

# EXHIBIT "B"

0641-003L, 0641-003M & 0641-003O  
STORM DRAINAGE EASEMENT

DATA TABLE

	BEARING/Delta	RADIUS	LENGTH	TANGENT
①	N22°35'27"W (R)			
②	01°39'51"	1033.00'	30.00'	15.00'
③	N20°55'36"W (R)			
④	N21°26'58"W		21.52'	
⑤	N84°17'36"E		56.36'	
⑥	03°34'23"	577.68'	36.03'	18.02'
⑦	N02°08'01"W (R)	577.68'		
⑧	N16°00'17"W (R)	1033.00'		
⑨	00°57'24"	1033.00'	17.25'	8.62'
⑩	N74°57'07"E		38.21'	
⑪	N03°05'44"E (R)			
⑫	08°48'08"	592.68'	91.05'	45.62'
⑬	S84°17'36"W		13.73'	
⑭	N23°42'39"W		42.06'	
⑮	S84°17'36"W		22.00'	
⑯	S12°17'51"W		40.09'	
⑰	N21°26'58"W		13.87'	
⑱	S68°33'02"W		30.00'	
⑲	S21°26'58"E		53.08'	
⑳	04°55'19"	1033.00'	88.74'	44.40'
㉑	S21°26'58"E		66.01'	
㉒	N22°40'08"W (R)			

DATA TABLE

	BEARING/Delta	RADIUS	LENGTH	TANGENT
㉓	01°46'40"	967.00'	30.00'	15.00'
㉔	N20°53'28"W (R)			
㉕	S21°26'58"E		22.58'	
㉖	S68°33'02"W		28.53'	
㉗	S01°12'47"E		42.66'	
㉘	S70°46'58"W		22.00'	
㉙	N37°13'17"W		42.06'	
㉚	S70°46'58"W		112.90'	
㉛	N32°10'58"W (R)			
㉜	04°51'46"	967.00'	82.07'	41.06'
㉝	N27°19'12"W (R)			
㉞	N70°46'58"E		78.39'	
㉟	N21°26'58"W		7.91'	
㊱	04°39'04"	967.00'	78.50'	39.27'
㊲	N59°56'26"E		129.66'	
㊳	S62°20'58"E		78.07'	
㊴	S59°56'26"W		16.83'	
㊵	S59°56'26"W		40.00'	
㊶	S30°03'34"E		17.05'	
㊷	N59°56'26"E		40.00'	
㊸	N30°03'34"W		17.05'	

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao Tung  
& Hsueh Lee.



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 5 OF 5

DATE: Oct 28, 2013

W.O. 3053-9

APN:  
239-270-001

PARCEL 0641-004A TO 0641-004K

**EXHIBIT "A"**  
**0641-004A & 0641-004B**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

Being a portion of that Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-004A:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North 89°23'48" West 1251.05 feet;

Thence departing said line, North 08°54'55" East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of 66°02'12" an arc length of 1190.59 feet;

Thence North 74°57'07" East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of 02°14'32" an arc length of 22.19 feet to a point on said curve to which a radial line bears, South 17°17'25" East, said point also being a point on the westerly line of said Grant Deed and the **TRUE POINT OF BEGINNING**;

Thence continuing northeasterly along said curve through a central angle of 12°46'09" an arc length of 126.36 feet;

Thence North 59°56'26" East along a line tangent to the end of said curve, 415.18 feet to a point on the southeasterly line of said Grant Deed, said point hereinafter referred to as **POINT "A"**;

Thence along said southeasterly line the following five (5) courses:

- 1) South 23°34'38" West 76.67 feet to a point on a curve concave northeasterly and having a radius of 295.00 feet, a radial line to said point bears, South 28°08'22" West;
- 2) Northwesterly along said curve through a central angle of 06°22'40" an arc length of 32.84 feet to a point of reverse curvature to which a radial line bears, North 34°31'02" East, said reverse curve being concave southwesterly and having a radius of 230.00 feet;

**EXHIBIT "A"**  
**0641-004A & 0641-004B**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

- 3) Northwesterly along said curve through a central angle of  $04^{\circ}30'51''$  an arc length of 18.12 feet to a point to which a radial line bears, North  $30^{\circ}00'11''$  East;
- 4) South  $40^{\circ}10'18''$  West 133.24 feet;
- 5) South  $56^{\circ}25'40''$  West 272.28 feet to a point on a non-tangent curve concave northwesterly and having a radius of 633.00 feet, said curve being concentric with said 567.00 foot radius curve, the radial line to said point bears, South  $23^{\circ}54'19''$  East;

Thence southwesterly along said concentric curve through a central angle of  $04^{\circ}52'36''$  an arc length of 53.88 feet to a point on the aforementioned westerly line;

Thence along said westerly line North  $33^{\circ}34'52''$  West 68.46 feet to the **TRUE POINT OF BEGINNING**.

Containing 23,345 Square Feet, 0.536 acres more or less.

**PARCEL 0641-004B:**

**COMMENCING** at the aforementioned **POINT "A"**;

Thence North  $59^{\circ}56'26''$  East 80.80 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East along a tangent line to the end of said curve, 190.10 feet to a point on the southwesterly line of said Grant Deed, said point being the **TRUE POINT OF BEGINNING**;

Thence continuing North  $83^{\circ}33'12''$  East 447.16 feet to a point on the easterly line of said Grant Deed;

Thence along said easterly line South  $14^{\circ}23'46''$  West 70.62 feet to a line being 66.00 feet southerly and parallel, measured at right angles from the aforementioned line described as "North  $83^{\circ}33'12''$  East 447.16 feet";

**EXHIBIT "A"**  
**0641-004A & 0641-004B**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

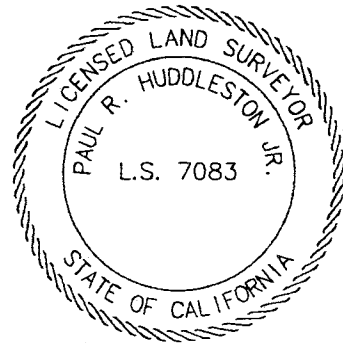
Thence along said parallel line South 83°33'12" West 371.52 feet to a point on the  
aforementioned southwesterly line of said Grant Deed;

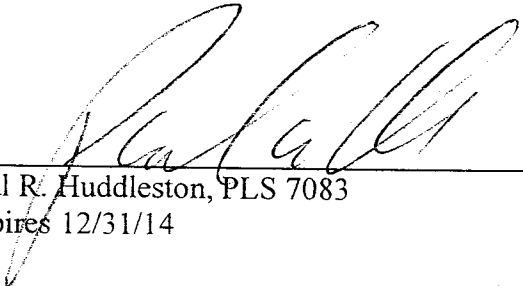
Thence along said southwesterly line North 43°52'40" West 83.11 feet to the **TRUE POINT OF  
BEGINNING.**

Containing 27,016 Square Feet, 0.620 acres more or less.

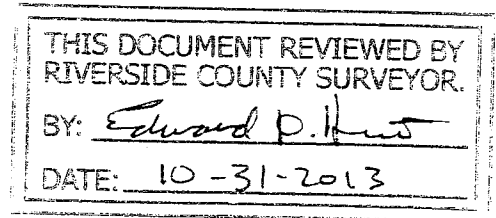
As more particularly shown on Exhibit "B" attached hereto and by this reference made a part  
hereof.

Prepared under the supervision of:



  
\_\_\_\_\_  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14

11/29/13  
Date

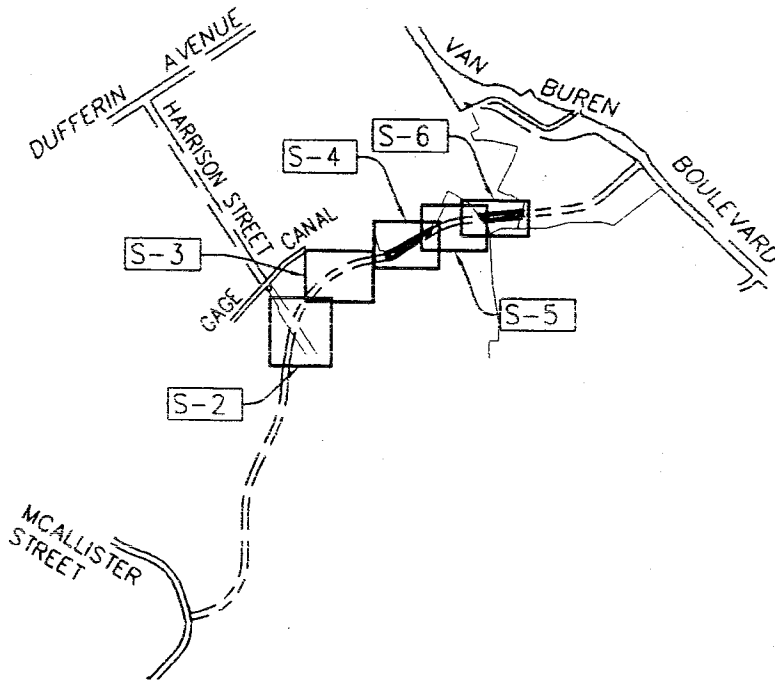


DESCRIPTION APPROVAL:

BY: K. Hunt 11/01/2013  
DATE  
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR

# EXHIBIT "B"

0641-004A & 0641-004B  
PUBLIC ROAD AND UTILITY EASEMENT



## VICINITY / INDEX MAP

### LEGEND:

S-#

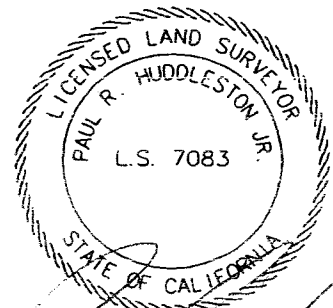
INDICATES SHEET No. AS NOTED.

( )

INDICATES RECORD PER RS 72/85-90.

0641-001A

INDICATES PARCEL No.



THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.

BY: *Edward P. H.*

DATE: 10-31-2013

PAUL R. HUDDLESTON JR.  
P/S 7083

COUNTY W.O.: C1-0641

OWNER:  
LIN DAVID PAI  
HSEIN & HELEN  
MEI HSEIN



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY:  
RNB

CHECKED BY:  
PRH, JR

SHEET 1 OF 6

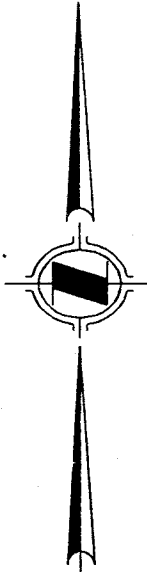
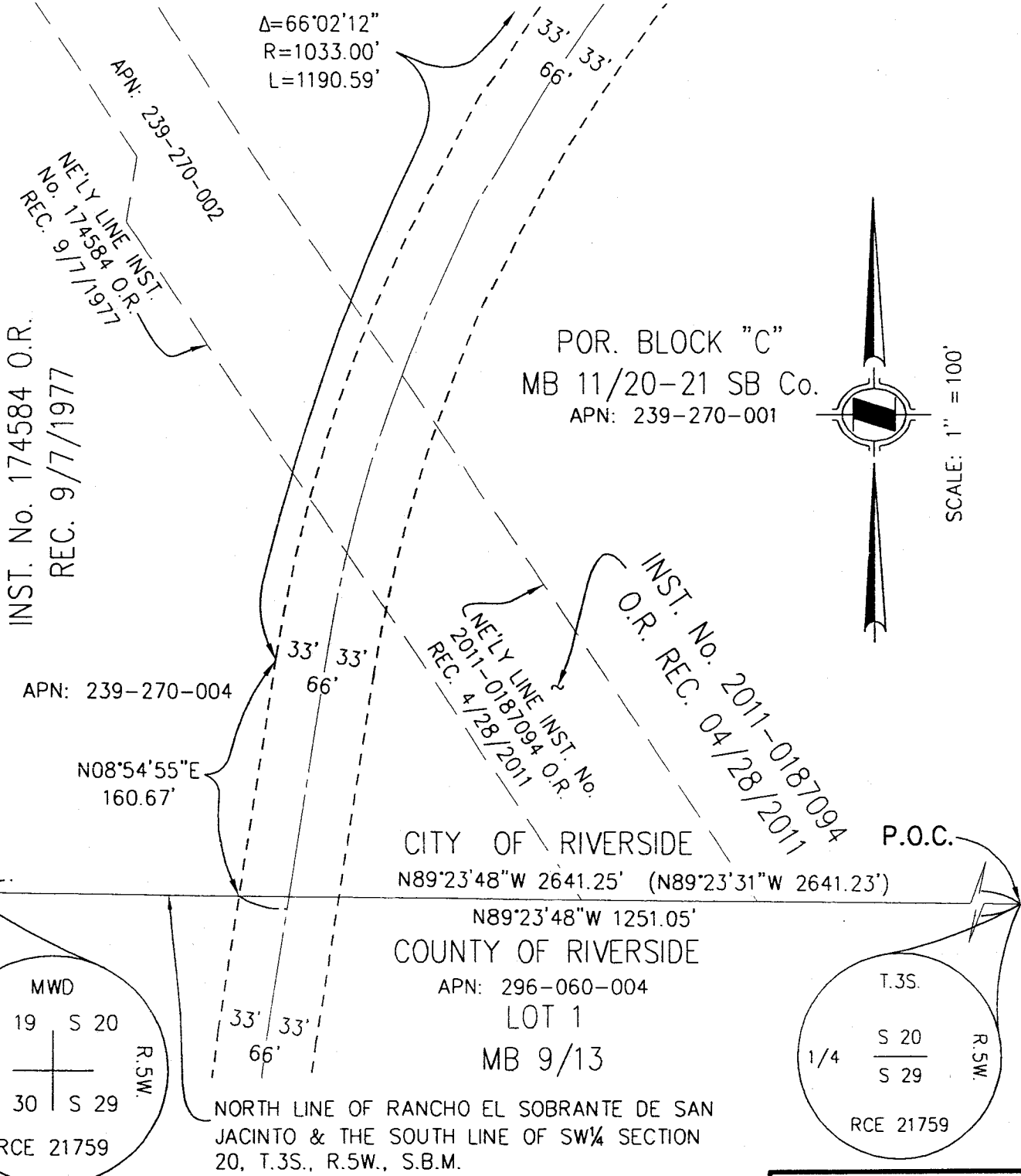
DATE: Oct 28, 2013

W.O. 3053-9

APN  
239-240-001

# EXHIBIT "B"

0641-004A & 0641-004B  
 PUBLIC ROAD AND UTILITY EASEMENT  
 SEE SHEET 3 FOR CONTINUATION



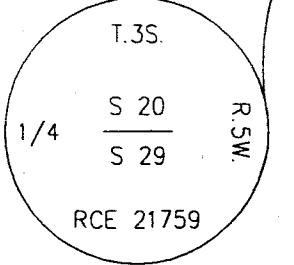
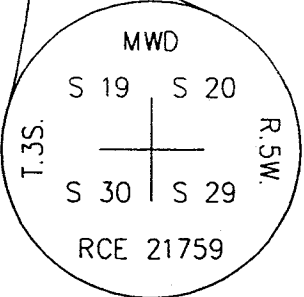
SCALE: 1" = 100'

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

CITY OF RIVERSIDE  
 N89°23'48"W 2641.25' (N89°23'31"W 2641.23')

COUNTY OF RIVERSIDE  
 APN: 296-060-004  
 LOT 1  
 MB 9/13

NORTH LINE OF RANCHO EL SOBRANTE DE SAN JACINTO & THE SOUTH LINE OF SW¼ SECTION 20, T.3S., R.5W., S.B.M.



COUNTY W.O.: C1-0641

OWNER:  
 LIN DAVID PAI  
 HSEIN & HELEN  
 MEI HSEIN  
 APN:  
 239-240-001



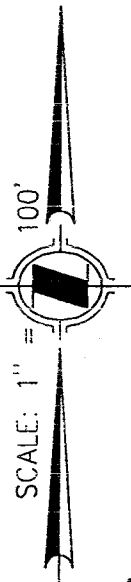
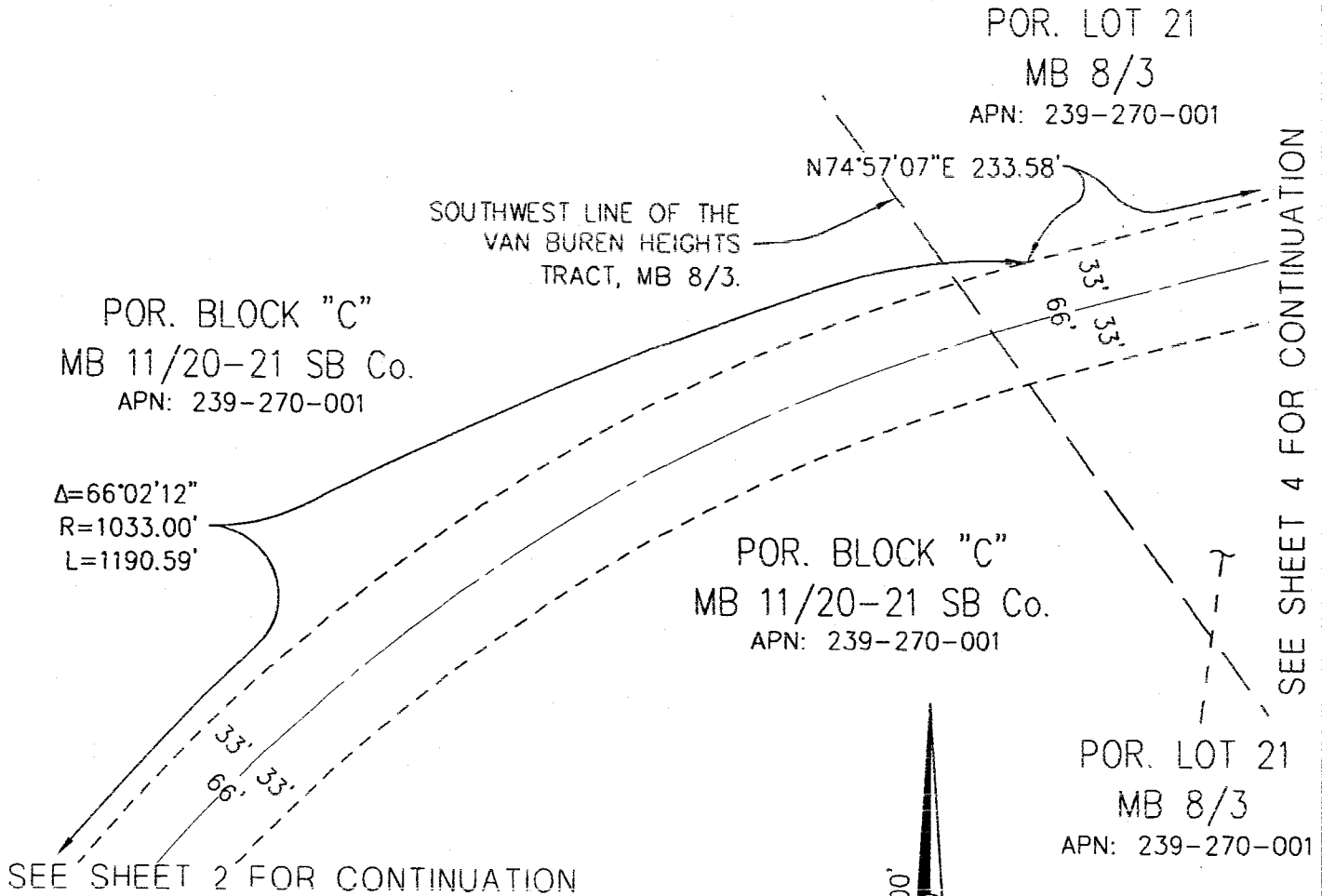
**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
**INLAND EMPIRE REGION**  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 6
DATE: Oct 28, 2013		W.O. 3053-9

# EXHIBIT "B"


0641-004A & 0641-004B  
PUBLIC ROAD AND UTILITY EASEMENT



SEE SHEET 4 FOR CONTINUATION

SEE SHEET 2 FOR CONTINUATION

COUNTY W.O.: C1-0641

OWNER: LIN DAVID PAI HSEIN & HELEN MEI HSEIN  APN: 239-240-001	 HUNSAKER & ASSOCIATES IRVINE, INC INLAND EMPIRE REGION 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS	POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
		PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 3 OF 6
		DATE: Oct 28, 2013		W.O. 3053-9



# EXHIBIT "B"

## 0641-004A & 0641-004B PUBLIC ROAD AND UTILITY EASEMENT

S'ELY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

POR. LOT 21  
MB 8/3  
APN: 239-270-001

POR. LOT 21  
MB 8/3  
APN: 239-240-001

POR. LOT 19 MB 8/3  
APN: 239-240-001

**POINT "A"**

$\Delta=04^{\circ}30'51''$   
 $R=230.00'$   
 $L=18.12'$

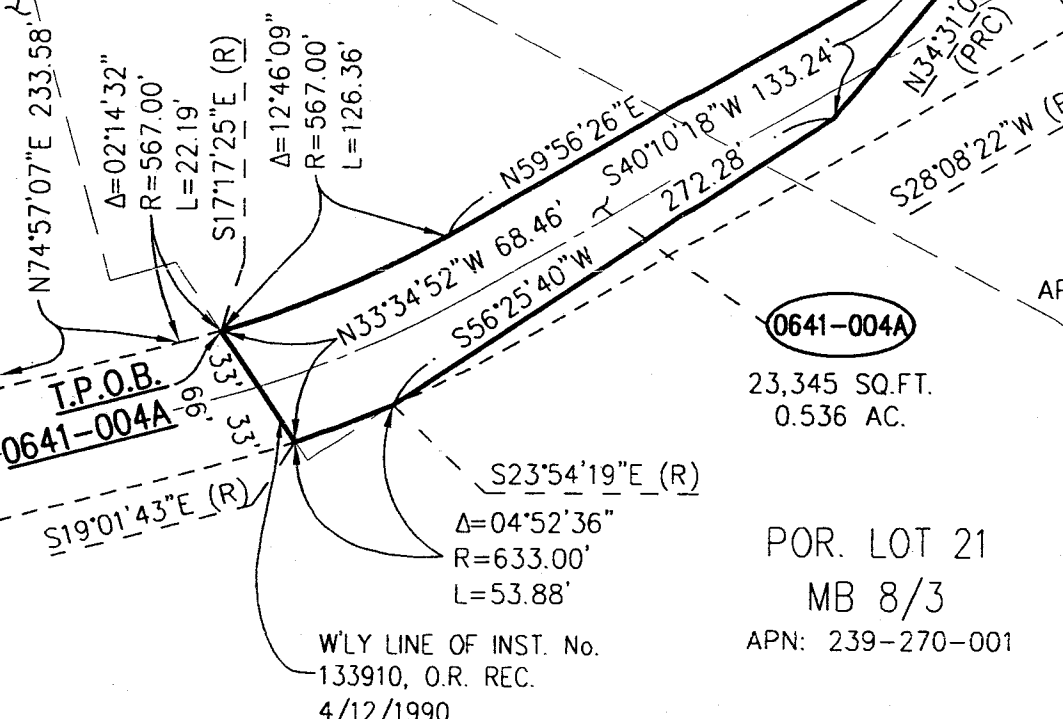
$N30^{\circ}00'11''E$  (R)

INST. No. 133910 O.R.  
REC. 4/12/1990

$\Delta=06^{\circ}22'40''$   
 $R=295.00'$   
 $L=32.84'$

SEE SHEET 3 FOR CONTINUATION

SEE SHEET 5 FOR CONTINUATION

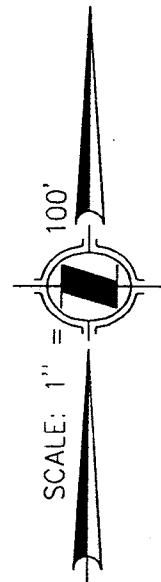


POR. LOT 19  
MB 8/3  
APN: 239-270-001

0641-004A

23,345 SQ.FT.  
0.536 AC.

POR. LOT 21  
MB 8/3  
APN: 239-270-001



COUNTY W.O.: C1-0641

OWNER:  
LIN DAVID PAI  
HSEIN & HELEN  
MEI HSEIN



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 4 OF 6

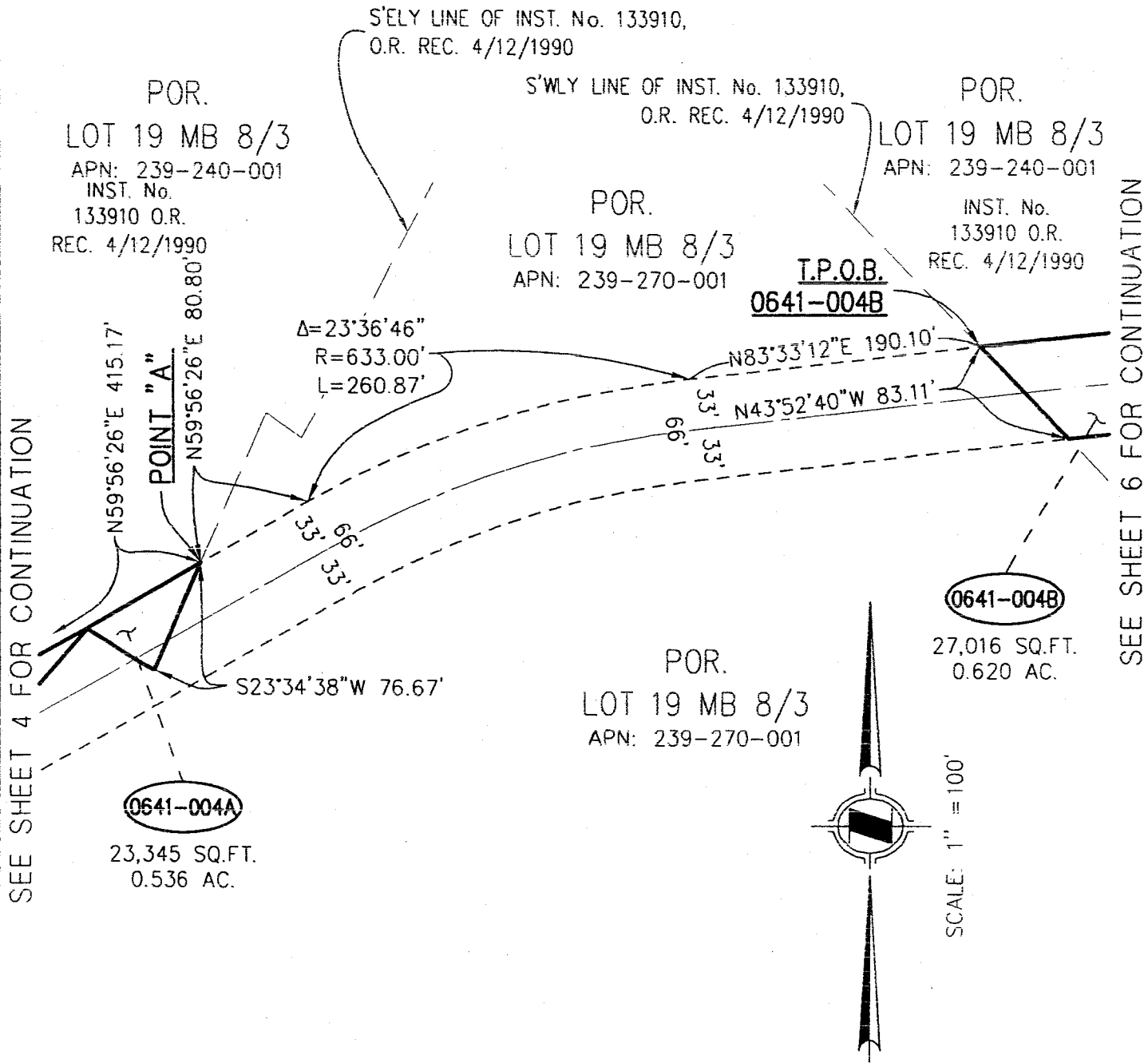
DATE: Oct 29, 2013

W.O. 3053-9

APN  
239-240-001

# EXHIBIT "B"

## 0641-004A & 0641-004B PUBLIC ROAD AND UTILITY EASEMENT



SEE SHEET 4 FOR CONTINUATION

SEE SHEET 6 FOR CONTINUATION

COUNTY W.O.: C1-0641

OWNER:  
LIN DAVID PAI  
HSEIN & HELEN  
MEI HSEIN

APN:  
239-240-001

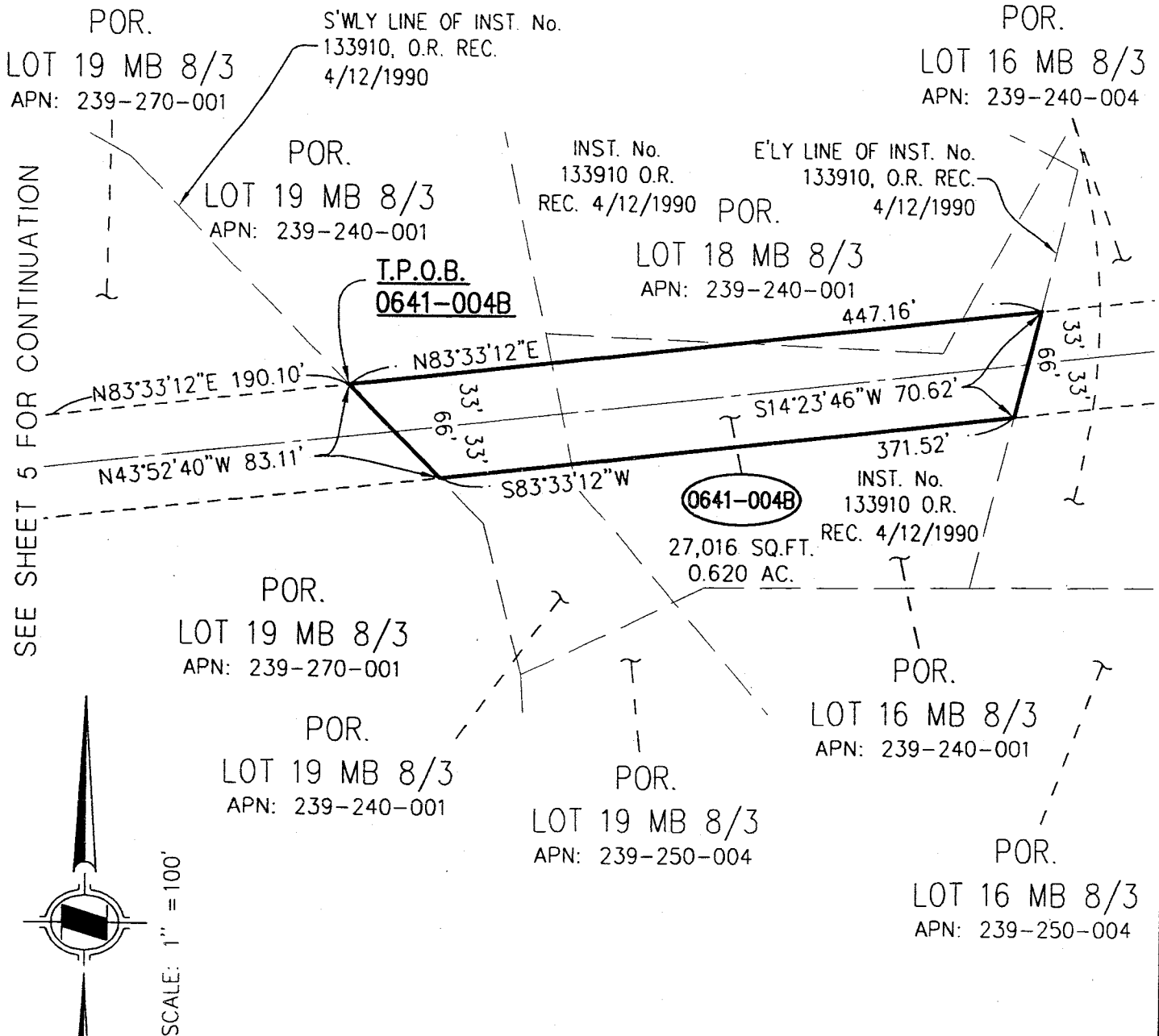


**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 5 OF 6
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-004A & 0641-004B  
PUBLIC ROAD AND UTILITY EASEMENT



COUNTY W.O.: C1-0641

OWNER:  
LIN DAVID PAI  
HSEIN & HELEN  
MEI HSEIN



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 6 OF 6

APN  
239-240-001

DATE: Oct 29, 2013

W.O. 3053-9

**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Being those portions of Lots 16, 18, 19 and 21 of the Map of Van Buren Heights, per map recorded in Book 8, Page 3 of Maps, records of Riverside County Recorder as described in that certain Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-004C:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $02^{\circ}14'32''$  an arc length of 22.19 feet to a point on said curve to which a radial line bears, South  $17^{\circ}17'25''$  East, said point also being a point on the westerly line of said Grant Deed, said point hereinafter referred to as **POINT "A"**, said point further being the **TRUE POINT OF BEGINNING**;

Thence continuing northeasterly along said curve through a central angle of  $12^{\circ}46'09''$  an arc length of 126.36 feet;

Thence North  $59^{\circ}56'26''$  East along a line tangent to the end of said curve, 348.11 feet, to a point hereinafter referred to as **POINT "B"**;

Thence South  $76^{\circ}41'22''$  West 61.52 feet;

Thence South  $68^{\circ}23'46''$  West 84.20 feet;

Thence North  $43^{\circ}29'17''$  West 36.77 feet;

**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence South 72°11'33" West 36.04 feet;

Thence South 00°36'04" East 49.06 feet;

Thence South 59°56'26" West 23.49 feet;

Thence South 30°03'34" East 9.62 feet;

Thence South 57°12'20" West 53.08 feet;

Thence South 46°51'37" West 56.99 feet;

Thence South 58°09'54" West 44.12 feet;

Thence South 68°40'18" West 20.19 feet;

Thence North 46°01'36" West 33.50 feet;

Thence South 57°16'35" West 25.72 feet;

Thence South 18°43'10" East 22.94 feet;

Thence South 77°07'09" West 29.86 feet to a point on the aforementioned westerly line of said Grant Deed;

Thence along said westerly line South 33°34'52" East 10.78 feet to the **TRUE POINT OF BEGINNING**;

**EXCEPTING THEREFROM** the following described parcel to be known as Parcel 0641-004I:

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North 89°23'48" West 1251.05 feet;

Thence departing said line, North 08°54'55" East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of 66°02'12" an arc length of 1190.59 feet;

**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence North 74°57'07" East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of 15°00'41" an arc length of 148.55 feet;

Thence North 59°56'26" East along a line tangent to the end of said curve, 114.54 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 59°56'26" East 40.00 feet;

Thence North 30°03'34" West 8.31 feet;

Thence North 71°17'07" East 42.24 feet;

Thence North 59°56'26" East 76.25 feet, said point hereinafter referred to as **POINT "E"**;

Thence South 71°17'07" West 79.98 feet;

Thence North 36°43'08" West 42.06 feet;

Thence South 71°17'07" West 22.00 feet;

Thence South 00°42'38" East 35.60 feet;

Thence South 59°56'26" West 35.36 feet;

Thence South 30°03'34" East 30.80 feet to the **TRUE POINT OF BEGINNING**.

