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OFFICIAL RECORDS

Ernest J. Dronenburg, Jr.,

SAN DIEGO COUNTY RECORDER

FEES: \$183.00

PAGES: 57

RECORDING REQUESTED BY

FATCO

AND WHEN RECORDED MAIL TO:

Safari Highlands Ranch, LLC
380 Stevens Avenue Suite 307
Solana Beach, CA 92075
Attn: Don Underwood

4632862

Space above for Recorder's Use Only

This document is being recorded by First American Title Company as an accommodation only. It has not been examined as to execution or impact on title.

AGREEMENT TO GRANT EASEMENT

THIS AGREEMENT TO GRANT EASEMENT (this "Agreement") is effective as of January 31, 2015, by and between SAFARI HIGHLANDS RANCH, LLC, a Delaware limited liability company ("Safari Highlands"), and JULIE SUN, M.D. ("Sun").

RECITALS

A. Safari Highlands owns the real property located in the unincorporated area of San Diego County, California ("Safari Highlands Property"), more particularly described in Exhibit "A."

B. Safari Highlands plans to develop a residential and commercial project ("Project") on the Safari Highlands Property. Safari Highlands intends to initiate proceedings to have the Property annexed ("Annexation Proceedings") into the City of Escondido ("City").

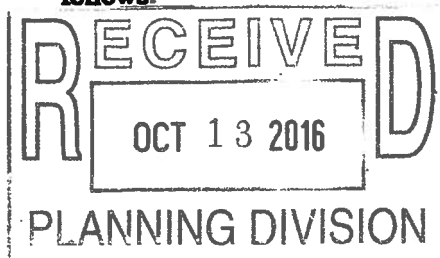
C. Sun owns the real property in the unincorporated area of San Diego County and the City of Escondido described on Exhibit "B" ("Sun Property").

D. Safari Highlands desires to obtain a non-exclusive easement ("Road Easement") for the construction and use of an emergency access road ("Emergency Access Road") over the portion of the Sun Property as shown on Exhibit "C" ("Easement Area").

E. The Emergency Access Road will be used only for the purposes set forth in this Agreement.

F. The parties desire to enter into this Agreement with respect to the Emergency Access Road, the Annexation Proceedings and certain other matters.

NOW, THEREFORE, in consideration of the foregoing recitals and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:



3
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RECITALS

A. Safari Highlands owns the real property located in the unincorporated area of San Diego County, California ("Safari Highlands Property"), more particularly described in Exhibit "A."

B. Safari Highlands plans to develop a residential and commercial project ("Project") on the Safari Highlands Property. Safari Highlands intends to initiate proceedings to have the Property annexed ("Annexation Proceedings") into the City of Escondido ("City").

C. Sun owns the real property in the unincorporated area of San Diego County and the City of Escondido described on Exhibit "B" ("Sun Property").

D. Safari Highlands desires to obtain a non-exclusive easement ("Road Easement") for the construction and use of an emergency access road ("Emergency Access Road") over the portion of the Sun Property as shown on Exhibit "C" ("Easement Area").

E. The Emergency Access Road will be used only for the purposes set forth in this Agreement.

F. The parties desire to enter into this Agreement with respect to the Emergency Access Road, the Annexation Proceedings and certain other matters.

NOW, THEREFORE, in consideration of the foregoing recitals and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. **Annexation Proceedings.**

1.1 Safari Highlands agrees to use commercially reasonable efforts to have the Sun Property annexed into the City.

1.2 Safari Highlands agrees to the following tasks in connection with the annexation of the Sun Property:

- (a) Safari Highlands shall request that the City include the Sun Property in the Sphere of Influence and annex the Sun Property along with Safari Highlands Ranch;
- (b) Safari Highlands shall request that the City pre-zone the Sun Property in a manner that is consistent with the current City land use designation (Rural 1:1 du/4, 8, 20 acres). The proposed pre-zone shall not increase the residential density of the property beyond the number of dwelling units currently permitted.
- (c) Safari Highlands shall include the Sun Property in its applications, or make a separate application for the Sun Property, for any amendment to the City's Sphere of Influence and for Annexation Proceedings;
- (d) Safari Highlands shall pay City and San Diego Local Agency Formation Commission ("LAFCO") application costs for any amendment to the Sphere of Influence, and the cost of Annexation Proceedings, associated with the Sun Property. Sun shall be responsible for paying her share of any approval conditions imposed by LAFCO, the City or special districts concurrent with Safari Highlands Ranch.
- (e) Safari Highlands shall include the Sphere of Influence amendment and annexation of the Sun Property in their environmental review documents, including an Environmental Impact Report, without cost to Sun or subsequent owners of the Sun Property.

1.3 Safari Highlands agrees to keep Sun reasonably informed regarding the status of the Annexation Proceedings. Safari Highlands shall provide Sun with at least seven (7) days advanced written notice (or, if the meeting described below is scheduled less than seven (7) days in advance, such advanced notice as is practical) of, and offer Sun a reasonable opportunity to participate in, meetings with the City, the San Diego Local Agency Formation Commission ("LAFCO"), and other governmental agencies that primarily relate to the annexation of the Sun Property into the City.

2. **Emergency Access Road.**

2.1 **Non-Exclusive Easement.** Safari Highlands and Sun agree that the easement for the Emergency Access Road is non-exclusive and does not restrict any use of the

Property or the Emergency Access Road by Sun that does not materially interfere with Safari Highland's use of the Emergency Access Road.

2.2 **Plans and Reports.** Promptly after execution of this Agreement, Safari Highlands will cause its engineers to prepare conceptual engineering for the Emergency Access Road and will obtain required environmental studies relating to the Emergency Access Road, including biological reports and soils reports as may be required.

2.3 **Road Improvement.** Subject to the condition precedent that a final subdivision map is approved and recorded for the subdivision and development of at least four hundred and forty (440) residential lots on the Safari Highlands Property ("Final Map"), Safari Highlands agrees to improve the Easement Area with the Emergency Access Road in conformance with the City's standards for emergency access roads.

2.4 **Location of the Emergency Access Road.** Sun agrees that the location of the Easement Area shown on Exhibit "C" is approximate and Safari Highlands has the right to make minor changes to the location of the Easement Area based on the entitlement and development of the Project or due to engineering or other conditions, with Sun's written permission, provided that the paved area of Emergency Access Road within the new location is approximately twenty-four (24) feet wide and does not materially interfere with Sun's use of the remaining Sun Property. Upon approval of the Final Map by the City, Safari Highlands shall cause to be prepared by a Civil Engineer or Land Surveyor licensed by the State of California a legal description ("Legal Description") of the final location of the Easement Area. The Legal Description shall supersede the Easement Area shown on Exhibit "C".

2.5 **Limited Use of the Emergency Access Road.** The use of the Emergency Access Road by Safari Highlands is strictly limited to construction, repair and maintenance of the Emergency Access Road and ingress and egress by Safari Highlands, future residents of the Project, members of the public and government authorities during the period of an emergency, and shall at all other times be closed by a locked gate at the boundary of the Sun Property and Safari Highlands Property.

2.6 **Sun's Use of the Emergency Access Road.** Safari Highlands agrees that Sun shall have the right to use the Emergency Access Road for any purpose, including agricultural operations, provided that such use does not materially interfere with Safari Highland's use of the Emergency Access Road for emergency purposes and other purposes permitted by this Agreement.

2.7 **Damage to the Emergency Access Road.** Sun shall be responsible for the repair of any damage to the Emergency Access Road as a result of Sun's use or operations.

2.8 **Dedication.** If required by the City, Sun agrees to dedicate or offer for dedication to the City an easement for emergency access purposes over the Emergency Access Road, provided that the City's easement does not otherwise restrict Sun's use of the Emergency Access Road for agricultural or other purposes described in this Agreement. However, such uses shall not materially interfere with Safari Highland's use of the Emergency Access Road for emergency purposes and other purposes permitted by this Agreement.

