

RETURN TO:
CITY OF MENIFEE
29714 Haun Road
Menifee, CA. 92586

FOR RECORDER'S USE

CERTIFICATE of ACCEPTANCE of EASEMENT
(GOVERNMENT CODE SECTION 27281)

THIS IS TO CERTIFY that the interest in real property granted by this easement from, FPG TRICON MENIFEE PROPERTY LLC, A DELAWARE LIMITED LIABILITY COMPANY to the CITY OF MENIFEE, is hereby accepted for the purpose of vesting title in the CITY OF MENIFEE on behalf of the public for public road and utility purposes. Grantee consents to recordation thereof by its duly authorized officer.

Dated: 4-26-23 CITY OF MENIFEE

By: Dan Lamb
R.C.E. 67008
CITY ENGINEER, CITY OF MENIFEE

THIS INSTRUMENT IS FOR
THE BENEFIT OF THE CITY OF
MENIFEE AND ENTITLED TO
BE RECORDED WITHOUT
FEE. (GOV. CODE 6103)

DOC # 2023-0119544

04/27/2023 08:00 AM Fees: \$0.00

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Recorded in Official Records

County of Riverside

Peter Aldana

Assessor-County Clerk-Recorder

**This document was electronically submitted
to the County of Riverside for recording**
Received by: ELENA #448

DTT:0

Project: DED 22-012
Parcel: PARCELS "A" & "B", LLA 22-002 &
LOT 2, TR. 32628, MB 427/18-24
APN: 372-050-037, 038, 039, 040, 041 & 042

PUBLIC UTILITY & PRIVATE ROAD EASEMENT

FPG TRICON MENIFEE PROPERTY LLC, A DELAWARE LIMITED LIABILITY COMPANY

Grant(s) to the CITY OF MENIFEE, a municipal corporation, a private road easement for public utility purposes together with the right of ingress and egress for emergency vehicles, over, upon, across, and within that real property in the City of Menifee, County of Riverside, State of California, described as follows:

SEE LEGAL DESCRIPTION AND PLAT ATTACHED HERETO AS
EXHIBITS "A" AND "B" AND MADE A PART HEREOF

SIGNATURE OF RECORDED OWNER(S) MUST BE NOTARIZED

FPG Tricon Menifee Property LLC,
a Delaware limited liability company

BY: FPG TRICON MENIFEE HOLDINGS LLC,
a Delaware limited liability company
Its Sole Member

By: FPG INVESTORS B2, LLC,
a California limited liability company,
Its Manager

By: Bing Chen
Bing Chen
Managing Director

ACKNOWLEDGMENT

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 April 24, 2023 before me, Brittany A. Stilwagner, Notary Public,
(here insert name and title of the officer)

personally appeared Bing Chen

who 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.

Signature

Brittany A. Stilwagner



(Seal)

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

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

PARCEL "A"

BEING A PORTION OF PARCEL "A" OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, S.B.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL "A";

THENCE SOUTH 89°29'16" EAST ALONG THE NORTHERLY LINE OF SAID PARCEL "A", A DISTANCE OF 253.58 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 89°29'16" EAST ALONG SAID NORTHERLY LINE, A DISTANCE OF 58.13 FEET TO THE NORTHWESTERLY CORNER OF PARCEL 1 AS DEDICATED TO THE CITY OF MENIFEE PER GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418390, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 44°29'16" EAST ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 8.49 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 64.13 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 6.00 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 367 SQUARE FEET, MORE OR LESS.

PARCEL "B"

BEING A PORTION OF LOT 2 OF TRACT NO. 32628, IN THE CITY OF MENIFEE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 427, PAGES 18 THROUGH 24, INCLUSIVE, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND PARCELS "A" THROUGH "D", INCLUSIVE OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, S.B.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL "A";

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°29'16" EAST ALONG THE NORTHERLY LINE OF SAID PARCEL "A", A DISTANCE OF 311.71 FEET TO THE NORTHWESTERLY CORNER OF PARCEL 1 AS DEDICATED TO THE CITY OF MENIFEE PER GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418390, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 44°29'16" EAST, ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 12.72 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE SOUTH 00°30'44" WEST, A DISTANCE OF 144.23 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "A"**;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 65.35 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 15.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 29°02'00" WEST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 61°33'12", AN ARC LENGTH OF 16.11 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°35'11" EAST, A DISTANCE OF 42.81 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 1.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 2.36 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°24'49" EAST, A DISTANCE OF 56.04 FEET

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 54.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1.50 FEET;

EXHIBIT "A"
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THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 2.36 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°35'11" WEST, A DISTANCE OF 16.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 18.84 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 72°44'33", AN ARC LENGTH OF 1.90 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 50.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 16°40'16" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°34'18", AN ARC LENGTH OF 28.71 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 69.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 25°31'23" EAST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 25°00'39", AN ARC LENGTH OF 30.12 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°29'16" WEST, A DISTANCE OF 9.38 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 83°17'18" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°13'26", AN ARC LENGTH OF 1.83 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°30'34" EAST, A DISTANCE OF 56.37 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 00°30'44" WEST, A DISTANCE OF 7.00 FEET;

EXHIBIT "A"
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THENCE NORTH 89°29'16" WEST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 00°30'34" WEST, A DISTANCE OF 56.19 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 81°33'35" WEST;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°55'41", AN ARC LENGTH OF 2.01 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°29'16" WEST, A DISTANCE OF 50.35 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 50.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 39°13'41" EAST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°30'59", AN ARC LENGTH DISTANCE OF 9.27 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1.50 FEET TO WHICH A RADIAL LINE BEARS SOUTH 28°42'42" WEST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 61°48'02", AN ARC LENGTH DISTANCE OF 1.62 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°30'44" EAST, A DISTANCE OF 22.67 FEET;

THENCE NORTH 89°29'16" EAST, A DISTANCE OF 19.00 FEET;

THENCE SOUTH 00°30'44" WEST, A DISTANCE OF 16.50 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°04'27", AN ARC LENGTH OF 2.36 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 63.24 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

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THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°24'49" WEST, A DISTANCE OF 56.63 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 1.50 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 2.36 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 113.41 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 05°50'53" EAST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 06°26'05", AN ARC LENGTH OF 1.63 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 56.50 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 56.50 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°55'42", AN ARC LENGTH OF 2.01 FEET;

THENCE NON-TANGED FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 62.36 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 8.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 38.00 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 8.00 FEET;

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THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 14.36 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 07°20'30" WEST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°55'41", AN ARC LENGTH OF 2.01 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 61.50 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 18.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 56.50 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE 07°55'42", AN ARC LENGTH OF 2.01 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 98.86 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 227.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°59'05", AN ARC LENGTH OF 15.79 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 09°31'03" EAST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°06'14", AN ARC LENGTH OF 2.56 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 56.50 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 13.50 FEET;

EXHIBIT "A"
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THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°135'11" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 62.23 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 227.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 80°10'52" WEST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 06°10'30", AN ARC LENGTH OF 24.46 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 15°59'38" EAST, A DISTANCE OF 7.77 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 173.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°36'54", AN ARC LENGTH OF 35.07 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°15'23" WEST, A DISTANCE OF 103.48 FEET TO THE NORTHERLY CORNER OF PARCEL 1 AS DEDICATED TO THE CITY OF MENIFEE PER GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418400, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 15°12'34" EAST, ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 14.56 FEET TO THE NORTHEASTERLY CORNER OF SAID PARCEL 1;

THENCE SOUTH 00°44'37" WEST, ALONG THE EASTERLY LINE AND SOUTHERLY PROLONGATION OF SAID PARCEL 1, A DISTANCE OF 36.00 FEET TO THE NORTHEASTERLY CORNER OF SAID PARCEL "B";

THENCE CONTINUING SOUTH 00°44'37" WEST, ALONG THE WESTERLY LINE AND SOUTHERLY PROLONGATION OF SAID PARCEL "B", A DISTANCE OF 36.00 FEET TO THE SOUTHEASTERLY CORNER OF PARCEL 2 AS DEDICATED TO THE CITY OF MENIFEE PER SAID GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418400, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 16°41'05" WEST, ALONG THE SOUTHEASTERLY LINE OF SAID PARCEL 2, A DISTANCE OF 14.56 FEET TO THE SOUTHERLY CORNER OF SAID PARCEL 2;

THENCE SOUTH 89°15'23" EAST, A DISTANCE OF 99.90 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE SOUTH 00°15'05" WEST, A DISTANCE OF 35.48 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 75.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 15°32'12", AN ARC LENGTH OF 20.34 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 65°07'14" WEST, A DISTANCE OF 2.08 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 25.50 FEET;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 25°27'57", AN ARC LENGTH OF 11.33 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 51.37 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 51.37 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 50.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°29'39", AN ARC LENGTH OF 6.61 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 63.65 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "B"**;

THENCE CONTINUING SOUTH 00°35'11" WEST, A DISTANCE OF 23.98 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°16'45" EAST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

EXHIBIT "A"
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THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°24'49" EAST, A DISTANCE OF 50.96 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 50.96 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN AR LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 16.53 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 1.62 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 52.33 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 1.62 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 16.53 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°16'45" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'49" WEST, A DISTANCE OF 50.96 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 50.96 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 16.53 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 1.62 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 5.08 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 1.38 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 42.17 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 1.38 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 5.08 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 1.62 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 16.53 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°16'45" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°24'49" EAST, A DISTANCE OF 50.96 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 10.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 50.96 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'49", AN ARC LENGTH OF 4.05 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 16.35 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 1.38 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 6.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 1.38 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 31.96 FEET;

THENCE SOUTH 28°06'58" EAST, A DISTANCE OF 18.54 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 4.86 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 9.06 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 50.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 54°33'59" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 34°51'56", AN ARC LENGTH OF 30.73 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°34'05" WEST, A DISTANCE OF 59.59 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 25.00 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 59.59 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 25.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 13°21'08", AN ARC LENGTH OF 5.94 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 113.75 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 74°34'08" EAST;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 15°59'57", AN ARC LENGTH OF 4.05 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°34'05" WEST, A DISTANCE OF 53.44 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE 53.44 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'48", AN ARC LENGTH OF 4.05 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 113.87 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 74°33'17" EAST;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'48", AN ARC LENGTH OF 3.81 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°34'05" WEST, A DISTANCE OF 59.72 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 14.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 5.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 10.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 63.75 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 15.17 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL "C";

THENCE NORTH 00°35'11" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 231.00 FEET TO AN ANGLE POINT IN SAID EASTERLY LINE;

THENCE SOUTH 89°25'55" EAST, ALONG THE SOUTHEASTERLY LINE OF SAID PARCEL "C", A DISTANCE OF 6.00 FEET;

THENCE LEAVING SAID SOUTHEASTERLY LINE, NORTH 00°35'11" EAST, A DISTANCE OF 56.94 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 15°25'37" WEST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 15°59'42", AN ARC LENGTH OF 4.05 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 76.72 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 7.29 FEET TO A POINT IN THE NORTHERLY LINE OF SAID PARCEL "C";

THENCE CONTINUING NORTH 00°34'05" EAST, A DISTANCE OF 1.04 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 76.70 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°01'55", AN ARC LENGTH OF 4.06 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°35'11" EAST, A DISTANCE OF 55.97 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 20.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 46°26'36" WEST;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°48'10", AN ARC DISTANCE OF 1.36 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 154.40 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 20.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 43°46'32" EAST, BEING HEREINAFTER REFERRED TO AS **POINT "C"**;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 12°10'07", AN ARC DISTANCE OF 4.35 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 05°27'50" EAST, A DISTANCE OF 22.50 FEET;

THENCE NORTH 89°25'15" WEST, A DISTANCE OF 3.02 FEET;

THENCE SOUTH 05°27'50" EAST, A DISTANCE OF 30.94 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 21°28'38" WEST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE 22°02'43", AN ARC LENGTH OF 5.58 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 49.33 FEET;

THENCE SOUTH 00°34'05" EAST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 10.37 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 18.50 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 15.71 FEET TO A POINT ON THE SOUTHERLY LINE OF AID LOT 2;

THENCE CONTINUING SOUTH 00°34'05" WEST, A DISTANCE OF 2.79 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 10.37 FEET;

THENCE SOUTH 00°34'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 54.07 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 6°14'01", AN ARC LENGTH OF 1.58 FEET;

THENCE NON-TANGENT FROM SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 31.75 FEET;

THENCE SOUTH 89°25'14" EAST, A DISTANCE OF 5.98 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 25.66 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 3.52 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 29.54 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 1.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 11.88 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 37°30'54" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 38°05'59", AN ARC DISTANCE OF 9.64 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 143.79 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 25.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 143.52 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 38°39'00", AN ARC LENGTH OF 9.78 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 11.88 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 1.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 58.97 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 1.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 11.88 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 37°29'25" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 38°05'15", AN ARC LENGTH OF 9.64 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 150.15 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 25.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 80.69 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 13.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 21.21 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°34'05" EAST, A DISTANCE OF 96.97 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 84.67 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 25.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°32'56", AN ARC LENGTH OF 3.80 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 57.22 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 31.50 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 57.50 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 65.50 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 20.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 7.54 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 52.50 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 114.23 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 25.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 76°29'18" EAST;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 14°04'47", AN ARC LENGTH OF 6.27 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°34'05" WEST, A DISTANCE OF 46.26 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 00°34'05" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 54.49 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 101.52 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 55.02 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 106.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 56.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 56.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 38.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 2.83 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 20.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 2.83 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 38.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 56.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 56.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 38.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 2.83 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 26.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 2.83 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 38.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 56.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 46.55 FEET TO THE BEGINNING OF A TANGENT CURVE,
CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 41°47'04", AN ARC LENGTH OF 10.57 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 12.62 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 0.34 FEET TO A POINT HEREINAFTER REFERRED TO AS POINT "D";

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 22.19 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 3.17 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 35.08 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 3.17 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 8.92 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 12.09 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 32°38'02" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 33°29'07", AN ARC LENGTH OF 8.47 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 48.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 48.21 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°18'32", AN ARC LENGTH OF 8.18 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 12.26 FEET;

THENCE NORTH 89°08'55" EAST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 8.92 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 3.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 26.88 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID PARCEL "B";

THENCE SOUTH 89°08'55" EAST, ALONG SAID SOUTHERLY LINE, A DISTANCE OF 2.00 FEET;

THENCE LEAVING SAID SOUTHERLY LINE, NORTH 00°51'05" EAST, A DISTANCE OF 23.29 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 6.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 16.03 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 19°19'11" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°10'16", AN ARC LENGTH OF 5.10 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 50.55 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 50.55 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 34°59'13", AN ARC LENGTH OF 8.85 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 64.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 77°31'04" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°08'56", AN ARC LENGTH OF 11.34 FEET TO A POINT HEREINAFTER REFERRED TO AS **POINT "E"**;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 1.02 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 44.78 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 14.34 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 6.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 17.51 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 06°52'30", AN ARC LENGTH OF 1.20 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 2.93 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 11.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 28°00'51" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 51.21 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 51.21 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 28.38 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 27.20 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 2.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 2.93 TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 522.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 02°55'15", AN ARC LENGTH OF 26.61 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 31°05'31", AN ARC LENGTH OF 7.87 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 51.40 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.00 FEET;

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THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 55.45 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 527.50 FEET TO WHICH A RADIAL LINE BEARS NORTH 85°00'37" EAST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 00°50'04", AN ARC LENGTH OF 7.68 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 84°10'33" WEST, A DISTANCE OF 2.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 525.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 84°10'33" EAST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°08'27", AN ARC LENGTH OF 28.78 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 08°57'54" EAST, A DISTANCE OF 27.50 FEET;

THENCE SOUTH 81°02'06" WEST, A DISTANCE OF 1.17 FEET;

THENCE NORTH 08°57'54" WEST, A DISTANCE OF 22.47 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 29°50'14" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20.52'21", AN ARC LENGTH OF 7.68 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 81°02'07" EAST, A DISTANCE OF 51.21 FEET;

THENCE NORTH 08°57'53" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 81°02'07" EAST, A DISTANCE OF 5.00 FEET;

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THENCE NORTH 08°57'53" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 81°02'07" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 08°57'53" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 81°02'07" WEST, A DISTANCE OF 52.53 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°38'40", AN ARC LENGTH OF 2.69 FEET;

THENCE NORTH 08°57'54" WEST TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 67.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 75°06'28", AN ARC LENGTH OF 87.83 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 83°32'49" WEST, A DISTANCE OF 83.58 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 80°26'23" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'48", AN ARC LENGTH OF 4.05 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 06°27'11" EAST, A DISTANCE OF 51.12 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 51.12 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

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THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'48", AN ARC LENGTH OF 4.05 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 83°32'49" WEST, A DISTANCE OF 78.02 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 1.17 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 1.42 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 4.83 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 7.70 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 3.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 12.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 67°35'15" WEST;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 06°27'11" EAST, A DISTANCE OF 51.21 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 53.25 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°21'57", AN ARC LENGTH OF 5.15 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHERLY AND HAVING A RADIUS OF 64.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 03°29'53" EAST;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 15°09'43", AN ARC LENGTH OF 16.93 FEET;

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THENCE NORTH 13°27'17" EAST, A DISTANCE OF 0.67 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 19°54'28", AN ARC LENGTH OF 3.47 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 06°08'34" EAST, A DISTANCE OF 0.97 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 5.08 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 1.17 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 21.08 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 57.50 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 31.50 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 16.50 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 2.36 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 83°32'49" WEST, A DISTANCE OF 54.46 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 25.00 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 57.46 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 7.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 11.78 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 06°27'11" EAST, A DISTANCE OF 49.22 FEET;

THENCE SOUTH 63°41'51" WEST, A DISTANCE OF 1.45 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 63.62 FEET;

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THENCE NORTH 38°32'49" WEST, A DISTANCE OF 8.87 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 16.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 83°18'14" WEST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°12'29", AN ARC LENGTH OF 2.01 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°30'44" EAST, A DISTANCE OF 53.17 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 49.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 52°13'48" EAST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 61°00'58", AN ARC LENGTH OF 52.18 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 10.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 66°45'14" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 23°45'30", AN ARC LENGTH OF 4.15 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 29.23 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF PARCEL 2 PER SAID AS DEDICATED TO THE CITY OF MENIFEE PER GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418390, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 45°30'44" WEST, ALONG SAID SOUTHEASTERLY LINE, A DISTANCE OF 7.07 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 2;

THENCE NORTH 89°29'16" WEST ALONG THE SOUTHERLY LINE AND THE WESTERLY PROLONGATION OF SAID PARCEL 2, A DISTANCE OF 78.00 FEET TO THE SOUTHEASTERLY CORNER OF SAID PARCEL 1 AS DEDICATED TO THE CITY OF MENIFEE PER SAID GRANT OF EASEMENT RECORDED OCTOBER 5, 2022, AS DOCUMENT NO. 2022-0418390, OFFICIAL RECORDS OF SAID COUNTY;

THENCE NORTH 44°29'16" WEST, ALONG THE NORTHEASTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 8.49 FEET TO THE **TRUE POINT OF BEGINNING**.

