

Recorded at request of, and return to:
 Riverside County Flood Control
 and Water Conservation District
 1995 Market Street
 Riverside, California 92501

NO FEE (GOV. CODE 6103)

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Heritage Lake Area No. 4 Line B
 Project No. 4-0-00387
 TR 34406-2

APNs: Portion of 333-761-022, 333-751-029,
 333-750-030, and Collier Drive

The undersigned grantor(s) declare(s)

DDT: - 0 - THE CONVEYANCE IS TO A GOVERNMENTAL
 ENTITY OR POLITICAL SUBDIVISION R&T 11922

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the **CITY OF MENIFEE**, does hereby remise, release, and forever quitclaim to **RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, a body politic**, all right, title and interest in and to the storm drain easement for flood control and drainage purposes for the construction, use, repair, reconstruction, inspection, operation and maintenance storm drain facilities, and all appurtenant works, including ingress and egress thereto, over, under and across that certain real property situated in the city of Menifee, County of Riverside, State of California, described in:

Irrevocable Offer of Dedication recorded July 31, 2013, as Instrument No. 2013-0370084, records of the Recorder's Office, Riverside County, State of California, also lying within portion of Lots F, D, 118, 119 and 120, Tract Map 34406-2 filed in Book 455 Pages 76 through 87, inclusive, of Maps, records of said County, to be referenced hereafter as **RCFC Parcel 4387-500** as shown on Exhibits "A" and "B", attached for reference purposes only.

CITY OF MENIFEE:

Date: _____

By: _____
 BILL ZIMMERMAN, Mayor

ATTESTS:

SARAH MANWARING,
 Clerk to the City of Menifee

By: _____
 City Clerk

(SEAL)

THIS IS TO CERTIFY that the City of Menifee
consents to the recordation of this Irrevocable Offer
of Dedication pursuant to a ^{JCF}~~Cooperative~~ Agreement
~~recorded~~ ^{executed} on JUNE 10, 2013 as
Instrument No. _____



Heritage Lake Area No. 4 Storm Drain
Line B
Project No. 4-0-00387
Tract No. 34406
APNs 333-180-027

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MENIFEE DEVELOPMENT LLC, a California limited liability company, hereby Dedicates in Perpetuity to the Public, on behalf of Riverside County Flood Control and Water Conservation District, **a storm drain easement** for flood control and drainage purposes for the construction, use, repair, reconstruction, inspection, operation and maintenance of storm drain facilities, and all appurtenant works, including ingress and egress thereto, over, under and across that certain real property situated in the City of Menifee, County of Riverside, State of California, described in legal description attached hereto as Exhibit "A" and shown in Exhibit "B" and made a part hereof.

LOTS 118, 119, 120, & ST ROW TR 34406-2

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Riverside

On May 28, 2013 before me, Sarah McPherson, Notary Public
personally appeared Martin P. Langpap and Lorrie A. Yates
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) /s/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 law of the State of California that the foregoing
paragraph is true and correct.

Witness my hand and official seal.

Signature Sarah McPherson



OPTIONAL

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed By Signer

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer -- Title(s): _____
- ☐ Partner -- Limited, General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER

A large, empty rectangular box intended for the right thumbprint of the signer.

EXHIBIT "A"
LINE B – MAINTENANCE EASEMENT
CITY OF MENIFEE

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 5 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY TERMINUS OF THE CENTERLINE OF McCALL BOULEVARD AS SHOWN BY TRACT NO. 30705-1, AS FILED IN BOOK 377, PAGES 44 THROUGH 53, INCLUSIVE, OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA;

THENCE SOUTH 54°44'19" EAST, ALONG THE CENTERLINE OF SAID McCALL BOULEVARD, AS SHOWN BY THE OFFER OF DEDICATION, RECORDED OCTOBER 31, 2011 AS DOCUMENT NO. 2011-0481156, OF OFFICIAL RECORDS, 335.60 FEET;

THENCE LEAVING SAID CENTERLINE, NORTH 40°24'15" EAST, 466.16 FEET, TO POINT "A", AS DESCRIBED IN A DOCUMENT RECORDED 7/31/2013 AS DOCUMENT NO. 0370083 SAID POINT BEING THE **TRUE POINT OF BEGINNING**,

