

RECORDING REQUESTED BY
CITY OF MENIFEE

When recorded, return to:

City Clerk
For
The Engineering Dept.
29844 Haun Road
Menifee, CA 92586

No Fee, Government Code Section 6103
Benefit of City of Menifee

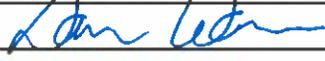
NOTICE OF LOT LINE ADJUSTMENT NO. 24-002

RECORD OWNERS	EXISTING PARCELS (Assessor Parcel Numbers)
PULTE HOME COMPANY, LLC, A MIGHIGAN LIMITED LIABILITY COMPANY	340-610-001 THRU 340-610-033, 340-580-001 THRU 340-580-044 340-581-001 THRU 340-581-002 & 340-581-003 THRU 340-581-004 340-590-001 THRU 340-590-033, 340-591-001 THRU 340-591-022 340-600-001 THRU 340-600-003, 340-601-001 THRU 340-601-007 340-602-001 THRU 340-602-008, 340-603-001 THRU 340-603-043
CITY OF MENIFEE	340-050-033, 340-580-047, 340-581-005

LEGAL DESCRIPTION OF ADJUSTED PARCELS

See attached Legal Description - Exhibit "A"

SIGNATURE(S) OF RECORDED OWNER(S) (Must be Notarized)

Print Name/Title: DARREN WARREN, VP OF LAND ACQUISITION & DEVELOPMENT	Signature: 
Print Name/Title: ARMANDO G. VILLA/ CITY MANAGER	Signature:
Print Name/Title:	Signature:
Print Name/Title:	Signature:

CITY ENGINEER'S APPROVAL - CITY OF MENIFEE

This document reviewed by City Engineer.

Signature: Alberto Paiva, RCE: 53534 Date:

CITY CLERK ATTEST - CITY OF MENIFEE

Signature: Print Name: Date:

NOTARY ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)

COUNTY OF Orange)

On June 10, 2024 before me, Taylor Colleen Block, Notary Public
(Date) (Name and Title of officer)

personally appeared Darren Warren, who
(Name(s) of signer(s))

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Notary Public

{SEAL}

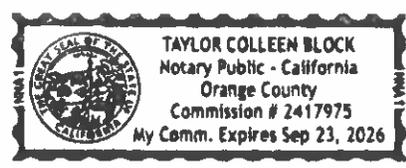


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "AA"

PORTIONS OF PARCEL "A" OF LOT LINE ADJUSTMENT NO. LLA24-001, RECORDED _____, 2024 AS INSTRUMENT NO. 2024-_____ TOGETHER WITH PORTIONS OF LOTS 199 AND 202 OF TRACT MAP NO. 32101 RECORDED IN MAP BOOK 446, PAGES 42 THROUGH 49, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING WITHIN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID PARCEL "A";

THENCE ALONG THE SOUTHERLY LINE OF SAID PARCEL "A" SOUTH 89° 18' 47" EAST, A DISTANCE OF 991.04 FEET TO THE WESTERLY LINE OF PARCEL "B" OF SAID LOT LINE ADJUSTMENT NO. LLA24-001;

THENCE ALONG SAID WESTERLY LINE OF SAID PARCEL "B" NORTH 00° 41' 18" EAST, A DISTANCE OF 56.80 FEET;

THENCE ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL "B" NORTH 37° 55' 52" WEST, A DISTANCE OF 175.97 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 48.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 74° 21' 53" WEST;

THENCE CONTINUING NORTHWESTERLY ALONG SAID SOUTHWESTERLY LINE AND SAID CURVE THROUGH A CENTRAL ANGLE OF 83° 24' 18", A DISTANCE OF 69.88 FEET;

THENCE CONTINUING ALONG SAID SOUTHWESTERLY LINE NORTH 09° 02' 26" WEST, A DISTANCE OF 20.25 FEET;

THENCE CONTINUING ALONG SAID SOUTHWESTERLY LINE NORTH 36° 32' 13" WEST, A DISTANCE OF 69.30 FEET TO THE SOUTHERLY LINE OF PARCEL "C" OF SAID LOT LINE ADJUSTMENT NO. LLA24-001;

THENCE ALONG SAID SOUTHERLY LINE OF SAID PARCEL "C" NORTH 89° 54' 24" WEST, A DISTANCE OF 333.28 FEET TO THE SOUTHEASTERLY CORNER OF SAID PARCEL "C" ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 272.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 78° 13' 09" EAST;

THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL "C" AND SAID CURVE THROUGH A CENTRAL ANGLE OF 21° 58' 20", A DISTANCE OF 104.31 FEET;

THENCE CONTINUING ALONG THE NORTHWESTERLY LINE NORTH 33° 45' 11" EAST, A DISTANCE OF 278.97 FEET TO THE MOST NORTHERLY CORNER OF SAID LOT "C";

PREPARED BY: RTM ENGINEERING CONSULTANTS
357 N. SHERIDAN STREET, STE. 117
CORONA, CA 92878

DATE PREPARED: JUNE 4, 2024

SHEET 1 OF 8

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "AA" (CONTINUED)

THENCE ALONG THE NORTHEASTERLY LINE OF SAID PARCEL "C" SOUTH 36° 58' 50" EAST, A DISTANCE OF 363.70 FEET TO THE MOST EASTERLY CORNER OF SAID PARCEL "C" ALSO BEING THE MOST NORTHERLY CORNER OF SAID PARCEL "B";

THENCE ALONG THE NORTHEASTERLY LINE OF SAID PARCEL "B" SOUTH 36° 58' 50" EAST, A DISTANCE OF 209.17 FEET TO AN ANGLE POINT IN SAID NORTHEASTERLY LINE OF SAID PARCEL "B";

THENCE CONTINUING ALONG SAID NORTHEASTERLY LINE SOUTH 89° 31' 15" EAST, A DISTANCE OF 36.71 FEET;

THENCE CONTINUING ALONG SAID NORTHEASTERLY LINE SOUTH 38° 25' 43" EAST, A DISTANCE OF 162.14 FEET;