EXCEPTING THEREFROM THE FOLLOWING (5) FIVE PARCELS, DESCRIBED AS FOLLOWS:

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EXCEPTION PARCEL 1

BEING A PORTION OF LOTS 2 OF TRACT NO. 32628, IN THE CITY OF MENIFEE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 427, PAGES 18 THROUGH 24, INCLUSIVE, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND PARCEL "A" OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, DESCRIBED AS FOLLOWS:

COMMENCING AT HEREINBEFORE MENTIONED **POINT "A"**;

THENCE SOUTH 03°00'00" EAST, A DISTANCE OF 47.54 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 21.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 03°00'06" EAST, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 87°30'38", AN ARC LENGTH OF 32.07 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°30'44" WEST, A DISTANCE OF 5.11 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 00°30'44" WEST, A DISTANCE OF 20.19 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°21'13" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°56'25", AN ARC LENGTH OF 7.32 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'48" WEST, A DISTANCE OF 80.40 FEET;

THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'48" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°24'48" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 7.50 FEET;

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THENCE SOUTH 89°24'48" EAST, A DISTANCE OF 80.47 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°47'28", AN ARC LENGTH OF 7.29 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°30'44" WEST, A DISTANCE 20.21 FEET;

THENCE SOUTH 89°24'16" EAST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 00°30'44" WEST, A DISTANCE OF 50.06 FEET;

THENCE SOUTH 85°24'51" WEST, A DISTANCE OF 5.74 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 71.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 85°24'51" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°57'34", AN ARC LENGTH OF 13.58 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 64°18'54" WEST, A DISTANCE OF 1.04 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 26°16'18", AN ARC LENGTH OF 11.69 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°24'48" WEST, A DISTANCE OF 69.56 FEET TO A POINT ON THE NORTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING NORTH 89°24'48" WEST, A DISTANCE OF 5.60 FEET;

THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 2.75 FEET;

THENCE NORTH 89°24'48" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 14.75 FEET;

THENCE SOUTH 89°24'48" EAST, A DISTANCE OF 5.00 FEET;

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THENCE SOUTH 00°35'12" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°24'48" EAST, A DISTANCE OF 88.38 FEET;

THENCE SOUTH 48°42'19" EAST, A DISTANCE OF 17.38 FEET;

THENCE NORTH 42°59'27" EAST, A DISTANCE OF 9.11 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 71.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 42°59'27" WEST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 41°03'11", AN ARC LENGTH OF 50.87 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 88°03'44" EAST, A DISTANCE OF 10.17 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 15.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 45°34'23", AN ARC LENGTH OF 11.93 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 5.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 43°38'07" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 45°34'23", AN ARC LENGTH OF 3.98 FEET;

THENCE SOUTH 88°03'44" EAST, A DISTANCE OF 106.78 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 21.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 89°05'52", AN ARC LENGTH OF 32.66 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 01°02'08" WEST, A DISTANCE OF 27.65 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 12.70 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 27°49'49" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

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THENCE TANGENT FROM LAST SAID CURVE, NORTH 88°57'52" WEST, A DISTANCE OF 135.71 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.34 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 135.71 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 01°02'08" WEST, A DISTANCE OF 12.70 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 47.75 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 16.17 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 5.50 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 29.28 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 27°49'49" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

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THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°57'52" WEST, A DISTANCE OF 135.71 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.34 FEET;

THENCE SOUTH 89°25'52" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 135.71 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 12.70 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 43.00 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 3.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 69.12 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 89°31'57", AN ARC LENGTH OF 15.63 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 38.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 82°38'24" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°23'44", AN ARC LENGTH OF 2.12 FEET;

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THENCE TANGENT FROM LAST SAID CURVE, NORTH 01°02'08" EAST, A DISTANCE OF 56.82 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 01°02'08" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 57.26 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°27'38", AN ARC LENGTH OF 1.89 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 46.72 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 82°38'24" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°23'44", AN ARC DISTANCE OF 2.12 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 01°02'08" EAST, A DISTANCE OF 62.41 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 4.93 FEET;

THENCE NORTH 89°25'52" WEST, A DISTANCE OF 15.00 FEET;

THENCE SOUTH 01°02'08" WEST, A DISTANCE OF 62.81 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°23'54", AN ARC LENGTH OF 7.19 FEET;

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THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 22.05 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 18.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 24°28'15", AN ARC LENGTH OF 7.69 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 64°57'40" WEST, A DISTANCE OF 33.48 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 20.01 FEET;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 185.35 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 45°10'30", AN ARC LENGTH OF 19.71 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 44°15'25" WEST, A DISTANCE OF 9.67 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 16.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 44°30'30", AN ARC LENGTH OF 12.43 FEET;

THENCE NORTH 00°15'05" EAST, A DISTANCE OF 29.40 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH 52°16'30", AN ARC LENGTH OF 9.12 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET TO WHICH A RADIAL LINE BEARS SOUTH 37°28'25" EAST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 54°49'02", AN ARC LENGTH OF 23.92 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 02°17'27" WEST, A DISTANCE OF 58.44 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 15.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 47°15'41", AN ARC LENGTH OF 12.37 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID PARCEL "A", TO WHICH A RADIAL LINE BEARS NORTH 40°26'52" EAST;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE CONTINUING NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $03^{\circ}40'31''$, AN ARC LENGTH OF 0.97 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 232.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH $88^{\circ}39'06''$ EAST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $14^{\circ}38'44''$, AN ARC LENGTH OF 59.30 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH $15^{\circ}59'38''$ WEST, A DISTANCE OF 7.77 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 168.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $16^{\circ}34'49''$, AN ARC LENGTH OF 48.62 FEET;

THENCE NORTH $00^{\circ}35'11''$ EAST, A DISTANCE OF 30.53 FEET;

THENCE SOUTH $89^{\circ}24'49''$ EAST, A DISTANCE OF 69.81 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL "A";

THENCE CONTINUING SOUTH $89^{\circ}24'49''$ EAST, A DISTANCE OF 30.65 FEET;

THENCE NORTH $00^{\circ}35'11''$ EAST, A DISTANCE OF 18.50 FEET;

THENCE NORTH $89^{\circ}24'49''$ WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH $00^{\circ}35'11''$ EAST, A DISTANCE OF 6.50 FEET;

THENCE NORTH $89^{\circ}24'49''$ WEST, A DISTANCE OF 25.11 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL "A";

THENCE CONTINUING NORTH $89^{\circ}24'49''$ WEST, A DISTANCE OF 70.35 FEET;

THENCE NORTH $00^{\circ}35'11''$ EAST, A DISTANCE OF 62.64 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 20.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $31^{\circ}00'10''$, AN ARC LENGTH OF 10.82 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 15.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH $58^{\circ}24'39''$ EAST;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 31°00'10", AN ARC LENGTH OF 8.12 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°35'11" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 95.46 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 17.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 90.46 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 89.00 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 90.46 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 6.50 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 18.50 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 103.46 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°00'49", AN ARC LENGTH OF 4.05 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 43.94 FEET;

THENCE SOUTH 89°29'16" EAST, A DISTANCE OF 73.13 FEET;

THENCE SOUTH 00°35'11" WEST, A DISTANCE OF 4.59 FEET;

THENCE SOUTH 32°17'24" EAST, A DISTANCE OF 38.82 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTH 57°42'36" EAST, A DISTANCE OF 18.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 61.00 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 53°00'30" WEST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 50°00'24", AN ARC LENGTH OF 53.24 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 86°59'54" EAST, A DISTANCE OF 58.52 FEET TO THE **TRUE POINT OF BEGINNING**.

EXCEPTION PARCEL 2

BEING A PORTION OF LOTS 2 OF TRACT NO. 32628, IN THE CITY OF MENIFEE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 427, PAGES 18 THROUGH 24, INCLUSIVE, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND PARCEL "C" OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, DESCRIBED AS FOLLOWS:

COMMENCING AT SAID HEREINBEFORE MENTIONED **POINT "B"**;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 44.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 20.00 FEET, TO WHICH A RADIAL BEARING BEARS SOUTH 89°24'49" EAST, ALSO BEING THE **TRUE POINT OF BEGINNING**;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 45°09'24", AN ARC LENGTH OF 15.76 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 45°44'35" EAST, A DISTANCE OF 4.83 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 41.15 FEET;

THENCE SOUTH 00°34'34" WEST, A DISTANCE OF 68.88 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING SOUTH 00°34'34" WEST, A DISTANCE OF 19.06 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 7.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 00°34'34" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 00°34'34" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 00°34'34" EAST, A DISTANCE OF 19.05 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING NORTH 00°34'34" EAST, A DISTANCE OF 68.89 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°55'57", AN ARC LENGTH OF 3.02 FEET;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 88.37 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°56'55", AN ARC LENGTH OF 3.02 FEET;

THENCE SOUTH 00°34'34" WEST, A DISTANCE OF 65.92 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING SOUTH 00°34'34" WEST, A DISTANCE OF 19.04 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 00°34'34" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 00°34'34" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°25'26" EAST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 00°34'34" EAST, A DISTANCE OF 19.03 FEET TO A POINT ON SAID SOUTHERLY LINE OF SAID LOT 2;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE CONTINUING NORTH 00°34'34" EAST, A DISTANCE OF 65.93 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'28", AN ARC DISTANCE OF 7.30 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 27.09 FEET;

THENCE SOUTH 64°57'40" EAST, A DISTANCE OF 14.74 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 21.00 FEET,

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 25°10'48", AN ARC LENGTH OF 9.23 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 61.32 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING SOUTH 00°35'11" WEST, A DISTANCE OF 96.17 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 19°35'05" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°11'50", AN ARC LENGTH OF 5.11 FEET;

THENCE NORTH 89°23'15" WEST, A DISTANCE OF 82.63 FEET;

THENCE SOUTH 00°36'45" WEST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 89°23'15" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°36'45" WEST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°23'15" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°36'45" WEST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°23'15" EAST, A DISTANCE OF 82.65 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°08'43", AN ARC LENGTH OF 5.10 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°35'11" WEST, A DISTANCE OF 133.93 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 18.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 89°58'54", AN ARC LENGTH OF 28.27 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 203.08 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 18.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°01'06", AN ARC LENGTH OF 28.28 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°35'11" EAST, A DISTANCE OF 133.08 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 28°16'45" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°24'49" EAST, A DISTANCE OF 113.03 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°24'49" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°32'25" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 89°24'49" WEST, A DISTANCE OF 113.03 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NORTH 00°35'11" EAST, A DISTANCE OF 95.26 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2;

THENCE CONTINUING NORTH 00°35'11" EAST, A DISTANCE OF 51.28 FEET TO THE **TRUE POINT OF BEGINNING**.

EXCEPTION PARCEL 3

BEING A PORTION OF PARCEL "D" OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, DESCRIBED AS FOLLOWS:

COMMENCING AT SAID HEREINBEFORE MENTION **POINT "C"**;

THENCE NORTH 82°14'43" EAST, A DISTANCE OF 62.58 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE SOUTH 89°25'55" EAST, A DISTANCE OF 66.60 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 61°42'08" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 29°08'53", AN ARC LENGTH OF 7.38 FEET;

THENCE SOUTH 00°51'01" WEST, A DISTANCE OF 76.10 FEET;

THENCE SOUTH 89°08'59" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 00°51'04" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°08'59" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 00°51'04" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°08'59" EAST, A DISTANCE OF 8.33 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTH 00°51'01" EAST, A DISTANCE OF 76.37 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°35'01", AN ARC LENGTH OF 7.23 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°25'55" EAST, A DISTANCE OF 70.65 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 93.02 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 15.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 48.29 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°00'51" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°08'55" WEST, A DISTANCE OF 51.94 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 51.94 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 85.40 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 28°00'51" EAST;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°08'55" WEST, A DISTANCE OF 51.94 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 13.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 4.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 51.94 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 36.29 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 89°43'00", AN ARC LENGTH OF 15.66 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 166.02 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 10.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°17'00", AN ARC LENGTH OF 15.76 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 37.11 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 28°00'51" WEST;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE SOUTH 89°08'55" EAST, A DISTANCE OF 85.96 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 85.96 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°10'17", AN ARC LENGTH OF 5.10 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 87.22 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 19°19'11" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°10'16", AN ARC LENGTH OF 5.10 FEET,

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 85.96 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
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THENCE NORTH 89°08'55" WEST, A DISTANCE OF 85.96 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'55", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 48.78 FEET;

THENCE NORTH 86°18'58" EAST, A DISTANCE OF 13.73 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 537.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 86°50'58" EAST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 02°18'48", AN ARC LENGTH OF 21.68 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 05°27'50" WEST, A DISTANCE OF 46.92 FEET;

THENCE NORTH 02°46'17" WEST, A DISTANCE OF 22.45 FEET TO THE **TRUE POINT OF BEGINNING**.

EXCEPTION PARCEL 4

BEING A PORTION OF PARCEL "D" OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, DESCRIBED AS FOLLOWS:

COMMENCING AT SAID HEREINBEFORE MENTION **POINT "D"**;

THENCE NORTH 68°44'17" WEST, A DISTANCE OF 31.48 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 95.58 FEET;

THENCE NORTH 00°34'05" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 89°25'55" WEST, A DISTANCE OF 20.84 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS SOUTH 82°38'24" WEST;

THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°12'41", AN ARC LENGTH OF 2.08 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°51'05" EAST, A DISTANCE OF 52.37 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 52.63 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°34'57", AN ARC DISTANCE OF 7.23 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°25'55" WEST, A DISTANCE OF 66.96 FEET;

THENCE NORTH 01°02'08" EAST, A DISTANCE OF 169.85 FEET;

THENCE SOUTH 88°57'52" EAST, A DISTANCE OF 66.40 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 62°10'11" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°40'54", AN ARC LENGTH OF 7.26 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 79.49 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 5.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 79.31 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 29°02'59", AN ARC LENGTH OF 7.35 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 88°57'52" EAST, A DISTANCE OF 113.93 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 71°22'09" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 19°28'56", AN ARC LENGTH OF 4.93 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 00°51'05" WEST, A DISTANCE OF 163.30 FEET TO THE **TRUE POINT OF BEGINNING**.

EXCEPTION PARCEL 5

BEING A PORTION OF LOTS 2 OF TRACT NO. 32628, IN THE CITY OF MENIFEE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 427, PAGES 18 THROUGH 24, INCLUSIVE, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND PARCELS "A" AND "B", OF LOT LINE ADJUSTMENT NO. 22-002, RECORDED SEPTEMBER 13, 2022, AS DOCUMENT NO. 2022-0392932, OFFICIAL RECORDS OF SAID COUNTY, LYING WITHIN SECTION 11, TOWNSHIP 6 SOUTH, RANGE 3 WEST, DESCRIBED AS FOLLOWS:

COMMENCING AT SAID HEREINBEFORE MENTION **POINT "E"**;

THENCE SOUTH 87°35'23" WEST, A DISTANCE OF 59.07 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 112.08 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 86.47 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 5.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 94.34 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 29°02'59", AN ARC LENGTH OF 7.31 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 42.68 FEET;

THENCE NORTH 01°02'06" EAST, A DISTANCE OF 121.74 FEET;

THENCE NORTH 88°57'52" WEST, A DISTANCE OF 13.15 FEET;

THENCE NORTH 01°02'08" EAST, A DISTANCE OF 12.61 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 71.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 23°04'31", AN ARC LENGTH OF 28.59 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.50 FEET TO WHICH A RADIAL LINE BEARS NORTH 31°51'13" WEST;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°42'18", AN ARC LENGTH OF 14.56 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 89°08'55" EAST, A DISTANCE OF 85.78 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°51'05" EAST, A DISTANCE OF 7.50 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 85.78 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 50.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 30°33'08", AN ARC LENGTH OF 26.93 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 73.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 47°59'53" EAST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 31°01'08", AN ARC LENGTH OF 39.52 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 06°27'11" EAST, A DISTANCE OF 29.44 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 7.50 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 5.00 FEET;

THENCE NORTH 83°32'49" WEST, A DISTANCE OF 7.50 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 28.05 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 24°21'01", AN ARC LENGTH OF 6.16 FEET;

THENCE NON-TANGENT NORTH 88°03'44" WEST, A DISTANCE OF 41.94 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL "A";

THENCE CONTINUING NORTH 88°03'44" WEST, A DISTANCE OF 81.67 FEET TO THE BEGINNING OF A TANGENT CURVE, NORTHEASTERLY AND HAVING A RADIUS OF 18.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 88°34'28", AN ARC LENGTH OF 27.83 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 00°30'44" EAST, A DISTANCE OF 43.02 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 28°21'13" WEST;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 89°29'16" EAST, A DISTANCE OF 77.64 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 89°29'16" EAST, A DISTANCE OF 9.00 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 8.34 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 9.00 FEET;

THENCE NORTH 00°30'44" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 89°29'16" WEST, A DISTANCE OF 77.64 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 21°42'24", AN ARC LENGTH OF 5.49 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 00°30'44" EAST, A DISTANCE OF 39.97 FEET;

THENCE NORTH 07°59'08" EAST, A DISTANCE OF 16.64 FEET;

THENCE NORTH 65°24'58" EAST, A DISTANCE OF 12.85 FEET;

THENCE SOUTH 86°59'54" EAST, A DISTANCE OF 57.82 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 64.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 34°26'17", AN ARC LENGTH OF 38.47 FEET TO A POINT ON THE EASTERLY LINE OF SAID PARCEL "A", TO WHICH A RADIAL LINE BEARS SOUTH 31°26'11" EAST;

THENCE CONTINUING NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 01°34'06", AN ARC LENGTH OF 1.75 FEET;

THENCE TANGENT FROM LAST SAID CURVE, NORTH 56°59'43" EAST, A DISTANCE OF 41.20 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 20.00 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
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THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 39°27'28", AN ARC LENGTH OF 13.77 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 83°32'49" EAST, A DISTANCE OF 25.81 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 67°35'15" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'56", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 06°27'11" WEST, A DISTANCE OF 106.71 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 8.33 FEET;

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 8.33 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 106.71 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 83°32'49" EAST, A DISTANCE OF 111.40 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 14.50 FEET, TO WHICH A RADIAL LINE BEARS NORTH 67°35'15" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'5677", AN ARC LENGTH OF 7.31 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 06°27'11" WEST, A DISTANCE OF 106.71 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 8.33 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
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DED 22-012

THENCE SOUTH 06°27'11" WEST, A DISTANCE OF 5.00 FEET;

THENCE SOUTH 83°32'49" EAST, A DISTANCE OF 16.67 FEET;

THENCE NORTH 06°27'11" EAST, A DISTANCE OF 111.71 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 14.50 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°51'57", AN ARC LENGTH OF 7.31 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, SOUTH 83°32'49" EAST, A DISTANCE OF 50.70 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 23.00 FEET, TO WHICH A RADIAL LINE BEARS NORTH 36°02'42" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 44°59'24", AN ARC LENGTH OF 18.06 FEET;

THENCE TANGENT FROM LAST SAID CURVE, SOUTH 08°57'54" EAST, A DISTANCE OF 47.99 FEET;

THENCE SOUTH 81°02'07" WEST, A DISTANCE OF 18.00 FEET;

THENCE SOUTH 08°57'54" EAST, A DISTANCE OF 28.78 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 463.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°34'18", AN ARC LENGTH OF 61.18 FEET;

THENCE NON-TANGENT FROM LAST SAID CURVE, NORTH 89°08'55" WEST, A DISTANCE OF 56.52 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 4.50 FEET;

THENCE NORTH 89°08'55" WEST, A DISTANCE OF 10.71 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 13.50 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 10.71 FEET;

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 7.00 FEET;

THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 56.87 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
PRIVATE ROAD EASEMENTS
DED 22-012

THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 102.00 FEET;
THENCE NORTH 89°08'55" WEST, A DISTANCE OF 51.96 FEET;
THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 4.50 FEET;
THENCE NORTH 89°08'55" WEST, A DISTANCE OF 15.63 FEET;
THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 13.50 FEET;
THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 15.63 FEET;
THENCE SOUTH 00°51'05" WEST, A DISTANCE OF 7.00 FEET;
THENCE SOUTH 89°08'55" EAST, A DISTANCE OF 51.96 FEET;
THENCE SOUTH 00°51'06" WEST, A DISTANCE OF 45.95 FEET TO THE **TRUE POINT OF BEGINNING**.
CONTAINING 0.69 ACRES, MORE OR LESS.