3. **Payment of Costs.** Safari Highlands agrees to pay all costs to design and construct the Emergency Access Road, including all costs of engineering, permits, fees and mitigation required for the Emergency Access Road. In addition, Safari Highlands agrees to pay all fees and costs imposed by the City or other governmental agencies and the fees and costs of Safari Highlands' consultants in connection with the Annexation Proceedings, provided that Sun agrees to pay any fees or penalties arising exclusively from Sun's activities, including penalties imposed in connection with clearing of the Sun Property without a permit and appropriate mitigation. Notwithstanding anything to the contrary contained herein, Safari Highlands will not be responsible for any costs relating to the Emergency Access Road or the Annexation Proceedings that are incurred after termination of this Agreement.

4. **Cooperation.** During the term of this Agreement, Sun agrees to fully cooperate with Safari Highlands in connection with the Annexation Proceedings and the Emergency Access Road. Such cooperation includes promptly executing any application or other documents required by Safari Highlands, the City, any other governmental agency or any other third party stating that Sun has agreed to grant the Road Easement for the Emergency Access Road to Safari Highlands contingent only upon the annexation of the Sun Property into the City. Sun acknowledges that Safari Highlands intends to process with the City and other governmental agencies and to obtain entitlements for the Project, including any applications, permits, approvals or other documents in connection with processing and/or obtaining a zoning change, a general plan amendment, a specific plan, an environmental impact report, the Tentative Map, the final map and other related permits, licenses, entitlements and approvals from governmental agencies deemed necessary by Safari Highlands ("Entitlements"). Sun agrees to cooperate, at no material out of pocket cost to Sun, with Safari Highlands in connection with processing and obtaining the Entitlements and the Annexation Processing. Sun shall not by its act or omission prevent or impede Safari Highlands from obtaining all of the Entitlements or the Annexation and Sun shall not oppose or protest in any way the processing or approval of the Entitlements or the Annexation. Notwithstanding the agreement to cooperate, Sun reserves all legal rights and remedies that do not otherwise conflict with the terms of this Agreement.

5. **Contingency Payment.** Should the Sun Property not be annexed into the City of Escondido, for whatever reason, Safari Highlands shall pay \$100,000 as a contingency payment ("Contingency Payment") to Sun within 30 days of the City or LAFCO's final decision not to annex the Sun Property.

6. **Agreement to Grant Easement.** Subject only to the condition that either (i) the annexation of the Sun Property into the City has occurred or (ii) in the alternative, the Contingency Payment has been made, Sun agrees to convey the non-exclusive Road Easement to Safari Highlands or its assignee by executing, acknowledging and causing to be recorded a Grant of Easement in the form of Exhibit "D" attached hereto. Contemporaneously or after the recording of the Grant of Easement, and upon approval of the Final Map by the City, Safari Highlands shall record the final Legal Description of the final location of the Easement Area.

7. **Term.** The initial term of this Agreement shall terminate five (5) years after the date of this Agreement, provided that Safari Highlands may extend the term of this Agreement for an additional two (2) years if the annexation of the Sun Property has not been completed within the initial term.

8. **Termination** Notwithstanding anything to the contrary contained herein, if Safari Highlands determines in its sole and absolute discretion not to proceed with the Final Map or other governmental approvals for the Project, Safari Highlands may terminate this Agreement upon notice to Sun. If a material default by Safari Highlands occurs under this Agreement, and if such material default is not cured within thirty (30) days after Safari Highlands receives written notice thereof (or such longer period as may be reasonable under the circumstances), then Sun may terminate this Agreement by written notice to Safari Highlands, provided that notwithstanding any such election by Sun to terminate this Agreement, this Agreement will remain in effect if Safari Highlands makes the Contingency Payment.

9. **Miscellaneous.**

9.1 **Further Actions.** The parties shall execute and deliver such further documents and shall take such further actions as may be reasonably necessary to effectuate the terms of this Agreement.

9.2 **Injunctive Relief.** The parties acknowledge and agree that monetary damages will be insufficient to compensate for any breach of this Agreement. If any violation or threatened violation of this Agreement occurs, any party shall have the right to enjoin such violation or threatened violation in a court of competent jurisdiction.

9.3 **Interpretation.** Each of the Exhibits attached hereto is hereby incorporated into this document as if set forth in full herein. The terms hereof represent the results of negotiations between the parties, must be interpreted and construed in accordance with their usual and customary meanings, and each party waives the application of any rule of law that ambiguous or conflicting terms or provisions contained herein are to be interpreted or construed against the party who prepared this Agreement. This Agreement shall be governed by and construed under the laws of the State of California.

9.4 **Entire Agreement; Amendments.** This Agreement is intended by the parties to be the final expression of their agreement with respect to the subject matter hereof, and is intended as the complete and exclusive statement of the terms of the agreement between the parties that supersedes any prior understandings between the parties, whether oral or written. Any amendments to this Agreement shall be in writing and shall be signed by all parties hereto.

9.5 **Attorneys' Fees.** If any action or proceeding is instituted in connection with this Agreement, the losing party shall pay to the prevailing party a reasonable sum for attorneys' fees and costs incurred in bringing or defending such action or proceeding and/or enforcing any judgment granted therein, all of which shall be deemed to have accrued upon the commencement of such action or proceeding and shall be paid whether or not such action or proceeding is prosecuted to final judgment.

9.6 **Severability.** If any portion of this Agreement becomes or is held to be illegal, null or void, or against public policy, for any reason, the remaining portions hereof shall not be affected thereby and shall remain in force and effect to the full extent permissible by law.

9.7 **Mutuality; Reciprocity; Runs with Land.** All of the provisions, agreements, covenants, and obligations contained in this Agreement shall be covenants running with

the land pursuant to applicable law, including, but not limited to Section 1468 of the Civil Code of the State of California. It is expressly agreed that each of the limitations, covenants, conditions, and restrictions contained herein (i) is for the benefit of and is a burden upon the Sun Property and the Safari Highlands Property, (ii) attaches to and runs with the Sun Property and the Safari Highlands Property, (iii) benefits each successor owner during its ownership of the Sun Property and the Safari Highlands Property, and (iv) is binding upon each successor owner during its ownership of the Sun Property and the Safari Highlands Property, and each owner having any interest therein derived in any manner through any owner of the Sun Property and the Safari Highlands Property, whether by operation of law or any manner whatsoever.

9.8 **Notices.** All notices required or permitted under this Agreement shall be in writing and shall be personally delivered or sent by certified mail, return receipt requested, postage prepaid, or by reputable overnight courier service. Notices shall be delivered to the addresses set forth below, or at such other address as any party shall designate in a written notice to the other parties given in accordance with this Section. If served personally, service shall be deemed conclusively to occur at the time of service. If served by certified mail or overnight courier, service shall be deemed conclusively to occur upon delivery or refusal of delivery.

9.9 **Counterparts.** This Agreement may be executed in counterparts, each of which, taken together, shall constitute one fully executed original.

IN WITNESS WHEREOF, the parties have executed this Agreement on the date first above written.

SUN:



JULIE SUN, M.D.

Address:

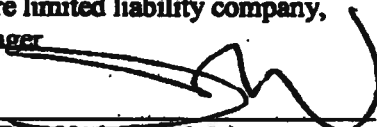
1704 Hanscom Dr
S. Pasadena
CA 91030

SAFARI HIGHLANDS:

SAFARI HIGHLANDS RANCH, LLC, a
Delaware limited liability company

By: CONCORDIA COMMUNITIES, LLC, a
Delaware limited liability company,
its Manager

By:



Don Underwood, Manager

Address:

380 Stevens Avenue Suite 307
Solana Beach, CA 92075

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 San Diego)

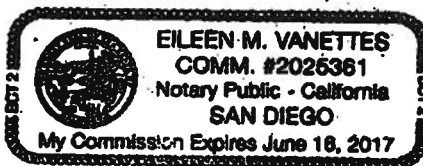
On April 15, 2015, before me, Eileen M. Vanettes, a Notary Public, personally appeared Julie Sun, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their 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

Eileen M. Vanettes



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 San Diego)

On APR 20 2015, before me, Walter E. Pueschel, a Notary Public, personally appeared DON UNDERWOOD, 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.

