

PARCEL NUMBERS

23893-1

0664-001A

0664-001B

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23893-1

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED BY QUITCLAIM DEED, RECORDED APRIL 8, 2013, AS INSTRUMENT NO. 2013-0165341, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 18, ALSO BEING THE INTERSECTION OF THE CENTERLINE OF 66TH AVENUE AND THE EASTERLY LINE OF SAID NORTHWEST QUARTER, AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 17, AT PAGE 34, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING THE NORTHEAST CORNER OF GOVERNMENT LOT 1 AS SHOWN ON GOVERNMENT LAND OFFICE PLAT DATED JULY 15, 1856, ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR;

THENCE SOUTH 00°13'31" WEST ALONG SAID EASTERLY LINE, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF THAT PARCEL OF LAND CONVEYED TO THE STATE OF CALIFORNIA AS DESCRIBED IN GRANT DEED, RECORDED JANUARY 6, 1993, AS INSTRUMENT NO. 4847, OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 00°13'31" WEST ALONG SAID EASTERLY LINE, A DISTANCE OF 94.82 FEET;

THENCE LEAVING SAID EASTERLY LINE SOUTH 89°57'40" WEST, A DISTANCE OF 37.33 FEET;

THENCE NORTH 32°36'16" WEST, A DISTANCE OF 74.35 FEET;

THENCE NORTH 74°11'38" WEST, A DISTANCE OF 117.80 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, 50.00 FEET SOUTHERLY HALF WIDTH, AS DESCRIBED IN SAID INSTRUMENT NO. 4847;

THENCE NORTH 89°57'40" EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 191.11 FEET, TO THE **TRUE POINT OF BEGINNING**.

PARCEL 23893-1 CONTAINING AN AREA OF 7,924 SQUARE FEET OR 0.182 ACRES, MORE OR LESS.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23893-1

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE
BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6.
MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND
DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
EXP. 12/31/2015

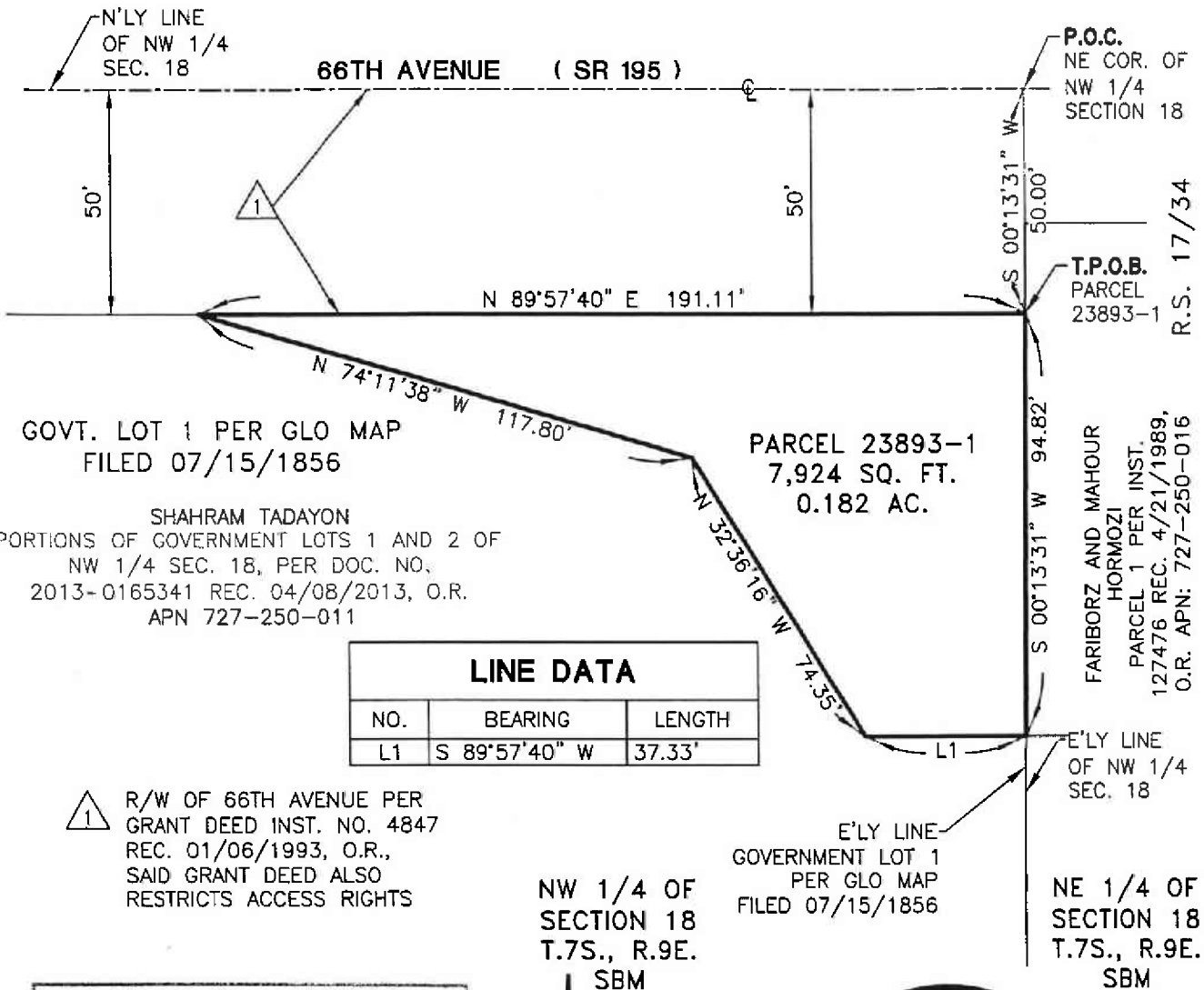
DATED: 9/2/15



THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: Ed Hunt
DATE: 10-16-2015

EXHIBIT 'B'

08-RIV-195 PM 6.62 - 23893-1
 SEC. 18, T.7S., R.9E., S.B.M.



GOVT. LOT 1 PER GLO MAP
 FILED 07/15/1856

SHAHRAM TADAYON
 PORTIONS OF GOVERNMENT LOTS 1 AND 2 OF
 NW 1/4 SEC. 18, PER DOC. NO.
 2013-0165341 REC. 04/08/2013, O.R.
 APN 727-250-011

LINE DATA		
NO.	BEARING	LENGTH
L1	S 89°57'40" W	37.33'

△ R/W OF 66TH AVENUE PER
 GRANT DEED INST. NO. 4847
 REC. 01/06/1993, O.R.,
 SAID GRANT DEED ALSO
 RESTRICTS ACCESS RIGHTS

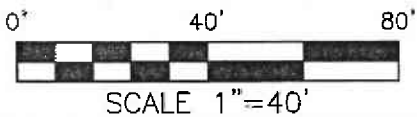
NW 1/4 OF
 SECTION 18
 T.7S., R.9E.
 SBM

NE 1/4 OF
 SECTION 18
 T.7S., R.9E.
 SBM

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 10-16-2015



DATED: 9/2/15



"THE BEARINGS AND DISTANCES USED IN THE ABOVE
 DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
 SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
 BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
 DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
 CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-001A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED BY QUITCLAIM DEED, RECORDED APRIL 8, 2013, AS INSTRUMENT NO. 2013-0165341, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 18, ALSO BEING THE INTERSECTION OF THE CENTERLINE OF 66TH AVENUE AND THE EASTERLY LINE OF SAID NORTHWEST QUARTER, AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 17, AT PAGE 34, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING THE NORTHEAST CORNER OF GOVERNMENT LOT 1 AS SHOWN ON GOVERNMENT LAND OFFICE PLAT DATED JULY 15, 1856, ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR;

THENCE SOUTH 00°13'31" WEST ALONG THE EASTERLY LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 144.82 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 00°13'31" WEST ALONG SAID EASTERLY LINES, A DISTANCE OF 730.62 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY, HAVING A RADIUS OF 1931.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 66°44'44" WEST;

THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°48'24", AN ARC DISTANCE OF 397.91 FEET;

THENCE NORTH 11°26'52" WEST, A DISTANCE OF 109.98 FEET;

THENCE NORTH 50°06'54" WEST, A DISTANCE OF 297.48 FEET;

THENCE NORTH 39°38'47" WEST, A DISTANCE OF 184.60 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, VARIABLE SOUTHERLY HALF WIDTH, AS DESCRIBED BY INSTRUMENT NO. 4847, RECORDED JANUARY 6, 1993, OFFICIAL RECORDS OF SAID COUNTY;

THENCE NORTH 86°50'20" EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 96.91 FEET, TO AN ANGLE POINT THEREIN;

THENCE NORTH 89°57'40" EAST CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 201.72 FEET;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-001A

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, SOUTH 74°11'38" EAST, A DISTANCE OF 117.80 FEET;

THENCE SOUTH 32°36'16" EAST, A DISTANCE OF 74.35 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 144.82 FEET SOUTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID NORTHERLY LINE OF THE NORTHWEST QUARTER OF SECTION 18;

THENCE NORTH 89°57'40" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 37.33 FEET TO A POINT ON SAID EASTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 18, ALSO BEING SAID EASTERLY LINE OF GOVERNMENT LOT 1 AND THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-001A CONTAINING AN AREA OF 144,213 SQUARE FEET OR 3.311 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
EXP. 12/31/2017

DATED: 1/14/16

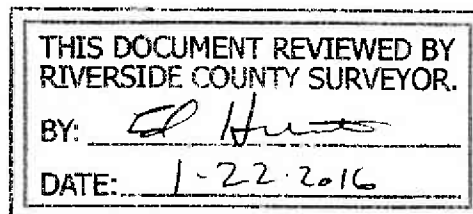
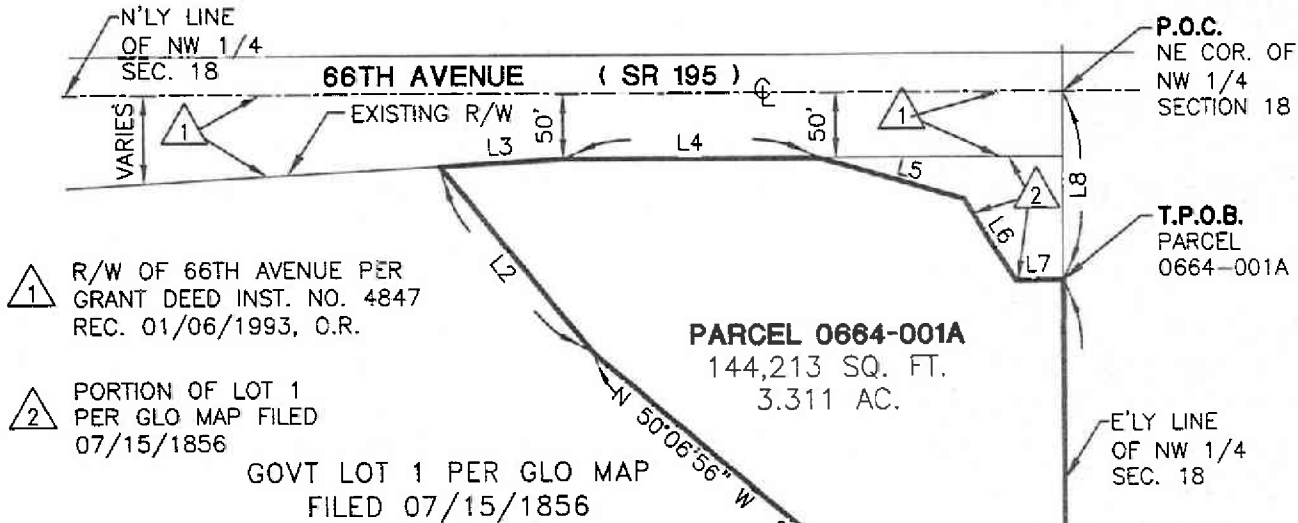


EXHIBIT 'B'

08-RIV-111 PM R17.9 - 0664-001 (0664-001A)
 SEC. 18, T.7S., R.9E., S.B.M.



- 1 R/W OF 66TH AVENUE PER GRANT DEED INST. NO. 4847 REC. 01/06/1993, O.R.
- 2 PORTION OF LOT 1 PER GLO MAP FILED 07/15/1856

GOVT LOT 1 PER GLO MAP FILED 07/15/1856

SHAHRAM TADAYON
 PORTIONS OF GOVERNMENT LOTS 1 AND 2 OF NW 1/4 SEC. 18, PER INST. NO. 2013-0165341 REC. 04/08/2013, O.R. APN 727-250-011

PARCEL 0664-001A
 144,213 SQ. FT.
 3.311 AC.

FARIBORZ AND MAHOUR
 HORMOZI
 PARCEL 1 PER INST. 127476
 REC. 4/21/1989, O.R.
 APN: 727-250-016

R.S. 17 / 34

LINE DATA		
NO.	BEARING	LENGTH
L1	N 11°26'52" W	109.98'
L2	N 39°38'47" W	184.60'
L3	N 86°50'20" E	96.91'
L4	N 89°57'40" E	201.72'
L5	N 74°11'38" W	117.80'
L6	N 32°36'16" W	74.35'
L7	N 89°57'40" E	37.33'
L8	N 00°13'31" E	144.82'



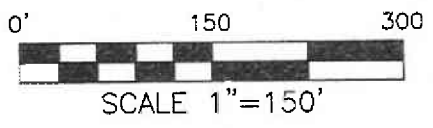
DATED: 1/14/16

THIS DOCUMENT REVIEWED BY RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 1-22-2016

NW 1/4 OF SECTION 18
 T.7S., R.9E.
 SBM

NE 1/4 OF SECTION 18
 T.7S., R.9E.
 SBM

E'LY LINE GOVERNMENT LOT 1 PER GLO MAP FILED 07/15/1856



"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

EXHIBIT 'B'

TCE

08-RIV-111 PM R17.9 - 0664-001 (0664-001B)
 SEC. 18, T.7S., R.9E., S.B.M.

N'LY LINE OF NW 1/4 SEC. 18
 66TH AVENUE N 89°57'40" E 489.82
 NE COR. OF NW 1/4 SECTION 18



PARCEL 0664-001B
 15,153 SQ. FT.
 0.350 AC.

1 R/W OF 66TH AVENUE PER
 GRANT DEED INST. NO. 4847
 REC. 01/06/1993

LOT 1 PER GLO MAP
 REC. 07/15/1856

SHAHRAM TADAYON
 GOVERNMENT LOTS 1 AND 2 OF NW 1/4
 SEC. 18, PER DOC. NO. 2013-0165341
 REC. 04/08/2013, O.R.
 APN 727-250-011

E'LY LINE OF NW 1/4 SEC. 18

R.S. 17 / 34

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°13'31" E	36.91'
L2	N 11°26'52" W	109.98'
L3	N 50°06'56" W	297.48'
L4	N 39°38'47" W	184.60'
L5	N 86°50'20" E	18.66'
L6	N 39°38'47" W	197.07'
L7	N 50°06'56" W	293.59'
L8	N 11°26'52" W	104.72'
L9	N 00°02'20" W	55.28'



DATED: 1/4/16

FARIBORZ AND MAHOUR
 HORMOZI
 PARCEL 1 PER INST.
 127476 REC. 4/21/1989
 APN: 727-250-016

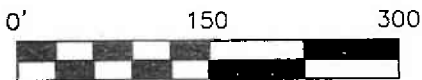
THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 1-22-2016

NW 1/4 OF SECTION 18
 T.7S., R.9E.
 SBM

NE 1/4 OF SECTION 18
 T.7S., R.9E.
 SBM

E'LY LINE GOVERNMENT LOT 1
 PER GLO MAP
 REC. 07/15/1856

TEMPORARY CONSTRUCTION EASEMENT



SCALE 1"=150'

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".



MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

PARCEL NUMBERS

23894-1

0664-002A

0664-002B

0664-002C

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23894-1

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED BY QUITCLAIM DEED, RECORDED APRIL 21, 1989, AS INSTRUMENT NO. 127476, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18 AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 12, PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH $00^{\circ}13'31''$ WEST, ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, A DISTANCE OF 30.00 FEET, TO THE SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, 30.00 FEET HALF WIDTH, AS DESCRIBED BY INSTRUMENT RECORDED APRIL 17, 1959, IN BOOK 2454, PAGE 65, OFFICIAL RECORDS OF SAID COUNTY AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH $00^{\circ}13'31''$ WEST, ALONG SAID WESTERLY LINE, A DISTANCE OF 114.82 FEET;

THENCE LEAVING SAID WESTERLY LINE NORTH $89^{\circ}57'40''$ EAST, A DISTANCE OF 75.67 FEET;

THENCE NORTH $00^{\circ}02'20''$ WEST, A DISTANCE OF 6.82 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 50.00 FEET;

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF $90^{\circ}00'00''$, AN ARC DISTANCE OF 78.54 FEET, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 58.00 FEET SOUTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID SOUTHERLY RIGHT-OF-WAY LINE;

THENCE NORTH $89^{\circ}57'40''$ EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 429.54 FEET;

THENCE NORTH $88^{\circ}55'11''$ EAST, A DISTANCE OF 768.64 FEET, TO A POINT ON THE EASTERLY LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23894-1

THENCE NORTH 00°02'42" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 44.03 FEET, TO A POINT ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE;

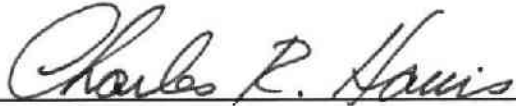
THENCE SOUTH 89°57'40" WEST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 1323.26 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 23894-1 CONTAINING AN AREA OF 76,215 SQUARE FEET OR 1.75 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 10/7/15 EXP. 12/31/2015

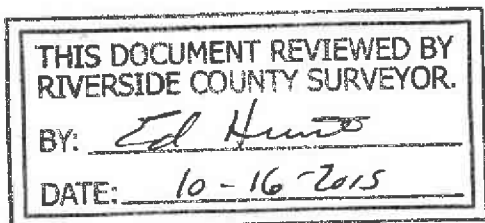
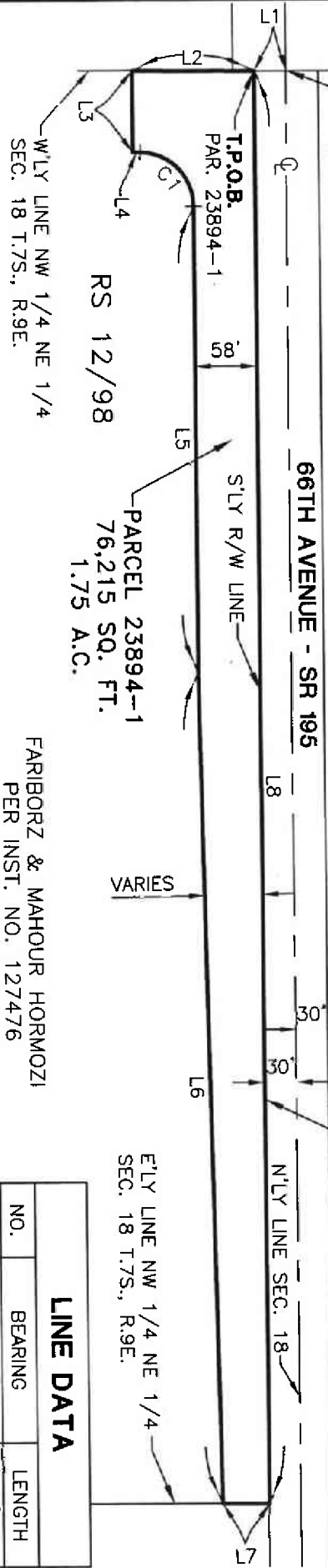


EXHIBIT 'B'
 08-RIV-195 PM 6.875 - 23894-1
 SEC. 18, T.7S., R.9E., S.B.M.

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 10-16-2015

P.O.C. NW COR. RS 17/34
 NE 1/4 SEC. 18 T.7S., R.9E.
 E. LEON & OTHERS
 PER INST. NO. 16654
 REC. 1/25/1985, O.R.
 APN: 727-100-006
 PM 111/7-9
 60' R/W PER BK 2454 PG 65
 REC. 4/17/1959, O.R.



FARIBORZ & MAHOUR HORMOZI
 PER INST. NO. 127476
 REC. 4/21/1989, O.R.
 APN: 727-250-016

NW 1/4 NE 1/4
 SECTION 18
 T.7S., R.9E.
 S.B.M.

LINE DATA

NO.	BEARING	LENGTH
L1	S 00°13'31" W	30.00'
L2	S 00°13'31" W	114.82'
L3	N 89°57'40" E	75.67'
L4	N 00°02'20" W	6.82'
L5	N 89°57'40" E	429.54'
L6	N 88°55'11" E	768.64'
L7	N 00°02'42" E	44.03'
L8	S 89°57'40" W	1323.26'

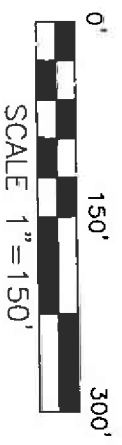
CURVE DATA

NO.	DELTA	RADIUS	LENGTH
C1	90°00'00"	50.00'	78.54'

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.