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

PREPARED BY ME OR UNDER MY SUPERVISION:

 7-16-2023
MITCHELL J. ADKISON, PLS 8936



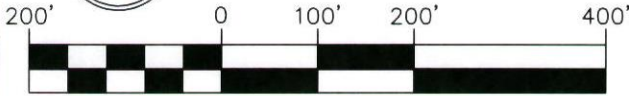
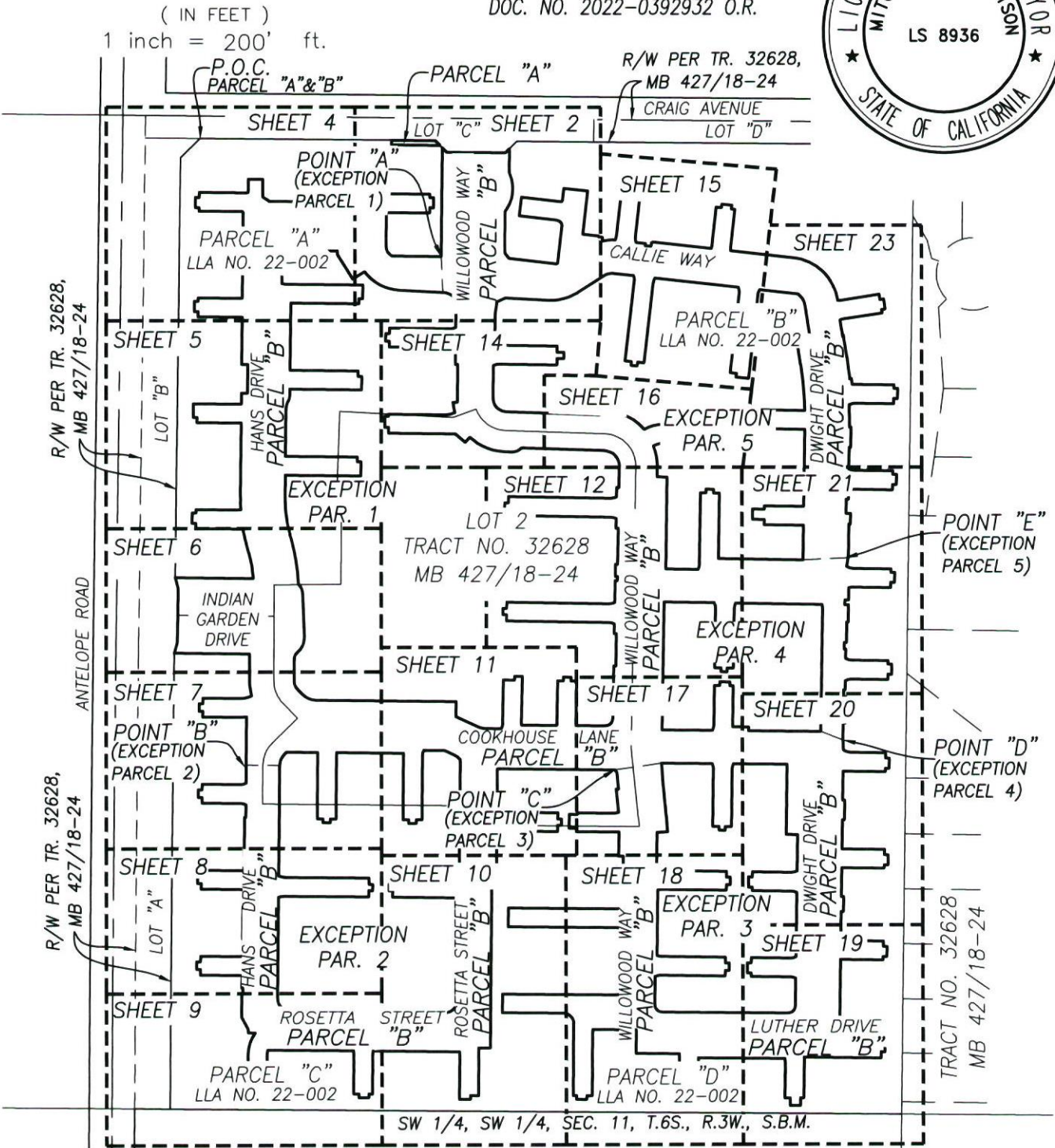


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 1 OF 23

NOTE:

LLA NO. 22-002,
RECORDED 09/13/2022 AS
DOC. NO. 2022-0392932 O.R.



PLAT PREPARED BY:

adkan
ENGINEERS

Civil Engineering • Surveying • Planning
6879 Airport Drive, Riverside, CA 92504
Tel: (951) 688-0241 • Fax: (951) 688-0599

JOB NO. 10004

DATE: 03-15-2023

CLIENT: FOREMOST

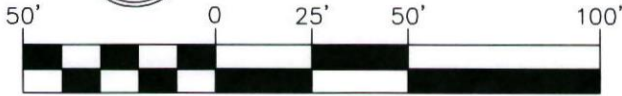
APPROVED BY:

MITCHELL JAY ADKISON, LS 8936

PLAT TO ACCOMPANY
LEGAL DESCRIPTION

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 2 OF 23



(IN FEET)
1 inch = 50' ft.

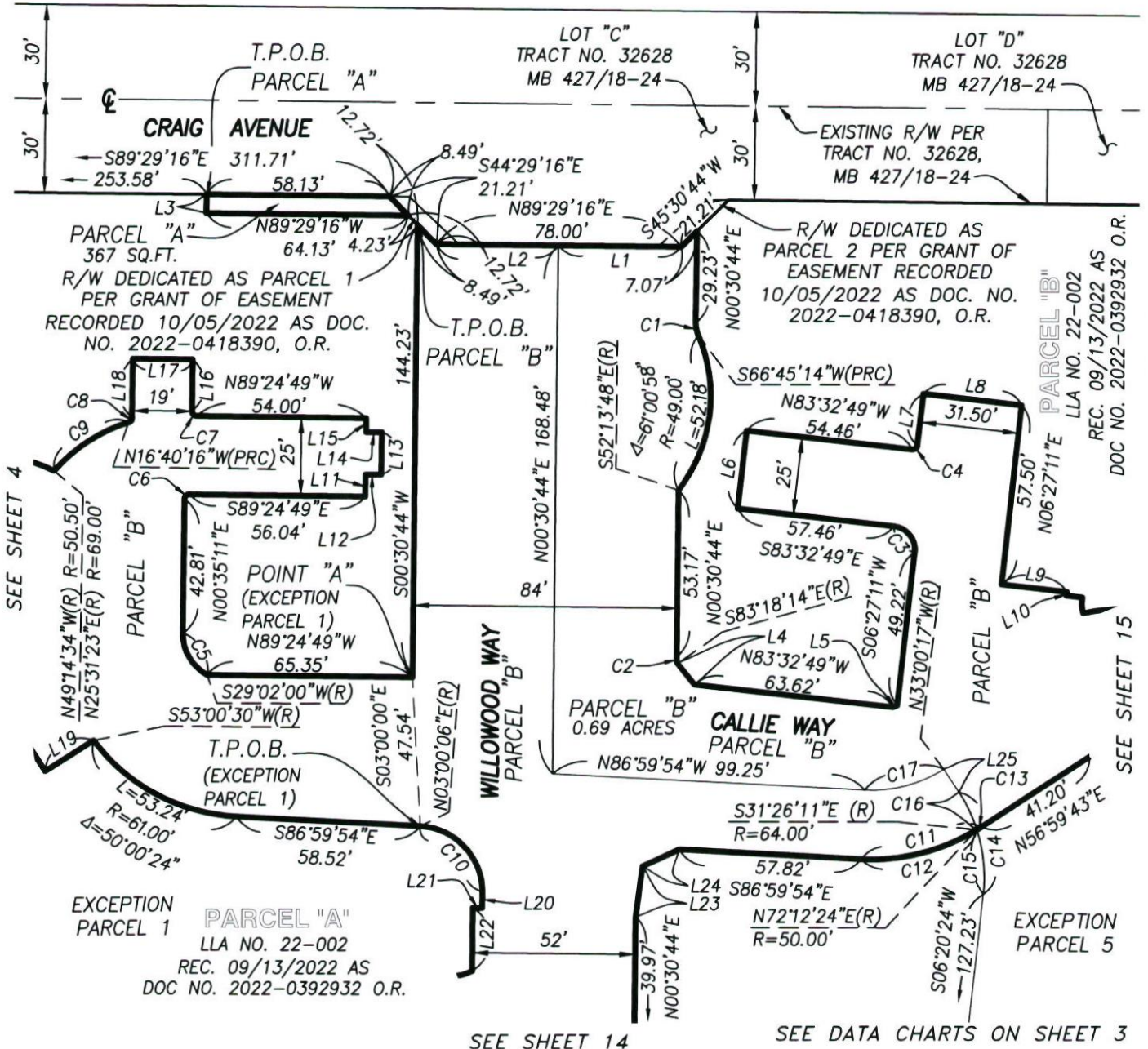


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 3 OF 23

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N89°29'16"W	39.00'
L2	N89°29'16"W	39.00'
L3	N0°30'44"E	6.00'
L4	N38°32'49"W	8.87'
L5	S63°41'51"W	1.45'
L6	S6°27'11"W	25.00'
L7	S6°27'11"W	16.50'
L8	N83°32'49"W	31.50'
L9	N83°32'49"W	21.08'
L10	N6°27'11"E	1.17'
L11	N0°35'11"E	7.00'
L12	S89°24'49"E	5.00'
L13	N0°35'11"E	13.50'
L14	N89°24'49"W	5.00'
L15	N0°35'11"E	4.50'
L16	N0°35'11"E	16.50'
L17	N89°24'49"W	19.00'
L18	S0°35'11"W	18.84'
L19	N57°42'36"E	18.21'
L20	S0°30'44"W	5.11'
L21	N89°29'16"W	3.00'
L22	S0°30'44"W	20.19'
L23	N7°59'08"E	16.64'
L24	N65°24'58"E	12.85'
L25	N33°00'17"W	8.86'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	23°45'30"	10.00'	4.15'
C2	7°12'29"	16.00'	2.01'
C3	90°00'00"	7.50'	11.78'
C4	90°00'00"	1.50'	2.36'
C5	61°33'12"	15.00'	16.11'
C6	90°00'00"	1.50'	2.36'
C7	90°00'00"	1.50'	2.36'
C8	72°44'33"	1.50'	1.90'
C9	32°34'18"	50.50'	28.71'
C10	87°30'38"	21.00'	32.07'
C11	36°00'23"	64.00'	40.22'
C12	34°26'17"	64.00'	38.47'
C13	1°34'06"	64.00'	1.75'
C14	39°20'41"	50.00'	34.33'
C15	24°08'00"	50.00'	21.06'
C16	15°12'41"	50.00'	13.27'
C17	36°00'23"	42.00'	26.39'

EXHIBIT "B" PRIVATE ROAD EASEMENTS DED 22-012



SHEET 4 OF 23

(IN FEET)

1 inch = 50' ft.

PARCEL LINE TABLE

LINE #	DIRECTION	LENGTH
L1	N89°29'16"W	9.38'
L2	N89°29'16"W	7.00'
L3	N0°30'44"E	7.00'
L4	N89°29'16"W	13.50'
L5	S0°30'44"W	7.00'
L6	N89°29'16"W	4.50'
L7	N0°30'44"E	22.67'
L8	S0°30'44"W	16.50'
L9	S0°35'11"W	7.00'
L10	N89°24'49"W	5.00'
L11	S0°35'11"W	13.50'
L12	S89°24'49"E	5.00'
L13	S0°35'11"W	4.50'
L14	S0°35'11"W	4.50'
L15	N89°24'49"W	5.00'
L16	S0°35'11"W	13.50'
L17	S89°24'49"E	5.00'
L18	S0°35'11"W	7.00'
L19	S0°35'11"W	62.36'
L20	N57°42'36"E	18.21'
L21	S0°35'11"W	4.59'
L22	N0°35'11"E	18.50'
L23	S89°24'49"E	5.00'
L24	N0°35'11"E	6.50'

CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH
C1	32°34'18"	50.50'	28.71'
C2	10°30'59"	50.50'	9.27'
C3	61°48'02"	1.50'	1.62'
C4	90°04'27"	1.50'	2.36'
C5	90°00'00"	1.50'	2.36'
C6	6°26'05"	14.50'	1.63'
C7	16°00'49"	14.50'	4.05'
C8	07°55'42"	14.50'	2.01'
C9	07°13'26"	14.50'	1.83'
C10	07°55'41"	14.50'	2.01'

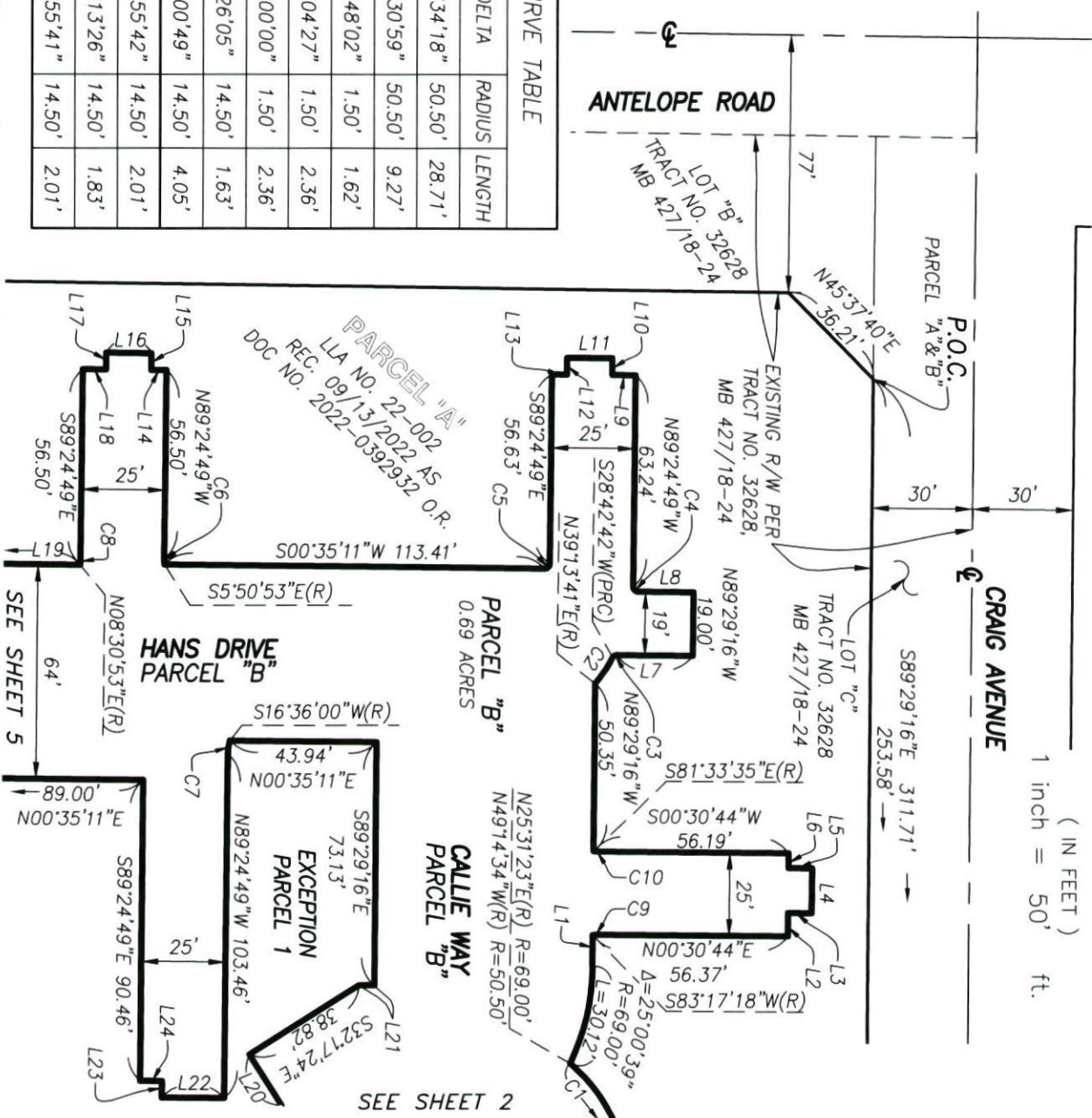
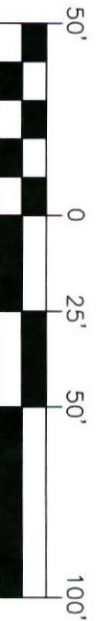
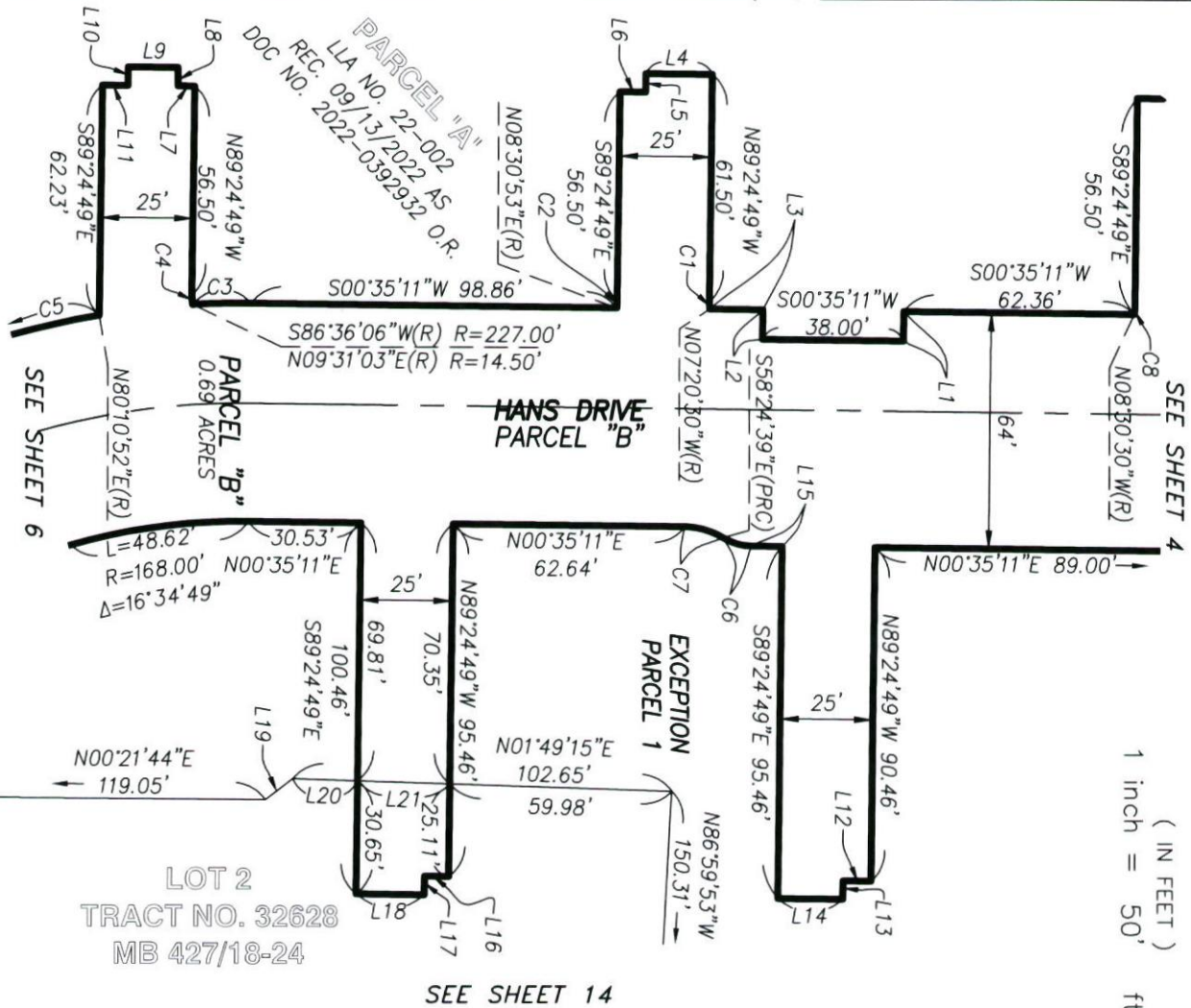
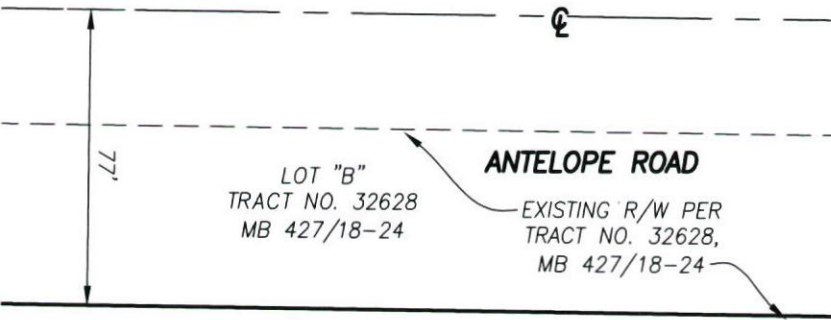


