED COUNTY COUNSEL
BY: *[Signature]*
DATE: 11/17/15
BY: SYDNEY MINSUNZELLO

1 located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside,
2 California.

3 BE IT FURTHER RESOLVED AND DETERMINED that the Clerk of the Board of
4 Supervisors is directed to give notice hereof as provided in Section 6061 of the Government
5 Code.

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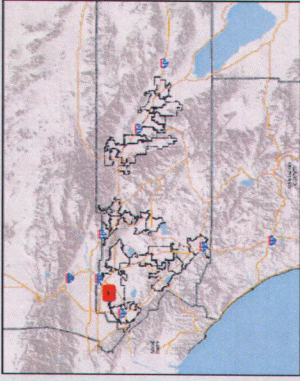
ATTACHMENT A

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186-250-014, 186-250-015, 186-270-002, 186-270-004, 186-270-006, 186-270-009, 186-270-
011, 186-270-012, 186-270-013, 187-130-002, 187-151-001, 187-210-004, 189-110-010, 189-
110-013, 189-110-014, 189-110-017, 189-110-018

YK:tg/102115/070PD/17.663 S:\Real Property\TYPING\Docs-17.500 to 17.999\17.663.doc

Conveyance of Santa Ana River Wildlife Area to Riverside County Regional Park & Open Space District



Legend



0 2,909 5,818 Feet



REPORT PRINTED ON... 7/2/2015 8:59:08 AM

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IMPORTANT Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

Notes
District 2
23 parcels consisting of approximately
711.84

EXHIBIT A

LEGAL DESCRIPTION

PARCEL A: (APN: 186-230-038, 186-230-011)

THAT PORTION OF LOT 2 OF THE MILLER & NEWMAN'S SURVEY OF RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7 PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, AND THAT PORTION OF LOT 4 OF RIVERVIEW TRACT, AS SHOWN BY MAP ON FILE IN BOOK 4 PAGE 58 OF MAPS, RIVERSIDE COUNTY RECORDS, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE EASTERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. 71 AT ITS INTERSECTION WITH THE NORTHEASTERLY LINE OF LOT 2 OF SAID RUBIDOUX RANCHO, EXTENDED NORTHWESTERLY;

THENCE SOUTH 25° 40'40" WEST ALONG THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD, 213.81 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE DESCRIBED;

THENCE SOUTH 70° 40'40" EAST, 1346.88 FEET;

THENCE SOUTH 18° 38' WEST, 184.31 FEET;

THENCE NORTH 71° 46' WEST, 1369.73 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD;

THENCE NORTH 25° 40'40" EAST ALONG THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD, 211.45 FEET TO THE POINT OF BEGINNING;

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE RIVERSIDE LAND AND IRRIGATING COMPANY BY DEED RECORDED DECEMBER 30, 1901 AS INSTRUMENT NO. 30 IN BOOK 134 PAGE 47 OF DEEDS, RIVERSIDE COUNTY RECORDS;

ALSO EXCEPTING THEREFROM THAT PORTION LYING SOUTHEASTERLY OF THE NORTHWESTERLY LINE OF PARCEL 1100-37 S SHOWN ON RECORD OF SURVEY MAP RECORDED NOVEMBER 6, 1967 IN BOOK 51 PAGES 76 TO 81 OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS AND CONVEYED TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEED RECORDED SEPTEMBER 13, 1968 AS INSTRUMENT NO. 88398.

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE RUBIDOUX COMMUNITY SERVICE DISTRICT, A PUBLIC AGENCY, BY DEED RECORDED JANUARY 22, 2009 AS INSTRUMENT NO. 2009-0029050, OF OFFICIAL RECORDS.

SAID LAND IS DESCRIBED PURSUANT TO AN ASSESSOR PARCEL; THIS MAY NOT BE A LEGAL DIVISION OF SAID LAND. THE DESCRIPTION IS PROVIDED ONLY TO FACILITATE THE ISSUANCE OF THIS REPORT.

PARCEL B: (APN: 186-240-001)

PARCEL 1100-38B, AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN RECORD OF SURVEYS BOOK 51 PAGES 76 THROUGH 81 INCLUSIVE, OFFICE OF THE COUNTY RECORDER, RIVERSIDE COUNTY, CALIFORNIA.

LEGAL DESCRIPTION

PARCEL C: (APN: 186-240-003)

PARCEL C-1:

A PORTION OF THE RUBIDOUX RANCHO AND A PORTION OF LOT 1 OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, AND A PORTION OF LOT 7 AS SHOWN BY MAP OF EVANS RIO RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 52, 53, AND 54 OF MAPS, RIVERSIDE COUNTY RECORDS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE WESTERLY CORNER OF PARCEL 1100-39 AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967 IN BOOK 51, PAGES 76 THROUGH 81, INCLUSIVE OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE NORTH 71° 22'13" WEST ON THE TIE LINE AS SHOWN ON SAID RECORD OF SURVEY A DISTANCE OF 120.07 FEET TO AN ANGLE POINT IN THE NORTHWESTERLY LINE OF SAID LOT 7;

THENCE SOUTH 70° 24'23" WEST, FORMERLY RECORDED SOUTH 70° 21' WEST, ALONG THE NORTHWESTERLY LINE OF SAID LOT 7, A DISTANCE OF 200 FEET;

THENCE NORTH 89° 16' 37" WEST, FORMERLY RECORDED NORTH 89° 17' WEST, ALONG THE NORTHWESTERLY LINE OF SAID LOT 7, A DISTANCE OF 303.6 FEET;

THENCE SOUTH 77° 53' 23" WEST FORMERLY RECORDED SOUTH 77° 53' WEST, ALONG THE NORTHWESTERLY LINE OF SAID LOT 7, A DISTANCE OF 318.5 FEET TO THE SOUTHEASTERLY LINE OF LOT 27 OF SAID RUBIDOUX RANCHO;

THENCE NORTH 32° 11' 23" EAST, ALONG THE SOUTHEASTERLY LINE OF SAID LOT 27, A DISTANCE OF 568.90 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 27;

THENCE 75° 05' 28" EAST, A DISTANCE OF 670.77 FEET TO AN ANGLE POINT IN THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39;

THENCE SOUTH 68° 21' 48" EAST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 100-39, A DISTANCE OF 50 FEET;

THENCE SOUTH 21° 38' 12" WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 215.91 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN PARCEL 1100-39A AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY.