THENCE NORTH 31°53'49" EAST, 31.49 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 59.00 FEET, A RADIAL LINE THROUGH SAID BEGINNING OF CURVE BEARS NORTH 12°49'12" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 20°48'12", AN ARC LENGTH OF 21.42 FEET;

THENCE SOUTH 56°22'36" EAST, 63.59 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 59.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°33'05", AN ARC LENGTH OF 11.89 FEET;

THENCE SOUTH 44°49'31" EAST, 16.16 FEET;

THENCE SOUTH 41°46'48" EAST, 58.65 FEET;

THENCE SOUTH 52°35'58" EAST, 5.32 FEET;

THENCE SOUTH 55°13'13" EAST, 197.18 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 34°43'24", AN ARC LENGTH OF 20.61 FEET;

THENCE SOUTH 89°56'37" EAST, 349.81 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°23'23", AN ARC LENGTH OF 6.76 FEET;

EXHIBIT "A"
LINE B – MAINTENANCE EASEMENT
CITY OF MENIFEE

THENCE NORTH 78°40'00" EAST, 98.85 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 56.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°10'00", AN ARC LENGTH OF 11.89 FEET;

THENCE SOUTH 89°10'00" EAST, 87.22 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°45'40", AN ARC LENGTH OF 11.73 FEET;

THENCE NORTH 71°04'20" EAST, 44.06 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 56.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°10'55", AN ARC LENGTH OF 18.75 FEET;

THENCE SOUTH 89°44'45" EAST, 88.08 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°50'03", AN ARC LENGTH OF 11.77 FEET;

THENCE SOUTH 89°10'00" EAST, 7.92 FEET, TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF HERITAGE LAKE DRIVE, PER SAID DOCUMENT NO. 2011-0481156, SAID POINT BEING SOUTH 0°50'00" WEST, 54.73 FEET, FROM THE NORTHERLY TERMINUS OF A COURSE BEARING NORTH 0°50'00" WEST, HAVING A DISTANCE OF 570.66 FEET, PER SAID DOCUMENT;

THENCE SOUTH 0°50'00" WEST, ALONG SAID WESTERLY RIGHT OF WAY, 20.52 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 56.00 FEET, A RADIAL LINE THROUGH SAID POINT BEARS SOUTH 19°51'15" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 20°06'30", AN ARC LENGTH OF 19.65 FEET;

THENCE NORTH 89°44'45" WEST, 88.08 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°10'55", AN ARC LENGTH OF 11.38 FEET;

THENCE SOUTH 71°04'20" WEST, 44.06 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 56.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°45'40", AN ARC LENGTH OF 19.31 FEET;

SHEET 2 OF 3 SHEETS



EXHIBIT "A"
LINE B – MAINTENANCE EASEMENT
CITY OF MENIFEE

THENCE NORTH 89°10'00" WEST, 87.22 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 34.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°10'00", AN ARC LENGTH OF 7.22 FEET;

THENCE SOUTH 78°40'00" WEST, 98.85 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 56.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°23'23", AN ARC LENGTH OF 11.13 FEET;

THENCE NORTH 89°56'37" WEST, 349.81 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 56.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 34°43'24", AN ARC LENGTH OF 33.94 FEET;

THENCE NORTH 55°13'13" WEST, 197.68 FEET;

THENCE NORTH 52°35'58" WEST, 2.75 FEET;

THENCE NORTH 48°19'28" WEST, 57.38 FEET;

THENCE NORTH 44°49'31" WEST, 23.47 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 31.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°33'05", AN ARC LENGTH OF 6.25 FEET;

THENCE NORTH 56°22'36" WEST, 63.59 FEET, TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 31.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 40°11'31", AN ARC LENGTH OF 21.75 FEET, TO THE **POINT OF BEGINNING**.

SAID EASEMENT CONTAINS 25,855 SQUARE FEET, MORE OR LESS.

AS SHOWN ON EXHIBIT "B".