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012



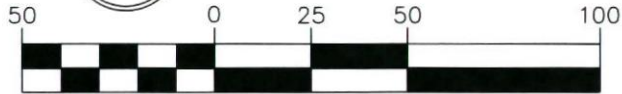
SHEET 5 OF 23

CURVE TABLE		
CURVE #	DELTA	RADIUS
C1	7°55'41"	14.50'
C2	7°55'42"	14.50'
C3	3°59'05"	227.00'
C4	10°06'14"	14.50'
C5	6°10'30"	227.00'
C6	31°00'10"	15.00'
C7	31°00'10"	20.00'
C8	07°55'42"	14.50'



(IN FEET)
1 inch = 50 ft.

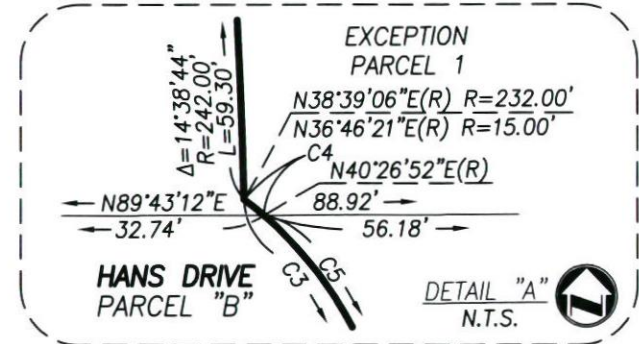
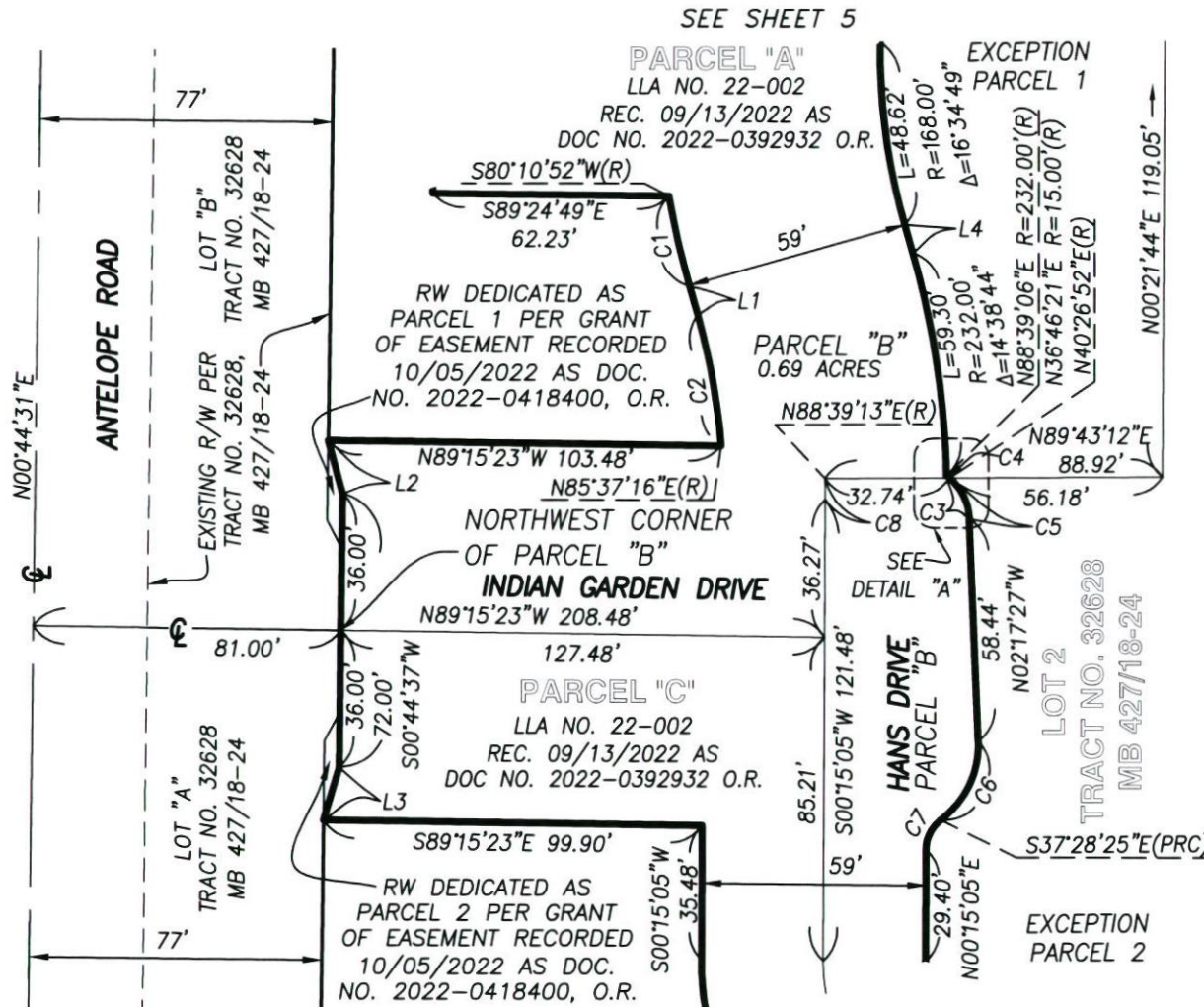
PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°24'49"E	8.00'
L2	N89°24'49"W	8.00'
L3	S00°35'11"W	14.36'
L4	S00°35'11"W	18.00'
L5	S89°24'49"E	5.00'
L6	S00°35'11"W	7.00'
L7	S00°35'11"W	4.50'
L8	N89°24'49"W	5.00'
L9	S00°35'11"W	13.50'
L10	S89°24'49"E	5.00'
L11	S00°35'11"W	7.00'
L12	N00°35'11"E	7.50'
L13	N89°24'49"W	5.00'
L14	N00°35'11"E	17.50'
L15	N00°35'11"E	8.33'
L16	N00°35'11"E	6.50'
L17	N89°24'49"W	5.00'
L18	N00°35'11"E	18.50'
L19	S37°31'00"E	9.32'
L20	N01°49'15"E	17.66'
L21	N01°49'15"E	25.01'



(IN FEET)
1 inch = 50' ft.

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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SHEET 6 OF 23



PARCEL LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S15°59'38"E	7.77'
L2	S15°12'34"E	14.56'
L3	S16°41'05"W	14.56'
L4	N15°59'38"W	7.77'

CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH
C1	6°10'30"	227.00'	24.46'
C2	11°36'54"	173.00'	35.07'
C3	50°56'12"	15.00'	13.34'
C4	3°40'31"	15.00'	0.97'
C5	47°15'41"	15.00'	12.37'
C6	54°49'02"	25.00'	23.92'
C7	52°16'30"	10.00'	9.12'
C8	1°35'52"	200.00'	5.58'

PARCEL LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S65°07'14"W	2.08'
L2	S00°35'11"W	7.50'
L3	N89°24'49"W	5.00'
L4	S00°35'11"W	10.00'
L5	S89°24'49"E	5.00'
L6	S00°35'11"W	7.50'
L7	S00°35'11"W	7.50'
L8	N89°24'49"W	5.00'
L9	S00°35'11"W	10.00'
L10	S89°24'49"E	5.00'
L11	S00°35'11"W	7.50'
L12	S00°35'11"W	16.53'
L13	N89°24'49"W	1.62'
L14	S89°24'49"E	1.62'
L15	S00°35'11"W	16.53'
L16	N45°44'35"E	4.83'
L17	S89°25'26"E	7.50'
L18	S00°34'34"W	5.00'
L19	S89°25'26"E	10.00'
L20	N00°34'34"E	5.00'
L21	S89°25'26"E	7.50'
L22	N44°15'25"W	9.67'
L23	S89°24'49"E	44.00'

CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH
C1	15°32'12"	75.00'	20.34'
C2	25°27'57"	25.50'	11.33'
C3	7°29'39"	50.50'	6.61'
C4	28°51'57"	14.50'	7.31'
C5	28°51'57"	14.50'	7.31'
C6	45°09'24"	20.00'	15.76'
C7	45°10'30"	25.00'	19.71'
C8	44°30'30"	16.00'	12.43'
C9	44°30'30"	43.00'	33.40'
C10	11°55'57"	14.50'	3.02'

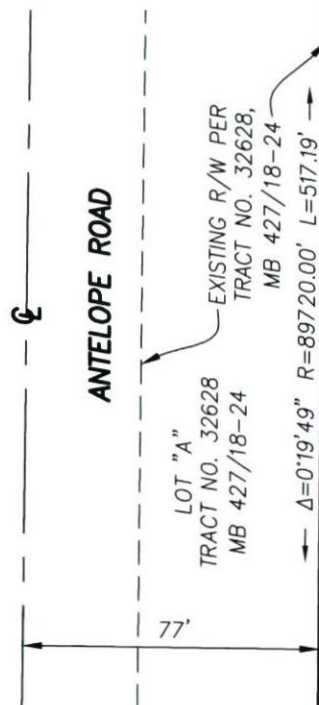
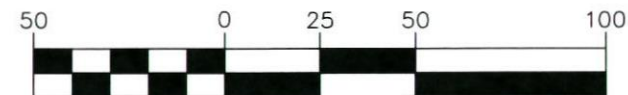
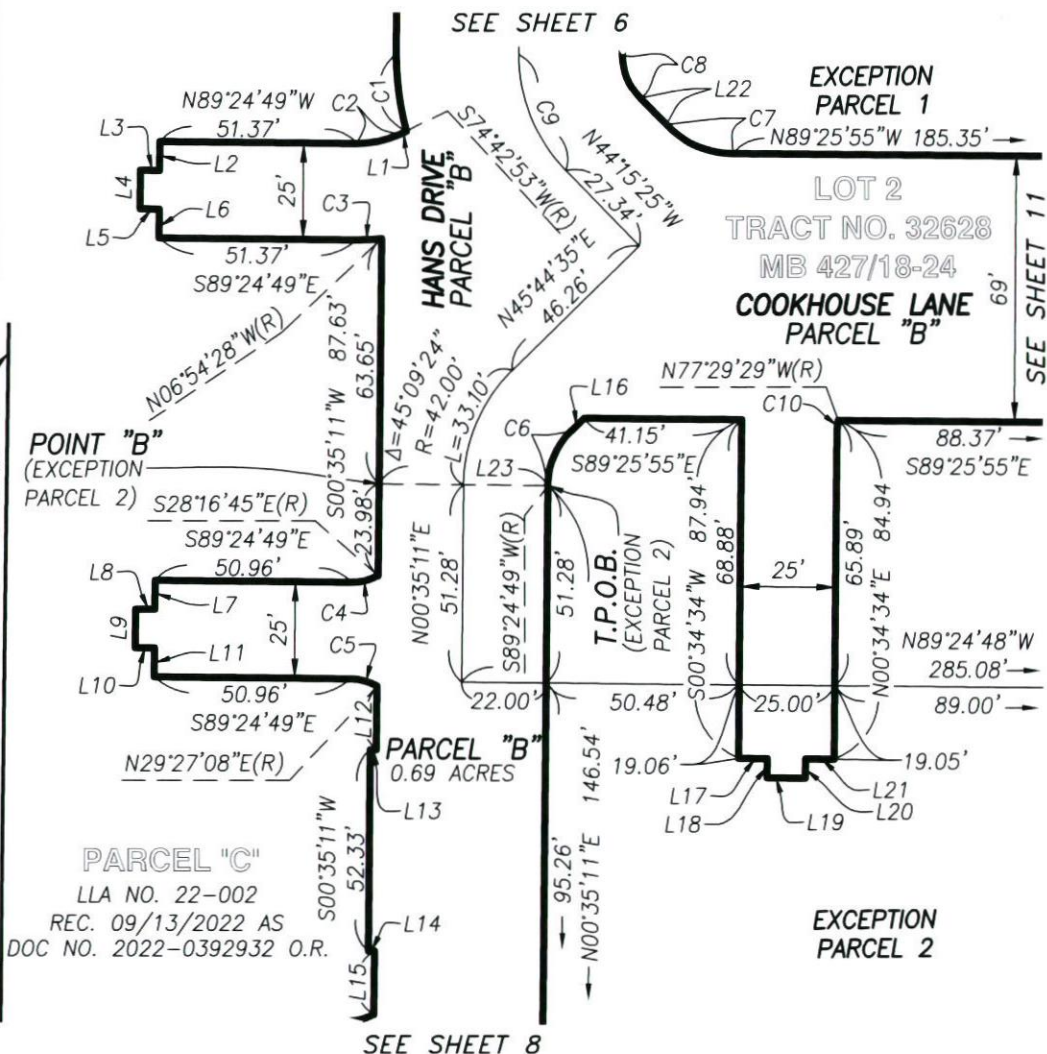


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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(IN FEET)
1 inch = 50' ft.



SEE SHEET 8

SEE SHEET 11

PARCEL "C"
LLA NO. 22-002
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DOC NO. 2022-0392932 O.R.

EXHIBIT "B"

PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 8 OF 23

CURVE TABLE		
CURVE #	DELTA	RADIUS
C1	28°51'56"	14.50'
C2	28°51'57"	14.50'
C3	28°51'56"	14.50'
C4	16°00'49"	14.50'
C5	28°51'56"	14.50'
C6	28°51'57"	14.50'

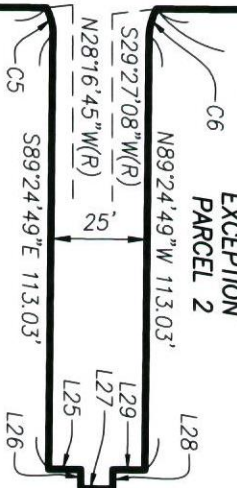


1 inch = 50' ft.
(IN FEET)

SEE SHEET 7

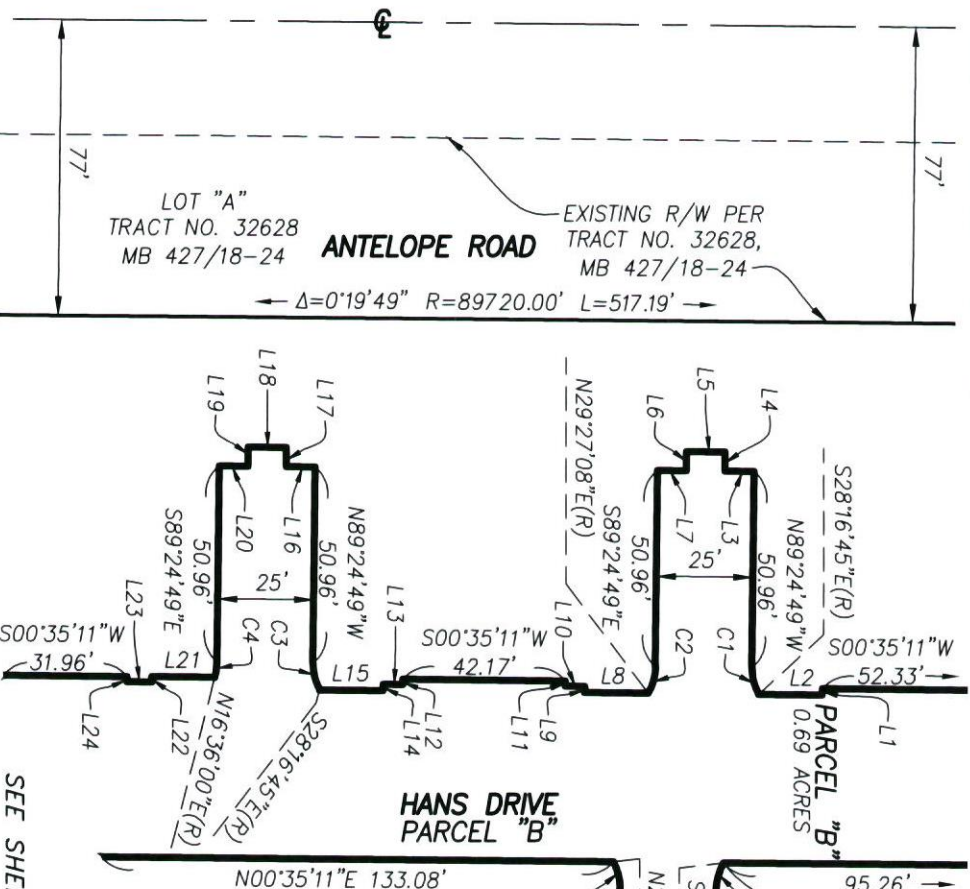
PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°24'49"E	1.62'
L2	S00°35'11"W	16.53'
L3	S00°35'11"W	7.50'
L4	N89°24'49"W	5.00'
L5	S00°35'11"W	10.00'
L6	S89°24'49"E	5.00'
L7	S00°35'11"W	7.50'
L8	S00°35'11"W	16.53'

EXCEPTION PARCEL 2



PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L9	N89°24'49"W	1.62'
L10	S00°35'11"W	5.08'
L11	N89°24'49"W	1.38'
L12	S89°24'49"E	1.38'
L13	S00°35'11"W	5.08'
L14	S89°24'49"E	1.62'
L15	S00°35'11"W	16.53'
L16	S00°35'11"W	7.50'
L17	N89°24'49"W	5.00'
L18	S00°35'11"W	10.00'
L19	S89°24'49"E	5.00'
L20	S00°35'11"W	7.50'
L21	S00°35'11"W	16.35'
L22	S89°24'49"E	1.38'
L23	S00°35'11"W	6.50'
L24	N89°24'49"W	1.38'
L25	N00°35'11"E	8.33'
L26	S89°24'49"E	5.00'
L27	N00°35'11"E	8.34'
L28	N89°24'49"W	5.00'
L29	N00°35'11"E	8.33'

PARCEL "C"
LLA NO. 22-002
REC. 09/03/2022 AS
DOC NO. 2022-0392932 O.R.