DATED: 10/7/15



THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING
 J.N. 2212 SHEET 1 OF 1

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-002A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED BY QUITCLAIM DEED, RECORDED APRIL 21, 1989, AS INSTRUMENT NO. 127476, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18 AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 12, PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°13'31" WEST, ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, A DISTANCE OF 144.82 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID WESTERLY LINE NORTH 89°57'40" EAST, A DISTANCE OF 75.67 FEET;

THENCE SOUTH 00°02'20" EAST, A DISTANCE OF 89.32 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1625.00 FEET;

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 76°29'41", AN ARC DISTANCE OF 2169.51 FEET, TO A POINT ON THE EASTERLY LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 18, A RADIAL LINE TO SAID POINT BEARS SOUTH 13°27'59" WEST;

THENCE SOUTH 00°02'42" WEST, ALONG SAID EASTERLY LINE, A DISTANCE OF 159.18 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1790.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 11°26'15" WEST;

THENCE LEAVING SAID EASTERLY AND NORTHWESTERLY LINE ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 30°26'16", AN ARC DISTANCE OF 950.92 FEET, TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1931.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 41°52'31" WEST;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-002A

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 24°52'13", AN ARC DISTANCE OF 838.19 FEET, TO A POINT ON THE WESTERLY LINE OF THE NORTHWEST QUARTER OF SAID NORTHEAST QUARTER OF SECTION 18, A RADIAL LINE TO SAID POINT BEARS SOUTH 66°44'44" WEST;

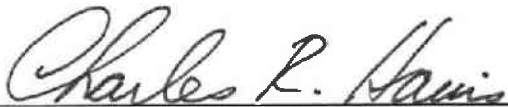
THENCE NORTH 00°13'31" EAST, ALONG SAID WESTERLY LINE, A DISTANCE OF 730.62 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-002A CONTAINING AN AREA OF 365,593 SQUARE FEET OR 8.39 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 10/7/15 EXP. 12/31/2015

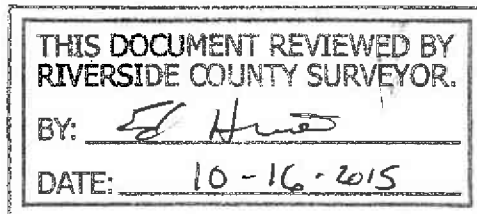


EXHIBIT "B"

08-RIV-195 PM 6.875 - 0664-002 (0664-002A)
 SEC. 18, T.7S., R.9E., S.B.M.

P.O.C.
 NW COR. NE 1/4 SEC.
 18, T.7S., R.9E.

-66TH AVENUE - SR 195-

60' R/W PER BK 2454
 PG 65 REC.
 4/17/1959, O.R.

RS 12/98

LINE DATA		
NO.	BEARING	LENGTH
L1	S 00°13'31" W	144.82'
L2	N 89°57'40" E	75.67'
L3	S 00°02'20" E	89.32'
L4	S 00°02'42" W	159.18'

NW 1/4 OF NE 1/4
 OF
 SECTION 18 T.7S.,
 R.9E.
 S.B.M.

PARCEL 0664-002A
 365,593 SQ. FT.
 8.39 A.C.

FARIBORZ & MAHOUR HORMOZI
 PER INST. NO. 127476
 REC. 4/21/1989, O.R.
 APN: 727-250-016

E'LY LINE SW 1/4 NE 1/4
 SEC. 18 T.7S., R.9E.

N 1/2 OF SW 1/4
 OF NE 1/4 OF
 SECTION 18 T.7S.,
 R.9E.
 S.B.M.

W'LY LINE SW 1/4 NE
 1/4 SEC. 18 T.7S., R.9E.

FARIBORZ & MAHOUR HORMOZI
 PER INST. NO. 127476
 REC. 4/21/1989, O.R.
 APN: 727-250-015

S'LY LINE N 1/2
 SW 1/4 NE 1/4
 SEC. 18 T.7S., R.9E.

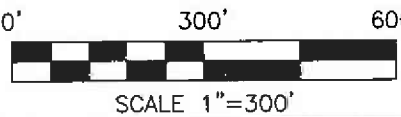
S 11°26'15" W
 (R)

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR
 BY: *[Signature]*
 DATE: 10-16-2015



DATED: 10/7/15

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".



PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".



MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

EXHIBIT "B"

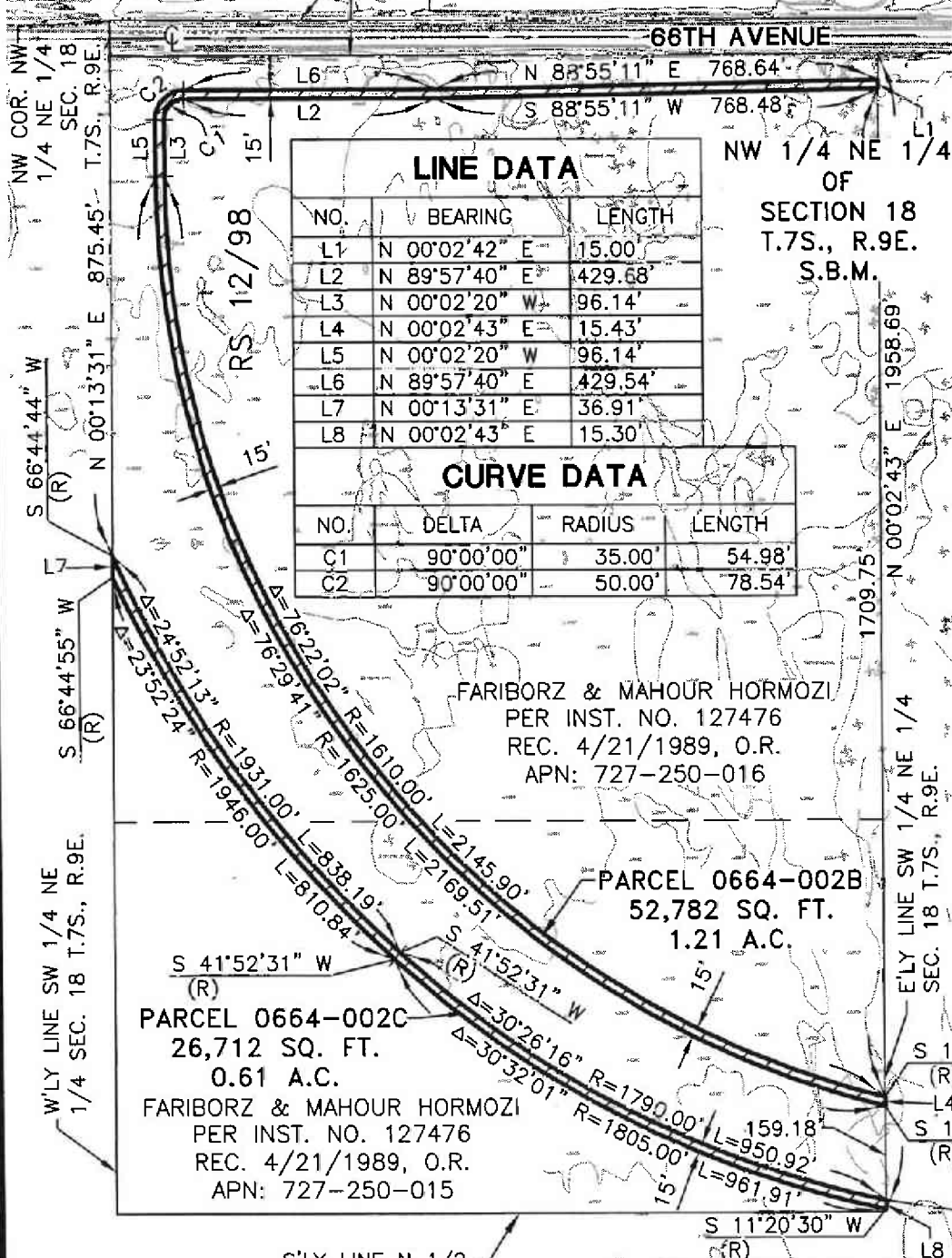
TCE

0664-002 (0664-002B & 0664-002C)

SEC. 18, T.7S., R.9E., S.B.M.

60' R/W PER BK 2454 PG 65
REC. 4/17/1959, O.R.

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *Ed Harris*
DATE: 10-16-2015



LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°02'42" E	15.00'
L2	N 89°57'40" E	429.68'
L3	N 00°02'20" W	96.14'
L4	N 00°02'43" E	15.43'
L5	N 00°02'20" W	96.14'
L6	N 89°57'40" E	429.54'
L7	N 00°13'31" E	36.91'
L8	N 00°02'43" E	15.30'

CURVE DATA			
NO.	DELTA	RADIUS	LENGTH
C1	90°00'00"	35.00'	54.98'
C2	90°00'00"	50.00'	78.54'



TEMPORARY CONSTRUCTION EASEMENT



DATED: 10/7/15

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".



MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING

PARCEL NUMBERS

0664-003A

0664-003B

EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0664-003A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, A PORTION OF THAT PROPERTY DESCRIBED IN GRANT DEED RECORDED JUNE 17, 1980, AS INSTRUMENT NO. 110250, OF OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER OF SECTION 18, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 12, AT PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE EASTERLY LINE OF SAID NORTHEAST QUARTER OF SECTION 18 AND SAID CENTERLINE OF LINCOLN STREET, A DISTANCE OF 1993.09 FEET, TO THE NORTHEAST CORNER OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SAID SECTION 18;

THENCE SOUTH 89°57'02" WEST ALONG THE NORTHERLY LINE OF SAID SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 18, A DISTANCE OF 664.71 FEET TO THE NORTHWEST CORNER OF THE EAST HALF OF THE EAST HALF OF SAID SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 18, ALSO BEING THE NORTHEAST CORNER OF THE PROPERTY DESCRIBED IN SAID INSTRUMENT NO. 110250 AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 89°57'02" WEST ALONG SAID NORTHERLY LINE, A DISTANCE OF 546.32 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 1790.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 07°35'42" WEST;

THENCE LEAVING SAID NORTHERLY LINE, EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°43'48", AN ARC DISTANCE OF 241.50 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 305.54 FEET TO A POINT ON THE EASTERLY LINE OF THE PROPERTY DESCRIBED IN SAID INSTRUMENT NO. 110250;

THENCE NORTH 00°02'41" WEST ALONG SAID EASTERLY LINE, A DISTANCE OF 15.45 FEET TO THE **TRUE POINT OF BEGINNING**.


EXHIBIT "A"
LEGAL DESCRIPTION
PARCEL 0664-003A

PARCEL 0664-003A CONTAINING AN AREA OF 7,360 SQUARE FEET OR 0.169 ACRES, MORE OR LESS

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 9/2/15 EXP. 12/31/2015

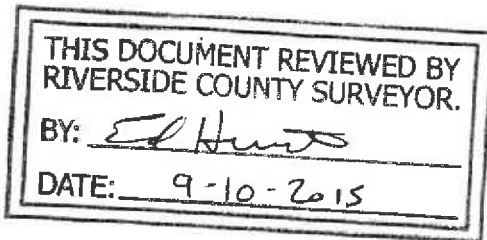


EXHIBIT 'B'

0664-003 (0664-003A)
 SEC. 18, T.7S., R.9E., SBM

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*

DATE: 9.10.2015

SR 12 / 98

(SR 195) 66TH AVENUE

P.O.C.
 NE COR.
 OF SEC. 18



DATED: 9/2/15

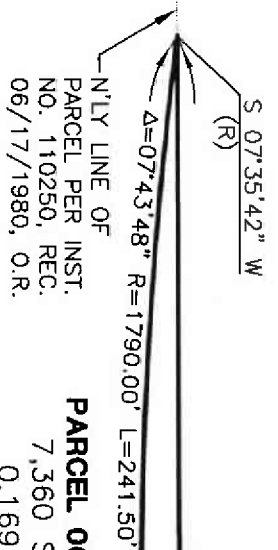
JAMES FARZAD HORMOZI
 PER INST. NO. 2006-0834880, REC.
 11/13/2006, O.R.
 APN 727-250-005

LINE DATA			
NO.	BEARING	LENGTH	
L1	N 00°02'41" W	15.45'	
L2	S 89°57'02" W	664.71'	

NW COR OF E 1/2,
 E 1/2, OF S 1/2,
 S 1/2, NE 1/4

E'LY LINE
 NE 1/4
 SEC. 18

S 00°08'05" E 1993.09'
 LINCOLN STREET



PARCEL 0664-003A
 7,360 SQ. FT.
 0.169 A.C.

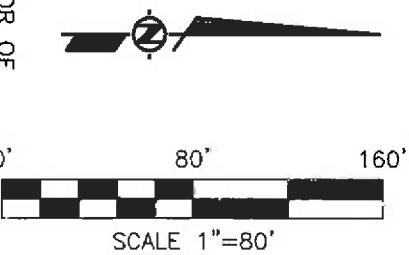
PORTION OF
 S 1/2 OF S 1/2
 NE 1/4
 SECTION 18
 T.7S., R.9E.
 SBM

MOSLEM BROTHERS OF AMERICA
 PER INST. NO. 110250, REC.
 06/17/1980, O.R.
 APN 727-250-006

E'LY LINE OF
 PARCEL PER INST.
 NO. 110250, REC.
 06/17/1980, O.R.

ANTHONY VILLALOBOS
 BY INST. NO. 311742,
 REC. 08/10/1993, O.R.
 APN 727-250-007

NE COR OF
 S 1/2 S 1/2
 NE 1/4



"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE."

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION."

PROJECT NAME: 66TH AVENUE GS
 W.O. # 88-0664



MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

PARCEL NUMBERS

0664-004A

0664-004B

0664-004C

0664-004D

0064-004E

0064-004F

0064-004G

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
PARCEL 0664-004A, 0664-004B AND 0664-004C

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, PORTIONS OF THAT PROPERTY DESCRIBED IN QUITCLAIM DEED INSTRUMENT NUMBER 2006-0834880, RECORDED NOVEMBER 13, 2006 OF OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 0664-004A:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 18, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 12, PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST, ALONG THE EASTERLY LINE OF SAID SECTION 18, ALSO BEING THE CENTERLINE OF SAID LINCOLN STREET, 30.00 FOOT IN HALF WIDTH, DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959, IN BOOK 2454 PAGE 65, OFFICIAL RECORDS OF SAID RECORDER, A DISTANCE OF 1993.09 FEET TO THE NORTHEAST CORNER OF THE SOUTH HALF OF THE SOUTH HALF OF THE EAST HALF OF THE EAST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 18;

THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTH HALF OF THE SOUTH HALF OF THE EAST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 18, SOUTH 89°57'03" WEST, A DISTANCE OF 30.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID LINCOLN STREET, ALSO BEING THE SOUTHEAST CORNER OF SAID INSTRUMENT NO. 2006-0834880 AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID SOUTH LINE SOUTH 89°57'03" WEST, A DISTANCE OF 1181.03 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1790.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 11°26'15" EAST;

THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°50'33", AN ARC DISTANCE OF 120.05 FEET TO A POINT ON THE WESTERLY LINE OF SAID EAST HALF OF THE NORTHEAST QUARTER, A RADIAL LINE TO SAID POINT BEARS NORTH 7°35'42" EAST;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
PARCEL 0664-004A, 0664-004B AND 0664-004C

THENCE NORTH 00°02'42" EAST ALONG SAID WESTERLY LINE, A DISTANCE OF 159.18 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 1625.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 13°28'01" WEST;

THENCE EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 13°36'05", AN ARC DISTANCE OF 385.76 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 885.32 FEET;

THENCE NORTH 44°51'55" EAST, A DISTANCE OF 44.41 FEET TO A POINT ON SAID WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET;

THENCE SOUTH 00°08'05" EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 166.89 FEET TO THE **TRUE POINT OF BEGINNING**;

PARCEL 0664-004A CONTAINING AN AREA OF 179,772 SQUARE FEET OR 4.13 ACRES, MORE OR LESS

PARCEL 0664-004B:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 18, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 12, PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE EASTERLY LINE OF SAID SECTION 18, ALSO BEING THE CENTERLINE OF SAID LINCOLN STREET, A DISTANCE OF 458.57 FEET;

THENCE SOUTH 89°51'55" WEST, A DISTANCE OF 30.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, 30.00 FOOT IN HALF WIDTH, DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959, IN BOOK 2454 PAGE 65, OFFICIAL RECORDS OF SAID RECORDER, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE NORTH 21°56'47" WEST, A DISTANCE OF 112.63 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 58.00 FEET;

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 99°52'24", AN ARC DISTANCE OF 101.10 FEET TO A POINT ON SAID WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, A RADIAL LINE TO SAID POINT BEARS NORTH 12°04'23" WEST;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
PARCEL 0664-004A, 0664-004B AND 0664-004C

THENCE NON-TANGENT TO SAID CURVE AND ALONG SAID WESTERLY RIGHT-OF-WAY LINE SOUTH 00°08'05" EAST, A DISTANCE OF 182.87 FEET TO THE **TRUE POINT OF BEGINNING**;

PARCEL 0664-004B CONTAINING AN AREA OF 5,101 SQUARE FEET OR 0.12 ACRES, MORE OR LESS

PARCEL 0664-004C:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 18, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 12, PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE ALONG THE EASTERLY LINE OF SAID SECTION 18, ALSO BEING THE CENTERLINE OF LINCOLN STREET SOUTH 00°08'05" EAST, A DISTANCE OF 1473.45 FEET;

THENCE SOUTH 89°51'55" WEST, A DISTANCE OF 30.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, 30.00 FOOT IN HALF WIDTH, DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959, IN BOOK 2454 PAGE 65, OFFICIAL RECORDS OF SAID RECORDER, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 89°51'55" WEST, A DISTANCE OF 8.00 FEET TO A LINE PARALLEL WITH AND DISTANT 8.00 FEET WESTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY RIGHT-OF-WAY LINE OF SAID LINCOLN STREET;

THENCE NORTH 00°08'05" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 250.00 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 8.00 FEET TO A POINT ON SAID WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET;

THENCE SOUTH 00°08'05" EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 250.00 FEET TO THE **TRUE POINT OF BEGINNING**;

PARCEL 0664-004C CONTAINING AN AREA OF 2,000 SQUARE FEET OR 0.05 ACRES, MORE OR LESS

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
PARCEL 0664-004A, 0664-004B AND 0664-004C

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris

CHARLES R. HARRIS P.L.S. 4989
DATED: 10/19/15 EXP. 12/31/2015



THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 10-19-2015

EXHIBIT "B"

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: El Huto
DATE: 10-19-2015

66TH AVENUE (GRADE SEPARATION)

08-RIV-111 PM R17.9 &
08-RIV-195 PM R 7.3
- 0664-004A, 0664-004B AND
0664-004C
SEC. 18, T.7S., R.9E., SBM

66TH AVENUE

P.O.C.
NE COR.
OF SEC. 18

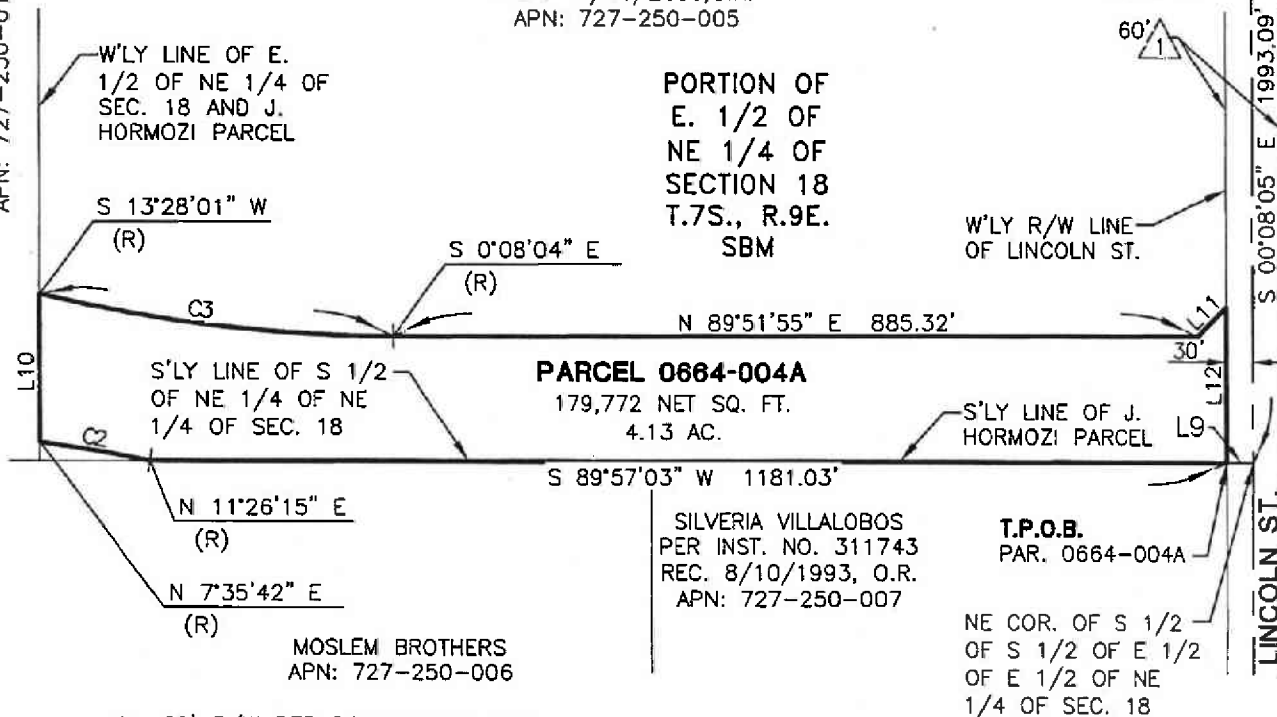
EAST LINE OF SEC.
18 AND C/L LINCOLN
ST AS SHOWN ON
RS 12/98

JAMES FARZAD HORMOZI
PER INST. NO. 2006-0834880
REC. 11/13/2006, O.R.
APN: 727-250-005

PORTION OF
E. 1/2 OF
NE 1/4 OF
SECTION 18
T.7S., R.9E.
SBM

W'LY R/W LINE
OF LINCOLN ST.