THENCE CONTINUING ALONG SAID NORTHEASTERLY LINE SOUTH 72° 33' 25" EAST, A DISTANCE OF 58.55 FEET;

THENCE CONTINUING ALONG SAID NORTHEASTERLY LINE SOUTH 17° 26' 35" WEST, A DISTANCE OF 35.15 FEET TO SAID SOUTHERLY LINE OF SAID PARCEL "A";

THENCE ALONG SAID SOUTHERLY LINE SOUTH 89° 18' 47" EAST, A DISTANCE OF 890.14 FEET TO THE SOUTHEASTERLY CORNER OF SAID PARCEL "A";

THENCE ALONG THE EASTERLY LINE OF SAID PARCEL "A" NORTH 00° 35' 59" EAST, A DISTANCE OF 215.06 FEET;

THENCE LEAVING THE EASTERLY LINE NORTH 08° 39' 19" WEST, A DISTANCE OF 59.11 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1959.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12° 19' 56", A DISTANCE OF 421.65 FEET;

THENCE NORTH 20° 59' 15" WEST, A DISTANCE OF 131.66 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 1841.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 09° 51' 50", A DISTANCE OF 316.94 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "AA" (CONTINUED)

THENCE NORTH 11° 07' 25" WEST, A DISTANCE OF 184.35 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1959.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01° 35' 10", A DISTANCE OF 54.23 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE EASTERLY HAVING A RADIUS OF 1300.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 77° 17' 25" WEST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 10' 10", A DISTANCE OF 3.84 FEET;

THENCE NORTH 12° 32' 25" WEST, A DISTANCE OF 141.08 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1300.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12° 52' 56", A DISTANCE OF 292.29 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1976.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 64° 34' 39" WEST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 03° 57' 34", A DISTANCE OF 136.55 FEET;

THENCE NORTH 29° 22' 55" WEST, A DISTANCE OF 64.80 FEET;

THENCE NORTH 19° 14' 18" EAST, A DISTANCE OF 21.21 FEET TO A POINT OF CUSP OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 1924.19 FEET TO WHICH A RADIAL LINE BEARS SOUTH 29° 45' 48" EAST, SAID CURVE ALSO BEING THE NORTHWESTERLY LINE OF SAID PARCEL "A" AND THE SOUTHEASTERLY RIGHT-OF-WAY OF LINE OF DOMENIGONI PARKWAY (76.00 FEET SOUTHEASTERLY HALF WIDTH);

THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 25° 51' 41", A DISTANCE OF 868.52 FEET;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE SOUTH 34° 22' 31" WEST, A DISTANCE OF 677.52 FEET;

THENCE LEAVING SAID NORTHWESTERLY LINE AND SAID SOUTHEASTERLY RIGHT-OF-WAY LINE SOUTH 56° 14' 56" EAST, A DISTANCE OF 126.06 FEET;

PREPARED BY: RTM ENGINEERING CONSULTANTS
357 N. SHERIDAN STREET, STE. 117
CORONA, CA 92878

DATE PREPARED: JUNE 4, 2024

SHEET 3 OF 8

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "AA" (CONTINUED)

THENCE SOUTH 33° 45' 04" WEST, A DISTANCE OF 147.95 FEET;

THENCE NORTH 56° 14' 56" WEST, A DISTANCE OF 127.67 FEET TO SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE SOUTH 34° 22' 31" WEST, A DISTANCE OF 242.86 FEET;

THENCE LEAVING SAID NORTHWESTERLY LINE AND SAID SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 88° 27' 58" EAST, A DISTANCE OF 33.45 FEET;

THENCE SOUTH 24° 52' 59" WEST, A DISTANCE OF 100.22 FEET;

THENCE SOUTH 10° 53' 00" WEST, A DISTANCE OF 78.09 FEET;

THENCE NORTH 74° 06' 38" WEST, A DISTANCE OF 78.82 FEET TO SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE SOUTH 34° 22' 31" WEST, A DISTANCE OF 388.66 FEET TO THE POINT OF BEGINNING.

CONTAINING: 49.37 ACRES, MORE OR LESS.

EXHIBIT "B": ATTACHED HERETO AND MADE A PART THEREOF.

SUBJECT TO: COVENANTS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "BB"

PORTIONS OF PARCEL "A" OF LOT LINE ADJUSTMENT NO. LLA24-001, RECORDED _____, 2024 AS INSTRUMENT NO. 2024-_____ TOGETHER WITH ALL OF LOT 201 OF TRACT MAP NO. 32101 RECORDED IN MAP BOOK 446, PAGES 42 THROUGH 49, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING WITHIN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL OF LOT 201 OF TRACT MAP NO. 32101 RECORDED IN MAP BOOK 446, PAGES 42 THROUGH 49, INCLUSIVE TOGETHER WITH THAT PORTION OF LOT "A" LYING EASTERLY OF THE EASTERLY LINE OF HEREIN DESCRIBED PARCEL "AA", BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID PARCEL "AA" ALSO BEING THE SOUTHEASTERLY CORNER OF SAID PARCEL "A" OF SAID LOT LINE ADJUSTMENT NO. LLA24-001;

THENCE ALONG THE EASTERLY LINE OF SAID PARCEL "A" NORTH 00° 35' 59" EAST, A DISTANCE OF 215.06 FEET;

THENCE LEAVING THE EASTERLY LINE NORTH 08° 39' 19" WEST, A DISTANCE OF 59.11 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1959.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12° 19' 56", A DISTANCE OF 421.65 FEET;

THENCE NORTH 20° 59' 15" WEST, A DISTANCE OF 131.66 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 1841.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 09° 51' 50", A DISTANCE OF 316.94 FEET;

THENCE NORTH 11° 07' 25" WEST, A DISTANCE OF 184.35 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1959.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01° 35' 10", A DISTANCE OF 54.23 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE EASTERLY HAVING A RADIUS OF 1300.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 77° 17' 25" WEST;

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357 N. SHERIDAN STREET, STE. 117
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DATE PREPARED: JUNE 4, 2024