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Signature

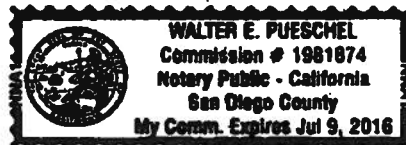


EXHIBIT "A"

SAFARI HIGHLANDS PROPERTY

EXHIBIT "A"

Real property in the unincorporated area of the County of San Diego, State of California, described as follows:

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTION 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°06'00" WEST), A DISTANCE OF 690.40 FEET; THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99

FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $32^{\circ}38'05''$, AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $08^{\circ}24'45''$ EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $41^{\circ}18'25''$, AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH $49^{\circ}43'10''$ EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $26^{\circ}23'10''$, AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH $23^{\circ}20'00''$ EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ}09'10''$, AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH $03^{\circ}10'50''$ EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $06^{\circ}59'20''$, AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH $10^{\circ}10'10''$ EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH $62^{\circ}31'30''$ EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $22^{\circ}19'50''$, AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $38^{\circ}06'40''$, AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH $78^{\circ}18'20''$ EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $01^{\circ}30'50''$, AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH $76^{\circ}47'30''$ EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}19'30''$, AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH $68^{\circ}28'00''$ EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $29^{\circ}31'33''$, AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $82^{\circ}00'27''$ EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $35^{\circ}59'43''$, AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH $61^{\circ}59'50''$ EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}48'06''$ AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $53^{\circ}11'44''$ EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $48^{\circ}16'41''$, AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $78^{\circ}31'35''$ EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $62^{\circ}03'48''$, AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH $39^{\circ}24'37''$ EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ}01'40''$, AN ARC DISTANCE OF 61.44 FEET ; THENCE TANGENT TO SAID CURVE, NORTH $58^{\circ}26'17''$ EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $33^{\circ}07'58''$, AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $25^{\circ}18'19''$ EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}15'09''$, AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH $62^{\circ}33'28''$ EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $12^{\circ}55'07''$, AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH $49^{\circ}38'21''$ EAST, 80.67

FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°06'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°26'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A :

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 48°56'01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°53'59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60°03'53" WEST, 345.76 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, S PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°06'00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE, NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE,

CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62°03'48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE LONG SAID CURVE THROUGH AN ANGLE OF 09°06'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°26'23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINE OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OR THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH $79^{\circ}47'42''$ WEST, 273.33 FEET, THENCE NORTH $82^{\circ}56'55''$ WEST, 168.23 FEET; THENCE NORTH $48^{\circ}56'01''$ WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $22^{\circ}00'00''$, A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $41^{\circ}40'00''$, A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $86^{\circ}15'00''$, A DISTANCE OF 270.96 FEET TO THE

BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $29^{\circ}45'00''$, A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $30^{\circ}49'20''$, A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $24^{\circ}04'38''$ WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $93^{\circ}53'59''$, A DISTANCE OF 81.94 FEET; THENCE SOUTH $69^{\circ}49'21''$ EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $129^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $60^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $46^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTION 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH $82^{\circ}08'32''$ WEST (RECORD NORTH $82^{\circ}06'00''$ WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH $07^{\circ}51'28''$ EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $42^{\circ}26'37''$ AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH $50^{\circ}18'05''$ EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $23^{\circ}17'45''$, AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $73^{\circ}35'50''$ EAST, 48.22

FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}48'00''$, AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $35^{\circ}47'50''$ EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}54'00''$, AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH $54^{\circ}41'50''$ EAST, 336.95 FEET TO THE BEGINNING OF TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}52'30''$, AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH $35^{\circ}49'20''$ EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $05^{\circ}13'30''$, AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $41^{\circ}02'50''$ EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $32^{\circ}38'05''$, AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $08^{\circ}24'45''$ EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $41^{\circ}18'25''$, AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH $49^{\circ}43'10''$ EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG CURVE THROUGH AN ANGLE OF $26^{\circ}23'10''$, AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH $23^{\circ}20'00''$ EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ}09'10''$, AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH $03^{\circ}10'50''$ EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $06^{\circ}59'20''$, AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH $10^{\circ}10'10''$ EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH $62^{\circ}31'30''$ EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $22^{\circ}19'50''$, AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $40^{\circ}11'40''$ EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $38^{\circ}06'40''$, AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH $78^{\circ}18'20''$ EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $01^{\circ}30'50''$, AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH $76^{\circ}47'30''$ EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}19'30''$, AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH $68^{\circ}28'00''$ EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $29^{\circ}31'33''$, AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $82^{\circ}00'27''$ EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $35^{\circ}59'43''$, AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH $61^{\circ}59'50''$ EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}48'06''$, AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $53^{\circ}11'44''$ EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $48^{\circ}16'41''$, AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $78^{\circ}31'35''$ EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $62^{\circ}03'48''$, AN ARC DISTANCE OF 140.82

FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 48°38'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°06'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°26'23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINE OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA ACCORDING TO UNITED STATES OF GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 9A ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 9 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET, THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 48°56'01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°53'59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60°03'53" WEST, 345.76 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR RAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF

SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°06'00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE, THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.8 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE NORTH 68°28'00" EAST, 59.57

FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $29^{\circ}31'33''$, AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $82^{\circ}00'27''$ EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $35^{\circ}59'43''$, AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH $61^{\circ}59'50''$ EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}48'06''$, AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE NORTH $53^{\circ}11'44''$ EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $48^{\circ}16'41''$, AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $78^{\circ}31'35''$ EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $62^{\circ}03'48''$, AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH $39^{\circ}24'37''$ EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ}01'40''$, AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE NORTH $58^{\circ}26'17''$ EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $33^{\circ}07'58''$, AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $25^{\circ}18'19''$ EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}15'09''$, AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH $62^{\circ}33'28''$ EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $12^{\circ}55'07''$, AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH $49^{\circ}38'21''$ EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ}27'30''$, AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH $29^{\circ}10'51''$ EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $09^{\circ}06'08''$, AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $20^{\circ}04'43''$ EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $13^{\circ}08'02''$, AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $32^{\circ}12'45''$ EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ}05'42''$, AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ}52'57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ}56'05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ}03'08''$ EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ}16'38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $45^{\circ}19'46''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}24'38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ}29'21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ}26'23''$, AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.007 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY OR TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER MAP PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 6: APN: 240-270-33

LOTS 1 TO 7 INCLUSIVE AND LOTS 9 TO 16 INCLUSIVE OF SECTION 16, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO U.S. GOVERNMENT SURVEY.

EXHIBIT "B"
SUN PROPERTY

EXHIBIT "B"

SUN'S PROPERTY

PARCEL A:

THAT PORTION OF PARCEL 1, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS SHOWN AS PAGE 3907 OF PARCEL MAPS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, JULY 3, 1975, DESCRIBED AS PARCEL 1 IN CERTIFICATE OF COMPLIANCE RECORDED DECEMBER 13, 1999 AS FILE NO. 1999-0808563, OF OFFICIAL RECORDS.

PARCEL B:

THAT PORTION OF PARCEL 1, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS SHOWN AS PAGE 3907 OF PARCEL MAPS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, JULY 3, 1975, DESCRIBED AS PARCEL 2 IN CERTIFICATE OF COMPLIANCE RECORDED DECEMBER 13, 1999 AS FILE NO. 1999-0808564 OF OFFICIAL RECORDS.

PARCEL C:

THAT PORTION OF FRACTIONAL SECTIONS 7 AND 18, IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, DESCRIBED AS PARCEL 8 IN CERTIFICATE OF COMPLIANCE RECORDED DECEMBER 13, 1999. AS FILE NO. 1999-0808570 OF OFFICIAL RECORDS.

PARCEL D:

THAT PORTION OF FRACTIONAL SECTION 7 IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, DESCRIBED AS PARCEL 10 IN CERTIFICATE OF COMPLIANCE RECORDED DECEMBER 13, 1999. AS FILE NO. 1999-0808572 OF OFFICIAL RECORDS.

EXCEPTING THEREFROM THAT PORTION OF LAND GRANTED TO THE CITY OF ESCONDIDO DESCRIBED AS PARCELS 1 AND 2 IN THAT GRANT DEED RECORDED DECEMBER 13, 1999 AS DOCUMENT NO. 1999-808505 OF OFFICIAL RECORDS.