FARIBORZ AND MAHOUR HORMOZI
APN: 727-250-016



△ 60' R/W PER BOOK 2454 PAGE
65 REC. 4/17/1959, O.R.

CURVE DATA

NO.	DELTA	RADIUS	LENGTH
C1	99°52'24"	58.00'	101.10'
C2	03°50'33"	1790.00'	120.05'
C3	13°36'05"	1625.00'	385.76'

LINE DATA

NO.	BEARING	LENGTH
L1	S 89°51'55" W	30.00'
L2	S 89°51'55" W	8.00'
L3	N 00°08'05" W	250.00'
L4	N 89°51'55" E	8.00'
L5	S 00°08'05" E	250.00'
L6	S 89°51'55" W	30.00'
L7	N 21°56'47" W	112.63'
L8	S 00°08'05" E	182.87'
L9	S 89°57'03" W	30.00'
L10	N 00°02'42" E	159.18'
L11	N 44°51'55" E	44.41'
L12	S 00°08'05" E	166.89'



SCALE 1"=200'



DATED: 10/16/15

MSA CONSULTING, INC.
PLANNING ■ CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

SHEET 1 OF 2

EXHIBIT "B"

66TH AVENUE (GRADE SEPARATION)

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 10-19-2015

08-RIV-111 PM R17.9 &
08-RIV-195 PM R 7.3
- 0664-004A, 0664-004B AND 66TH AVENUE
0664-004C
SEC. 18, T.7S., R.9E., SBM

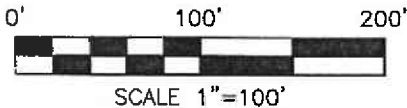
JAMES FARZAD HORMOZI
PER INST. NO. 2006-0834880
REC. 11/13/2006,O.R.
APN: 727-250-005

P.O.C.
NE COR.
OF SEC. 18
EAST LINE OF SEC.
18 AND C/L LINCOLN
ST AS SHOWN ON
RS 12/98

SEE SHEET 1
FOR LINE AND
CURVE TABLE



PORTION OF
E. 1/2 OF
NE 1/4 OF
SECTION 18
T.7S., R.9E.
SBM



60' R/W PER BOOK 2454 PAGE
65 REC. 4/17/1959, O.R.

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE".

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

PARCEL 0664-004B
5,101 NET SQ. FT.
0.12AC.

T.P.O.B.
PAR. 0664-004B

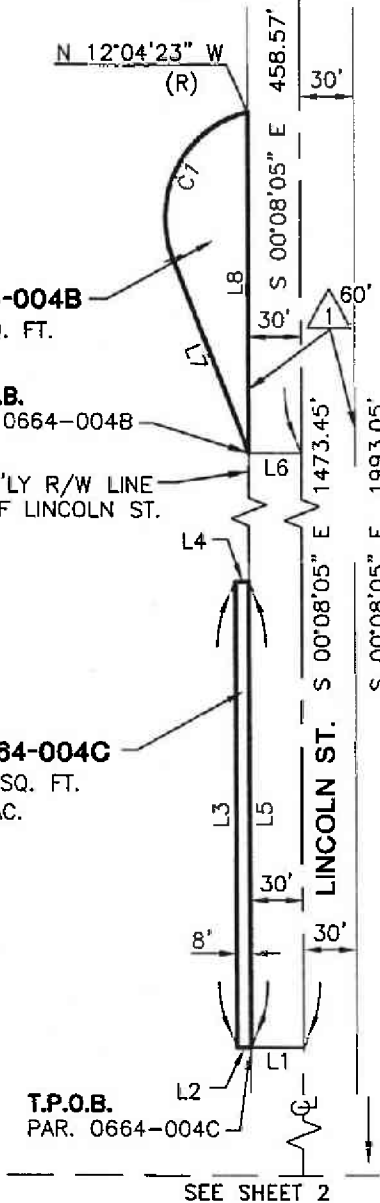
W'LY R/W LINE
OF LINCOLN ST.

PARCEL 0664-004C
2,000 NET SQ. FT.
0.05 AC.

T.P.O.B.
PAR. 0664-004C

S'LY LINE OF S 1/2 OF
S 1/2 OF E 1/2 OF
NE 1/4 OF SEC. 18

N 12°04'23" W
(R)



SEE SHEET 2



MSA CONSULTING, INC.
PLANNING ■ CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

SHEET 2 OF 2

EXHIBIT "B"

TCE
 08-RIV-111 PM R17.9 & 08-RIV-195 PM R 7.3
 - 0664-004D AND 0664-004E
 SEC. 18, T.7S., R.9E., SBM

66TH AVENUE

NE COR.
 OF SEC. 18

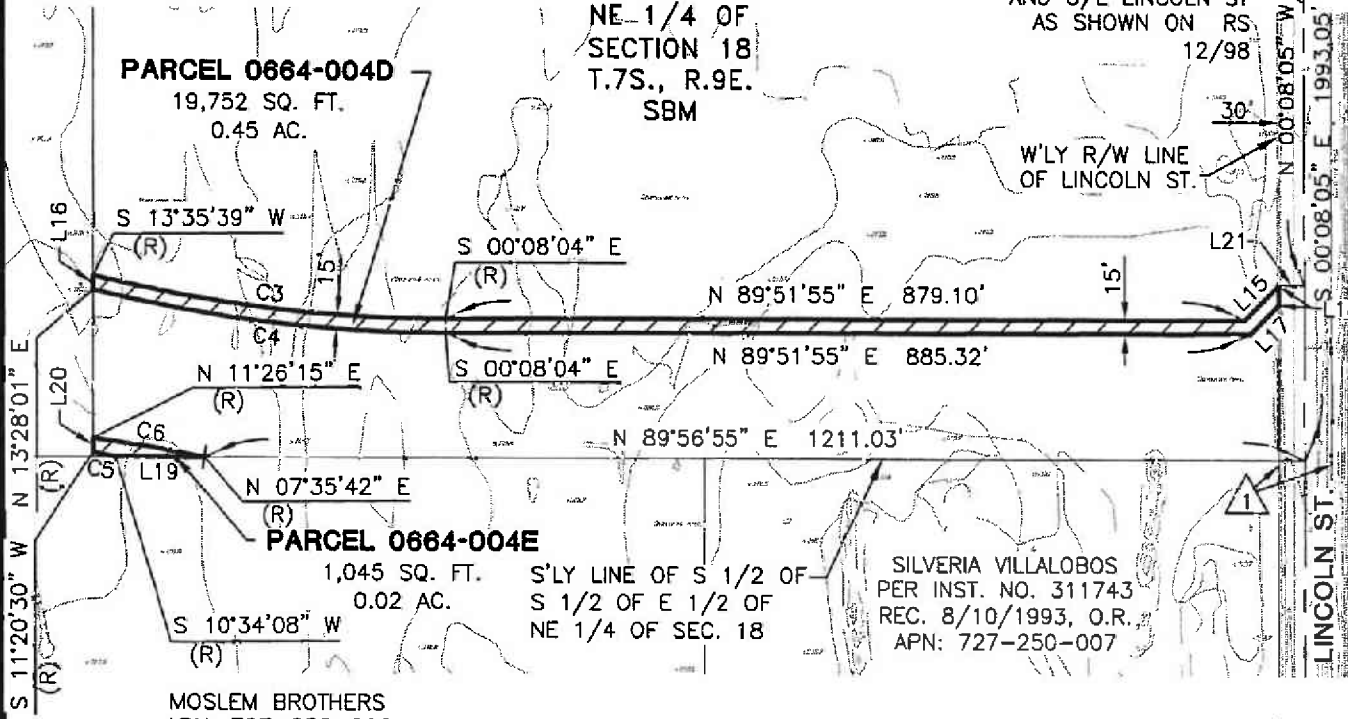
JAMES FARZAD HORMOZI
 PER INST. NO. 2006-0834880
 REC. 11/13/2006, O.R.
 APN: 727-250-005

E. 1/2 OF
 NE 1/4 OF
 SECTION 18
 T.7S., R.9E.
 SBM

E'LY LINE OF SEC. 18
 AND C/L LINCOLN ST
 AS SHOWN ON RS
 12/98

PARCEL 0664-004D
 19,752 SQ. FT.
 0.45 AC.

W'LY R/W LINE
 OF LINCOLN ST.



PARCEL 0664-004E

1,045 SQ. FT.
 0.02 AC.

S'LY LINE OF S 1/2 OF
 S 1/2 OF E 1/2 OF
 NE 1/4 OF SEC. 18

SILVERIA VILLALOBOS
 PER INST. NO. 311743
 REC. 8/10/1993, O.R.
 APN: 727-250-007

MOSLEM BROTHERS
 APN: 727-250-006

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*
 DATE: 10-19-2015

CURVE DATA

NO.	DELTA	RADIUS	LENGTH
C1	99°52'24"	58.00'	101.10'
C2	101°38'58"	68.00'	120.64'
C3	13°43'43"	1610.00'	385.77'
C4	13°36'05"	1625.00'	385.76'
C5	00°46'22"	1805.00'	24.34'
C6	03°50'33"	1790.00'	120.05'

SEE LINE DATA TABLE SHEET 1

△ 60' R/W PER BOOK 2454 PAGE
 65 REC. 4/17/1959, O.R.



TEMPORARY CONSTRUCTION EASEMENT



MSA CONSULTING, INC.
 PLANNING ■ CIVIL ENGINEERING
 LAND SURVEYING

EXHIBIT "B"

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: *E.H.H.*

DATE: *10-19-2015*

TCE
08-RIV-111 PM R17.9 & 08-RIV-195 PM R 7.3
- 0664-004F AND 0664-004G
SEC. 18, T.7S., R.9E., SBM

△ 60' R/W PER BOOK 2454 PAGE
65 REC. 4/17/1959, O.R.
TEMPORARY CONSTRUCTION EASEMENT



LINE DATA		
NO.	BEARING	LENGTH
L1	N00°08'05"W	10.19'
L2	N00°08'05"W	26.91'
L3	N21°56'47"W	112.63'
L4	N21°56'47"W	137.62'
L5	N00°08'05"W	15.00'
L6	N00°08'05"W	15.00'
L7	N89°51'55"E	23.00'
L8	N89°51'55"E	8.00'
L9	N00°08'05"W	280.00'
L10	N00°08'05"W	250.00'
L11	N89°51'55"E	23.00'
L12	N89°51'55"E	8.00'
L13	N89°51'55"E	30.00'
L14	N89°51'55"E	30.00'
L15	N44°51'55"E	53.19'
L16	N00°02'43"E	15.43'
L17	N44°51'55"E	44.41'
L18	N00°08'05"W	21.21'
L19	N89°57'02"E	94.49'
L20	N00°02'43"E	15.30'
L21	N89°51'55"E	30.00'

JAMES HORMOZI
PER INST. # 2006-0834880
REC. 11/13/2006, O.R.
APN: 727-250-005

PARCEL 0664-004G
2,360 SQ. FT.
0.054 AC.

PARCEL 0664-004F
4,440 SQ. FT.
0.102 AC.

66TH AVENUE

NE COR. OF
SEC. 18

E'LY LINE OF SEC. 18
AND C/L LINCOLN ST
AS SHOWN ON RS
12/98

W'LY R/W
LINE OF
LINCOLN ST.

N 10°17'49" W

N 12°04'23" W

10'

10'

10'

10'

10'

10'

10'

10'

10'

10'

10'

N 00°08'04" W 485.48'

N 00°08'05" W 1002.97'

N 00°08'05" W

LINCOLN ST

PER BK 2289 PCS 401-403
REC. 6/20/1958, O.R.
APN: 727-271-011

CWID



DATED: *10/16/15*

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE".

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".



MSA CONSULTING, INC.
PLANNING ■ CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

SHEET 1 OF 2

PARCEL NUMBERS

0664-005A

0664-005B

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-005A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 311743, RECORDED AUGUST 10, 1993, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 18, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 12, AT PAGE 98, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE EASTERLY LINE OF SAID SECTION 18, AS SHOWN ON SAID RECORD OF SURVEY, ALSO BEING THE CENTERLINE OF LINCOLN STREET, A DISTANCE OF 1993.09 FEET, TO THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18;

THENCE SOUTH 89°57'03" WEST, ALONG THE NORTHERLY LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 30.00 FEET TO A POINT IN THE WESTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, 60.00 FEET IN WIDTH, PER DOCUMENT RECORDED APRIL 17, 1959, IN BOOK 2454 PAGE 65, OF SAID OFFICIAL RECORDS, AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID NORTHERLY LINE, SOUTH 89°57'03" WEST, A DISTANCE OF 634.71 FEET, TO THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18;

THENCE SOUTH 00°02'41" EAST, ALONG THE WESTERLY LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 15.45 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 215.73 FEET;

THENCE SOUTH 00°08'05" EAST, A DISTANCE OF 90.01 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 406.00 FEET, TO A POINT ON A LINE PARALLEL WITH AND 43.00' WESTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID EASTERLY LINE OF SECTION 18;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-005A

THENCE SOUTH 00°08'05" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 559.83 FEET, TO A POINT ON THE SOUTHERLY LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18;

THENCE NORTH 89°56'50" EAST, ALONG SAID SOUTHERLY LINE, A DISTANCE OF 13.00 FEET, TO A POINT IN THE WESTERLY RIGHT-OF-WAY LINE OF SAID LINCOLN STREET, 60.00 FEET WIDE, BEING 30.00 FEET WESTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID EASTERLY LINE OF SAID SECTION 18;

THENCE NORTH 00°08'05" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 664.37 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-005A CONTAINING AN AREA OF 54,499 SQUARE FEET OR 1.251 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989

EXP. 12/31/2015

DATED: 8/17/15

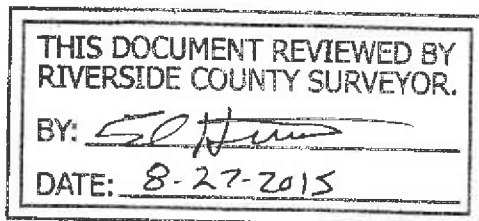


EXHIBIT 'B'

08-RIV-111 PM R17.9 - 0664-005 (0664-005A)
 SEC. 18, T.7S., R.9E., S.B.M.

NE 1/4 SEC. 18
 T.7S., R.9E.
 S.B.M.

JAMES FARZAD HORMOZI
 PER INST. NO. 2006-83480
 REC. 11/13/2006, O.R.
 APN: 727-250-005

NW COR. SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

N'LY LINE SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

PARCEL 0664-005A
 54,499 SQ. FT.
 1.251 A.C.

W'LY LINE SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

SE 1/4 SE 1/4
 NE 1/4 SEC. 18
 T.7S., R.9E.
 S.B.M.

SILVERIA VILLALOBOS
 PER INST. NO. 311743
 REC. 8/10/1993, O.R.
 APN: 727-250-007

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*

DATE: 8-27-2015

S'LY LINE SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
 DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
 CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

LINE DATA		
NO.	BEARING	LENGTH
L1	S 00°08'05" E	1993.09'
L2	S 89°57'03" W	30.00'
L3	S 89°57'03" W	634.71'
L4	S 00°02'41" E	15.45'
L5	N 89°51'55" E	215.73'
L6	S 00°08'05" E	90.01'
L7	N 89°51'55" E	406.00'
L8	S 00°08'05" E	559.83'
L9	N 89°56'50" E	13.00'
L10	N 00°08'05" W	664.37'

66TH AVENUE

P.O.C.
 NE COR.
 OF SEC. 18

E'LY LINE
 SEC. 18

NE COR. SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

60' R/W PER BK 2454 PG 65
 REC. 4/17/1959, O.R.

W'LY R/W LINE
 LINCOLN STREET

E'LY R/W LINE
 LINCOLN STREET

LINCOLN STREET



DATED: 8/17/15

THE BEARINGS AND DISTANCES USED IN THE ABOVE
 DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
 SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
 BY 1.000022931 TO OBTAIN GROUND DISTANCE.



MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

EXHIBIT 'B'

TCE

08-RIV-111 PM R17.9 - 0664-005 (0664-005B)
 SEC. 18, T.7S., R.9E., S.B.M.

66TH AVENUE
 N 89°52'12" W

NE 1/4 SEC. 18
 T.7S., R.9E.
 S.B.M.

JAMES FARZAD HORMOZI
 PER INST. NO. 2006-83480
 REC. 11/13/2006, O.R.

APN: 727-250-005

E'LY LINE
 SEC. 18

N'LY LINE SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

PARCEL 0664-005B
 18,849 SQ. FT.
 0.433 A.C.

W'LY LINE SE 1/4
 SE 1/4 NE 1/4
 SEC. 18

SE 1/4 SE 1/4
 NE 1/4 SEC. 18
 T.7S., R.9E.
 S.B.M.

SILVERIA VILLALOBOS
 PER INST. NO. 311743
 REC. 8/10/1993, O.R.
 APN: 727-250-007

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*
 DATE: 8-27-2015

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
 DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
 CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

LINE DATA		
NO.	BEARING	LENGTH
L1	S 00°08'05" E	2657.45'
L2	S 89°56'50" W	43.00'
L3	N 00°08'05" W	559.83'
L4	S 89°51'55" W	406.00'
L5	N 00°08'05" W	90.01'
L6	S 89°51'55" W	215.73'
L7	S 00°02'41" E	15.00'
L8	N 89°51'55" E	200.76'
L9	S 00°08'05" E	90.01'
L10	N 89°51'55" E	406.00'
L11	S 00°08'05" E	544.81'
L12	N 89°56'50" E	15.00'



DATED: 8/17/15

THE BEARINGS AND DISTANCES USED IN THE ABOVE
 DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
 SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
 BY 1.000022931 TO OBTAIN GROUND DISTANCE.

TEMPORARY CONSTRUCTION EASEMENT



MSA CONSULTING, INC.
 PLANNING - CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

PARCEL NUMBERS

0664-006A

0664-006B

0664-006C

0664-006D

0664-006E

0664-006F

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN GRANT DEEDS TO COACHELLA VALLEY COUNTY WATER DISTRICT RECORDED JUNE 20, 1958 IN BOOK 2289, IN PAGES 388 THROUGH 391, INCLUSIVE, AND PAGES 401 THROUGH 403, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 137, AT PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17 ALSO BEING THE CENTERLINE OF LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 28, AT PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, A DISTANCE OF 1284.14 FEET;

THENCE NORTH 89°51'55" EAST, A DISTANCE OF 30.00 FEET TO A POINT ON A LINE PARALLEL WITH THE WESTERLY LINE OF SECTION 17 AS DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959, IN BOOK 2454, PAGE 65, OFFICIAL RECORDS OF SAID COUNTY, SAID POINT ALSO BEING ON THE WESTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL AS DESCRIBED BY DOCUMENT RECORDED JUNE 20, 1958, IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING NORTH 89°51'55" EAST, A DISTANCE OF 120.00 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL DESCRIBED IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE, SAID POINT ALSO BEING ON A LINE PARALLEL WITH AND DISTANT 150.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY LINE OF SAID SECTION 17;

THENCE SOUTH 00°08'05" EAST ALONG SAID EASTERLY LINE AND SAID PARALLEL LINE A DISTANCE OF 45.16 FEET TO THE NORTHEASTERLY CORNER OF THE COACHELLA VALLEY WATER DISTRICT PARCEL DESCRIBED BY SAID DOCUMENT RECORDED IN BOOK 2289 PAGES 388 THROUGH 391, INCLUSIVE;

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006A

THENCE CONTINUING SOUTH 00°08'05" EAST ALONG THE EASTERLY LINE OF SAID PARCEL DESCRIBED IN BOOK 2289 PAGES 388 THROUGH 391, INCLUSIVE, AND SAID PARALLEL LINE, A DISTANCE OF 44.84 FEET;

THENCE SOUTH 89°51'55" WEST, A DISTANCE OF 115.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, ALSO BEING A POINT ON THE WESTERLY LINE OF SAID PARCEL DESCRIBED IN BOOK 2289, PAGES 388 THROUGH 391, INCLUSIVE;

THENCE NORTH 00°08'05" WEST ALONG SAID WESTERLY LINE AND SAID PARALLEL LINE, A DISTANCE OF 45.28 FEET TO A POINT IN THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, ALSO BEING A POINT ON THE SOUTHERLY LINE OF SAID PARCEL DESCRIBED IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE;

THENCE NORTH 89°55'05" WEST, ALONG SAID SOUTHERLY LINE AND SOUTH LINE, A DISTANCE OF 5.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 30 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, ALSO BEING THE SOUTHWESTERLY CORNER OF SAID PARCEL DESCRIBED IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE;

THENCE NORTH 00°08'05" WEST, ALONG SAID WESTERLY LINE OF BOOK 2289 PAGES 401 THROUGH 403, INCLUSIVE, AND SAID PARALLEL LINE, A DISTANCE OF 44.70 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-006A CONTAINING 10,573 SQUARE FEET OR 0.243 ACRES, MORE OR LESS.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006A

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
DATED: 8/21/15 EXP. 12/31/2015

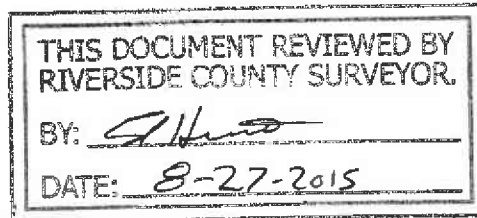


EXHIBIT 'B'

ROADWAY EASEMENT

66TH AVENUE - C
 P.O.C. 08-RIV-111 PM R17.9 & 08-RIV-195 PM R 7.3 - 0664-006 (0664-006A)
 NW COR. OF SEC. 17
 SEC. 17, T.7S., R.9E., SBM

WESTERLY LINE OF SEC. 17 AND C/L LINCOLN ST PER RS 12/98
 CVCWD
 PER O.R. 2289/401-403 REC. 6/20/1958
 APN: 727-271-011

E'LY R/W LINE OF LINCOLN AVENUE & W'LY LINE OF CVCWD PARCEL

N 89°51'55" E 120.00'

T.P.O.B. PAR. 0664-006A

150.00'

SOUTH LINE OF THE NW 1/4 OF THE NW 1/4 SEC. 17

PARCEL 0664-006A
 10,573 SQ. FT.
 0.243 A.C.