PARCEL C-2:

A PORTION OF LOT 1 OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, AND A PORTION OF LOT 5 OF RIVERVIEW TRACT AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 58 OF MAPS, RIVERSIDE COUNTY RECORDS, AND A PORTION OF LOT 7 OF EVANS RIO RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 52, 53, AND 54 OF MAPS, RIVERSIDE COUNTY RECORDS,

LEGAL DESCRIPTION

(continued)

DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 27 AS SHOWN ON SAID MAP OF THE RUBIDOUX RANCHO;

THENCE NORTH $68^{\circ}41'37''$ WEST, ALONG THE NORTHEAST LINE OF SAID LOT 27 AND ITS NORTHWESTERLY PROLONGATION, A DISTANCE OF 520.5 FEET TO THE SOUTHEASTERLY LINE OF RIVERVIEW DRIVE AS ESTABLISHED BY THAT CERTAIN PARCEL OF LAND CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED RECORDED NOVEMBER 21, 1969, AS INSTRUMENT NO. 119980, RIVERSIDE COUNTY RECORDS;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID RIVERVIEW DRIVE, THE FOLLOWING (6) COURSES;

- (1) THENCE NORTH $32^{\circ}31'03''$ EAST, A DISTANCE OF 55.92 FEET;
- (2) THENCE NORTHEASTERLY ALONG THE ARC OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 356 FEET THROUGH A CENTRAL ANGLE $18^{\circ}21'17''$, A DISTANCE OF 114.04 FEET;
- (3) THENCE SOUTH $67^{\circ}15'34''$ EAST, A DISTANCE OF 16.35 FEET;
- (4) THENCE NORTH $17^{\circ}06'09''$ EAST, A DISTANCE OF 24.00 FEET;
- (5) THENCE NORTHEASTERLY ALONG THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 356 FEET FROM AN INITIAL RADIAL LINE HAVING A BEARING AND SOUTH $34^{\circ}40'19''$ EAST, THROUGH A CENTRAL ANGLE OF $03^{\circ}32'29''$, A DISTANCE OF 22.00 FEET;
- (6) THENCE NORTH $58^{\circ}52'10''$ EAST, A DISTANCE OF 168.15 FEET;

THENCE SOUTH $59^{\circ}36'38''$ EAST, A DISTANCE OF 1020.09 FEET TO AN ANGLE POINT IN THE NORTHWESTERLY LINE OF PARCEL 1100-39 AS SHOWN BY MAP ON FILE IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE SOUTH $21^{\circ}38'12''$ WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 100 FEET TO AN ANGLE POINT THEREIN;

THENCE NORTH $75^{\circ}05'28''$ WEST, A DISTANCE OF 670.77 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN PARCEL 1100-39A AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY,

PARCEL C-3:

A PORTION OF LOT 1 OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS AND A PORTION OF LOT 5 OF RIVERVIEW TRACT AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 58 OF MAPS, RIVERSIDE

LEGAL DESCRIPTION

(continued)

COUNTY RECORDS AND A PORTION OF LOT 7 OF EVANS RIO RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 52, 53, AND 54 OF MAPS, RIVERSIDE COUNTY RECORDS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE WESTERLY CORNER OF PARCEL 1100-39 AS SHOWN BY MAP ON FILE IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39 THE FOLLOWING (3) COURSES:

- (1) THENCE NORTH 21°36'12" EAST, A DISTANCE OF 215.91 FEET;
- (2) THENCE NORTH 68°21'48" WEST, A DISTANCE OF 50.00 FEET
- (3) THENCE NORTH 21°38'12" EAST, A DISTANCE OF 100 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 59°36'38" WEST, A DISTANCE OF 1020.09 FEET TO A POINT IN THE SOUTHEASTERLY LINE OF RIVERVIEW DRIVE AS ESTABLISHED BY THAT CERTAIN PARCEL OF LAND CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED RECORDED NOVEMBER 21, 1969, AS INSTRUMENT NO. 119980, RIVERSIDE COUNTY RECORDS;

THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID RIVERVIEW DRIVE THE FOLLOWING (4) COURSES:

- (1) THENCE NORTHEASTERLY ALONG THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 444 FEET, FROM AN INITIAL RADIAL LINE HAVING A BEARING OF NORTH 31°07'50" WEST, THROUGH A CENTRAL ANGLE OF 28°09'59", A DISTANCE OF 218.27 FEET;
- (2) THENCE NORTH 30°42'11" EAST, A DISTANCE OF 17.24 FEET;
- (3) THENCE NORTHEASTERLY ALONG THE ARC OF A TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 356 FEET THROUGH A CENTRAL ANGLE OF 16°16'52", A DISTANCE OF 101.16 FEET;
- (4) THENCE NORTH 46°59'03" EAST, A DISTANCE OF 44.80 FEET;
THENCE SOUTH 61°37'09" EAST, A DISTANCE OF 927.97 FEET TO A POINT IN THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39;

THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, THE FOLLOWING (4) COURSES:

- (1) THENCE SOUTH 21°38'12" WEST, A DISTANCE OF 237.68 FEET;
- (2) THENCE SOUTH 30°10'03" WEST, A DISTANCE OF 101.12 FEET;
- (3) THENCE SOUTH 21°38'12" WEST, A DISTANCE OF 61.07 FEET;

LEGAL DESCRIPTION

(continued)

(4) THENCE NORTH 68°21'48" WEST, A DISTANCE OF 35.00 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN PARCEL 1100-39A AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY.

PARCEL C-4:

A PORTION OF LOT 1 OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, AND A PORTION OF LOTS 4 AND 5 OF RIVERVIEW TRACT AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 58 OF MAPS, RIVERSIDE COUNTY RECORDS, AND A PORTION OF LOT 7 OF EVANS RIO RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 52, 53 AND 54 OF MAPS, RIVERSIDE COUNTY RECORDS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE WESTERLY CORNER OF PARCEL 1100-39 AS SHOWN BY MAP ON FILE IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39 THE FOLLOWING (7) COURSES:

- (1) THENCE NORTH 21°38'12" EAST, A DISTANCE OF 215.91 FEET;
- (2) THENCE NORTH 68°21'48" WEST, A DISTANCE OF 50.00 FEET;
- (3) THENCE NORTH 21°38'12" EAST, A DISTANCE OF 100.00 FEET;
- (4) THENCE SOUTH 68°21'48" EAST. A DISTANCE OF 35.00 FEET;
- (5) THENCE NORTH 21°38'12" EAST, A DISTANCE OF 61.07 FEET;
- (6) THENCE NORTH 30°10'03" EAST, A DISTANCE OF 101.12 FEET;
- (7) THENCE NORTH 21°38'12" EAST, A DISTANCE OF 237.68 FEET TO THE TRUE POINT OF BEGINNING:

THENCE NORTH 61°37'09" WEST, A DISTANCE OF 927.97 FEET TO AN ANGLE POINT IN THE SOUTHEASTERLY LINE OF RIVERVIEW DRIVE AS ESTABLISHED BY THAT CERTAIN PARCEL OF LAND CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED RECORDED NOVEMBER 21, 1969 AS INSTRUMENT NO. 119980, RIVERSIDE COUNTY RECORDS;

THENCE NORTH 14°41'56" EAST, ALONG LAST SAID SOUTHEASTERLY LINE, A DISTANCE OF 44.94 FEET TO THE SOUTHEASTERLY LINE OF THE COUNTY ROAD AS SHOWN BY MAP ON FILE IN BOOK 8, PAGE 79 OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE NORTH 46°59'03" EAST, ALONG THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD, A DISTANCE OF 127 FEET;

LEGAL DESCRIPTION

(continued)

THENCE NORTH 25°21'23" EAST, ALONG THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD, A DISTANCE OF 232.12 FEET;

THENCE SOUTH 67°00'16" EAST, A DISTANCE OF 842.78 FEET TO AN ANGLE POINT IN THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39;

THENCE SOUTH 13°06'21" WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 101.12 FEET;

THENCE SOUTH 21°38'12" WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 380 FEET TO THE TRUE POINT OF BEGINNING;

EXCEPTING THEREFROM ANY PORTION LYING WITHIN PARCEL 1100-39A AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY.