PARCEL E:

THAT PORTION OF PARCEL 1, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS SHOWN AS PAGE 3907 OF PARCEL MAPS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, JULY 3, 1975, DESCRIBED AS PARCEL 1 OF ADJUSTMENT PLAT NO. 2003-10 IN CERTIFICATE OF COMPLIANCE RECORDED JUNE 25, 2003 AS FILE NO. 2003-0751692 OF OFFICIAL RECORDS.

PARCEL F:

AN EASEMENT AND RIGHT OF WAY FOR ROAD, IRRIGATION LINES, UTILITIES AND APPURTENANCES THERETO OVER, UNDER, ALONG AND ACROSS THE FOLLOWING DESCRIBED LAND:

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 7 IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, DESCRIBED AS FOLLOWS:

A 15.00 FOOT STRIP OF LAND LYING 7.50 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 7; THENCE ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, SOUTH 87°51'41" EAST, 35.92 FEET; THENCE SOUTH 26°34'07" EAST, 6.41 FEET; THENCE SOUTH 30°35'03" EAST, 45.61 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 69°23'56" WEST, 114.73 FEET TO THE POINT OF BEGINNING.

THE SIDELINES OF SAID STRIP OF LAND SHALL BE LENGTHENED OR SHORTENED TO BEGIN ON LINES BEARING NORTH 30°35'03" WEST AND SOUTH 36°52'34" EAST FROM THE TRUE POINT OF BEGINNING, AND END ON A LINE BEARING NORTH 28°44'51" WEST THROUGH THE TRUE POINT OF TERMINUS.

EXCEPTING THEREFROM THAT PORTION OF THE ABOVE DESCRIBED LAND LYING WITHIN PARCEL B OF ADJUSTMENT PLAT NO. 98-09 ACCORDING TO CERTIFICATE OF COMPLIANCE RECORDED DECEMBER 9, 1998 AS DOCUMENT NO. 1998-0799238 OF OFFICIAL RECORDS.

PARCEL G:

AN EASEMENT AND RIGHT OF WAY FOR ROAD AND UTILITIES OVER, UNDER, ALONG AND ACROSS THE FOLLOWING DESCRIBED LAND:

THAT PORTION OF LOT 3 OF SECTION 18, IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, BEING A 10.00 FOOT STRIP OF LAND LYING EASTERLY AND SOUTHERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 3 OF SECTION 18; THENCE ALONG THE EAST LINE OF SAID LOT 3, NORTH 00°01'53" EAST, 1015.52 FEET; THENCE LEAVING SAID EASTERLY LINE OF LOT 3 SOUTH 77°52'30" WEST, 65.07 FEET; THENCE NORTH 88°30'04" WEST, 26.77 FEET; THENCE NORTH 75°22'49" WEST, 32.61 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 00°40'33" WEST, 107.71 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY AND HAVING A RADIUS OF 75.00 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°29'15", 34.67 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 210.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 64°11'18" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 23°14'36", 85.19 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 205.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 87°25'54" WEST; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 31°08'23", 111.42 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 120.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 56°17'31" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 28°51'03", 60.42 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE WESTERLY AND HAVING A RADIUS OF 345.00 FEET A RADIAL LINE TO SAID POINT BEARS NORTH 85°08'34" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°22'10",

68.46 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 70.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH $83^{\circ}29'16''$ EAST; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $47^{\circ}15'35''$, 57.74 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE NORTHERLY AND HAVING A RADIUS OF 45.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH $36^{\circ}13'41''$ EAST; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $45^{\circ}09'40''$, 35.47 FEET; THENCE NORTH $81^{\circ}04'01''$ WEST, 25.40 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 125.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $40^{\circ}22'09''$, 88.07 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 495.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH $49^{\circ}18'08''$ WEST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $12^{\circ}23'12''$, 107.01 FEET TO A POINT ON THE EASTERLY LINE OF PARCEL A RADIAL LINE TO SAID POINT BEARS SOUTH $61^{\circ}14'19''$ WEST, SAID POINT BEING THE POINT OF TERMINUS.

THE SIDELINES OF SAID STRIP OF LAND SHALL BE LENGTHENED OR SHORTENED TO BEGIN ON A LINE BEARING SOUTH $75^{\circ}22'49''$ EAST THROUGH THE TRUE POINT OF BEGINNING AND END ON SAID EASTERLY LINE OF PARCEL A.

APN: 240-110-49; 240-111-51, 57, 58 & 61; 240-241-06 & 08

EXHIBIT "B" CONTINUED

PARCEL 1:

THOSE PORTIONS OF LOT 1 AND OF LOT 2 OF SECTION 17, AND THAT PORTION OF LOT 16 OF SECTION 8, ALL IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTHEASTERLY, SOUTHERLY, AND EASTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 8 AS SHOWN ON PARCEL MAP NO. 8444, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, FEBRUARY 22, 1979, AS FILE NO. 79-078199; THENCE ALONG THE EASTERLY LINE THEREOF NORTH $1^{\circ} 57' 33''$ WEST 301.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH $62^{\circ} 33' 05''$ WEST 37.99 FEET TO THE BEGINNING OF A TANGENT 325.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ} 02' 03''$ A DISTANCE OF 107.97 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $43^{\circ} 31' 02''$ WEST 170.69 FEET TO THE BEGINNING OF A TANGENT 375.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ} 28' 04''$ A DISTANCE OF 94.69 FEET; THENCE TANGENT TO SAID CURVE SOUTH $57^{\circ} 59' 06''$ WEST 66.99 FEET; THENCE SOUTH $64^{\circ} 21' 06''$ WEST, 224.26 FEET; THENCE SOUTH $51^{\circ} 39' 39''$ WEST 151.27 FEET; THENCE SOUTH $28^{\circ} 04' 38''$ WEST 67.49 FEET TO THE BEGINNING OF A TANGENT 70.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $26^{\circ} 57' 43''$ A DISTANCE OF 32.94 FEET; THENCE TANGENT TO SAID CURVE SOUTH $55^{\circ} 02' 21''$ WEST 113.42 FEET; THENCE SOUTH $39^{\circ} 12' 20''$ WEST 89.01 FEET; THENCE SOUTH $61^{\circ} 39' 33''$ WEST 174.05 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $23^{\circ} 32' 38''$ A DISTANCE OF 41.09 FEET; THENCE TANGENT TO SAID CURVE SOUTH $85^{\circ} 12' 11''$ WEST 1.18 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $40^{\circ} 24' 18''$ A DISTANCE OF 52.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH $44^{\circ} 47' 53''$ WEST 29.08 FEET TO THE BEGINNING OF A TANGENT 225.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ} 29' 10''$ A DISTANCE OF 72.60 FEET TO THE BEGINNING OF A COMPOUND 655.11 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $12^{\circ} 09' 37''$ A DISTANCE OF 139.04 FEET; THENCE TANGENT TO SAID CURVE SOUTH $75^{\circ} 26' 40''$ WEST 88.92 FEET; THENCE SOUTH $88^{\circ} 10' 43''$ WEST 10.58 FEET TO THE BEGINNING OF A TANGENT 300.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ} 29' 16''$ A DISTANCE OF 107.27 FEET; THENCE TANGENT TO SAID CURVE SOUTH $67^{\circ} 41' 27''$ WEST 28.16 FEET TO THE BEGINNING OF A TANGENT 110.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $32^{\circ} 04' 54''$ A DISTANCE OF 61.59 FEET; THENCE TANGENT TO SAID CURVE NORTH $80^{\circ} 13' 39''$ WEST 97.75 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ} 25' 07''$ A DISTANCE OF 33.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH $80^{\circ} 21' 14''$ WEST 64.71 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF $29^{\circ} 48' 12''$ A DISTANCE OF 59.82 FEET; THENCE TANGENT TO SAID CURVE NORTH $69^{\circ} 50' 34''$ WEST 90.40 FEET TO THE BEGINNING OF A TANGENT 200.00 FOOT RADIUS

