

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



**ITEM: 3.92
(ID # 25473)**

MEETING DATE:

Tuesday, July 30, 2024

FROM : TLMA-TRANSPORTATION

SUBJECT: TRANSPORTATION AND LAND MANAGEMENT AGENCY/TRANSPORTATION: Adoption of Resolution No. 2024-058, Declaration of Exempt Surplus Land and Summarily Vacating portions of Horsethief Canyon Road and De Palma Road and Notice of Intention to Convey Fee Simple Interest in Real Property in the Horsethief Canyon area, Not a project under CEQA or exempt pursuant to State CEQA Guidelines Section 15060(c) and 15061(b)(3), District 2. [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find that Summarily Vacating Portions of Horsethief Canyon Road and De Palma Road is exempt from CEQA pursuant to Sections 15061 (b)(3) of the State CEQA Guidelines and is also deemed not a project under CEQA pursuant to Section 15060(c);
2. Adopt Resolution 2024-058 Declaration of Exempt Surplus Real Property and Summarily Vacating portions of Horsethief Canyon Road and De Palma Road and Notice of Intention to Convey Fee Simple Interest Real Property in the Horsethief Canyon area;
3. Direct the Clerk of the Board to deliver the Notice of Exemption to the Office of the County Clerk and the State Clearinghouse for filing within five (5) working days of this Board hearing; and
4. Direct the Clerk of the Board to cause a certified copy of this resolution to be recorded in the office of the Recorder of the County of Riverside, California.

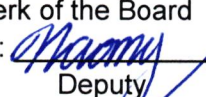
ACTION:Policy


Dennis Acuna, Director of Transportation 7/10/2024

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Gutierrez, seconded by Supervisor Perez and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Spiegel, Washington, Perez and Gutierrez
Nays: None
Absent: None
Date: July 30, 2024
xc: Trans., Recorder/State Clearinghouse

Kimberly A. Rector
Clerk of the Board
By: 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Sale Proceeds 100%. No General Funds will be used on this project.			Budget Adjustment: N/A	
			For Fiscal Year: 2024/2025	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

The applicant has requested the vacation of portions of Horsethief Canyon Road and De Palma Road to satisfy conditions of approval for Tract Map 37002. The applicant has also proposed purchasing the right-of-way from the County for \$122,000.00.

Horsethief Canyon Road and De Palma Road are paved County Maintained roads and the portions being vacated were relinquished to the County of Riverside by the State of California per California Transportation Commission Resolution R2848 Recorded September 11, 1984, as instrument number 197710, Official Records of Riverside County California.

Pursuant to California Streets and Highways Code Section 8334(a) et seq., the Board of Supervisors (BOARD) must determine whether the portions of Horsethief Canyon Road and De Palma Road are excess right-of-way and are not required for public street or highway purposes prior to vacation. If the BOARD finds, from all the evidence submitted, the BOARD may adopt the resolution summarily vacating portions of Horsethief Canyon Road and De Palma Road.

Under Section 8355 of the California Streets and Highways Code, if the legislative body of a public entity determines that property previously subject to a street, highway, or public service easement, title to which is owned by the public entity, is no longer needed by the public, in the case the property owned by a local agency, the legislative body may sell or exchange the property in the manner, and upon the terms and conditions approved by the legislative body.

SAM-Horsethief, LLC, an Oregon limited liability company is the owner of the adjacent properties, identified as Assessor’s Parcel Numbers 393-110-011, 393-110-012, and 393-110-013. SAM-Horsethief is the applicant for said vacation and has proposed purchasing the right-of-way from the County for \$122,000.00.

Resolution No. 2024-058 will vacate and reserve an easement for any existing public utilities and public service facilities across Parcel “B” as shown on exhibit “B” attached and made a part thereof. An easement reservation is not required for Parcel “A” as shown on said exhibit. Letters were sent to local property owners notifying them of the proposed vacation and no objections were received. The Transportation Department has reviewed this vacation and has no objections.

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

As determined in the attached Notice of Exemption, the vacation is exempt from the provisions of CEQA pursuant to Sections 15060(c) and 15061(b)(3) of the State CEQA Guidelines. The vacation will not cause any direct or indirect physical environmental impacts.

The County requests this Property be declared exempt surplus as the Property is a former street, right of way, or easement, and is conveyed to an owner of an adjacent property, per Government Code Section 54221(f)(1)(E).

Impact on Residents and Businesses

The vacation Portions of Horsethief Canyon Road and De Palma Road will not impact residents or businesses.

Additional Fiscal Information

All fees are paid by the applicant. There is no General Fund obligation.