SHEET 5 OF 8

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "BB" (CONTINUED)

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 10' 10", A DISTANCE OF 3.84 FEET;

THENCE NORTH 12° 32' 25" WEST, A DISTANCE OF 141.08 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1300.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12° 52' 56", A DISTANCE OF 292.29 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1976.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 64° 34' 39" WEST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 03° 57' 34", A DISTANCE OF 136.55 FEET;

THENCE NORTH 29° 22' 55" WEST, A DISTANCE OF 64.80 FEET;

THENCE NORTH 19° 14' 18" EAST, A DISTANCE OF 21.21 FEET FOR SAID EASTERLY LINE TO TERMINATE AT THE NORTHWESTERLY LINE OF SAID LOT "A" OF LOT LINE ADJUSTMENT NO. LLA24-001 ALSO BEING THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF DOMENIGONI PARKWAY (76.00 FEET SOUTHEASTERLY HALF WIDTH).

CONTAINING: 11.20 ACRES, MORE OR LESS.

EXHIBIT "B": ATTACHED HERETO AND MADE A PART THEREOF.

SUBJECT TO: COVENANTS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "CC"

PORTIONS OF PARCEL "A" OF LOT LINE ADJUSTMENT NO. LLA24-001, RECORDED _____, 2024 AS INSTRUMENT NO. 2024-_____ TOGETHER WITH PORTIONS OF LOT 202 OF TRACT MAP NO. 32101 RECORDED IN MAP BOOK 446, PAGES 42 THROUGH 49, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING WITHIN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF SAID PARCEL "AA", ALSO BEING THE SOUTHEASTERLY RIGHT-OF-WAY OF DOMENIGONI PARKWAY (76.00 FEET SOUTHEASTERLY HALF WIDTH);

THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL "AA" AND SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 34° 22' 31" EAST, A DISTANCE OF 388.66 FEET TO THE **POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 34° 22' 31" EAST, A DISTANCE OF 175.84 FEET;

THENCE LEAVING SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 88° 27' 58" EAST, A DISTANCE OF 33.45 FEET;

THENCE SOUTH 24° 52' 59" WEST, A DISTANCE OF 100.22 FEET;

THENCE SOUTH 10° 53' 00" WEST, A DISTANCE OF 78.09 FEET;

THENCE NORTH 74° 06' 38" WEST, A DISTANCE OF 78.82 FEET TO THE **POINT OF BEGINNING**.

CONTAINING: 0.19 ACRES, MORE OR LESS.

EXHIBIT "B": ATTACHED HERETO AND MADE A PART THEREOF.

SUBJECT TO: COVENANTS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.

PREPARED BY: RTM ENGINEERING CONSULTANTS
357 N. SHERIDAN STREET, STE. 117
CORONA, CA 92878

DATE PREPARED: JUNE 4, 2024

SHEET 7 OF 8

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL "DD"

PORTIONS OF PARCEL "A" OF LOT LINE ADJUSTMENT NO. LLA24-001, RECORDED _____, 2024 AS INSTRUMENT NO. 2024-_____ TOGETHER WITH PORTIONS OF LOT 199 OF TRACT MAP NO. 32101 RECORDED IN MAP BOOK 446, PAGES 42 THROUGH 49, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, LYING WITHIN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF SAID PARCEL "AA", ALSO BEING THE SOUTHEASTERLY RIGHT-OF-WAY OF DOMENIGONI PARKWAY (76.00 FEET SOUTHEASTERLY HALF WIDTH);

THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL "AA" AND SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 34° 22' 31" EAST, A DISTANCE OF 807.36 FEET TO THE **POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 34° 22' 31" EAST, A DISTANCE OF 147.95 FEET;

THENCE LEAVING SAID NORTHWESTERLY LINE AND SOUTHEASTERLY RIGHT-OF-WAY LINE SOUTH 56° 14' 56" EAST, A DISTANCE OF 126.06 FEET;

THENCE SOUTH 33° 45' 04" WEST, A DISTANCE OF 147.95 FEET;

THENCE NORTH 56° 14' 56" WEST, A DISTANCE OF 127.67 FEET TO THE **POINT OF BEGINNING**.

CONTAINING: 0.43 ACRES, MORE OR LESS.

EXHIBIT "B": ATTACHED HERETO AND MADE A PART THEREOF.

SUBJECT TO: COVENANTS, RESERVATIONS, RESTRICTIONS, RIGHT-OF-WAY AND EASEMENTS OF RECORD, IF ANY.