CURVE; CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 27° 46' 06" A DISTANCE OF 96.93 FEET; THENCE TANGENT TO SAID CURVE SOUTH 82° 23' 20" WEST 16.15 FEET TO THE BEGINNING OF A TANGENT 160.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 18° 01' 13" A DISTANCE OF 50.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 64° 22' 07" WEST 85.10 FEET; THENCE NORTH 54° 16' 58" WEST, 205.50 FEET TO THE BEGINNING OF A TANGENT 130.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 22° 23' 28" A DISTANCE OF 50.80 FEET THENCE TANGENT TO SAID CURVE NORTH 31° 53' 30" WEST 30.94 FEET TO THE BEGINNING OF A TANGENT 48.15 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 73° 40' 41" A DISTANCE OF 61.91 FEET TO THE BEGINNING OF A COMPOUND 35.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE WESTERLY, SOUTHWESTERLY, AND SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 92° 09' 53" A DISTANCE OF 56.30 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 44' 04" EAST 96.52 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 46° 50' 47" A DISTANCE OF 61.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 29° 06' 43" WEST 23.32 FEET; THENCE SOUTH 5° 23' 20" WEST 130.95 FEET; THENCE SOUTH 23° 48' 28" EAST 118.63 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY, ALONG SAID CURVE THROUGH AN ANGLE OF 83° 24' 05" A DISTANCE OF 72.78 FEET; THENCE TANGENT TO SAID CURVE SOUTH 59° 35' 37" WEST 72.68 FEET TO THE BEGINNING OF A 85.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 42° 24' 43" A DISTANCE OF 62.92 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 10' 54" WEST 46.02 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 09' 59" A DISTANCE OF 89.45 FEET; THENCE SOUTH 16° 59' 05" EAST 30.99 FEET TO THE BEGINNING OF A TANGENT 120.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 32° 30' 22" A DISTANCE OF 68.08 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 15° 31' 17" WEST 14.10 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 45° 14' 44" A DISTANCE OF 47.38 FEET; THENCE TANGENT TO SAID CURVE SOUTH 60° 46' 01" WEST 62.94 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY, WESTERLY, NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 106° 54' 36" A DISTANCE OF 93.30 FEET; THENCE TANGENT TO SAID CURVE, NORTH 12° 19' 23" WEST 153.19 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 45° 29' 40" A DISTANCE OF 47.64 FEET; THENCE TANGENT TO SAID CURVE NORTH 57° 49' 03" WEST 56.90 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 02' 52" A DISTANCE OF 60.34 FEET THENCE TANGENT TO SAID CURVE NORTH 34° 46' 11" WEST 10.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY, ALONG SAID CURVE THROUGH AN ANGLE OF 64° 21' 35" A DISTANCE OF 56.16 FEET; THENCE TANGENT TO SAID CURVE NORTH 29° 35' 24" EAST 27.84 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 23' 21" A DISTANCE OF 46.95 FEET; THENCE TANGENT TO SAID CURVE NORTH 6° 12' 03" EAST 55.24 FEET; THENCE NORTH 16° 51' 46" WEST 62.32 FEET TO THE BEGINNING OF A TANGENT 45.00 FOOT RADIUS CURVE, CONCAVE

SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 49° 54' 02" A DISTANCE OF 39.19 FEET; THENCE TANGENT TO SAID CURVE NORTH 66° 45' 48" WEST 85.95 FEET TO THE BEGINNING OF A TANGENT 106.21 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 00' 03" A DISTANCE OF 63.03 FEET TO THE BEGINNING OF A REVERSE 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 61° 16' 16" A DISTANCE OF 64.16 FEET; THENCE TANGENT TO SAID CURVE SOUTH 85° 57' 59" WEST 86.27 FEET TO THE BEGINNING OF A TANGENT 85.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY AND NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 24' 54" A DISTANCE OF 64.41 FEET; THENCE TANGENT TO SAID CURVE NORTH 50° 37' 07" WEST 127.63 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 65° 04' 44" A DISTANCE OF 68.15 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 27' 37" EAST 58.92 FEET TO THE BEGINNING OF A TANGENT 185.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 28° 44' 33" A DISTANCE OF 92.81 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 16' 56" WEST 129.36 FEET TO THE BEGINNING OF A TANGENT 102.40 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 21' 12" A DISTANCE OF 77.49 FEET TO THE BEGINNING OF A REVERSE 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 48° 20' 32" A DISTANCE OF 42.19 FEET; THENCE TANGENT TO SAID CURVE NORTH 19° 16' 16" WEST 31.60 FEET TO THE SOUTHWEST CORNER OF PARCEL 4 OF SAID PARCEL MAP NO. 8444.

THIS LEGAL DESCRIPTION IS PURSUANT TO THAT CERTAIN CERTIFICATE OF COMPLIANCE RECORDED APRIL 24, 1981 AS INSTRUMENT NO. 81-126001 OF OFFICIAL RECORDS.

PARCEL 2:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES, OVER, UNDER, ALONG AND ACROSS A STRIP OF LAND 60.00 FEET IN WIDTH, BEING A PORTION OF LOT 8 IN BLOCK 244 OF RANCHO RINCON DEL DIABLO, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 723, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 13, 1892, SAID 60.00 FOOT STRIP OF LAND DESCRIBED AS FOLLOWS:

BEGINNING AT CORNER NO. 4 OF SAID RANCHO RINCON DEL DIABLO; THENCE SOUTH 33° 27' 18" EAST ALONG THE NORTHEASTERLY BOUNDARY THEREOF 155.66 FEET TO THE TRUE POINT OF BEGINNING, SAID POINT BEING ALSO A POINT IN THE ARC OF A 630.00 FOOT RADIUS CURVE, CONCAVE WESTERLY IN THE EASTERLY BOUNDARY OF THAT CERTAIN 60.00 FOOT COUNTY ROAD KNOWN AS C.H.C. ROUTE 19, DIVISION 1, A RADIAL OF SAID CURVE BEARING SOUTH 67° 11' 45" EAST TO SAID POINT; THENCE CONTINUING SOUTH 33° 27' 18" EAST ALONG THE NORTHEASTERLY BOUNDARY OF SAID RANCHO RINCON DEL DIABLO 364.56 FEET; THENCE LEAVING SAID NORTHEASTERLY BOUNDARY, SOUTH 9° 19' 49" EAST 104.11 FEET TO THE BEGINNING OF A NON-TANGENT 283.55 FOOT RADIUS CURVE CONCAVE NORTHEASTERLY, A RADIAL OF WHICH BEARS SOUTH 86° 38' 09" WEST TO SAID POINT; THENCE SOUTHWESTERLY ALONG SAID CURVE 158.20 FEET THROUGH A CENTRAL ANGLE OF 31° 59' 23"; THENCE TANGENT TO SAID CURVE SOUTH 35° 21' 14" EAST 191.46 FEET TO THE BEGINNING OF A TANGENT 220 FOOT RADIUS CURVE, CONCAVE

NORTHEASTERLY; THENCE SOUTHEASTERLY ALONG SAID CURVE 151.99 FEET THROUGH A CENTRAL ANGLE OF 40° 21' 53"; THENCE TANGENT TO SAID CURVE SOUTH 75° 43' 07" EAST 35.24 FEET TO A POINT IN THE NORTHEASTERLY BOUNDARY OF RANCHO RINCON DEL DIABLO ALONG SAID BOUNDARY SOUTH 33° 27' 18" EAST 1121.81 FEET FROM CORNER NO. 4 THEREOF; THENCE SOUTH 33° 27' 18" EAST ALONG SAID NORTHEASTERLY BOUNDARY 89.22 FEET; THENCE LEAVING SAID BOUNDARY NORTH 75° 43' 07" WEST, 101.26 FEET TO THE BEGINNING OF A TANGENT 280 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE 197.26 FEET THROUGH A CENTRAL ANGLE OF 40° 21' 53"; THENCE TANGENT TO SAID CURVE NORTH 35° 21' 14" WEST 191.46 FEET TO THE BEGINNING OF A TANGENT 343.35 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE 191.70 FEET THROUGH A CENTRAL ANGLE OF 31° 59' 23" TO A POINT OF REVERSE CURVATURE WITH A 304.15 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, A RADIAL OF WHICH BEARS NORTH 86° 38' 09" EAST TO SAID POINT; THENCE NORTHWESTERLY ALONG SAID CURVE 159.73 FEET THROUGH A CENTRAL ANGLE OF 30° 05' 27"; THENCE TANGENT TO SAID CURVE NORTH 33° 27' 18" WEST 193.24 FEET TO THE BEGINNING OF A TANGENT 28.56 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE 56.52 FEET THROUGH A CENTRAL ANGLE OF 113° 23' 00" TO A POINT IN THE EASTERLY SIDELINE OF THE ABOVE MENTIONED C.H.C. ROUTE 19 DIVISION 1, SAID POINT BEING THE SOUTHERLY TERMINUS OF A 630 FOOT RADIUS CURVE, CONCAVE WESTERLY A RADIAL OF WHICH BEARS SOUTH 56° 50' 18" EAST TO SAID POINT; THENCE NORTHEASTERLY ALONG SAID CURVE AND SAID EASTERLY SIDELINE 113.89 FEET THROUGH A CENTRAL ANGLE OF 10° 21' 27" TO THE TRUE POINT OF BEGINNING.