PREPARED UNDER THE SUPERVISION OF:

 7-24-13

STANLEY C. MORSE, L.S. 3640
EXPIRES 6/30/2014



SHEET 3 OF 3 SHEETS



2013-0370084
07/31/2013 11:22A
5 of 9



2013-0370084
07/31/2013 11:22A
6 of 9

EXHIBIT "B"

SHEET 1 OF 4 SHEETS

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT LINE B - MAINTENANCE EASEMENT CITY OF MENIFEE

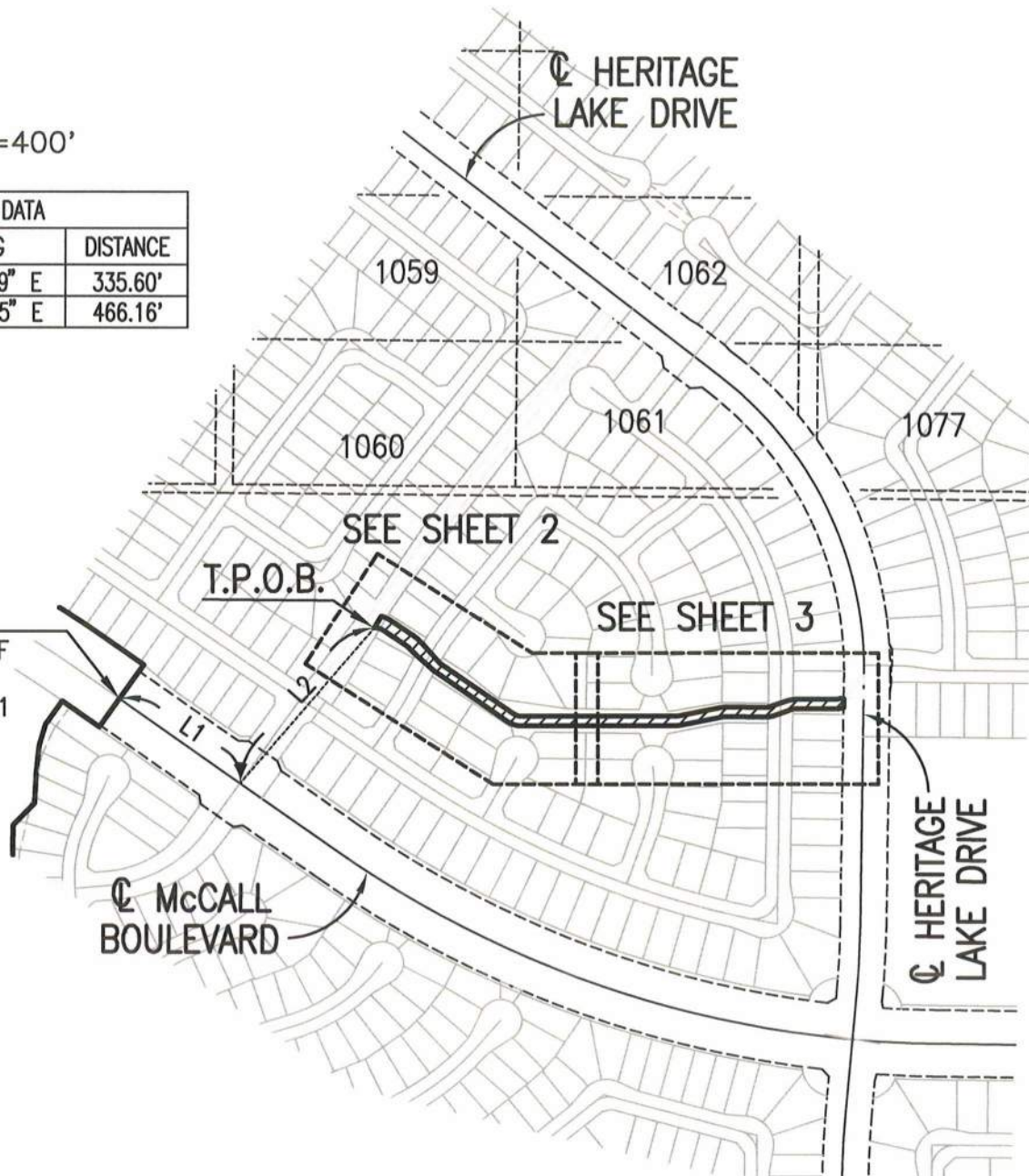


SCALE: 1"=400'

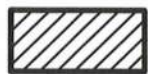
LINE DATA		
#	BEARING	DISTANCE
L1	S 54°44'19" E	335.60'
L2	N 40°24'15" E	466.16'

P.O.C.