PARCEL C-5:

A PORTION OF LOTS 1 AND 2 OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, AND A PORTION OF LOT 4 OF RIVERVIEW TRACT, AND A PORTION OF LOT 7 OF EVANS RIO RANCHO, AS SHOWN BY MAP ON FILE BOOK 10, PAGES 52, 53, AND 54 OF MAPS, RIVERSIDE COUNTY RECORDS DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHERLY CORNER OF PARCEL 1100-39 AS SHOWN BY MAP ON FILE IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS;

THENCE SOUTH 21°36'12" WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 153.00;

THENCE NORTH 67°00'16" WEST, A DISTANCE OF 842.76 FEET TO A POINT IN THE SOUTHEASTERLY LINE OF THE COUNTY ROAD AS SHOWN BY MAP ON FILE IN BOOK 8, PAGE 79 OF RECORDS OF SURVEY, RIVERSIDE COUNTY CALIFORNIA;

THENCE NORTH 25°21'23" EAST, ALONG SAID SOUTHEASTERLY LINE, A DISTANCE OF 520 FEET TO THE NORTHWESTERLY PROLONGATION OF THE NORTHEASTERLY LINE OF PARCEL 1100-38A AND 1100-38B AS SHOWN BY SAID MAP ON FILE IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY;

THENCE SOUTH 71°50'46" EAST, ALONG LAST SAID NORTHWESTERLY PROLONGATION A DISTANCE OF 828.41 FEET TO THE MOST NORTHERLY CORNER OF SAID PARCEL 1100-38A;

THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 1100-38A BEING THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 1035 FEET FROM AN INITIAL RADIAL LINE HAVING A BEARING SOUTH 63°59'22" EAST, THROUGH A CENTRAL ANGLE OF 04°21'53", A DISTANCE OF 78.85 FEET;

THENCE SOUTH 21°38'45" WEST CONTINUING ALONG LAST SAID NORTHWESTERLY LINE, A DISTANCE OF 356.74 FEET TO THE NORTHEASTERLY LINE OF SAID PARCEL 1100-39;

LEGAL DESCRIPTION

(continued)

THENCE NORTH 70°43'05" WEST ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 1100-39, A DISTANCE OF 15.01 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN PARCEL 1100-39A AS SHOWN ON RECORD OF SURVEY FILED NOVEMBER 6, 1967, IN BOOK 51, PAGES 76 THROUGH 81 INCLUSIVE OF RECORDS OF SURVEY.

PARCEL C-6:

LOT 27 AS SHOWN BY MAP OF RUBIDOUX RANCHO SHOWING LANDS SOLD BY LOUIS RUBIDOUX, SURVEY BY MILLER AND NEWMAN, A PLAT OF WHICH IS RECORDED IN BOOK 7, PAGE 36 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, TOGETHER WITH ALL THAT PORTION OF LOT 5 OF THE RIVERVIEW TRACT AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 58 OF MAPS, RECORDS OF RIVERSIDE COUNTY CALIFORNIA, LYING WESTERLY OF THE SAID LOT 27 AND EASTERLY OF THE COUNTY ROAD, AS SHOWN BY COUNTY ROAD SURVEY NO. 71, A PLAT OF WHICH IS FILED IN RIVERSIDE COUNTY, WHICH SAID PORTION LYING WESTERLY OF SAID LOT 27 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID LOT 27;

THENCE WESTERLY ON AN EXTENSION WESTERLY OF THE SOUTHERLY LINE OF SAID LOT 27 TO THE INTERSECTION OF SAID EXTENSION WITH THE CENTER LINE OF THE COUNTY ROAD AS SHOWN ON SAID COUNTY SURVEY ROAD MAP NO. 71 HEREINBEFORE REFERRED TO;

THENCE NORTH 10°07' EAST, TO STATION NO. 6 AS SHOWN ON SAID SURVEY;

THENCE NORTH 50°37" EAST, 115 FEET;

THENCE NORTH 27°07' EAST, 540 FEET;

THENCE NORTH 65°53' EAST, 100 FEET;

THENCE NORTH 31°37' EAST, TO A POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID LOT 27, EXTENDED WESTERLY TO THE CENTER LINE OF SAID COUNTY ROAD,

THENCE IN A STRAIGHT LINE EASTERLY TO THE NORTHWESTERLY CORNER OF SAID LOT 27;

THENCE FOLLOWING THE WESTERLY LINE OF SAID LOT 27 THROUGHOUT ITS WHOLE EXTENT TO THE POINT OF BEGINNING;

EXCEPTING THEREFROM ALL THAT PORTION IN SAID COUNTY ROAD.

PARCEL D: (APN: 186-250-15)

THAT PORTION OF LOT 5 OF RIVERVIEW TRACT AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 58 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION

(continued)

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 27 OF THE MILLER AND NEWMAN SURVEY OF THE RUBIDOUX RANCHO, PER MAP ON RECORD IN THE COUNTY RECORDER'S OFFICE OF SAN BERNARDINO COUNTY, CALIFORNIA, IN BOOK 7 OF MAPS, PAGE 36;

THENCE SOUTH 42°54' WEST, 327 FEET;

THENCE SOUTH 16°34' WEST, 243 FEET;

THENCE SOUTH 5°34' WEST, 60 FEET;

THENCE SOUTH 36°26' EAST, 150 FEET;

THENCE SOUTH 22°54' WEST 200 FEET;

THENCE SOUTH 60°24' WEST, 520 FEET;

THENCE SOUTH 81°18' WEST, 101 FEET TO WITNESS POST FOR STATION "J" 8 OF THE RUBIDOUX RANCHO;

THENCE FOLLOWING THE CENTER LINE OF THAT CERTAIN COUNTY ROAD AS SHOWN BY SURVEY OF NO. 71 ON FILE IN THE COUNTY SURVEYORS OFFICE OF RIVERSIDE COUNTY, CALIFORNIA, NORTH 24°24' EAST, 240 FEET;

THENCE NORTH 39°37' EAST, 390 FEET;

THENCE NORTH 27°07' EAST, 350 FEET;

THENCE NORTH 30°07' EAST, 300 FEET;

THENCE NORTH 10°07' EAST TO THE POINT WHERE SAID LINE WOULD INTERSECT THE SOUTHERLY LINE OF SAID LOT 27 WHEN EXTENDED WESTERLY TO THE SOUTHERLY LINE OF SAID LOT 27 WHEN EXTENDED WESTERLY TO THE CENTER LINE OF SAID COUNTY ROAD;

THENCE IN A STRAIGHT LINE TO THE POINT OF BEGINNING, AND CONTAINING 4/9 ACRES, MORE OR LESS.