NE'LY COR. CVCWD PARCEL PER BK 2289 PGS 388-391 REC. 6/20/1958, O.R.

S 89°51'55" W 115.00'
 CVCWD
 PER BK 2289 PGS 388-391 REC. 6/20/1958, O.R.
 APN: 727-271-011

5' ESMT IN FAVOR OF CVCWD PER BK 1044 PG 232, REC. 01/14/1949, O.R.

60' R/W PER BOOK 2454 PAGE 65 REC. 4/17/1959, O.R.

66TH AVENUE - C

SCALE 1"=30'

MULTI-NATIONAL INVESTMENTS, LLC
 LLA NO. 5374
 PER DOC. NO. 2011-0365696
 REC. 8/18/2011
 APN: 727-271-020

E'LY LINE OF CVCWD PARCEL PER BK 2289 PGS 401-403 REC. 6/20/1958, O.R.

NW 1/4 SECTION 17 T.7S., R.9E. SBM

LLA 5374 INST. NO. 2011-0365696 REC. 8/18/2011

E'LY LINE OF CVCWD PARCEL PER BK 2289 PGS 488-491 REC. 8/20/1958, O.R.

APN: 727-271-019

DATED: 8/21/15



THIS DOCUMENT REVIEWED BY RIVERSIDE COUNTY SURVEYOR.
 BY: [Signature]
 DATE: 8-27-2015

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

LINE DATA

NO.	BEARING	LENGTH
L1	S 00°08'05" E	1284.14'
L2	N 89°51'55" E	30.00'
L3	N 00°08'05" W	45.28'
L4	N 89°55'05" W	5.00'
L5	N 00°08'05" W	44.70'

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006B

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN GRANT DEED TO COACHELLA VALLEY COUNTY WATER DISTRICT, RECORDED JUNE 20, 1958 IN BOOK 2289, PAGES 388 THROUGH 391, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN A PORTION OF THE NORTHWEST QUARTER AND SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 137, AT PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17 AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 28, AT PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING THE CENTERLINE OF LINCOLN STREET, A DISTANCE OF 1842.56 FEET;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 35.00 FEET TO A POINT ON A LINE PARALLEL WITH SAID WESTERLY LINE OF SECTION 17, AS MEASURED AT RIGHT ANGLES, ALSO BEING A POINT ON THE WESTERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING NORTH 90°00'00" EAST, A DISTANCE OF 115.00 FEET TO A POINT ON THE EASTERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL;

THENCE SOUTH 00°08'05" EAST ALONG SAID EASTERLY LINE, A DISTANCE OF 180.00 FEET;

THENCE SOUTH 90°00'00" WEST, A DISTANCE OF 100.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 50.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17;

THENCE SOUTH 00°08'05" EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 634.92 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 17 AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 28, AT PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, BEING A POINT ON A LINE PARALLEL WITH AND

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006B

DISTANT 50.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID SOUTHWEST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE OF SAID LINCOLN STREET;

THENCE SOUTH 00°07'36" EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 31.51 FEET;

THENCE SOUTH 89°52'24" WEST, A DISTANCE OF 15.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID WESTERLY LINE OF THE SOUTHWEST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE OF LINCOLN STREET;

THENCE NORTH 00°07'36" WEST ALONG SAID PARALLEL LINE, TO A POINT ON SAID NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 17, A DISTANCE OF 31.55 FEET;

THENCE NORTH 00°08'05" WEST ON A LINE PARALLEL WITH AND 35.00 FEET EASTERLY OF SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, A DISTANCE OF 814.91 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-006B CONTAINING 30,696 SQUARE FEET OR 0.705 ACRES, MORE OR LESS.

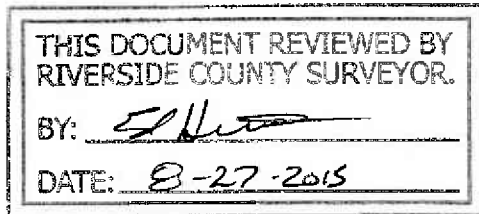
EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
ROADWAY EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-006B

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
DATED: 8/21/15 EXP. 12/31/2015



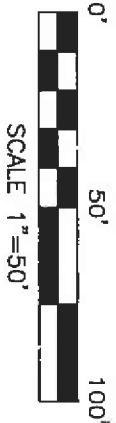
66TH AVENUE

EXHIBIT 'B'
ROADWAY EASEMENT

P.O.C. NW COR. 08-RIV-111 PM R17.9 & 08-RIV-195 PM 7.3 - 0664-006 (0664-006B)
OF SEC. 17
W'LY LINE OF SEC. 17
SEC. 17, T.7S., R.9E., SBM

E'LY LINE CVCWD PARCEL PER BK 2289 PGS 388-391 REC. 6/20/1958, O.R.

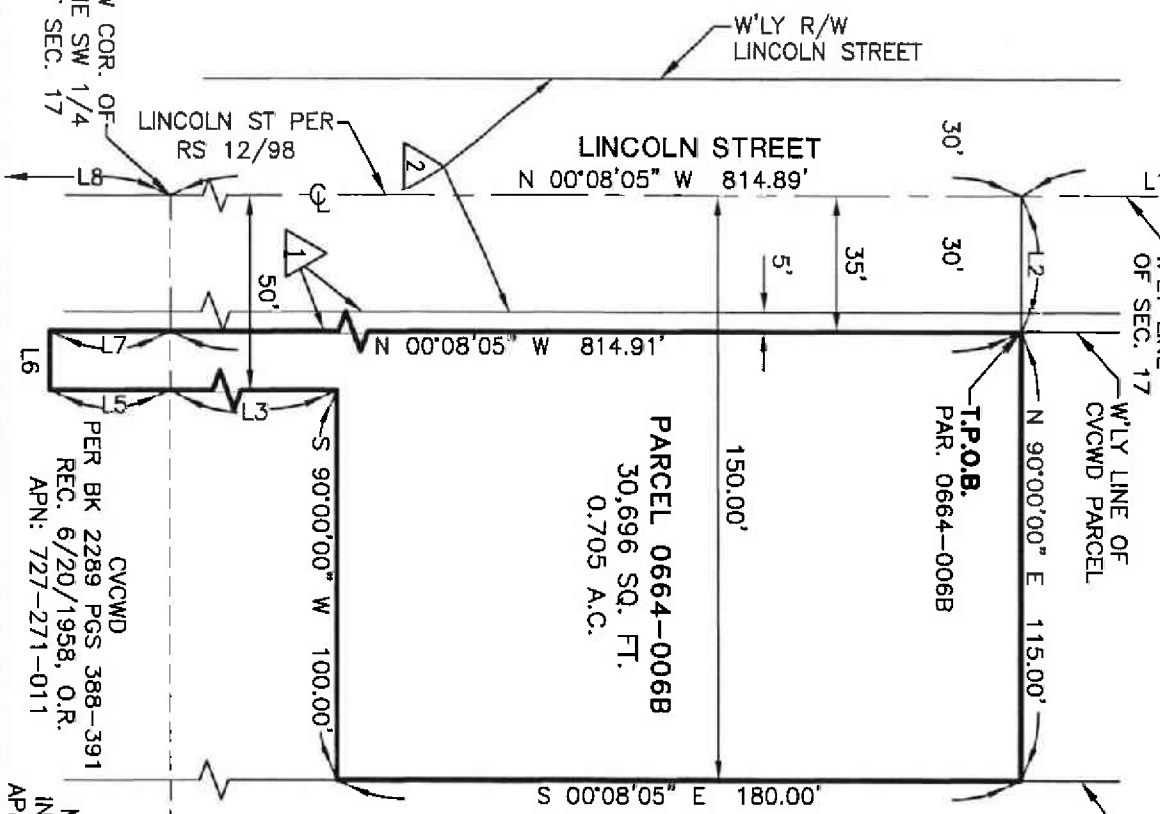
- 1 5' ESMT IN FAVOR OF CVCWD PER BK 1044 PG 232, REC. 01/14/1949, O.R.
- 2 60' R/W PER BOOK 2454 PAGE 65 REC. 4/17/1959, O.R.



NO.	BEARING	LENGTH
L1	S 00°08'05" E	1842.56'
L2	N 90°00'00" E	35.00'
L3	N 00°08'05" W	634.92'
L4	N 89°55'05" W	5.00'
L5	N 00°07'36" W	31.51'
L6	N 89°52'24" E	15.00'
L7	N 00°07'36" W	31.55'
L8	N 00°07'36" W	2657.31'



DATED: 8/21/15



NW 1/4 OF SECTION 17
T.7S., R.9E., SBM

NORTH LINE OF THE SW 1/4

SW 1/4 OF SECTION 17
T.7S., R.9E., SBM

MULTI-NATIONAL INVESTMENTS, LLC
APN: 727-271-018

CVCWD PER BK 2289 PGS 388-391 REC. 6/20/1958, O.R. APN: 727-271-011

PARCEL 0664-006B
30,696 SQ. FT.
0.705 A.C.

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION."

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 8-27-2015

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE."



MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING

LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

EXHIBIT "A"

TCE

PARCELS 0664-006C, 0664-006D

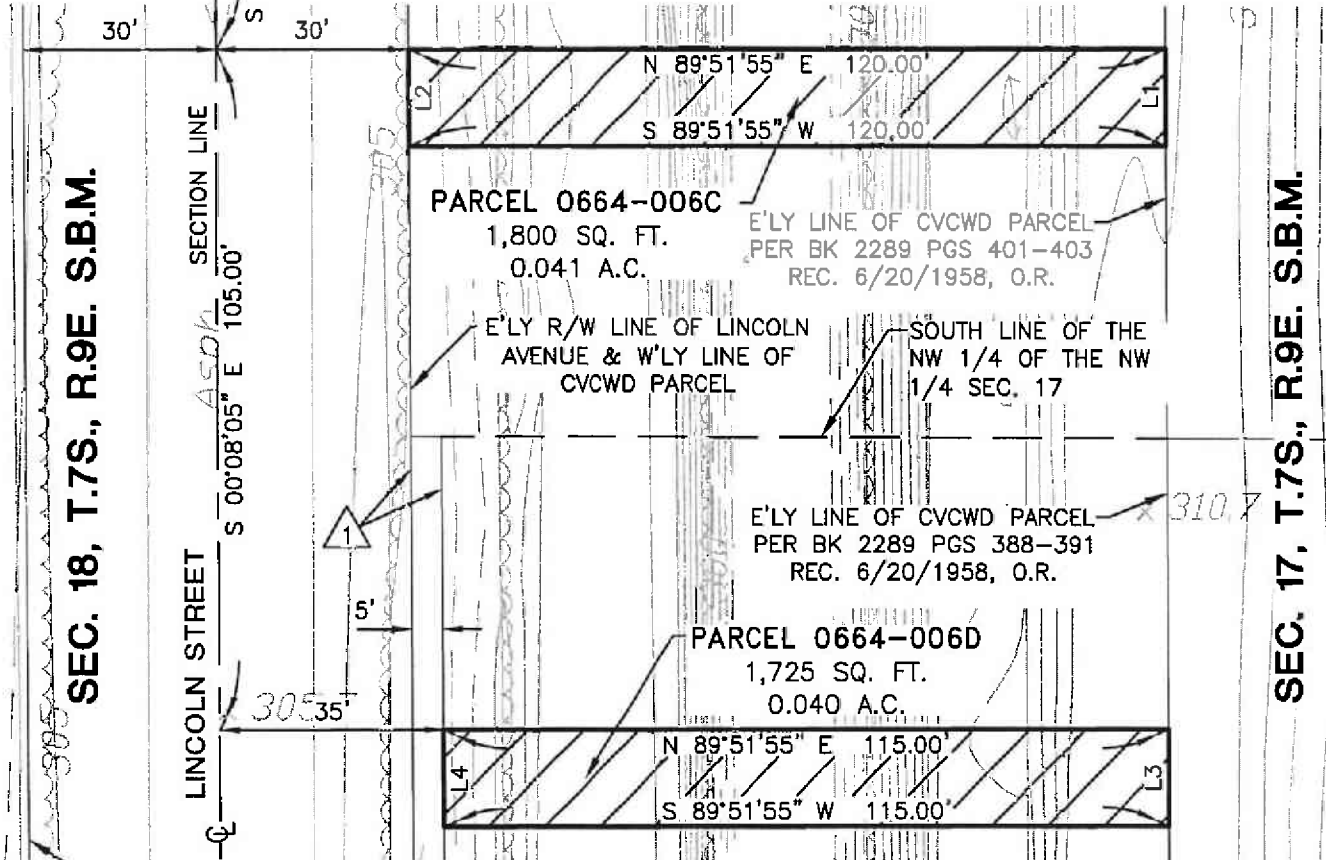
1 5' ESMT IN FAVOR OF CVCWD PER BK 1044 PG 232, REC. 01/14/1949, O.R.

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 8-27-2015

66TH AVENUE N 89°52'12" W

CVCWD
PER BK 2289 PGS 401-403
REC. 6/20/1958, O.R.
APN: 727-271-011

TEMPORARY CONSTRUCTION EASEMENT



W'LY R/W LINE OF LINCOLN STREET

ALL DISTANCES SHOWN HEREON ARE GRID UNLESS SPECIFIED OTHERWISE. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCES BY A COMBINATION FACTOR OF 1.000022931

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°08'05" W	15.00'
L2	S 00°08'05" E	15.00'
L3	S 00°08'05" E	15.00'
L4	N 00°08'05" W	15.00'



DATED: 8/21/15



MSA CONSULTING, INC.
PLANNING ■ CIVIL ENGINEERING
LAND SURVEYING

EXHIBIT "B"

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

TCE

PARCELS 0664-006E, 0664-006F



DATED: 8/21/15

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°08'05" W	15.00'
L2	N 90°00'00" E	114.99'
L3	N 00°08'05" W	15.00'
L4	N 90°00'00" E	114.99'
L5	N 90°00'00" E	99.99'
L6	N 00°08'05" W	15.00'
L7	N 90°00'00" E	84.99'
L8	N 00°08'05" W	619.93'
L9	N 00°07'36" W	46.87'
L10	N 89°21'31" W	30.00'
L11	N 00°07'36" W	15.00'
L12	N 89°52'24" E	15.00'
L13	N 00°07'36" W	31.51'
L14	N 00°08'05" W	634.85'
L15	N 00°08'05" W	1827.56'
L16	N 90°00'00" E	35.00'

TEMPORARY CONSTRUCTION EASEMENT

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: [Signature]
DATE: 8-27-2015

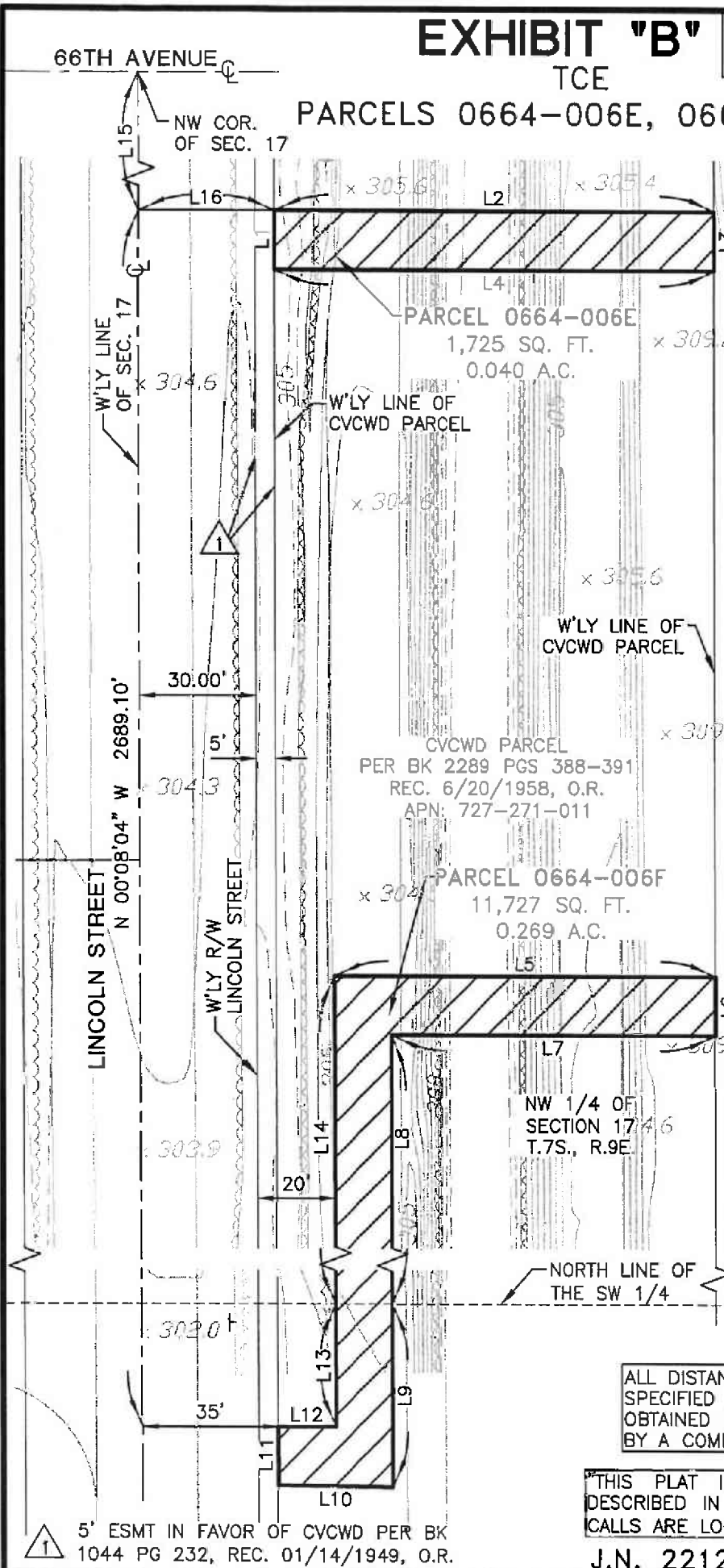
MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING

ALL DISTANCES SHOWN HEREON ARE GRID UNLESS SPECIFIED OTHERWISE. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCES BY A COMBINATION FACTOR OF 1.000022931

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION."

J.N. 2212

SHEET 1 OF 1



PARCEL NUMBERS

0664-007A

0664-007B

0664-007C

0664-007D

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-007A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 2009-0594042 AS PARCEL 2, RECORDED NOVEMBER 17, 2009, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 28, AT PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17 AND SAID CENTERLINE OF LINCOLN STREET AS SHOWN ON SAID RECORD OF SURVEY, A DISTANCE OF 1737.91 FEET;

THENCE NORTH 89°51'55" EAST, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 150.00 FEET EASTERLY OF AS MEASURED AT RIGHT ANGLES TO SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE OF SAID LINCOLN STREET, SAID POINT BEING ON THE EASTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL AS DESCRIBED BY INSTRUMENT RECORDED JUNE 20, 1958 IN BOOK 2289, PAGES 388 THROUGH 391, INCLUSIVE, ALSO BEING THE WESTERLY LINE OF SAID PARCEL 2 AND THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID WESTERLY LINE NORTH 90°00'00" EAST, A DISTANCE OF 290.07 FEET;

THENCE SOUTH 00°00'00" EAST, A DISTANCE OF 37.17 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 50.00 FEET;

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 100°33'32", AN ARC DISTANCE OF 87.75 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 10°33'42" EAST, TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 840.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 10°33'33" EAST;

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 31°59'05", AN ARC DISTANCE OF 468.92 FEET;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-007A

THENCE NORTH 47°27'22" EAST, A DISTANCE OF 345.60 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF HWY 111, 90.00 FEET SOUTHWESTERLY HALF-WIDTH, PER EASEMENT DEED RECORDED FEBRUARY 28, 1950, IN BOOK 1151, PAGES 38 THROUGH 39, INCLUSIVE, OF OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING A POINT ON THE NORTHEASTERLY LINE OF SAID PARCEL 2;

THENCE SOUTH 36°08'33" EAST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE AND SAID NORTHEASTERLY LINE OF PARCEL 2, A DISTANCE OF 217.22 FEET;

THENCE CONTINUING ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE AND SAID NORTHEASTERLY LINE OF PARCEL 2 SOUTH 10°51'27" WEST, A DISTANCE OF 121.53 FEET;

THENCE LEAVING SAID NORTHEASTERLY LINE OF PARCEL 2 AND SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, SOUTH 58°40'37" WEST, A DISTANCE OF 316.12 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 1236.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 31°19'22" EAST;

THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 31°19'22", AN ARC DISTANCE OF 675.70 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 00°00'00" WEST;

THENCE NON-TANGENT FROM LAST SAID CURVE NORTH 89°59'59" WEST, A DISTANCE OF 209.86 FEET TO A POINT 150.00 FEET EASTERLY OF THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17, ALSO BEING A POINT ON THE WESTERLY LINE OF SAID PARCEL 2 AND THE EASTERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL;

THENCE NORTH 00°08'05" WEST ALONG SAID WESTERLY LINE OF PARCEL 2, A DISTANCE OF 285.00 FEET TO THE **TRUE POINT OF BEGINNING**.