ROBERT SCIPIOBLUME
P.L.S. NO. 9154

6/4/24
DATE



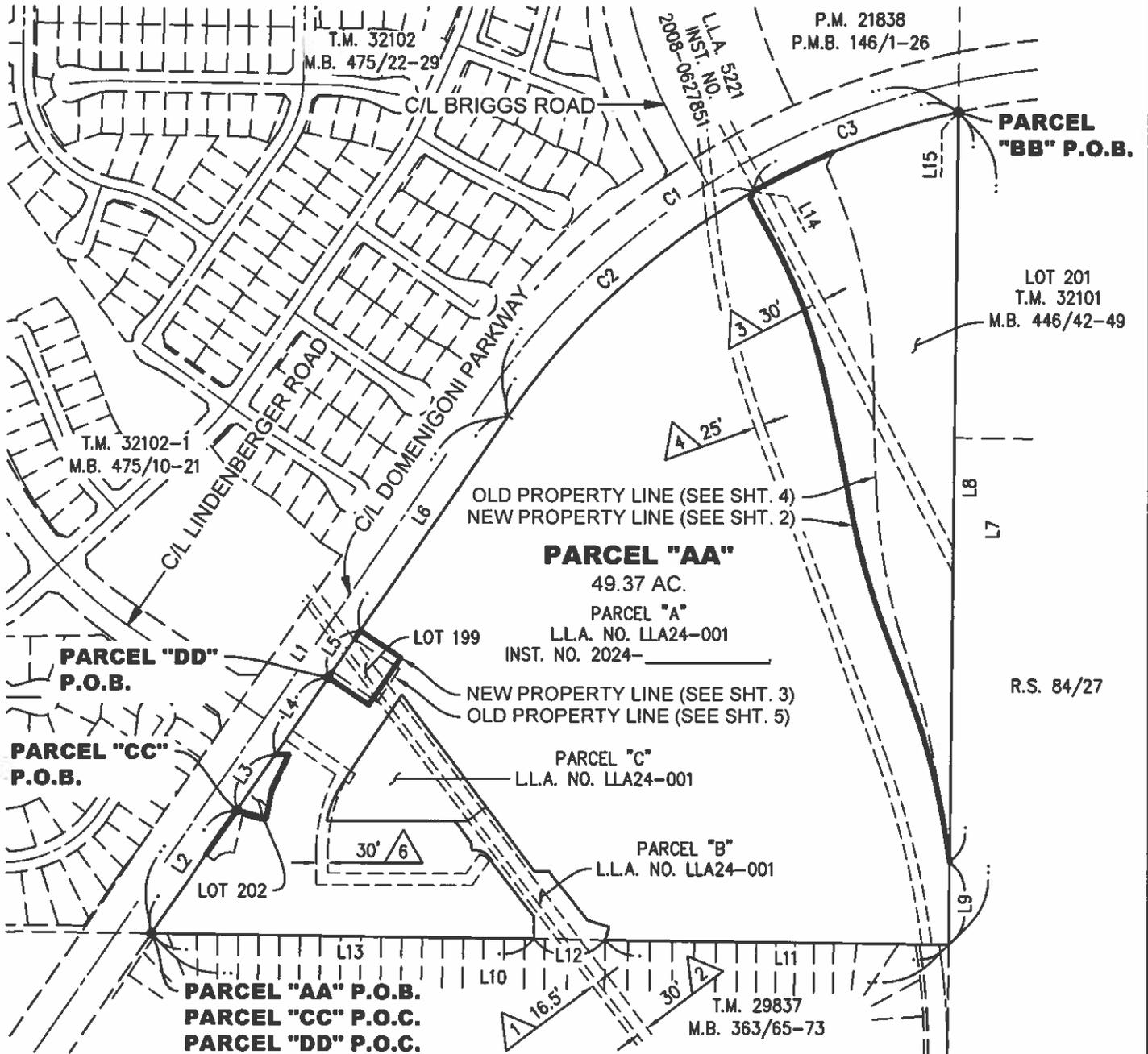
PREPARED BY: RTM ENGINEERING CONSULTANTS
357 N. SHERIDAN STREET, STE. 117
CORONA, CA 92878

DATE PREPARED: JUNE 4, 2024

SHEET 8 OF 8

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M



NOTE

- SHEET 2 - NEW PROPERTY LINE INFORMATION
- SHEET 3 - NEW PROPERTY LINE INFORMATION
- SHEET 4 - OLD PROPERTY LINE INFORMATION
- SHEET 5 - OLD PROPERTY LINE INFORMATION
- SHEET 6 - LINE AND CURVE DATA TABLES
- SHEET 7 - EASEMENT NOTES, LEGEND, AREAS, NOTES



SCALE: 1"=400'



357 N. Sheridan St.
Suite 117
Corona, CA 92878
Phone: 951.279.1800
Fax: 951.279.4380

DATE PREPARED: JUNE 4, 2024

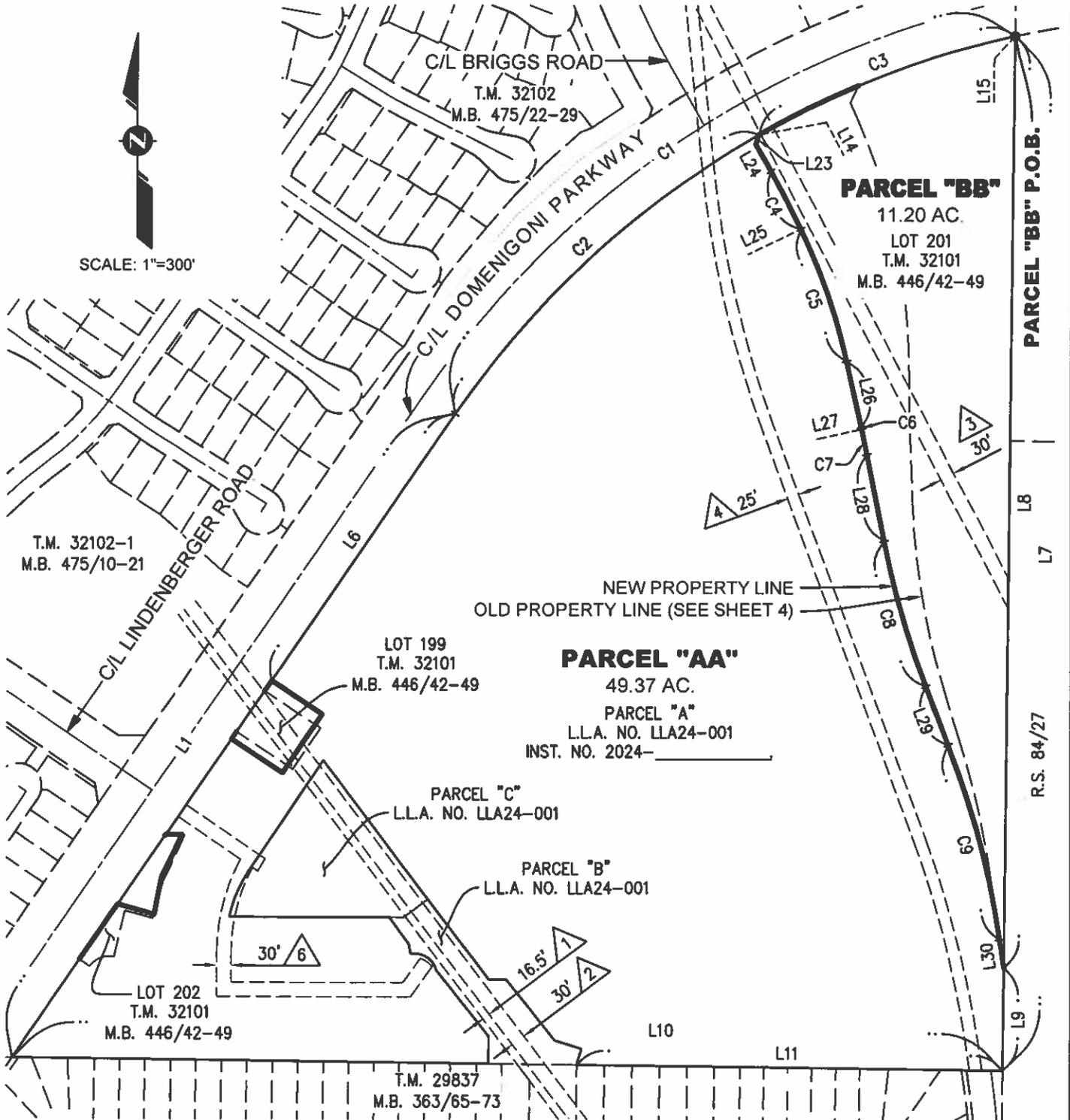
SHEET 1 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M