Contains 6,956 Square Feet, 0.160 acres more or less.

**PARCEL 0641-004F:**

**COMMENCING** at the aforementioned **POINT "B"**;

Thence North 59°56'26" East 147.87 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence northeasterly along said curve through a central angle of 23°36'46" an arc length of 260.87 feet;

Thence tangent from said curve North 83°33'12" East 190.10 feet to a point on the southwesterly line of said Grant Deed, said point hereinafter referred to as **POINT "C"**;

Thence continuing North 83°33'12" East 94.96 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 83°33'12" East 125.55 feet, to a point hereinafter referred to as **POINT "D"**;

Thence North 88°06'25" West 52.99 feet;

Thence North 06°26'48" West 30.31 feet;

Thence South 83°33'12" West 40.00 feet;

Thence South 06°26'48" East 28.55 feet;

Thence South 67°37'28" West 34.45 feet to the **TRUE POINT OF BEGINNING**;

**EXCEPTING THEREFROM** the following described parcel to be known as Parcel 0641-004J:

**COMMENCING** at the aforementioned **POINT "E"**;

Thence North 59°56'26" East 223.77 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of 23°36'46" an arc length of 260.87 feet;

Thence North 83°33'12" East along a line tangent to the end of said curve, 318.19 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 83°33'12" East 1.47 feet to a point on the easterly line of said Lot 19, said point hereinafter referred to as **POINT "F"**;

Thence continuing North 83°33'12" East 38.53 feet;

Thence North 06°26'48" West 38.00 feet;

**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence South 83°33'12" West 40.00 feet

Thence South 06°26'48" East 38.00 feet to the **TRUE POINT OF BEGINNING**.

Contains 358 Square Feet, 0.008 acres more or less.

**PARCEL 0641-004G:**

**COMMENCING** at the aforementioned **POINT "D"**;

Thence North 83°33'12" East 171.86 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 83°33'12" East 54.78 feet to a point on the easterly line of said Grant Deed;

Thence along said easterly line North 14°23'46" East 8.76 feet;

Thence departing said line South 75°30'18" West 58.48 feet to the **TRUE POINT OF BEGINNING**.

Contains 224 Square Feet, 0.005 acres more or less.

**PARCEL 0641-004H:**

**COMMENCING** at the aforementioned **POINT "C"**, said point being a point on the southwesterly line of said Grant Deed;

Thence along said southwesterly line South 43°52'40" East 83.11 feet to a line that is parallel with and distant 66.00 feet southerly, as measured at right angles, from that certain course described hereinabove in Parcel 0641-004F as "North 83°33'12" East, 94.96 feet";

Thence North 83°33'12" East along said parallel line, 16.59 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing along said parallel line, North 83°33'12" East 145.80 feet;

Thence South 65°42'12" West 41.84 feet;

Thence South 83°33'12" West 50.00 feet;



**EXHIBIT "A"**  
**0641-004C, 0641-004F, 0641-004G & 0641-004H**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence North 83°32'37" West 57.43 feet to the **TRUE POINT OF BEGINNING**;

**EXCEPTING THEREFROM** the following described parcel to be known as Parcel 0641-004K:

**COMMENCING** at the aforementioned **POINT "F"**, said point being a point on said easterly line of said Lot 19;

Thence along said easterly line South 11°24'58" East 66.25 feet to a point on a line 66.00 feet southerly and parallel, measured at right angles from the aforementioned line described as "North 83°33'12" East 318.19 feet", said point being the **TRUE POINT OF BEGINNING**;

Thence along said parallel line South 83°33'12" West 12.21 feet;

Thence departing said parallel line South 06°26'48" East 12.82 feet;

Thence North 83°33'12" East 50.00 feet;

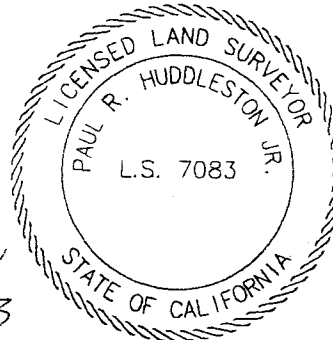
Thence North 06°26'48" West 12.82 feet to above said parallel line;


Thence along said parallel line, South 83°33'12" West 37.79 feet to the **TRUE POINT OF BEGINNING**.

Containing 615 Square Feet, 0.014 acres more or less.

As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.


Prepared under the supervision of:

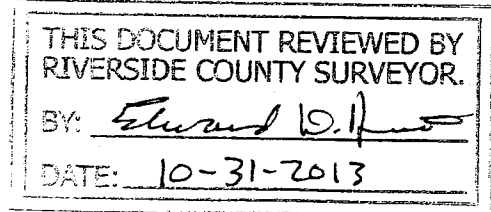


  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14  
Date: 10/31/13

DESCRIPTION APPROVAL:

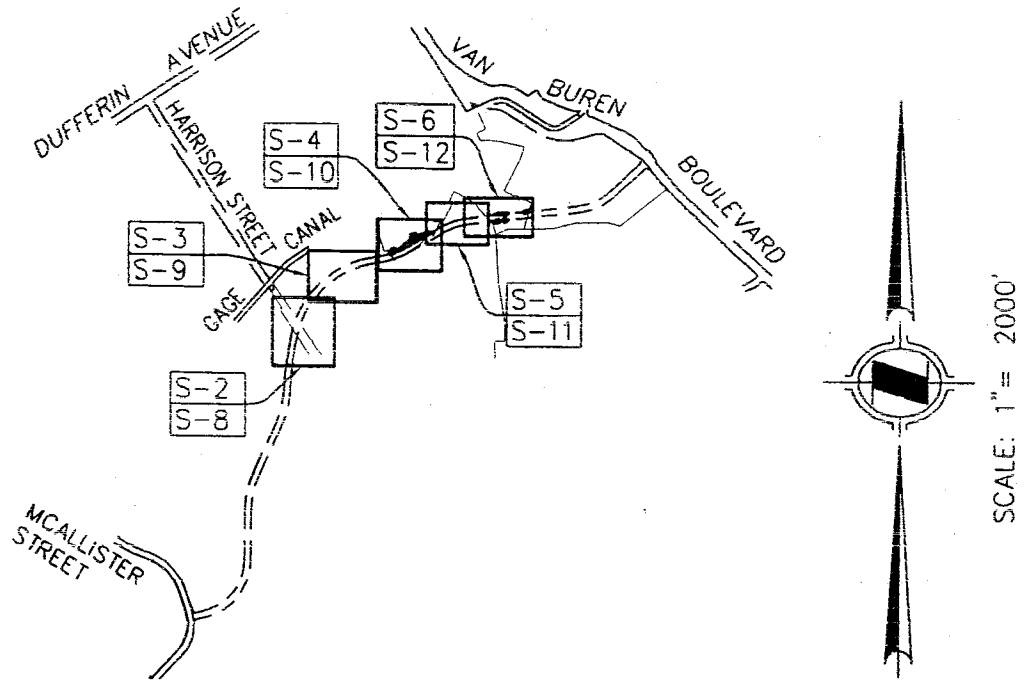
Page 6 of 6

BY:   
DATE: 11/01/2013  
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR



# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



## VICINITY / INDEX MAP

### LEGEND:

- S-# INDICATES SHEET No. AS NOTED.
- ( ) INDICATES RECORD PER RS 72/85-90.
- 0641-001A INDICATES PARCEL No.
- # INDICATES LINE OR CURVE DATA
- # NUMBER (SEE SHEETS 7 & 13 FOR LINE AND CURVE TABLE DATA).

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY: *Edward D. H...*  
DATE: 10-31-2013

*Paul R. Huddleston Jr.*  
PAUL R. HUDDLESTON JR.  
PLS 7083

LICENSED LAND SURVEYOR  
PAUL R. HUDDLESTON JR.  
L.S. 7083  
STATE OF CALIFORNIA

OWNER:  
*Lin David Pai  
Hsein & Helen  
Mer Hsein*

APN:  
239-240-001

**H & A**  
**HUNSAKER & ASSOCIATES**  
**IRVINE, INC**  
**INLAND EMPIRE REGION**  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 1 OF 13
DATE: Oct 28, 2013		W.O. 3053-9

# EXHIBIT "B"

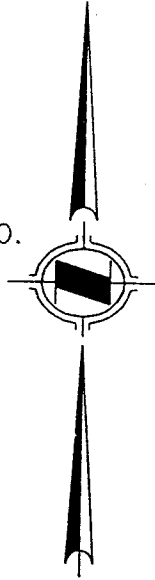
0641-004C, 0641-004F, 0641-004G & 0641-004H  
 SLOPE MAINTENANCE & DRAINAGE EASEMENT  
 SEE SHEET 3 FOR CONTINUATION

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$

APN: 239-270-002  
 NE'LY LINE INST. No. 174584 O.R. REC. 9/7/1977

INST. No. 174584 O.R. REC. 9/7/1977

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001



SCALE: 1" = 100'

APN: 239-270-004

$N08^{\circ}54'55''E$   
 160.67'

NE'LY LINE INST. No. 2011-0187094 O.R. REC. 4/28/2011

INST. No. 2011-0187094 O.R. REC. 04/28/2011

$N89^{\circ}23'48''W$  2641.25' ( $N89^{\circ}23'31''W$  2641.23')

$N89^{\circ}23'48''W$  1251.05'

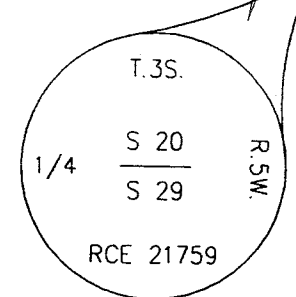
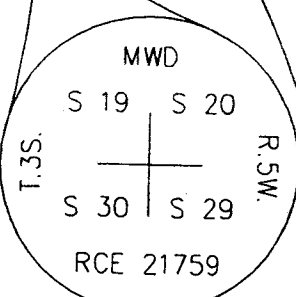
COUNTY OF RIVERSIDE

APN: 296-060-004

LOT 1

MB 9/13

NORTH LINE OF RANCHO EL SOBRANTE DE SAN JACINTO & THE SOUTH LINE OF SW $\frac{1}{4}$  SECTION 20, T.3S., R.5W., S.B.M.



COUNTY W.O.: C1-0641

OWNER:  
 Lin David Pai  
 Hsein & Helen  
 Mei Hsein



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
**INLAND EMPIRE REGION**  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

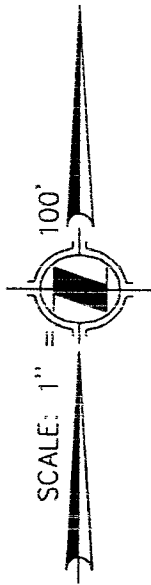
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 13
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DATE: Oct 28, 2013	W.O. 3053-9
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APN:  
 239-240-001

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



POR. LOT 21  
MB 8/3  
APN: 239-270-001

N74°57'07"E 233.58'

SOUTHWEST LINE OF THE  
VAN BUREN HEIGHTS  
TRACT, MB 8/3.

POR. BLOCK "C"  
MB 11/20-21 SB Co.  
APN: 239-270-001

$\Delta=66^{\circ}02'12''$   
R=1033.00'  
L=1190.59'

POR. BLOCK "C"  
MB 11/20-21 SB Co.  
APN: 239-270-001

SEE SHEET 4 FOR CONTINUATION

POR. LOT 21  
MB 8/3  
APN: 239-270-001

SEE SHEET 2 FOR CONTINUATION

COUNTY W.O.: C1-0641

OWNER  
Lin David Pai  
Hsein & Helen  
Mer Hsein



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 3 OF 13

APN  
239-240-001

DATE: Oct 28, 2013

W.O. 3053-9

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

W'LY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

S'ELY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

POR. LOT 21  
MB 8/3

POR. LOT 19 MB 8/3  
APN: 239-240-001

APN: 239-270-001

**0641-004C**

NOT A PART

**0641-004I**

6,956 SQ.FT.  
0.160 AC.

INST. No. 133910 O.R.  
REC. 4/12/1990

POR. LOT 21  
MB 8/3

APN: 239-240-001

SEE SHEET 3 FOR CONTINUATION

SEE SHEET 5 FOR CONTINUATION

N74°57'07"E 233.58'

S17°17'25"E (R)

T.P.O.B.  
**0641-004C**  
& POINT "A"

S19°01'43"E (R)

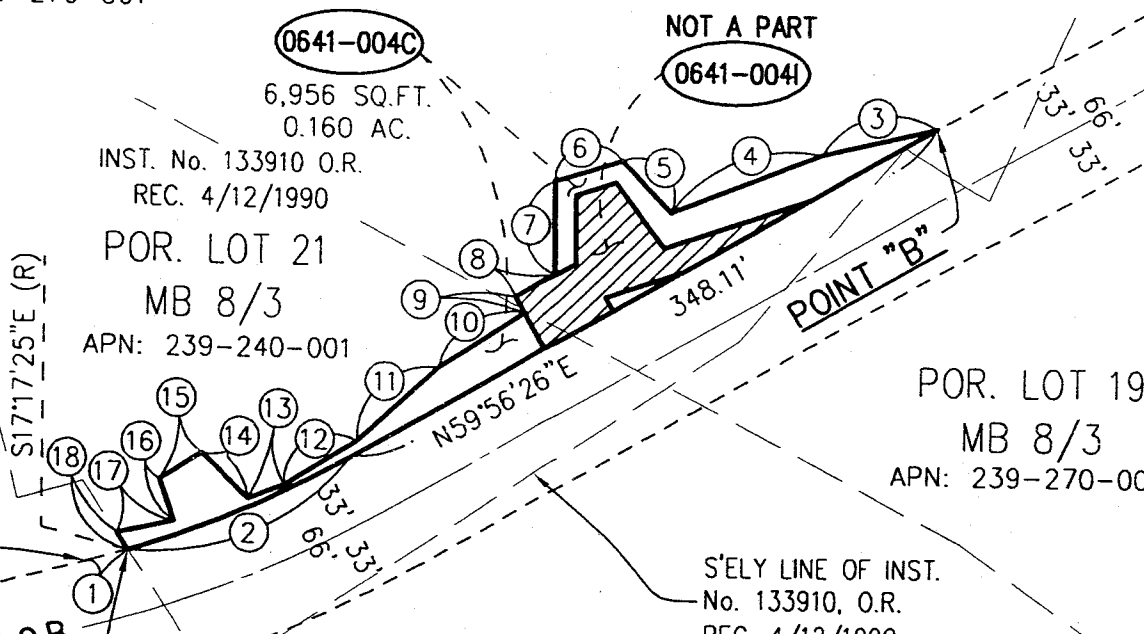
S'ELY LINE OF INST.  
No. 133910, O.R.  
REC. 4/12/1990

POR. LOT 21  
MB 8/3

APN: 239-270-001

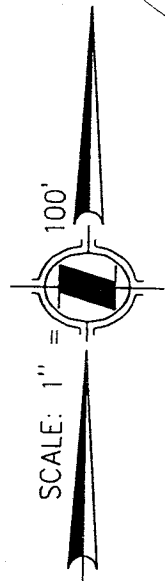
POR. LOT 19  
MB 8/3

APN: 239-270-001



INDICATES "NOT A PART"

NOTE: SEE SHEET 7 FOR DATA TABLE.  
SEE SHEETS 8 THROUGH 13 FOR  
NOT A PART PARCEL DELINEATION.



OWNER:  
Lin David Pai  
Hsein & Helen  
Mei Hsein



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 4 OF 13

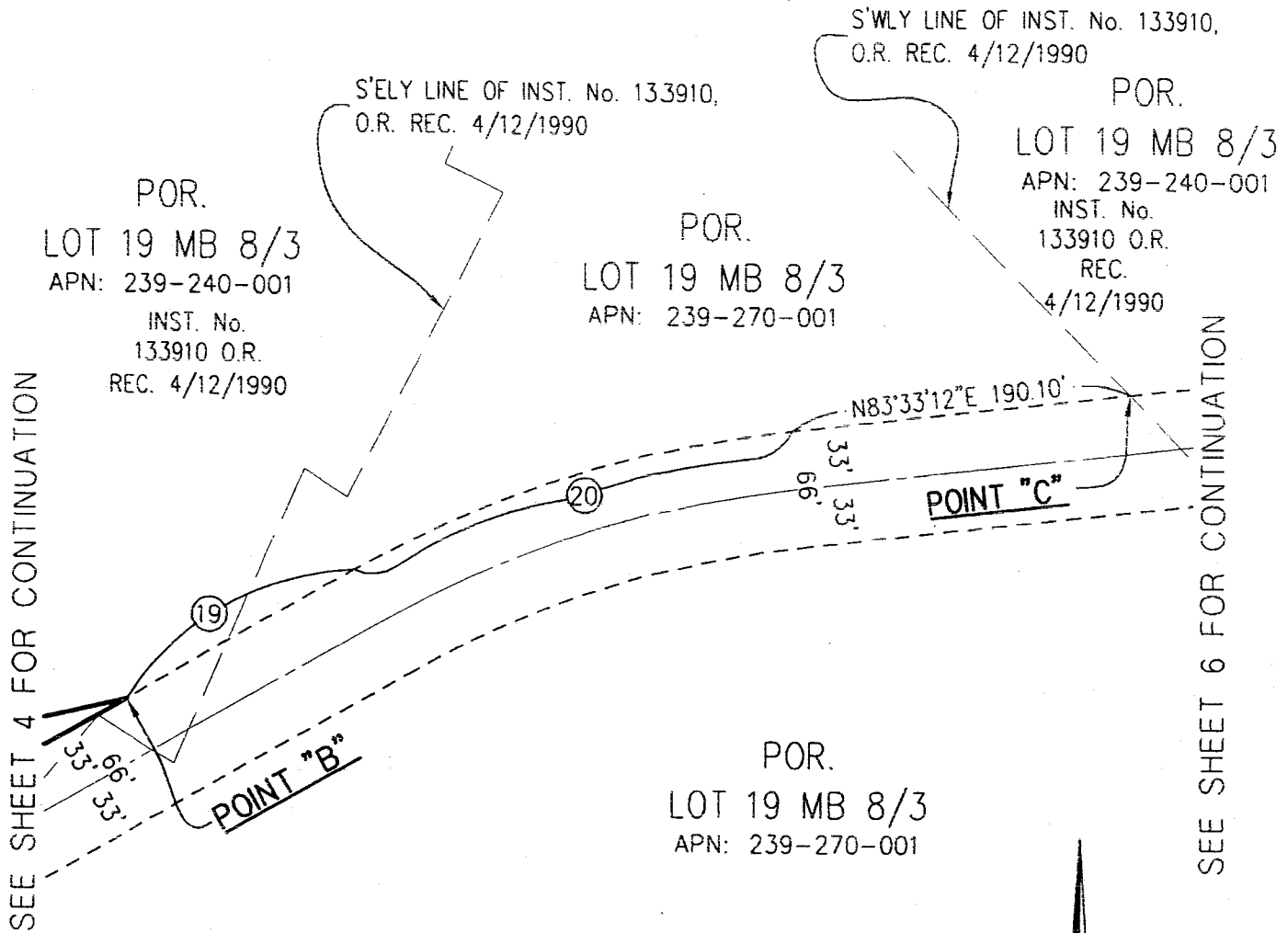
DATE: Oct 29, 2013

W.O. 3053-9

APN  
239-240-001

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

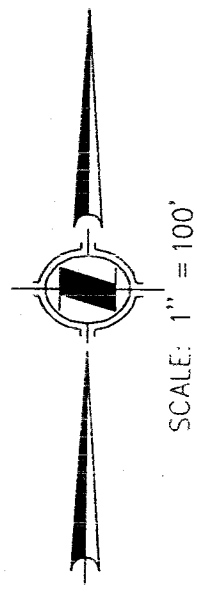


SEE SHEET 4 FOR CONTINUATION

SEE SHEET 6 FOR CONTINUATION

POR.

LOT 19 MB 8/3  
APN: 239-270-001



NOTE: SEE SHEET 7 FOR DATA TABLE.  
SEE SHEETS 8 THROUGH 13 FOR  
NOT A PART PARCEL DELINEATION.

COUNTY W.O.: C1-0641

OWNER  
Lin David Pai  
Hsein & Helen  
Mer Hsein  
  
APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 5 OF 13
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DATE: Oct 28, 2013	W.O. 3053-9
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# EXHIBIT "B"

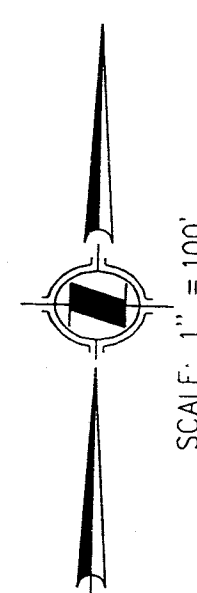
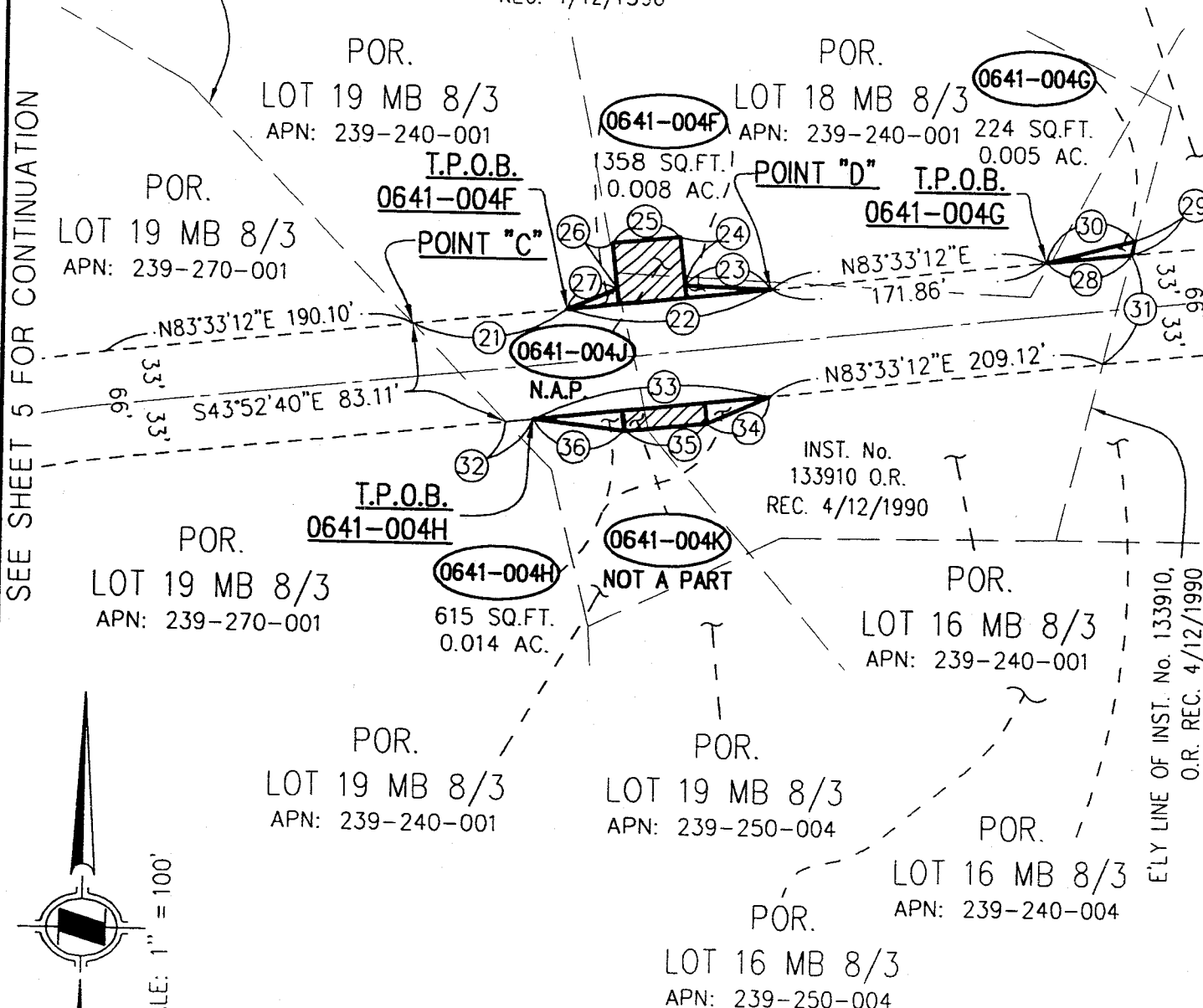
0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

S'WLY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

INST. No. 133910 O.R.  
REC. 4/12/1990

POR.  
LOT 16 MB 8/3  
APN: 239-240-004

SEE SHEET 5 FOR CONTINUATION



INDICATES "NOT A PART"

NOTE: SEE SHEET 7 FOR DATA TABLE.  
SEE SHEETS 8 THROUGH 13 FOR  
NOT A PART PARCEL DELINEATION.

OWNER:  
Lin David Pai  
Hsein & Helen  
Mei Hsein



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 6 OF 13
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DATE: Oct 29, 2013	W.O. 3053-9
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# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

DATA TABLE

	BEARING/DELTA	RADIUS	LENGTH	TANGENT
①	02°14'32"	567.00'	22.19'	11.10'
②	12°46'09"	567.00'	126.36'	63.45'
③	S76°41'22"W		61.52'	
④	S68°23'46"W		84.20'	
⑤	S43°29'17"E		36.77'	
⑥	S72°11'33"W		36.04'	
⑦	S0°36'04"E		49.06'	
⑧	S59°56'26"W		23.49'	
⑨	S30°03'34"E		9.62'	
⑩	S57°12'20"W		53.08'	
⑪	S46°51'37"W		56.99'	
⑫	S58°09'54"W		44.12'	
⑬	S68°40'18"W		20.19'	
⑭	N46°01'36"W		33.50'	
⑮	S57°16'35"W		25.72'	
⑯	S18°43'10"E		22.94'	
⑰	S77°07'09"W		29.86'	
⑱	S33°34'52"E		10.78'	

DATA TABLE

	BEARING/DELTA	RADIUS	LENGTH	TANGENT
⑲	N59°56'26"E		147.87'	
⑳	23°36'46"	633.00'	260.87'	132.31'
㉑	N83°33'12"E		94.96'	
㉒	N83°33'12"E		125.55'	
㉓	N88°06'25"W		52.99'	
㉔	N6°26'48"W		30.31'	
㉕	S83°33'12"W		40.00'	
㉖	S6°26'48"E		28.55'	
㉗	S67°37'28"W		34.45'	
㉘	N83°33'12"E		54.78'	
㉙	N14°23'46"E		8.76'	
㉚	S75°30'18"W		58.48'	
㉛	S14°23'46"W		70.62'	
㉜	N83°33'12"E		16.59'	
㉝	N83°33'12"E		145.80'	
㉞	S65°42'12"W		41.84'	
㉟	S83°33'12"W		50.00'	
㊱	N83°32'37"W		57.43'	

OWNER  
Lin David Pai  
Hsein & Helen  
Mei Hsein

APN  
239-240-001



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 7 OF 13

DATE: Oct 28, 2013

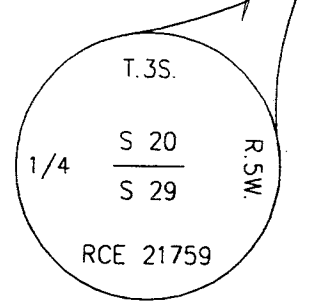
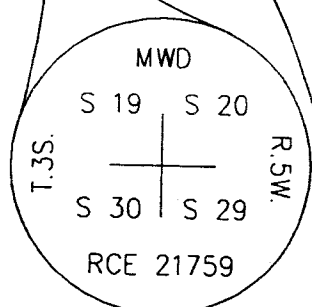
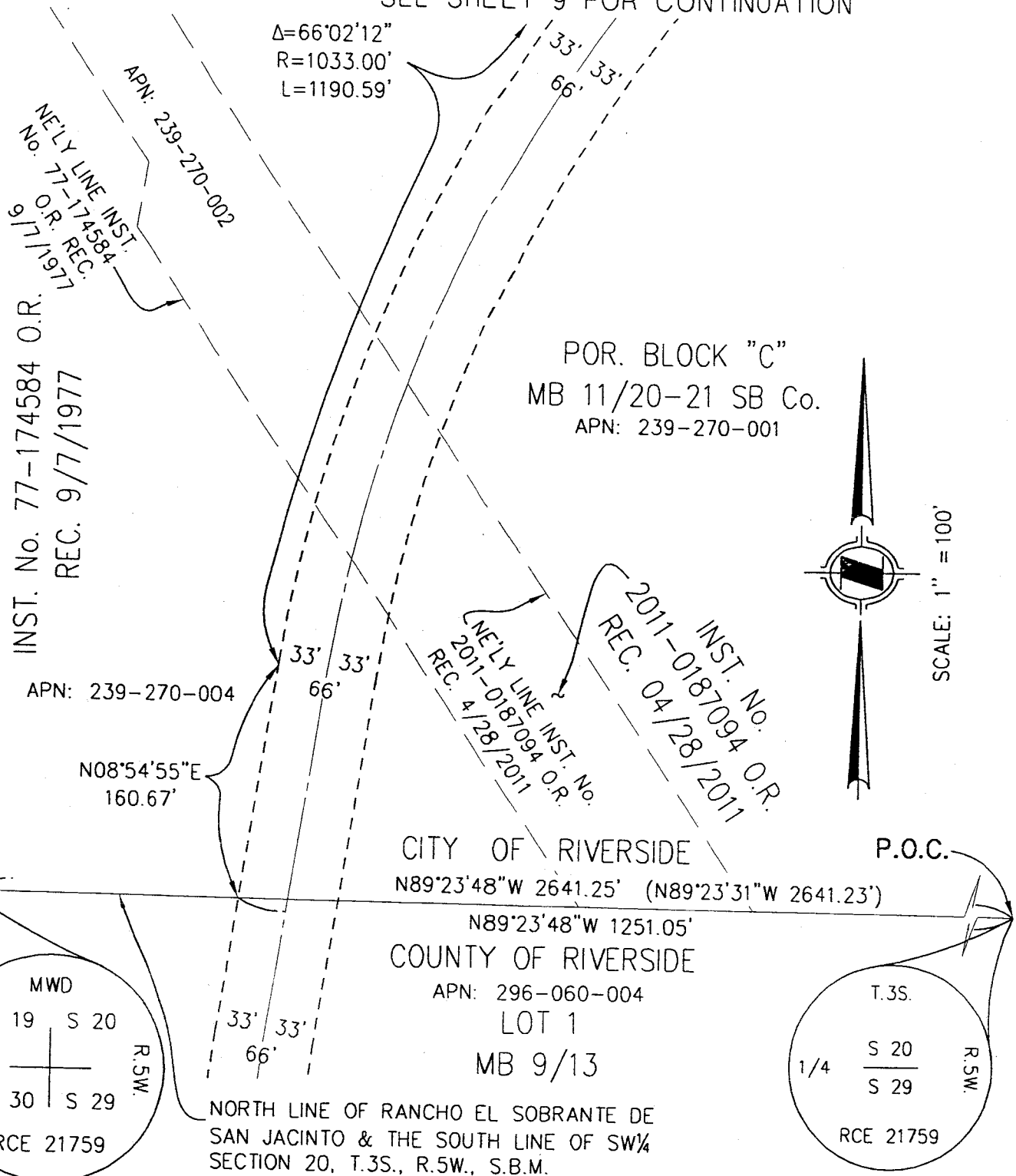
W.O. 3053-9



# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
 SLOPE MAINTENANCE & DRAINAGE EASEMENT  
 SEE SHEET 9 FOR CONTINUATION

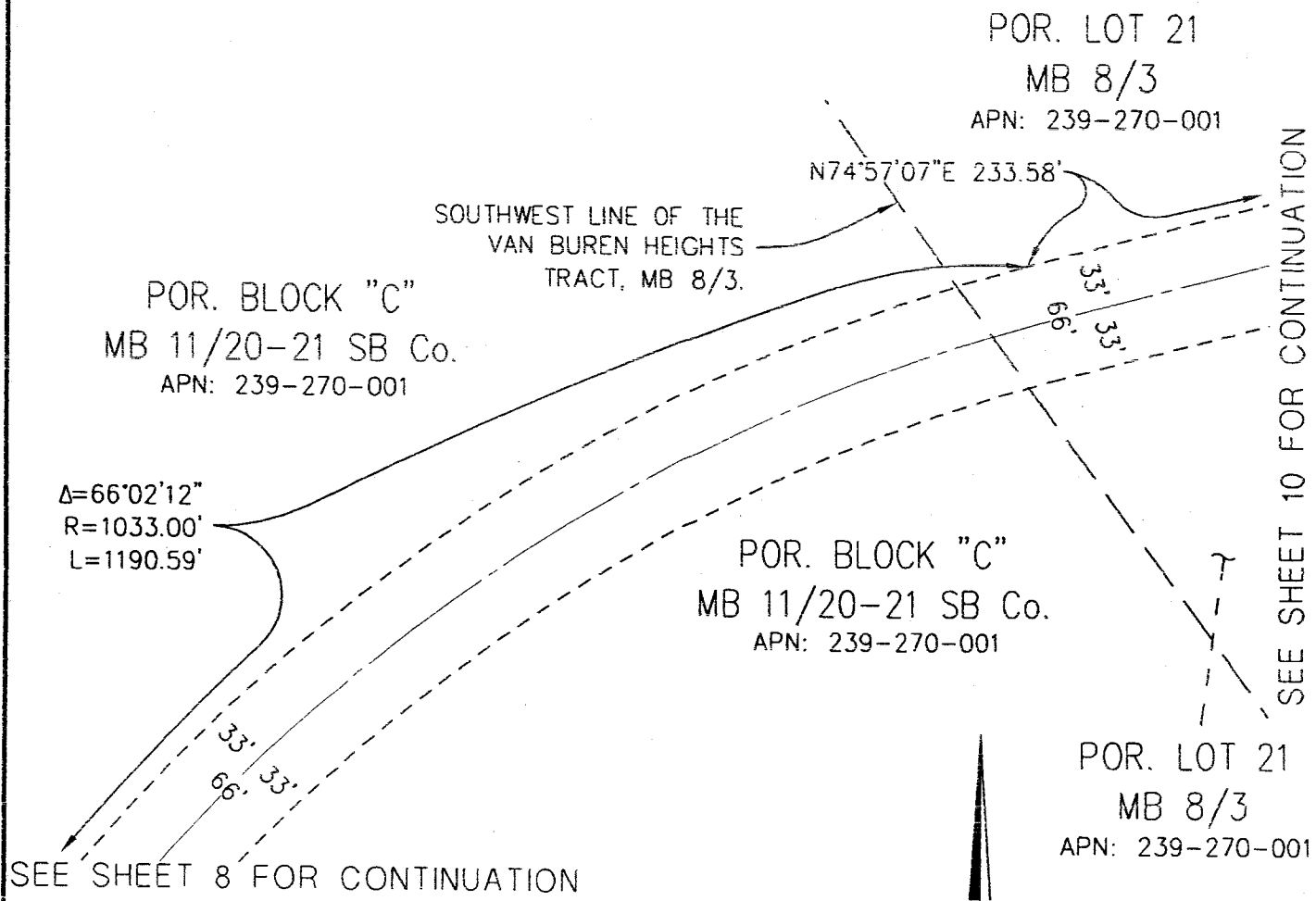
$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$



OWNER: Lin David Pai Hsien & Helen Mei Hsien  APN: 239-240-001		<b>HUNSAKER &amp; ASSOCIATES</b> IRVINE, INC INLAND EMPIRE REGION 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS		COUNTY W.O.: C1-0641 POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
		PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 8 OF 13		W.O. 3053-9
		DATE: Oct 28, 2013				

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien  
  
APN  
239-240-001

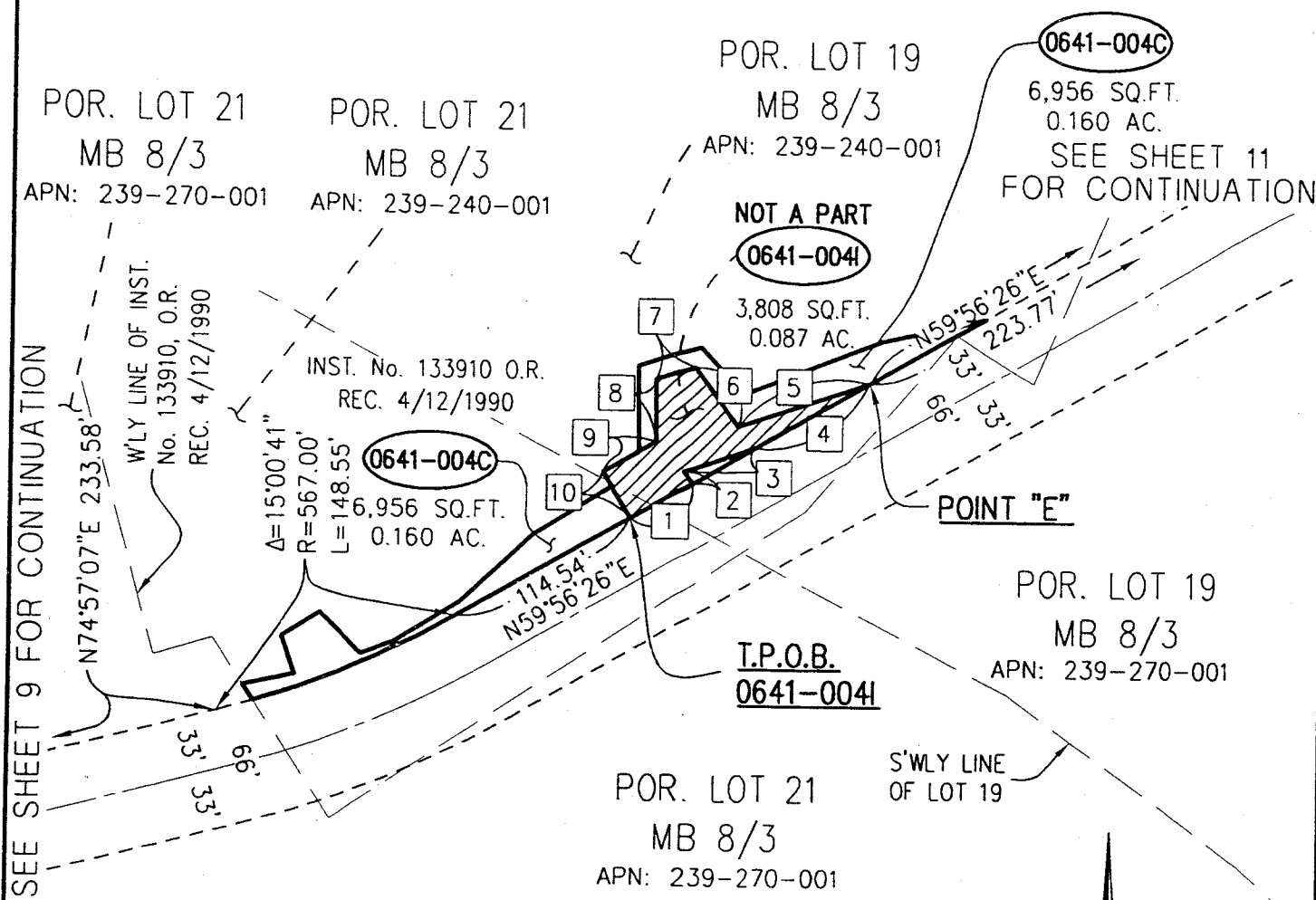


**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 9 OF 13
DATE: Oct 28, 2013		W.O. 3053-9

**EXHIBIT "B"**

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



SEE SHEET 9 FOR CONTINUATION

**0641-004C**  
6,956 SQ.FT.  
0.160 AC.  
SEE SHEET 11  
FOR CONTINUATION

INST. No. 133910 O.R.  
REC. 4/12/1990  
**0641-004C**  
Δ=15'00'41"  
R=567.00'  
L=148.55'  
6,956 SQ.FT.  
0.160 AC.

**NOT A PART**  
**0641-004I**  
3,808 SQ.FT.  
0.087 AC.

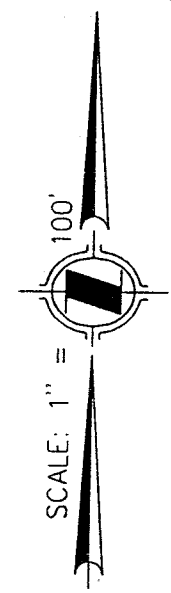
**T.P.O.B.**  
**0641-004I**

POR. LOT 19  
MB 8/3  
APN: 239-270-001

POR. LOT 21  
MB 8/3  
APN: 239-270-001

INDICATES "NOT A PART"

NOTE: SEE SHEET 13 FOR DATA TABLE.



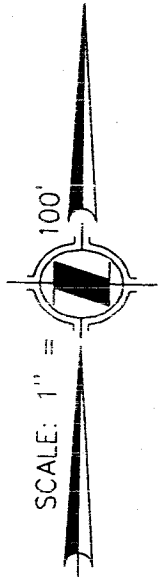
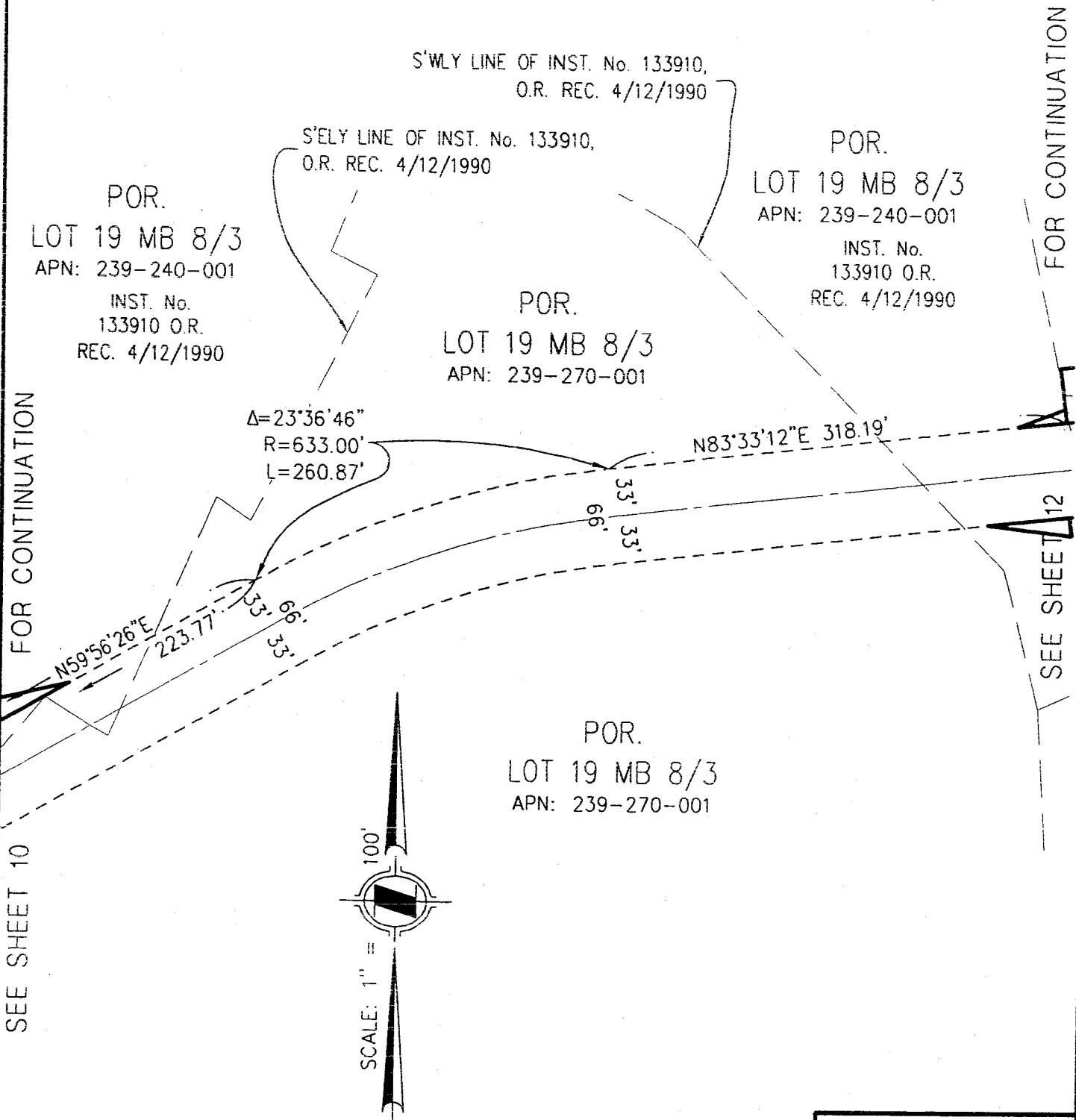
OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien  
APN:  
239-240-001

	<b>HUNSAKER &amp; ASSOCIATES</b> IRVINE, INC INLAND EMPIRE REGION 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS	
	COUNTY W.O.: C1-0641	

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 10 OF 13
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



FOR CONTINUATION

FOR CONTINUATION

SEE SHEET 10

SEE SHEET 12

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien

APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

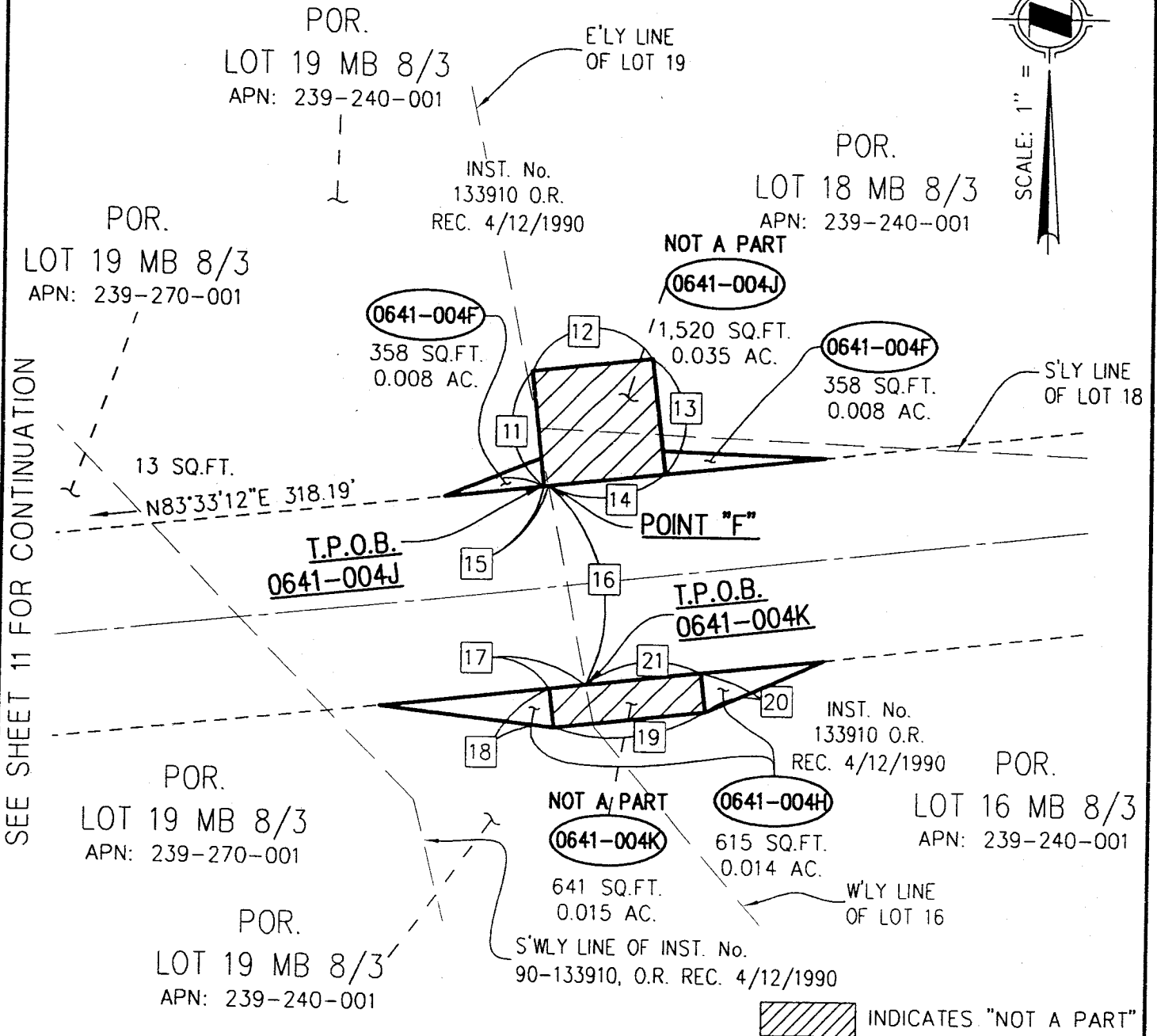
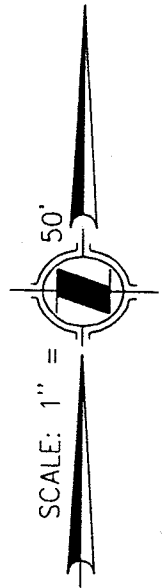
POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 11 OF 13
--------------------	------------------------	----------------

DATE: Oct 29, 2013	W.O. 3053-9
--------------------	-------------

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



SEE SHEET 11 FOR CONTINUATION

NOTE: SEE SHEET 13 FOR DATA TABLE. COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
**INLAND EMPIRE REGION**  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 12 OF 13
--------------------	------------------------	----------------

DATE: Oct 29, 2013	W.O. 3053-9
--------------------	-------------

APN  
239-240-001

# EXHIBIT "B"

0641-004C, 0641-004F, 0641-004G & 0641-004H  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

## DATA TABLE

	BEARING/Delta	RADIUS	LENGTH	TANGENT
1	N59°56'26"E		40.00'	
2	N30°03'34"W		8.31'	
3	N71°17'07"E		42.24'	
4	N59°56'26"E		76.25'	
5	S71°17'07"W		79.98'	
6	N36°43'08"W		42.06'	
7	S71°17'07"W		22.00'	
8	S00°42'38"E		35.60'	
9	S59°56'26"W		35.36'	
10	S30°03'34"E		30.80'	
11	S6°26'48"E		38.00'	
12	S83°33'12"W		40.00'	
13	N6°26'48"W		38.00'	
14	N83°33'12"E		38.53'	
15	N83°33'12"E		1.47'	
16	S11°24'58"E		66.25'	
17	S83°33'12"W		12.21'	
18	S6°26'48"E		12.82'	
19	N83°33'12"E		50.00'	
20	N6°26'48"W		12.82'	
21	S83°33'12"W		37.79'	

COUNTY W.O.: C1-0641

OWNER  
Lin David Pai  
Hsien & Helen  
Mei Hsien



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 13 OF 13

APN  
239-240-001

DATE: Oct 28, 2013

W.O. 3053-9

**EXHIBIT "A"**  
**0641-004D & 0641-004E**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Being those portions of Lots 16, 18, 19 and 21 of the Map of Van Buren Heights, per map recorded in Book 8, Page 3 of Maps, records of Riverside County Recorder as described in that certain Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-004E:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $02^{\circ}14'32''$  an arc length of 22.19 feet to a point on said curve to which a radial line bears, South  $17^{\circ}17'25''$  East, said point also being a point on the westerly line of said Grant Deed, said point hereinafter referred to as **POINT "A"**;

Thence continuing northeasterly along said curve through a central angle of  $12^{\circ}46'09''$  an arc length of 126.36 feet;

Thence North  $59^{\circ}56'26''$  East 348.11 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North  $59^{\circ}56'26''$  East 37.23 feet to a point on the southeasterly line of said Grant Deed;

Thence along said southeasterly line North  $23^{\circ}34'43''$  East 11.71 feet;

**EXHIBIT "A"**  
**0641-004D & 0641-004E**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Thence departing said southeasterly line South 51°28'35" West 47.17 feet to the **TRUE POINT OF BEGINNING**.

Contains 129 Square Feet, 0.003 acres more or less.

**PARCEL 0641-004D:**

**COMMENCING** at the aforementioned **POINT "A"**;

Thence along the westerly line of said Grant Deed South 33°34'52" East 68.46 feet to a point on a non-tangent curve concave northwesterly and having a radius of 633.00 feet, a radial line to said point bears, South 19°01'43" East;

Thence departing said westerly line northeasterly along said non-tangent curve through a central angle of 03°01'35" an arc length of 33.43 feet to a point on said curve, said point being the **TRUE POINT OF BEGINNING**, a radial line to said point bears, South 22°03'18" East;

Thence continuing northeasterly along said curve through a central angle of 01°51'01" an arc length of 20.44 feet to which a radial line bears, South 23°54'19" East, said point being a point on the southeasterly line of said Grant Deed;

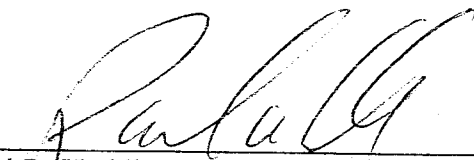
Thence departing said curve along said southeasterly line South 56°25'40" West 19.05 feet;

Thence departing said southerly line North 49°04'33" West 3.90 feet to the **TRUE POINT OF BEGINNING**.

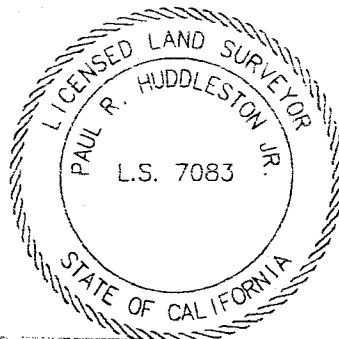
Contains 35 Square Feet, 0.001 acres more or less.

As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.

Prepared under the supervision of:

  
\_\_\_\_\_  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14

*10/29/13*  
\_\_\_\_\_  
Date



DESCRIPTION APPROVAL:

BY: *K. Strout* 11/01/2013  
DATE

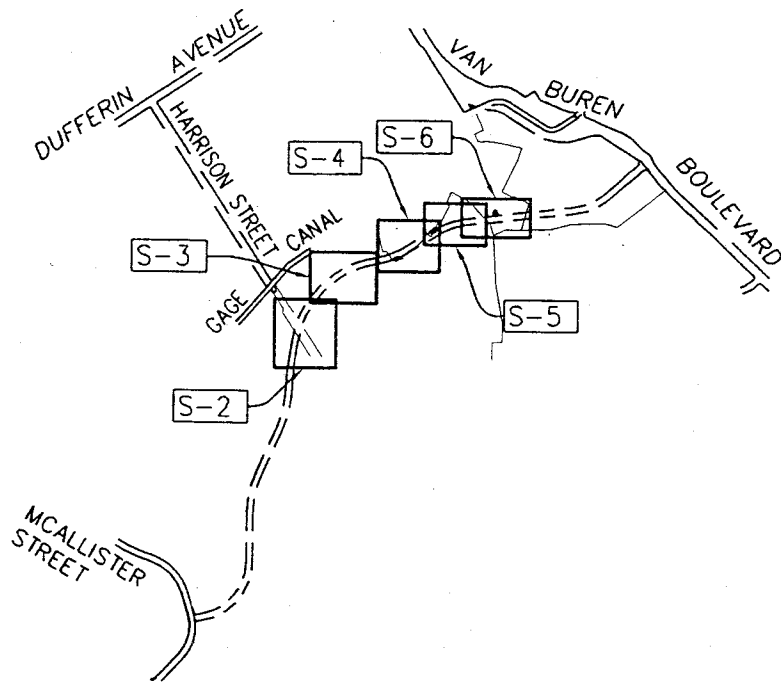
FOR: CURTIS C. STEPHENS, L.S. 7519

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY: *Edward D. Head*  
DATE: 10-31-2013



# EXHIBIT "B"

## 0641-004D & 0641-004E TEMPORARY CONSTRUCTION EASEMENT



### VICINITY / INDEX MAP

### LEGEND:

S-#

INDICATES SHEET No. AS NOTED.

( )

INDICATES RECORD PER RS 72/85-90.

0641-001A

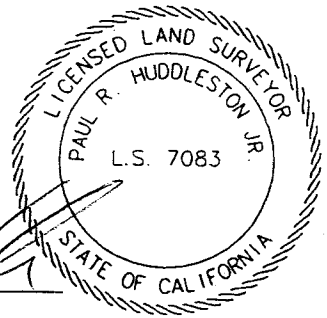
INDICATES PARCEL No.

#

INDICATES LINE OR CURVE DATA  
NUMBER (SEE SHEET 7 FOR LINE AND  
CURVE TABLE DATA).

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY: *Edward D. Hurd*  
DATE: 10-31-2013

*Paul R. Huddleston Jr.*  
PAUL R. HUDDLESTON JR.  
PLS 7083



COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsein & Helen  
Mei Hsein



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

APN:  
239-240-001

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

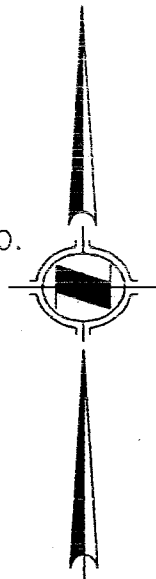
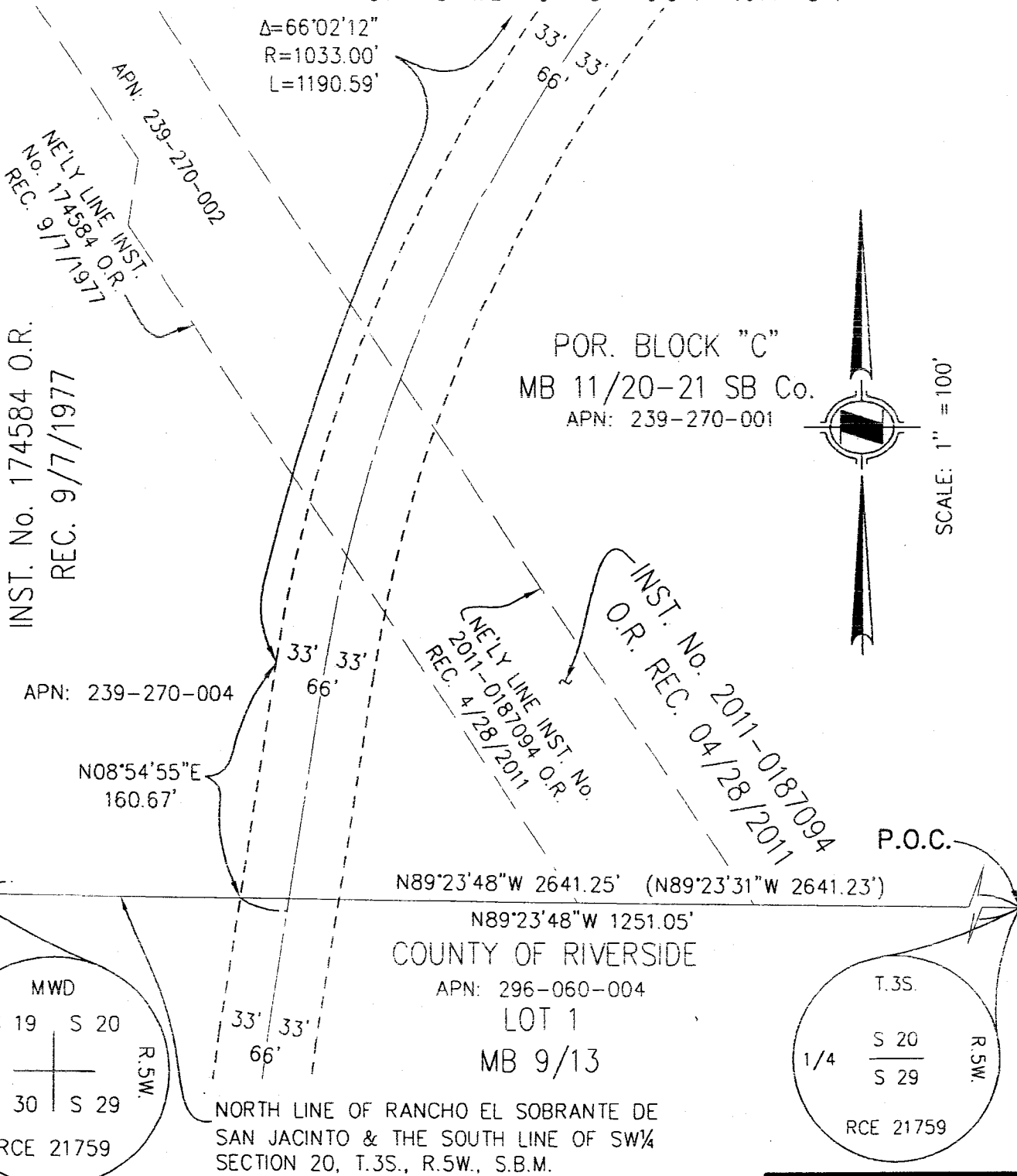
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 1 OF 4
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DATE: Oct 29, 2013	W.O. 3053-9
--------------------	-------------

# EXHIBIT "B"

0641-004D & 0641-004E  
 TEMPORARY CONSTRUCTION EASEMENT  
 SEE SHEET 3 FOR CONTINUATION

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$



SCALE: 1" = 100'

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

COUNTY W.O.: C1-0641

OWNER:  
 Lin David Pai  
 Hsein & Helen  
 Mei Hsein

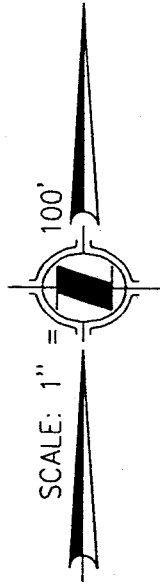
APN  
 239-240-001

**H & A**  
 HUNSAKER & ASSOCIATES  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 4
DATE: Oct 29, 2013		W.O. 3053-9

**EXHIBIT "B"**  
 0641-004D & 0641-004E  
 TEMPORARY CONSTRUCTION EASEMENT



POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

POR. LOT 21  
 MB 8/3  
 APN: 239-270-001

SOUTHWEST LINE OF THE  
 VAN BUREN HEIGHTS  
 TRACT, MB 8/3.