PARCEL 3:

AN EASEMENT AND RIGHT OF WAY FOR ROAD AND PUBLIC UTILITY PURPOSES OVER AND ACROSS A STRIP OF LAND 50 FEET IN WIDTH, LYING WITHIN A PORTION OF LOT 2 AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 7, TOWNSHIP 12, SOUTH RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, THE CENTER LINE OF SAID 50.00 FOOT TEMPORARY EASEMENT BEING DESCRIBED AS FOLLOWS:

COMMENCING AT CORNER NO. 4 OF RANCHO RINCON DEL DIABLO ACCORDING TO MAP THEREOF NO. 723, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 13, 1892; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF SAID RANCHO RINCON DEL DIABLO SOUTH 33° 27' 18" EAST 1178.14 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID NORTHEASTERLY RANCHO LINE, SOUTH 75° 25' 57" EAST 34.40 FEET TO THE BEGINNING OF A TANGENT 850 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 8° 57' 08" A DISTANCE OF 132.81 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 84° 23' 05" EAST 65.36 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 61° 03' 53" EAST 319.11 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 63° 31' 53" EAST 319.50 FEET TO THE BEGINNING OF A TANGENT 850 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18° 09' 10" A DISTANCE OF 269.30 FEET; THENCE TANGENT TO SAID CURVE SOUTH 81° 41' 03" EAST 458.50 FEET.

THE SIDELINES OF SAID 50.00 FOOT EASEMENT SHALL BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST WITH THE INTERSECTION WITH THE NORTHEASTERLY LINE OF SAID RANCHO RINCON DEL DIABLO.

PARCEL 4 :

AN EASEMENT AND RIGHT OF WAY FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS A STRIP OF LAND 30.00 FEET IN WIDTH LYING WITHIN A PORTION OF LOT 2 AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 7, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, THE CENTER LINE OF SAID 30.00 FOOT EASEMENT BEING DESCRIBED AS FOLLOWS:

COMMENCING AT CORNER NO. 4 OF RANCHO RINCON DEL DIABLO ACCORDING TO MAP THEREOF NO. 723. FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 13, 1892; THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF SAID RANCHO RINCON DEL DIABLO, SOUTH 33° 27' 18" EAST 1178.14 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID NORTHEASTERLY RANCHO LINE, SOUTH 75° 25' 57" EAST 34.40 FEET TO THE BEGINNING OF A TANGENT 850 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 8° 57' 08" A DISTANCE OF 132.81 FEET THENCE TANGENT TO SAID CURVE SOUTH 84° 23' 05" EAST 65.36 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 6° 03' 53" EAST 319.11 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 63° 31' 53" EAST 319.50 FEET TO THE BEGINNING OF A TANGENT 850 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18° 09' 10" A DISTANCE OF 269.30 FEET; THENCE TANGENT TO SAID CURVE SOUTH 81° 41' 03" EAST 762.85 FEET TO AN ANGLE POINT THEREIN; THENCE NORTH 89° 54' 19" EAST 600.80 FEET TO AN ANGLE POINT THEREIN; THENCE NORTH 86° 52' 39" EAST 340.00 FEET.

THE SIDELINES OF SAID 30 FOOT EASEMENT SHALL BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST WITH THE NORTHEASTERLY LINE OF SAID RANCHO RINCON DEL DIABLO.

EXCEPTING THEREFROM THAT PORTION THEREOF LYING WITHIN PARCEL 3-B ABOVE.

PARCEL 5:

AN EASEMENT AND RIGHT OF WAY FOR INGRESS, EGRESS, ROADWAY AND PUBLIC UTILITIES AND INCIDENTAL PURPOSES, OVER, UNDER, ALONG AND ACROSS A STRIP OF LAND 20 FEET IN WIDTH, LYING WITHIN THE EAST HALF OF THE SOUTHEAST QUARTER AND THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND WITHIN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF MORE COMMONLY KNOWN AS GUEJITO ROAD ALSO KNOWN AS OLD GUEJITO GRADE ROAD AS VACATED AND ABANDONED UNDER THE PETITION OF H. M. COOK, ET AL ON FEBRUARY 7, 1905 IN VOL 25 PAGE 483 OF THE RECORDS OF THE CLERK OF THE BOARD OF SUPERVISORS OF SAID COUNTY AND/OR UNDER REPORT OF THE COUNTY SURVEYOR OF SAN DIEGO COUNTY ON APRIL 15, 1912 IN VOL. 21

PAGE 209 OF THE RECORDS OF CLERK OF THE BOARD OF SUPERVISORS OF SAID COUNTY, ABOVE AND/OR AS THE SAME IS LOCATED ON SAID LAND ON DECEMBER 12, 1975 BEING THE DATE OF THE AGREEMENT EXECUTED BY AND BETWEEN BEACON HILLS RANCH, A LIMITED PARTNERSHIP AND MC MAHAN BROTHERS MFG. CO. INC., ET AL.

PARCEL 6:

AN EASEMENT AND RIGHT OF WAY FOR ROAD AND PUBLIC UTILITY PURPOSES TOGETHER WITH THE RIGHT TO CONVEY THE SAME TO ANY PERSON OR PERSONS OVER AND ACROSS A STRIP OF LAND 40.00 FEET IN WIDTH AS DESCRIBED IN DEED TO WESTERN INTERNATIONAL PROPERTIES AS FILE/PAGE 81-049687 RECORDED ON FEBRUARY 18, 1981 SAID STRIP BEING CENTERED UPON THE EXISTING ROAD TRAVERSING LOTS 11 AND 14 IN SECTION 8, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 7:

AN EASEMENT AND RIGHT OF WAY FOR ROAD AND PUBLIC UTILITY PURPOSES TOGETHER WITH THE RIGHT TO CONVEY THE SAME TO ANY PERSON OR PERSONS OVER AND ACROSS A STRIP OF LAND 40.00 FEET IN WIDTH AS DESCRIBED IN DEED TO WESTERN INTERNATIONAL PROPERTIES AS FILE/PAGE 81-049688 RECORDED ON FEBRUARY 18, 1981, SAID STRIP BEING CENTERED UPON THE EXISTING ROAD TRAVERSING LOTS 12 AND 13 IN SECTION 8, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 8:

AN EASEMENT AND RIGHT OF WAY, TOGETHER WITH THE RIGHT TO CONVEY SAME TO OTHERS FOR INGRESS AND EGRESS AND FOR THE CONSTRUCTION, MAINTENANCE AND REPAIR FOR ROAD, SEWER, WATER, GAS, POWER AND TELEPHONE LINES, TELEVISION CABLE AND APPURTENANCES THERETO, OVER, UNDER, ALONG AND ACROSS A STRIP OF LAND 40.00 FEET IN WIDTH LYING WITHIN THE NORTH HALF OF SECTION 17, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 17 AS SHOWN ON PARCEL MAP NO. 8444, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, FEBRUARY 22, 1979, AS FILE NO. 79-078199; THENCE ALONG THE EASTERLY LINE THEREOF NORTH 1° 57' 33" WEST 301.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 62° 33' 05" WEST 37.99 FEET TO THE BEGINNING OF A TANGENT 325.00 <' FRC SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 19° 02' 03" A DISTANCE OF 107.97 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 43° 31' 02" WEST 170.69 FEET TO THE BEGINNING OF A TANGENT 375.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 14° 28' 04" A DISTANCE OF 94.69 FEET; THENCE TANGENT TO SAID CURVE SOUTH 57° 59' 06" WEST 66.99 FEET; THENCE SOUTH 64° 21' 06" WEST 224.26 FEET; THENCE SOUTH 51° 39' 39" WEST 151.27 FEET; THENCE SOUTH 28° 04' 38" WEST 67.49 FEET TO THE BEGINNING OF