SCALE: 1"=300'



PARCEL "AA"

49.37 AC.
PARCEL "A"
L.L.A. NO. LLA24-001
INST. NO. 2024-

PARCEL "BB"

11.20 AC.
LOT 201
T.M. 32101
M.B. 446/42-49

LOT 199
T.M. 32101
M.B. 446/42-49

PARCEL "C"
L.L.A. NO. LLA24-001

PARCEL "B"
L.L.A. NO. LLA24-001

LOT 202
T.M. 32101
M.B. 446/42-49

T.M. 29837
M.B. 363/65-73



357 N. Sheridan St.
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DATE PREPARED: JUNE 4, 2024

SHEET 2 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M

T.M. 32102-1
M.B. 475/10-21

PARCEL "AA"
49.37 AC.
PARCEL "A"
L.L.A. NO. LLA24-001
INST. NO. 2024-_____

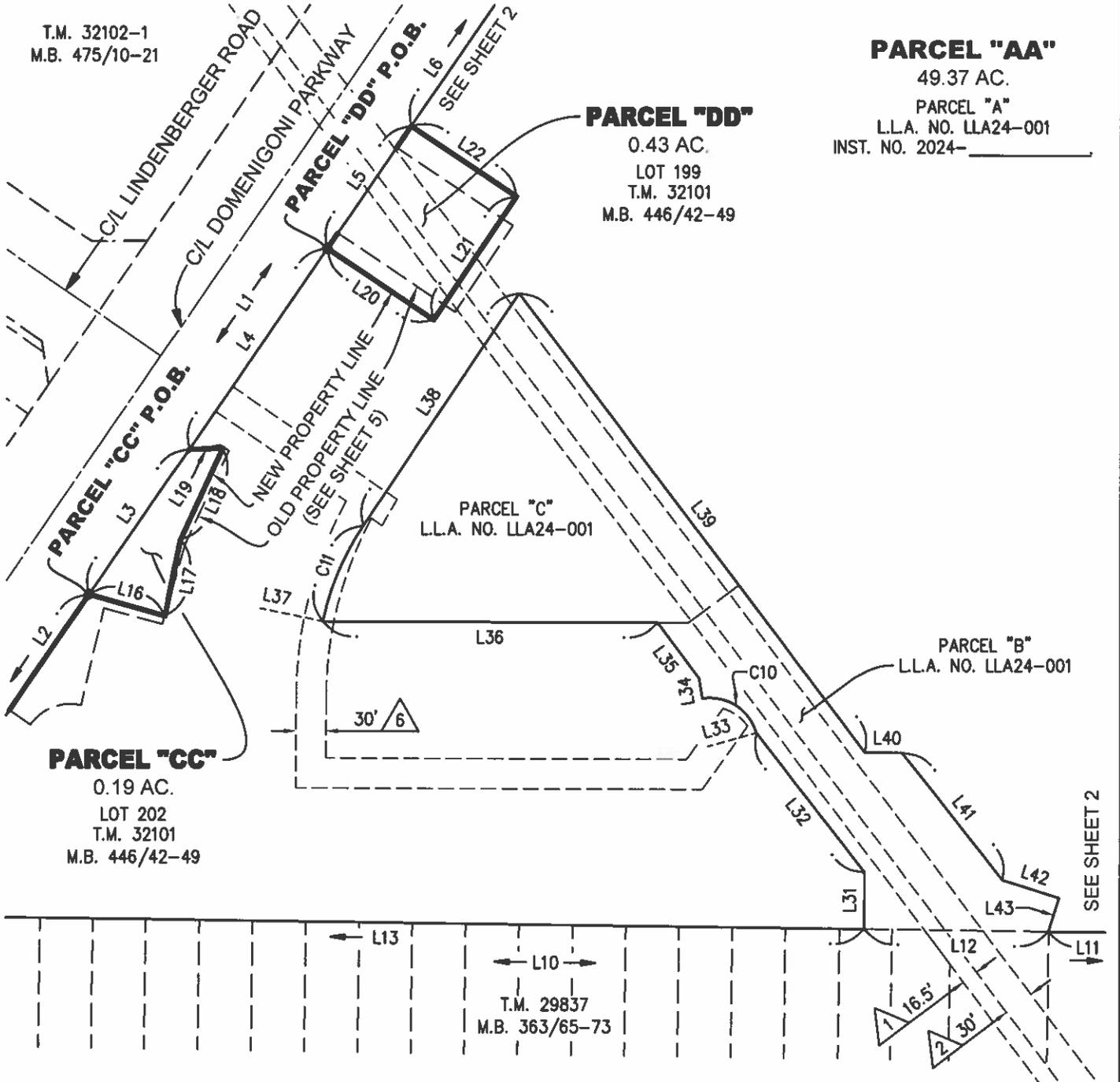
PARCEL "DD"
0.43 AC.
LOT 199
T.M. 32101
M.B. 446/42-49