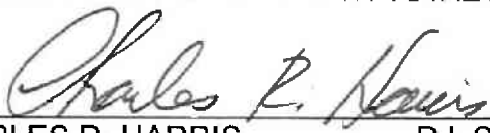
PARCEL 0664-007A CONTAINING AN AREA OF 296,051 SQUARE FEET OR 6.796 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-007A

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 8/21/15 EXP. 12/31/2015



THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: [Signature]
DATE: 8-27-2015

EXHIBIT 'B'

08-RIV-111 PM R17.9 - 0664-007 (0664-007A)
 SEC. 17, T.7.S., R.9E., S.B.M.

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*
 DATE: 8-27-2015

LINE DATA		
NO.	BEARING	LENGTH
L1	N 89°51'55" E	150.00'
L2	N 90°00'00" E	290.07'
L3	S 00°00'00" E	37.17'
L4	N 47°27'22" E	345.60'
L5	S 36°08'33" E	217.22'
L6	S 10°51'27" W	121.53'
L7	S 58°40'37" W	316.12'
L8	N 89°59'59" W	209.86'
L9	N 00°08'05" W	285.00'



MULTI-NATIONAL INVESTMENTS, LLC
 A PORTION OF PARCEL 2, INST. NO.
 2009-0594042, REC. 11/17/2009, O.R.
 APN 727-271-019

CURVE DATA			
NO.	DELTA	RADIUS	LENGTH
C1	100°33'32"	50.00'	87.75'
C2	31°59'05"	840.00'	468.92'
C3	31°19'22"	1236.00'	675.70'

NW 1/4 OF
 SECTION 17
 T.7.S., R.9E.
 SBM

PARCEL 0664-007A
 296,051 SQ. FT.
 6.796 AC.

THE BEARINGS AND DISTANCES USED IN THE ABOVE
 DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
 SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
 BY 1.000022931 TO OBTAIN GROUND DISTANCE.



J.N. 2212

SHEET 1 OF 1

66TH AVENUE

P.O.C.
 NW COR.
 SECTION 17

W'LY LINE
 OF SEC. 17

W'LY LINE OF PARCEL 2 PER
 INST. NO. 2009-0594042,
 REC. 11/17/2009, O.R. &
 E'LY LINE OF CWMD PARCEL

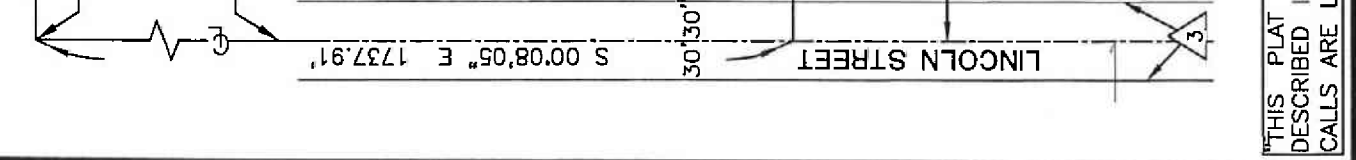
CWMD
 PER BK 2289 PGS 389-391
 REC. 6/20/1958, O.R.
 APN: 727-271-011

T.P.O.B.
 PAR. 0664-007A

R/W OF HWY 111 PER
 EASEMENT DEED IN BK 1151 PG
 38-39 REC. 02/28/1950, O.R.

5' ESMT IN FAVOR OF CWMD
 PER BK 1044 PG 232, REC.
 01/14/1949, O.R.

60' R/W PER BOOK 2454 PAGE
 65 REC. 4/17/1959, O.R.



THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
 DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
 CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

SEE SHEET 1

EXHIBIT 'B'

TCE

08-RIV-111 PM R17.9 - 0664-007 (0664-007B & 007C)
SEC. 17, T.7.S., R.9E., S.B.M.

CURVE DATA

NO.	DELTA	RADIUS	LENGTH
C1	100°33'32"	35.00'	61.43'
C2	100°33'32"	50.00'	87.75'

LINE DATA

NO.	BEARING	LENGTH
L1	N 89°51'55" E	150.00'
L2	S 00°00'00" E	52.17'
L3	S 36°08'33" E	15.09'
L4	N 00°00'00" W	37.17'
L5	N 00°08'05" W	15.00'
L6	S 89°59'59" E	209.86'
L7	S 10°51'27" W	20.24'
L8	N 89°59'59" W	209.82'
L9	N 00°08'05" W	15.00'
L10	N 89°51'55" E	150.00'

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*

DATE: 8-27-2015

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".



MSA CONSULTING, INC.
PLANNING - CIVIL ENGINEERING
LAND SURVEYING

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

J.N. 2212

SHEET 2 OF 2

EXHIBIT "B"

TCE

08-RIV-111 PM R17.9 - 0664-007 (0664-007D)

SEC. 17, T.7S., R.9E., S.B.M.



△ 5' ESMT IN FAVOR OF CVWD PER BK
1044 PG 232, REC. 01/14/1949, O.R.

DATED: 8/17/15

MULTI-NATIONAL INVESTMENTS, LLC
A PORTION OF PARCEL 2, INST.
NO. 2009-0594042, REC.
11/17/2009, O.R.
APN 727-271-020

PARCEL 0664-007D
1,800 SQ. FT.
0.041 AC.

MULTI-NATIONAL INVESTMENTS, LLC
A PORTION OF PARCEL 2, INST.
NO. 2009-0594042, REC.
11/17/2009, O.R.
APN 727-271-019

TEMPORARY CONSTRUCTION EASEMENT



PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

ALL DISTANCES SHOWN HEREON ARE GRID UNLESS SPECIFIED OTHERWISE. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCES BY A COMBINATION FACTOR OF 1.000022931

MSA CONSULTING, INC.
PLANNING ■ CIVIL ENGINEERING
LAND SURVEYING

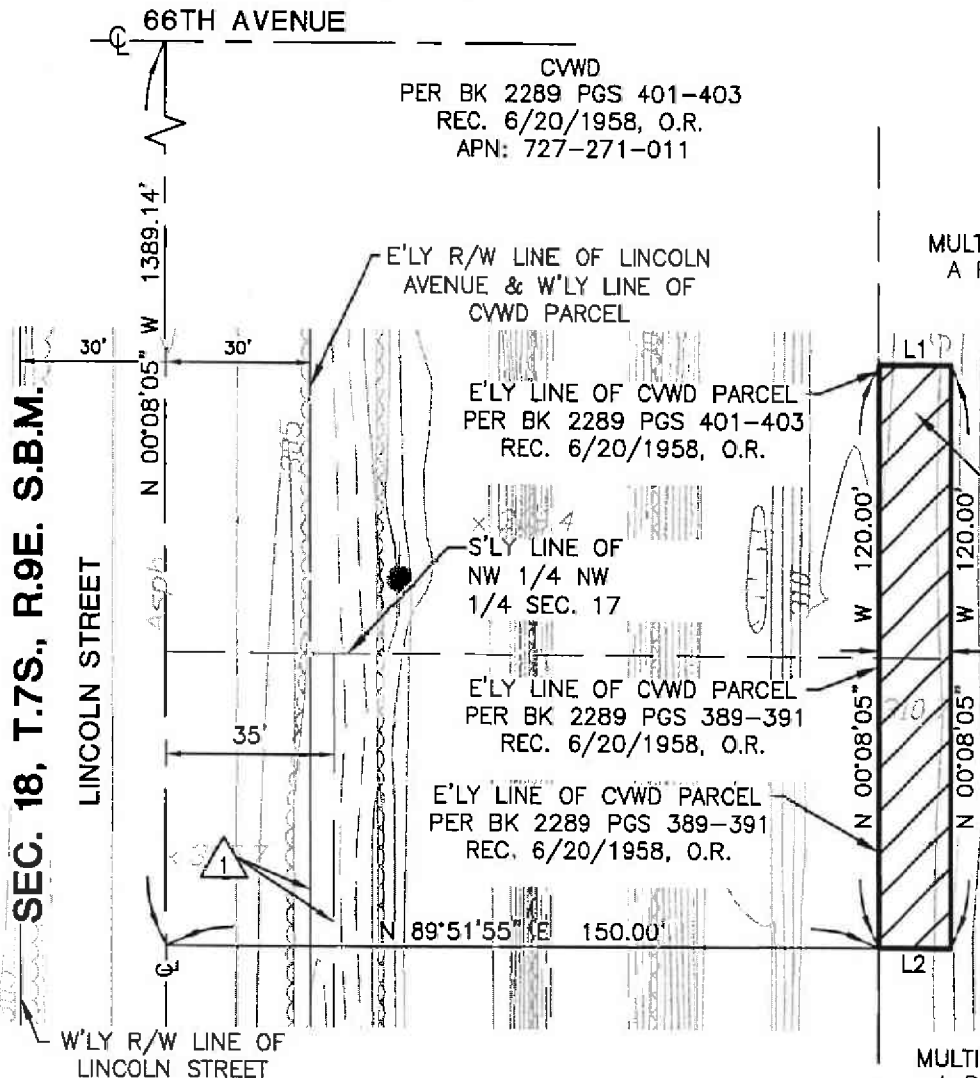
J.N. 2212

SHEET 1 OF 1

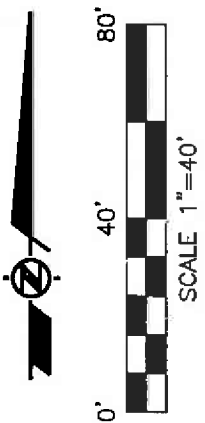
SECTION LINE

SEC. 18, T.7S., R.9E. S.B.M.

SEC. 17, T.7S., R.9E. S.B.M.



THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: [Signature]
DATE: 8-27-2015



"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

PARCEL NUMBERS

0664-008A

0664-008B

0664-008C

0664-008D

0664-008E

0664-008F

0664-008G

EXHIBIT "A"
U.P.R.R. AERIAL EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-008A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, A PORTION OF A STRIP OF LAND LYING EQUALLY AND AT RIGHT ANGLES TO THE CENTERLINE OF THE UNION PACIFIC COMPANY'S MAIN LINE AS NOW CONSTRUCTED, AS SAID CENTERLINE IS DESCRIBED IN DEEDS RECORDED JULY 22, 1930 IN BOOK 869, PAGE 281 OF DEEDS AND MARCH 24, 1958 IN BOOK 2242, PAGE 259 OF OFFICIAL RECORDS, OF SAID RIVERSIDE COUNTY, LYING SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF HAMMOND RD., AND NORTHEASTERLY OF THE NORTHEASTERLY LINE OF STATE HIGHWAY 111, NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 0664-008A:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 137, AT PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 89°52'12" EAST ALONG THE NORTHERLY LINE OF SAID SECTION 17, ALSO BEING THE PROLONGATION OF THE CENTERLINE OF 66TH AVENUE, A DISTANCE OF 856.53 FEET TO THE NORTHEASTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD AS SHOWN ON SAID RECORD OF SURVEY, ALSO BEING THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF HAMMOND ROAD AS SHOWN IN PARCEL MAP 17118, ON FILE IN BOOK 103, PAGES 42 AND 43, OF PARCEL MAPS, RECORDS OF SAID COUNTY;

THENCE SOUTH 36°08'33" EAST ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 1540.71 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1270.50 FEET, AND THE **TRUE POINT OF BEGINNING**, A RADIAL LINE TO SAID POINT BEARS NORTH 07°56'15" WEST;

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 19°07'32", AN ARC DISTANCE OF 424.10 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD AS DESCRIBED BY INSTRUMENT RECORDED FEBRUARY 28, 1950, IN BOOK 1151, PAGE 38, OFFICIAL RECORDS OF SAID COUNTY, SAID POINT ALSO BEING THE NORTHEASTERLY RIGHT-OF-WAY LINE OF HIGHWAY 111, A RADIAL LINE TO SAID POINT BEARS NORTH 27°03'47" WEST;

EXHIBIT "A"
U.P.R.R. AERIAL EASEMENT
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-008A

THENCE ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE SOUTH 36°08'33" EAST, A DISTANCE OF 136.92 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1135.50 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 25°58'22" WEST;

THENCE EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 21°45'21", AN ARC DISTANCE OF 431.16 FEET, TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF HAMMOND ROAD AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF UNION PACIFIC RAILROAD OF SAID RECORDS, A RADIAL LINE TO SAID POINT BEARS NORTH 04°13'01" WEST;

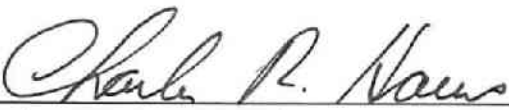
THENCE NORTH 36°08'33" WEST ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 155.90 FEET TO THE **TRUE POINT OF BEGINNING**;

AERIAL EASEMENT PARCEL 0664-008A CONTAINING AN AREA OF 57,698 SQUARE FEET OR 1.325 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 11/16/15 EXP. 12/31/2015

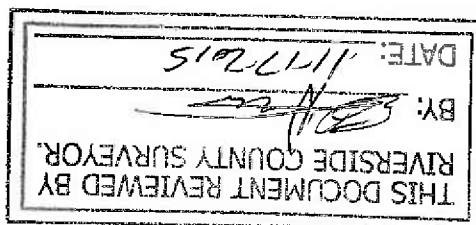


EXHIBIT "B"

08-RIV-111 PM R17.9 - 0664-008 (0664-008A)

SEC. 17, T.7.S., R.9.E., SBM

N'LY LINE OF
SEC. 17

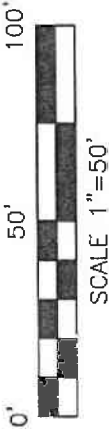
66TH AVENUE

856.53'
N 89°52'12" E

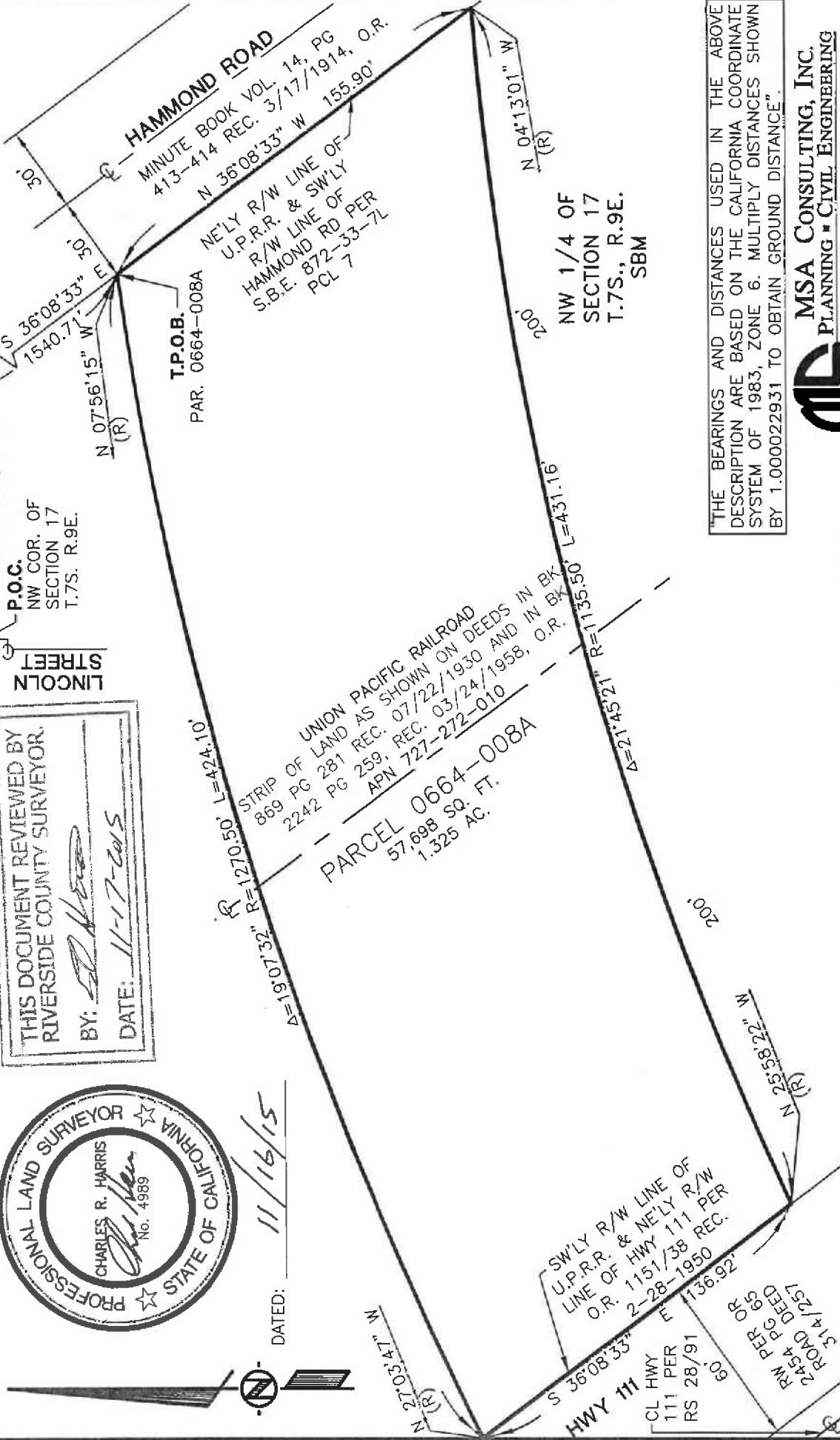
P.O.C.
NW COR. OF
SECTION 17
T.7S. R.9E.

LINCOLN
STREET

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 11-17-05



DATED: 11/16/15



HAMMOND ROAD

MINUTE BOOK VOL 14, PG
413-414 REC. 3/17/1914, O.R.

T.P.O.B.
PAR. 0664-008A

N 36°08'33" W 155.90'
N'LY R/W LINE OF
U.P.R.R. & SW'LY
R/W LINE OF
HAMMOND RD PER
S.B.E. 872-33-7L
PCL 7

R=1270.50 L=424.10
R=1910.73 L=431.16
R=1135.50 L=431.16
R=27.45 L=27.45

STRIP OF LAND AS SHOWN ON DEEDS IN BK
869 PG 281 REC. 07/22/1930 AND IN BK
2242 PG 259, REC. 03/24/1958, O.R.
APN 727-272-010

PARCEL 0664-008A
57,698 SQ. FT.
1.325 AC.

NW 1/4 OF
SECTION 17
T.7S., R.9E.
SBM

SW'LY R/W LINE OF
U.P.R.R. & NE'LY R/W
LINE OF HWY 111 PER
O.R. 1151/38 REC.
2-28-1950
CL HWY
111 PER
RS 28/91
60'
2454 PG 9B
ROAD DEED
314/257
RW PER OR

"THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE."



MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

EXHIBIT "A"
U.P.R.R. ACCESS & FOOTING EASEMENTS
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664(-008B;-008C;-008D;-008E;-008F;-008G)

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, PORTIONS OF A STRIP OF LAND LYING EQUALLY AND AT RIGHT ANGLES TO THE CENTERLINE OF THE UNION PACIFIC COMPANY'S MAIN LINE AS NOW CONSTRUCTED, AS SAID CENTERLINE IS DESCRIBED IN DEEDS RECORDED JULY 22, 1930 IN BOOK 869, PAGE 281 OF DEEDS AND MARCH 24, 1958 IN BOOK 2242, PAGE 259 OF OFFICIAL RECORDS, OF SAID RIVERSIDE COUNTY, LYING SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF HAMMOND RD., AND NORTHEASTERLY OF THE NORTHEASTERLY LINE OF STATE HIGHWAY 111, NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 0664-008B:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 137, AT PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 89°52'12" EAST ALONG THE NORTHERLY LINE OF SAID SECTION 17, ALSO BEING THE PROLONGATION OF THE CENTERLINE OF 66TH AVENUE, A DISTANCE OF 856.53 FEET TO THE NORTHEASTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD AS SHOWN ON SAID RECORD OF SURVEY, ALSO BEING THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF HAMMOND ROAD AS SHOWN IN PARCEL MAP 17118, ON FILE IN BOOK 103, PAGES 42 AND 43, OF PARCEL MAPS, RECORDS OF SAID COUNTY;

THENCE SOUTH 36°08'33" EAST ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 1540.71 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1270.50 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 07°56'15" WEST;

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°59'29", AN ARC DISTANCE OF 110.68 FEET, TO A POINT HEREINAFTER REFERRED TO AS **POINT "A"**, A RADIAL LINE TO SAID POINT BEARS NORTH 12°55'44" WEST;

THENCE CONTINUING SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 08°58'53", AN ARC DISTANCE OF 199.15 FEET, TO A POINT HEREINAFTER REFERRED TO AS **POINT "B"**, A RADIAL LINE TO SAID POINT BEARS NORTH 21°54'37" WEST;

EXHIBIT "A"
U.P.R.R. ACCESS & FOOTING EASEMENTS
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664(-008B;-008C;-008D;-008E;-008F;-008G)

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 24.84 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008B;

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "C"**;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008B;

FOOTING EASEMENT PARCEL 0664-008B CONTAINING 361 SQUARE FEET OR 0.008 ACRES, MORE OR LESS.