SEE SHEET 9

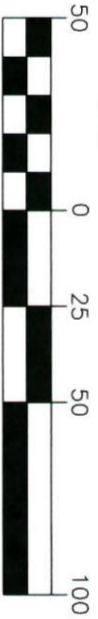


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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SHEET 9 OF 23

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S00°35'11"W	16.35'
L2	S89°24'49"E	1.38'
L3	S00°35'11"W	6.50'
L4	N89°24'49"W	1.38'
L5	S00°34'05"W	4.86'
L6	S89°25'55"E	9.06'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L7	S89°25'55"E	7.00'
L8	S00°34'05"W	5.00'
L9	S89°25'55"E	13.50'
L10	N00°34'05"E	5.00'
L11	S89°25'55"E	4.50'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	13°21'08"	25.50'	5.74'
C2	15°59'57"	14.50'	4.05'
C3	16°00'48"	14.50'	4.05'

SEE SHEET 8

EXCEPTION
PARCEL 2

SEE SHEET 10

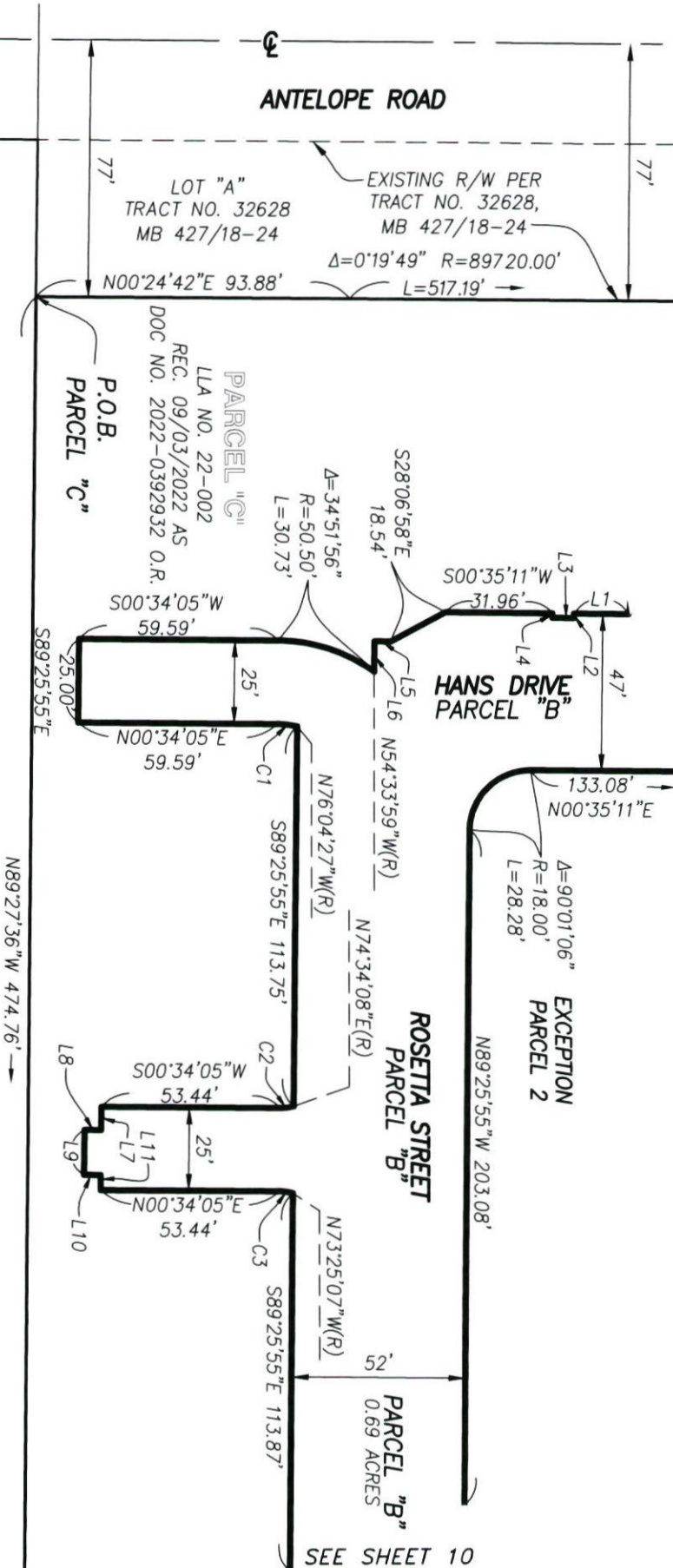




EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 10 OF 23



(IN FEET)
1 inch = 50' ft.

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	20°11'50"	14.50'	5.11'
C2	20°08'43"	14.50'	5.10'
C3	16°00'48"	14.50'	3.81'
C4	90°00'00"	13.50'	21.21'
C5	8°32'56"	25.50'	3.80'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S00°36'45"W	8.34'
L2	N89°23'15"W	5.00'
L3	S00°36'45"W	8.33'
L4	S89°23'15"E	5.00'
L5	S00°36'45"W	8.33'
L6	S89°25'55"E	14.50'
L7	N00°34'05"E	5.00'
L8	S89°25'55"E	10.50'
L9	S00°34'05"W	25.00'
L10	S00°34'05"W	25.00'
L11	S89°25'55"E	4.50'
L12	S00°34'05"W	5.00'
L13	S89°25'55"E	13.50'
L14	S89°25'55"E	7.00'
L15	N00°34'05"E	5.00'

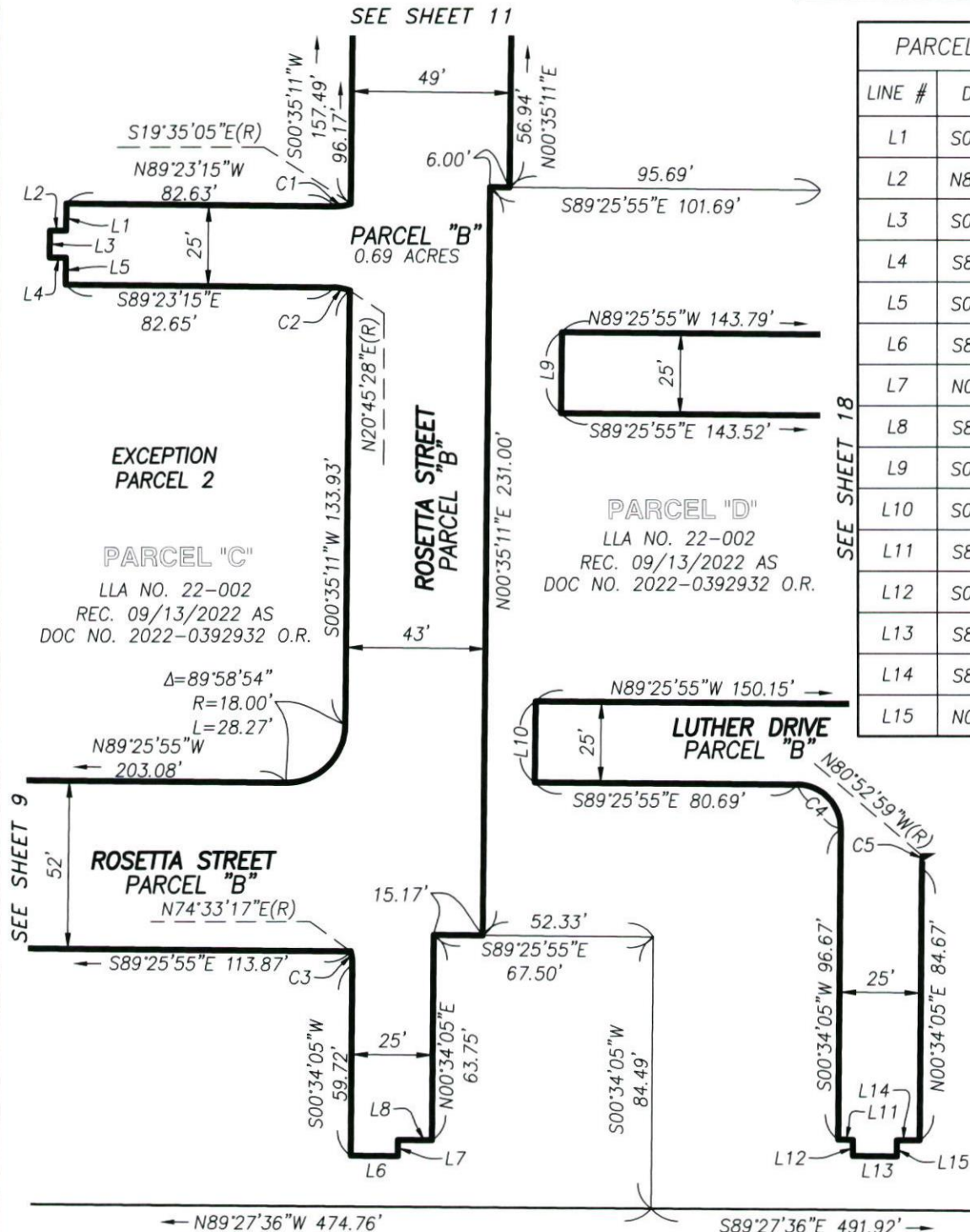
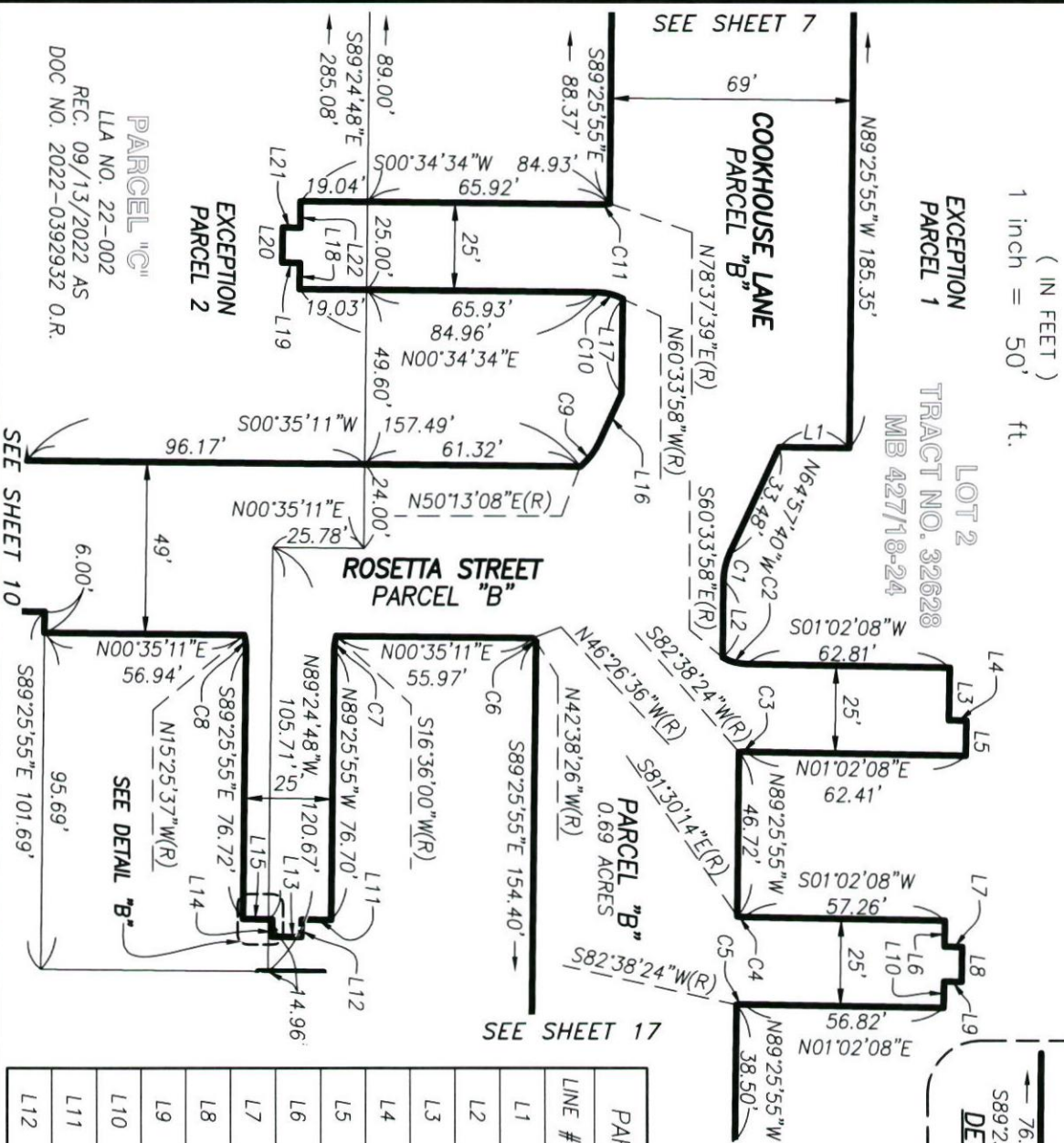




EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012



CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	24°28'15"	18.00'	7.69'
C2	28°23'54"	14.50'	7.19'
C3	8°23'44"	14.50'	2.12'
C4	7°27'38"	14.50'	1.89'
C5	8°23'44"	14.50'	2.12'
C6	3°48'10"	20.50'	1.36'
C7	16°01'55"	14.50'	4.06'
C8	15°59'42"	14.50'	4.05'
C9	25°10'48"	21.00'	9.23'
C10	28°51'28"	14.50'	7.30'
C11	11°56'55"	14.50'	3.02'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N00°34'05"E	20.01'
L2	N89°25'55"W	22.05'
L3	N89°57'52"W	15.00'
L4	S01°02'08"W	4.93'
L5	N88°57'52"W	10.00'
L6	N88°57'52"W	7.50'
L7	S01°02'08"W	5.00'
L8	N88°57'52"W	10.00'
L9	N01°02'08"E	5.00'
L10	N88°57'52"W	7.50'
L11	N00°34'05"E	8.33'
L12	N89°25'55"W	5.00'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L13	N00°34'05"E	8.34'
L14	S89°25'55"E	5.00'
L15	N00°34'05"E	7.29'
L16	S64°57'40"E	14.74'
L17	S89°25'55"E	27.09'
L18	S89°25'26"E	7.50'
L19	N00°34'34"E	5.00'
L20	S89°25'26"E	10.00'
L21	S00°34'34"W	5.00'
L22	S89°25'26"E	7.50'
L23	N00°34'05"E	1.04'
L24	N00°34'05"E	8.33'

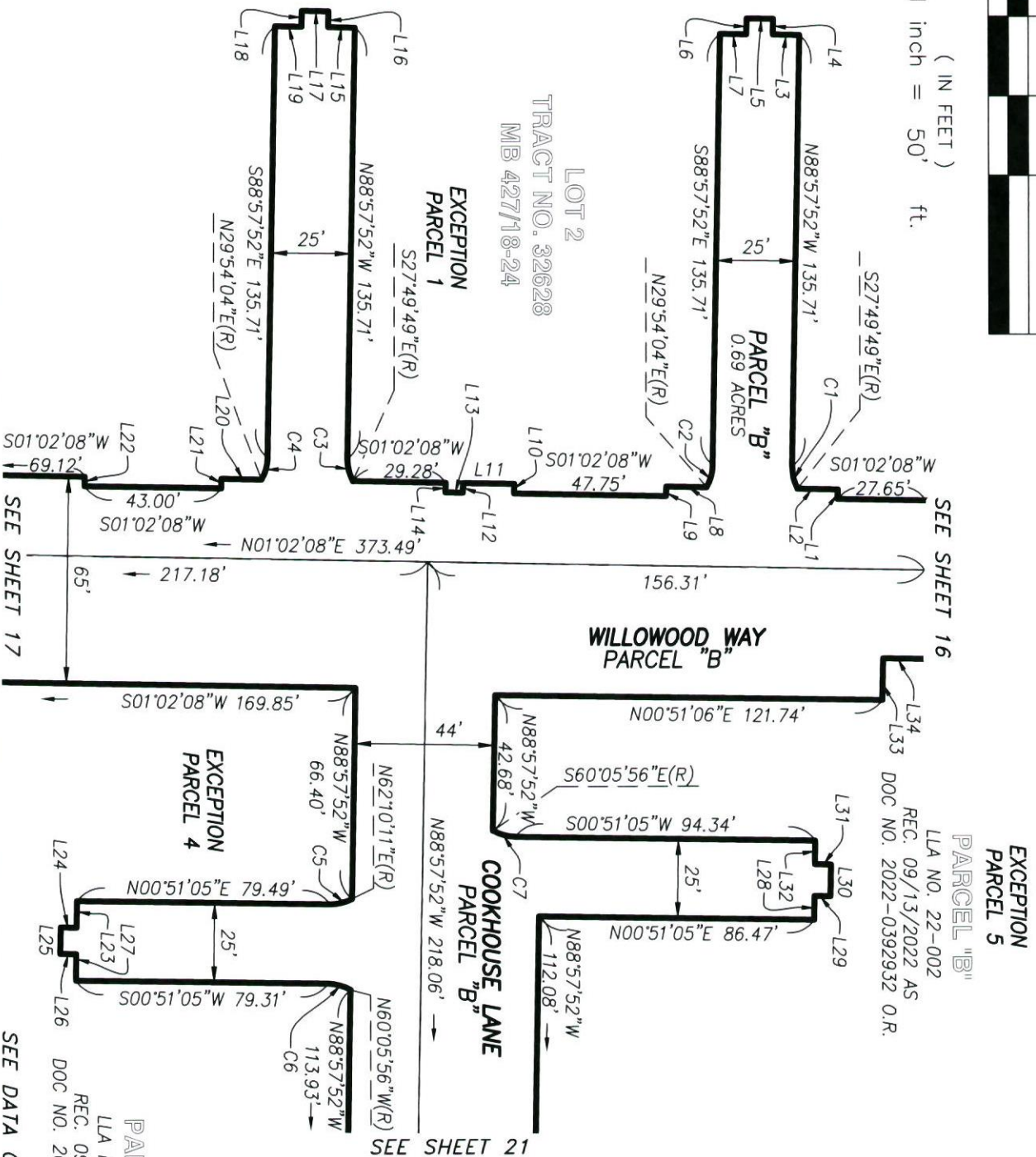
PARCEL "C"
LTA NO. 22-002
REC. 09/13/2022 AS
DOC NO. 2022-0392932 O.R.