PARCEL "CC"
0.19 AC.
LOT 202
T.M. 32101
M.B. 446/42-49

PARCEL "C"
L.L.A. NO. LLA24-001

PARCEL "B"
L.L.A. NO. LLA24-001

T.M. 29837
M.B. 363/65-73



SCALE: 1"=150'



357 N. Sheridan St.
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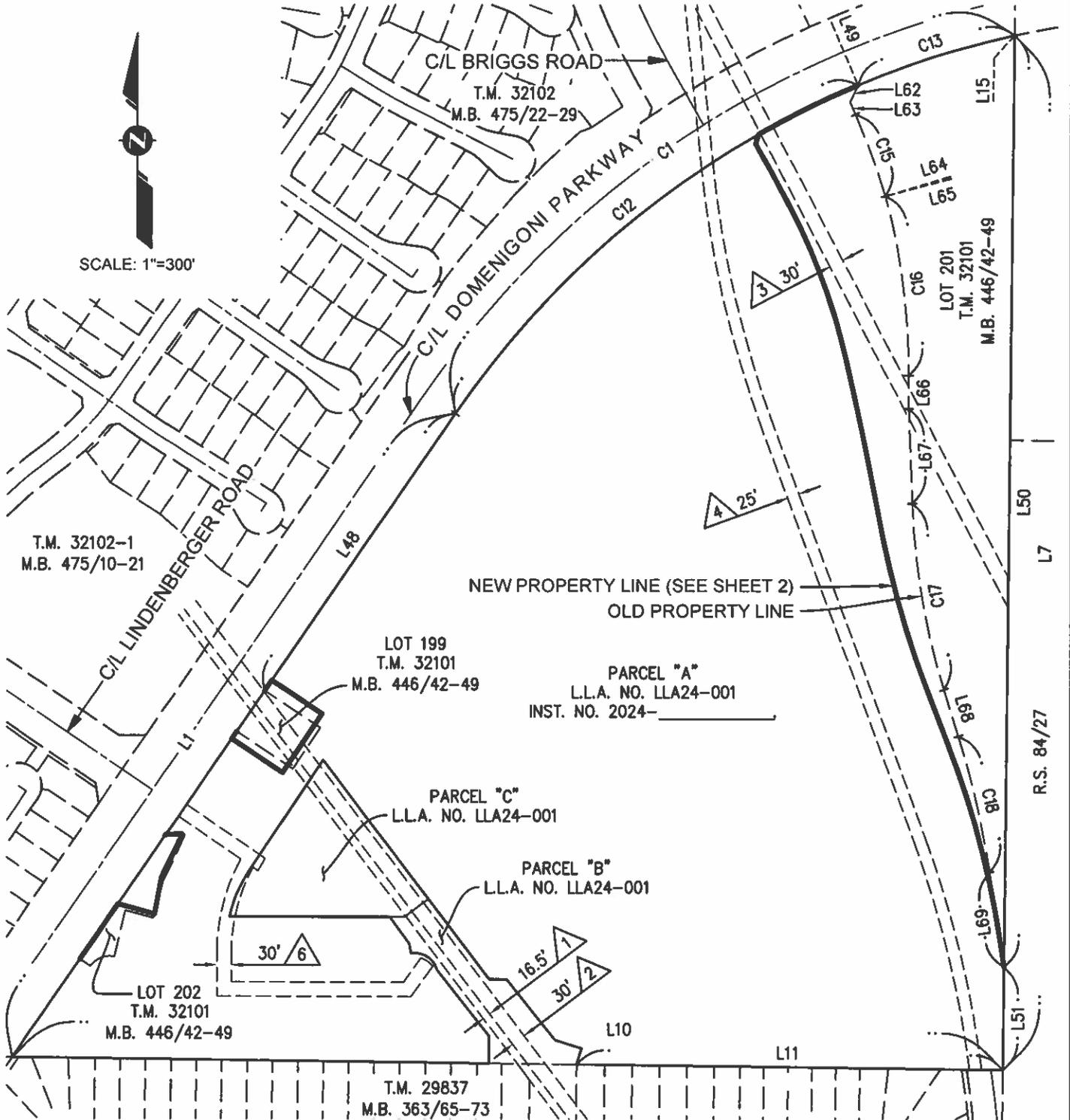
SHEET 3 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M



SCALE: 1"=300'



357 N. Sheridan St.
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SHEET 4 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M