ATTACHMENTS:

Resolution No. 2024-058 with Exhibits A & B
Notice of CEQA Exemption
Attachment "A"
Authorization to Bill



Jason Farin, Principal Management Analyst 7/24/2024



Aaron Gettis, Chief of Deputy County Counsel 7/18/2024

PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY:

KIMBERLY R. RECTOR, CLERK OF THE BOARD
RIVERSIDE CO. CLERK OF THE BOARD
4080 LEMON STREET, 1ST FLOOR CAC
P O BOX 1147 – RIVERSIDE, CA 92502

MAIL STOP # 1010

AND WHEN RECORDED MAIL TO:

RETURN TO: **STOP #1010**
RIVERSIDE COUNTY CLERK OF THE BOARD
P. O. BOX 1147 – RIVERSIDE, CA 92502

2024-0234024

08/06/2024 10:32 AM Fee: \$ 0.00

Page 1 of 10

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



THIS SPACE FOR RECORDERS USE ONLY

3036

RESOLUTION NO. 2024-058

Declaration of Exempt Surplus Land and Summarily Vacating portions of Horsethief Canyon Road and De Palma Road and Notice of Intention to Convey Fee Simple Interest in Real Property
In the Horsethief Canyon area
(AB15008)
(Second Supervisorial District)

(TRANSPORTATION AND LAND MANAGEMENT AGENCY/TRANSPORTATION ~ Item 3.92 of 07/30/2024)

2
3 **Resolution No. 2024-058**

4 Declaration of Exempt Surplus Land and Summarily Vacating portions of Horsethief
5 Canyon Road and De Palma Road and Notice of Intention to Convey Fee Simple
6 Interest in Real Property
7 in the Horsethief Canyon area
8 (AB15008)
9 (Second Supervisorial District)
10

11 **WHEREAS**, the hereinafter described portions of Horsethief Canyon Road and
12 De Palma Road was relinquished to the County of Riverside by the State of California
13 per California Transportation Commission Resolution R2848 Recorded September 11,
14 1984 as instrument number 197710, Official Records of Riverside County California and;

15
16 **WHEREAS**, the hereinafter-described portions of Horsethief Canyon Road and
17 De Palma Road are excess right-of-way, and are not required for public street or highway
18 purposes, and;

19
20 **WHEREAS**, applicable procedures pertaining to vacations were followed
21 pursuant to the County's adopted "Resolution for fixing Procedures to Vacate and Accept
22 County Highways and Property Offered for Dedication," and;

23
24 **WHEREAS**, the applicant is requesting a vacation of portions of Horsethief
25 Canyon Road and De Palma Road, and the County has no objections to the vacation,
26 and;

FORM APPROVED COUNTY COUNSEL
BY: *Stephanie K. Nelson* DATE: *7/17/24*

1 **RESOLUTION NO. 2024-058**

2

3 **WHEREAS**, that portions of Horsethief Canyon Road and De Palma Road,
4 referenced in California Transportation Commission Resolution R2848 recorded
5 September 11, 1984 as Instrument Number 197710 Official Records of Riverside County
6 California, are owned by the County in Fee Title, and;

7

8 **WHEREAS**, pursuant to the Surplus Land Act (SLA), surplus land means land
9 owned in fee simple for which a local agency's governing body takes formal action at a
10 regular meeting declaring land to be surplus and necessary for a local agency's use.
11 Land must be declared either "surplus" or "exempt surplus" as supported by written
12 findings before a local agency may take any action to dispose of it, and;

13

14 **WHEREAS**, the County of Riverside desires to transfer the Property to SAM-
15 Horsethief, LLC for the consideration of One Hundred Twenty Two Thousand dollars
16 (\$122,000.00)

17

18 **WHEREAS**, pursuant to SLA Section 103(E), surplus land that is a former street,
19 right of way, or easement, and is conveyed to an owner of an adjacent property is
20 considered exempt surplus, and;

21

22 **WHEREAS**, the portions of Horsethief Canyon Road and De Palma Road are
23 being conveyed to the adjacent property owner and thus is exempt surplus under the
24 SLA.

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1 **RESOLUTION NO. 2024-058**

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BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, California, in regular session assembled on July 30, 2024 as follows:

1. The vacation of portions of Horsethief Canyon Road and De Palma Road are categorically exempt from CEQA pursuant to Section 15060(c) and Section 15061(3) of the State CEQA Guidelines.
2. Pursuant to Division 9, Part 3, Chapter 4, Section 8334(a) of the Streets and Highways Code, the hereinafter-described portions of Horsethief Canyon Road and De Palma Road are excess right-of-way and are not required for public street or highway purposes and are hereby summarily vacated.
3. The Board of Supervisors declares portions of Horsethief Canyon Road and De Palma Road as exempt surplus land pursuant to SLA Section 103 (E).
SEE LEGAL DESCRIPTION AND PLAT ATTACHED HERETO
AS EXIBITS "A" & "B" AND MADE A PART HEREOF.
4. That the hereinafter-described portions of Horsethief Canyon Road are unnecessary for present or prospective public use, including use as a non-motorized transportation facility.
5. From and after the date this resolution is recorded the hereinafter described portions of Horsethief Canyon Road and De Palma Road are hereby vacated and no longer constitutes a public street or County Highway.

1 **RESOLUTION NO. 2024-058**

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3 **BE IT RESOLVED, DETERMINED AND ORDERED** and **NOTICE IS HEREBY GIVEN**
4 by the Board of Supervisors of the County of Riverside, California, intends to convey to
5 SAM-Horsethief, LLC on or after July 30, 2024 the Property by Quitclaim Deed as more
6 particularly described in Exhibit "A" and Exhibit "B" attached hereto and made a part
7 hereof.

8

9 **EXCEPTING AND RESERVING** from the vacation an easement for any existing
10 public utilities and public service facilities within parcel "B" as shown on exhibits "A" &
11 "B" attached hereto and made a part hereof, together with the right to maintain, operate,
12 replace, remove or renew such facilities, pursuant to Division 9, Part 3, Chapter 5,
13 Section 8340 of the Streets and Highways Code.