(IN FEET)
1 inch = 50' ft.

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 12 OF 23



SEE DATA CHARTS ON SHEET 13
LLA NO. 22-002
REC. 09/13/2022 AS
DOC NO. 2022-0392932 O.R.

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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SHEET 13 OF 23

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N88°57'52"W	3.00'
L2	S01°02'08"W	12.70'
L3	S01°02'08"W	8.33'
L4	N88°57'52"W	5.00'
L5	S01°02'08"W	8.33'
L6	S88°57'52"E	5.00'
L7	S01°02'08"W	8.33'
L8	S01°02'08"W	12.70'
L9	S88°57'52"E	3.00'
L10	N88°57'52"W	3.00'
L11	S01°02'08"W	16.17'
L12	S88°57'52"E	3.00'
L13	S01°02'08"W	5.50'
L14	N88°57'52"W	3.00'
L15	S01°02'08"W	8.33'
L16	N88°57'52"W	5.00'
L17	S01°02'08"W	8.33'
L18	S88°57'52"E	5.00'
L19	S01°02'08"W	8.33'
L20	S01°02'08"W	12.70'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L21	S88°57'52"E	3.00'
L22	N88°57'52"W	3.00'
L23	S89°08'55"E	8.33'
L24	S00°51'05"W	5.00'
L25	S89°08'55"E	8.34'
L26	N00°51'05"E	5.00'
L27	S89°08'55"E	8.33'
L28	N89°08'55"E	7.50'
L29	N00°51'05"E	5.00'
L30	N89°08'55"E	10.00'
L31	S00°51'05"W	5.00'
L32	N89°08'55"E	7.50'
L33	N88°57'52"W	13.15'
L34	N01°02'08"E	12.61'

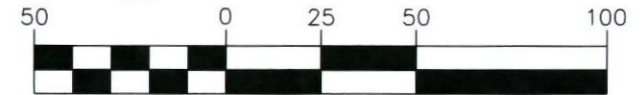
CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	28°51'57"	14.50'	7.31'
C2	28°51'56"	14.50'	7.31'
C3	28°51'57"	14.50'	7.31'
C4	28°51'56"	14.50'	7.31'
C5	28°40'54"	14.50'	7.26'
C6	29°02'59"	14.50'	7.35'
C7	29°02'59"	14.50'	7.35'

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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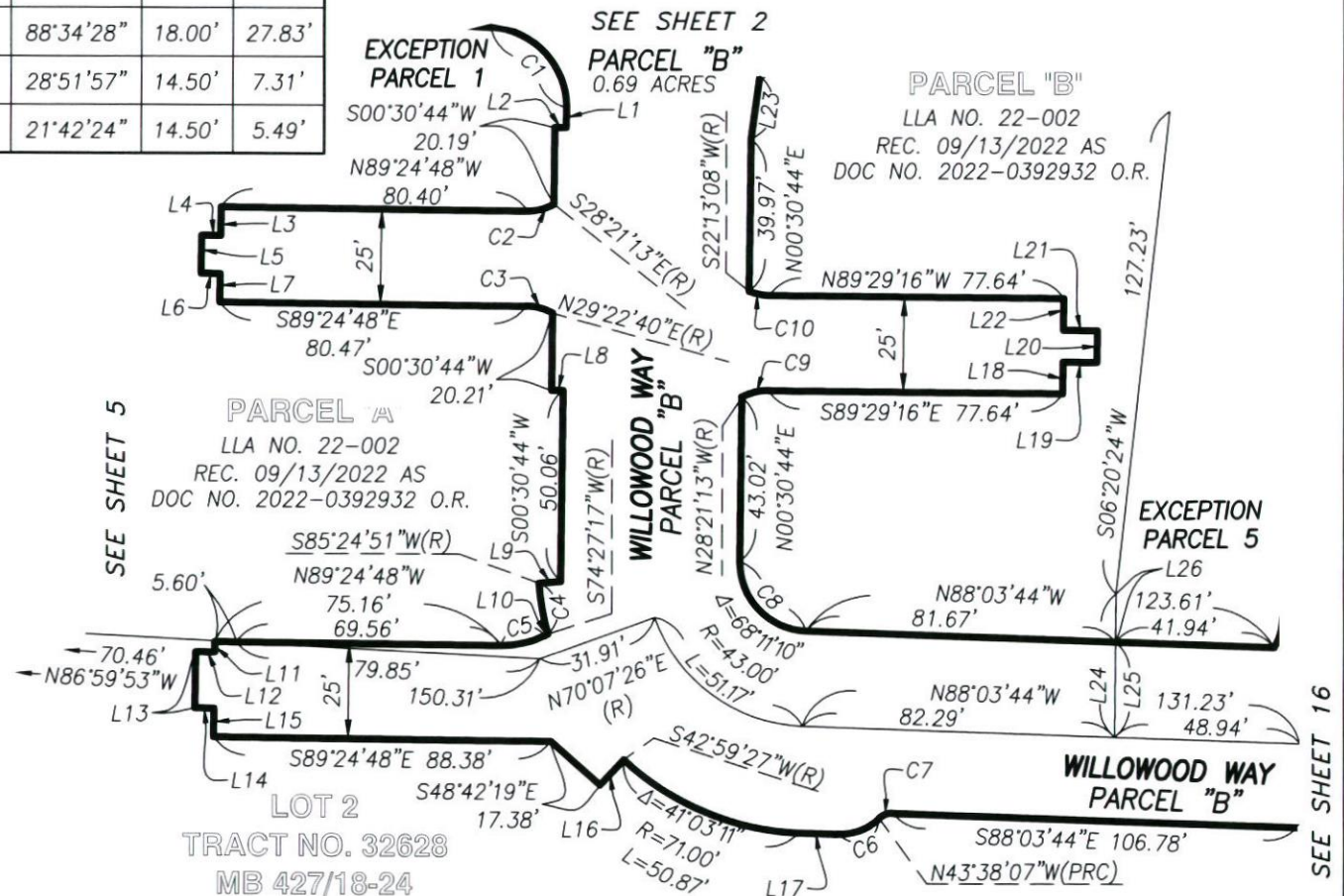
SHEET 14 OF 23

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S00°30'44"W	5.11'
L2	N89°26'16"W	3.00'
L3	S00°35'12"W	7.50'
L4	N89°24'48"W	5.00'
L5	S00°35'12"W	10.00'
L6	S89°24'48"E	5.00'
L7	S00°35'12"W	7.50'
L8	S89°24'16"E	3.00'
L9	S85°24'51"W	5.74'
L10	S64°18'54"W	1.04'
L11	S00°35'12"W	2.75'
L12	N89°24'48"W	5.00'
L13	S00°35'12"W	14.75'
L14	S89°24'48"E	5.00'
L15	S00°35'12"W	7.50'
L16	N42°59'27"E	9.11'
L17	S88°03'44"E	10.17'
L18	N00°30'44"E	8.33'
L19	S89°29'16"E	9.00'
L20	N00°30'44"E	8.34'
L21	N89°29'16"W	9.00'
L22	N00°30'44"E	8.33'
L23	N07°59'08"E	16.64'
L24	N00°30'44"E	37.57'
L25	N00°30'44"E	25.01'
L26	N00°30'44"E	12.56'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	87°30'38"	21.00'	32.07'
C2	28°56'25"	14.50'	7.32'
C3	28°47'28"	14.50'	7.29'
C4	10°57'34"	71.00'	13.58'
C5	26°16'18"	25.50'	11.69'
C6	45°34'23"	15.00'	11.93'
C7	45°34'23"	5.00'	3.98'
C8	88°34'28"	18.00'	27.83'
C9	28°51'57"	14.50'	7.31'
C10	21°42'24"	14.50'	5.49'



(IN FEET)
1 inch = 50' ft.





(IN FEET)
1 inch = 50' ft.

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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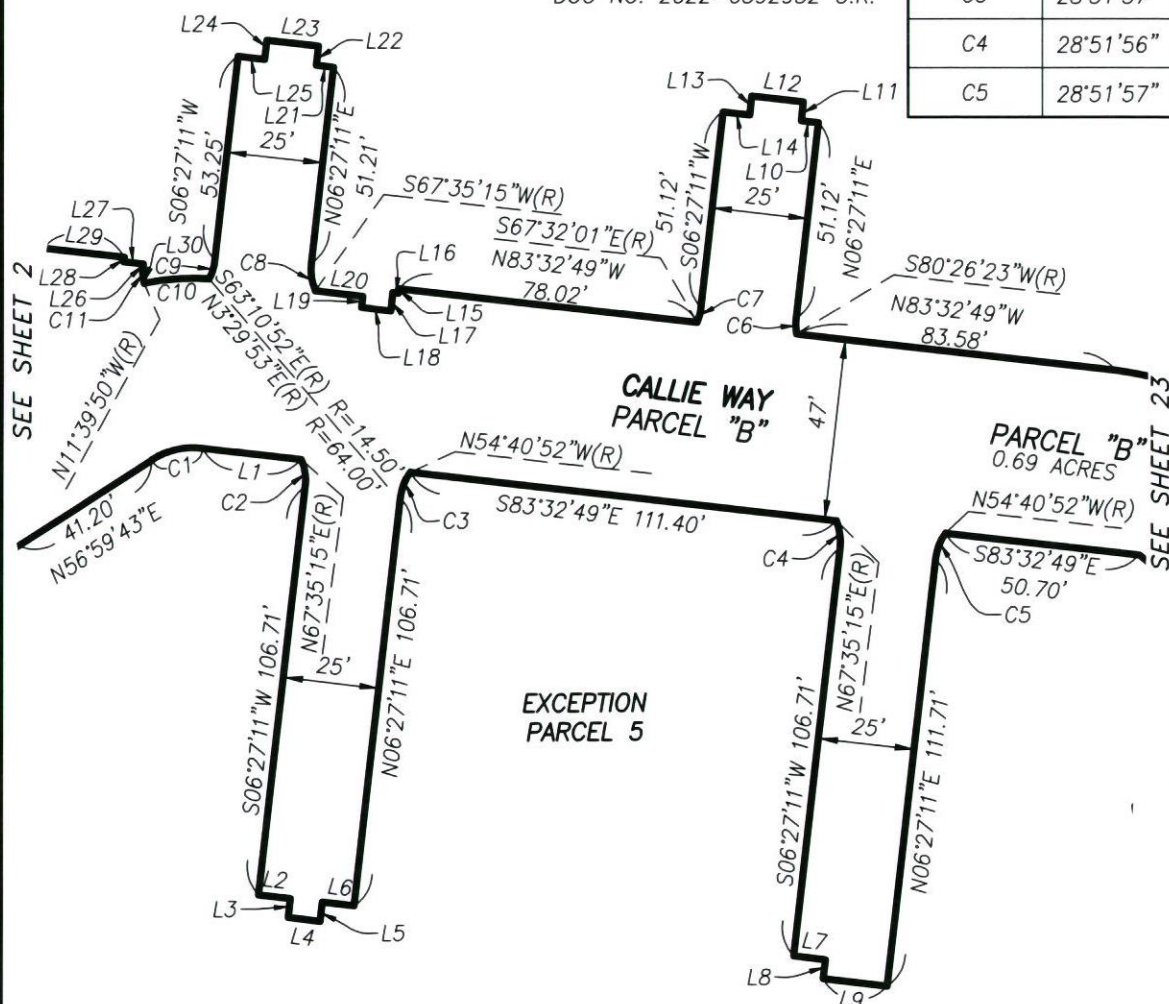
SHEET 15 OF 23

PARCEL "B"

LLA NO. 22-002
REC. 09/13/2022 AS
DOC NO. 2022-0392932 O.R.

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	39°27'28"	20.00'	13.77'
C2	28°51'56"	14.50'	7.31'
C3	28°51'57"	14.50'	7.31'
C4	28°51'56"	14.50'	7.31'
C5	28°51'57"	14.50'	7.31'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C6	16°00'48"	14.50'	4.05'
C7	16°00'48"	14.50'	4.05'
C8	28°51'56"	14.50'	7.31'
C9	20°21'57"	14.50'	5.15'
C10	15°09'43"	64.00'	16.93'
C11	19°54'28"	10.00'	3.47'

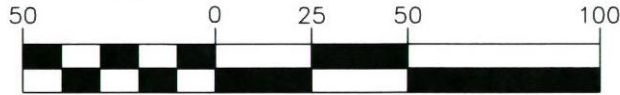


PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S83°32'49"E	25.81'
L2	S83°32'49"E	8.33'
L3	S06°27'11"W	5.00'
L4	S83°32'49"E	8.33'
L5	N06°27'11"E	5.00'
L6	S83°32'49"E	8.33'
L7	S83°32'49"E	8.33'
L8	S06°27'11"W	5.00'
L9	S83°32'49"E	16.67'
L10	N83°32'49"W	4.50'
L11	N06°27'11"E	5.00'
L12	N83°32'49"W	13.50'
L13	S06°27'11"W	5.00'
L14	N83°32'49"W	7.00'
L15	S06°27'11"W	1.17'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L16	N83°32'49"W	1.42'
L17	S06°27'11"W	4.83'
L18	N83°32'49"W	7.70'
L19	N06°27'11"E	3.00'
L20	N83°32'49"W	12.50'
L21	N83°32'49"W	4.50'
L22	N06°27'11"E	5.00'
L23	N83°32'49"W	13.50'
L24	S06°27'11"W	5.00'
L25	N83°32'49"W	7.00'
L26	N06°27'11"E	0.97'
L27	N83°32'49"W	5.08'
L28	N06°27'11"E	1.17'
L29	N83°32'49"W	21.08'
L30	N13°27'17"E	0.67'

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
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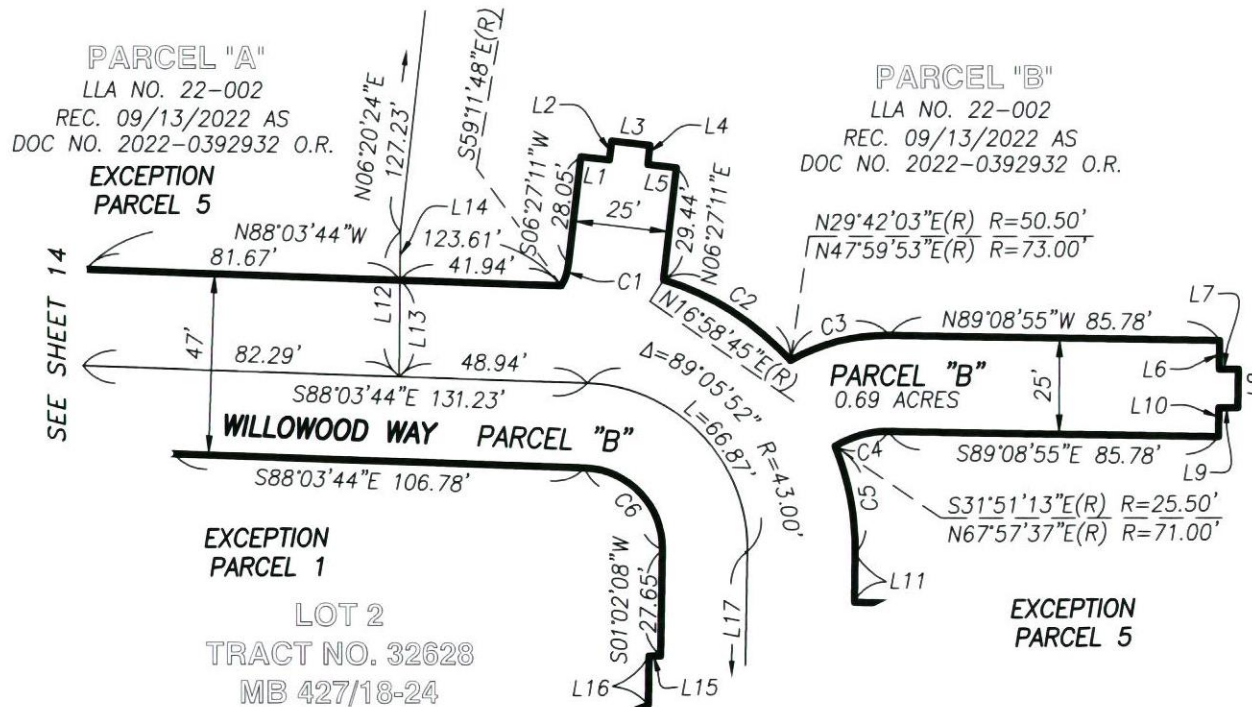
SHEET 16 OF 23



(IN FEET)
1 inch = 50' ft.