T.M. 32102-1
M.B. 475/10-21

LOT 199
T.M. 32101
M.B. 446/42-49

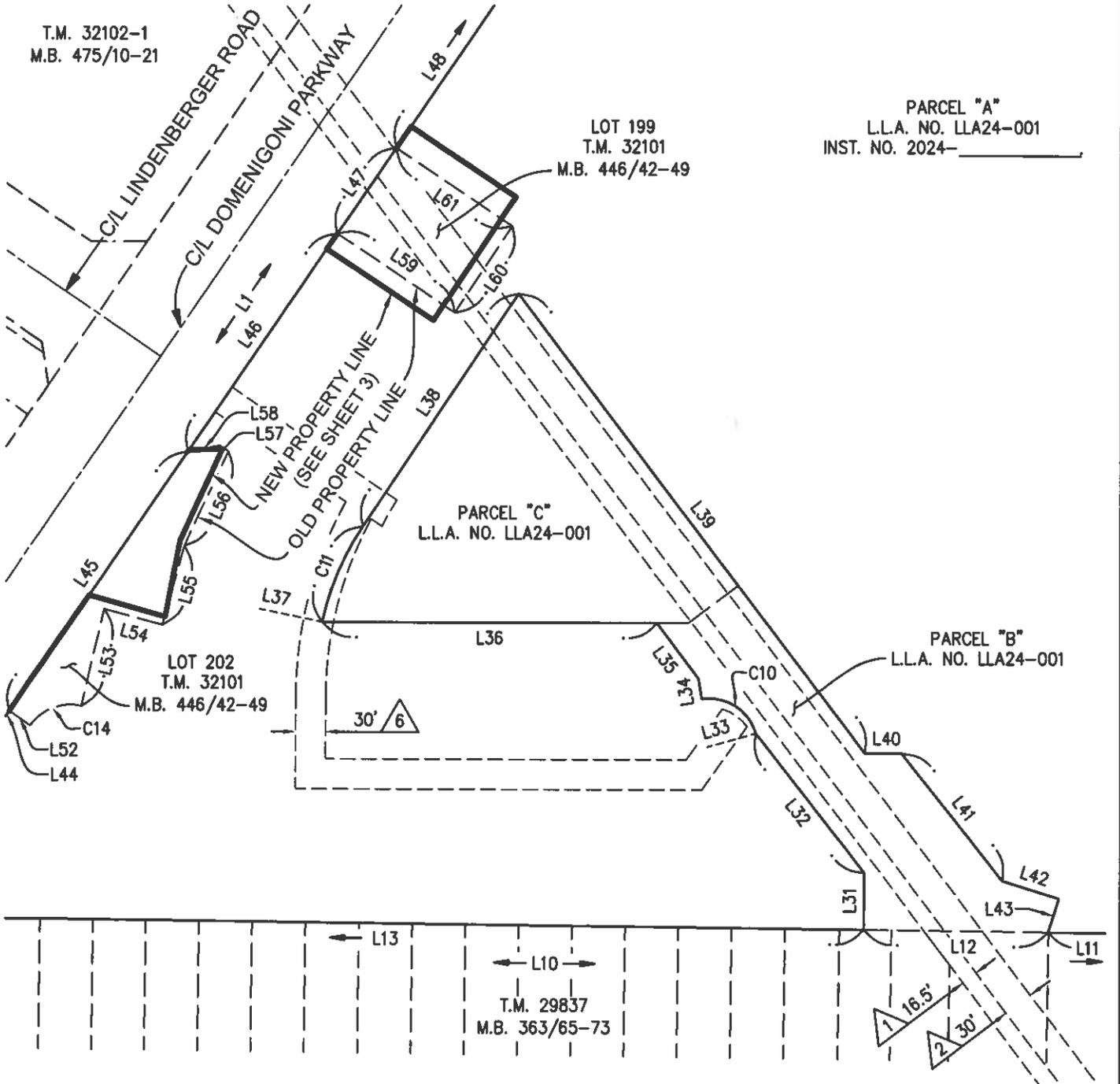
PARCEL "A"
L.L.A. NO. LLA24-001
INST. NO. 2024-_____

PARCEL "C"
L.L.A. NO. LLA24-001

PARCEL "B"
L.L.A. NO. LLA24-001

LOT 202
T.M. 32101
M.B. 446/42-49

T.M. 29837
M.B. 363/65-73



SCALE: 1"=150'



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SHEET 5 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M

LINE TABLE		
NO.	BEARING	LENGTH
L1	(N34°22'31"E)	(1,632.83')
L2	(N34°22'31"E)	388.66'
L3	(N34°22'31"E)	175.84'
L4	(N34°22'31"E)	242.86'
L5	(N34°22'31"E)	147.95'
L6	(N34°22'31"E)	677.52'
L7	(N0°35'59"E)	(2,163.28')
L8	(N0°35'59"E)	1,948.22'
L9	(N0°35'59"E)	215.06'
L10	(N89°18'47"W)	(2,064.74')
L11	(N89°18'47"W)	[890.14']
L12	(N89°18'47"W)	[183.56']

LINE TABLE		
NO.	BEARING	LENGTH
L13	(N89°18'47"W)	[991.04']
L14	N29°45'48"W(R)	(R=1,924.19')
L15	(N12°41'38"W(R))	(R=1,924.19')
L16	N74°06'38"W	78.82'
L17	N10°53'00"E	78.09'
L18	N24°52'59"E	100.22'
L19	N88°27'58"E	33.45'
L20	N56°14'56"W	127.67'
L21	N33°45'04"E	147.95'
L22	N56°14'56"W	126.06'
L23	N19°14'18"E	21.21'
L24	N29°22'55"W	64.80'
L25	N64°34'39"E(R)	PCC
L26	N12°32'25"W	141.08'
L27	N77°17'25"E(R)	PRC
L28	N11°07'25"W	184.35'
L29	N20°59'15"W	131.66'
L30	N8°39'19"W	59.11'
L31	[N0°41'18"E]	[56.80']
L32	[N37°55'52"W]	[175.97']
L33	[N74°21'53"E(R)]	[R=48.00']
L34	[N9°02'26"W(R)]	[20.25']
L35	[N36°32'13"W]	[69.30']
L36	[N89°54'24"W]	[333.28']
L37	[N78°13'09"W(R)]	[R=272.00']
L38	[N33°45'11"E]	[278.97']
L39	[N36°58'50"W]	[572.87']
L40	[N89°31'15"W]	[36.71']
L41	[N38°25'43"W]	[162.14']

LINE TABLE		
NO.	BEARING	LENGTH
L42	[N72°33'25"W]	[58.55']
L43	[N17°26'35"E]	[35.15']
L44	(N34°22'31"E)	(248.40')
L45	(N34°22'31"E)	(314.05')
L46	(N34°22'31"E)	(263.35')
L47	(N34°22'31"E)	(103.56')
L48	(N34°22'31"E)	(703.47')
L49	(N22°54'13"W(R))	(R=1,924.19')
L50	(N0°35'59"E)	(1,948.10')
L51	(N0°35'59"E)	(215.18')
L52	(N55°37'22"W)	(25.77')
L53	(N13°00'08"E)	(99.35')
L54	(N74°54'36"W)	(60.37')
L55	(N15°16'28"E)	(81.81')
L56	(N24°55'13"E)	(103.97')
L57	(N55°37'23"W)	(10.24')
L58	(N79°22'34"E)	(32.47')
L59	(N56°14'59"W)	(140.79')
L60	(N33°45'01"E)	(103.55')
L61	(N56°14'59"W)	(139.66')
L62	(N24°37'51"E)	(39.31')
L63	(N23°57'54"W)	(27.57')
L64	(N73°06'23"E(PCC))	(R=1,476.00')
L65	(N75°11'58"E(PCC))	(R=1,459.00')
L66	(N0°04'28"E)	(69.30')
L67	(N2°10'27"W)	(198.16')
L68	(N17°06'51"W)	(101.69')
L69	(N8°39'13"W)	(200.48')