EXCEPTING THAT PORTION LYING NORTH OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A CEMENT POINT IN THE WESTERLY LINE OF THE RUBIDOUX RANCHO, AS SURVEYED BY MILLER AND NEWMAN, A PLAT OF WHICH IS OF RECORD IN BOOK 7 OF MAPS, PAGE 36, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, SAID POINT BEING NORTH 17°50' EAST, 345.8 FEET FROM THE SOUTHWESTERLY CORNER OF SAID RUBIDOUX RANCHO MARKED J. 8 ON SAID MAP, ALSO BEING POINT NO. 1 OF ROAD SURVEY NO. 71, A PLAT OF WHICH IS OF RECORD IN BOOK 1 OF RECORDS OF SURVEYS, PAGE 58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE ALONG SAID ROAD SURVEY NO. 71 NORTH 25°26' EAST, 239.2 FEET TO POINT NO. 2 OF SAID ROAD SURVEY NO. 71;

LEGAL DESCRIPTION

(continued)

THENCE NORTH 40°35' EAST, 336.1 FEET TO POINT NO. 2 AND THE TRUE POINT OF BEGINNING;

THENCE SOUTH 83°27' EAST, 747.0 FEET TO POINT NO. 4 TO THE TERMINUS THEREOF.

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE RUBIDOUX COMMUNITY SERVICES DISTRICT, A PUBLIC AGENCY, BY DEED RECORDED JANUARY 22, 2009 AS INSTRUMENT NO. 2009-29047, OF OFFICIAL RECORDS.

PARCEL E: (APNS: 186-270-002 AND 004)

LOT 7 AS SHOWN BY MAP OF EVANS RIO RANCHO ON FILE IN BOOK 10, PAGES 52 THROUGH 54 OF MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA;

EXCEPTING THEREFROM PARCEL 1100-39 AND PARCEL 1100-39A AS CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEED RECORDED NOVEMBER 14, 1968 AS INSTRUMENT NO. 109069, RECORDS OF THE RECORDER OF SAID COUNTY;

ALSO EXCEPTING THEREFROM THOSE CERTAIN PARCELS OF LAND AS CONVEYED TO THE RUBIDOUX COMMUNITY DISTRICT BY DEED RECORDED OCTOBER 16, 1953 AS INSTRUMENT NO. 50074, RECORDS OF THE RECORDER OF SAID COUNTY;

ALSO EXCEPTING THEREFROM THAT CERTAIN PARCEL OF LAND LYING NORTHEASTERLY OF PARCEL 1 AS CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED RECORDED SEPTEMBER 28, 1970, AS INSTRUMENT NO. 95756, RECORDS OF THE RECORDER OF SAID COUNTY.

ALSO EXCEPTING THEREFROM THAT PORTION LYING SOUTHEASTERLY OF THE SOUTHEASTERLY LINE OF PARCEL 1010-79 AS SHOWN ON RECORD OF SURVEY IN BOOK 39, PAGES 14 THROUGH 18, INCLUSIVE, OF RECORDS OF SURVEY.

PARCEL F: (APN: 185-210-028)

THAT PORTION OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 5 WEST, AS SHOWN BY THE SECTIONALIZED SURVEY OF THE JURUPA RANCHO BY MAP ON FILE IN BOOK 9, PAGE 26, OF MAPS, SAN BERNARDINO COUNTY RECORDS AND LOTS 3 AND 4 IN BLOCK 5 OF JURUPA HEIGHTS, AS SHOWN BY MAP ON FILE IN BOOK 6, PAGE 37, OF MAPS, RIVERSIDE COUNTY RECORDS, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE EAST HALF OF SECTION 30 AT THE SOUTHWEST CORNER OF PARCEL 2 CONVEYED TO ROBERT O. HUNTER AND LOLA LEE HUNTER, HIS WIFE, BY DEED RECORDED NOVEMBER 14, 1955 IN BOOK 1819, PAGE 267, OF OFFICIAL RECORDS;

THENCE NORTH 66° 29' 15" EAST, 652.08 FEET TO AN ANGLE POINT IN THE SOUTH LINE OF SAID PARCEL;

LEGAL DESCRIPTION

(continued)

THENCE NORTH 82° 20' 55" EAST, 1073.10 FEET TO THE SOUTHWESTERLY LINE OF THE 100 FOOT RIGHT OF WAY OF THE UNION PACIFIC RAILROAD;

THENCE NORTHWESTERLY AND WESTERLY ALONG THE SOUTHWESTERLY AND SOUTHERLY LINE OF THE RIGHT OF WAY OF THE UNION PACIFIC RAILROAD, TO THE WEST LINE OF THE EAST HALF OF SECTION 30;

THENCE SOUTH ON SAID WEST LINE TO THE POINT OF BEGINNING;

EXCEPTING THEREFROM ALL UNDERGROUND WATERS AND THE RIGHT TO EXPLORE FOR, EXTRACT AND TRANSPORT THE SAME, AS RESERVED TO THOMAS L. CLAY IN DEED RECORDED NOVEMBER 14, 1955 IN BOOK 1819, PAGE 267, OF OFFICIAL RECORDS.

PARCEL G: (APNS: 189-110-010, 013, 014, 017 AND 018)

THAT PORTION OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 5 WEST, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING AN UNSURVEYED SECTIONALIZED SUBDIVISION OF A PORTION OF TRACT NO. 37, SHOWN BY MAP OF THE "SUBDIVISION OF A PORTION OF THE JURUPA RANCH", FILED IN BOOK 9, PAGE 26 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA AND A PORTION OF TRACT NO. 37, BEING A PORTION OF THE JURUPA RANCHO, AS CONFIRMED TO ABEL STEARNS, BY UNITED STATES PATENT, AND RECORDED IN BOOK "A" OF LAND PATENTS, PAGE 374 OF OFFICIAL RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, AS SHOWN ON GOVERNMENT TOWNSHIP PLAT, ON FILE IN THE OFFICE OF THE SURVEYOR GENERAL, AND APPROVED JUNE 26, 1878, AND MORE FULLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT "G" OF "RIVERVIEW ADDITION, TRACT NO. 4", AS SHOWN BY MAP OF FILE IN BOOK 7, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; SAID CORNER MARKED WITH A 2 INCH IRON PIPE, AND HEREINAFTER KNOWN AS "STATION NO. 33";

THENCE S. 00 DEG. 33' W., 329.89 FEET, (RECORDED S. 00° 32' 45" W., 329.80 FEET) TO A 2 INCH IRON PIPE MARKING THE NORTHEAST CORNER OF LOT 3 OF MAP SHOWING A "SUBDIVISION OF RANCHO LA SIERRA", AS SHOWN BY MAP ON FILE IN BOOK 6, PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID PIPE LOCATION HEREINAFTER KNOWN AS "STATION NO. 32";

THENCE N. 89 DEG. 30' W., 30 FEET ALONG THE EASTERLY PROLONGATION OF THE NORTH LINE OF LOT 1 OF THE "MCCLASKEY TRACT", AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 36 AND 37 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; TO THE NORTHEAST CORNER OF SAID LOT 1;