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	24°21'01"	14.50'	6.16'
C2	31°01'08"	73.00'	39.52'
C3	30°33'08"	50.50'	26.93'
C4	32°42'18"	25.50'	14.56'
C5	23°04'31"	71.00'	28.59'
C6	89°05'52"	21.00'	32.66'

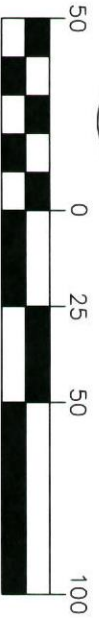
PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N83°32'49"W	7.50'
L2	S06°27'11"W	5.00'
L3	N83°32'49"W	10.00'
L4	N06°27'11"E	5.00'
L5	N83°32'49"W	7.50'
L6	N00°51'05"E	7.50'
L7	N89°08'55"W	5.00'
L8	N00°51'05"E	10.00'
L9	S89°08'55"E	5.00'
L10	N00°51'05"E	7.50'
L11	N01°02'08"E	12.61'
L12	S00°30'44"W	37.57'
L13	S00°30'44"W	25.01'
L14	N00°30'44"E	12.56'
L15	N88°57'52"W	3.00'
L16	S01°02'08"W	12.70'
L17	S01°02'08"W	373.49'



SEE SHEET 12

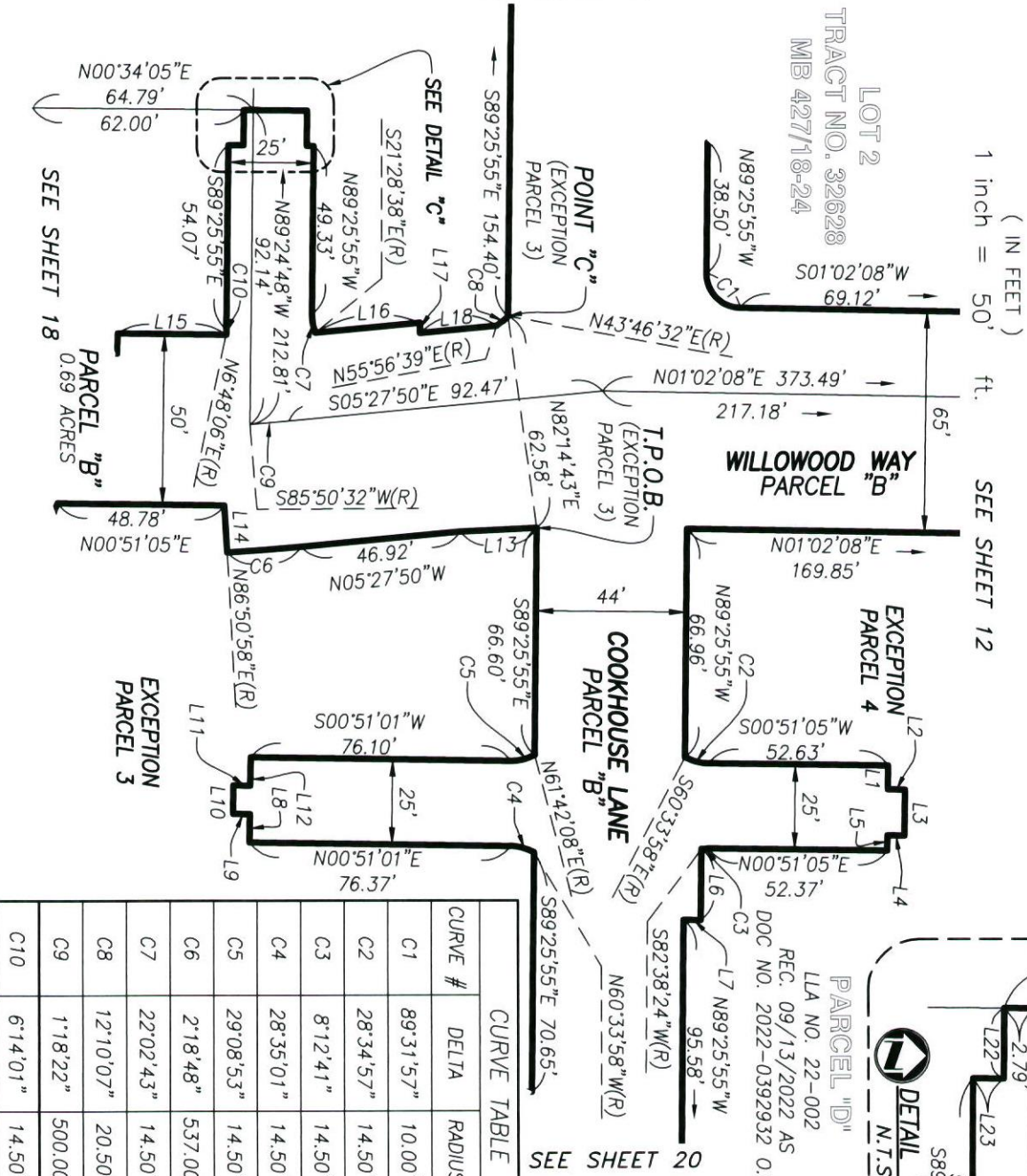


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012



PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N89°08'55"W	7.00'
L2	S00°51'05"W	5.00'
L3	N89°08'55"W	13.50'
L4	N00°51'05"E	5.00'
L5	N89°08'55"W	4.50'
L6	N89°25'55"W	20.84'
L7	N00°34'05"E	5.00'
L8	S89°08'59"E	8.33'
L9	N00°51'04"E	5.00'
L10	S89°08'59"E	8.34'
L11	S00°51'04"W	5.00'
L12	S89°08'59"E	8.33'
L13	N02°46'17"W	22.45'
L14	N86°18'58"E	13.73'
L15	S00°51'05"W	31.75'
L16	S05°27'50"E	30.94'
L17	N89°25'15"W	3.02'
L18	S05°27'50"E	22.50'
L19	S00°34'05"W	2.03'
L20	N89°25'55"W	10.37'
L21	S00°34'05"W	18.50'
L22	S89°25'55"E	10.37'
L23	S00°34'05"W	4.53'

SEE SHEET 11

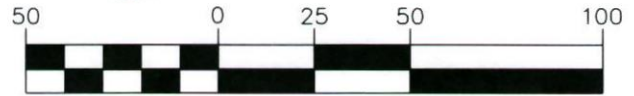


CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	89°31'57"	10.00'	15.63'
C2	28°34'57"	14.50'	7.23'
C3	8°12'41"	14.50'	2.08'
C4	28°35'01"	14.50'	7.23'
C5	29°08'53"	14.50'	7.38'
C6	2°18'48"	537.00'	21.68'
C7	22°02'43"	14.50'	5.58'
C8	12°10'07"	20.50'	4.35'
C9	1°18'22"	500.00'	11.40'
C10	6°14'01"	14.50'	1.58'

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 18 OF 23

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	38°05'59"	14.50'	9.64'
C2	38°39'00"	14.50'	9.78'
C3	38°05'15"	14.50'	9.64'
C4	90°00'00"	13.50'	21.21'
C5	8°32'56"	25.50'	3.80'
C6	90°17'00"	10.00'	15.76'
C7	28°51'56"	14.50'	7.31'
C8	20°10'17"	14.50'	5.10'
C9	20°10'16"	14.50'	5.10'
C10	28°51'56"	14.50'	7.31'



(IN FEET)
1 inch = 50' ft.

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°25'14"E	5.98'
L2	S00°51'05"W	25.66'
L3	S89°25'55"E	3.52'
L4	S00°51'05"W	29.54'
L5	N89°08'55"W	1.50'
L6	S00°51'05"W	11.88'
L7	S00°51'05"W	11.88'
L8	S89°08'55"E	1.50'
L9	N89°08'55"W	1.50'
L10	S00°51'05"W	11.88'
L11	S89°25'55"E	4.50'
L12	S00°34'05"W	5.00'
L13	S89°25'55"E	13.50'
L14	N00°34'05"E	5.00'
L15	S89°25'55"E	7.00'
L16	S89°25'55"E	20.50'
L17	N00°34'05"E	7.54'
L18	S89°25'55"E	4.50'
L19	N00°51'05"E	7.50'
L20	S89°08'55"E	5.00'
L21	N00°51'05"E	10.00'
L22	N89°08'55"W	5.00'
L23	N00°51'05"E	7.50'
L24	N00°51'05"E	7.50'
L25	S89°08'55"E	5.00'
L26	N00°51'05"E	10.00'
L27	N89°08'55"W	5.00'
L28	N00°51'05"E	7.50'

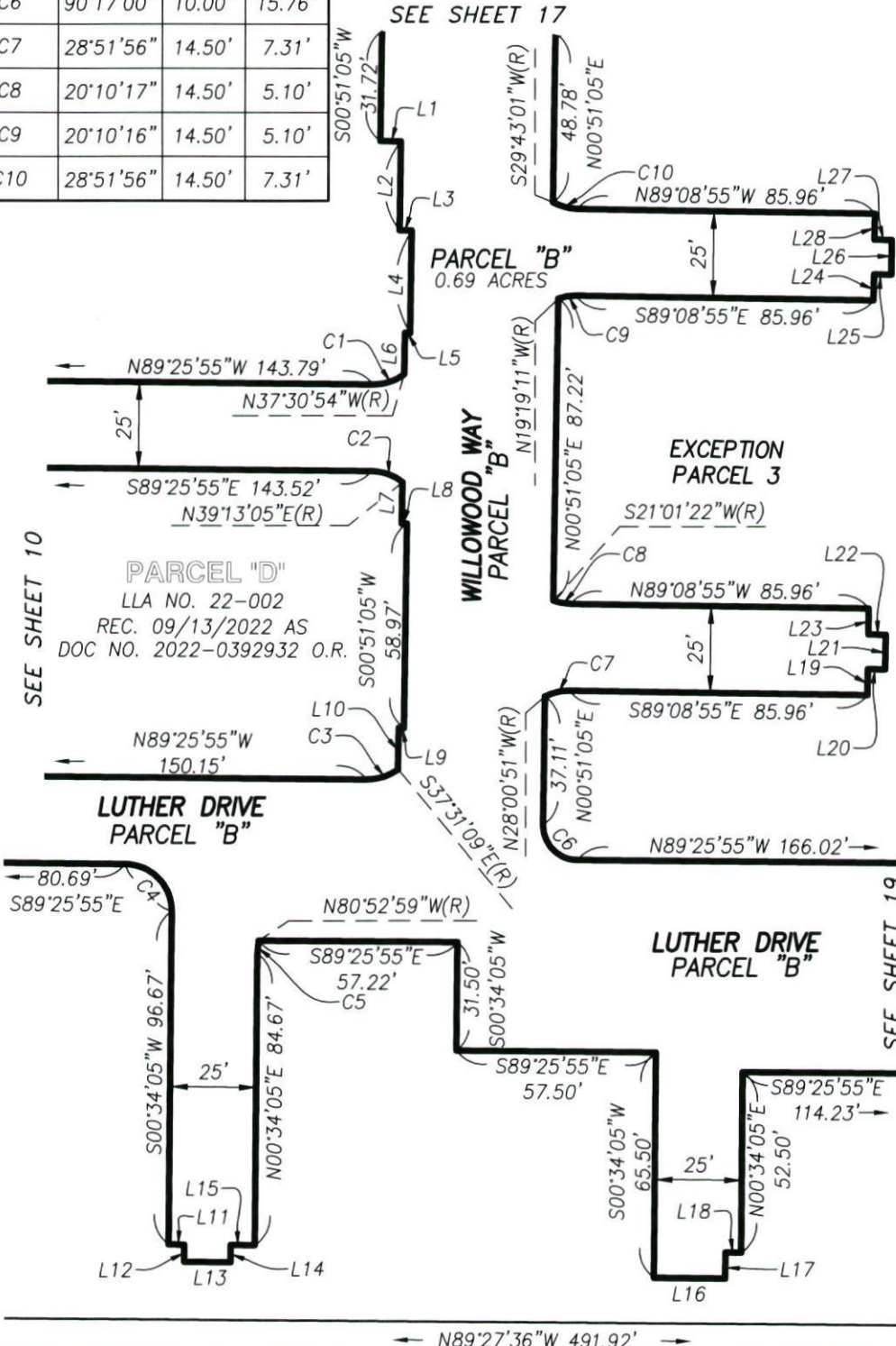
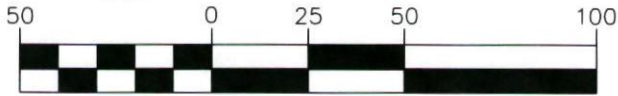


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 19 OF 23



(IN FEET)
1 inch = 50' ft.

CURVE TABLE

CURVE #	DELTA	RADIUS	LENGTH
C1	28°51'56"	14.50'	7.31'
C2	28°51'57"	14.50'	7.31'
C3	89°43'00"	10.00'	15.66'
C4	14°04'47"	25.50'	6.27'

PARCEL LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S00°51'05"W	7.00'
L2	N89°08'55"W	5.00'
L3	S00°51'05"W	13.50'
L4	S89°08'55"E	5.00'
L5	S00°51'05"W	4.50'
L6	S89°25'55"E	7.00'
L7	S00°34'05"W	10.00'
L8	S89°25'55"E	13.50'
L9	N00°34'05"E	10.00'
L10	S89°25'55"E	4.50'
L11	N00°51'05"E	8.33'
L12	S89°08'55"E	5.00'
L13	N00°51'05"E	8.34'
L14	N89°08'55"W	5.00'
L15	N00°51'05"E	8.33'
L16	N00°51'05"E	4.50'
L17	S89°08'55"E	5.00'
L18	N00°51'05"E	13.50'
L19	N89°08'55"W	5.00'
L20	N00°51'05"E	7.00'

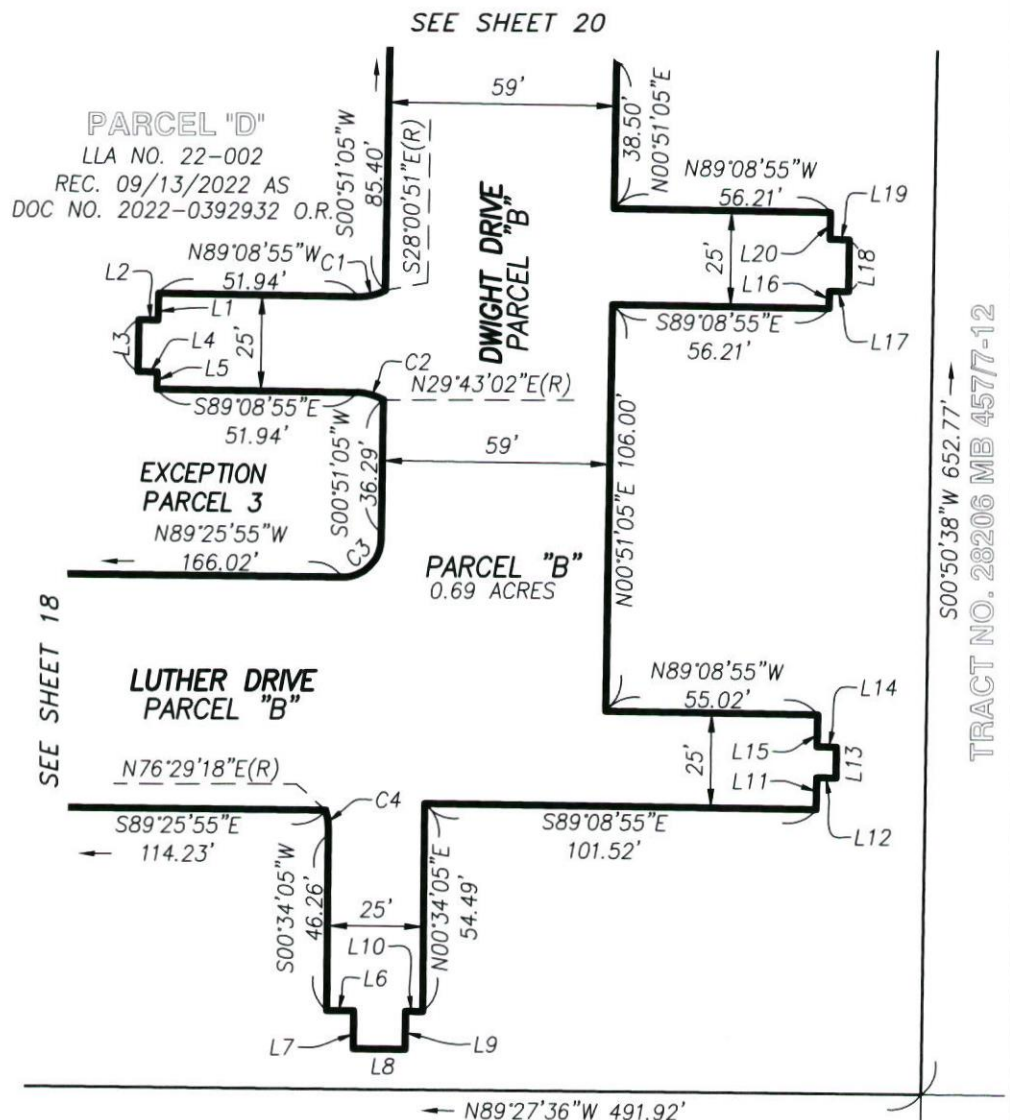


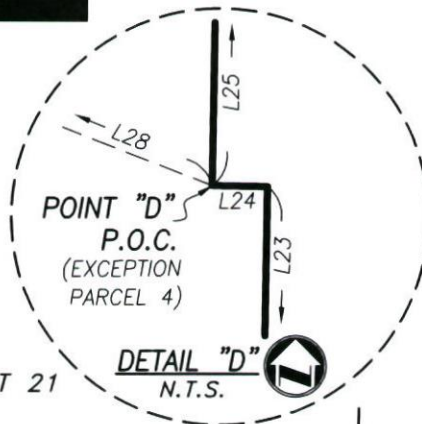


EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 20 OF 23



(IN FEET)
1 inch = 50' ft.



**EXCEPTION
PARCEL 4**

PARCEL "D"

LLA NO. 22-002
REC. 09/13/2022 AS
DOC NO. 2022-0392932 O.R.

T.P.O.B.
(EXCEPTION
PARCEL 4)

SEE SHEET 21

DETAIL "D"
N.T.S.

SEE SHEET 17

**EXCEPTION
PARCEL 3**

PARCEL "B"
0.69 ACRES

**DWIGHT DRIVE
PARCEL "B"**

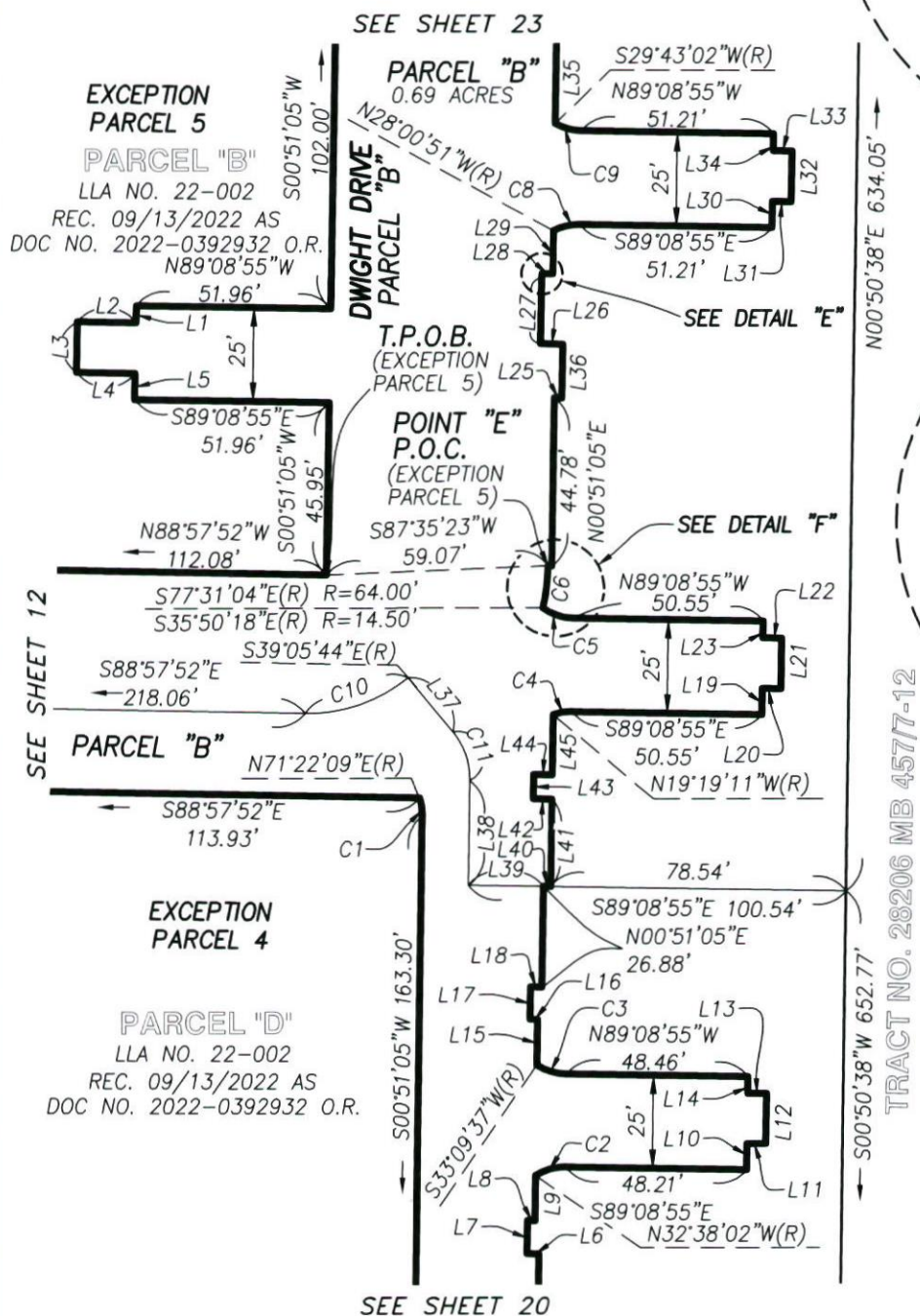
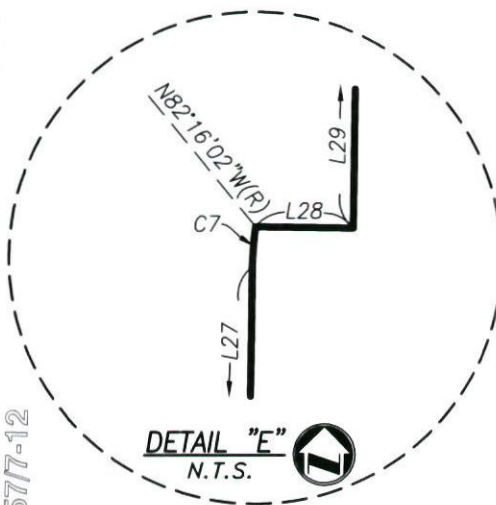
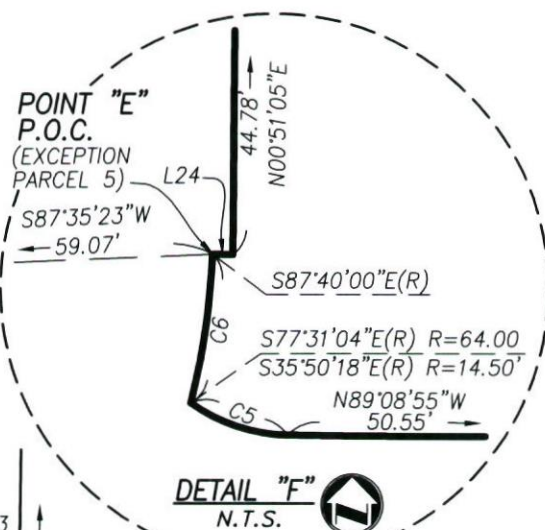
SEE SHEET 19