N74°57'07"E 233.58'

$\Delta=66^{\circ}02'12''$   
 R=1033.00'  
 L=1190.59'

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

SEE SHEET 4 FOR CONTINUATION

POR. LOT 21  
 MB 8/3  
 APN: 239-270-001

SEE SHEET 2 FOR CONTINUATION

COUNTY W.O.: C1-0641

OWNER:  
 Lin David Pai  
 Hsein & Helen  
 Mer Hsein



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 3 OF 4
--------------------	------------------------	--------------

DATE: Oct 29, 2013	W.O. 3053-9
--------------------	-------------

APN  
 239-240-001

# EXHIBIT "B"

## 0641-004D & 0641-004E TEMPORARY CONSTRUCTION EASEMENT

W'LY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

S'ELY LINE OF INST. No. 133910,  
O.R. REC. 4/12/1990

POR. LOT 21  
MB 8/3  
APN: 239-270-001

INST. No.  
133910 O.R.  
REC. 4/12/1990

POR. LOT 19 MB 8/3  
APN: 239-240-001

**0641-004E**

129 SQ.FT.  
0.003 AC.

INST. No. 133910 O.R.  
REC. 4/12/1990

POR. LOT 21  
MB 8/3  
APN: 239-240-001

**T.P.O.B.**  
**0641-004E**

SEE SHEET 3 FOR CONTINUATION

N74°57'07"E 233.58'  
S171°17'25"E (R)

348.11'

POR. LOT 19  
MB 8/3  
APN: 239-270-001

S'ELY LINE OF INST.  
No. 133910, O.R.  
REC. 4/12/1990

**SEE DETAIL  
"A" HEREON**

**POINT "A"**

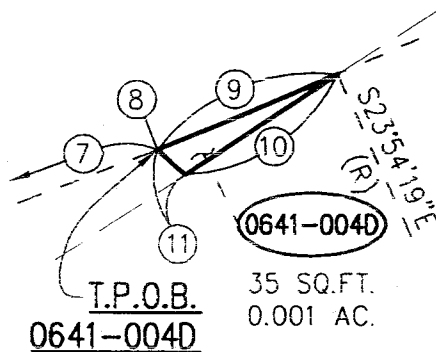
**0641-004D**

35 SQ.FT.  
0.001 AC.

POR. LOT 21  
MB 8/3  
APN: 239-270-001

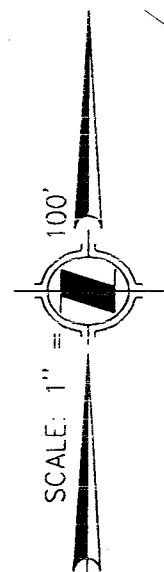
### DATA TABLE

	BEARING/Delta	RADIUS	LENGTH	TANGENT
①	02°14'32"	567.00'	22.19'	11.10'
②	12°46'09"	567.00'	126.36'	63.45'
③	N59°56'26"E		37.23'	
④	N23°34'43"E		11.71'	
⑤	S51°28'35"W		47.17'	
⑥	S33°34'52"E		68.46'	
⑦	03°01'35"	633.00'	33.44'	16.72'
⑧	S22°03'18"E (R)			
⑨	01°51'01"	633.00'	20.44'	10.22'
⑩	S56°25'40"W		19.05'	
⑪	N49°04'33"W		3.90'	



### DETAIL "A"

NO SCALE



COUNTY W.O.: C1-0641

OWNER  
Lin David Pai  
Hsein & Helen  
Mei Hsein



**HUNSAKER & ASSOCIATES  
IRVINE, INC**  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR

SHEET 4 OF 4

APN:  
239-240-001

DATE: Oct 29, 2013

W.O. 3053-9

**EXHIBIT "A"**  
**0641-004I, 0641-004J & 0641-004K**  
**LEGAL DESCRIPTION**  
**STORM DRAIN EASEMENT**

Being portions of Lots 18 and 19 of Van Buren Heights, as shown by map filed in Book 8, page 3 of Maps, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-004I:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $15^{\circ}00'41''$  an arc length of 148.55 feet;

Thence North  $59^{\circ}56'26''$  East along a line tangent to the end of said curve, 114.54 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North  $59^{\circ}56'26''$  East 40.00 feet;

Thence North  $30^{\circ}03'34''$  West 8.31 feet;

Thence North  $71^{\circ}17'07''$  East 42.24 feet;

Thence North  $59^{\circ}56'26''$  East 76.25 feet, said point hereinafter referred to as **POINT "A"**;

Thence South  $71^{\circ}17'07''$  West 79.98 feet;

Thence North  $36^{\circ}43'08''$  West 42.06 feet;

**EXHIBIT "A"**  
**0641-004I, 0641-004J & 0641-004K**  
**LEGAL DESCRIPTION**  
**STORM DRAIN EASEMENT**

Thence South  $71^{\circ}17'07''$  West 22.00 feet;

Thence South  $00^{\circ}42'38''$  East 35.60 feet;

Thence South  $59^{\circ}56'26''$  West 35.36 feet;

Thence South  $30^{\circ}03'34''$  East 30.80 feet to the **TRUE POINT OF BEGINNING**.

**Containing:** 3,808 Square Feet, 0.087 acres more or less.

**PARCEL 0641-004J:**

**COMMENCING** at the aforementioned **POINT "A"**;

Thence North  $59^{\circ}56'26''$  East 223.77 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East along a line tangent to the end of said curve, 318.19 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North  $83^{\circ}33'12''$  East 1.47 feet to a point on the easterly line of said Lot 19, said point hereinafter referred to as **POINT "B"**;

Thence continuing North  $83^{\circ}33'12''$  East 38.53 feet;

Thence North  $06^{\circ}26'48''$  West 38.00 feet;

Thence South  $83^{\circ}33'12''$  West 40.00 feet

Thence South  $06^{\circ}26'48''$  East 38.00 feet to the **TRUE POINT OF BEGINNING**.

**Containing:** 1,520 Square Feet, 0.035 acres more or less.

**EXHIBIT "A"**  
**0641-004I, 0641-004J & 0641-004K**  
**LEGAL DESCRIPTION**  
**STORM DRAIN EASEMENT**

**PARCEL 0641-004K:**

**COMMENCING** at the aforementioned **POINT "B"**, said point being a point on said easterly line of said Lot 19;

Thence along said easterly line South 11°24'58" East 66.25 feet to a point on a line 66.00 feet southerly and parallel, measured at right angles from the aforementioned line described as "North 83°33'12" East 318.19 feet", said point being the **TRUE POINT OF BEGINNING**;

Thence along said parallel line South 83°33'12" West 12.21 feet;

Thence departing said parallel line South 06°26'48" East 12.82 feet;

Thence North 83°33'12" East 50.00 feet;

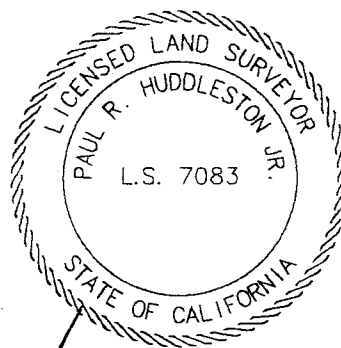
Thence North 06°26'48" West 12.82 feet to above said parallel line;

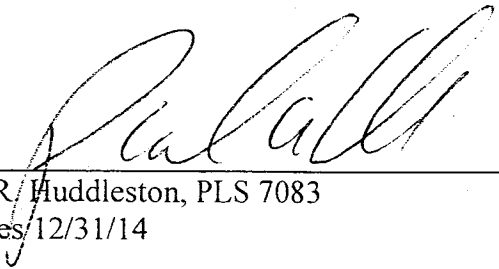
Thence along said parallel line, South 83°33'12" West 37.79 feet to the **TRUE POINT OF BEGINNING**.

**Containing:** 641 Square Feet, 0.015 acre more or less.

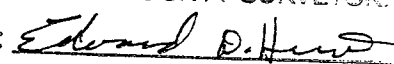
As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.

Prepared under the supervision of:

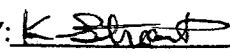


  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14

10/29/13  
Date

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY:   
DATE: 10-31-2013

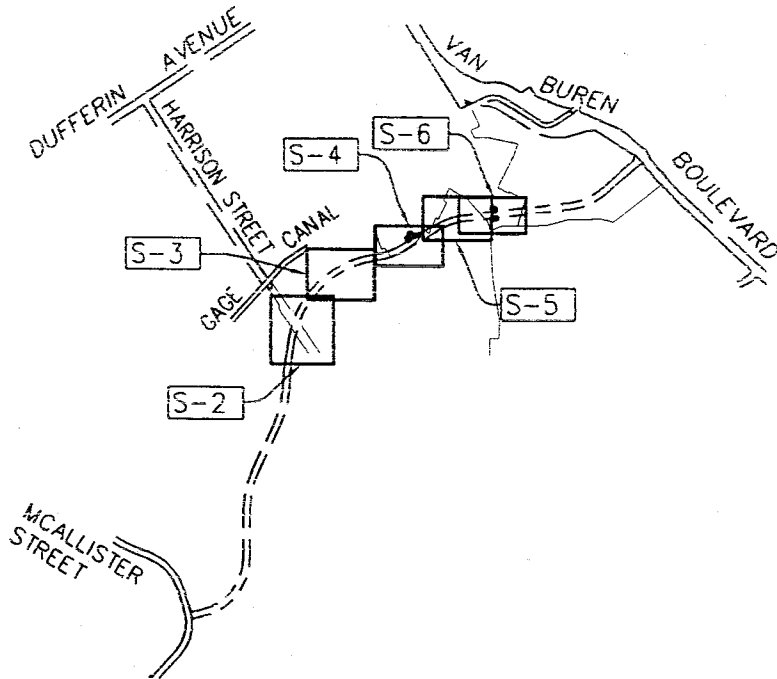
DESCRIPTION APPROVAL: Page 3 of 3

BY:  11/01/2013  
DATE

FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR

# EXHIBIT "B"

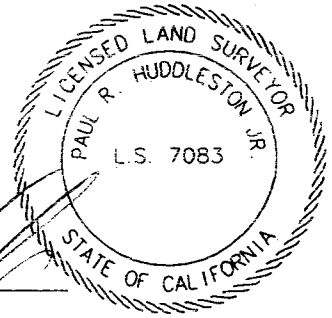
0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT



## VICINITY / INDEX MAP

### LEGEND:

- S-# INDICATES SHEET No. AS NOTED.
- ( ) INDICATES RECORD PER RS 72/85-90.
- 0641-001A INDICATES PARCEL No.
- # INDICATES LINE OR CURVE DATA NUMBER (SEE SHEET 7 FOR LINE AND CURVE TABLE DATA).



THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY: *Edward D. H...*  
DATE: 10-31-2013

*Paul R. Huddleston Jr.*  
PAUL R. HUDDLESTON JR.  
PLS 7083

COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien  
  
APN  
239-240-001



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 1 OF 7
DATE: Oct 29, 2013		W.O. 3053-9

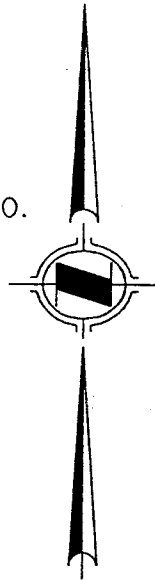
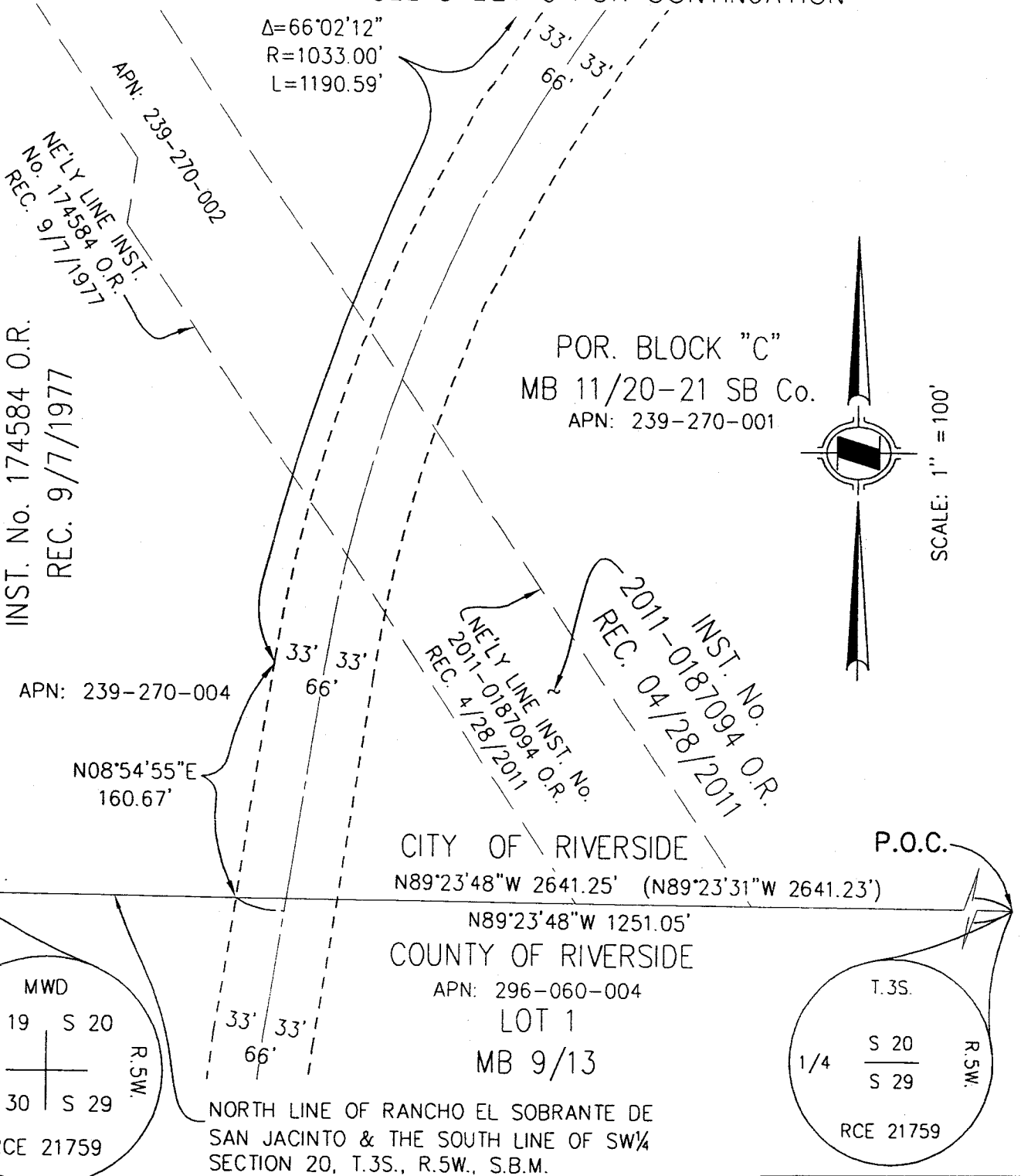


# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT

SEE SHEET 3 FOR CONTINUATION

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

OWNER:  
Lin David Par  
Hsien & Heten  
Mei Hsien  
APN:  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

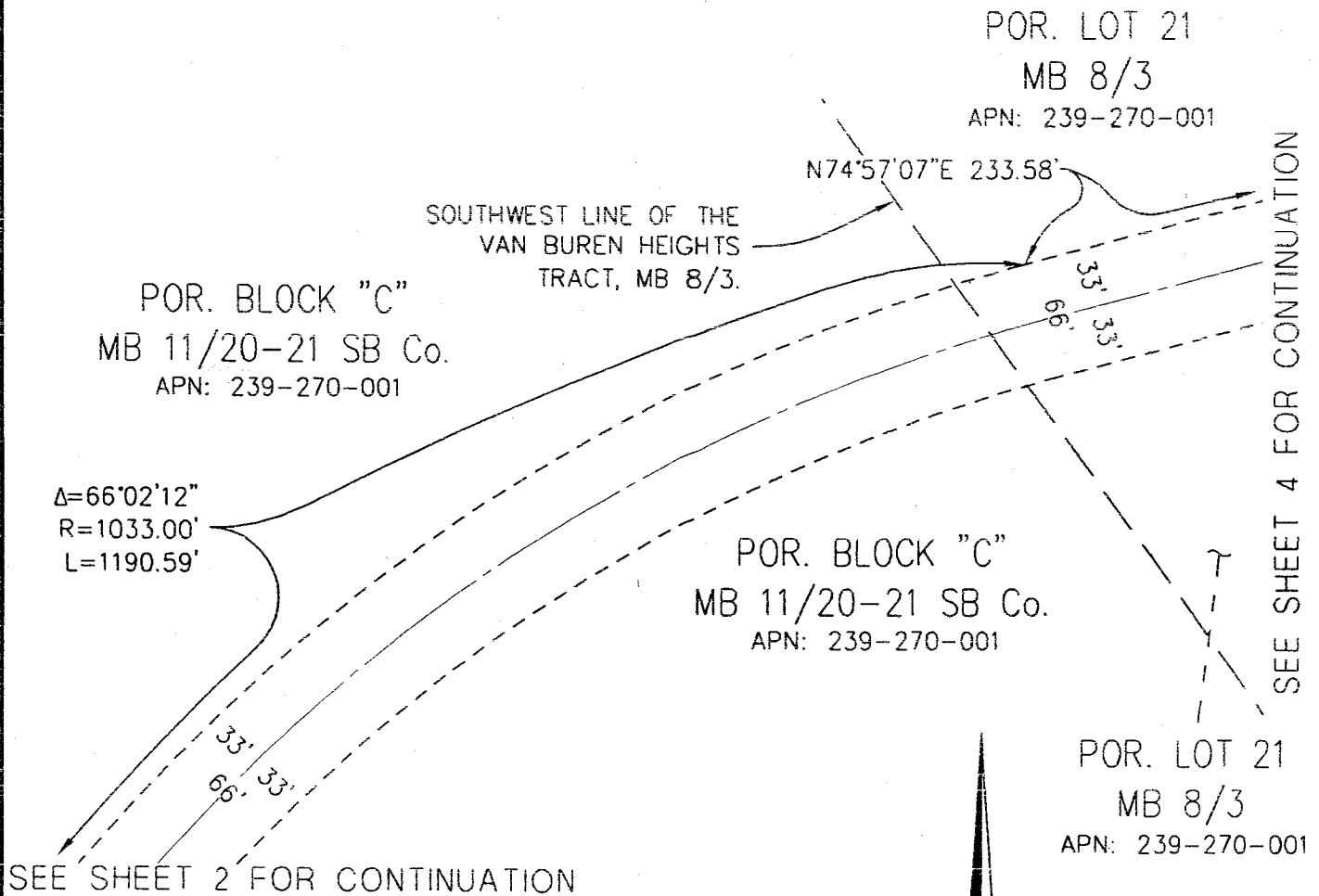
POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 7
--------------------	------------------------	--------------

DATE: Oct 29, 2013	W.O. 3053-9
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# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT



COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien

APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

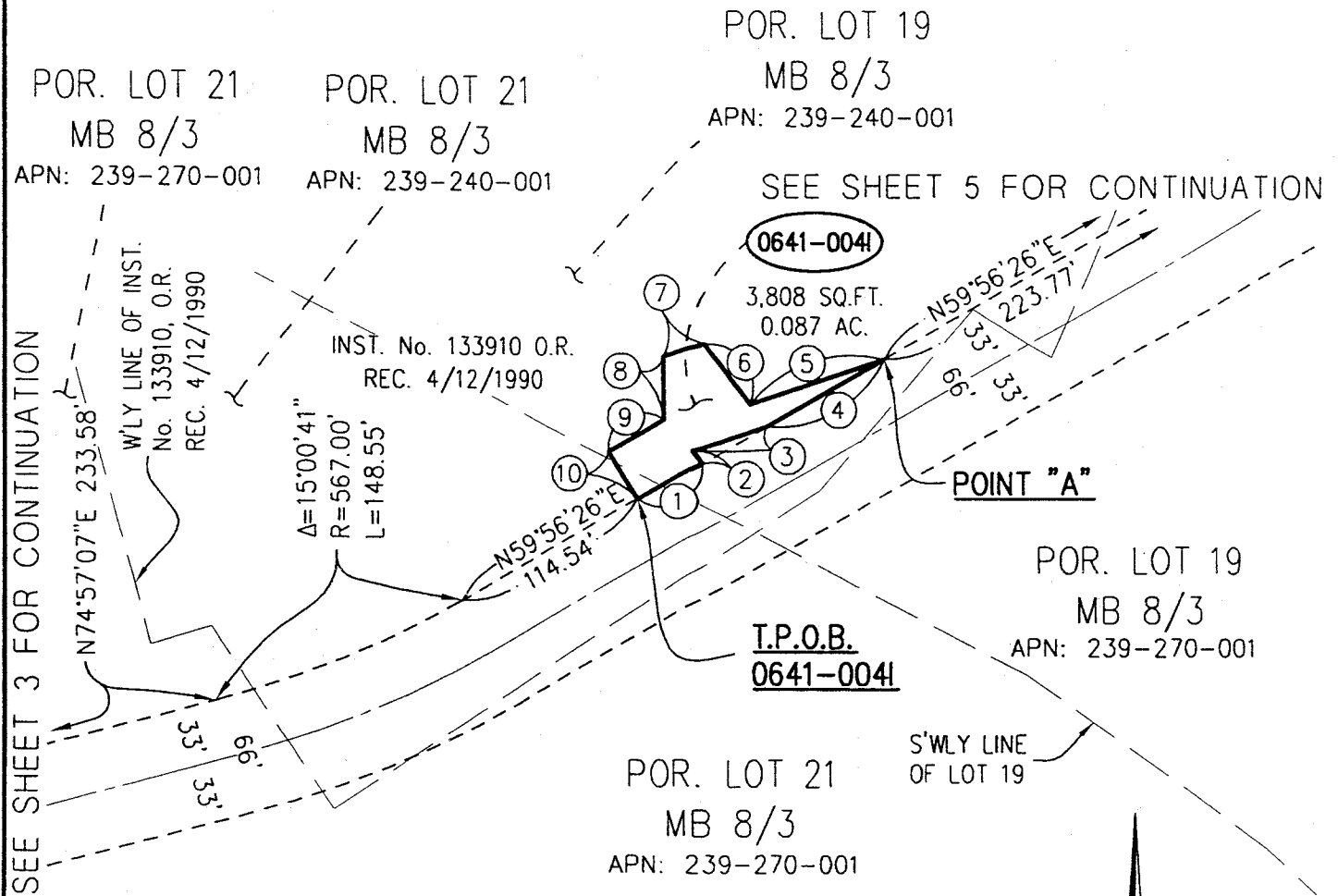
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 3 OF 7
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DATE: Oct 29, 2013

W.O 3053-9

# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT

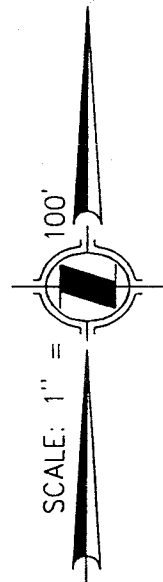


SEE SHEET 3 FOR CONTINUATION

SEE SHEET 5 FOR CONTINUATION

POR. LOT 19  
MB 8/3  
APN: 239-270-001

POR. LOT 21  
MB 8/3  
APN: 239-270-001



NOTE:  
SEE SHEET 7 FOR LINE AND  
CURVE TABLE DATA.

COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien  
  
APN:  
239-240-001

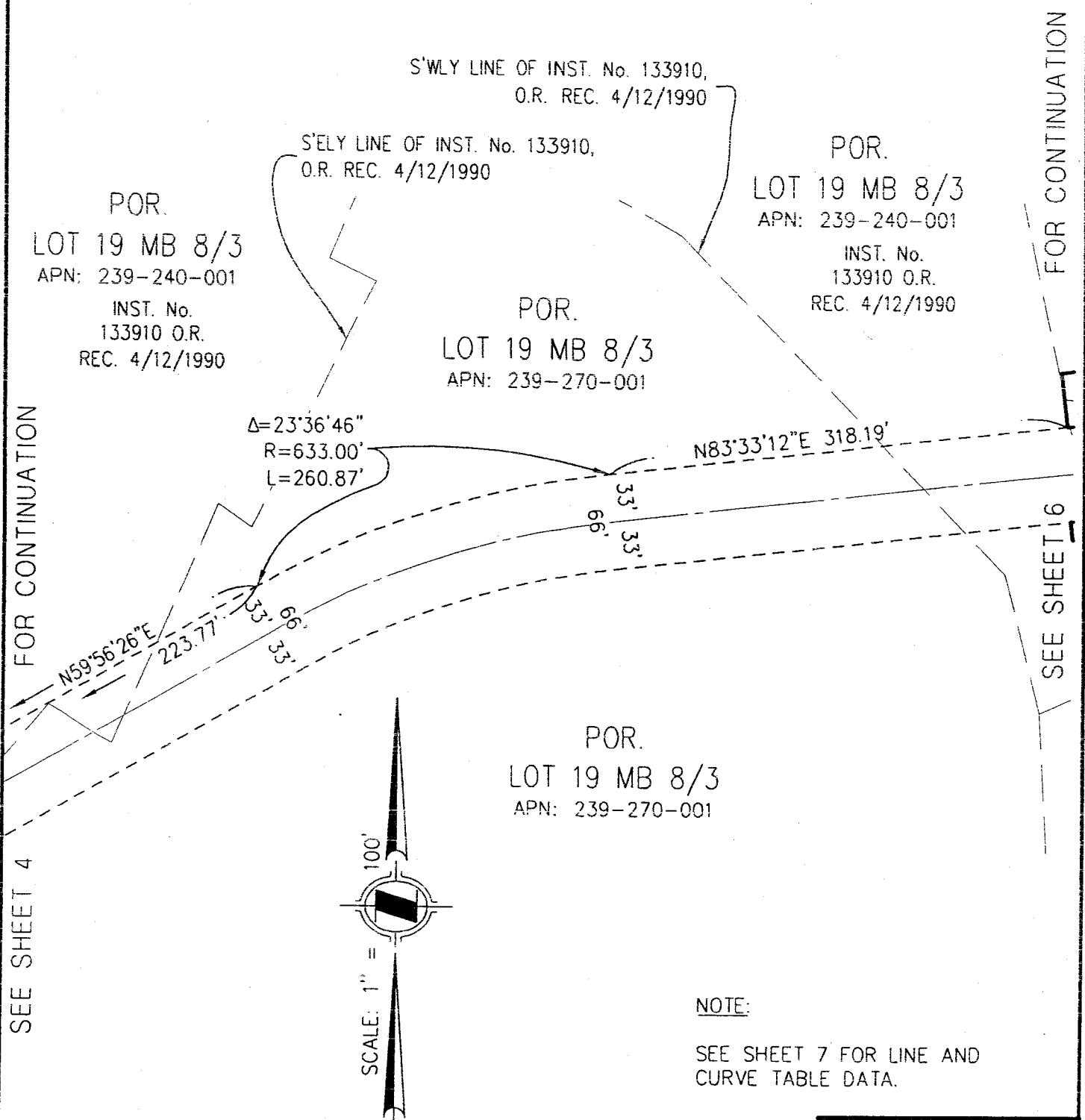


**HUNSAKER & ASSOCIATES**  
**IRVINE, INC**  
**INLAND EMPIRE REGION**  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 4 OF 7
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT



**NOTE:**

SEE SHEET 7 FOR LINE AND CURVE TABLE DATA.

COUNTY W.O.: C1-0641

OWNER  
Lin David Pai  
Hsien & Helen  
Mei Hsien

APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR

SHEET 5 OF 7

DATE: Oct 29, 2013

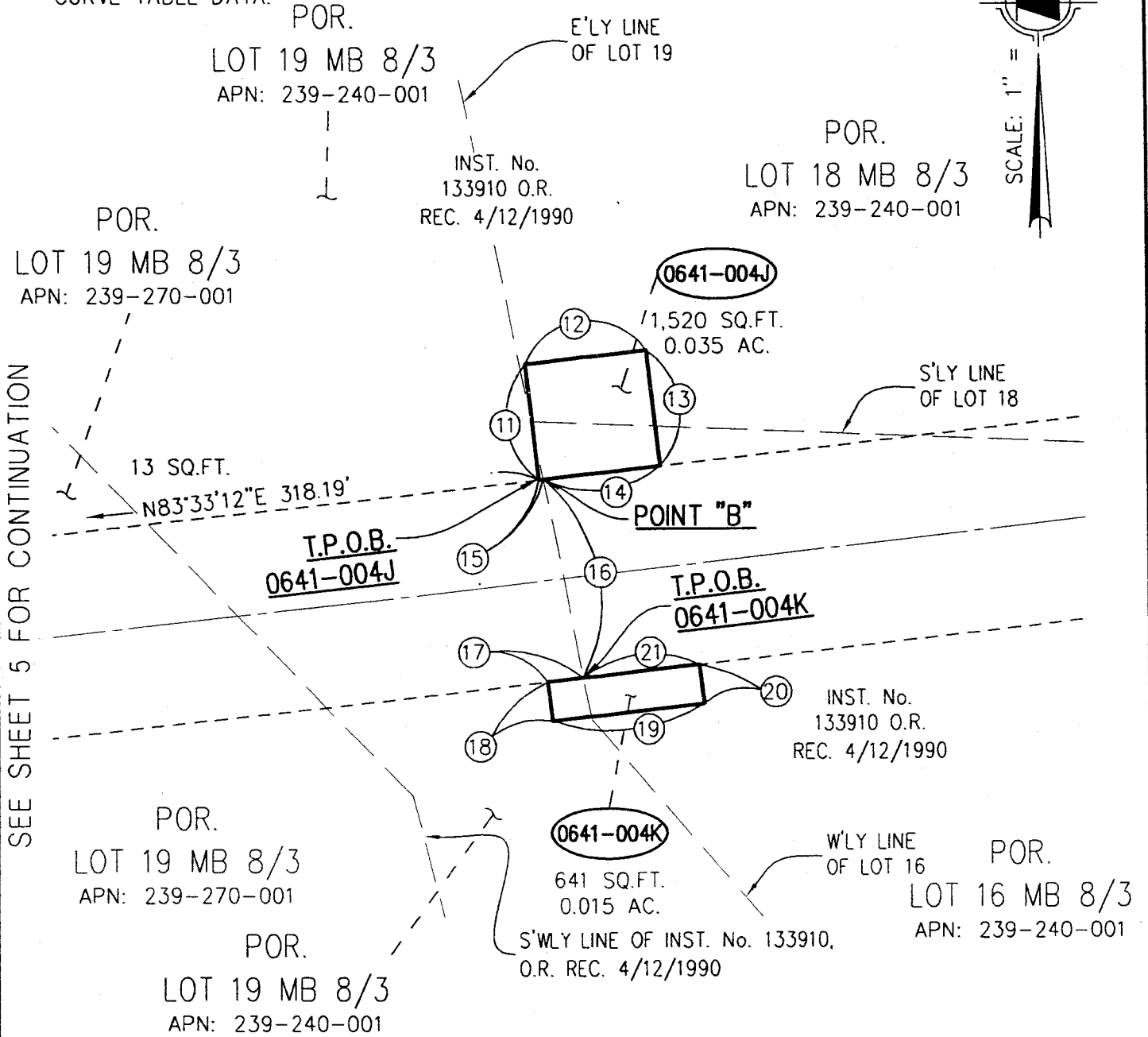
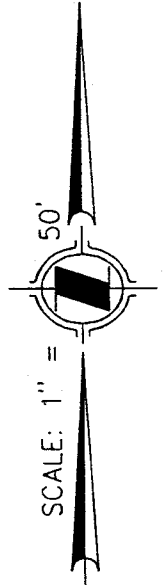
W.O. 3053-9

# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT

**NOTE:**

SEE SHEET 7 FOR LINE AND CURVE TABLE DATA.