S.E. TERMINUS OF
McCALL BLVD.
PER TR. 30705-1



LEGEND:



EASEMENT AREA BEING
GRANTED TO RCFC&WCD FOR
MAINTENANCE PURPOSES



OWNERSHIP BOUNDARY



EXIST. R/W PER OFFER OF
DEDICATION 2011-0481156



PREPARED UNDER THE SUPERVISION OF:

Stanley Morse 7-24-13

STANLEY C. MORSE, L.S. 3640
EXPIRES 6/30/2014

DATE



EXHIBIT "B"

SHEET 2 OF 4 SHEETS

RIVERSIDE COUNTY FLOOD CONTROL
AND WATER CONSERVATION DISTRICT
LINE B - MAINTENANCE EASEMENT
CITY OF MENIFEE

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	20°48'12"	59.00'	21.42'
C2	11°33'05"	59.00'	11.89'
C15	11°33'05"	31.00'	6.25'
C16	40°11'31"	31.00'	21.75'

LINE DATA		
#	BEARING	DISTANCE
L1	N 31°53'49" E	31.49'
L2	S 56°22'36" E	63.59'
L3	S 44°49'31" E	16.16'
L4	S 41°46'48" E	58.65'
L17	N 48°19'28" W	57.38'
L18	N 44°49'31" W	23.47'
L19	N 56°22'36" W	63.59'

SCALE:
1" = 100'

T.P.O.B.

POINT "A"

DOC.#

REC.

SEE SHEET 3

P.O.C.

S.E. TERMINUS OF
McCALL BLVD.
PER TR. 30705-1

PARCEL "C"

S 54°44'19" E 335.60'

PARCEL "J"

RIGHT OF WAY PER OFFER OF
DEDICATION RECORDED 10/31/2011
AS DOCUMENT NO. 2011-0481156

McCALL
BOULEVARD

LEGEND:



EASEMENT AREA BEING
GRANTED TO RCFC&WCD FOR
MAINTENANCE PURPOSES



OWNERSHIP BOUNDARY



EXISTING LOT LINE



PREPARED UNDER THE SUPERVISION OF:

Stanley Morse 7.24.13
STANLEY C. MORSE, L.S. 3640 DATE
EXPIRES 6/30/2014



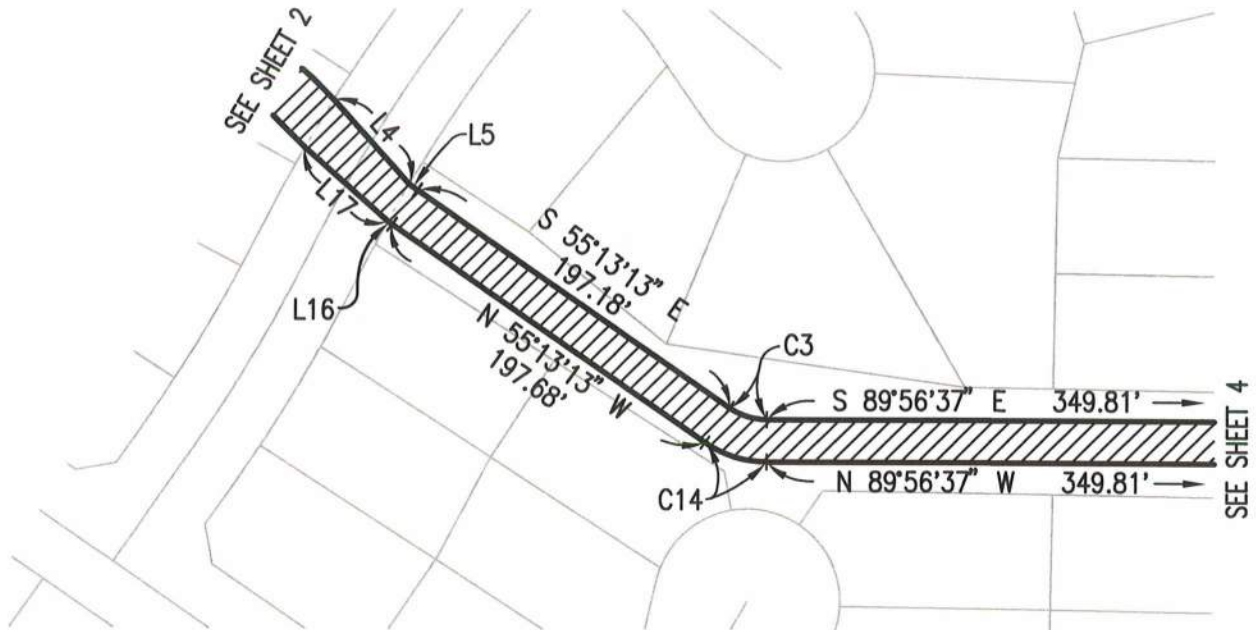
EXHIBIT "B"