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15 **BE IT RESOLVED, DETERMINED AND ORDERED** that the Clerk of the Board
16 is directed to file with the Office of the County Clerk the Notice of Exemption within five
17 (5) working days of the Board hearing date.

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28 W.O. # AB15008

2
3 RESOLUTION NO. 2024-058

4 Declaration of Exempt Surplus Land and Summarily Vacating portions of Horsethief

5 Canyon Road and De Palma Road and Notice of Intention to Convey Fee Simple

6 Interest in Real Property

7 In the Horsethief Canyon area

8 (AB15008)

9 (Second Supervisorial District)

10
11 ROLL CALL:

12
13 Ayes: Jeffries, Washington, Spiegel, Perez, and Gutierrez

14 Nays: None

15 Absent: None

16
17
18 The foregoing is certified to be a true copy of a resolution duly adopted by said Board of
19 Supervisors on the date therein set forth.

20
21 KIMBERLY A. RECTOR, Clerk of said Board

22
23 By:  _____

24 Deputy

**VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD
(LEGAL DESCRIPTION)**

PORTION OF SEC. 17, T. 5 S., R. 5 W., S.B.M.

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, STATE OF CALIFORNIA

That portion of land relinquished to the County of Riverside by Transportation Commission Resolution No. R2848 recorded September 11, 1984 as Instrument No. 197710, Official Records of the Office of the Recorder of Riverside County, California, shown as Segments 11 and 12 on the Relinquishment of Highway Right of Way Map filed in Book 9, Pages 33 through 44, inclusive, of State Highway Maps filed in the office of the Recorder of Riverside County, California, described as follows:

Parcel A:

Commencing at the southeast corner of the west one-half of the Northwest one-quarter of Section 17, Township 5 South, Range 5 West, San Bernardino Meridian;

Thence, along the east line of said west one-half of the Northwest one-quarter of said line also being the east line of that land described in a Grant Deed recorded April 25, 1977 as Instrument No. 71368, of Official Records of Riverside County, North 01°34'17" East 900.00 feet to the southeasterly most corner of the land described in a Deed recorded January 26, 1977 as Instrument No. 13560 of Official Records of Riverside County, said east line is also the centerline of "Horsethief Road" as shown on said Map Book 9, Pages 33 through 44;

Thence, along the southerly line of said land described in said Instrument No. 13560, North 89°23'04" West 44.00 feet to an angle point therein;

Thence, along the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, North 07°47'09" West 190.79 feet to the westerly right of way of Horsethief Canyon Road and a curve, concave southeasterly, having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from the centerline as shown on said Instrument No. 41987, said point also being on the westerly boundary of the Parcel described in said Instrument No. 13560 and as shown on State of California Department of Transportation Monumentation Map No. 407573, on file in State Highway Map Book 204, Page 977, in the office of the County Recorder of said Riverside County and relinquishment to County of Riverside, Book 9, Pages 33 through 44 of State Highway Maps;

Thence, continuing along the westerly line of said Instrument No. 13560, North 07°47'09" West 301.80 feet to the **True Point of Beginning of Parcel A;**

Thence, continuing along said westerly line, North 63°30'59" West 137.01 feet;

Thence, continuing along said westerly line and along the easterly line of Parcel 1 of Lot Line Adjustment No. 05135 recorded March 29, 2007 as Instrument No. 2007-0214738 of Official Records and referred to in Parcel E1 in a Grant Deed recorded May 5, 2014 as Instrument No. 2014-0162733 of Official Records, North 08°16'52" East 115.74 feet to a point on a non-tangent curve concave southwesterly having a radius of 1917.00 feet on the northerly line of Parcel 1 of said Lot Line Adjustment, concentric with and distant 83.00 feet southwesterly measured radially from the Centerline of S. Frontage Road (Now known as De Palma Road), having a radius of 2000.00 feet, as shown on said State Highway Map No. 407573, a radial line to said point bears North 43°46'00" East;

EXHIBIT "A"
VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD

Thence, southeasterly 33.67 feet, along said curve and northerly line, through a central angle of 1°00'23" to a compound curve concave southwesterly having a radius of 274.00 feet, a Radial line to said point bears North 44°46'23" East;

Thence, southeasterly 27.31 feet, along said curve and northerly line, through a central angle of 5°42'38";

Thence, tangent from said curve, South 39°30'59" East 30.41 feet, along said northerly line, to a tangent curve concave northeasterly having a radius of 326.00 feet;

Thence, southeasterly, 32.49 feet, along said curve and northerly line, through a central angle of 5°42'38";

Thence, tangent from said curve, South 45°13'37" East 17.37 feet, along said northerly line, to a point hereinafter referred to as POINT "A";

Thence, along the northerly prolongation of the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, South 07°47'09" East 72.94 feet to the **True Point of Beginning of Parcel A.**

Contains 10,553 Sq. Ft. or 0.242 acres, more or less.