SEE SHEET 5 FOR CONTINUATION

COUNTY W.O.: C1-0641

**OWNER**  
Lin David Pai  
Hsien & Helen  
Mei Hsien

APN  
239-240-001

**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

<b>POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN</b>		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 6 OF 7
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-004I, 0641-004J & 0641-004K  
STORM DRAIN EASEMENT

## DATA TABLE

#	BEARING/DELTA	RADIUS	LENGTH	TANGENT
①	N59°56'26"E		40.00'	
②	N30°03'34"W		8.31'	
③	N71°17'07"E		42.24'	
④	N59°56'26"E		76.25'	
⑤	S71°17'07"W		79.98'	
⑥	N36°43'08"W		42.06'	
⑦	S71°17'07"W		22.00'	
⑧	S00°42'38"E		35.60'	
⑨	S59°56'26"W		35.36'	
⑩	S30°03'34"E		30.80'	
⑪	S6°26'48"E		38.00'	
⑫	S83°33'12"W		40.00'	
⑬	N6°26'48"W		38.00'	
⑭	N83°33'12"E		38.53'	
⑮	N83°33'12"E		1.47'	
⑯	S11°24'58"E		66.25'	
⑰	S83°33'12"W		12.21'	
⑱	S6°26'48"E		12.82'	
⑲	N83°33'12"E		50.00'	
⑳	N6°26'48"W		12.82'	
㉑	S83°33'12"W		37.79'	

COUNTY W.O.: C1-0641

OWNER:  
Lin David Pai  
Hsien & Helen  
Mei Hsien



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 7 OF 7
--------------------	------------------------	--------------

DATE: Oct 29, 2013

W.O. 3053-9

APN:  
239-240-001

PARCEL 0641-005A TO 0641-005G

PARCEL 0641-005I TO 0641-005J

**EXHIBIT "A"**  
**0641-005A**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

Being portions of Lots 10, 11, 12, 13, 14 and 16 of Van Buren Heights, as shown by map filed in Book 8, page 3 of Maps, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-005A:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $15^{\circ}00'41''$  an arc length of 148.55 feet;

Thence North  $59^{\circ}56'26''$  East along a line tangent to the end of said curve, 495.98 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East along a line tangent to the end of said curve, 637.26 feet to a point on the easterly line of that certain Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records, Riverside County Recorder, said point being the **TRUE POINT OF BEGINNING**;

Thence continuing North  $83^{\circ}33'12''$  East 514.85 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $35^{\circ}00'48''$  an arc length of 346.49 feet;



**EXHIBIT "A"**  
**0641-005A**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

Thence North 48°32'24" East along a line tangent to the end of said curve, 196.27 feet;

Thence North 47°13'05" East 130.04 feet;

Thence North 48°32'24" East 126.81 feet;

Thence North 00°26'39" East 37.41 feet to the beginning of a non-tangent curve concave southwesterly and having a radius of 1138.00 feet, a radial line to the beginning of said curve bears North 46°36'26" East;

Thence northwesterly along said curve through a central angle of 01°52'40" an arc length of 37.30 feet to a point on the southwesterly line of Parcel 2 of those parcels of land described in Deed granted to the City of Riverside, recorded June 20, 1972 as Instrument No. 80738, of Official Records, Riverside County Recorder;

Thence along said southwesterly line the following four (4) courses:

- 1) South 57°07'40" East 13.77 feet;
- 2) South 70°02'37" East 42.79 feet;
- 3) South 40°51'08" East 109.32 feet;
- 4) South 32°14'19" East 48.25 feet;

Thence North 42°12'55" West 43.66 feet;

Thence North 84°03'37" West 36.72 feet to a point on line 72.00 feet southeasterly and parallel, measured at right angles, from the aforementioned line described as "North 48°32'24" East 126.81 feet"

Thence along said parallel line South 48°32'24" West 139.80 feet;

Thence South 49°51'43" West 130.03 feet to a point on a line 66.00 feet southeasterly and parallel, measured at right angles from the aforementioned line described as "North 48°32'24" East 196.27 feet";

Thence along said parallel line South 48°32'24" West 196.27 feet to the beginning of a tangent curve concave northwesterly and having a radius of 633.00 feet, said curve being concentric with said 567.00 foot radius curve;

**EXHIBIT "A"**  
**0641-005A**  
**LEGAL DESCRIPTION**  
**PUBLIC ROAD AND UTILITY EASEMENT**

Thence southwesterly along said concentric curve through a central angle of 35°00'48" an arc length of 386.83 feet to a point on a line 66.00 feet southerly and parallel, measured at right angles, from the aforementioned line described as "North 83°33'12" East 514.85 feet";

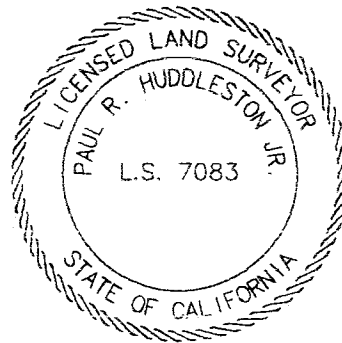
Thence along said parallel line South 83°33'12" West 539.97 feet to a point on the aforementioned easterly line of said Grant Deed granted to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records, Riverside County Recorder;

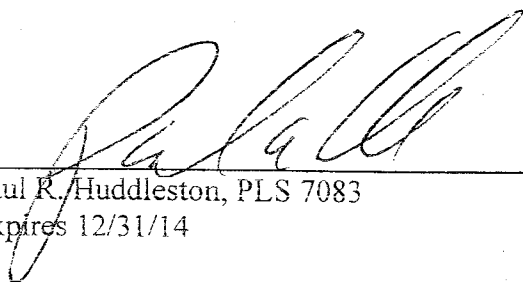
Thence along said easterly line North 14°23'46" East 70.62 feet to the **TRUE POINT OF BEGINNING.**

Containing 95,304 Square Feet, 2.188 acres more or less.

As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.

Prepared under the supervision of:



  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14  
Date 10/29/13

**DESCRIPTION APPROVAL:**

BY: K. Street 11/01/2013  
DATE

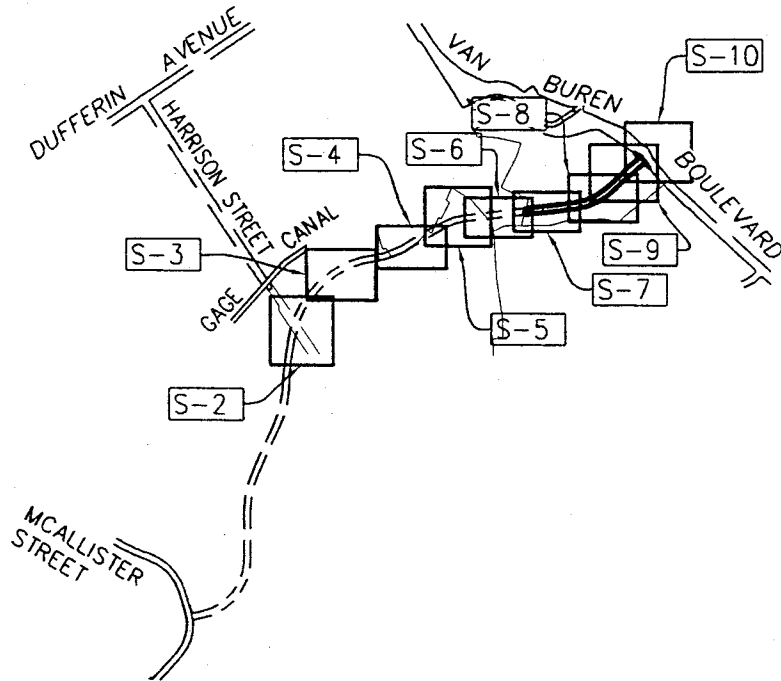
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR

THIS DOCUMENT REVIEWED BY RIVERSIDE COUNTY SURVEYOR. BY: <u>Edward D. Hino</u> DATE: <u>10-31-2013</u>
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# EXHIBIT "B"

0641-005A

## PUBLIC ROAD AND UTILITY EASEMENT



### VICINITY / INDEX MAP

### LEGEND:

S-#

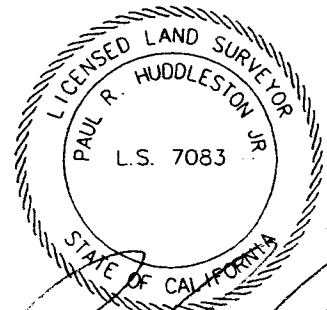
INDICATES SHEET No. AS NOTED.

( )

INDICATES RECORD PER RS 72/85-90.

0641-001A

INDICATES PARCEL No.



THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.

BY: *Edward D. Huddleston*

DATE: 10-31-2013

*Paul R. Huddleston Jr.*  
PAUL R. HUDDLESTON JR.  
PLS 7083

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 1 OF 10

DATE: Oct 29, 2013

W.O. 3053-9

APN  
239-240-001

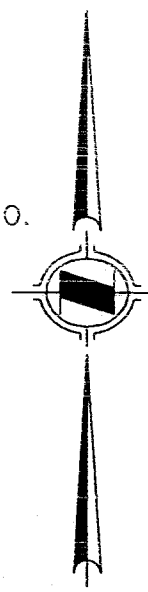
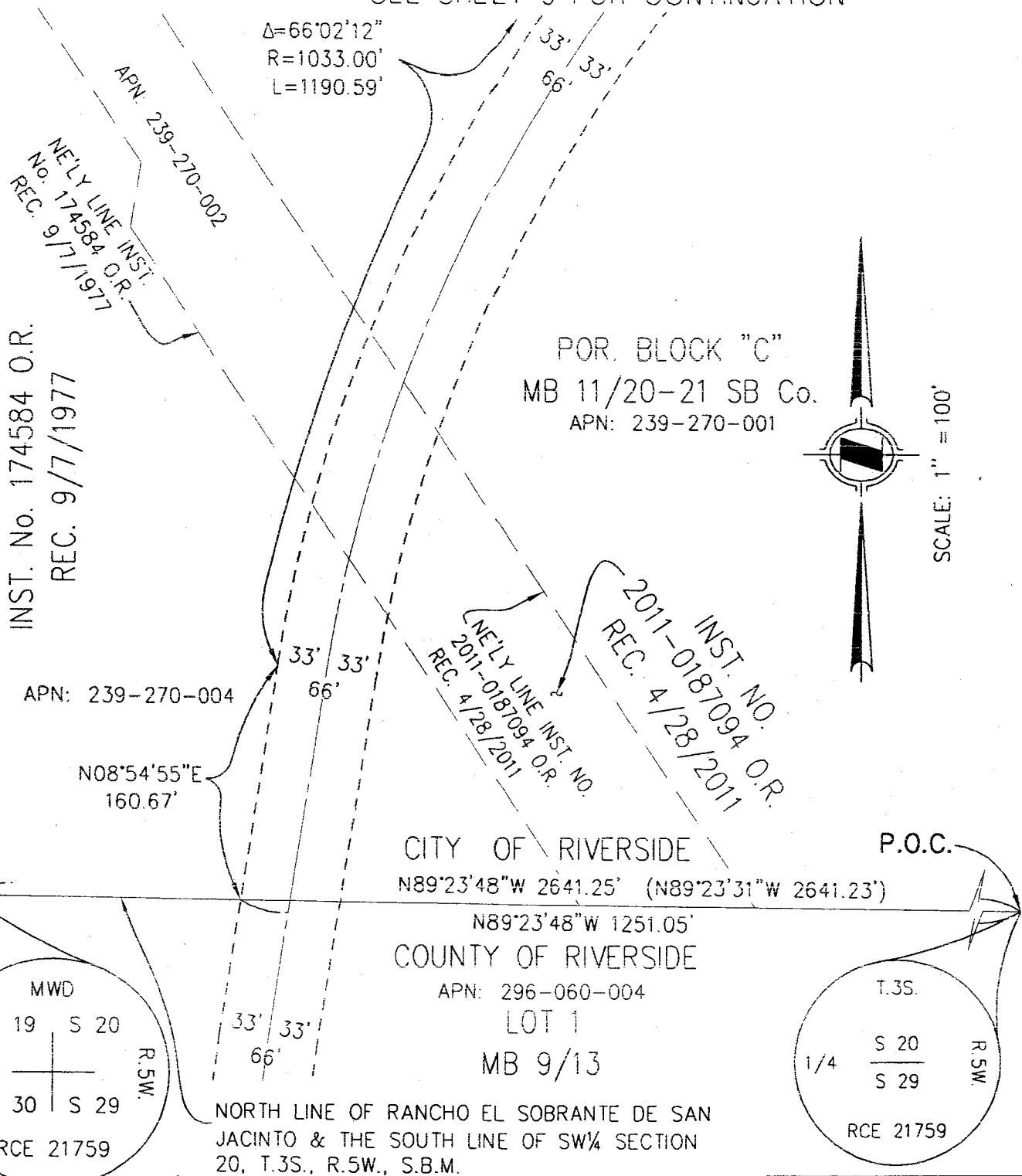
# EXHIBIT "B"

0641-005A

PUBLIC ROAD AND UTILITY EASEMENT

SEE SHEET 3 FOR CONTINUATION

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$



SCALE: 1" = 100'

INST. No. 174584 O.R.  
REC. 9/7/1977

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

2011-0187094 O.R.  
 REC. 4/28/2011  
 INST. NO.  
 REC. 4/28/2011

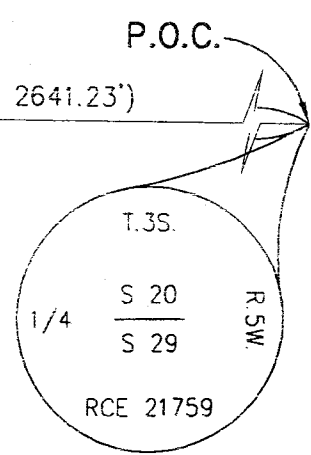
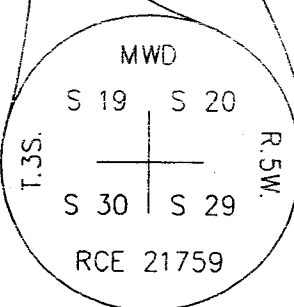
APN: 239-270-004

N08°54'55"E  
160.67'

CITY OF RIVERSIDE  
 N89°23'48"W 2641.25' (N89°23'31"W 2641.23')

N89°23'48"W 1251.05'  
 COUNTY OF RIVERSIDE  
 APN: 296-060-004  
 LOT 1  
 MB 9/13

NORTH LINE OF RANCHO EL SOBRANTE DE SAN  
 JACINTO & THE SOUTH LINE OF SW¼ SECTION  
 20, T.3S., R.5W., S.B.M.



COUNTY W.O.: C1-0641

OWNER  
Fang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

APN  
239-240-001

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 10
--------------------	------------------------	---------------

DATE: Oct 29, 2013	W.O. 3053-9
--------------------	-------------

# EXHIBIT "B"

0641-005A

## PUBLIC ROAD AND UTILITY EASEMENT

POR. LOT 21

MB 8/3

APN: 239-270-001

SOUTHWEST LINE OF THE  
VAN BUREN HEIGHTS  
TRACT, MB 8/3.

N74°57'07"E 233.58'

POR. BLOCK "C"

MB 11/20-21 SB Co.

APN: 239-270-001

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$

POR. BLOCK "C"  
MB 11/20-21 SB Co.  
APN: 239-270-001

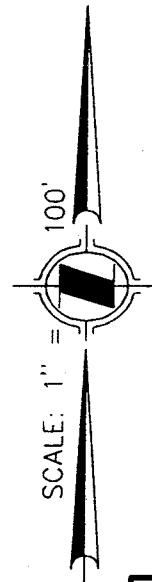
POR. LOT 21

MB 8/3

APN: 239-270-001

SEE SHEET 2 FOR CONTINUATION

SEE SHEET 4 FOR CONTINUATION



COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee

APN  
239-240-001



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
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PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 3 OF 10

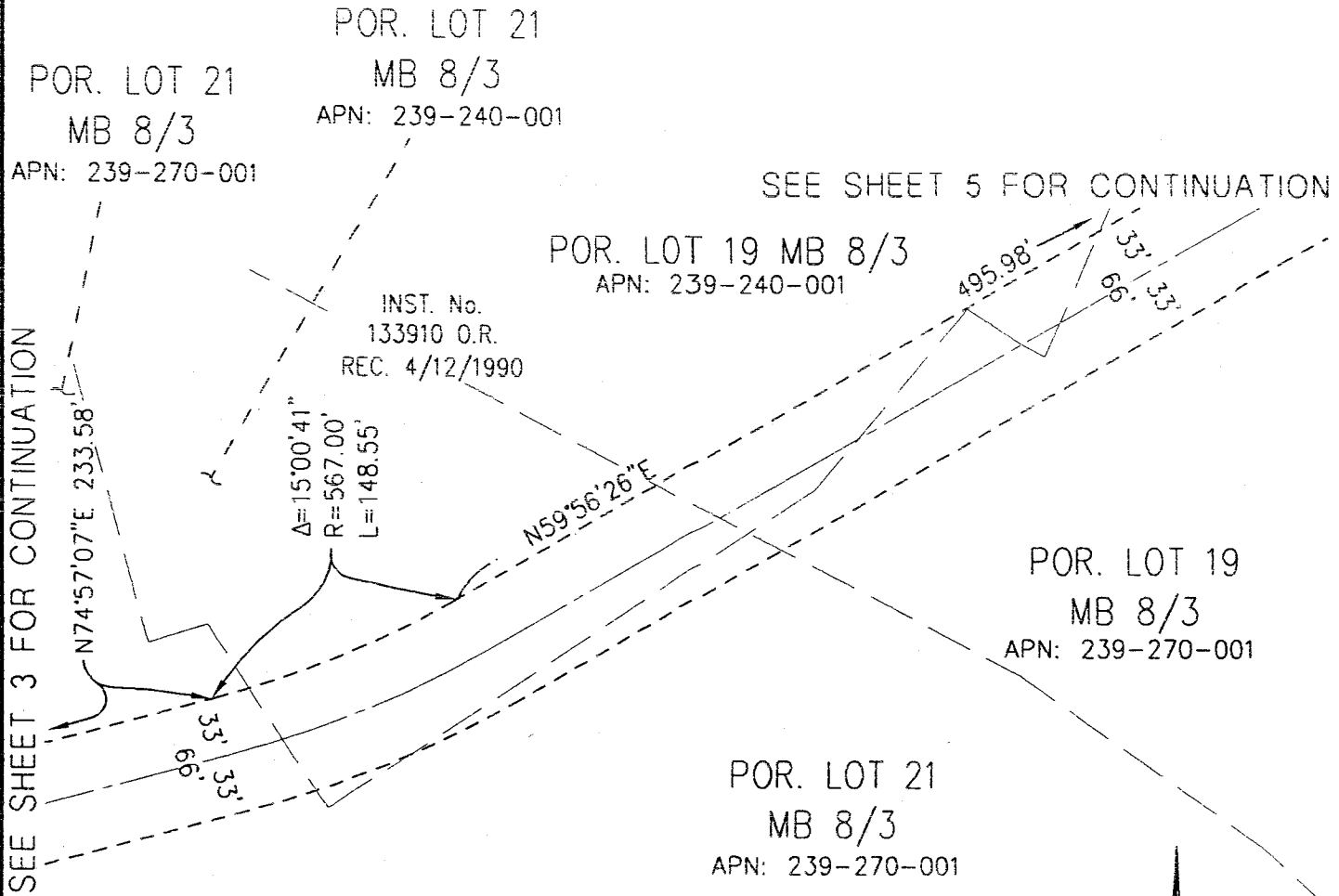
DATE: Oct 29, 2013

W.O. 3053-9

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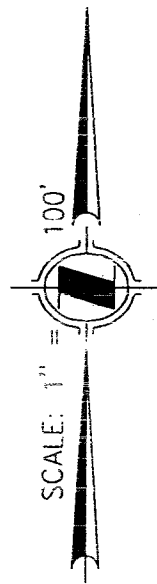
0641-005A

## PUBLIC ROAD AND UTILITY EASEMENT



POR. LOT 19  
MB 8/3  
APN: 239-270-001

POR. LOT 21  
MB 8/3  
APN: 239-270-001



COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee

APN:  
239-240-001



HUNSAKER & ASSOCIATES  
IRVINE, INC

INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
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PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 4 OF 10

DATE: Oct 29, 2013

W.O. 3053-9

# EXHIBIT "B"

0641-005A

## PUBLIC ROAD AND UTILITY EASEMENT

POR.  
LOT 19 MB 8/3  
APN: 239-240-001

INST. No.  
133910 O.R.  
REC. 4/12/1990

POR.  
LOT 19 MB 8/3  
APN: 239-240-001

INST. No.  
133910 O.R.  
REC. 4/12/1990

POR.  
LOT 19 MB 8/3  
APN: 239-270-001

POR.  
LOT 19 MB 8/3  
APN: 239-270-001

SEE SHEET 4 FOR CONTINUATION

SEE SHEET 6 FOR CONTINUATION

N59°56'26"E 495.98'

~23°36'46" R=633.00' L=260.87'

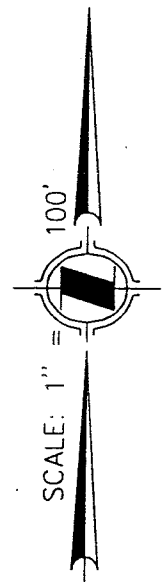
N83°33'12"E

637.26'


33'  
66'  
33'

33'  
66'  
33'

33'  
66'  
33'

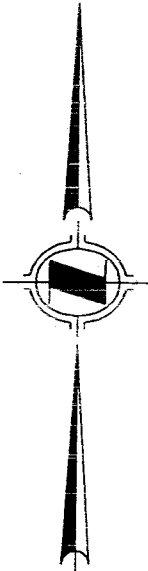
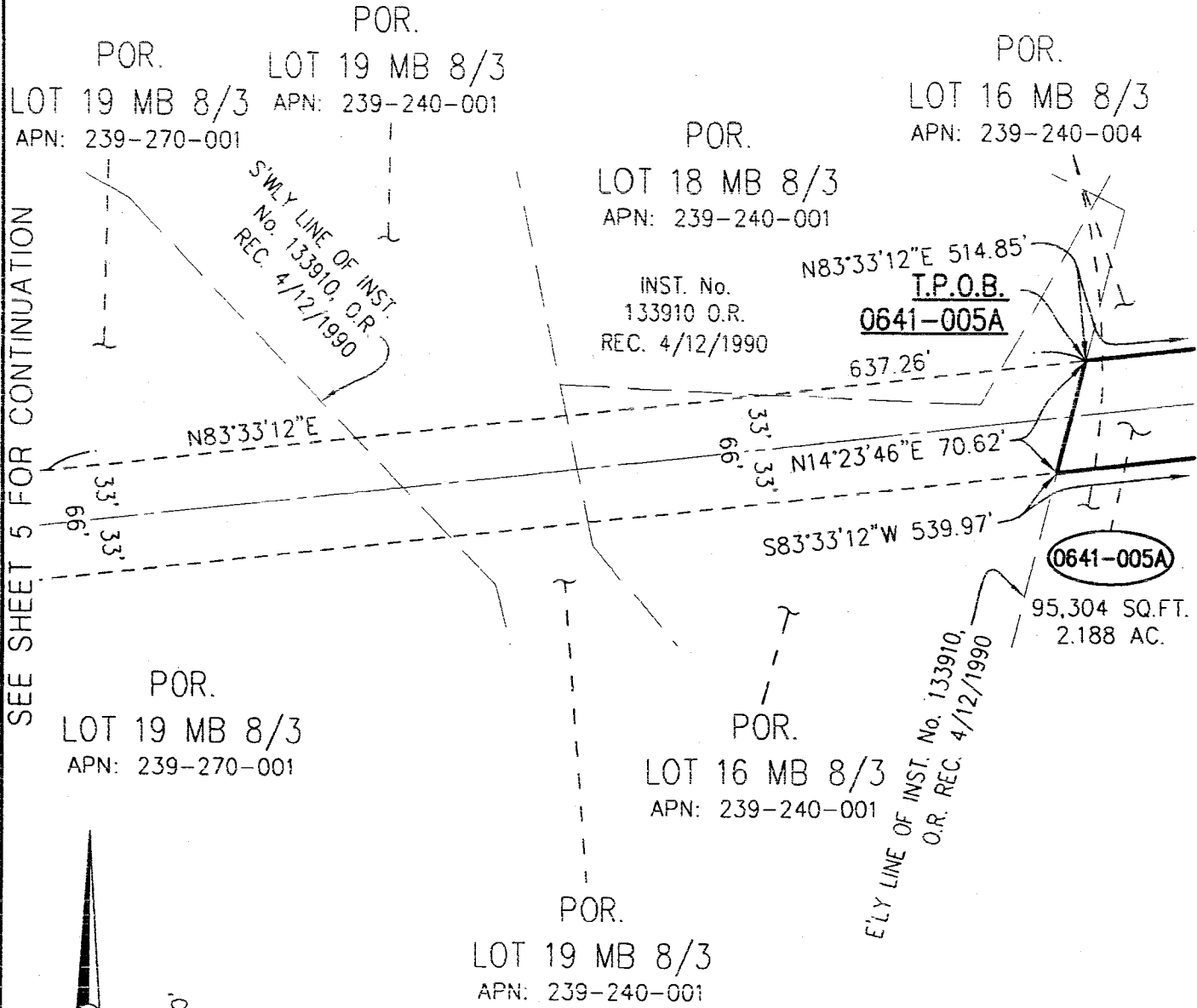


COUNTY W.O.: C1-0641

<p>OWNER: Tang Chao &amp; Hsien Mei Lee</p> <p>APN: 239-240-001</p>	 <p><b>HUNSAKER &amp; ASSOCIATES</b> IRVINE, INC INLAND EMPIRE REGION 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS</p>	<p>POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN</p>			
		<p>PREPARED BY RNB</p>	<p>CHECKED BY PRH, JR.</p>	<p>SHEET 5 OF 10</p>	
		<p>DATE: Oct 29, 2013</p>		<p>W.O. 3053-9</p>	

# EXHIBIT "B"

## 0641-005A PUBLIC ROAD AND UTILITY EASEMENT



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 6 OF 10
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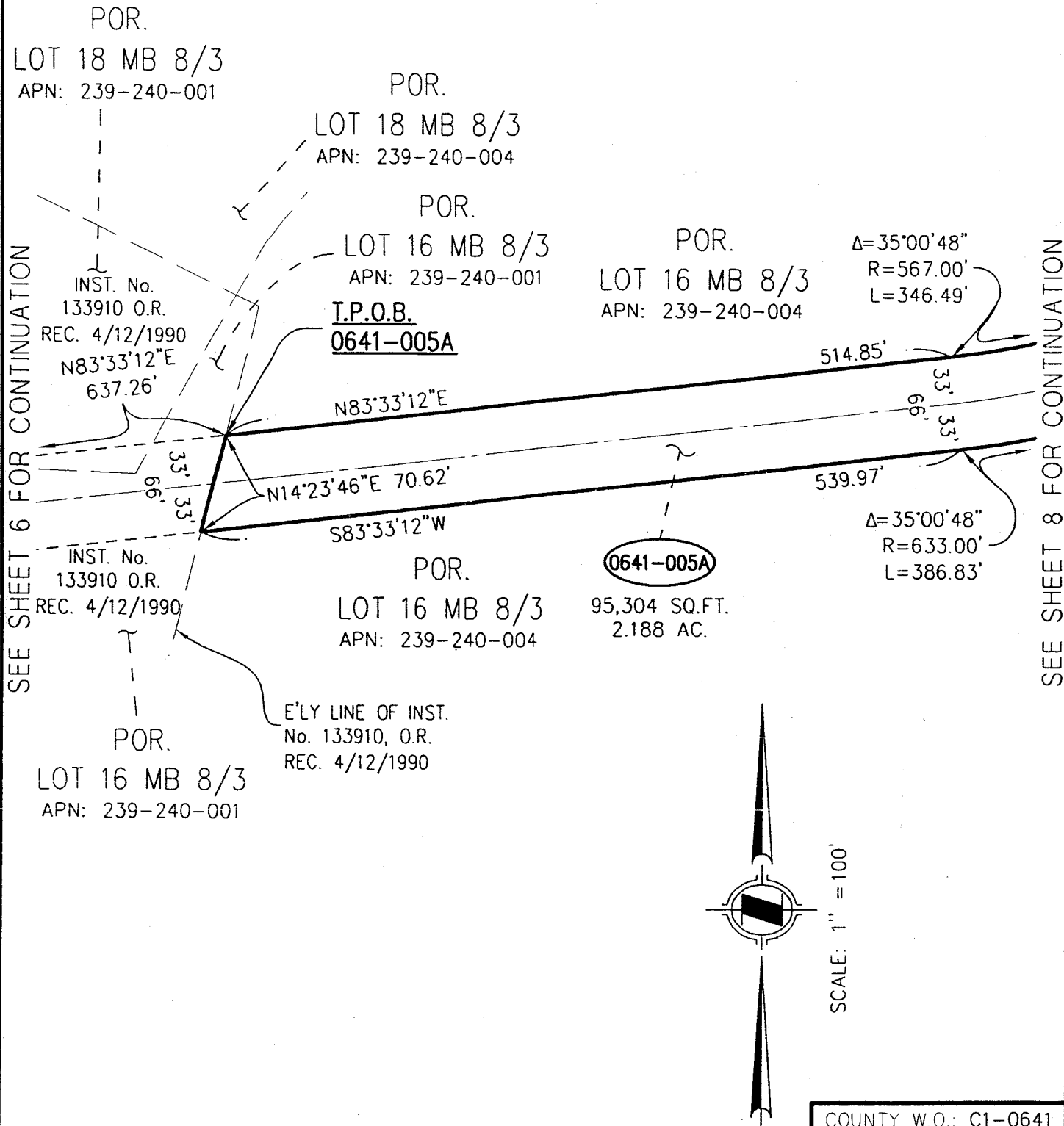
DATE: Oct 29, 2013	W.O. 3053-9
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APN  
239-240-001

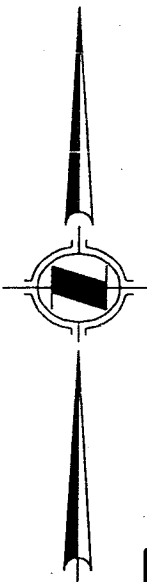


# EXHIBIT "B"

0641-005A  
PUBLIC ROAD AND UTILITY EASEMENT



0641-005A



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

**OWNER:**  
Tang Chao &  
Hsien Mei Lee

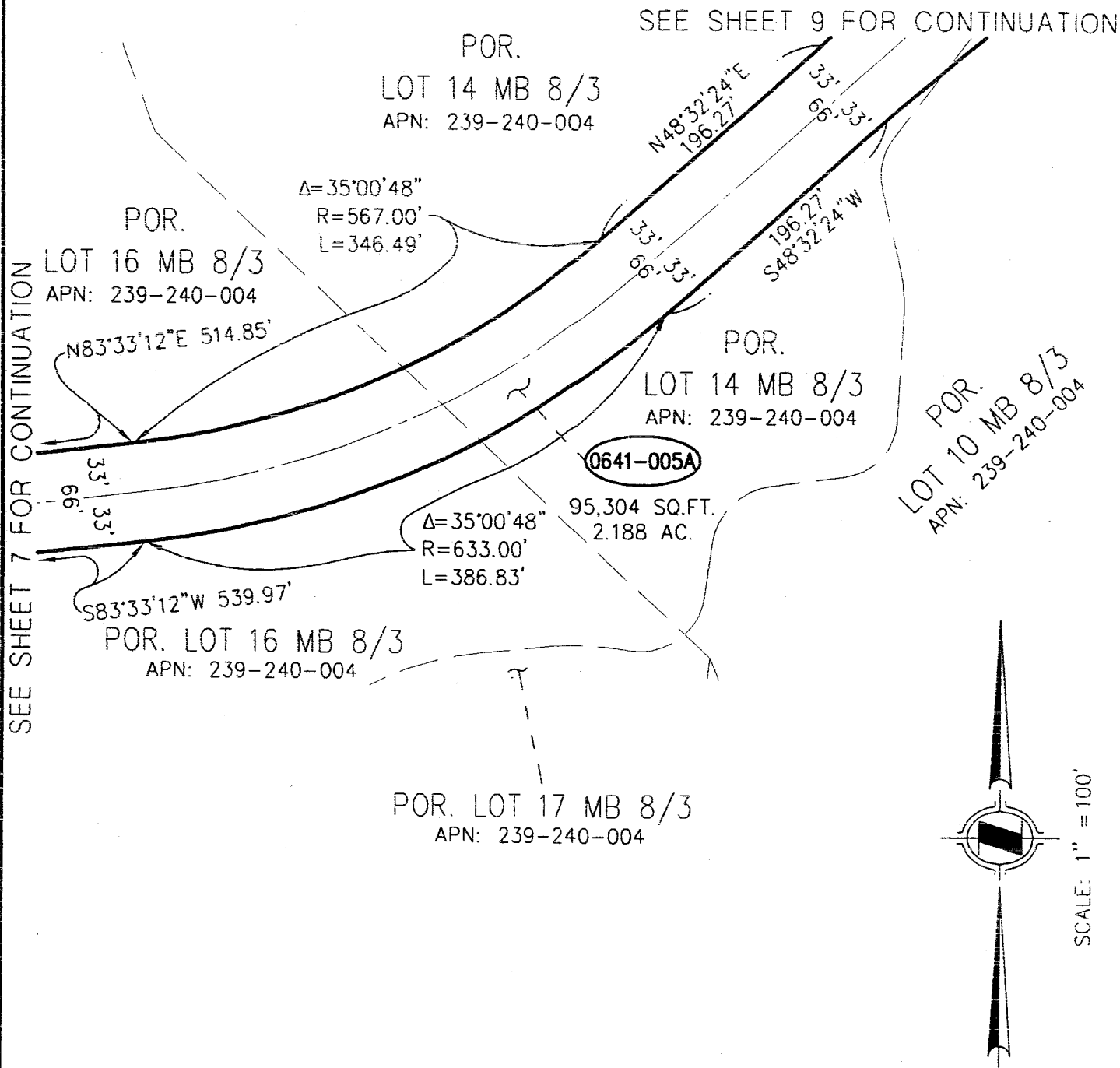
APN:  
239-240-001

**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

<b>POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN</b>		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 7 OF 10
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

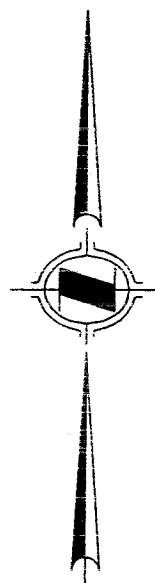
0641-005A  
PUBLIC ROAD AND UTILITY EASEMENT



SEE SHEET 7 FOR CONTINUATION

SEE SHEET 9 FOR CONTINUATION

LOT 10 MB 8/3  
APN: 239-240-004



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 8 OF 10
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DATE: Oct 29, 2013      W.O. 3053-9

APN  
239-240-001

# EXHIBIT "B"

0641-005A

## PUBLIC ROAD AND UTILITY EASEMENT

POR. LOT 12 MB 8/3

APN: 239-240-004

LOT 13

MB 8/3

APN: 239-240-004

LOT 14

MB 8/3

APN: 239-240-004

$\Delta=35^{\circ}00'48''$   
 $R=567.00'$   
 $L=346.49'$

N48°32'24"E  
 196.27'  
 S48°32'24"W  
 196.27'

$\Delta=35^{\circ}00'48''$   
 $R=633.00'$   
 $L=386.83'$

**0641-005A**

95,304 SQ.FT.  
 2.188 AC.