PARCEL 0664-008C:

COMMENCING AT AFOREMENTIONED **POINT "C"** AS PREVIOUSLY ESTABLISHED IN THE DESCRIPTION FOR PARCEL "0664-008B";

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 14.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008C;

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "D"**;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008C;

FOOTING EASEMENT PARCEL 0664-008C CONTAINING 361 SQUARE FEET OR 0.008 ACRES, MORE OR LESS.

PARCEL 0664-008D:

COMMENCING AT AFOREMENTIONED **POINT "D"** AS PREVIOUSLY ESTABLISHED IN THE DESCRIPTION FOR PARCEL "0664-008C";

EXHIBIT "A"
U.P.R.R. ACCESS & FOOTING EASEMENTS
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664(-008B;-008C;-008D;-008E;-008F;-008G)

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 14.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008D;

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008D;

FOOTING EASEMENT PARCEL 0664-008D CONTAINING 361 SQUARE FEET OR 0.008 ACRES, MORE OR LESS.

PARCEL 0664-008E:

COMMENCING AT AFOREMENTIONED **POINT "A"** AS PREVIOUSLY ESTABLISHED IN THE DESCRIPTION FOR PARCEL "0664-008B";

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 25.21 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008E;

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "E"**;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008E;

FOOTING EASEMENT PARCEL 0664-008E CONTAINING 361 SQUARE FEET OR 0.008 ACRES, MORE OR LESS.

PARCEL 0664-008F:

COMMENCING AT AFOREMENTIONED **POINT "E"** AS PREVIOUSLY ESTABLISHED IN THE DESCRIPTION FOR PARCEL "0664-008E";

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 16.00 FEET TO THE **TRUE POINT OF BEGINNING** OF PARCEL 0664-008F;

EXHIBIT "A"
U.P.R.R. ACCESS & FOOTING EASEMENTS
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664(-008B;-008C;-008D;-008E;-008F;-008G)

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET TO A POINT
HEREINAFTER REFERRED TO AS **POINT "F"**;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE
POINT OF BEGINNING OF PARCEL 0664-008F**;

**FOOTING EASEMENT PARCEL 0664-008F CONTAINING 361 SQUARE FEET OR
0.008 ACRES, MORE OR LESS.**

PARCEL 0664-008G:

**COMMENCING AT AFOREMENTIONED POINT "F" AS PREVIOUSLY
ESTABLISHED IN THE DESCRIPTION FOR PARCEL "0664-008F";**

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 16.00 FEET TO THE **TRUE
POINT OF BEGINNING OF PARCEL 0664-008G**;

THENCE SOUTH 53°44'04" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 36°15'56" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 53°44'04" EAST, A DISTANCE OF 19.00 FEET;

THENCE NORTH 36°15'56" WEST, A DISTANCE OF 19.00 FEET TO THE **TRUE
POINT OF BEGINNING OF PARCEL 0664-008G**;


**FOOTING EASEMENT PARCEL 0664-008G CONTAINING 361 SQUARE FEET OR
0.008 ACRES, MORE OR LESS.**

EXHIBIT "A"
U.P.R.R. ACCESS & FOOTING EASEMENTS
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664(-008B;-008C;-008D;-008E;-008F;-008G)

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE
BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6.
MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND
DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 11/16/15 EXP. 12/31/2015

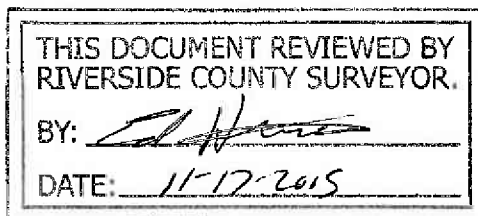


EXHIBIT "B"

SEE SHEET 2 FOR LINE & CURVE DATA TABLES

08-RIV-111 PM R17.9 - 0664(-008B;-008C;-008D;-008E;-008F;-008G)
 SEC. 17, T.7S., R.9E., SBM

0' 50' 100'



SCALE 1"=50'



THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*
 DATE: 11-12-2015

66TH AVENUE
 N'LY LINE OF
 SEC. 17

P.O.C.
 NW COR. OF
 SECTION 17
 T.7S. R.9E.

LINCOLN
 STREET

PT. "A"

HAMMOND ROAD
 MINUTE BOOK VOL. 14, PG
 413-414 REC. 3/17/1914, O.R.

NE'LY R/W LINE OF
 U.P.R.R. & SW'LY
 R/W LINE OF
 HAMMOND RD PER
 S.B.E. 872-33-7L
 S.B.E. PCL 7

NW 1/4 OF
 SECTION 17
 T.7S., R.9E.
 SBM

N 12°53.4' W

STRIP OF LAND AS
 889 PG 281 REC. 07/22/1930 AND IN BK
 2242 PG 259 REC. 03/24/1958, O.R.
 APN 727-272-010
 SHOWN ON DEEDS IN BK

DATED: 11/16/15

PT. "B"

PT. "C"

PT. "D"

PT. "E"

PT. "F"

PT. "G"

PT. "H"

PT. "I"

PT. "J"

PT. "K"

PT. "L"

PT. "M"

PT. "N"

PT. "O"

PT. "P"

PT. "Q"

PT. "R"

PT. "S"

PT. "T"

PT. "U"

PT. "V"

PT. "W"

PT. "X"

PT. "Y"

PT. "Z"

PT. "AA"

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PT. "AC"

PT. "AD"

PT. "AE"

PT. "AF"

PT. "AG"

PT. "AH"

PT. "AI"

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PT. "AK"

PT. "AL"

PT. "AM"

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PT. "BY"

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PT. "CA"

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PT. "CH"

PT. "CI"

PT. "CJ"

PT. "CK"

PT. "CL"

PT. "CM"

PT. "CN"

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PT. "GO"

PT. "GP"

PT. "GQ"

PT. "GR"

PT. "GS"

PT. "GT"

PT. "GU"

PT. "GV"

PT. "GW"

PT. "GX"

PT. "GY"

PT. "GZ"

PT. "HA"

PT. "HB"

PT. "HC"

PT. "HD"

PT. "HE"

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PT. "HG"

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PT. "HS"

PT. "HT"

PT. "HU"

PT. "HV"

PT. "HW"

PT. "HX"

PT. "HY"

PT. "HZ"

PT. "IA"

PT. "IB"

PT. "IC"

PT. "ID"

PT. "IE"

PT. "IF"

PT. "IG"

PT. "IH"

PT. "II"

PT. "IJ"

PT. "IK"

PT. "IL"

PT. "IM"

PT. "IN"

PT. "IO"

PT. "IP"

PT. "IQ"

PT. "IR"

PT. "IS"

PT. "IT"

PT. "IU"

PT. "IV"

PT. "IW"

PT. "IX"

PT. "IY"

PT. "IZ"

PT. "JA"

PT. "JB"

PT. "JC"

PT. "JD"

PT. "JE"

PT. "JF"

PT. "JG"

PT. "JH"

PT. "JI"

PT. "JJ"

PT. "JK"

PT. "JL"

08-RIV-111 PM R17.9 - 0664(-008B;-008C;-008D;-008E;-008F;-008G)
EXHIBIT "B"
 SEC. 17, T.7S., R.9E., SBM

LINE DATA		
NO.	BEARING	LENGTH
L1	S 36°15'56" E	25.21'
L2	N 36°15'56" W	19.00'
L3	N 53°44'04" E	19.00'
L4	S 36°15'56" E	19.00'
L5	S 53°44'04" W	19.00'
L6	N 36°15'56" W	19.00'
L7	N 53°44'04" E	19.00'
L8	S 36°15'56" E	19.00'
L9	S 53°44'04" W	19.00'
L10	N 36°15'56" W	19.00'
L11	N 53°44'04" E	19.00'
L12	S 36°15'56" E	19.00'
L13	S 53°44'04" W	19.00'
L14	S 36°15'56" E	24.84'
L15	N 36°15'56" W	19.00'
L16	N 53°44'04" E	19.00'
L17	S 36°15'56" E	19.00'
L18	S 53°44'04" W	19.00'
L19	N 36°15'56" W	19.00'
L20	N 53°44'04" E	19.00'
L21	S 36°15'56" E	19.00'
L22	S 53°44'04" W	19.00'
L23	N 36°15'56" W	19.00'
L24	N 53°44'04" E	19.00'
L25	S 36°15'56" E	19.00'
L26	S 53°44'04" W	19.00'
L27	S 36°15'56" E	16.00'
L28	S 36°15'56" E	16.00'
L29	S 36°15'56" E	14.00'
L30	S 36°15'56" E	14.00'

CURVE DATA			
NO.	DELTA	RADIUS	LENGTH
C1	04°59'29"	1270.50'	110.68'
C2	08°58'53"	1270.50'	199.15'
C3	13°58'22"	1270.50'	309.83'

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".



MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

PARCEL NUMBERS

0664-009A

0664-009B

0664-009C

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-009A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF PARCEL "A" AND PARCEL "B" OF THAT CERTAIN NOTICE OF LOT LINE ADJUSTMENT NO. 04909, RECORDED AS INSTRUMENT NO. 2005-0740778, SEPTEMBER 8, 2005, AND PERFECTED BY INSTRUMENT NO. 2005-0740779 AND 2005-0740780, BOTH RECORDED SEPTEMBER 8, 2005, ALL OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND DALE KILER ROAD AS SHOWN IN RECORD OF SURVEY ON FILE IN BOOK 127, AT PAGES 74 AND 75, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 89°45'39" EAST ALONG THE NORTHERLY LINE OF SAID NORTHEAST QUARTER OF SECTION 17 AND CENTERLINE OF THE 66TH AVENUE, A DISTANCE OF 802.62 FEET;

THENCE SOUTH 00°14'21" WEST, A DISTANCE OF 39.00 FEET TO A POINT IN THE SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, 39.00 FEET SOUTHERLY HALF-WIDTH, PER DOCUMENT RECORDED MAY 21, 2009, AS INSTRUMENT NO. 2009-0257640, OF SAID OFFICIAL RECORDS, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE SOUTH 41°19'09" WEST, A DISTANCE OF 22.79 FEET;

THENCE SOUTH 00°09'47" WEST, A DISTANCE OF 306.63 FEET;

THENCE SOUTH 00°30'46" EAST, A DISTANCE OF 514.03 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 490.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 89°29'13" EAST;

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID NON-TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 89°55'23", AN ARC DISTANCE OF 769.03 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 00°35'24" EAST;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°24'35" WEST, A DISTANCE OF 393.19 FEET;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-009A

THENCE SOUTH 81°53'30" WEST, A DISTANCE OF 162.05 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 50.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 08°06'36" WEST;

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID NON-TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 81°53'18", AN ARC DISTANCE OF 71.46 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 89°59'54" WEST;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°00'00" WEST, A DISTANCE OF 94.65 FEET;

THENCE NORTH 90°00'00" WEST, A DISTANCE OF 276.00 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY OF HAMMOND ROAD, 30.00 FEET NORTHERLY HALF-WIDTH, PER SUPERVISORS MINUTE BOOK NUMBER 4, AT PAGES 413 AND 414, DATED APRIL 17, 1914, AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 9, AT PAGE 26, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING A POINT ON THE SOUTHWESTERLY LINE OF SAID PARCEL "B" OF LLA NO. 04909;

THENCE NORTH 36°08'33" WEST ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE AND SAID SOUTHWESTERLY LINE OF PARCEL "B", A DISTANCE OF 491.58 FEET;

THENCE LEAVING SAID RIGHT-OF-WAY LINE, NORTH 90°00'00" EAST A DISTANCE OF 213.65 FEET;

THENCE SOUTH 72°45'16" EAST, A DISTANCE OF 97.80 FEET;

THENCE SOUTH 84°52'02" EAST, A DISTANCE OF 636.90 FEET;

THENCE SOUTH 89°13'32" EAST, A DISTANCE OF 217.01 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 364.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 00°46'27" WEST ;

THENCE NORTHEASTERLY ALONG THE ARC OF SAID NON-TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 91°30'45", AN ARC DISTANCE OF 581.38 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 89°15'42" EAST;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°44'19" WEST, A DISTANCE OF 502.73 FEET;

THENCE NORTH 00°09'47" EAST, A DISTANCE OF 307.18 FEET;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-009A

THENCE NORTH 40°59'25" WEST, A DISTANCE OF 22.79 FEET TO A POINT ON SAID SOUTHERLY RIGHT-OF WAY LINE OF 66TH AVENUE;

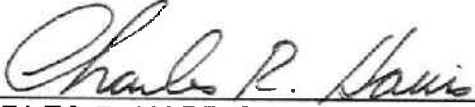
THENCE SOUTH 89°45'39" EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, A DISTANCE OF 152.00 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-009A CONTAINING AN AREA OF 437,936 SQUARE FEET OR 10.054 ACRES, MORE OR LESS

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
EXP. 12/31/2015

DATED: 8/17/15

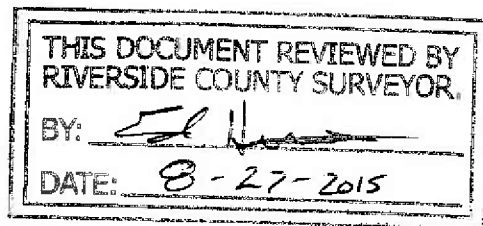


EXHIBIT "B"

08-RIV-111 PM R17.9 - 0664-009 (0664-009A)
 SEC. 17, T.7S., R.9E., S.B.M.

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR

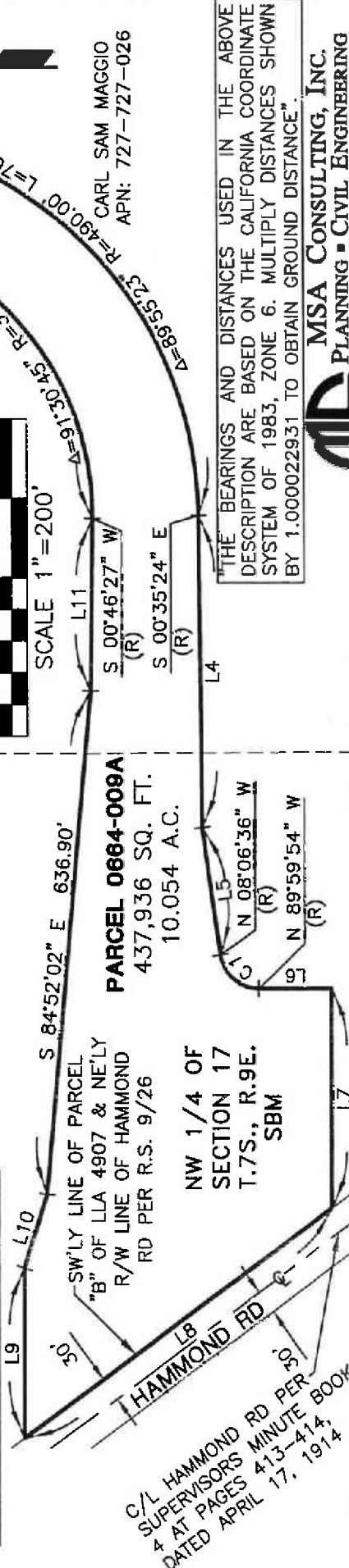
BY: *[Signature]*
 DATE: 8-27-2015



DATED: 8/21/15

NO.	BEARING	LENGTH
L1	S 00°14'21" W	39.00'
L2	S 41°19'09" W	22.79'
L3	S 00°09'47" W	306.63'
L4	S 89°24'35" W	393.19'
L5	S 81°53'30" W	162.05'
L6	S 00°00'00" W	94.65'
L7	N 90°00'00" W	276.00'
L8	N 36°08'33" W	491.58'
L9	N 90°00'00" E	213.65'
L10	S 72°45'16" E	97.80'
L11	S 89°13'32" E	217.01'
L12	N 00°09'47" E	307.18'
L13	N 40°59'25" W	22.79'
L14	S 89°45'39" E	152.00'

NO.	DELTA	RADIUS	LENGTH
C1	81°53'18"	50.00'	71.46'



THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

MSA CONSULTING, INC.
 PLANNING - CIVIL ENGINEERING
 LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

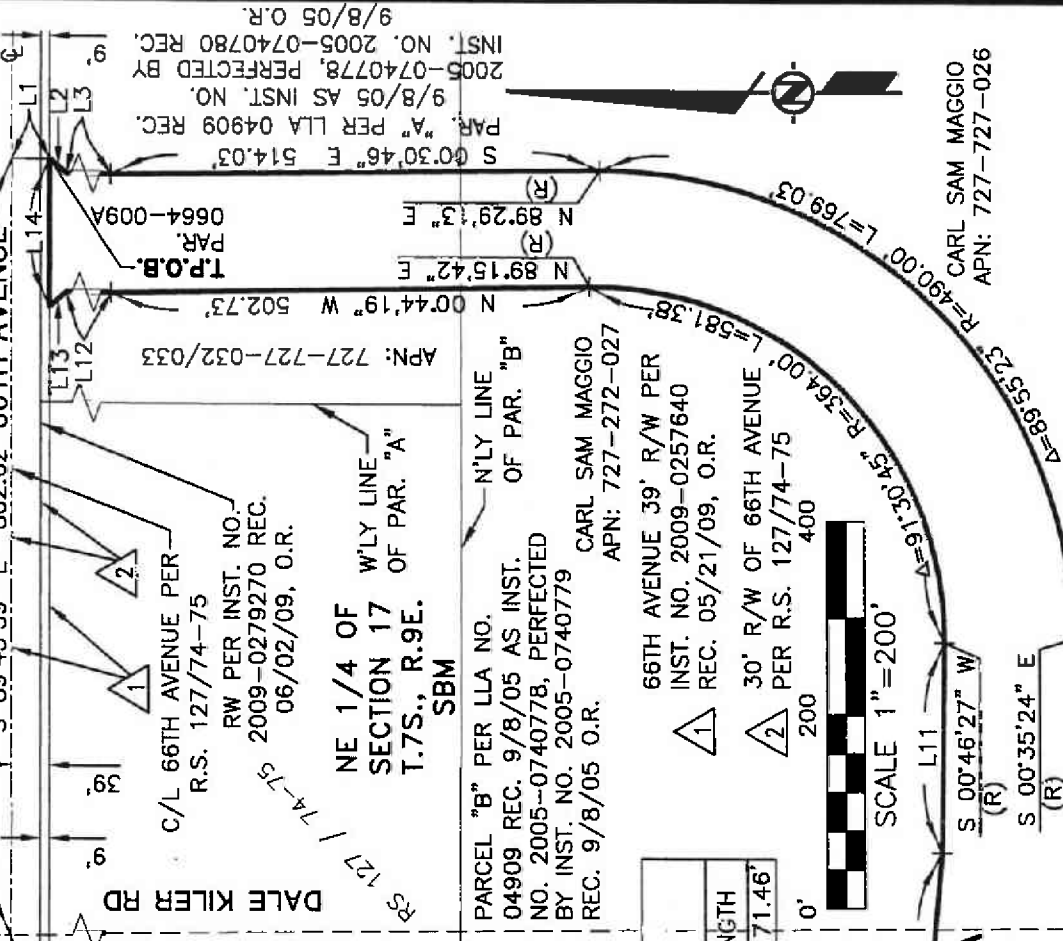


EXHIBIT 'B' TCE 08-RIV-111 PM R17.9 - 0664-009 (0664-009B & 009C)

SEC. 17, T.7S., R.9E., S.B.M.

DALE KILER RD

LINE DATA

NO.	BEARING	LENGTH
L1	S 00°14'21" W	39.00'
L2	S 41°19'09" W	22.79'
L3	S 00°09'47" W	306.63'
L4	S 89°24'35" W	393.19'
L5	S 81°53'30" W	162.05'
L6	S 00°00'00" W	94.85'
L7	S 90°00'00" W	276.00'
L8	N 36°08'33" W	491.58'
L9	N 90°00'00" E	213.65'
L10	S 72°45'16" E	97.80'
L11	S 89°13'32" E	217.01'
L12	N 00°09'47" E	307.18'
L13	N 40°59'25" W	22.79'
L14	S 89°45'39" E	152.00'
L15	N 00°09'47" E	324.46'
L16	S 89°13'32" E	216.44'
L17	S 72°45'16" E	98.49'
L18	N 90°00'00" E	226.88'
L19	N 90°00'00" E	280.04'
L20	N 81°53'30" E	161.06'
L21	N 89°24'35" E	392.20'
L22	N 00°09'47" E	323.70'
L23	S 36°08'33" E	18.57'
L24	N 36°08'33" W	18.57'
L25	N 00°00'00" W	109.63'

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR

BY: *[Signature]*

DATE: 8-27-2015



DATED: 8/27/15



NE 1/4 OF SEC. 17
T.7S., R.9E., S.B.M.