THENCE CONTINUING ALONG THE NORTH LINE OF LOT 1, N. 89 DEG. 30' W., (RECORDED N. 89 DEG. 31' W.) TO THE SOUTHEAST CORNER OF PARCEL "D" OF THE PROPERTY CONVEYED TO THE METROPOLITAN WATER DISTRICT, BY DEED RECORDED APRIL 14, 1936, IN BOOK 270, PAGE 547 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

LEGAL DESCRIPTION

(continued)

THENCE N. 13 DEG 23' 58" W., ALONG THE NORTHEASTERLY LINE OF SAID PARCEL "D", TO THE INTERSECTION OF A LINE THAT BEARS N. 89 DEG 30' W., 200 FEET, (COURSE "A"), RECORDED N. 89 DEG. 31' W., AND NORTH (COURSE "B"), FROM THE ABOVE RECITED "STATION NO. 32";

THENCE FROM SAID POINT OF INTERSECTION AND CONTINUING NORTH ALONG SAID COURSE "B", TO A POINT THAT IS 820 FEET NORTH OF THE NORTH LINE OF SAID LOT 1 OF THE MCCLASKEY TRACT;

THENCE N. 89 DEG. 30' W., (RECORDED N. 89 DEG. 31' W.) AND PARALLEL WITH THE NORTH LINE OF SAID LOT 1, TO THE SOUTHEAST CORNER OF A 40 FOOT STRIP OF LAND, DESCRIBED AS PARCEL "C" OF THE PROPERTY CONVEYED TO THE METROPOLITAN WATER DISTRICT, BY DEED RECORDED IN BOOK 270, PAGE 547 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 13 DEG. 23' 58" W., ALONG THE NORTHEASTERLY LINE OF SAID PARCEL "C", A DISTANCE OF 221.92 FEET TO THE SOUTHWEST CORNER OF PARCEL "B", OF THE CONVEYANCE TO THE METROPOLITAN WATER DISTRICT, BY DEED RECORDED NOVEMBER 21, 1936, IN BOOK 302, PAGE 503 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 76 DEG. 36' 02" E., 150 FEET ALONG THE SOUTHERLY LINE OF SAID PARCEL "B", TO THE SOUTHEAST CORNER THEREOF;

THENCE N. 13 DEG. 23' 58" W., ALONG THE NORTHEASTERLY LINE OF SAID PARCEL "B", TO THE NORTHEAST CORNER THEREOF, SAID CORNER ALSO BEING THE SOUTHEAST CORNER OF PARCEL "B" OF THE CONVEYANCE TO THE METROPOLITAN WATER DISTRICT, BY DEED RECORDED APRIL 14, 1936, IN BOOK 270, PAGE 547 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE CONTINUING N. 13 DEG. 23' 58" W., ALONG THE NORTHEASTERLY LINE OF LAST MENTIONED PARCEL "B", A DISTANCE OF 100 FEET TO THE NORTHEAST CORNER OF SAID PARCEL "B", AND THE MOST EASTERLY CORNER OF PARCEL "A" OF THE PROPERTY CONVEYED TO THE METROPOLITAN WATER DISTRICT, BY DEED RECORDED NOVEMBER 21, 1936, IN BOOK 302, PAGE 503 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 73 DEG. 39' 16" W., ALONG THE NORTHERLY LINE OF SAID PARCEL "A", A DISTANCE OF 201.56 FEET TO A POINT ON THE EASTERLY LINE OF A 150 FOOT WIDE STRIP OF LAND, CONVEYED TO THE METROPOLITAN WATER DISTRICT, AS PARCEL "A" OF THE LAST RECITED DEED;

THENCE N. 13 DEG. 23' 58" W., ALONG THE EASTERLY LINE OF SAID PARCEL, A DISTANCE OF 132.71 FEET TO AN ANGLE POINT IN SAID EAST LINE;

THENCE CONTINUING ALONG SAID EAST LINE OF SAID PARCEL "A", N. 14 DEG. 56' 06" W., 72.24 FEET TO A POINT ON A LINE OF COMPROMISE, AS DESCRIBED IN AN INSTRUMENT DATED JULY 28, 1948, AND RECORDED IN BOOK 1010, PAGE 505 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID POINT BEING S. 83 DEG. 03' 45" E., 273.11 FEET, (RECORDED S. 83 DEG. 09' 01" E.) FROM A 2 INCH IRON PIPE MARKING "STATION NO. 84", ON SAID COMPROMISE LINE;

LEGAL DESCRIPTION

(continued)

THENCE S. 83 DEG. 03' 45" E., A DISTANCE OF 766.09 FEET TO A 2 INCH IRON PIPE MARKING AN ANGLE POINT IN SAID LINE, HEREINAFTER KNOWN AS "STATION NO. 85";

THENCE N. 66 DEG. 29' 15" E., 920 FEET TO A 2 INCH IRON PIPE, HEREINAFTER KNOWN AS "STATION 86" OF SAID LINE;

THENCE N. 82 DEG. 20' 55" E., 1073.10 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF THE 100 FEET WIDE RIGHT OF WAY, AS CONVEYED TO THE SAN PEDRO, LOS ANGELES AND SALT LAKE RAILROAD COMPANY, BY DEED RECORDED IN BOOK 165, PAGE 29 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID POINT BEING MARKED WITH A 6 INCH BY 6 INCH REDWOOD POST WITH TAG, HEREINAFTER KNOWN AS "STATION 87", THE PREVIOUS THREE COURSES FOLLOW THE COMPROMISE LINE, AS SET FORTH IN THAT CERTAIN AGREEMENT BETWEEN THOMAS L. CLAY, AND THE SANTA ANA RIVER DEVELOPMENT COMPANY, BY INSTRUMENT DATED JULY 28, 1948, AND RECORDED IN BOOK 1010, PAGE 505 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 67 DEG. 28' 15" E., 1376.47 FEET TO A CONCRETE MONUMENT HEREINAFTER KNOWN AS "STATION 88", BEING A POINT ON THE WESTERLY LINE OF TRACT NO. 38, OF THE JURUPA RANCHO, AS CONFIRMED TO LOUIS RUBIDOUX, AS SHOWN ON GOVERNMENT TOWNSHIP PLAT OF TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO BASE AND MERIDIAN, FILED IN THE OFFICE OF THE SURVEYOR GENERAL, AND APPROVED JUNE 26, 1878, SAID WESTERLY LINE ALSO SHOWN AS THE NORTH-SOUTH LINE BETWEEN STATIONS J7 AND J8 ON THE MAP OF "RUBIDOUX RANCHO", ON FILE IN BOOK 7, PAGE 36 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA;

THENCE S. 17 DEG. 11' 30" W., 500 FEET, (RECORDED S. 16 DEG. 57' W., 500 FEET) ALONG SAID WESTERLY LINE OF RUBIDOUX RANCHO, AND THE WEST LINE OF LOT 3 OF THE "EVANS RIO RANCHO", AS SHOWN BY MAP ON FILE IN BOOK 10, PAGES 52 TO 54 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, TO A POINT HEREINAFTER REFERRED TO AS "POINT A"; THENCE CONTINUING ALONG SAID WEST LINE OF LOT 3, AND THE WEST LINE OF LOT 1 OF EVANS RIO RANCHO, S. 17 DEG. 11' 30" W., 264.67 FEET TO AN ANGLE POINT IN THE WEST LINE OF SAID LOT 1;