POR. LOT 10

MB 8/3

APN: 239-240-004

POR. LOT 11 MB 8/3

APN: 239-240-004

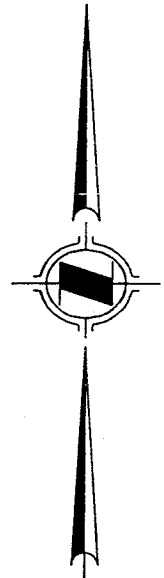
SEE SHEET 10 FOR DETAIL  
 VAN BUREN AVEN

SEE SHEET 8 FOR CONTINUATION

SEE SHEET 8 FOR CONTINUATION

LOT 14 MB 8/3

APN: 239-240-004



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

OWNER:  
 Tang Chao &  
 Hsien Mei Lee

APN:  
 239-240-001



**HUNSAKER & ASSOCIATES**  
**IRVINE, INC**  
**INLAND EMPIRE REGION**

2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

PREPARED BY  
 RNB

CHECKED BY  
 PRH, JR

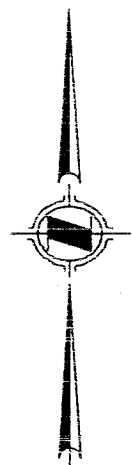
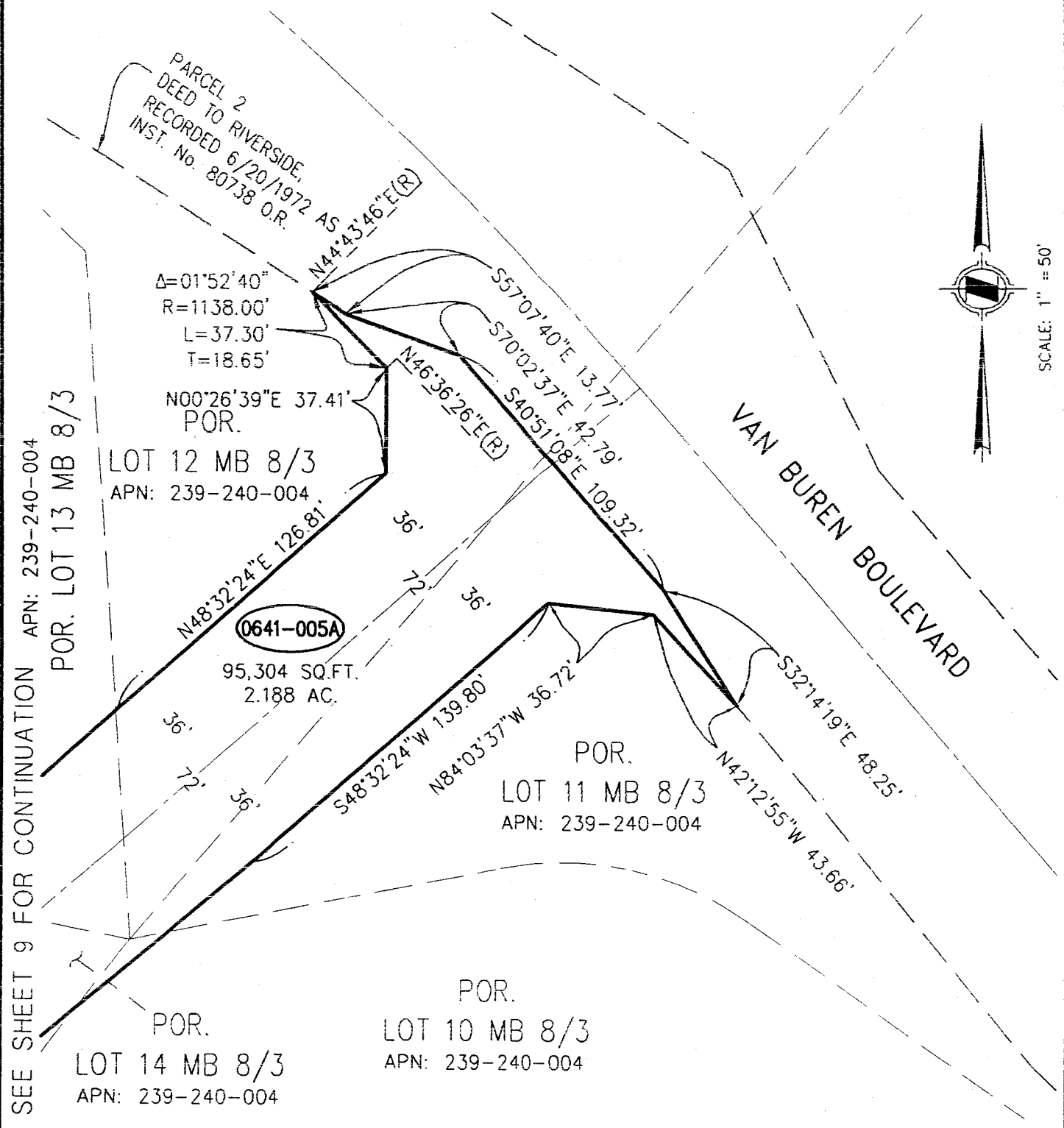
SHEET 9 OF 10

DATE: Oct 29, 2013

W.O. 3053-9

# EXHIBIT "B"

0641-005A  
PUBLIC ROAD AND UTILITY EASEMENT



SCALE: 1" = 50'

SEE SHEET 9 FOR CONTINUATION APN: 239-240-004  
POR. LOT 13 MB 8/3

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee



HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 10 OF 10
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APN  
239-240-001

DATE: Oct 29, 2013 W O 3053-9

**EXHIBIT "A"**  
**0641-005B, 0641-005C & 0641-005E**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Being portions of Lots 10, 11, 12, 13, 14 and 16 of the Map of Van Buren Heights as filed in Book 8, page 3 of Maps, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-005B:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $15^{\circ}00'41''$  an arc length of 148.55 feet;

Thence North  $59^{\circ}56'26''$  East along a line tangent to the end of said curve, 495.98 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East along a line tangent to the end of said curve, 637.26 feet to a point on the easterly line of that certain parcel of land described in a Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records Riverside County Recorder, said point hereinafter referred to as **POINT "A"**, said point further being the **TRUE POINT OF BEGINNING**;

Thence continuing North  $83^{\circ}33'12''$  East 161.47 feet, to a point hereinafter referred to as **POINT "B"**;

**EXHIBIT "A"**  
**0641-005B, 0641-005C & 0641-005E**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence North 89°28'58" West 91.99 feet;

Thence South 82°28'22" West 53.17 feet;

Thence South 75°30'18" West 14.02 feet to a point on the aforementioned easterly line;

Thence along said easterly line South 14°23'46" West 8.76 feet to the **TRUE POINT OF BEGINNING**.

Contains 1,216 Square Feet, 0.028 acres more or less.

**PARCEL 0641-005C:**

**COMMENCING** at the aforementioned **POINT "B"**;

Thence North 83°33'12" East 21.29 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 83°33'12" East 332.09 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of 35°00'48" an arc length of 346.49 feet;

Thence North 48°32'24" East along a line tangent to the end of said curve, 92.52 feet;

Thence South 51°27'09" West 97.27 feet;

Thence South 56°29'29" West 54.49 feet;

Thence South 62°44'51" West 101.96 feet;

Thence North 46°45'58" West 16.68 feet;

Thence South 43°14'02" West 20.00 feet;

Thence South 46°45'58" East 7.49 feet;

Thence South 67°54'23" West 59.00 feet;

Thence South 77°48'46" West 61.39 feet;

**EXHIBIT "A"**  
**0641-005B, 0641-005C & 0641-005E**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence South  $83^{\circ}31'15''$  West 121.48 feet;

Thence South  $80^{\circ}04'54''$  West 246.86 feet to the **TRUE POINT OF BEGINNING**;

**EXCEPTING THEREFROM** the following described parcel to be known as Parcel 0641-005I:

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East along a line tangent to the end of said curve, 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $15^{\circ}00'41''$  an arc length of 148.55 feet;

Thence North  $59^{\circ}56'26''$  East along a line tangent to the end of said curve, 495.98 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East along a line tangent to the end of said curve, 1152.11 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $16^{\circ}51'38''$  an arc length of 166.85 feet to the **TRUE POINT OF BEGINNING**, a radial line to said point bears, South  $23^{\circ}18'26''$  East, said point also being the intersection of a line 20.00 feet southwesterly and parallel, measured at right angles from the northeasterly line of said Lot 16 with said curve;

**EXHIBIT "A"**  
**0641-005B, 0641-005C & 0641-005E**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence continuing northeasterly along said curve through a central angle of 02°11'08" an arc length of 21.36 feet to a point on the aforementioned northeasterly line of said Lot 16, a radial line to said point bears, South 25°29'34" East, said point hereinafter referred to as **POINT "C"**;

Thence departing said curve along said northeasterly line North 46°45'58" West 32.38 feet;

Thence departing said northeasterly line South 43°14'02" West 20.00 feet to a point on above said parallel line;

Thence along said parallel line South 46°45'58" East 24.15 feet to the **TRUE POINT OF BEGINNING**.

Contains 7,436 Square Feet, 0.171 acres more or less.

**PARCEL 0641-005E:**

**COMMENCING** at the aforementioned **POINT "A"**;

Thence along the easterly line of said Grant Deed South 14°23'46" West 70.62 feet to a line being 66.00 feet southerly and parallel, measured at right angles, from the aforementioned line described as "North 83°33'12" East 637.26 feet";

Thence along said parallel line North 83°33'12" East 539.97 feet to the beginning of a tangent curve concave northwesterly and having a radius of 633.00 feet and being concentric with that certain curve described hereinabove in Parcel 0641-005C, having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of 14°00'30" an arc length of 154.76 feet to a point on said curve to which a radial line bears, South 20°27'18" East, said point being the **TRUE POINT OF BEGINNING**;

Thence continuing northeasterly along said curve through a central angle of 13°14'18" an arc length of 146.26 feet, a radial line to said point bears, South 33°41'36" East;

Thence South 50°22'12" West 63.03 feet;

Thence South 43°14'02" West 20.00 feet;

Thence North 46°45'58" West 5.56 feet;

Thence South 66°01'40" West 64.10 feet;



**EXHIBIT "A"**  
**0641-005B, 0641-005C & 0641-005E**  
**SLOPE MAINTENANCE & DRAINAGE EASEMENT**  
**LEGAL DESCRIPTION**

Thence North 25°35'48" West 11.74 feet to the **TRUE POINT OF BEGINNING**;

**EXCEPTING THEREFROM** the following described parcel to be known as Parcel 0641-005J:

**COMMENCING** at the aforementioned **POINT "C"**, said point being a point on the northeasterly line of said Lot 16;

Thence along said northeasterly line South 46°45'58" East 70.27 feet to a point on a non-tangent curve being concentric with said last described 567.00 foot curve concave northwesterly, said concentric curve having a radius of 633.00 feet, a radial line to said point bears, South 27°48'04" East, said point further being the **TRUE POINT OF BEGINNING**;

Thence departing said northeasterly line southwesterly along said concentric curve through a central angle of 01°55'32" an arc length of 21.27 feet to which a radial line bears South 25°52'32" East, said point also being the intersection of a line 20.00 feet southwesterly and parallel, measured at right angles from the northeasterly line of said Lot 16 with said curve;

Thence departing said concentric curve along said parallel line South 46°45'58" East 17.38 feet;

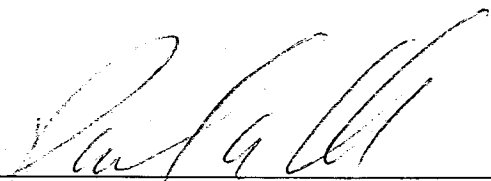
Thence North 43°14'02" East 20.00 feet to a point on the aforementioned northeasterly line;

Thence along said northeasterly line North 46°45'58" West 10.12 feet to the **TRUE POINT OF BEGINNING**.

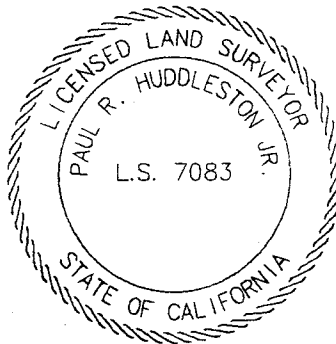
Containing 952 Square Feet, 0.022 acres more or less.

As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.

Prepared under the supervision of:

  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14

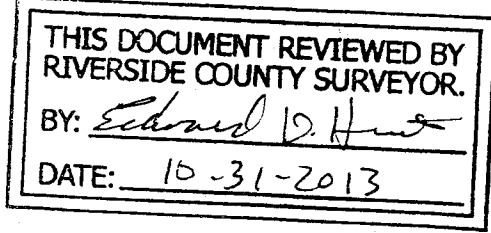
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Date



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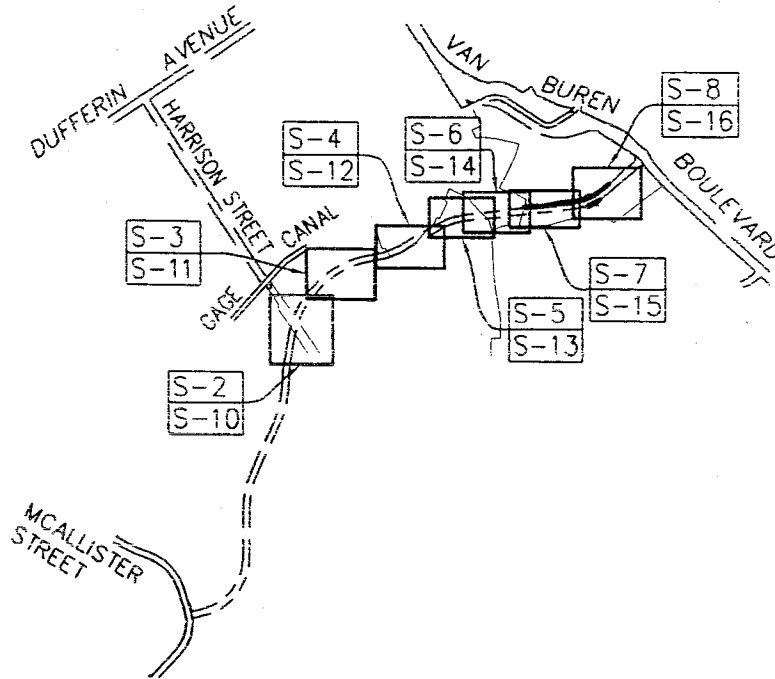
BY: K. Stueb 11/01/2013  
DATE

FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR



# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



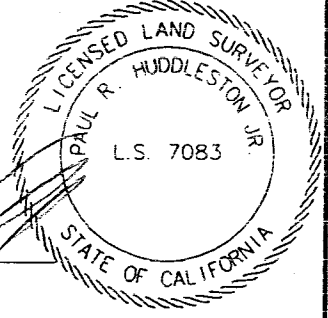
## VICINITY / INDEX MAP

### LEGEND:

- S-# INDICATES SHEET No. AS NOTED.
- ( ) INDICATES RECORD PER RS 72/85-90.
- 0641-001A INDICATES PARCEL No.
- # INDICATES LINE OR CURVE DATA NUMBER (SEE SHEETS 9 & 17 FOR LINE AND CURVE TABLE DATA).

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.  
BY: Edward D. Hunt  
DATE: 10-31-2013

*Paul R. Huddleston Jr.*  
PAUL R. HUDDLESTON JR.  
PLS 7083



COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee



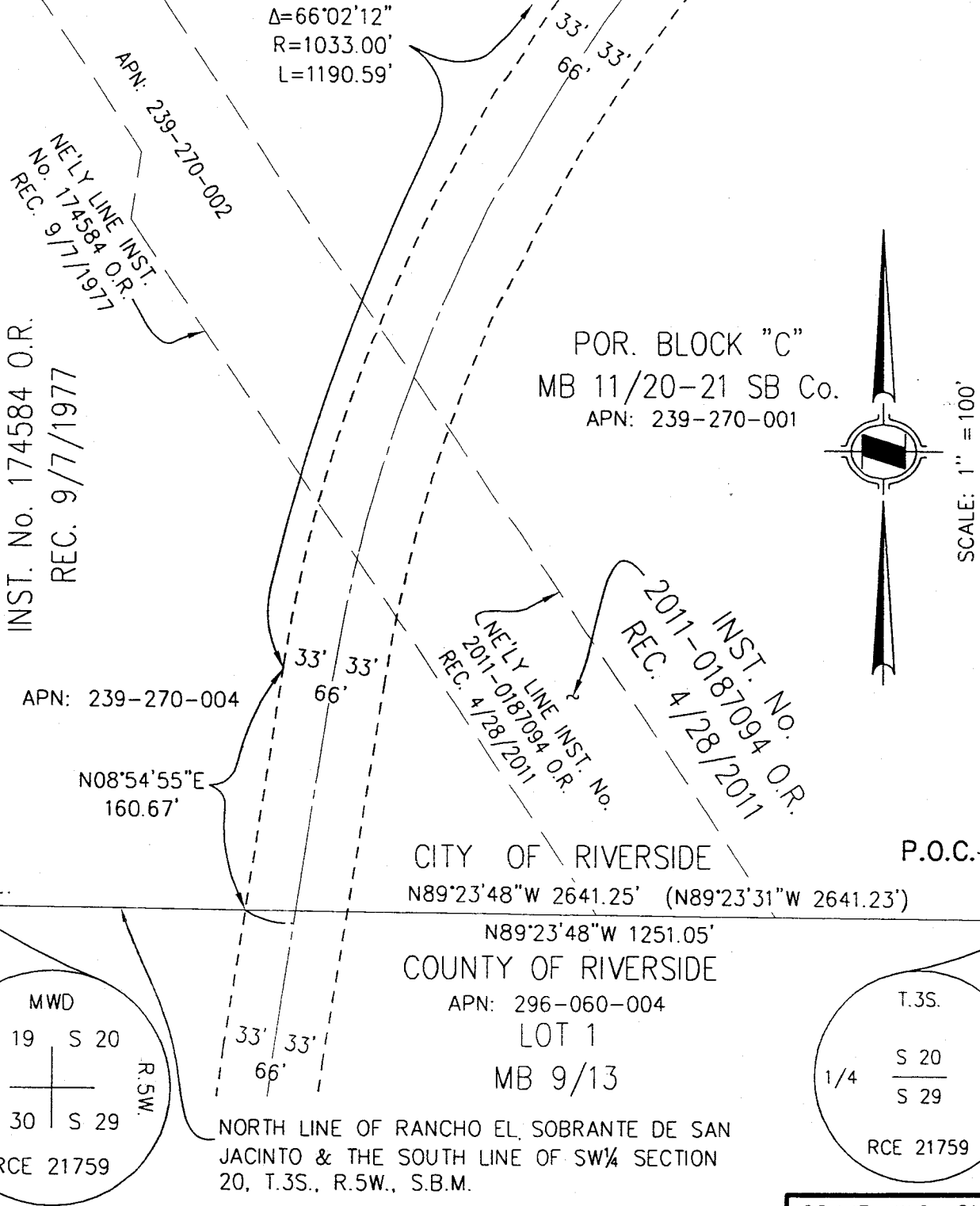
**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 1 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

APN  
239-240-001

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
 SLOPE MAINTENANCE & DRAINAGE EASEMENT  
 SEE SHEET 3 FOR CONTINUATION



COUNTY W.O.: C1-0641

**OWNER:**  
 Tang Chao &  
 Hsien Mei Lee  
 APN:  
 239-240-001



**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
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 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

**POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN**

PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 2 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

POR. LOT 21  
MB 8/3  
APN: 239-270-001

POR. BLOCK "C"  
MB 11/20-21 SB Co.  
APN: 239-270-001

SOUTHWEST LINE OF THE  
VAN BUREN HEIGHTS  
TRACT, MB 8/3.

N74°57'07"E 233.58'

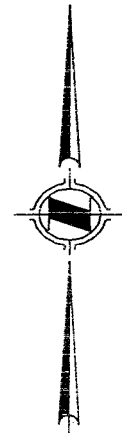
SEE SHEET 4 FOR CONTINUATION

Δ=66°02'12"  
R=1033.00'  
L=1190.59'

POR. BLOCK "C"  
MB 11/20-21 SB Co.  
APN: 239-270-001

POR. LOT 21  
MB 8/3  
APN: 239-270-001

SEE SHEET 2 FOR CONTINUATION



SCALE: 1" = 100'

COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 3 OF 17

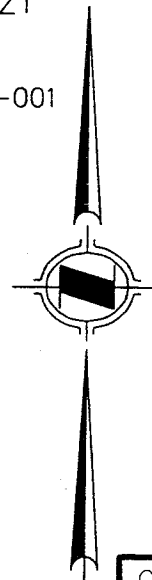
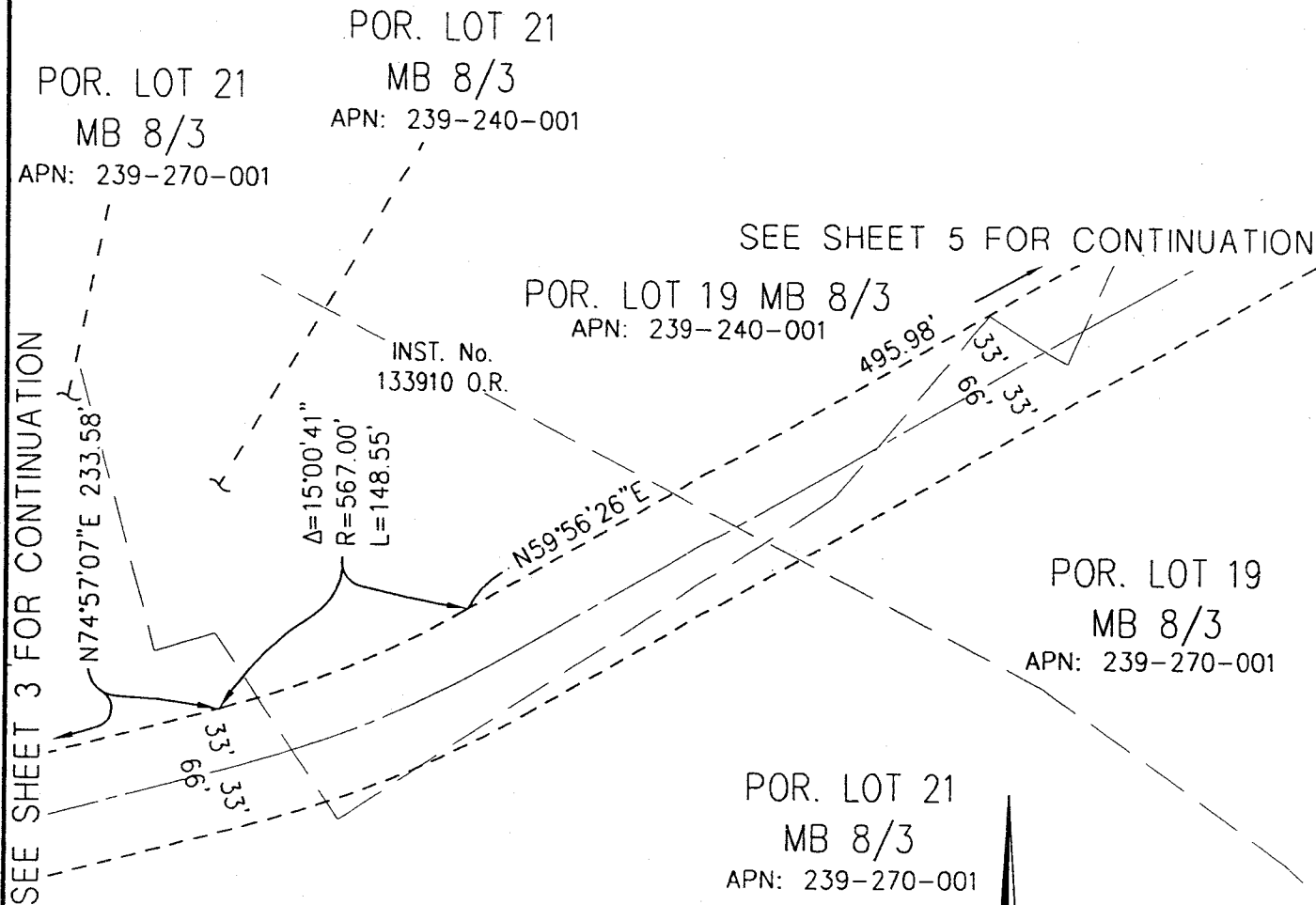
APN  
239-240-001

DATE: Oct 29, 2013

W.O. 3053-9


# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



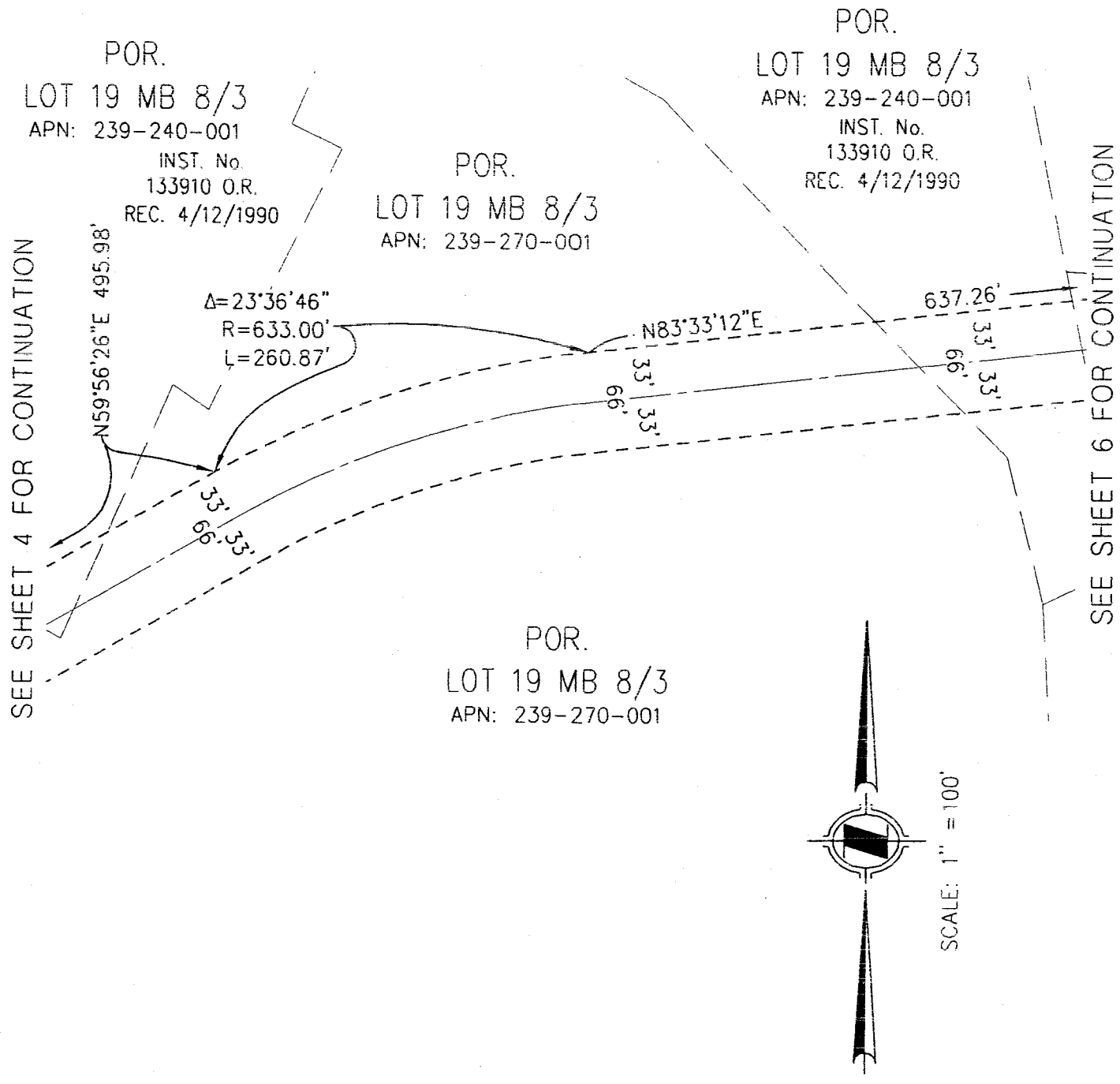
SCALE: 1" = 100'

COUNTY W.O.: C1-0641

<p>OWNER Tang Chao &amp; Hsien Mei Lee</p> <p>APN 239-240-001</p>	 <p><b>HUNSAKER &amp; ASSOCIATES IRVINE, INC</b> INLAND EMPIRE REGION 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS</p>	<p>POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN</p>		
		<p>PREPARED BY RNB</p>	<p>CHECKED BY PRH, JR.</p>	<p>SHEET 4 OF 17</p>
		<p>DATE: Oct 29, 2013</p>		<p>W.O. 3053-9</p>