Parcel B:

Commencing at the southeast corner of the west one-half of the Northwest one-quarter of Section 17, Township 5 South, Range 5 West, San Bernardino Meridian;

Thence, along the east line of said west one-half of the Northwest one-quarter of said line also being the east line of that land described in a Grant Deed recorded April 25, 1977 as Instrument No. 71368, of Official Records of Riverside County, North 01°34'17" East 900.00 feet to the southeasterly most corner of the land described in a Deed recorded January 26, 1977 as Instrument No. 13560 of Official Records of Riverside County, said east line is also the centerline of "Horsethief Road" as shown on said Map Book 9, Pages 33 through 44;

Thence, along the southerly line of said land described in said Instrument No. 13560, North 89°23'04" West 44.00 feet to an angle point therein;

Thence, along the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, North 07°47'09" West 190.79 feet to the westerly right of way of Horsethief Canyon Road and a curve, concave southeasterly, having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from the centerline as shown on said Instrument No. 41987, said point also being on the westerly boundary of the Parcel described in said Instrument No. 13560 and as shown on State of California Department of Transportation Monumentation Map No. 407573, on file in State Highway Map Book 204, Page 977, in the office of the County Recorder of said Riverside County and relinquishment to County of Riverside, Book 9, Pages 33 through 44 of State Highway Maps, and the **True Point of Beginning of Parcel B;**

Thence, continuing along the westerly line of said Instrument No. 13560 and the northerly prolongation thereof and the easterly line of the hereinbefore described Parcel A, North 07°47'09" West 374.74 feet to Point "A" described in said Parcel A;

Thence, South 45°13'37" East 176.74 feet, along the northerly line of said Parcel B;

EXHIBIT "A"
VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD

Thence, South 33°46'21" East 16.32 feet, along said northerly line, to a point on a line parallel with and distant 50.00 feet northwesterly, measured at right angles from the centerline of Horsethief Canyon Road as shown on document recorded February 24, 1986 as Instrument No. 41987 of Official Records of Riverside County;

Thence, along said parallel line, South 24°58'17" West 91.00 feet to a tangent curve concave easterly having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from said centerline of Horsethief Canyon Road as described by said Instrument No. 41987;

Thence, southwesterly, 157.98 feet along said curve through a central angle of 16°27'27" to the **True Point of Beginning of Parcel B.**

Contains 20,138 Sq. Ft. or 0.462 acres, more or less.

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




GERALD R. ANDERSON, L.S. 4400 01/12/2023
Date

LICENSE EXPIRES: SEPTEMBER 30, 2023

[XLD-002]

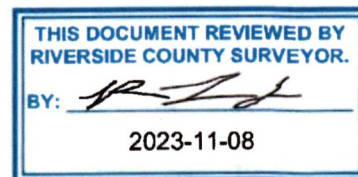


EXHIBIT "B"

SHEET 1 OF 1
148-001-XLD-002

VACATION OF A PORTION OF DE PALMA ROAD AND A PORTION OF HORSETHIEF CANYON ROAD PORTION OF SEC. 17, T. 5 S., R. 5 W., S.B.M.

PARCEL 3
L.L.A. # 05135

NORTHERLY LINE
PARCEL 1 L.L.A. #05135
(S43°08'07"W R-3)
N42°45'18"E (RAD)
N44°46'00"E (RAD)
N44°46'23"E (RAD)

E'LY LINE OF PARCEL E3
OF INST. # 2014-0162733, O.R.
AND R-1

E'LY LINE OF LAND
DESCRIBED IN LLA NO. 05135
RECORDED 03 / 29 / 2007 AS
INST. # 2007-0214738, O.R.

APN: 393-110-012

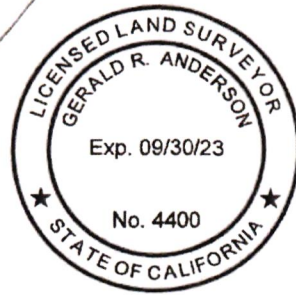
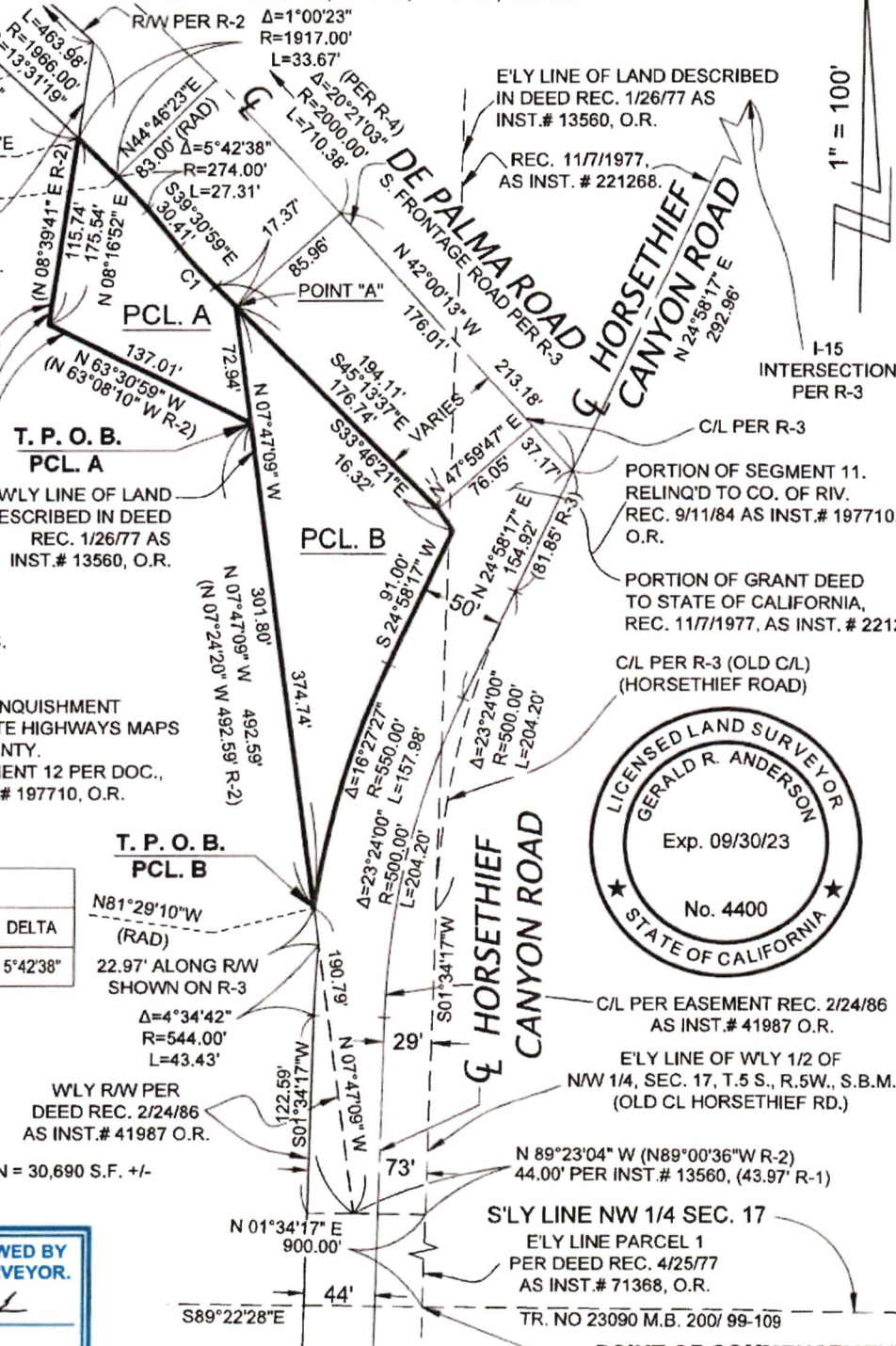
PARCEL 1
L.L.A. # 05135