CURVE TABLE			
NO.	DELTA	RADIUS	LENGTH
C1	(42°55'51")	(1,924.19')	(1,441.77')
C2	25°51'41"	(1,924.19')	868.52'
C3	17°04'10"	(1,924.19')	573.25'
C4	3°57'34"	1,976.00'	136.55'
C5	12°52'56"	1,300.00'	292.29'
C6	0°10'10"	1,300.00'	3.84'
C7	1°35'10"	1,959.00'	54.23'
C8	9°51'50"	1,841.00'	316.94'
C9	12°19'56"	1,959.00'	421.65'
C10	[83°24'18"]	[48.00']	[69.88']
C11	[21°58'20"]	[272.00']	[104.31']
C12	(32°43'16")	(1,924.19')	(1,098.89')
C13	(10°12'35")	(1,924.19')	(342.88')
C14	(68°37'30")	(48.00')	(57.50')
C15	(7°04'17")	(1,476.00')	(182.16')
C16	(14°52'30")	(1,459.00')	(378.78')
C17	(14°56'24")	(1,521.00')	(396.60')
C18	(8°27'38")	(1,979.00')	(292.22')



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DATE PREPARED: JUNE 4, 2024

SHEET 6 OF 7

EXHIBIT "B"
PLAT

LOCATED IN SECTION 36, TOWNSHIP 5 SOUTH, RANGE 3 WEST, S.B.M

EASEMENT NOTES:

- ① INDICATES AN EXISTING EASEMENT FOR PIPE LINES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, RECORDED AUGUST 12, 1949, IN BOOK 1101, PAGE 245, OF OFFICIAL RECORDS. SUBJECT TO AN AMENDMENT TO RIGHT-OF-WAY BY AND BETWEEN SOUTHERN CALIFORNIA GAS COMPANY, SUCCESSOR BY MERGER WITH SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA AND THE LUSK COMPANY, RECORDED AUGUST 12, 1987, AS INSTRUMENT NO. 233675, OF OFFICIAL RECORDS.
- ② INDICATES AN EXISTING EASEMENT FOR PIPE LINES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, RECORDED OCTOBER 2, 1958, IN BOOK 2341, PAGE 353, OF OFFICIAL RECORDS. SUBJECT TO AN AMENDMENT TO RIGHT-OF-WAY BY AND BETWEEN SOUTHERN CALIFORNIA GAS COMPANY, SUCCESSOR BY MERGER WITH SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA AND THE LUSK COMPANY, RECORDED AUGUST 12, 1987, AS INSTRUMENT NO. 233675, OF OFFICIAL RECORDS.
- ③ INDICATES AN EXISTING EASEMENT FOR ELECTRIC LINES, TELEPHONE LINES, CABLES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, RECORDED FEBRUARY 2, 1968, AS INSTRUMENT NO. 10279, OF OFFICIAL RECORDS.
- ④ INDICATES AN EXISTING EASEMENT FOR EITHER OR BOTH POLE LINES, CONDUITS OR UNDERGROUND FACILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, RECORDED SEPTEMBER 30, 1986, AS INSTRUMENT NO. 86-240453, OF OFFICIAL RECORDS.
- 5 COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS IN THE DOCUMENT RECORDED AUGUST 18, 2015 AS INSTRUMENT NO. 2015-0367464 OF OFFICIAL RECORDS. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED ASSIGNMENT OF DECLARANT'S RIGHTS RECORDED JANUARY 19, 2024 AS INSTRUMENT NO. 2024-0018256 OF OFFICIAL RECORDS. (NOT PLOTTABLE)
- ⑥ INDICATES AN EXISTING EASEMENT FOR PUBLIC ACCESS AND PUBLIC UTILITY PURPOSES, IN FAVOR OF THE CITY OF MENIFEE, AS SHOWN ON PARCEL MAP NO. 38627, RECORDED IN BOOK 257, PAGES 98 THROUGH 102, INCLUSIVE, OF OFFICIAL RECORDS.

NOTES

NO DWELLINGS OR STRUCTURES LYING WITHIN AFFECTED AREA OF PARCELS.

THE PROPOSED LOT LINE WILL NOT LATERALLY INTERSECT A GRADED MANUFACTURED SLOPE.

NO DRAINAGE FROM THE TRIBUTARY AREA ABOVE A MANUFACTURED SLOPE WILL SHEET FLOW OVER THE SLOPE FACE.

RECORD OWNERS

PARCEL "A" OF LINE ADJUSTMENT NO. LLA24-001. INSTRUMENT NO. _____

PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY.

LOTS 199, 201 AND 202 OF TRACT MAP NO. 32101. M.B. 446/42-49.

CITY OF MENIFEE, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

AREAS

PARCEL "AA" = 49.37 AC.

PARCEL "BB" = 11.20 AC.

PARCEL "CC" = 0.19 AC.

PARCEL "DD" = 0.43 AC.

LEGEND

- — — — OLD PROPERTY LINE
- NEW PROPERTY LINE
- EXISTING LOT LINE TO REMAIN
- () - INDICATES RECORD DATA PER PARCEL MAP NO. 38627 P.M.B. 257/98-102
- [] - INDICATES RECORD DATA PER LOT LINE ADJUSTMENT NO. LLA24-001 INSTRUMENT NO. _____
- P.O.B. - INDICATES POINT OF BEGINNING
- P.O.C. - INDICATES POINT OF COMMENCEMENT
- T.P.O.B. - INDICATES TRUE POINT OF BEGINNING
- P.L. - INDICATES PROPERTY LINE



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SHEET 7 OF 7