A TANGENT 70.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 26° 57' 43" A DISTANCE OF 32.94 FEET; THENCE TANGENT TO SAID CURVE SOUTH 55° 02' 21" WEST 113.42 FEET; THENCE SOUTH 39° 12' 20" WEST 89.01 FEET; THENCE SOUTH 61° 39' 33" WEST 174.05 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 32' 38" A DISTANCE OF 41.09 FEET; THENCE TANGENT TO SAID CURVE SOUTH 85° 12' 11" WEST 1.18 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 40° 24' 18" A DISTANCE OF 52.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH 44° 47' 53" WEST 29.08 FEET TO THE BEGINNING OF A TANGENT 225.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 18° 29' 10" A DISTANCE OF 72.60 FEET TO THE BEGINNING OF A COMPOUND 655.1 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 12° 09' 37" A DISTANCE OF 139.04 FEET; THENCE TANGENT TO SAID CURVE SOUTH 75° 26' 40" WEST 88.92 FEET; THENCE SOUTH 88° 10' 43" WEST 10.58 FEET TO THE BEGINNING OF A TANGENT 300.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 20° 29' 16" A DISTANCE OF 107.27 FEET; TANGENT TO SAID CURVE SOUTH 67° 41' 27" WEST 28.16 FEET TO THE BEGINNING OF A TANGENT 110.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 32° 04' 54" A DISTANCE OF 61.59 FEET; THENCE TANGENT TO SAID CURVE NORTH 80° 13' 39" WEST 97.75 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 19° 25' 07" A DISTANCE OF 33.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH 80° 21' 14" WEST 64.71 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 29° 48' 12" A DISTANCE OF 59.82 FEET; THENCE TANGENT TO SAID CURVE NORTH 69° 50' 34" WEST 90.40 FEET TO THE BEGINNING OF A TANGENT 200.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 27° 46' 06" A DISTANCE OF 96.93 FEET; THENCE TANGENT TO SAID CURVE SOUTH 82° 23' 20" WEST 16.15 FEET TO THE BEGINNING OF A TANGENT 160.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 18° 01' 13" A DISTANCE OF 50.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 64° 22' 07" WEST 85.10 FEET; THENCE NORTH 54° 16' 58" WEST 205.50 FEET TO THE BEGINNING OF A TANGENT 130.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 22° 23' 28" A DISTANCE OF 50.80 FEET; THENCE TANGENT TO SAID CURVE NORTH 31° 53' 30" WEST 30.94 FEET TO THE BEGINNING OF A TANGENT 48.15 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 73° 40' 41" A DISTANCE OF 61.91 FEET TO THE BEGINNING OF A COMPOUND 35.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE WESTERLY, SOUTHWESTERLY, AND SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 92° 09' 53" A DISTANCE OF 56.30 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 44' 04" EAST 96.52 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 46° 50' 47" A DISTANCE OF 61.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 29° 06' 43" WEST 23.32 FEET; THENCE SOUTH 5° 23' 20" WEST 130.95 FEET; THENCE SOUTH 23° 48' 28" EAST 118.63 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY, ALONG SAID CURVE THROUGH AN ANGLE OF 83° 24' 05" A DISTANCE OF 72.78 FEET; THENCE TANGENT TO SAID CURVE SOUTH 59° 35' 37" WEST 72.68 FEET TO THE BEGINNING OF A 85.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE

SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 42° 24' 43" A DISTANCE OF 62.92 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 10' 54" WEST 46.02 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 09' 59" A DISTANCE OF 89.45 FEET; THENCE SOUTH 16° 59' 05" EAST 30.99 FEET TO THE BEGINNING OF A TANGENT 120.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 32° 30' 22" A DISTANCE OF 68.08 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 15° 31' 17" WEST 14.10 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 45° 14' 44" A DISTANCE OF 47.38 FEET; THENCE TANGENT TO SAID CURVE SOUTH 60° 46' 01" WEST 62.94 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY, WESTERLY, NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 106° 54' 36" A DISTANCE OF 93.30 FEET; THENCE TANGENT TO SAID CURVE, NORTH 12° 19' 23" WEST 153.19 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 45° 29' 40" A DISTANCE OF 47.64 FEET; THENCE TANGENT TO SAID CURVE NORTH 57° 49' 03" WEST 56.90 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 02' 52" A DISTANCE OF 60.34 FEET; THENCE TANGENT TO SAID CURVE NORTH 34° 46' 11" WEST 10.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 64° 21' 35" A DISTANCE OF 56.16 FEET; THENCE TANGENT TO SAID CURVE NORTH 29° 35' 24" EAST 27.84 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 23' 21" A DISTANCE OF 46.95 FEET; THENCE TANGENT TO SAID CURVE NORTH 6° 12' 03" EAST 55.24 FEET; THENCE NORTH 16° 51' 46" WEST 62.32 FEET TO THE BEGINNING OF A TANGENT 45.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 49° 54' 02" A DISTANCE OF 39.19 FEET; THENCE TANGENT TO SAID CURVE NORTH 66° 45' 48" WEST 85.95 FEET TO THE BEGINNING OF A TANGENT 106.21 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 00' 03" A DISTANCE OF 63.03 FEET TO THE BEGINNING OF A REVERSE 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 61° 16' 16" A DISTANCE OF 64.16 FEET; THENCE TANGENT TO SAID CURVE SOUTH 85° 57' 59" WEST 86.27 FEET TO THE BEGINNING OF A TANGENT 85.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY AND NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 24' 54" A DISTANCE OF 64.41 FEET; THENCE TANGENT TO SAID CURVE NORTH 50° 37' 07" WEST 127.63 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 65° 04' 44" A DISTANCE OF 68.15 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 27' 37" EAST 58.92 FEET TO THE BEGINNING OF A TANGENT 185.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 28° 44' 33" A DISTANCE OF 92.81 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 16' 56" WEST 129.36 FEET TO THE BEGINNING OF A TANGENT 102.40 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 21' 12" A DISTANCE OF 77.49 FEET TO THE BEGINNING OF A REVERSE 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 48° 20' 32" A DISTANCE OF 42.19 FEET;

THENCE TANGENT TO SAID CURVE NORTH 19° 16' 16" WEST 31.60 FEET TO THE SOUTHWEST CORNER OF PARCEL 4 OF SAID PARCEL MAP NO. 8444.

EXCEPTING THEREFROM THAT PORTION THEREOF LYING WITHIN THE EAST HALF OF SAID NORTH HALF OF SAID SECTION 17.

THE SIDELINES OF SAID STRIP ARE TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE NORTH ON THE SOUTH LINE OF SAID PARCEL MAP NO. 8444.