R-1 = RECORD DATA PER LOT
LINE ADJUSTMENT NO. 05135
RECORDED 03 / 29 / 2007 AS
INST. # 2007-0214738, O.R.
R-2 = RECORD DATA PER DOC.
RECORDED 01 / 26 / 1977 AS
INST. # 13560, O.R.
R-3 = CALTRANS MAP OF RELINQUISHMENT
BOOK 9, PAGES 33-44 OF STATE HIGHWAYS MAPS
RECORDS OF RIVERSIDE COUNTY.
R-4 = RECORD DATA OF SEGMENT 12 PER DOC.,
RECORDED 9/11/1984 AS INST.# 197710, O.R.

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	32.49'	326.00'	5°42'38"

NOTE:
TOTAL AREA OF VACATION = 30,690 S.F. +/-

THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.
BY: *[Signature]*
2023-11-08



[Signature] 01/12/2023
GERALD R. ANDERSON, L.S. 4400
MY LICENSE EXPIRES SEPT. 30, 2023

NOTICE OF EXEMPTION

Removed: By: Deputy


Project Name: Resolution No. 2024-058 Summarily Vacating portions of Horsethief Canyon Road and De Palma Road in the Horsethief Canyon area.

Project Number: ZAB15008 SU14

Project Location- See Exhibits "A" and "B"

Description of Project: Resolution No. 2024-058 Summarily Vacating Portions of Horsethief Canyon Road and De Palma Road in the Horsethief Canyon area.

Name of Public Agency Approving Project: Riverside County Transportation Department, Survey Division, County of Riverside.

Name of Person or Agency Carrying Out Project: David L. McMillan, Riverside County Transportation Department, Survey Division, County of Riverside.


Exempt Status: California Environmental Quality Act (CEQA) Guidelines, Section 15061(b)(3), General Rule "Common Sense" Exemption. Not a "project" as defined under State CEQA Guidelines, Section 15060(c)(2).

Reasons Why Project is Exempt: The vacation of a street has been determined to not be a "project" as defined under State CEQA Guidelines section 15060(c)(2). However, even if it was determined to be a project under CEQA for analysis purposes, the project is exempt from the provisions of CEQA specifically by the State CEQA Guidelines as identified below. The vacation of the existing roadway will not result in any specific or general exceptions to the use of the categorical exemption as detailed under State CEQA Guidelines Section 15300.2. The project will not cause any impacts to scenic resources, historic resources, or unique sensitive environments. Further, no unusual circumstances or potential cumulative impacts would occur that may reasonably create an environmental impact. The vacation of this street will not have an effect on the environment; thus, the County has deemed this does not meet the definition of a "project" under CEQA and no environmental impacts are anticipated to occur.

- Section 15061(b)(3) - General Rule "Common Sense" Exemption. With certainty, there is no possibility that the proposed project may have a significant effect on the environment. Vacating a street will not require any construction activities, change the use or intensity of the existing site to create a physical environmental impact, and would not lead to any direct or reasonably foreseeable indirect physical environmental impacts. Therefore, in no way would vacating a street have the potential to cause a significant environmental impact and vacation is exempt from further CEQA analysis.