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



OWNER  
Tang Chao &  
Hsien Mei Lee

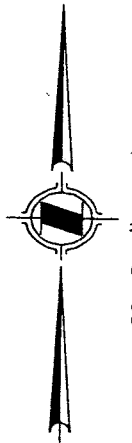
APN  
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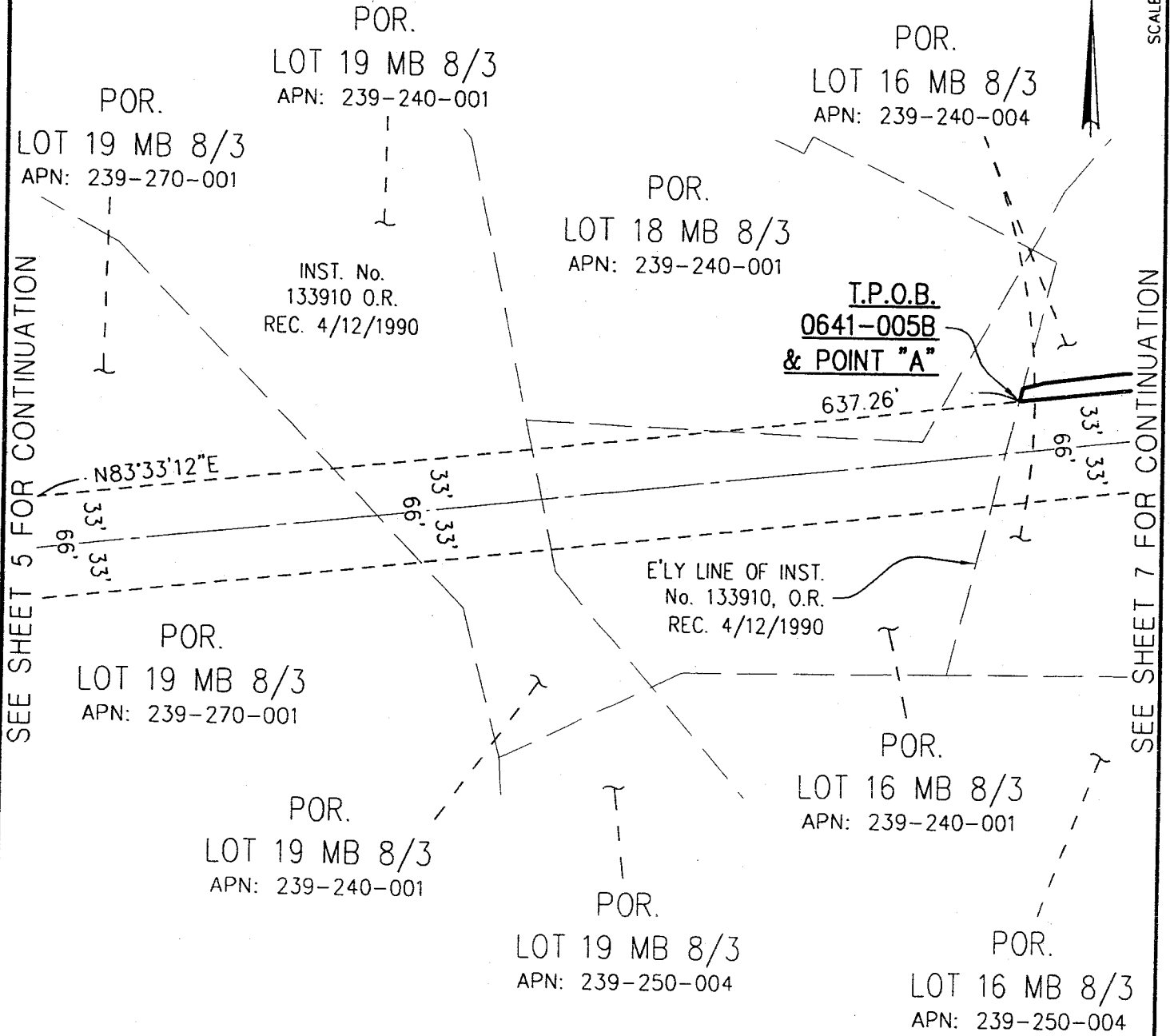
COUNTY W.O.: C1-0641		
POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 5 OF 17
DATE: Oct 29, 2013	W.O. 3053-9	

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



SCALE: 1" = 100'



OWNER:  
Fang Chao &  
Hsien Mei Lee

APN:  
239-240-001



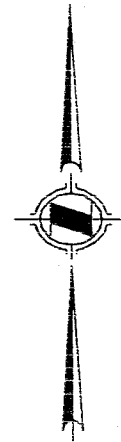
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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

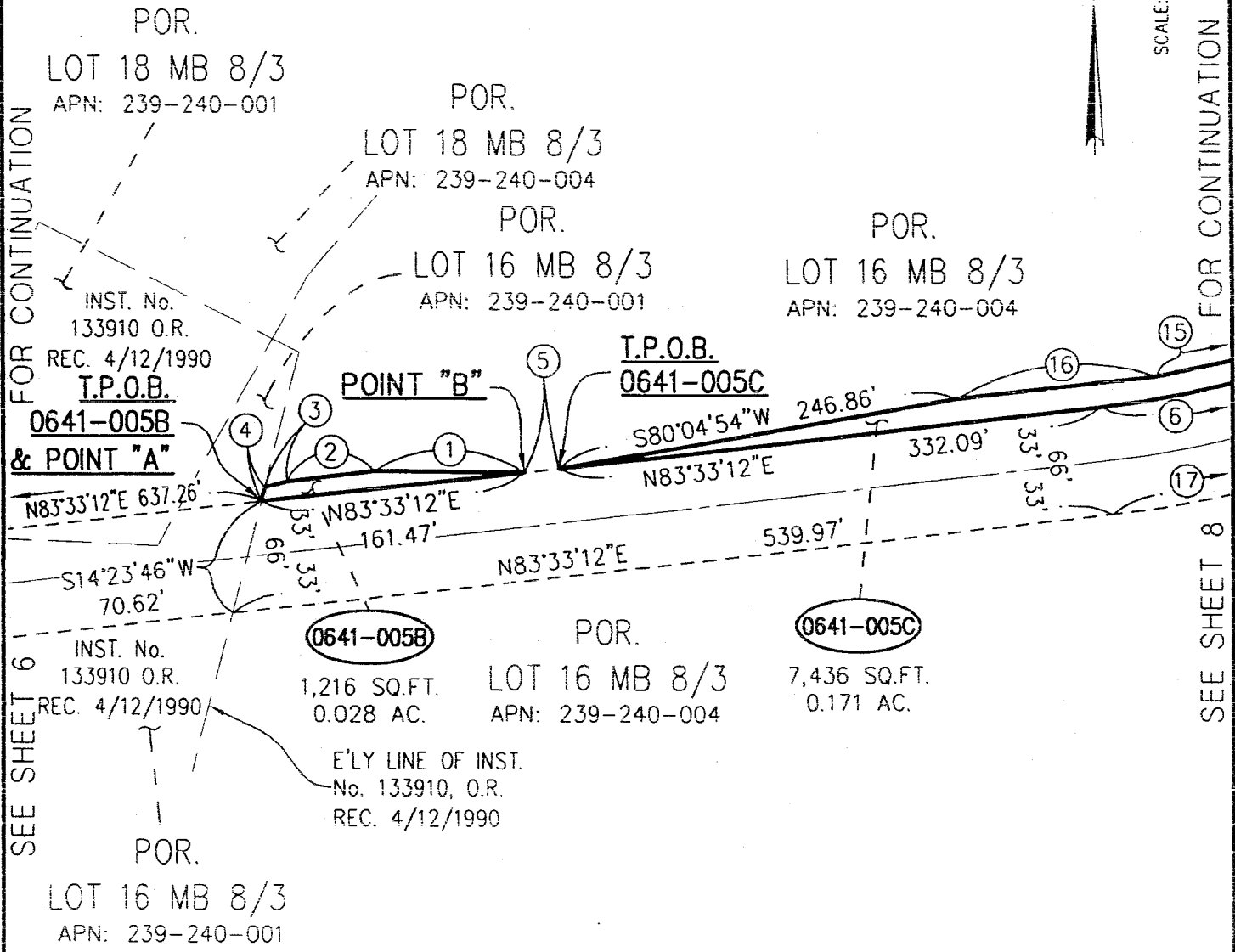
POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 6 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



SCALE: 1" = 100'



FOR CONTINUATION  
SEE SHEET 6

FOR CONTINUATION  
SEE SHEET 8

NOTE: SEE SHEET 9 FOR DATA TABLE.  
SEE SHEETS 10 THROUGH 17 FOR NOT A PART PARCEL DELINEATION.

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee  
  
APN  
239-240-001



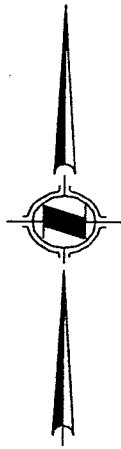
HUNSAKER & ASSOCIATES  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 7 OF 17
DATE: Oct 29, 2013		W.O. 3053-9



# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

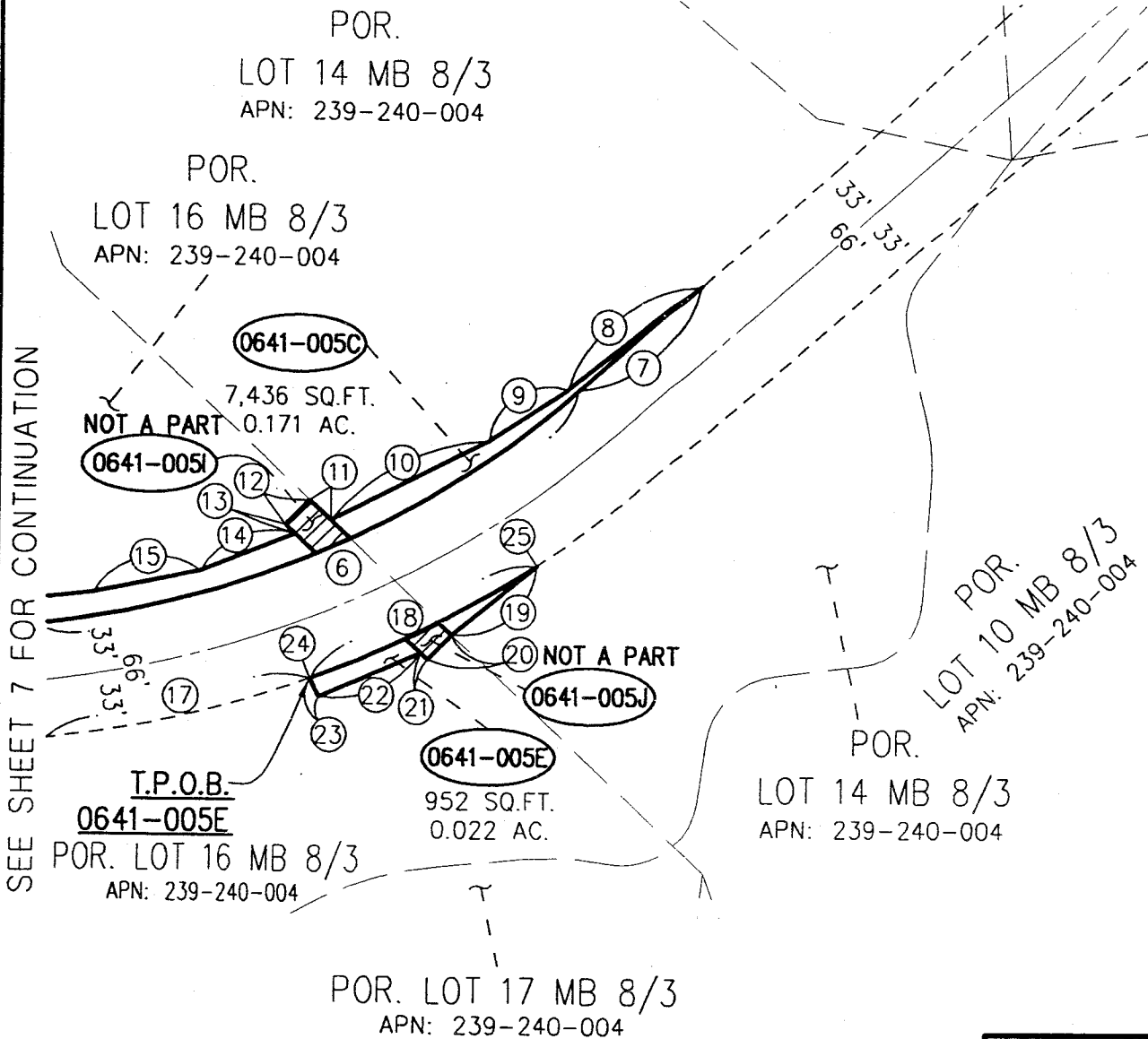


SCALE: 1" = 100'



INDICATES "NOT A PART"

NOTE: SEE SHEET 9 FOR DATA TABLE.  
SEE SHEETS 10 THROUGH 17 FOR  
NOT A PART PARCEL DELINEATION.



COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee

APN:  
239-240-001

**H & A**

**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 8 OF 17
DATE: Oct 29, 2013	W.O. 3053-9	

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

## DATA TABLE

#	BEARING/DELTA	RADIUS	LENGTH	TANGENT
①	N89°28'58"W		91.99'	
②	S82°28'22"W		53.17'	
③	S75°30'18"W		14.02'	
④	S14°23'46"W		8.76'	
⑤	N83°33'12"E		21.29'	
⑥	35°00'48"	567.00'	346.49'	178.85'
⑦	N48°32'24"E		92.52'	
⑧	S51°27'09"W		97.27'	
⑨	S56°29'29"W		54.49'	
⑩	S62°44'51"W		101.96'	
⑪	N46°45'58"W		16.68'	
⑫	S43°14'02"W		20.00'	
⑬	S46°45'58"E		7.49'	
⑭	S67°54'23"W		59.00'	
⑮	S77°48'46"W		61.39'	
⑯	S83°31'15"W		121.48'	
⑰	14°00'30"	633.00'	154.76'	77.77'
⑱	13°14'18"	633.00'	146.26'	73.46'
⑲	S50°22'12"W		63.03'	
⑳	S43°14'02"W		20.00'	
㉑	N46°45'58"W		5.56'	
㉒	S66°01'40"W		64.10'	
㉓	N25°35'48"W		11.74'	
㉔	S20°27'18"E(R)			
㉕	S33°41'36"E(R)			

COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 9 OF 17

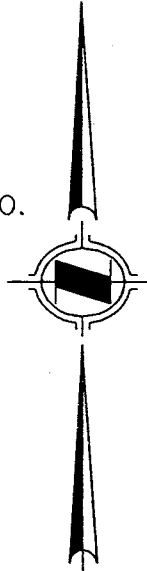
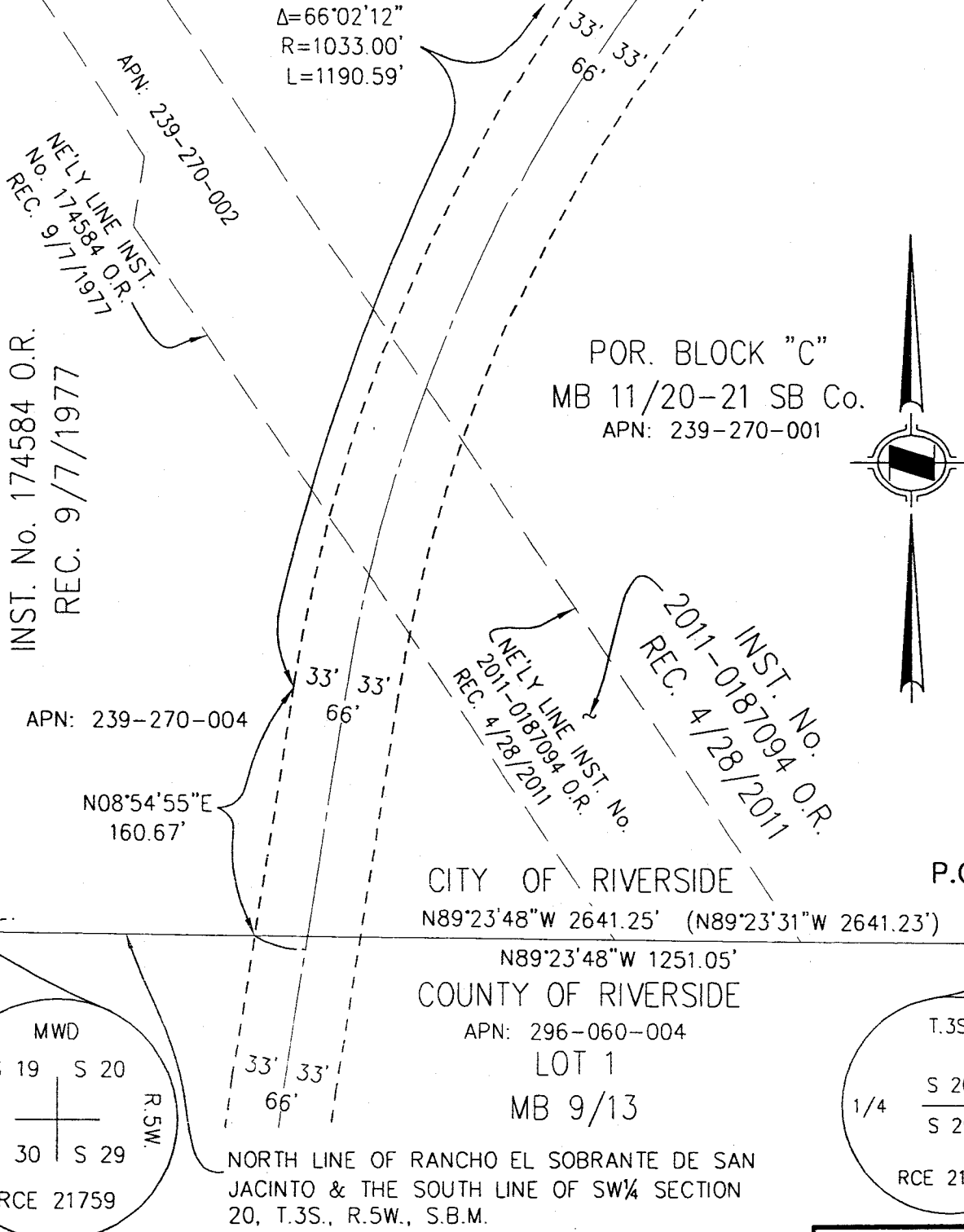
APN  
239-240-001

DATE: Oct 29, 2013

W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
 SLOPE MAINTENANCE & DRAINAGE EASEMENT  
 SEE SHEET 11 FOR CONTINUATION



SCALE: 1" = 100'

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001

INST. No. 174584 O.R.  
 REC. 9/7/1977

APN: 239-270-004

N08°54'55"E  
 160.67'

NE'LY LINE INST. No.  
 2011-0187094 O.R.  
 REC. 4/28/2011

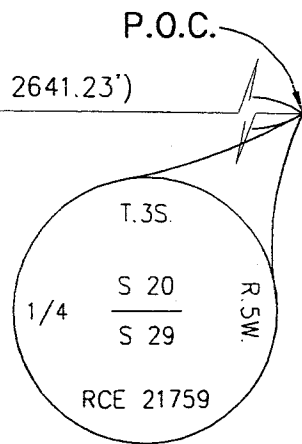
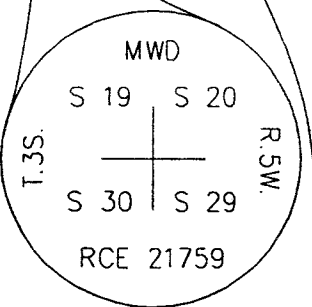
INST. No.  
 2011-0187094 O.R.  
 REC. 4/28/2011

CITY OF RIVERSIDE  
 N89°23'48"W 2641.25' (N89°23'31"W 2641.23')

COUNTY OF RIVERSIDE  
 N89°23'48"W 1251.05'

APN: 296-060-004  
 LOT 1  
 MB 9/13

NORTH LINE OF RANCHO EL SOBRANTE DE SAN  
 JACINTO & THE SOUTH LINE OF SW¼ SECTION  
 20, T.3S., R.5W., S.B.M.



COUNTY W.O.: C1-0641

OWNER:  
 Tang Chao &  
 Hsien Mei Lee  
  
 APN:  
 239-240-001

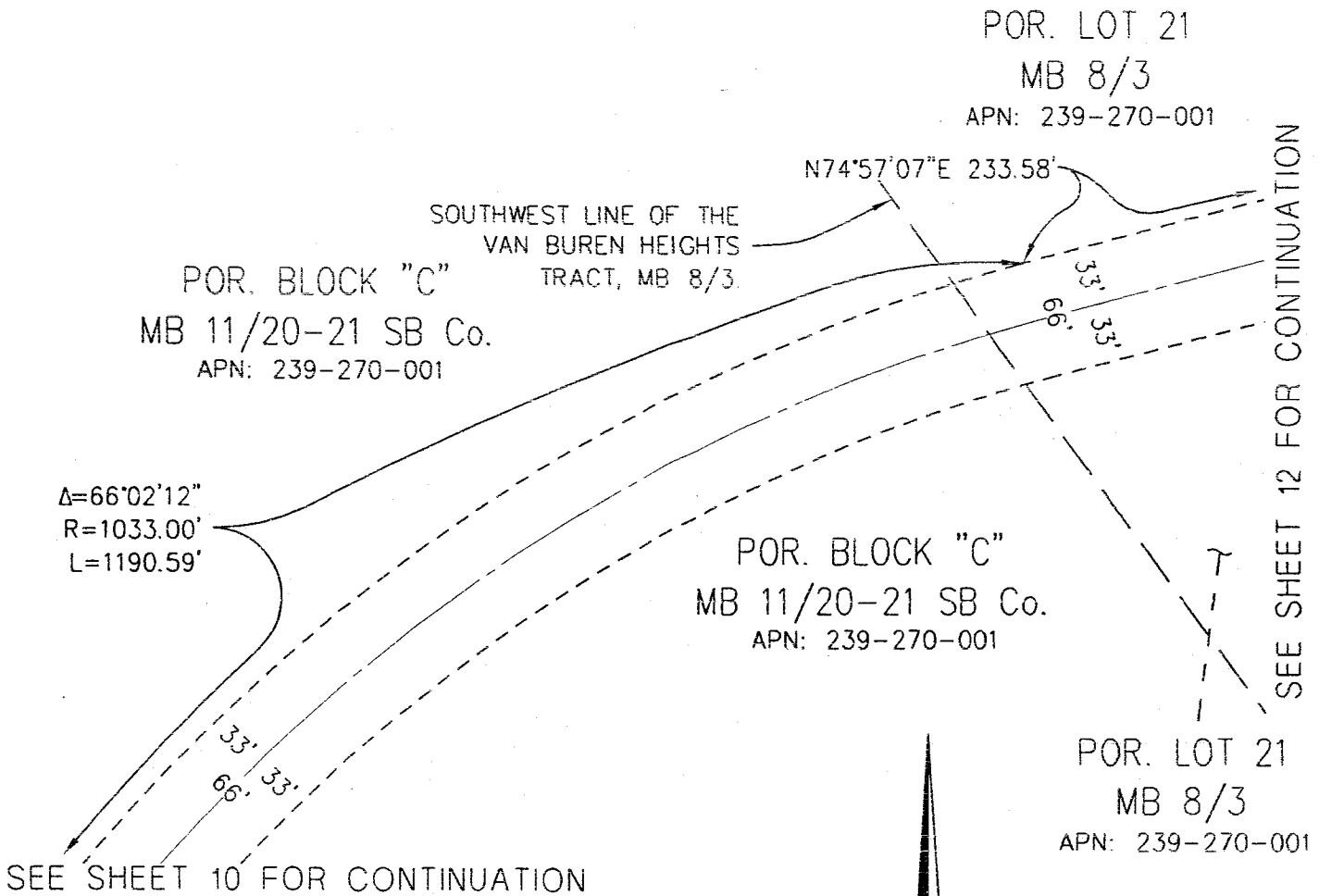


**HUNSAKER & ASSOCIATES**  
 IRVINE, INC  
 INLAND EMPIRE REGION  
 2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200  
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 10 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee

APN  
239-240-001

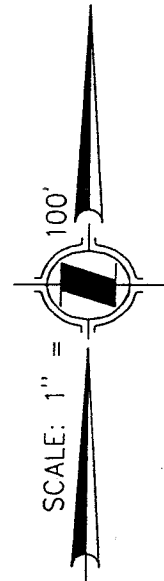
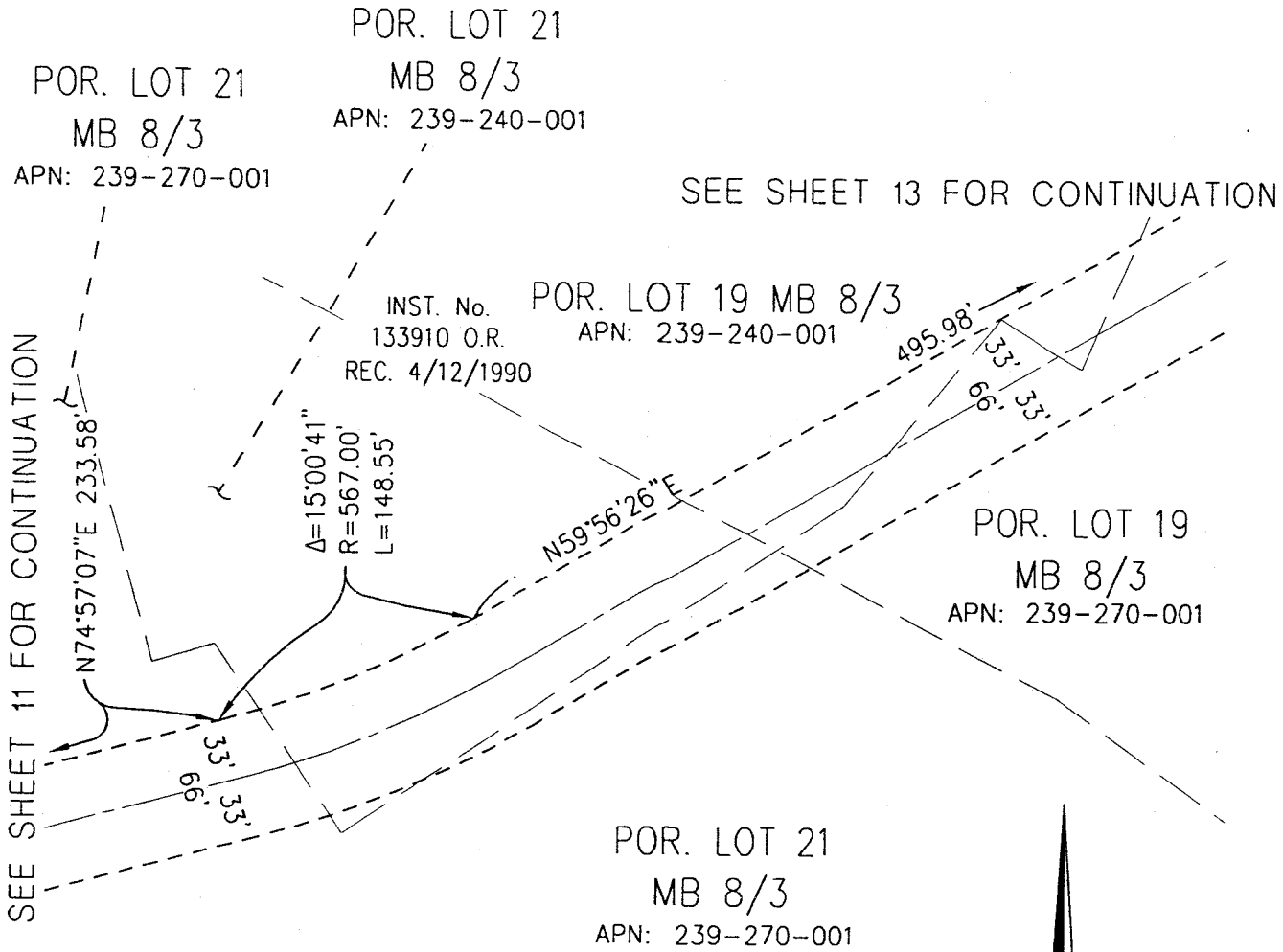


**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 11 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



COUNTY W.O.: C1-0641

<p><i>OWNER:</i> Tang Chao &amp; Hsien Mei Lee</p> <p>APN 239-240-001</p>		<p><b>HUNSAKER &amp; ASSOCIATES</b> <b>IRVINE, INC</b> <b>INLAND EMPIRE REGION</b> 2900 ADAMS STREET, SUITE A-15 RIVERSIDE CA 92504 (951)352-7200 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS</p>	<p><b>POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN</b></p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 33%;">PREPARED BY RNB</td> <td style="width: 33%;">CHECKED BY PRH, JR.</td> <td style="width: 33%;">SHEET 12 OF 17</td> </tr> <tr> <td colspan="2">DATE: Oct 29, 2013</td> <td>W.O. 3053-9</td> </tr> </table>	PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 12 OF 17	DATE: Oct 29, 2013		W.O. 3053-9
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 12 OF 17							
DATE: Oct 29, 2013		W.O. 3053-9							

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

POR.  
LOT 19 MB 8/3  
APN: 239-240-001  
INST. No.  
133910 O.R.  
REC. 4/12/1990

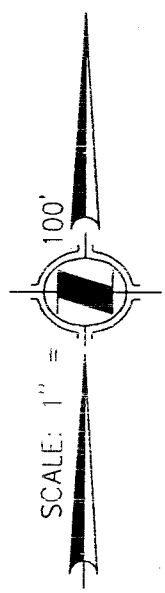
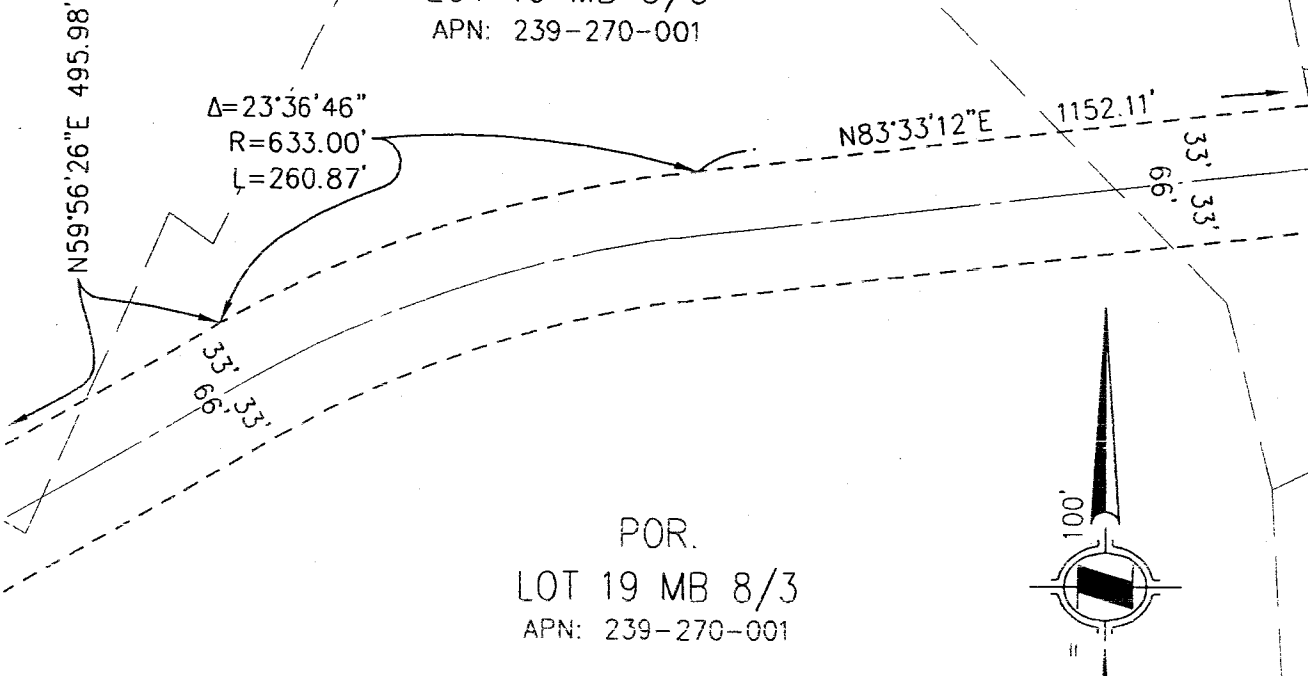
POR.  
LOT 19 MB 8/3  
APN: 239-240-001  
INST. No.  
133910 O.R.  
REC. 4/12/1990

POR.  
LOT 19 MB 8/3  
APN: 239-270-001

POR.  
LOT 19 MB 8/3  
APN: 239-270-001

SEE SHEET 12 FOR CONTINUATION

SEE SHEET 14 FOR CONTINUATION



COUNTY W.O.: C1-0641

OWNER:  
Fang Chao &  
Hsien Mei Lee  
  
APN:  
239-240-001

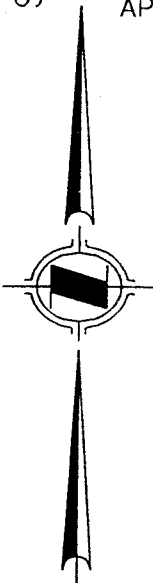
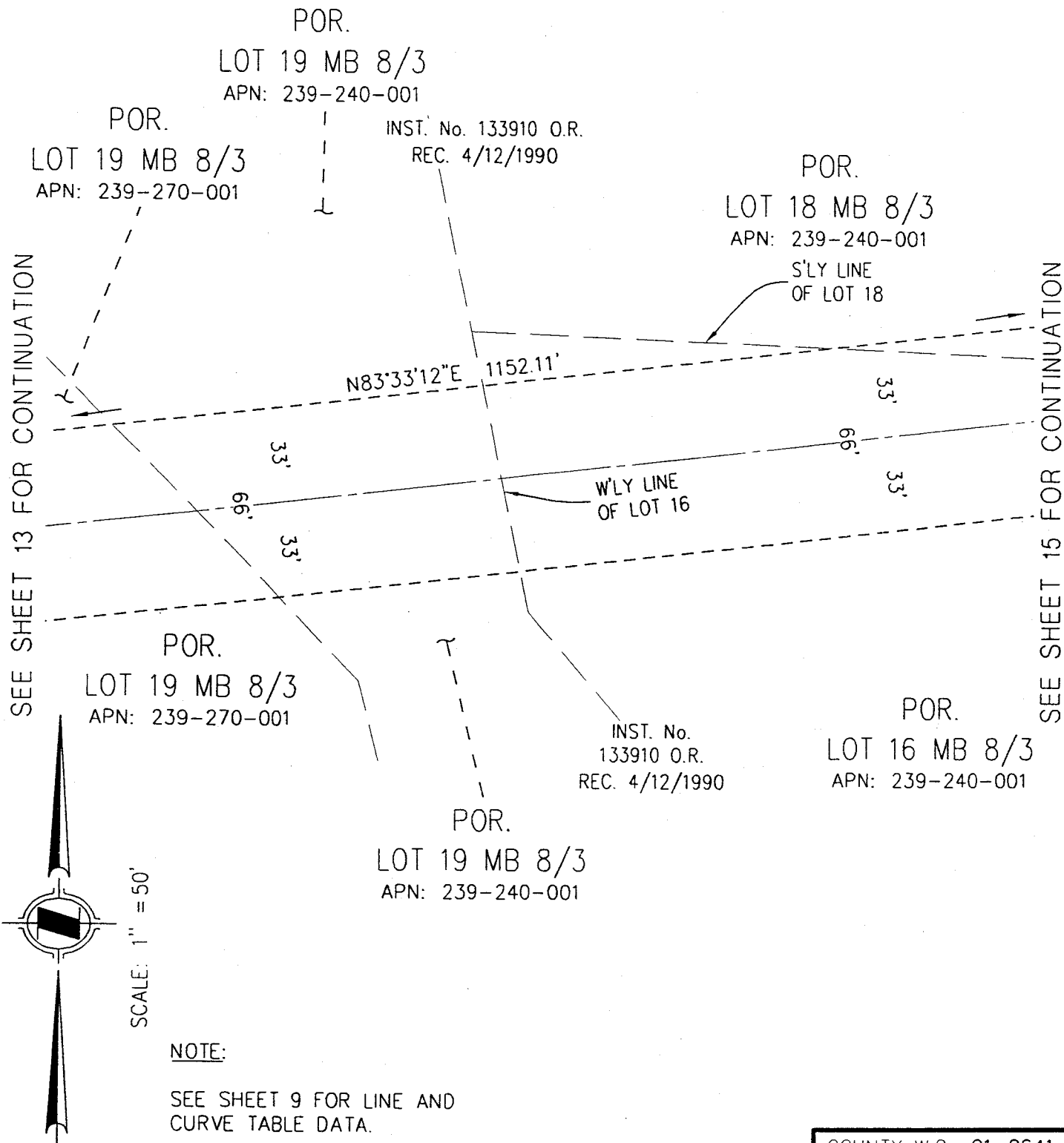


**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR	SHEET 13 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



SCALE: 1" = 50'

**NOTE:**

SEE SHEET 9 FOR LINE AND CURVE TABLE DATA.