RW PER INST. NO.
2009-0279270 REC.
06/02/09, O.R.

CURVE DATA

NO.	DELTA	RADIUS	LENGTH
C1	81°53'18"	50.00'	71.46'
C2	81°54'25"	35.00'	50.03'

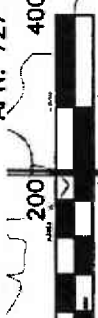
W'LY LINE
OF PAR. "A"

N'LY LINE
OF PAR. "B"

PARCEL "B" PER LLA NO.
04909 REC. 9/8/05 AS
INST. NO. 2005-0740778,
PERFECTED BY INST. NO.
2005-0740779 REC.
09/08/05 O.R.

CARL SAM MAGGIO
APN: 727-272-027

CARL SAM MAGGIO
APN: 727-727-026



SCALE 1"=200'

30' R/W OF 66TH AVENUE
PER R.S. 127/74-75

SW'LY LINE OF PARCEL
"B" OF LLA 4907 & NE'LY
R/W LINE OF HAMMOND
RD PER R.S. 9/26
0.881 A.C.

PARCEL 0664-009B
38,385 SQ. FT.

NE 1/4 OF SEC. 17
T.7S., R.9E., S.B.M.

C/L HAMMOND RD PER
SUPERVISORS MINUTE BOOK
AT PAGES 413-414,
DATED APRIL 17, 1914.

N 08°06'36" W
(R) L20

N 08°06'47" W
(R) L21

N 89°59'54" W
(R) L22

N 89°58'48" E
(R) L23

N 00°35'24" W
(R) L24

N 00°35'24" W
(R) L25

S 89°45'39" E 802.62' 66TH AVENUE

DALE KILER RD

N 00°30'46" W 514.03'

N 00°44'19" W 502.73'

N 89°29'13" E 514.03'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

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N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'



MSA CONSULTING, INC.
PLANNING & CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

SHEET 1 OF 1

THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE.

NE 1/4 OF SEC. 17
T.7S., R.9E., S.B.M.

PARCEL 0664-009C
39,077 SQ. FT. 89°29'13" E
0.897 A.C. (R)

CARL SAM MAGGIO
APN: 727-727-026

9/8/05 AS INST. NO. 2005-0740778
PERFECTED BY INST. NO.
2005-0740780 REC. 9/8/05 O.R.

PAR. "A" PER LLA 04909 REC.
N 00°30'46" W 514.03'

N 00°44'19" W 502.73'

N 89°29'13" E 514.03'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

N 00°44'19" W 502.85'

N 89°29'13" E 502.73'

PARCEL NUMBERS

0664-010A

0664-0010B

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-010A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED AS LYING WESTERLY OF THAT CERTAIN STRIP OF LAND 60.00 FEET IN WIDTH DESCRIBED IN PARCEL 1 OF THE DEED TO THE COUNTY OF RIVERSIDE, RECORDED NOVEMBER 7, 1961 AS INSTRUMENT NO. 95918, RECORDS OF SAID COUNTY, AND LYING SOUTHERLY OF THE SOUTHERLY LINE OF SECOND STREET AND NORTHERLY OF THE NORTHERLY LINE OF STATE HIGHWAY 195, ALSO KNOWN AS FIRST STREET, LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 8, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND DALE KILER ROAD AS SHOWN BY MAP ON FILE IN BOOK 116, PAGES 99 THROUGH 102, INCLUSIVE, OF SAID COUNTY;

THENCE SOUTH 89°45'39" EAST, ALONG THE SOUTHERLY LINE OF SAID SOUTHEAST QUARTER OF SECTION 8 ALSO BEING THE CENTERLINE OF SAID 66TH AVENUE, A DISTANCE OF 664.57 FEET;

THENCE NORTH 00°09'48" EAST, A DISTANCE OF 39.00 FEET, TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE AS DESCRIBED BY INSTRUMENT NO. 2009-0305533, RECORDED JUNE 16, 2009, OFFICIAL RECORDS OF SAID COUNTY, SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF PARCEL "A" AS DESCRIBED BY DOCUMENT NO. 2009-0298118, RECORDED JUNE 11, 2009, OFFICIAL RECORDS OF SAID COUNTY, AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING NORTH 00°09'48" EAST, A DISTANCE OF 9.85 FEET, ALONG THE WESTERLY LINE OF PARCEL 7 AS DESCRIBED BY INSTRUMENT NO. 137654, RECORDED DECEMBER 02, 1971, OFFICIAL RECORDS OF SAID COUNTY;

THENCE LEAVING SAID WESTERLY LINE OF PARCEL 7 NORTH 46°52'54" EAST, A DISTANCE OF 39.84 FEET, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 11.00 FEET WESTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY RIGHT-OF-WAY LINE OF HOME AVENUE AS DESCRIBED PER INSTRUMENT NO. 95918 RECORDED NOVEMBER 7, 1961 OFFICIAL RECORDS OF SAID COUNTY;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-010A

THENCE NORTH 00°09'48" EAST, ALONG SAID PARALLEL LINE A DISTANCE OF 64.64 FEET;

THENCE NORTH 06°04'52" EAST, A DISTANCE OF 106.69 FEET, TO A POINT ON THE EASTERLY LINE OF SAID PARCEL 7, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID HOME AVENUE;

THENCE SOUTH 00°09'48" WEST, A DISTANCE OF 183.94 FEET, ALONG SAID EASTERLY LINE AND SAID WESTERLY RIGHT-OF-WAY LINE OF HOME AVENUE, TO THE NORTHEAST CORNER OF PARCEL "A" OF SAID INSTRUMENT NO. 2009-0298118;

THENCE SOUTH 46°21'48" WEST, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL "A", A DISTANCE OF 34.67 FEET;

THENCE CONTINUING NORTH 89°45'39" WEST, A DISTANCE OF 14.98 FEET, ALONG THE NORTHERLY LINE OF SAID PARCEL "A" TO THE **POINT OF BEGINNING**.


PARCEL 0664-010A CONTAINING 2,085 SQUARE FEET OR 0.048 ACRES, MORE OR LESS.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-010A

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:



CHARLES R. HARRIS P.L.S. 4989
DATED: 9/8/15 EXP. 12/31/2015

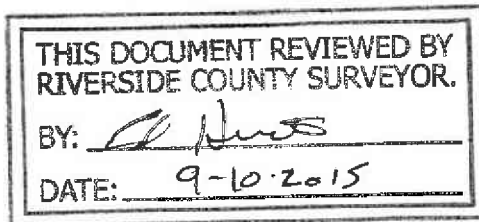


EXHIBIT "B"

08-RIV-111 PM R17.9 0664-010 (0664-010A)

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 9/10/2015

SE 1/4 SW 1/4 SE 1/4
SECTION 8
T.7S., R.9E.,
S.B.M.

APN: 727-120-011
PARCEL 0664-010A
2,085 SQ. FT.
0.048 AC.

T.P.O.B.
PAR. 0664-010A
NW COR PAR. "A"
OF DOC NO.
2009-0298118

N'LY R/W LINE 66TH AVENUE PER DOC. NO. 2009-0305533 REC. 6/16/09 O.R.

P.O.C.
S 1/4 COR. SEC. 8
T.7S. R.9E.

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

2nd STREET

HOME AVENUE

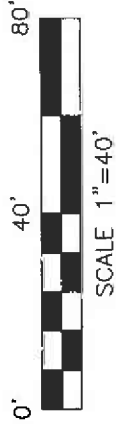
PER INST. NO. 95918
REC. 11/07/1961 O.R.

MB 116/99-102

66TH AVENUE

HWY 195 (1st STREET)

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664



DATED: 9/8/15

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°09'48" E	39.00'
L2	N 00°09'48" E	9.85'
L3	N 46°52'54" E	39.84'
L4	N 00°09'48" E	64.64'
L5	N 06°04'52" E	106.69'
L6	S 00°09'48" W	183.94'
L7	S 46°21'48" W	34.67'
L8	N 89°45'39" W	14.98'

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".



MSA CONSULTING, INC.
PLANNING - CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

SHEET 1 OF 1

EXHIBIT "B"

08-RIV-111 PM R17.9 0664-010 (0664-010B)

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: *Ed Harris*

DATE: 9-14-2015

SE 1/4 SW 1/4 SE 1/4
SECTION 8
T.7S., R.9E.,
S.B.M.

APN: 727-120-011

PARCEL 0664-010B
3,183 SQ. FT.
0.073 AC.

N'LY R/W LINE 66TH
AVENUE PER DOC.
NO. 2009-0305533
REC. 6/16/09 O.R.

S 1/4 COR.
SEC. 8
T.7S., R.9E.

S 89°45'39" E 664.57'

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

66TH AVENUE
HWY 195 (1st STREET)

S'LY LINE SE
1/4 SEC. 8
70.00'
N 89°45'39" W

MB 116/99-102
PER INST. NO. 95918
REC. 11/07/1961 O.R.

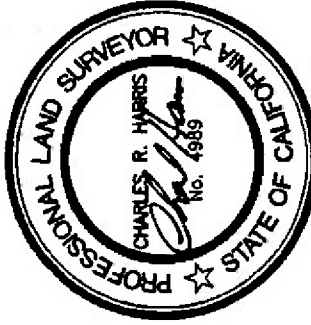
PARCEL 7
PER INST. NO. 137654
REC. 12/02/1971 O.R.

N 06°04'52" E 124.38'
S 06°04'52" W 106.69'

N 00°09'48" E

HOME AVENUE

2nd STREET



DATED: 9/11/15

LINE DATA

NO.	BEARING	LENGTH
L1	N 00°09'48" E	48.85'
L2	N 00°09'48" E	20.60'
L3	N 46°52'54" E	19.23'
L4	N 00°09'48" E	58.94'
L5	S 64°48'25" E	14.54'
L6	S 00°09'48" W	12.22'
L7	S 00°09'48" W	64.64'
L8	S 46°52'54" W	39.84'



TEMPORARY CONSTRUCTION
EASEMENT

THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE.

MSA CONSULTING, INC.
PLANNING - CIVIL ENGINEERING
LAND SURVEYING



J.N. 2212

SHEET 1 OF 1

PARCEL NUMBERS

0664-011A

0664-011B

0664-011C

0664-011D

0664-011E

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-011A

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THAT PROPERTY LOCATED IN A PORTION OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 137, PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17 AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 28, PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING THE CENTERLINE OF LINCOLN STREET, A DISTANCE OF 1328.73 FEET;

THENCE SOUTH 89°55'05" EAST, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 30.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, SAID WESTERLY LINE OF SECTION 17, TO A POINT ON THE SOUTHWEST CORNER OF THAT PROPERTY DESCRIBED IN GRANT DEED TO COACHELLA VALLEY COUNTY WATER DISTRICT, RECORDED JUNE 20, 1958 IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, 30 FOOT WIDE HALF WIDTH, DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959 IN BOOK 2454, PAGE 65 OF OFFICIAL RECORDS OF SAID COUNTY, AND **THE TRUE POINT OF BEGINNING**;

THENCE CONTINUING ALONG THE SOUTHERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL SOUTH 89°55'05" EAST, A DISTANCE OF 5.00 FEET, TO THE NORTHWEST CORNER OF THAT PROPERTY DESCRIBED IN GRANT DEED TO COACHELLA VALLEY COUNTY WATER DISTRICT, RECORDED JUNE 20, 1958 IN BOOK 2289, PAGES 388 THROUGH 391, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY,;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL, A DISTANCE OF 45.28 FEET;

THENCE LEAVING SAID WESTERLY LINE SOUTH 89°51'55" WEST, A DISTANCE OF 5.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 30.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-011A

TO, SAID WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, AND SAID SAID EASTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET;

THENCE NORTH 00°08'05" EAST ALONG SAID WESTERLY AND PARALLEL LINE, A DISTANCE OF 45.30 FEET, TO THE **TRUE POINT OF BEGINNING**.

PARCEL 0664-011A CONTAINING 226 SQUARE FEET OR 0.005 ACRES, MORE OR LESS.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
EXP. 12/31/2015

DATED: 10/16/15

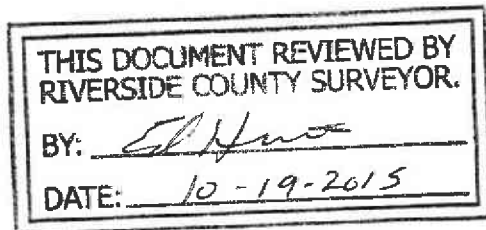
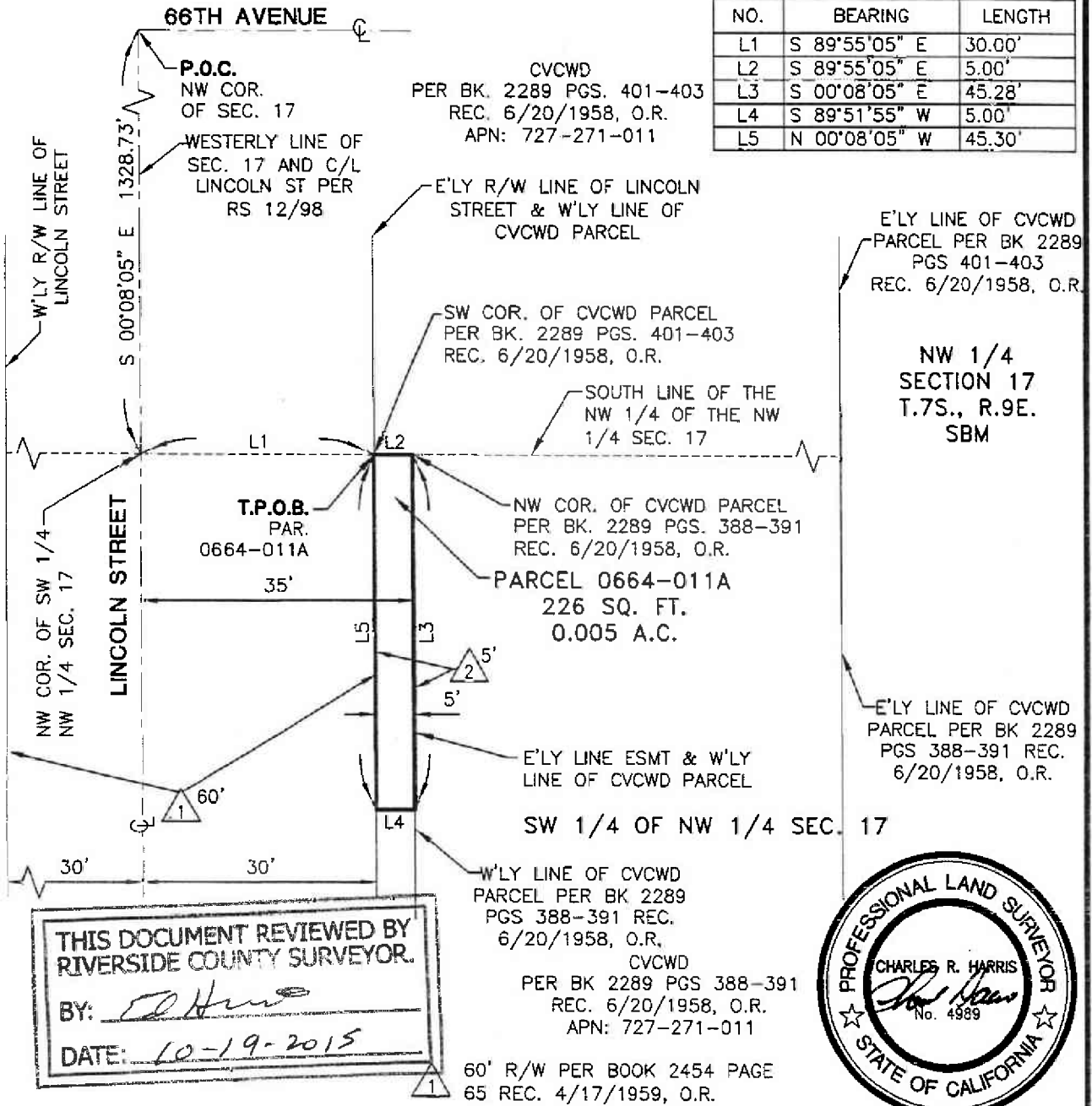


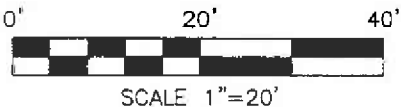
EXHIBIT 'B'

08-RIV-111 PM R17.9 - 0664-011 (0664-011A)
 SEC. 17, T.7S., R.9E., S.B.M.

LINE DATA		
NO.	BEARING	LENGTH
L1	S 89°55'05" E	30.00'
L2	S 89°55'05" E	5.00'
L3	S 00°08'05" E	45.28'
L4	S 89°51'55" W	5.00'
L5	N 00°08'05" W	45.30'



THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 10-19-2015



PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-011B

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING THAT PROPERTY LOCATED IN A PORTION OF THE NORTHWEST QUARTER AND SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17, ALSO BEING THE CENTERLINE INTERSECTION OF 66TH AVENUE AND LINCOLN STREET AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 137, PAGE 69, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST, A DISTANCE OF 1842.56 FEET, ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 17 AS SHOWN ON RECORD OF SURVEY, ON FILE IN BOOK 28, PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, ALSO BEING THE CENTERLINE OF LINCOLN STREET;

THENCE SOUTH 90°00'00" EAST, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 30.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF LINCOLN STREET AND THE WESTERLY LINE OF SECTION 17, ALSO BEING A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET, 30 FOOT WIDE HALF WIDTH, DESCRIBED BY DOCUMENT RECORDED APRIL 17, 1959 IN BOOK 2454, PAGE 65 OF OFFICIAL RECORDS OF SAID COUNTY, AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 90°00'00" EAST, A DISTANCE OF 5.00 FEET TO A POINT ON THE WESTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL DESCRIBED IN GRANT DEED RECORDED JUNE 20, 1958 IN BOOK 2289, PAGES 388 THROUGH 391, INCLUSIVE, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 00°08'05" EAST ALONG SAID WESTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL, A DISTANCE OF 814.91 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 17 AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 28, PAGE 91, OF RECORDS OF SURVEY, OF SAID COUNTY, BEING A POINT ON A LINE PARALLEL WITH AND DISTANT 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY LINE OF THE SOUTHWEST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE OF SAID LINCOLN STREET;

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-011B

THENCE SOUTH 00°07'36" EAST ALONG SAID PARALLEL LINE AND THE WESTERLY LINE OF SAID COACHELLA VALLEY COUNTY WATER DISTRICT PARCEL, A DISTANCE OF 31.55 FEET;

THENCE LEAVING SAID PARALLEL LINE SOUTH 89°52'24" WEST, A DISTANCE OF 5.00 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 30.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY LINE OF THE SOUTHWEST QUARTER OF SECTION 17, AND SAID EASTERLY RIGHT-OF-WAY LINE OF LINCOLN STREET;

THENCE NORTH 00°07'36" WEST ALONG SAID WESTERLY AND PARALLEL LINE, TO A POINT ON SAID NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 17, A DISTANCE OF 31.57 FEET;

THENCE NORTH 00°08'05" WEST ALONG A LINE PARALLEL WITH AND 30.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WESTERLY LINE OF THE NORTHWEST QUARTER OF SECTION 17, ALSO BEING THE CENTERLINE OF LINCOLN STREET, A DISTANCE OF 814.91 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 0664-011B CONTAINING 4,233 SQUARE FEET OR 0.097 ACRES, MORE OR LESS.