- Section 15060(c) – for purposes of analysis under CEQA, vacating a street is not a “project” under CEQA pursuant to Section 15060(c). An action by a public agency is only a “project” subject to CEQA if the action might result in a physical change in the environment. Based upon a review of the whole action undertaken, supported, or authorized by the County, in no way will vacating a street increase the use of the site, result in increased development or construction impacts, or lead to any direct, indirect, or cumulative physical environmental impacts.

Based upon the identified exemptions above, the County of Riverside hereby concludes that no physical environmental impacts are anticipated to occur and the project as proposed is exempt under CEQA. No further environmental analysis is warranted.

Signed:  Date: 7/3/2024
David L. McMillan, Riverside County Surveyor

Accounting String: ZAB15008, Task Code: SU14

VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD
(LEGAL DESCRIPTION)

PORTION OF SEC. 17, T. 5 S., R. 5 W., S.B.M.

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, STATE OF CALIFORNIA

That portion of land relinquished to the County of Riverside by Transportation Commission Resolution No. R2848 recorded September 11, 1984 as Instrument No. 197710, Official Records of the Office of the Recorder of Riverside County, California, shown as Segments 11 and 12 on the Relinquishment of Highway Right of Way Map filed in Book 9, Pages 33 through 44, inclusive, of State Highway Maps filed in the office of the Recorder of Riverside County, California, described as follows:

Parcel A:

Commencing at the southeast corner of the west one-half of the Northwest one-quarter of Section 17, Township 5 South, Range 5 West, San Bernardino Meridian;

Thence, along the east line of said west one-half of the Northwest one-quarter of said line also being the east line of that land described in a Grant Deed recorded April 25, 1977 as Instrument No. 71368, of Official Records of Riverside County, North 01°34'17" East 900.00 feet to the southeasterly most corner of the land described in a Deed recorded January 26, 1977 as Instrument No. 13560 of Official Records of Riverside County, said east line is also the centerline of "Horsethief Road" as shown on said Map Book 9, Pages 33 through 44;

Thence, along the southerly line of said land described in said Instrument No. 13560, North 89°23'04" West 44.00 feet to an angle point therein;

Thence, along the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, North 07°47'09" West 190.79 feet to the westerly right of way of Horsethief Canyon Road and a curve, concave southeasterly, having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from the centerline as shown on said Instrument No. 41987, said point also being on the westerly boundary of the Parcel described in said Instrument No. 13560 and as shown on State of California Department of Transportation Monumentation Map No. 407573, on file in State Highway Map Book 204, Page 977, in the office of the County Recorder of said Riverside County and relinquishment to County of Riverside, Book 9, Pages 33 through 44 of State Highway Maps;

Thence, continuing along the westerly line of said Instrument No. 13560, North 07°47'09" West 301.80 feet to the **True Point of Beginning of Parcel A**;

Thence, continuing along said westerly line, North 63°30'59" West 137.01 feet;

Thence, continuing along said westerly line and along the easterly line of Parcel 1 of Lot Line Adjustment No. 05135 recorded March 29, 2007 as Instrument No. 2007-0214738 of Official Records and referred to in Parcel E1 in a Grant Deed recorded May 5, 2014 as Instrument No. 2014-0162733 of Official Records, North 08°16'52" East 115.74 feet to a point on a non-tangent curve concave southwesterly having a radius of 1917.00 feet on the northerly line of Parcel 1 of said Lot Line Adjustment, concentric with and distant 83.00 feet southwesterly measured radially from the Centerline of S. Frontage Road (Now known as De Palma Road), having a radius of 2000.00 feet, as shown on said State Highway Map No. 407573, a radial line to said point bears North 43°46'00" East;

EXHIBIT "A"
VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD

Thence, southeasterly 33.67 feet, along said curve and northerly line, through a central angle of 1°00'23" to a compound curve concave southwesterly having a radius of 274.00 feet, a Radial line to said point bears North 44°46'23" East;

Thence, southeasterly 27.31 feet, along said curve and northerly line, through a central angle of 5°42'38";

Thence, tangent from said curve, South 39°30'59" East 30.41 feet, along said northerly line, to a tangent curve concave northeasterly having a radius of 326.00 feet;

Thence, southeasterly, 32.49 feet, along said curve and northerly line, through a central angle of 5°42'38";

Thence, tangent from said curve, South 45°13'37" East 17.37 feet, along said northerly line, to a point hereinafter referred to as POINT "A";

Thence, along the northerly prolongation of the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, South 07°47'09" East 72.94 feet to the **True Point of Beginning of Parcel A.**

Contains 10,553 Sq. Ft. or 0.242 acres, more or less.

Parcel B:

Commencing at the southeast corner of the west one-half of the Northwest one-quarter of Section 17, Township 5 South, Range 5 West, San Bernardino Meridian;

Thence, along the east line of said west one-half of the Northwest one-quarter of said line also being the east line of that land described in a Grant Deed recorded April 25, 1977 as Instrument No. 71368, of Official Records of Riverside County, North 01°34'17" East 900.00 feet to the southeasterly most corner of the land described in a Deed recorded January 26, 1977 as Instrument No. 13560 of Official Records of Riverside County, said east line is also the centerline of "Horsethief Road" as shown on said Map Book 9, Pages 33 through 44;

Thence, along the southerly line of said land described in said Instrument No. 13560, North 89°23'04" West 44.00 feet to an angle point therein;