THENCE S. 00 DEG. 04' 15" E., 317 FEET, (RECORDED S. 00 DEG. 04' W.), ALONG THE WEST LINE OF SAID LOT 1, TO A 2 INCH IRON PIPE MARKING THE NORTHEAST CORNER OF LOT "D" OF "RIVERVIEW ADDITION TRACT NO. 3" AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 5 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND THE NORTHEAST CORNER OF LOT 1 OF THE MAP SHOWING A "SUBDIVISION OF THE RANCHO LA SIERRA", AS SHOWN BY MAP ON FILE IN BOOK 6, PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID CORNERS HEREINAFTER KNOWN AS "STATION NO. 35";

THENCE N. 89 DEG. 53' W., 811.73 FEET, (RECORDED N. 89 DEG. 57' 15" W.), ALONG THE NORTH LINE OF SAID LOT "D", AND THE NORTH LINE OF RIVERVIEW DRIVE, AS SHOWN ON SAID MAP OF RIVERVIEW ADDITION, TO A 2 INCH IRON PIPE MARKING THE NORTHEAST CORNER OF LOT "E", AND HEREINAFTER KNOWN AS "STATION NO. 34";

LEGAL DESCRIPTION

(continued)

THENCE N. 89 DEG. 57' W., 2477.27 FEET, (RECORDED N. 89 DEG. 57' 15" W.), ALONG THE NORTH LINES OF LOT "E" OF SAID RIVERVIEW ADDITION, TRACT NO. 3, AND THE NORTH LINES OF LOTS "F" AND "G" OF "RIVERVIEW ADDITION NO. 4", AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, TO THE NORTHWEST CORNER OF SAID LOT "G", AND THE TRUE POINT OF BEGINNING;

EXCEPTING THEREFROM THAT CERTAIN 100 FOOT WIDE RIGHT OF WAY, AS CONVEYED TO THE SAN PEDRO, LOS ANGELES AND SALT LAKE RAILROAD COMPANY, BY DEED RECORDED IN BOOK 165, PAGE 29 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SAID RIGHT OF WAY LYING 50 FEET ON EACH SIDE OF A CENTER LINE THAT BEGINS AT THE AFOREMENTIONED "POINT A";

THENCE IN A NORTHWESTERLY DIRECTION, TO A POINT ON THE NORTH LINE OF THE ABOVE DESCRIBED PARCEL.

THE BASIS OF BEARINGS OF THE ABOVE DESCRIBED IS THE NORTH LINE OF LOT 11, "SUBDIVISION OF RANCHO LA SIERRA", BEING N. 89 DEG. 34' 30" W.

PARCEL H: (APNS: 186-270-006, 011, 012, 013; 187-130-002 AND 187-210-004)

THOSE PORTIONS OF LOTS 2, 3, AND 8 OF EVANS RIO RANCHO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAPS ON FILE IN BOOK 10, PAGE 52 TO 54 INCLUSIVE OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND THAT PORTION OF THE CORRECTED MAP OF ADDITIONS TO MAPS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY, AS SHOWN BY MAP ON FILE IN BOOK 4, PAGE 75 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF SAID LOT 2; THENCE ALONG THE WESTERLY AND NORTHERLY LINES OF SAID LOT 3, THE FOLLOWING BEARINGS AND DISTANCES, N. 44 DEG. 52' W., 367.8 FEET;

THENCE N. 17 DEG. 48' E., 334.96 FEET;

THENCE S. 71 DEG. 08" E., 837.3 FEET;

THENCE N. 71 DEG. 22' E., 2,400 FEET;

THENCE S. 63 DEG. 28' E., 800 FEET;

THENCE S. 21 DEG. 28' E., 1,110 FEET;

THENCE S. 67 DEG. 25' E., 850 FEET;

THENCE N. 56 DEG. 35' E., 650 FEET;

THENCE N. 12 DEG. 45' E. 820.35 FEET TO THE MOST SOUTHWESTERLY CORNER OF THAT CERTAIN PARCEL AS CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED SEPTEMBER 17, 1969 AS INSTRUMENT NO. 95661 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 60 DEG. 13' 38" E., ALONG THE SOUTH LINES OF SAID PARCEL CONVEYED TO

LEGAL DESCRIPTION

(continued)

THE CITY OF RIVERSIDE 1,314.04 FEET TO THE SOUTHWESTERLY LINE OF RUBIDOUX AVENUE AS CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED JUNE 9, 1921, IN BOOK 546, PAGE 538 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 45 DEG. 53' E., ALONG THE SOUTHWESTERLY LINE OF SAID RUBIDOUX AVENUE, 587.64 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 8;

THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 8, THE FOLLOWING BEARINGS AND DISTANCES;

THENCE S. 60 DEG. 15' W., 377.1 FEET;

THENCE S. 26 DEG. 00" W., 303.7 FEET;

THENCE S. 49 DEG. 39' W., 420 FEET;

THENCE S. 39 DEG. 07' W., 335.5 FEET TO THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SAID LOT 8 WITH THE NORTHWESTERLY PROLONGATION OF THE NORTHEASTERLY LINE OF LOT 2 OF ADDITION NO. 1 TO GRAND AVENUE TRACT AS SHOWN BY MAP ON FILE IN BOOK 6, PAGE 90 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE SOUTHEASTERLY ALONG SAID NORTHWESTERLY PROLONGATIONS 25.31 FEET TO THE MOST NORTHERLY CORNER OF LOT 2 OF SAID ADDITION NO. 1 TO GRAND AVENUE TRACT;

THENCE S. 39 DEG. 15' W. ALONG THE NORTHWESTERLY LINE OF LOT 2 OF SAID ADDITION NO. 1 TO GRAND AVENUE TRACT, 94 FEET TO AN ANGLE POINT THEREIN;

THENCE S. 23 DEG. 06' W., CONTINUING ALONG THE NORTHWESTERLY LINE OF LOT 2 OF SAID ADDITION NO. 1 TO GRAND AVENUE TRACT, 60 FEET, MORE OR LESS, TO ITS INTERSECTION WITH THE NORTHEASTERLY PROLONGATION OF THE NORTHWESTERLY LINE OF PARCEL 1 OF RECORD OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, RECORDED AUGUST 4, 1960, IN BOOK 32, PAGE 37 OF RECORDS OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 35 DEG. 14' 25" W., ALONG SAID NORTHEASTERLY PROLONGATION AND ALONG THE NORTHWESTERLY LINE OF PARCEL 1 OF SAID RECORD OF SURVEY 340.95 FEET TO THE MOST WESTERLY CORNER THEREOF; SAID MOST WESTERLY CORNER ALSO BEING AN ANGLE POINT IN THE EASTERLY BOUNDARY LINE OF PARCEL 1190-1 OF RECORD OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, RECORDED IN BOOK 53, PAGES 18 THROUGH 20 INCLUSIVE OF RECORDS OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE ALONG THE EASTERLY, NORTHEASTERLY, NORTHWESTERLY, AND SOUTHWESTERLY BOUNDARIES OF SAID PARCEL 1190-1 THE FOLLOWING BEARINGS AND DISTANCES:

N. 02 DEG. 03' 18" E., 50.64 FEET;

THENCE N. 39 DEG. 37' 48" W., 160.00 FEET;

LEGAL DESCRIPTION

(continued)

THENCE S. 52 DEG. 44' 21" W., 170.00 FEET;

THENCE S. 46 DEG. 03' 22" E., 281.06 FEET TO THE NORTHWESTERLY LINE OF LOT 1 OF SAID ADDITION NO. 1 TO GRAND AVENUE TRACT; THENCE S. 59 DEG. 00' 52" W. ALONG THE NORTHWESTERLY LINE OF LOT 1 OF SAID ADDITION NO. 1 TO GRAND AVENUE TRACT, 327 FEET, MORE OR LESS, TO THE MOST NORTHERLY CORNER OF LOT 57, JURUPA GRANDE HOMES UNIT NO. 1, AS SHOWN BY MAP ON FILE IN BOOK 26, PAGES 43 AND 44 OF MAPS, RECORDS OF SAID RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 34 DEG. 45' W., 22.49 FEET TO THE SOUTHEASTERLY LINE OF SAID LOT 3 OF EVANS RIO RANCHO;

THENCE S. 77 DEG. 06' W., ALONG THE SOUTHEASTERLY LINE OF SAID LOT 3 OF EVANS RIO RANCHO, 358.50 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 2 OF EVANS RIO RANCHO;

THENCE S. 32 DEG. 11' E. 2.47 FEET TO THE MOST EASTERLY CORNER OF LOT 4 OF EL RIO RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 29, PAGES 41 AND 42 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE N. 78 DEG. 09' 20" W., ALONG THE NORTHEASTERLY LINE OF SAID LOT 4, A DISTANCE OF 5.40 FEET TO THE MOST NORTHERLY CORNER THEREOF;

THENCE N. 75 DEG. 54' E., 4.14 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 2 OF EVANS RIO RANCHO;

THENCE N. 78 DEG. 09' 20" W., ALONG THE NORTHERLY LINE OF SAID LOT 2, 1191.72 FEET TO THE MOST NORTHERLY CORNER OF PARCEL 3 OF THAT CERTAIN LAND AS CONVEYED TO LARRY D. WALKER AND ADELE J. WALKER, HUSBAND AND WIFE BY DEED RECORDED NOVEMBER 19, 1969, AS INSTRUMENT NO. 118809 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 37 DEG. 58' W. ALONG THE NORTHWESTERLY LINE OF SAID PARCEL CONVEYED TO LARRY D. WALKER, ET UX, 672.57 FEET MORE OR LESS TO THE MOST EASTERLY CORNER OF THAT CERTAIN PARCEL AS CONVEYED TO WILLIAM H. ROBINSON AND LINDA L. ROBINSON, HUSBAND AND WIFE BY DEED RECORDED AUGUST 12, 1963, AS INSTRUMENT NO. 84081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 65 DEG. 32' 30" W., ALONG THE NORTHERLY LINE OF SAID PARCEL CONVEYED TO WILLIAM H. ROBINSON, ET UX, 196.65 FEET TO THE NORTHEASTERLY CORNER OF RIO RANCHO, AS SHOWN BY MAP OF FILE IN BOOK 32, PAGE 71 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; THE FOLLOWING 3 COURSES

BEING ALONG THE NORTHERLY LINES OF SAID RIO RANCHO;

THENCE S. 86 DEG. 35' W., 551.59 FEET;

THENCE S. 67 DEG. 12' W., 179.99 FEET;

LEGAL DESCRIPTION

(continued)

THENCE S. 86 DEG. 29' W., 287.10 FEET TO THE MOST EASTERLY CORNER OF THAT CERTAIN PARCEL AS CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED JULY 8, 1960, AS INSTRUMENT NO. 60520 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THE FOLLOWING 4 COURSES BEING ALONG THE NORTHERLY AND WESTERLY LINES OF SAID PARCEL LAST ABOVE REFERRED TO;

THENCE S. 86 DEG. 28' 37" W., 86.02 FEET;

THENCE N. 62 DEG. 53' 49" W., 199.29 FEET;

THENCE N. 35 DEG. 08' 21" W., 99.08 FEET;

THENCE S. 04 DEG. 13' 45" W., 456.35 FEET TO THE NORTHERLY LINE OF JURUPA AVENUE, 88.00 FEET WIDE;

THENCE N. 85 DEG. 46' 15" W., ALONG SAID NORTHERLY LINE JURUPA AVENUE, 319.08 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 2;

THENCE N. 44 DEG. 51' 53" W., ALONG SAID SOUTHWESTERLY LINE OF SAID LOT 2, 2,581.53 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION DESCRIBED AS FOLLOWS:

THAT PORTION OF LOT 2 OF EVANS RIO RANCHO, AS SHOWN BY MAPS ON FILE BOOK 10, PAGES 52 TO 54 INCLUSIVE OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

BEGINNING AT THE MOST WESTERLY CORNER OF SAID LOT 2;

THENCE S. 78 DEG. 15' 00" E., ALONG THE NORTHEASTERLY LINE OF SAID LOT 2; 1,250.00 FEET;

THENCE S. 63 DEG. 15' 00" E., 750.00 FEET;

THENCE S. 28 DEG. 34' 30" E., 800.54;

THENCE S. 45 DEG. 08' 07" W., 145.98 FEET TO THE NORTHWESTERLY CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED ON JULY 8, 1960, AS INSTRUMENT NO. 60520 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE S. 04 DEG. 13' 45" W., ALONG THE WESTERLY LINE OF SAID PARCEL CONVEYED TO THE CITY OF RIVERSIDE 456.35 FEET TO THE NORTHERLY LINE OF JURUPA AVENUE, 88.00 FEET WIDE;

THENCE N. 85 DEG. 46' 15" W., ALONG SAID NORTHERLY LINE OF JURUPA AVENUE, 319.08 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 2;

THENCE N. 44 DEG. 51' 53" W., ALONG SAID SOUTHWESTERLY LINE OF LOT 2, 2,581.53 FEET TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION

(continued)

PARCEL I: (APN: 187-151-001)

THAT PORTION OF LOT 2 OF MAP OF ADDITION NO. 1 TO GRAND AVENUE TRACT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 6, PAGE 90 OF MAPS, RIVERSIDE COUNTY RECORDS, WHICH LIES NORTHWESTERLY OF THE CENTER LINE OF THE 20 FOOT SEWER EASEMENT AS CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED JUNE 19, 1941 IN BOOK 510, PAGE 118 OF OFFICIAL RECORDS, RIVERSIDE COUNTY RECORDS.