COUNTY W.O.: C1-0641

OWNER:  
Tang Chao &  
Hsien Mei Lee

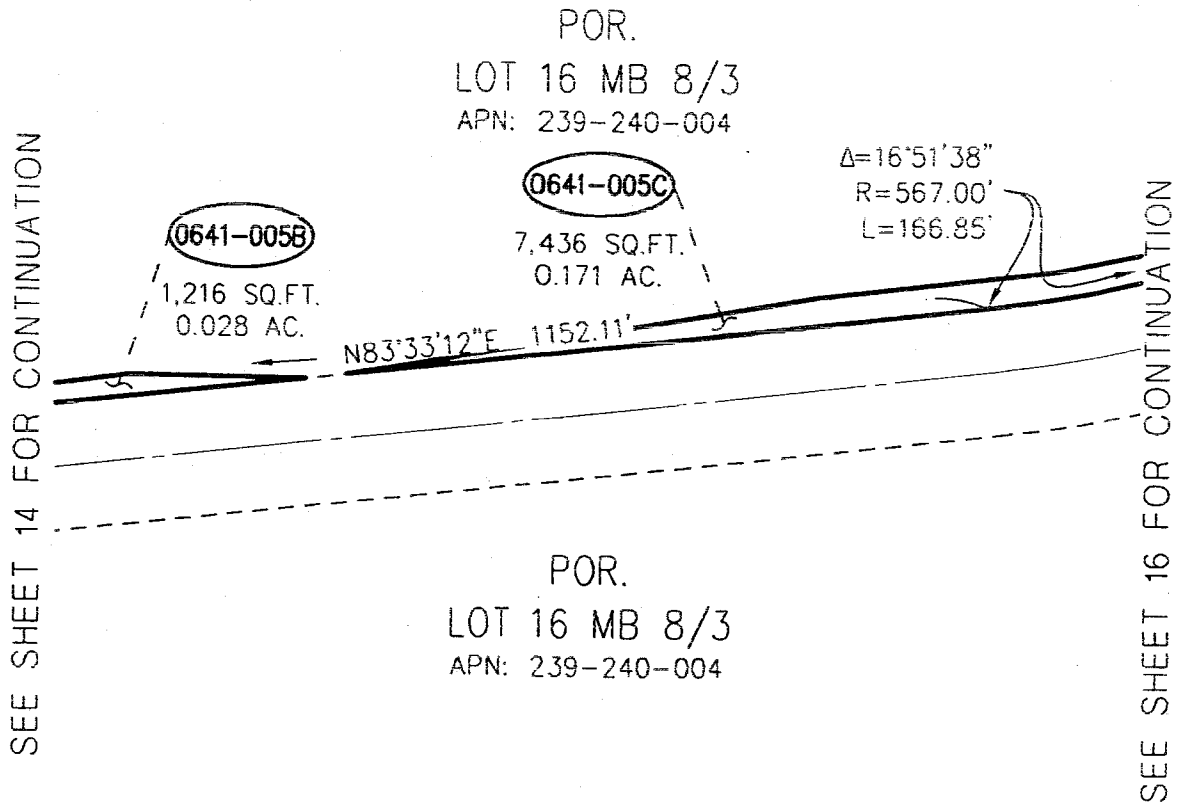
APN:  
239-240-001

**HUNSAKER & ASSOCIATES**  
**IRVINE, INC**  
**INLAND EMPIRE REGION**  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

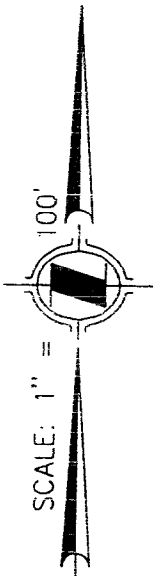
POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 14 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



POR.  
LOT 16 MB 8/3  
APN: 239-240-004



COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee

APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH. JR.

SHEET 15 OF 17

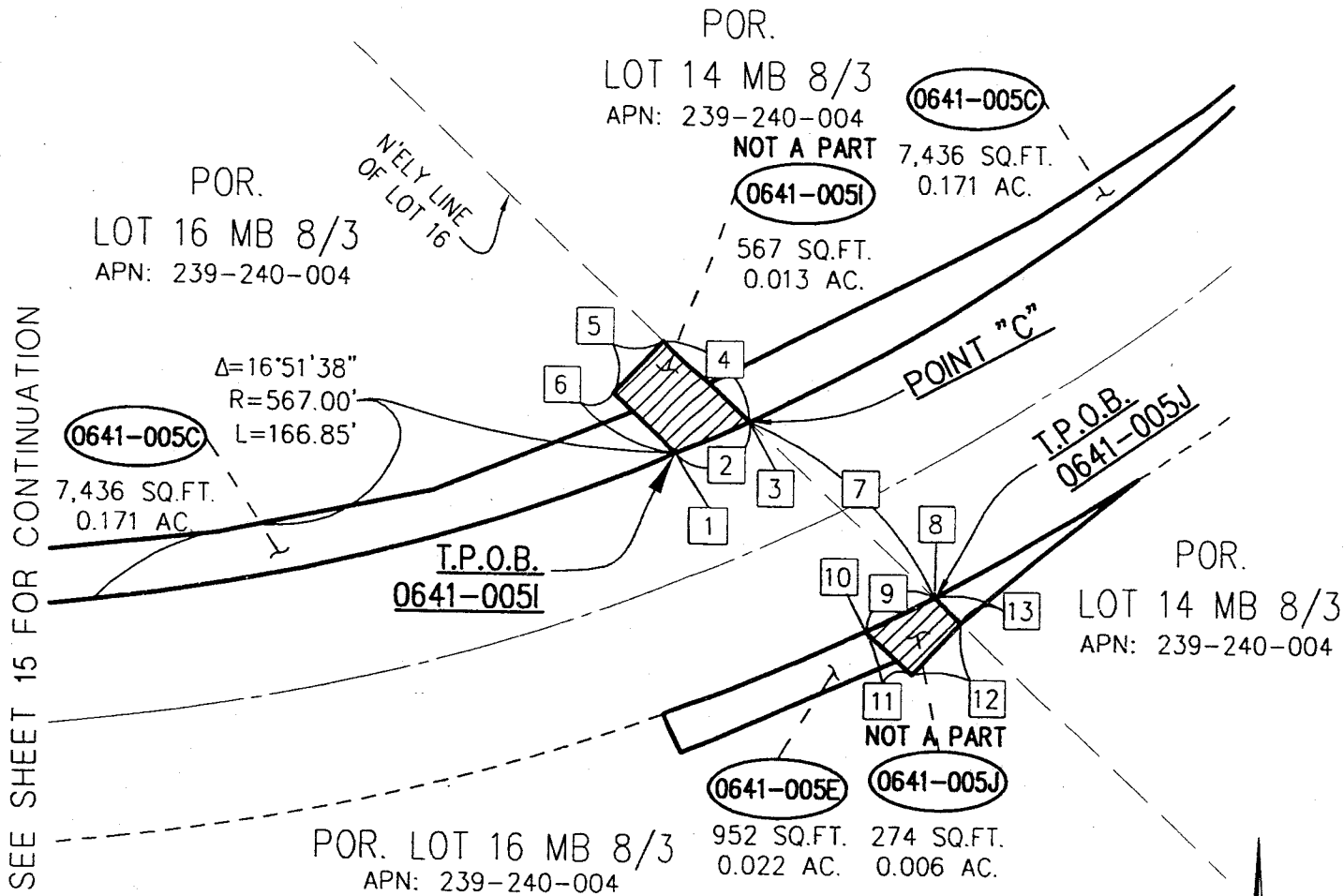
DATE: Oct 29, 2013

W.O. 3053-9



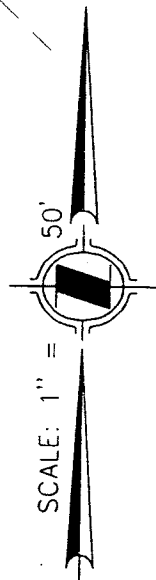
# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT



**NOTE:**

SEE SHEET 17 FOR LINE AND CURVE TABLE DATA.



OWNER:  
Tang Chao &  
Hsien Mei Lee

APN  
239-240-001



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

COUNTY W.O.: C1-0641

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 16 OF 17
DATE: Oct 29, 2013		W.O. 3053-9

# EXHIBIT "B"

0641-005B, 0641-005C, & 0641-005E  
SLOPE MAINTENANCE & DRAINAGE EASEMENT

## DATA TABLE

	BEARING/DELTA	RADIUS	LENGTH	TANGENT
1	S23°18'26"E (R)			
2	02°11'08"	567.00'	21.36'	10.82'
3	S25°29'34"E (R)			
4	N46°45'58"W		32.38'	
5	S43°14'02"W		20.00'	
6	S46°45'58"E		24.15'	
7	S46°45'58"E		70.27'	
8	S27°48'04"E (R)			
9	01°55'32"	633.00'	21.27'	10.64'
10	S25°52'32"E (R)			
11	S46°45'58"E		17.38'	
12	N43°14'02"E		20.00'	
13	N46°45'58"W		10.12'	

COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
**IRVINE, INC**  
**INLAND EMPIRE REGION**

2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR

SHEET 17 OF 17

DATE: Oct 29, 2013

W.O. 3053-9

APN  
239-240-001

**EXHIBIT "A"**  
**0641-005D, 0641-005F & 0641-005G**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Being portions of Lots 10, 11, 12, 13, 14 and 16 of the Map of Van Buren Heights as filed in Book 8, page 3 of Maps, Riverside County Recorder, lying within Section 20, Township 3 South, Range 5 West, San Bernardino Meridian in the City of Riverside, County of Riverside, State of California, more particularly described as follows:

**PARCEL 0641-005D:**

**COMMENCING** at the South Quarter Corner of Section 20, Township 3 South, Range 5 West, San Bernardino Meridian;

Thence along the southerly line thereof, North  $89^{\circ}23'48''$  West 1251.05 feet;

Thence departing said line, North  $08^{\circ}54'55''$  East 160.67 feet to the beginning of a tangent curve concave southeasterly and having a radius of 1033.00 feet;

Thence northerly along said curve through a central angle of  $66^{\circ}02'12''$  an arc length of 1190.59 feet;

Thence North  $74^{\circ}57'07''$  East 233.58 feet to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $15^{\circ}00'41''$  an arc length of 148.55 feet;

Thence North  $59^{\circ}56'26''$  East 495.98 feet to the beginning of a tangent curve concave southeasterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of  $23^{\circ}36'46''$  an arc length of 260.87 feet;

Thence North  $83^{\circ}33'12''$  East 637.26 feet to a point on the easterly line of that certain parcel of land described in a Grant Deed to David Pai-Hsien Lin and Helen Mei-Hsien Lin, recorded April 12, 1990 as Instrument No. 133910, of Official Records Riverside County Recorder, said point hereinafter referred to as **POINT "A"**;

Thence continuing North  $83^{\circ}33'12''$  East 514.85 feet, to the beginning of a tangent curve concave northwesterly and having a radius of 567.00 feet;

Thence northeasterly along said curve through a central angle of  $35^{\circ}00'48''$  an arc length of 346.49 feet;

**EXHIBIT "A"**  
**0641-005D, 0641-005F & 0641-005G**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Thence North 48°32'24" East 113.41 feet, to the **TRUE POINT OF BEGINNING**;

Thence continuing North 48°32'24" East 82.86 feet;

Thence North 47°13'05" East 130.04 feet;

Thence North 48°32'24" East 126.81 feet;

Thence North 00°26'39" East 37.41 feet to a point on a non-tangent curve concave southwesterly and having a radius of 1138.00 feet, a radial line to said point bears, North 46°36'26" East;

Thence northwesterly along said non-tangent curve through a central angle of 01°52'40" an arc length of 37.30 feet to a point on the southwesterly line of Parcel 2 of those parcels of land described in Grant Deed to the City of Riverside, recorded June 20, 1972 as Instrument No. 80738, of Official Records, Riverside County Recorder;

Thence along said line North 57°07'40" West 442.83 feet to the beginning of a non-tangent curve concave southerly and having a radius of 460.00 feet, a radial line to the beginning of said curve bears North 00°34'35" East;

Thence westerly along said curve through a central angle of 12°37'23" an arc length of 101.34 feet, a radial line to said point bears, North 12°02'48" West;

Thence non-tangent to last said curve South 49°00'41" East 95.66 feet;

Thence South 36°30'32" East 55.29 feet;

Thence South 43°13'08" East 59.14 feet;

Thence South 49°41'28" East 131.11 feet;

Thence South 59°34'36" East 41.18 feet;

Thence South 69°35'35" East 40.03 feet;

Thence South 77°37'34" East 105.17 feet;

Thence South 61°16'08" East 31.89 feet;

**EXHIBIT "A"**  
**0641-005D, 0641-005F & 0641-005G**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Thence South 50°39'05" West 40.59 feet;

Thence South 54°50'23" West 85.28 feet;

Thence South 35°48'44" West 78.15 feet;

Thence South 36°54'47" West 94.41 feet to the **TRUE POINT OF BEGINNING**.

Contains 60,448 Square Feet, 1.388 acres more or less.

**PARCEL 0641-005G:**

**COMMENCING** at the aforementioned **POINT "A"**;

Thence along the easterly line of said Grant Deed recorded April 12, 1990, South 14°23'46" West 70.62 feet to a line being 66.00 feet southerly and parallel, measured at right angles from the aforementioned line described as "North 83°33'12" East 637.26 feet";

Thence along said parallel line North 83°33'12" East 220.39 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing along said parallel line North 83°33'12" East 319.58 feet to a tangent curve concave northwesterly and having a radius of 633.00 feet;

Thence northeasterly along said curve through a central angle of 14°00'30" an arc length of 154.76 feet, a radial line to said point bears, South 20°27'18" East, said point hereinafter referred to as **POINT "B"**;

Thence South 25°10'02" East 11.74 feet;

Thence South 71°04'28" West 114.05 feet;

Thence South 81°29'47" West 283.39 feet;

Thence North 78°09'28" West 86.37 feet to the **TRUE POINT OF BEGINNING**.

Containing 8,868 Square Feet, 0.204 acres more or less.

**EXHIBIT "A"**  
**0641-005D, 0641-005F & 0641-005G**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

**PARCEL 0641-005F:**

**COMMENCING** at the aforementioned **POINT "B"**, said point being a point on a curve concave northwesterly and having a radius of 633.00 feet, a radial line to said point bears, South 20°27'18" East;

Thence northeasterly along said curve through a central angle of 21°00'18" an arc length of 232.06 feet;

Thence tangent from said curve North 48°32'24" East 73.24 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing North 48°32'24" East 123.03 feet;

Thence North 49°51'43" East 130.03 feet;

Thence North 48°32'24" East 139.80 feet;

Thence South 84°03'37" East 36.72 feet;

Thence South 42°12'55" East 43.66 feet to a point on the southwesterly line of Parcel 2 of those parcels of land described in Grant Deed to the City of Riverside, recorded June 20, 1972 as Instrument No. 80738, of Official Records, Riverside County Recorder;

Thence along said southwesterly line South 39°15'45" East 57.59 feet;

Thence departing said southwesterly line South 52°27'30" West 29.31 feet;

Thence North 42°25'25" West 96.59 feet;

Thence North 88°57'54" West 12.83 feet;

Thence South 35°13'08" West 65.84 feet;

Thence South 39°52'59" West 42.03 feet;

Thence South 47°46'19" West 88.55 feet;

Thence South 58°25'15" West 90.65 feet;

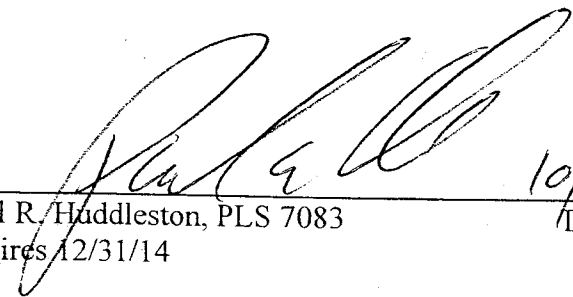
**EXHIBIT "A"**  
**0641-005D, 0641-005F & 0641-005G**  
**TEMPORARY CONSTRUCTION EASEMENT**  
**LEGAL DESCRIPTION**

Thence South 67°10'40" West 97.36 feet to the **TRUE POINT OF BEGINNING**.

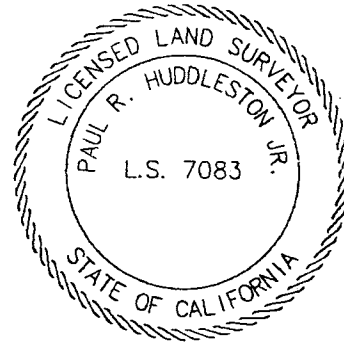
Contains 16,149 Square Feet, 0.371 acres more or less.

As more particularly shown on Exhibit "B" attached hereto and by this reference made a part hereof.

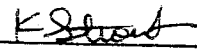
Prepared under the supervision of:

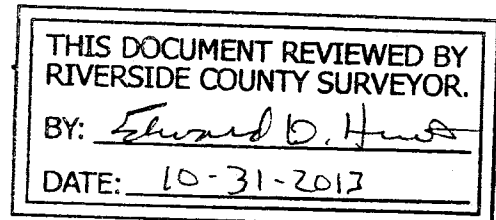
  
\_\_\_\_\_  
Paul R. Huddleston, PLS 7083  
Expires 12/31/14

10/29/13  
Date



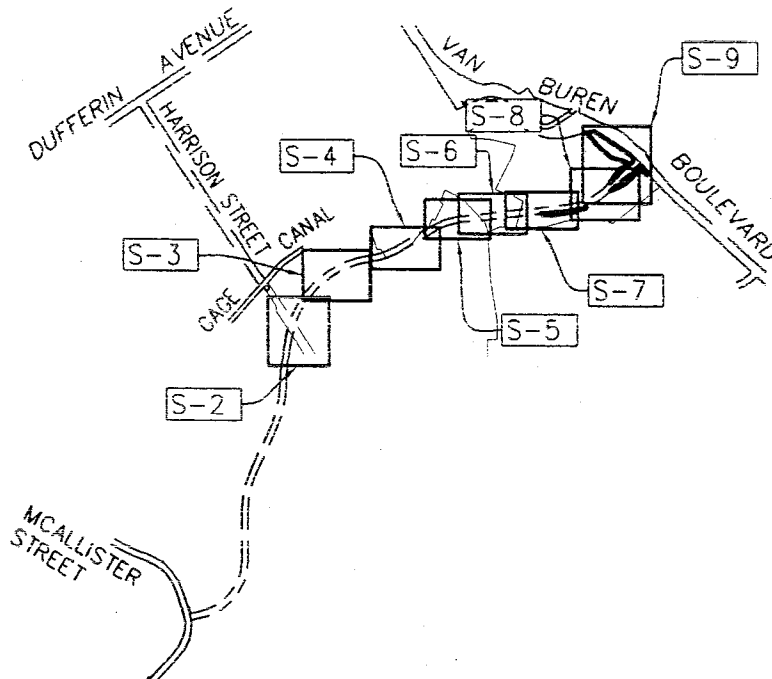
**DESCRIPTION APPROVAL:**

BY:  \_\_\_\_\_ 11/01/2013  
DATE  
FOR: CURTIS C. STEPHENS, L.S. 7519  
CITY SURVEYOR



# EXHIBIT "B"

0641-005D, 0641-005F & 0641-005G  
TEMPORARY CONSTRUCTION EASEMENT



## VICINITY / INDEX MAP

### LEGEND:

S-#

INDICATES SHEET No. AS NOTED.

( )

INDICATES RECORD PER RS 72/85-90.

0641-001A

INDICATES PARCEL No.

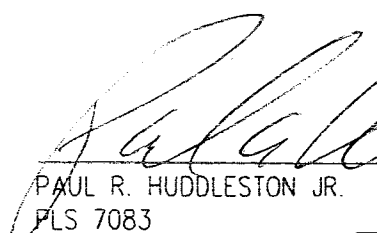
#

INDICATES LINE OR CURVE DATA NUMBER (SEE SHEET 10 FOR LINE AND CURVE TABLE DATA).

THIS DOCUMENT REVIEWED BY  
RIVERSIDE COUNTY SURVEYOR.

BY: *Edward D. Hunt*

DATE: 10-31-2013



LICENSED LAND SURVEYOR  
PAUL R. HUDDLESTON JR.  
L.S. 7083  
STATE OF CALIFORNIA

COUNTY W.O.: C1-0641

OWNER  
Fang Chao &  
Hsien Mei Lee



**HUNSAKER & ASSOCIATES**  
IRVINE, INC  
INLAND EMPIRE REGION  
2900 ADAMS STREET, SUITE A-15  
RIVERSIDE CA 92504 (951)352-7200  
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
SAN BERNARDINO MERIDIAN

PREPARED BY  
RNB

CHECKED BY  
PRH, JR.

SHEET 1 OF 10

APN  
239-240-001

DATE: Oct 29, 2013

W.O. 3053-9



# EXHIBIT "B"

0641-005D, 0641-005F & 0641-005G  
 TEMPORARY CONSTRUCTION EASEMENT

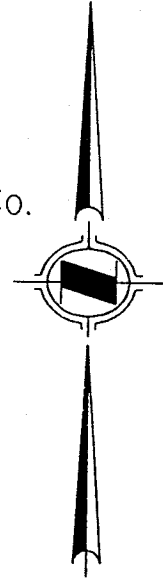
SEE SHEET 3 FOR CONTINUATION

$\Delta=66^{\circ}02'12''$   
 $R=1033.00'$   
 $L=1190.59'$

APN: 239-270-002  
 NELY LINE INST. No. 174584 O.R. REC. 9/7/1977

INST. No. 174584 O.R. REC. 9/7/1977

POR. BLOCK "C"  
 MB 11/20-21 SB Co.  
 APN: 239-270-001



SCALE: 1" = 100'

APN: 239-270-004

$N08^{\circ}54'55''E$   
 160.67'

2011-0187094 O.R. REC. 4/28/2011  
 NELY LINE INST. No.

2011-0187094 O.R. REC. 4/28/2011  
 INST. No.

CITY OF RIVERSIDE

$N89^{\circ}23'48''W$  2641.25' ( $N89^{\circ}23'31''W$  2641.23')

$N89^{\circ}23'48''W$  1251.05'

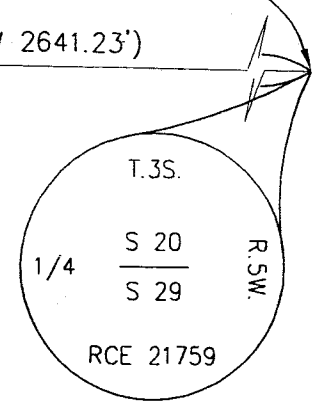
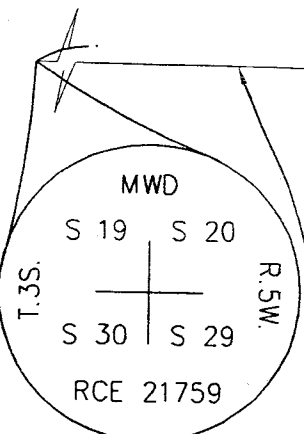
COUNTY OF RIVERSIDE

APN: 296-060-004

LOT 1

MB 9/13

P.O.C.



NORTH LINE OF RANCHO EL SOBRANTE DE SAN JACINTO & THE SOUTH LINE OF SW $\frac{1}{4}$  SECTION 20, T.3S., R.5W., S.B.M.

COUNTY W.O.: C1-0641

OWNER:  
 Tang Chao &  
 Hsien Mei Lee

APN:  
 239-240-001



HUNSAKER & ASSOCIATES  
 IRVINE, INC  
 INLAND EMPIRE REGION

2900 ADAMS STREET, SUITE A-15  
 RIVERSIDE CA 92504 (951)352-7200

PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W.,  
 SAN BERNARDINO MERIDIAN

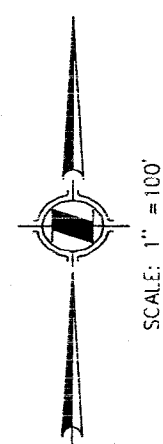
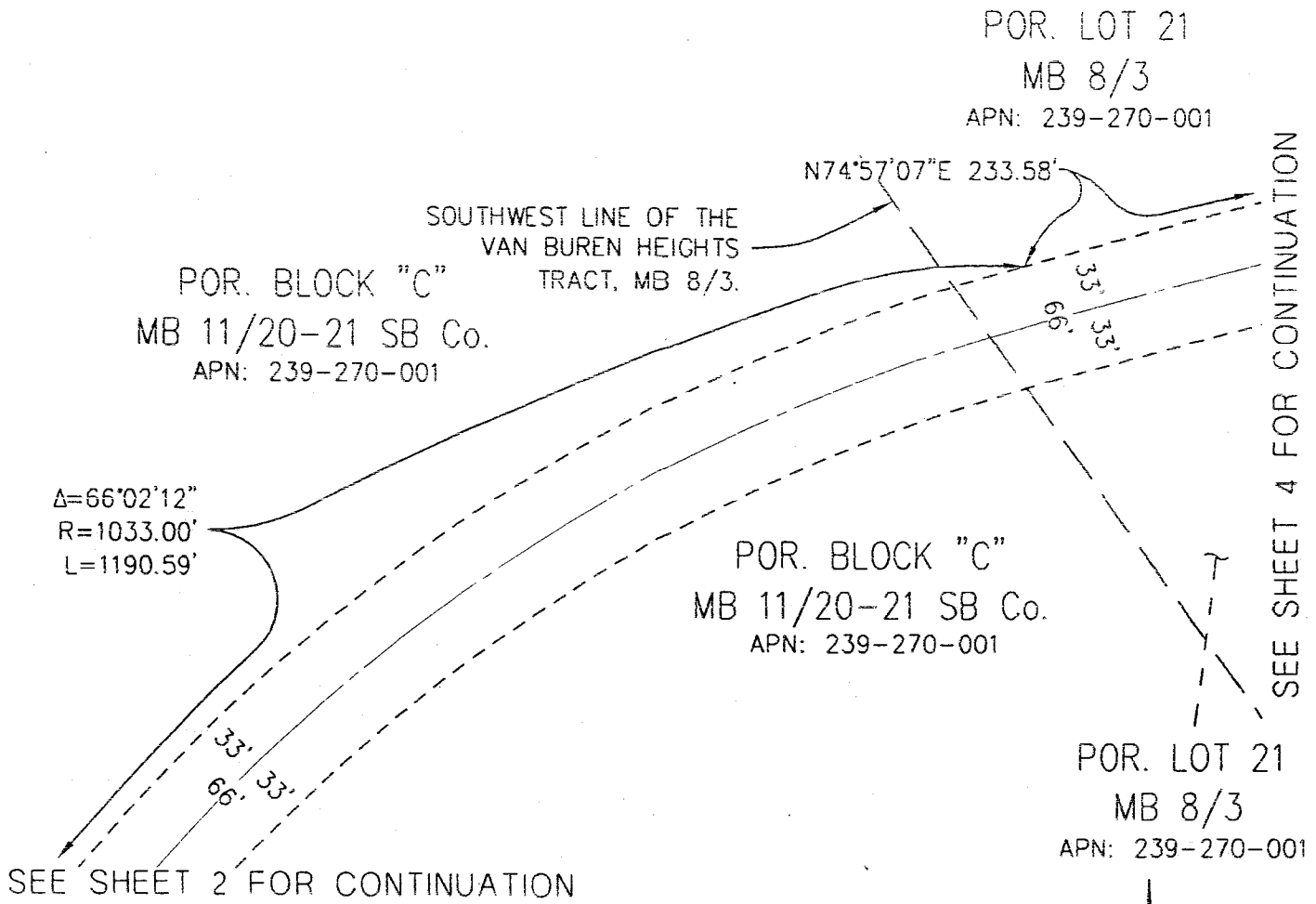
PREPARED BY RNB	CHECKED BY PRH, JR	SHEET 2 OF 10
--------------------	-----------------------	---------------

DATE: Oct 29, 2013

W.O. 3053-9

# EXHIBIT "B"

0641-005D, 0641-005F & 0641-005G  
TEMPORARY CONSTRUCTION EASEMENT



COUNTY W.O.: C1-0641

OWNER  
Tang Chao &  
Hsien Mei Lee

APN  
239-240-001



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PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

POR. OF SECTION 20, T. 3 S., R. 5 W., SAN BERNARDINO MERIDIAN		
PREPARED BY RNB	CHECKED BY PRH, JR.	SHEET 3 OF 10
DATE: Oct 29, 2013		W.O. 3053-9