SHEET 3 OF 4 SHEETS

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT LINE B - MAINTENANCE EASEMENT CITY OF MENIFEE



SCALE: 1"=100'



CURVE DATA			
#	DELTA	RADIUS	LENGTH
C3	34°43'24"	34.00'	20.61'
C14	34°43'24"	56.00'	33.94'

LINE DATA		
#	BEARING	DISTANCE
L4	S 41°46'48" E	58.65'
L5	S 52°35'58" E	5.32'
L16	N 52°35'58" W	2.75'
L17	N 52°35'58" W	57.38'

LEGEND:



EASEMENT AREA BEING
GRANTED TO RCFC&WCD FOR
MAINTENANCE PURPOSES



OWNERSHIP BOUNDARY



EXIST. R/W PER OFFER OF
DEDICATION 2011-0481156



PREPARED UNDER THE SUPERVISION OF:

Stanley Morse 7.24.13

STANLEY C. MORSE, L.S. 3640 DATE
EXPIRES 6/30/2014



2013-0370084
07/31/2013 11:22A
9 of 9

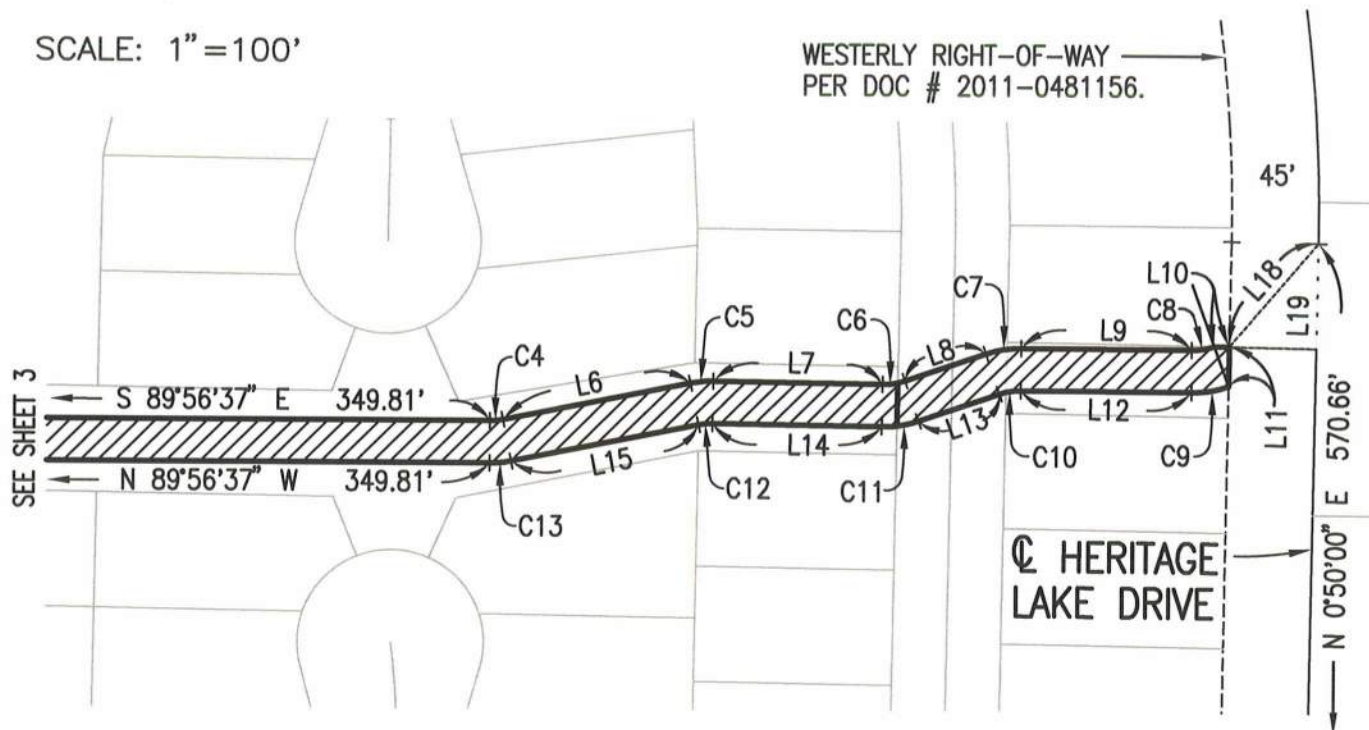
EXHIBIT "B"