PARCEL J: (APN: 186-230-036)

THAT PORTION OF LOT 2 OF MILLER & NEWMAN'S SURVEY OF RUBIDOUX RANCHO, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP ON FILE IN BOOK 7, PAGE 36 OF RECORDS OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAN BERNARDINO COUNTY, CALIFORNIA LYING EASTERLY OF THE EASTERLY LINE OF PARCEL 1100-37 ON RECORD OF SURVEY MAP RECORDED NOVEMBER 6, 1967 IN BOOK 51, PAGES 76 THROUGH 81 OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS AND CONVEYED TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEED RECORDED SEPTEMBER 13, 1968 AS INSTRUMENT NO. 88398, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE EASTERLY RIGHT OF WAY LINE OF THE COUNTY ROAD NO. 71, AS LOCATED IN JULY, 1945, WITH THE NORTHEASTERLY LINE OF SAID LOT 2, EXTENDED NORTHWESTERLY;

THENCE SOUTH 25° 40' 40" WEST, 213.81 FEET ON THE SOUTHEASTERLY LINE OF SAID ROAD, FOR THE POINT OF BEGINNING;

THENCE SOUTH 70° 40' 40" EAST, 1346.88 FEET ON THE SOUTHWESTERLY LINE OF THAT CERTAIN PARCEL DISTRIBUTED TO JOSE GUADALUPE MARTINEZ, BY DECREE RECORDED JULY 20, 1945 IN BOOK 688, PAGE 149 OF OFFICIAL RECORDS RIVERSIDE COUNTY, TO THE MOST SOUTHERLY CORNER THEREOF;

THENCE SOUTH 18° 38' WEST, 184.31 FEET ON THE WESTERLY LINE OF THE EASTERLY 2 ACRES, DESCRIBED IN DEED TO JOSE G. MARTINEZ, RECORDED DECEMBER 13, 1945 AS INSTRUMENT NO. 1442 IN BOOK 720, PAGE 172, OF OFFICIAL RECORDS RIVERSIDE COUNTY, TO THE SOUTHWEST CORNER THEREOF;

THENCE NORTH 71° 46' WEST, 1369.73 FEET ON THE SOUTHWESTERLY LINE OF THAT CERTAIN PARCEL DISTRIBUTED TO LORENZO MARTINEZ BY DECREE HEREINABOVE REFERRED TO, TO A POINT ON THE SOUTHEASTERLY LINE OF SAID COUNTY ROAD NO. 71;

THENCE NORTH 24° 29' EAST, 211.45 FEET ON SAID SOUTHEASTERLY LINE TO THE POINT OF BEGINNING;

LEGAL DESCRIPTION

(continued)

PARCEL J2:

ALL THAT PORTION OF LOT 2 OF MILLER NEWMAN'S SURVEY OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, DESCRIBED AS FOLLOWS:

THAT PORTION OF A CERTAIN PARCEL OF LAND CONVEYED TO BERNARDO ZAPPI BY DEED RECORDED AUGUST 20, 1903, IN BOOK 158, PAGE 292 OF DEEDS, RIVERSIDE COUNTY RECORDS, WHICH LIES SOUTHWESTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE NORTHEASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND DISTRIBUTED TO LORENZO MARTINEZ BY DECREE OF DISTRIBUTION RECORDED JULY 20, 1945 IN BOOK 688, PAGE 149 OF OFFICIAL RECORDS;

THENCE SOUTH 73° 09' 30" EAST TO A POINT ON THE EASTERLY LINE OF SAID LOT 2 WHICH BEARS SOUTH 18° 38' WEST 176.73 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT.

PARCEL J3:

ALL THAT PORTION OF LOT 2 OF MILLER NEWMAN'S SURVEY OF THE RUBIDOUX RANCHO, AS SHOWN BY MAP ON FILE IN BOOK 7, PAGE 36 OF MAPS, SAN BERNARDINO COUNTY RECORDS, DESCRIBED AS FOLLOWS:

THAT PORTION OF CERTAIN PARCEL OF LAND CONVEYED TO BERNARDO ZAPPI BY DEED RECORDED AUGUST 20, 1903 IN BOOK 158, PAGE 292 OF DEEDS, RIVERSIDE COUNTY RECORDS, WHICH LIES NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE NORTHEASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND DISTRIBUTED TO LORENZO MARTINEZ BY DECREE OF DISTRIBUTION RECORDED JULY 20, 1945 IN BOOK 688, PAGE 149 OF OFFICIAL RECORDS, RIVERSIDE COUNTY RECORDS;

THENCE SOUTH 73° 09' 30" EAST TO A POINT ON THE EASTERLY LINE OF SAID LOT 2, WHICH BEARS SOUTH 18° 30' WEST, 176.73 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT.

PARCEL K: (APN: 186-250-014)

THAT PORTION OF PROTRACTED SECTION 29, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN, LYING WITHIN RUBIDOUX RANCHO, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN THAT DOCUMENT RECORDED MAY 11, 1976, AS INSTRUMENT NO. 64589, OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA;

LEGAL DESCRIPTION

(continued)

THENCE NORTH 89° 36' 17" WEST, ALONG THE SOUTHERLY LINE OF SAID PARCEL OF LAND, A DISTANCE OF 50.00 FEET;

THENCE NORTH 00° 23' 43" EAST, AT RIGHT ANGLES TO SAID SOUTHERLY LINE, A DISTANCE OF 75.00 FEET;

THENCE SOUTH 89° 36' 17" EAST, PARALLEL WITH SAID SOUTHERLY LINE, A DISTANCE OF 73.32 FEET TO THE EASTERLY LINE OF SAID PARCEL OF LAND;

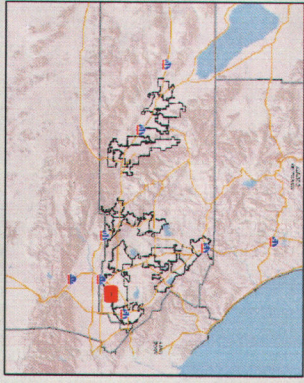
THENCE SOUTH 17° 40' 10" WEST (RECORDED AS SOUTH 16° 35' WEST) ALONG SAID EASTERLY LINE, A DISTANCE OF 78.54 FEET TO THE POINT OF BEGINNING.

PARCEL L: (APN: 186-270-009)

THAT PORTION OF LOT 7 OF EVANS RIO RANCH, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON A MAP ON FILE IN BOOK 10, PAGES 52, 53 AND 54, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING SOUTHERLY OF THE SOUTH LINE OF THE LAND DESCRIBED IN THAT CERTAIN RIGHT OF WAY EASEMENT IN FAVOR OF THE SOUTH LINE OF THE LAND DESCRIBED IN THAT CERTAIN RIGHT OF WAY EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE, RECORDED JANUARY 31, 1939 IN BOOK 407, PAGE 177, OF OFFICIAL RECORDS.

END OF LEGAL DESCRIPTION

Conveyance of Santa Ana River Wildlife Area to Riverside County Regional Park & Open Space District



Legend



0 2,909 5,818 Feet



REPORT PRINTED ON... 8/24/2015 3:13:23 PM

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Notes

District 2
23 parcels consisting of approximately
711.84 acres