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
0664-011B

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
DATED: 10/7/15 EXP. 12/31/2015

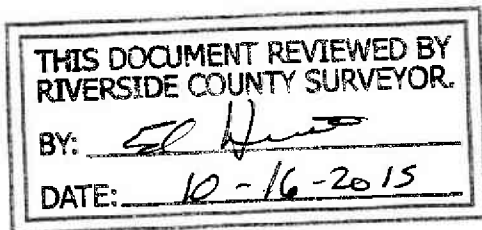
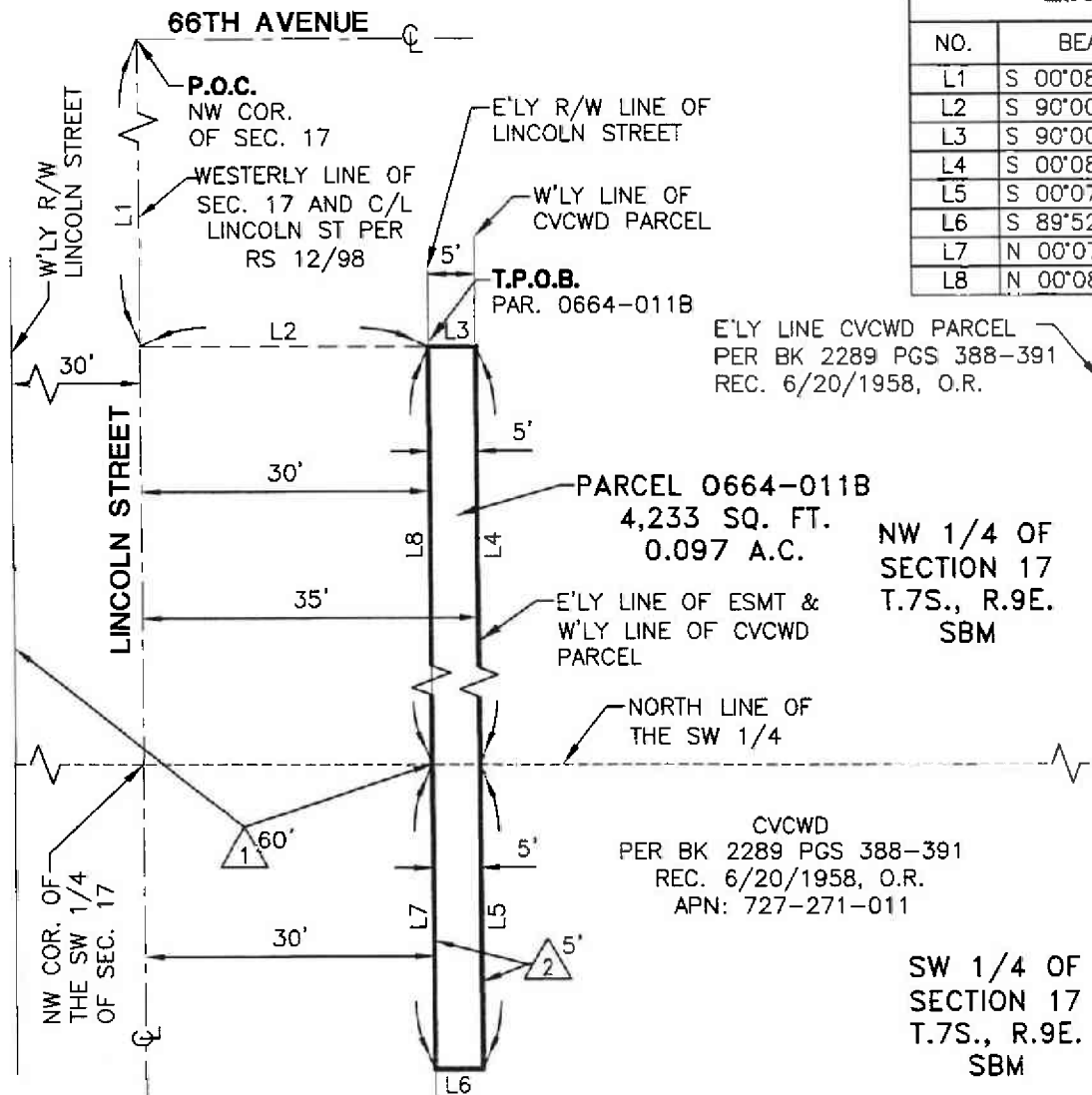


EXHIBIT 'B'

08-RIV-111 PM R17.9 - 0664-011 (0664-011B)
 SEC. 17, T.7S., R.9E., S.B.M.

LINE DATA		
NO.	BEARING	LENGTH
L1	S 00°08'05" E	1842.56'
L2	S 90°00'00" E	30.00'
L3	S 90°00'00" E	5.00'
L4	S 00°08'05" E	814.91'
L5	S 00°07'36" E	31.55'
L6	S 89°52'24" W	5.00'
L7	N 00°07'36" W	31.57'
L8	N 00°08'05" W	814.91'

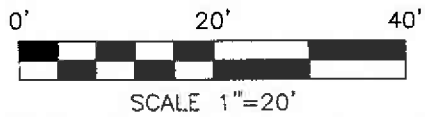


THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 10-16-2015

- ① 60' R/W PER BOOK 2454 PAGE 65
 REC. 4/17/1959, O.R.
- ② 5' ESMT IN FAVOR OF CVCWD PER BK
 1044 PG 232, REC. 01/14/1949, O.R.



DATED: 10/8/15



"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

EXHIBIT 'B'

TCE

08-RIV-111 PM R17.9 - 0664-011 (0664-011C, -011D & -011E)
SEC. 17, T.7S., R.9E., S.B.M.

66TH AVENUE

△ 1 60' R/W PER BOOK 2454 PAGE 65
REC. 4/17/1959, O.R.

P.O.C.
NW COR.
OF SEC. 17

CVCWD
PER BK 2289 PGS 388-391
REC. 6/20/1958, O.R.
APN: 727-271-011

NW 1/4 OF
SECTION 17
T.7S., R.9E.
SBM

WESTERLY LINE OF
SEC. 17 AND C/L
LINCOLN ST PER
RS 12/98

W'LY LINE OF
CVCWD PARCEL

E'LY LINE CVCWD PARCEL
PER BK 2289 PGS 388-391
REC. 6/20/1958, O.R.

PARCEL 0664-011C
75 SQ. FT.
0.002 A.C.

PARCEL 0664-011D
75 SQ. FT.
0.002 A.C.

PARCEL 0664-011E
75 SQ. FT.
0.002 A.C.

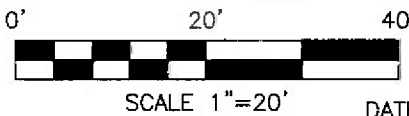
CVCWD
PER BK 2289 PGS 388-391
REC. 6/20/1958, O.R.
APN: 727-271-011

NORTH LINE OF
THE SW 1/4

NW COR. OF
THE SW 1/4
OF SEC. 17

SW 1/4 OF
SECTION 17
T.7S., R.9E.
SBM

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
DATE: 10-19-2015



DATED: 10/7/15

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

EXHIBIT 'B'

TCE

08-RIV-111 PM R17.9 - 0664-011 (0664-011C, -011D & -011E)
SEC. 17, T.7S., R.9E., S.B.M.

LINE DATA

NO.	BEARING	LENGTH
L1	N 00°08'05" W	1374.14'
L2	N 89°51'55" E	30.00'
L3	N 89°51'55" E	5.00'
L4	N 00°08'05" W	15.00'
L5	N 89°51'55" E	5.00'
L6	N 00°08'05" W	15.00'
L7	N 00°08'05" W	453.42'
L8	N 90°00'00" W	30.00'
L9	N 90°00'00" W	5.00'
L10	N 00°08'05" W	15.00'
L11	N 90°00'00" W	5.00'
L12	N 00°08'05" W	15.00'
L13	N 00°08'05" W	829.89'
L14	N 00°07'36" W	31.65'
L15	N 89°52'24" E	30.00'
L16	N 89°52'24" E	5.00'
L17	N 00°07'36" W	15.00'
L18	N 89°52'24" E	5.00'
L19	N 00°07'36" W	15.00'

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: *Ed Hunt*

DATE: *10-16-2015*

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S)
DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY
CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

"THE BEARINGS AND DISTANCES USED IN THE ABOVE
DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN
BY 1.000022931 TO OBTAIN GROUND DISTANCE".



MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING

J.N. 2212

SHEET 2 OF 2

PARCEL NUMBERS

23896-1

0664-012A

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23896-1

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 16654, RECORDED JANUARY 25, 1985, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7 AS SHOWN BY MAP ON RECORD OF SURVEY ON FILE IN BOOK 17, AT PAGE 34, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE NORTH 00°11'12" EAST, A DISTANCE OF 30.00 FEET, ALONG THE WESTERLY LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TO THE NORTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE, 30.00 FEET HALF WIDTH, AS DESCRIBED BY INSTRUMENT RECORDED APRIL 17, 1959, IN BOOK 2454, PAGE 65, OFFICIAL RECORDS OF SAID COUNTY AND THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING NORTH 00°11'12" EAST ALONG SAID WESTERLY LINE, A DISTANCE OF 41.00 FEET, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 71.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE SOUTHERLY LINE OF SAID SECTION 7;

THENCE NORTH 89°57'40" EAST, ALONG SAID PARALLEL LINE A DISTANCE OF 573.58 FEET;

THENCE SOUTH 00°02'20" EAST, A DISTANCE OF 41.00 FEET, TO A POINT ON SAID NORTHERLY RIGHT-OF-WAY LINE OF 66TH AVENUE;

THENCE SOUTH 89°57'40" WEST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 573.74 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 23896-1 CONTAINING AN AREA OF 23,519 SQUARE FEET OR 0.540 ACRES, MORE OR LESS.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23896-1

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE
BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6.
MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND
DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
DATED: 9/2/15 EXP. 12/31/2015



THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *Ed Hunt*
DATE: 10-16-2015

EXHIBIT 'B'

08-RIV-195 PM 6.875 - 23896-1
 SEC. 7, T.7S., R.9E., S.B.M.

W'LY LINE OF
 SW 1/4 SE
 1/4 SEC. 7

E'LY LINE PER DOC.
 NO. 2005-0076163
 REC. 1/27/2005, O.R.

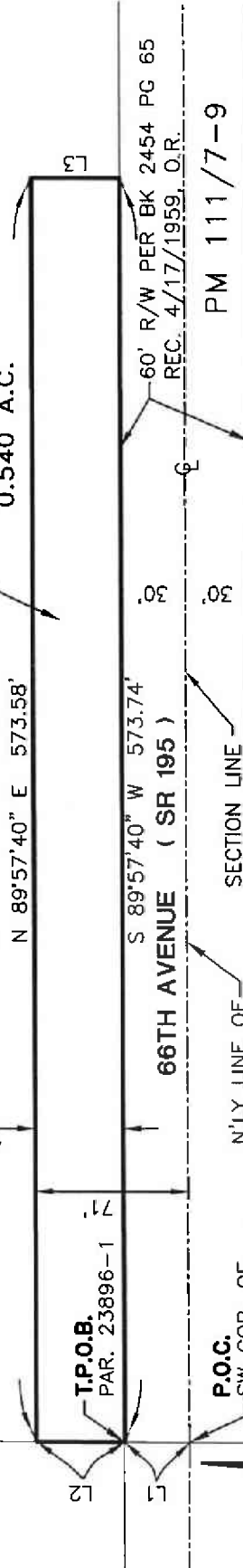
W'LY PARCEL LINE PER
 INST. NO. 16654 REC.
 1/25/1985, O.R.

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°11'12" E	30.00'
L2	N 00°11'12" E	41.00'
L3	S 00°02'20" E	41.00'

SW 1/4 OF
 SE 1/4 OF
 SECTION 7
 T.7S., R.9E.
 S.B.M.

E. LEON & OTHERS
 APN: 727-100-006
 PARCEL 23896-1
 23,519 SQ. FT.
 0.540 A.C.

RS 17/34



P.O.C.
 SW COR. OF
 SEC. 18 & S'LY
 LINE OF SEC. 7

N'LY LINE OF
 SEC. 18 & S'LY
 LINE OF SEC. 7

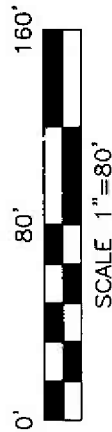
MAHOUR HORMOZI
 APN: 727-250-016

THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*
 DATE: 10-16-2015



NE 1/4 OF
 SECTION 18
 T.7S., R.9E.
 S.B.M.



DATED: 9/26/15

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE."

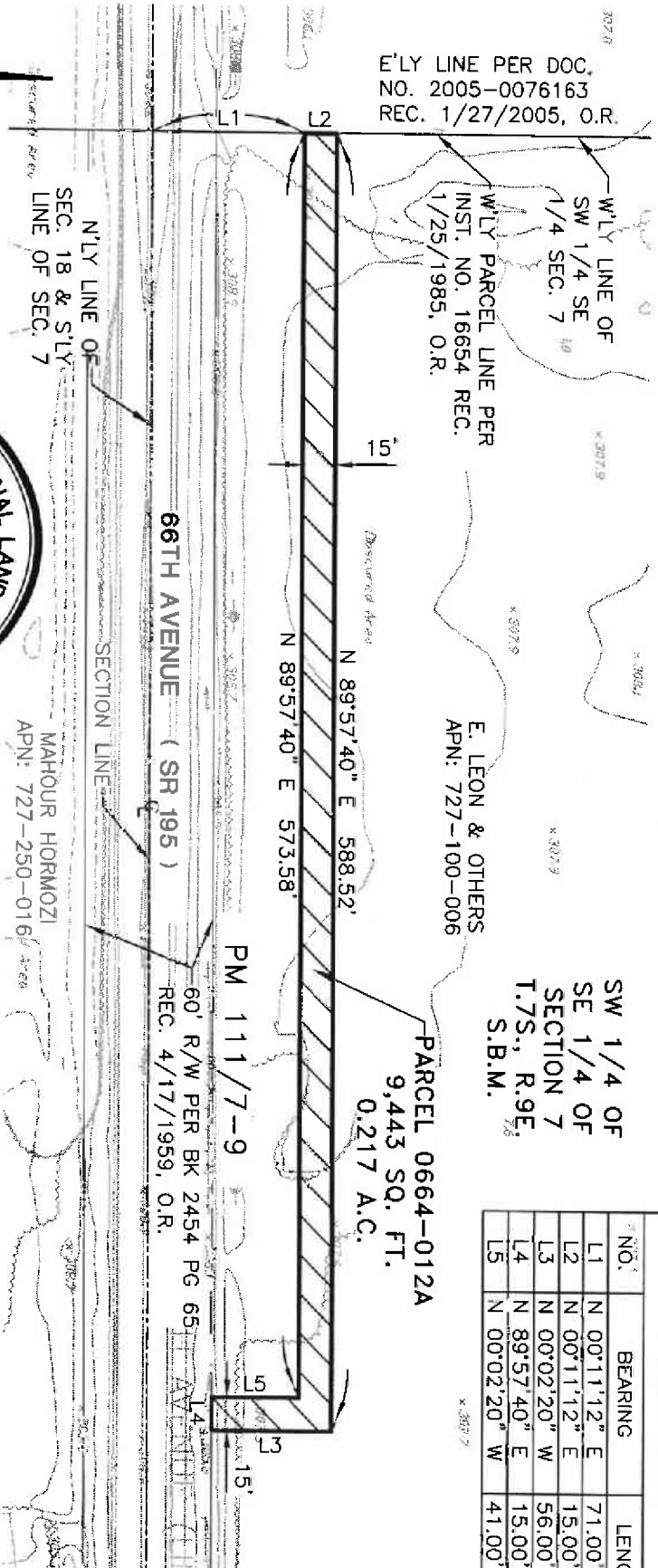
MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

EXHIBIT 'B'
 08-RIV-195 PM 6.875 - 0664-012 (0664-012A)
 SEC. 7, T.7S., R.9E., S.B.M.

LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°11'12" E	71.00'
L2	N 00°11'12" E	15.00'
L3	N 00°02'20" W	56.00'
L4	N 89°57'40" E	15.00'
L5	N 00°02'20" W	41.00'



THIS DOCUMENT REVIEWED BY
 RIVERSIDE COUNTY SURVEYOR.
 BY: *[Signature]*
 DATE: 9-18-2015

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

TEMPORARY CONSTRUCTION EASEMENT

DATED: 9/2/15



THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
 PROJECT NAME: 66TH AVENUE GS
 W.O. # B8-0664

MSA CONSULTING, INC.
 PLANNING • CIVIL ENGINEERING
 LAND SURVEYING
 J.N. 2212
 SHEET 1 OF 1

PARCEL NUMBERS

23895-1

0664-013A

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23895-1

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A PORTION OF THE EASTERLY 40 ACRES OF THE SOUTH HALF OF LOTS 1 AND 2, DESCRIBED IN DOCUMENT NO. 2005-0076163, RECORDED JANUARY 27, 2005, OFFICIAL RECORDS OF SAID COUNTY, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 7 AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 17, AT PAGE 34, OF RECORDS OF SURVEY, OF SAID COUNTY;

THENCE NORTH 00°11'12" EAST, ALONG THE EASTERLY LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7, AS SHOWN ON SAID RECORD OF SURVEY, A DISTANCE OF 50.00 FEET, TO THE NORTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF CALIFORNIA AS DESCRIBED BY GRANT DEED RECORDED FEBRUARY 10, 1992 AS INSTRUMENT NO. 046273, OFFICIAL RECORDS OF SAID COUNTY, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING NORTH 00°11'12" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 21.00 FEET, TO A POINT ON A LINE PARALLEL WITH AND DISTANT 71.00 FEET NORTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE SOUTHERLY LINE OF SAID SECTION 7;

THENCE SOUTH 89°57'40" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 496.40 FEET;

THENCE SOUTH 00°02'20" EAST, A DISTANCE OF 15.39 FEET, TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID INSTRUMENT NO. 046273;

THENCE SOUTH 86°55'00" EAST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 103.08 FEET TO AN ANGLE POINT THEREIN;

THENCE NORTH 89°57'40" EAST, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 393.39 FEET TO THE **TRUE POINT OF BEGINNING**.

PARCEL 23895-1 CONTAINING AN AREA OF 10,134 SQUARE FEET OR 0.23 ACRES, MORE OR LESS.

EXHIBIT "A"
66TH AVENUE (GRADE SEPARATION)
LEGAL DESCRIPTION
23895-1

EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE
BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6.
MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND
DISTANCE.

PREPARED BY OR UNDER THE DIRECTION OF:

Charles R. Harris
CHARLES R. HARRIS P.L.S. 4989
EXP. 12/31/2015

DATED: 9/2/15

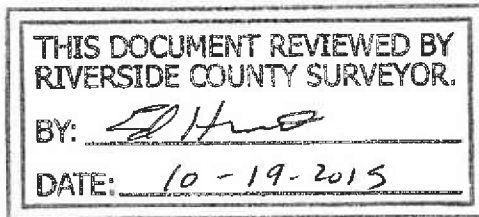


EXHIBIT "B"

TCE

0664-013 (0664-013A)
SEC. 7, T.7S., R.9E., S.B.M.

CHANDI
PER DOC. NO. 2005-0076163
REC. 1/27/2005, O.R. AND
CERTIFICATE OF COMPLIANCE
NO. 5066 AS SHOWN ON
INST. NO. 2001-500048
REC. 10/15/2001, O.R.
APN: 727-100-020

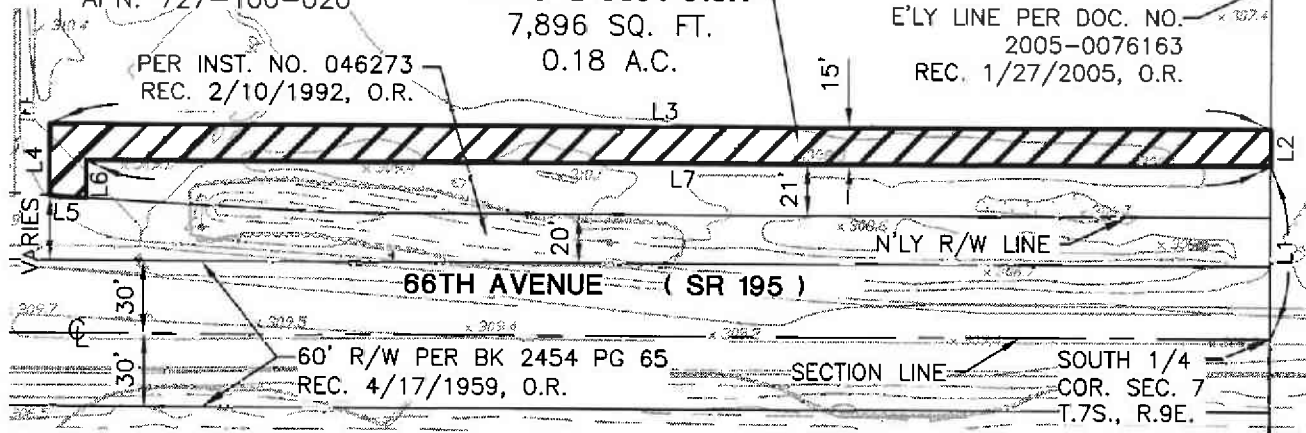
SW 1/4 OF
SECTION 7
T.7S., R.9E.
S.B.M.

PARCEL 0664-013A
7,896 SQ. FT.
0.18 A.C.

E'LY LINE SW
1/4 SEC. 7

E'LY LINE PER DOC. NO.
2005-0076163
REC. 1/27/2005, O.R.

E. LEON
PER INST. NO. 16654
REC. 1/25/1985, O.R.
APN: 727-100-006



NW 1/4 OF
SECTION 18
T.7S., R.9E.
S.B.M.

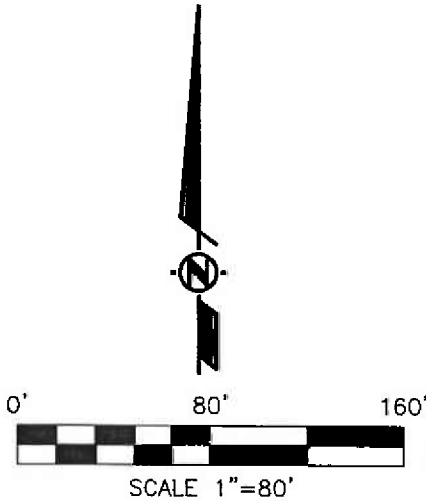


TEMPORARY CONSTRUCTION
EASEMENT

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: [Signature]
DATE: 9-10-2015



LINE DATA		
NO.	BEARING	LENGTH
L1	N 00°11'08" E	70.97'
L2	N 00°11'12" E	15.00'
L3	S 89°57'40" W	511.46'
L4	S 00°02'20" E	29.57'
L5	S 86°55'00" E	15.02'
L6	N 00°02'20" W	15.39'
L7	N 89°57'40" E	496.40'



DATED: 9/2/15

"THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE".

PROJECT NAME: 66TH AVENUE GS
W.O. # B8-0664

"THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION".

MSA CONSULTING, INC.
PLANNING • CIVIL ENGINEERING
LAND SURVEYING