SHEET 4 OF 4 SHEETS

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT LINE B - MAINTENANCE EASEMENT CITY OF MENIFEE



SCALE: 1"=100'



CURVE DATA			
#	DELTA	RADIUS	LENGTH
C4	11°23'23"	34.00'	6.76'
C5	12°10'00"	56.00'	11.89'
C6	19°45'40"	34.00'	11.73'
C7	19°10'55"	56.00'	18.75'
C8	19°50'03"	34.00'	11.77'
C9	20°06'30"	56.00'	19.65'
C10	19°10'55"	34.00'	11.38'
C11	19°45'40"	56.00'	19.31'
C12	12°10'00"	34.00'	7.22'
C13	11°23'23"	56.00'	11.13'

LINE DATA		
#	BEARING	DISTANCE
L6	N 78°40'00" E	98.85'
L7	S 89°10'00" E	87.22'
L8	N 71°04'20" E	44.06'
L9	S 89°44'45" E	88.08'
L10	S 89°10'00" E	7.92'
L11	S 0°50'00" W	20.52'
L12	N 89°44'45" W	88.08'
L13	S 71°04'20" W	44.06'
L14	N 89°10'00" W	87.22'
L15	S 78°40'00" W	98.85'
L18	S 40°15'33" W	70.86'
L19	S 0°50'00" W	54.73'

LEGEND:



EASEMENT AREA BEING
GRANTED TO RCFC&WCD FOR
MAINTENANCE PURPOSES



OWNERSHIP BOUNDARY



EXIST. R/W PER OFFER OF
DEDICATION 2011-0481156



PREPARED UNDER THE SUPERVISION OF:

Stanley Morse 7-24-13
STANLEY C. MORSE, L.S. 3640 DATE
EXPIRES 6/30/2014

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by Quitclaim Deed, dated _____, from **CITY OF MENIFEE** ("Grantor"), to **RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT** ("Grantee"), a body politic, is hereby accepted by the undersigned officer on behalf of the Board of Supervisors of the Riverside County Flood Control and Water Conservation District pursuant to authority conferred by Resolution No. 474 of the Board of Supervisors adopted on May 12, 1961, and the Grantee consents to the recordation thereof by its duly authorized officer.

**RIVERSIDE COUNTY FLOOD CONTROL
AND WATER CONSERVATION DISTRICT**

Date: _____

By: _____
JASON E. UHLEY
General Manager-Chief Engineer

Project: Heritage Lake Area No. 4 Line B
Project No. 4-0-00387
APNs: 333-761-022, 333-751-029, 333-750-030 and Collier Drive
RCFC Parcel No. 4387-500