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	28°51'56"	14.50'	7.31'
C2	28°51'57"	14.50'	7.31'
C3	41°47'04"	14.50'	10.57'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°08'55"E	15.00'
L2	S00°51'05"W	7.00'
L3	N89°08'55"W	5.00'
L4	S00°51'05"W	13.50'
L5	S89°08'55"E	5.00'
L6	S00°51'05"W	4.50'
L7	S89°08'55"E	2.83'
L8	N00°51'05"E	20.00'
L9	N89°08'55"W	2.83'
L10	N00°51'05"E	4.50'
L11	S89°08'55"E	5.00'
L12	N00°51'05"E	13.50'
L13	N89°08'55"W	5.00'
L14	N00°51'05"E	7.00'
L15	S89°08'55"E	2.83'
L16	N00°51'05"E	26.00'
L17	N89°08'55"W	2.83'
L18	N00°51'05"E	4.50'
L19	S89°08'55"E	5.00'
L20	N00°51'05"E	13.50'
L21	N89°08'55"W	5.00'
L22	N00°51'05"E	7.00'
L23	N00°51'05"E	12.62'
L24	N89°08'55"W	0.34'
L25	N00°51'05"E	22.19'
L26	S89°08'55"E	3.17'
L27	N89°08'55"W	3.17'
L28	N68°44'17"W	31.48'

→ S00°50'38"W 652.77' →
TRACT NO. 28206 MB 457/7-12

SHEET 21 OF 23



SEE DATA ON SHEET 22

EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 22 OF 23

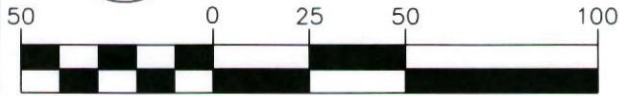
PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S00°51'05"W	4.50'
L2	N89°08'55"W	15.63'
L3	S00°51'05"W	13.50'
L4	S89°08'55"E	15.63'
L5	S00°51'05"W	7.00'
L6	N89°08'55"W	3.17'
L7	N00°51'05"E	8.92'
L8	S89°08'55"E	2.00'
L9	N00°51'05"E	12.09'
L10	N00°51'05"E	7.00'
L11	S89°08'55"E	5.00'
L12	N00°51'05"E	13.50'
L13	N89°08'55"W	5.00'
L14	N00°51'05"E	4.50'
L15	N00°51'05"E	12.26'
L16	N89°08'55"W	2.00'
L17	N00°51'05"E	8.92'
L18	S89°08'55"E	3.00'
L19	N00°51'05"E	7.00'
L20	S89°08'55"E	5.00'
L21	N00°51'05"E	13.50'
L22	N89°08'55"W	5.00'
L23	N00°51'05"E	4.50'
L24	N89°08'55"W	1.02'
L25	S89°08'55"E	2.00'

PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L26	N89°08'55"W	6.00'
L27	N00°51'05"E	17.51'
L28	S89°08'55"E	2.93'
L29	N00°51'05"E	11.50'
L30	N00°51'05"E	7.00'
L31	S89°08'55"E	5.00'
L32	N00°51'05"E	13.50'
L33	N89°08'55"W	5.00'
L34	N00°51'05"E	4.50'
L35	N00°51'05"E	28.38'
L36	N00°51'05"E	14.34'
L37	S39°22'58"E	18.79'
L38	S00°51'05"W	27.90'
L39	S89°08'55"E	20.00'
L40	N89°08'55"W	2.00'
L41	N89°51'05"E	23.29'
L42	N89°08'55"W	5.00'
L43	N89°51'05"E	6.50'
L44	S89°08'55"E	5.00'
L45	N89°51'05"E	16.03'

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	19°28'56"	14.50'	4.93'
C2	33°29'07"	14.50'	8.47'
C3	32°18'32"	14.50'	8.18'
C4	20°10'16"	14.50'	5.10'
C5	34°59'13"	14.50'	8.85'
C6	10°08'56"	64.00'	11.34'
C7	6°52'30"	10.00'	1.20'
C8	28°51'56"	14.50'	7.31'
C9	28°51'57"	14.50'	7.31'
C10	40°25'06"	42.00'	29.63'
C11	40°14'03"	20.00'	14.04'

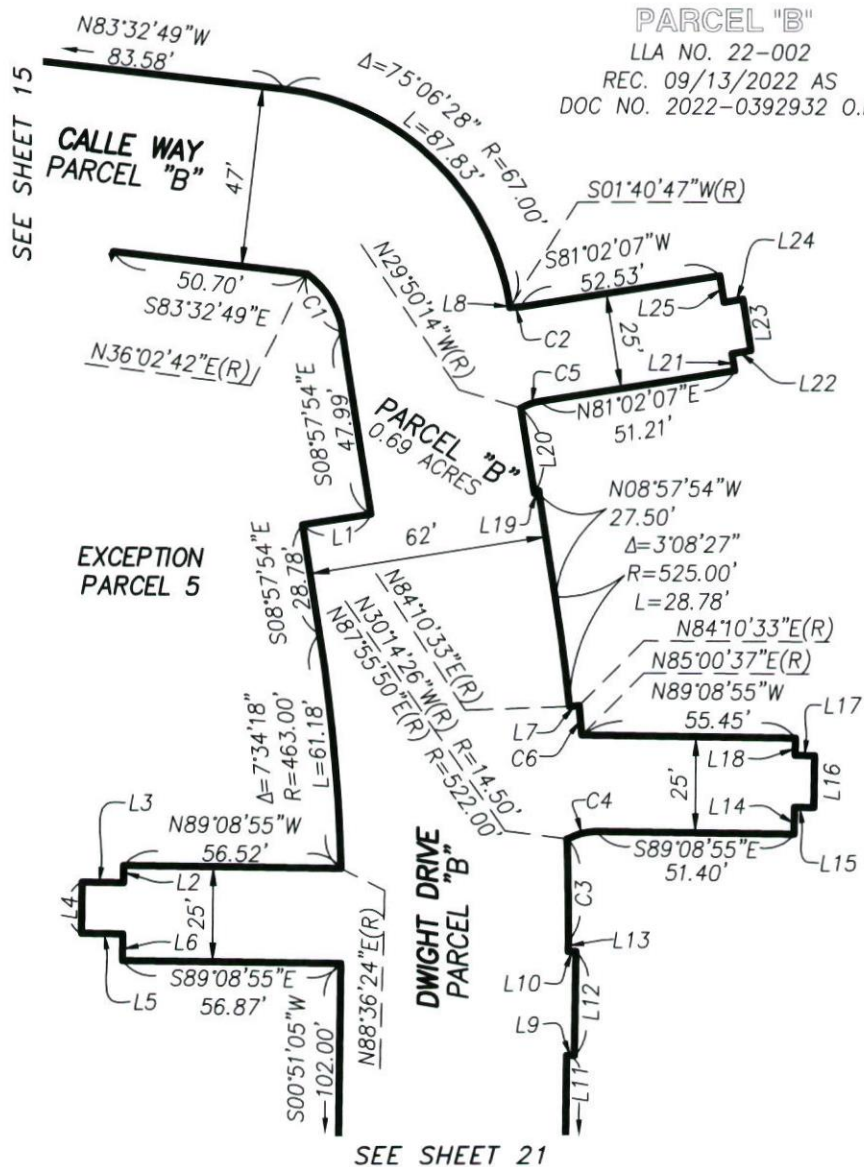
EXHIBIT "B"
PRIVATE ROAD EASEMENTS
DED 22-012

SHEET 23 OF 23



(IN FEET)
1 inch = 50' ft.

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	44°59'24"	23.00'	18.06'
C2	10°38'40"	14.50'	2.69'
C3	2°55'15"	522.00'	26.61'
C4	31°05'31"	14.50'	7.87'
C5	20°52'21"	14.50'	5.28'
C6	0°50'04"	527.50'	7.68'



PARCEL LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S81°02'07"W	18.00'
L2	S00°51'05"W	4.50'
L3	N89°08'55"W	10.71'
L4	S00°51'05"W	13.50'
L5	S89°08'55"E	10.71'
L6	S00°51'05"W	7.00'
L7	S84°10'33"W	2.50'
L8	N08°57'54"W	0.62'
L9	S89°08'55"E	2.00'
L10	N89°08'55"W	2.00'
L11	N00°51'05"E	28.38'
L12	N00°51'05"E	27.20'
L13	N00°51'05"E	2.93'
L14	N00°51'05"E	7.00'
L15	S89°08'55"E	5.00'
L16	N00°51'05"E	13.50'
L17	N89°08'55"W	5.00'
L18	N00°51'05"E	4.50'
L19	S81°02'06"W	1.17'
L20	N08°57'54"W	22.47'
L21	N08°57'53"W	4.50'
L22	N81°02'07"E	5.00'
L23	N08°57'53"W	13.50'
L24	S81°02'07"W	5.00'
L25	N08°57'53"W	7.00'

EXHIBIT "C"—SITE PLAN

SHEET 1 OF 2

PRIVATE ROAD EASEMENTS

DED 22-012

R/W PER TR. 32628,

MB 427/18-24

CRAIG AVENUE

HANOVER LANE



1" = 250'

INTERSTATE 215

R/W PER TR. 32628,
MB 427/18-24

R/W PER TR. 32628,
MB 427/18-24

ANTELOPE ROAD

LOT "B"

LOT "A"

LOT "C"

LOT "D"

PAR. "A"
LLA. NO.
22-002

PAR. "B"
LLA. NO.
22-002

LOT 2
TRACT NO. 32628
MB 427 / 18 - 24

PAR. "C"
LLA. NO.
22-002

PAR. "D"
LLA. NO.
22-002

LOT 65

LOT 64

TRACT NO. 28206
MB 457 / 7 - 12

LOT 71 35 34 1

TRACT NO.
28206-1

MB 428 / 6 - 11

RECORD OWNER:
FPG TRICON MENIFEE PROPERTY LLC, A
DELAWARE LIMITED LIABILITY COMPANY

OWNER ADDRESS:
27271 LAS RAMBLAS, SUITE 100
MISSION VIEJO, CA 92691

ASSESSOR'S PARCEL NUMBERS:
372-050-037, 039, 041, & 042

NOTE:
LLA NO. 22-002,
RECORDED 09/13/2022 AS
DOC. NO. 2022-0392932 O.R.

LEGEND

--- EXISTING EASEMENTS
— NEW ACCESS EASEMENT



SEC. 11, T.6S. R.3W. S.B.M.

PLAT PREPARED BY:

adkan
ENGINEERS

Civil Engineering • Surveying • Planning
6879 Airport Drive, Riverside, CA 92504
Tel: (951) 688-0241 • Fax: (951) 688-0599

JOB NO. 10004

DATE: 03-15-2023

CLIENT: FOREMOST COMMUNITIES

APPROVED BY:

[Signature]
MITCHELL J. ADKISON, PLS 8936

PLAT TO ACCOMPANY
LEGAL DESCRIPTION

EXHIBIT "C"—SITE PLAN

SHEET 2 OF 2

EASEMENT NOTES:

PRIVATE ROAD EASEMENTS
DED 22-012

1. AN IRREVOCABLE OFFER OF DEDICATION TO THE COUNTY OF RIVERSIDE FOR PUBLIC ROAD, SLOPE AND DRAINAGE AND INCIDENTAL PURPOSES, RECORDED AUGUST 4, 1988 AS INSTRUMENT NO. 88-219863 OF OFFICIAL RECORDS.
2. EASTERN MUNICIPAL WATER DISTRICT, HOLDER OF AN EASEMENT FOR PIPELINES AND ACCESS AND INCIDENTAL PURPOSES, RECORDED JULY 9, 1991 AS INSTRUMENT NO. 230836 OF OFFICIAL RECORDS.
3. EASTERN MUNICIPAL WATER DISTRICT, HOLDER OF AN EASEMENT FOR SLOPE AND DRAINAGE AND INCIDENTAL PURPOSES, RECORDED AUGUST 2, 2000 AS INSTRUMENT NO. 00-297883 OF OFFICIAL RECORDS.
4. EASTERN MUNICIPAL WATER DISTRICT, HOLDER OF AN EASEMENT FOR PIPELINE OR PIPELINES AND INCIDENTAL PURPOSES, RECORDED AUGUST 2, 2000 AS INSTRUMENT NO. 00-297884 OF OFFICIAL RECORDS.
5. ABUTTER'S RIGHTS OF INGRESS AND EGRESS TO OR FROM ANTELOPE ROAD EXCEPT THE GENERAL EASEMENT OF TRAVEL; ALSO EXCEPTING TWO ADJACENT 29 FOOT ACCESS OPENINGS HAVE BEEN DEDICATED OR RELINQUISHED ON THE FILED MAP. AFFECTS: LOTS 1 AND 3
6. PRIVATE ROAD EASEMENT PER TRACT NO. 32628, MB 427/18-24 FOR PRIVATE ROAD, PUBLIC UTILITY PURPOSES TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR EMERGENCY VEHICLES AND INCIDENTAL PURPOSES.
7. PRIVATE DRAINAGE EASEMENT PER TRACT NO. 32628, MB 427/18-24.
8. VERIZON CALIFORNIA INC., A CORPORATION, ITS SUCCESSORS AND ASSIGNS, HOLDER OF AN EASEMENT FOR UNDERGROUND CONDUITS, MANHOLES, HAND HOLES, AMPLIFIERS, PEDESTALS, CABLES, WIRES, ABOVE AND BELOW GROUND VAULTS AND ENCLOSURES CONCRETE PADS, MARKERS AND OTHER APPURTENANCES AND INCIDENTAL PURPOSES, RECORDED FEBRUARY 26, 2008 AS INSTRUMENT NO. 2008-0091451 OF OFFICIAL RECORDS. THE LOCATION OF THE EASEMENT CANNOT BE PLOTTED FROM RECORD INFORMATION.
9. SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, ITS SUCCESSORS AND ASSIGNS, HOLDER OF AN EASEMENT FOR OVERHEAD ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATIONS SYSTEMS, CONSISTING OF POLES, GUY WIRES AND ANCHORS, CROSSARMS, WIRES, AND OTHER APPURTENANT FIXTURES AND/OR EQUIPMENT NECESSARY OR USEFUL FOR DISTRIBUTING ELECTRICAL ENERGY AND FOR TRANSMITTING INTELLIGENCE AND INCIDENTAL PURPOSES, RECORDED JUNE 11, 2008 AS INSTRUMENT NO. 2008-0319217 OF OFFICIAL RECORDS.
10. SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, ITS SUCCESSORS AND ASSIGNS, HOLDER OF AN EASEMENT FOR UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATIONS SYSTEMS, CONSISTING OF WIRES, UNDERGROUND CONDUITS, CABLES, VAULTS, MANHOLES, HANDHOLES, AND INCLUDING ABOVE-GROUND ENCLOSURES, MARKERS AND CONCRETE PADS AND OTHER APPURTENANT FIXTURES AND EQUIPMENT NECESSARY OR USEFUL FOR DISTRIBUTING ELECTRICAL ENERGY AND FOR TRANSMITTING INTELLIGENCE AND INCIDENTAL PURPOSES, RECORDED AUGUST 6, 2008 AS INSTRUMENT NO. 2008-0431208 OF OFFICIAL RECORDS. EASEMENT IS BLANKET IN NATURE AND AFFECTS ALL STREETS, HIGHWAYS, PUBLIC PLACES, AND THE COMMON AREAS (EXCLUSIVE OF BUILDING SITES) OF TRACT NO. 36828.
11. AN EASEMENT IN FAVOR OF THE CITY OF MENIFEE FOR PUBLIC ROAD & PUBLIC UTILITY PURPOSES RECORDED OCTOBER 5, 2022 AS DOCUMENT NO. 2022-0418390, OF OFFICIAL RECORDS.
12. AN EASEMENT IN FAVOR OF THE CITY OF MENIFEE FOR PUBLIC ROAD & PUBLIC UTILITY PURPOSES RECORDED OCTOBER 5, 2022 AS DOCUMENT NO. 2022-0418400, OF OFFICIAL RECORDS.
13. SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION, ITS SUCCESSORS AND ASSIGNS, HOLDER OF AN EASEMENT FOR PUBLIC UTILITY AND INCIDENTAL PURPOSES, RECORDED JULY 27, 2022 AS INSTRUMENT NO. 2022-0333017, OF OFFICIAL RECORDS. THE LOCATION OF THE EASEMENT CANNOT BE DETERMINED FROM RECORD INFORMATION.
14. SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR PUBLIC UTILITY AND INCIDENTAL PURPOSES, RECORDED AUGUST 2, 2022 AS INSTRUMENT NO. 2022-0342590, OF OFFICIAL RECORDS. EASEMENT IS BLANKET IN NATURE AND AFFECTS ALL STREETS, HIGHWAYS, PUBLIC PLACES, AND THE COMMON AREAS (EXCLUSIVE OF BUILDING SITES) OF TRACT NO. 36828.

 -INDICATE EASEMENT PLOTTED HEREON

 -INDICATES EASEMENT CANNOT BE PLOTTED FROM RECORD