Thence, along the easterly line of said land described in a deed to the County of Riverside recorded February 24, 1986 as Instrument No. 41987, North 07°47'09" West 190.79 feet to the westerly right of way of Horsethief Canyon Road and a curve, concave southeasterly, having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from the centerline as shown on said Instrument No. 41987, said point also being on the westerly boundary of the Parcel described in said Instrument No. 13560 and as shown on State of California Department of Transportation Monumentation Map No. 407573, on file in State Highway Map Book 204, Page 977, in the office of the County Recorder of said Riverside County and relinquishment to County of Riverside, Book 9, Pages 33 through 44 of State Highway Maps, and the **True Point of Beginning of Parcel B;**

Thence, continuing along the westerly line of said Instrument No. 13560 and the northerly prolongation thereof and the easterly line of the hereinbefore described Parcel A, North 07°47'09" West 374.74 feet to Point "A" described in said Parcel A;

Thence, South 45°13'37" East 176.74 feet, along the northerly line of said Parcel B;

EXHIBIT "A"
VACATION OF A PORTION OF DE PALMA ROAD AND
A PORTION OF HORSETHIEF CANYON ROAD

Thence, South 33°46'21" East 16.32 feet, along said northerly line, to a point on a line parallel with and distant 50.00 feet northwesterly, measured at right angles from the centerline of Horsethief Canyon Road as shown on document recorded February 24, 1986 as Instrument No. 41987 of Official Records of Riverside County;

Thence, along said parallel line, South 24°58'17" West 91.00 feet to a tangent curve concave easterly having a radius of 550.00 feet, also being concentric with and distant 50.00 feet northwesterly, measured radially from said centerline of Horsethief Canyon Road as described by said Instrument No. 41987;

Thence, southwesterly, 157.98 feet along said curve through a central angle of 16°27'27" to the **True Point of Beginning of Parcel B.**

Contains 20,138 Sq. Ft. or 0.462 acres, more or less.

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




GERALD R. ANDERSON, L.S. 4400 01/12/2023
Date

LICENSE EXPIRES: SEPTEMBER 30, 2023

[XLD-002]

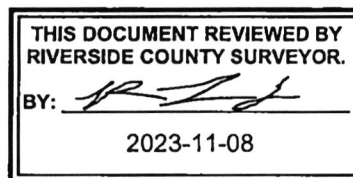
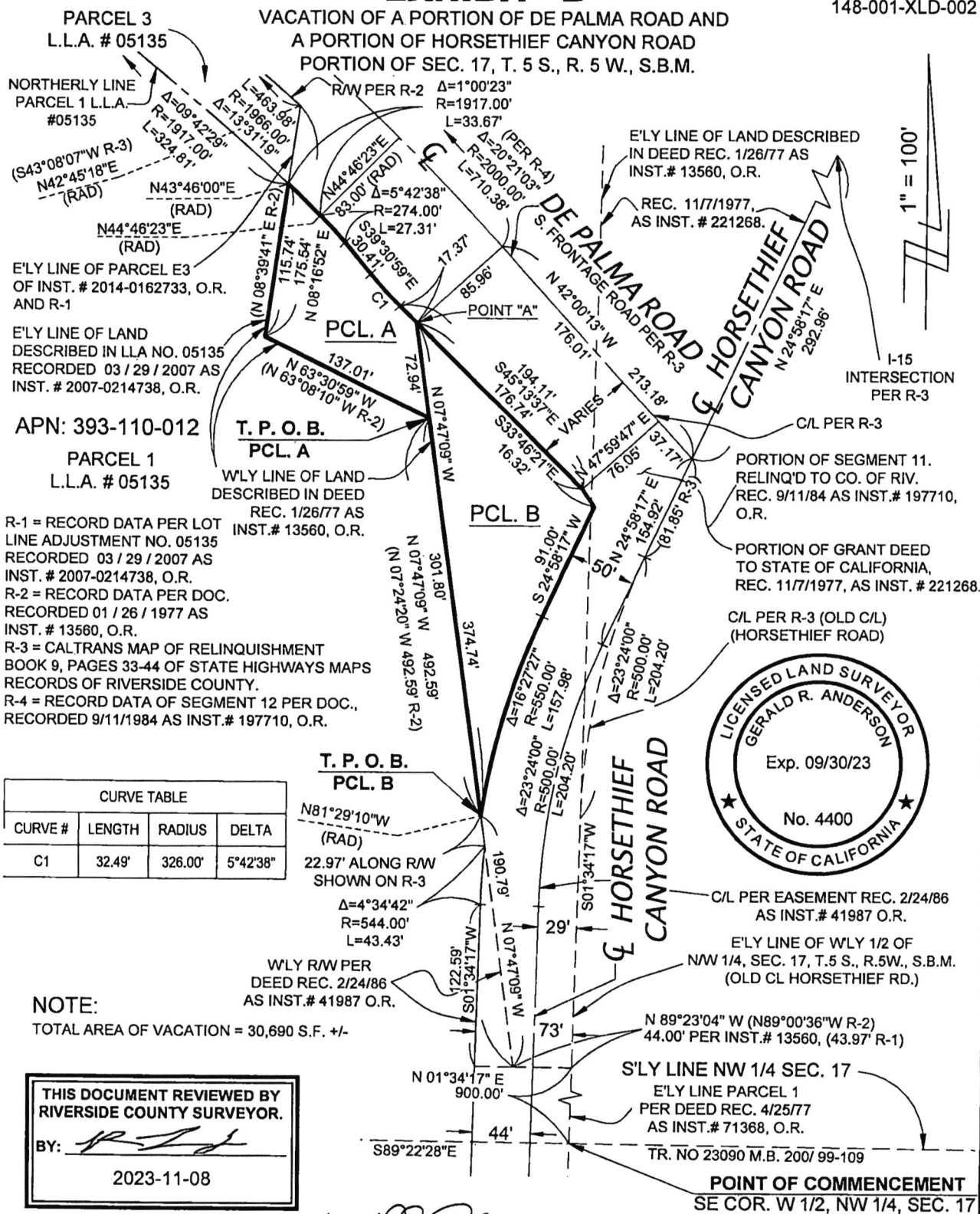


EXHIBIT "B"

SHEET 1 OF 1
148-001-XLD-002

VACATION OF A PORTION OF DE PALMA ROAD AND A PORTION OF HORSETHIEF CANYON ROAD PORTION OF SEC. 17, T. 5 S., R. 5 W., S.B.M.

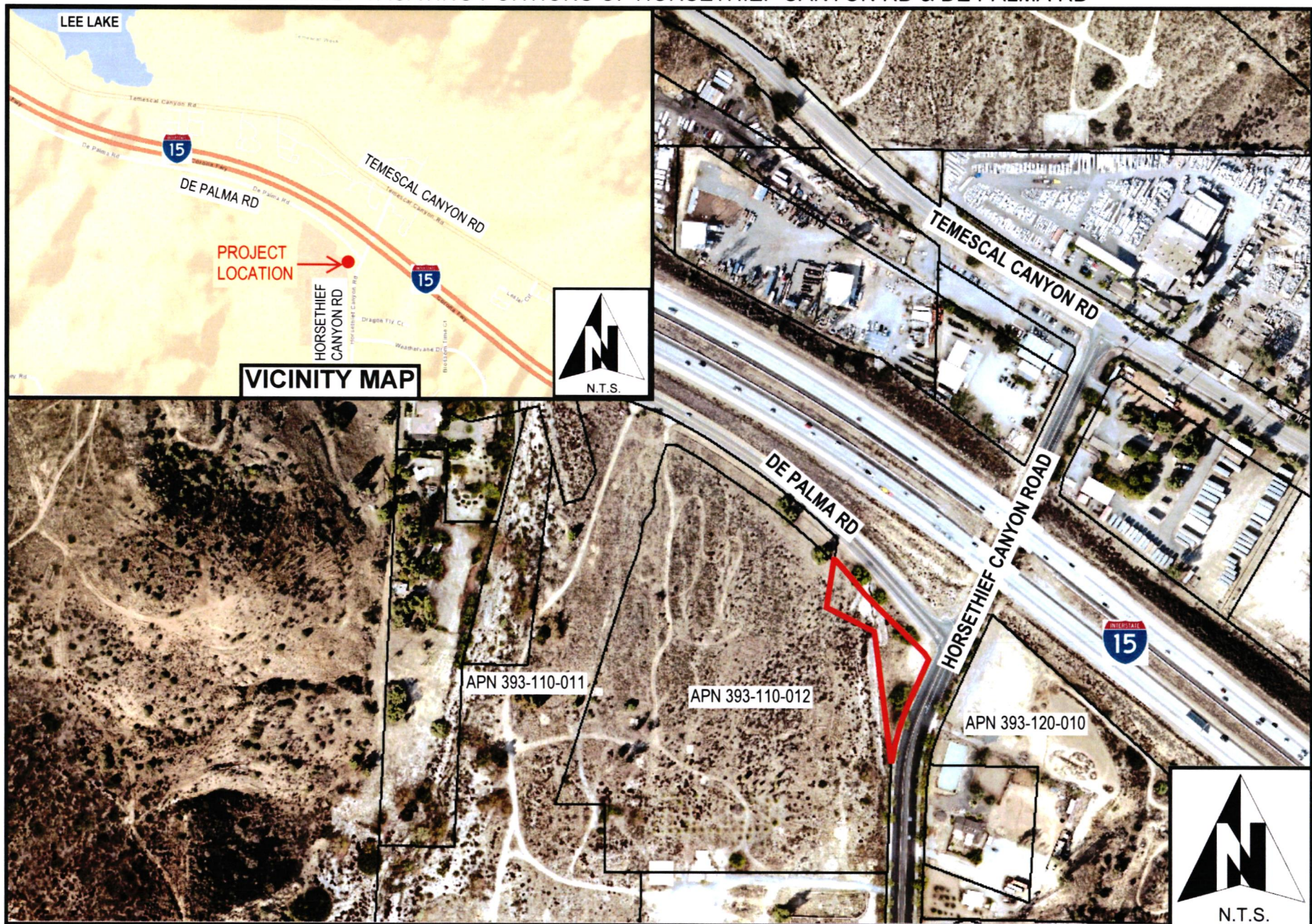


CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	32.49'	326.00'	5°42'38"



[Signature] 01/12/2023
GERALD R. ANDERSON, L.S. 4400
MY LICENSE EXPIRES SEPT. 30, 2023

ATTACHMENT "A"
SUMMARILY VACATING PORTIONS OF HORSETHIEF CANYON RD & DE PALMA RD



 INDICATES AREA TO BE VACATED

NOTE: TO BE REMOVED PRIOR TO RECORDING