PARCEL 9:

AN EASEMENT AND RIGHT OF WAY, TOGETHER WITH THE RIGHT TO CONVEY SAME TO OTHERS FOR INGRESS AND EGRESS AND FOR THE CONSTRUCTION, MAINTENANCE, AND REPAIR FOR ROAD, SEWER, WATER, GAS, POWER AND TELEPHONE LINES, TELEVISION CABLE AND APPURTENANCES THERETO, OVER, UNDER, ALONG AND ACROSS A STRIP OF LAND 60.00 FEET IN WIDTH LYING WITHIN LOT 16 OF SECTION 8, AND THE NORTH HALF OF SECTION 17, ALL IN TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, THE CENTER LINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 8 AS SHOWN ON PARCEL MAP NO. 8444, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, FEBRUARY 22, 1979, AS FILE NO. 79-078199; THENCE ALONG THE EASTERLY LINE THEREOF NORTH 1° 57' 33" WEST 301.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 62° 33' 05" WEST 37.99 FEET TO THE BEGINNING OF A TANGENT 325.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 19° 02' 03" A DISTANCE OF 107.97 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 43° 31' 02" WEST 170.69 FEET TO THE BEGINNING OF A TANGENT 375.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 14° 28' 04" A DISTANCE OF 94.69 FEET; THENCE TANGENT TO SAID CURVE SOUTH 57° 59' 06" WEST 66.99 FEET; THENCE SOUTH 64° 21' 06" WEST 224.26 FEET; THENCE SOUTH 51° 39' 39" WEST 151.27 FEET; THENCE SOUTH 28° 04' 38" WEST 67.49 FEET TO THE BEGINNING OF A TANGENT 70.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 26° 57' 43" A DISTANCE OF 32.94 FEET; THENCE TANGENT TO SAID CURVE SOUTH 55° 02' 21" WEST 113.42 FEET; THENCE SOUTH 39° 12' 20" WEST 89.01 FEET; THENCE SOUTH 61° 39' 33" WEST 174.05 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 32' 38" A DISTANCE OF 41.09 FEET; THENCE TANGENT TO SAID CURVE SOUTH 85° 12' 11" WEST 1.18 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 40° 24' 18" A DISTANCE OF 52.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH 44° 47' 53" WEST 29.08 FEET TO THE BEGINNING OF A TANGENT 225.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 18° 29' 10" A DISTANCE OF 72.60 FEET TO THE BEGINNING OF A COMPOUND 655.11 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 12° 09' 37" A DISTANCE OF 139.04 FEET; THENCE TANGENT TO SAID CURVE SOUTH 75° 26' 40" WEST 88.92 FEET; THENCE SOUTH 88° 10' 43" WEST 10.58 FEET TO THE BEGINNING OF A TANGENT 300.00 FOOT

RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 20° 29' 16" A DISTANCE OF 107.27 FEET; THENCE TANGENT TO SAID CURVE SOUTH 67° 41' 27" WEST 28.16 FEET TO THE BEGINNING OF A TANGENT 110.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 32° 04' 54" A DISTANCE OF 61.59 FEET; THENCE TANGENT TO SAID CURVE NORTH 80° 13' 39" WEST 97.75 FEET TO THE BEGINNING OF A TANGENT 100.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 19° 25' 07" A DISTANCE OF 33.89 FEET; THENCE TANGENT TO SAID CURVE SOUTH 80° 21' 14" WEST 64.71 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 29° 48' 12" A DISTANCE OF 59.82 FEET; THENCE TANGENT TO SAID CURVE NORTH 69° 50' 34" WEST 90.40 FEET TO THE BEGINNING OF A TANGENT 200.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 27° 46' 06" A DISTANCE OF 96.93 FEET; THENCE TANGENT TO SAID CURVE SOUTH 82° 23' 20" WEST 16.15 FEET TO THE BEGINNING OF A TANGENT 160.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 18° 01' 13" A DISTANCE OF 50.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 64° 22' 07" WEST 85.10 FEET; THENCE NORTH 54° 16' 58" WEST 205.50 FEET TO THE BEGINNING OF A TANGENT 130.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 22° 23' 28" A DISTANCE OF 50.80 FEET; THENCE TANGENT TO SAID CURVE NORTH 31° 53' 30" WEST 30.94 FEET TO THE BEGINNING OF A TANGENT 48.15 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 73° 40' 41" A DISTANCE OF 61.91 FEET TO THE BEGINNING OF A COMPOUND 35.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE WESTERLY, SOUTHWESTERLY, AND SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 92° 09' 53" A DISTANCE OF 56.30 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 44' 04" EAST 96.52 FEET TO THE BEGINNING OF A TANGENT 75.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 46° 50' 47" A DISTANCE OF 61.32 FEET; THENCE TANGENT TO SAID CURVE SOUTH 29° 06' 43" WEST 23.32 FEET; THENCE SOUTH 5° 23' 20" WEST 130.95 FEET; THENCE SOUTH 23° 48' 28" EAST 118.63 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY, ALONG SAID CURVE THROUGH AN ANGLE OF 83° 24' 05" A DISTANCE OF 72.78 FEET; THENCE TANGENT TO SAID CURVE SOUTH 59° 35' 37" WEST 72.68 FEET TO THE BEGINNING OF A 85.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 42° 24' 43" A DISTANCE OF 62.92 FEET; THENCE TANGENT TO SAID CURVE SOUTH 17° 10' 54" WEST 46.02 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 09' 59" A DISTANCE OF 89.45 FEET; THENCE SOUTH 16° 59' 05" EAST 30.99 FEET TO THE BEGINNING OF A TANGENT 120.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 32° 30' 22" A DISTANCE OF 68.08 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 15° 31' 17" WEST 14.10 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 45° 14' 44" A DISTANCE OF 47.38 FEET; THENCE TANGENT TO SAID CURVE SOUTH 60° 46' 01" WEST 62.94 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY, WESTERLY, NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 106° 54' 36" A DISTANCE OF 93.30 FEET; THENCE TANGENT TO SAID CURVE NORTH 12° 19' 23" WEST 153.19 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE

THROUGH AN ANGLE OF 45° 29' 40" A DISTANCE OF 47.64 FEET; THENCE TANGENT TO SAID CURVE NORTH 57° 49' 03" WEST 56.90 FEET TO THE BEGINNING OF A TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 02' 52" A DISTANCE OF 60.34 FEET; THENCE TANGENT TO SAID CURVE NORTH 34° 46' 11" WEST 10.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY, ALONG SAID CURVE THROUGH AN ANGLE OF 64° 21' 35" A DISTANCE OF 56.16 FEET; THENCE TANGENT TO SAID CURVE NORTH 29° 35' 24" EAST 27.84 FEET TO THE BEGINNING OF A TANGENT 115.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 23° 23' 21" A DISTANCE OF 46.95 FEET; THENCE TANGENT TO SAID CURVE NORTH 6° 12' 03" EAST 55.24 FEET; THENCE NORTH 16° 51' 46" WEST 62.32 FEET TO THE BEGINNING OF A TANGENT 45.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 49° 54' 02" A DISTANCE OF 39.19 FEET; THENCE TANGENT TO SAID CURVE NORTH 66° 45' 48" WEST 85.95 FEET TO THE BEGINNING OF A TANGENT 106.21 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 34° 00' 03" A DISTANCE OF 63.03 FEET TO THE BEGINNING OF A REVERSE 60.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE NORTHWESTERLY AND WESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 61° 16' 16" A DISTANCE OF 64.16 FEET; THENCE TANGENT TO SAID CURVE SOUTH 85° 57' 59" WEST 86.27 FEET TO THE BEGINNING OF A TANGENT 85.00 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE WESTERLY AND NORTHWESTERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 24' 54" A DISTANCE OF 64.41 FEET; THENCE TANGENT TO SAID CURVE NORTH 50° 37' 07" WEST 127.63 FEET TO THE BEGINNING OF A TANGENT 60.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHWESTERLY AND NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 65° 04' 44" A DISTANCE OF 68.15 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 27' 37" EAST 58.92 FEET TO THE BEGINNING OF A TANGENT 185.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 28° 44' 33" A DISTANCE OF 92.81 FEET; THENCE TANGENT TO SAID CURVE NORTH 14° 16' 56" WEST 129.36 FEET TO THE BEGINNING OF A TANGENT 102.40 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 43° 21' 12" A DISTANCE OF 77.49 FEET TO THE BEGINNING OF A REVERSE 50.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 48° 20' 32" A DISTANCE OF 42.19 FEET; THENCE TANGENT TO SAID CURVE NORTH 19° 16' 16" WEST 31.60 FEET TO THE SOUTHWEST CORNER OF PARCEL 4 OF SAID PARCEL MAP NO. 8444.

EXCEPTING THEREFROM THAT PORTION OF SAID STRIP LYING WITHIN PARCELS 1 AND 3 ABOVE DESCRIBED AND THAT PORTION OF SAID STRIP LYING WITHIN THE WEST HALF OF SAID NORTH HALF OF SAID SECTION 17.

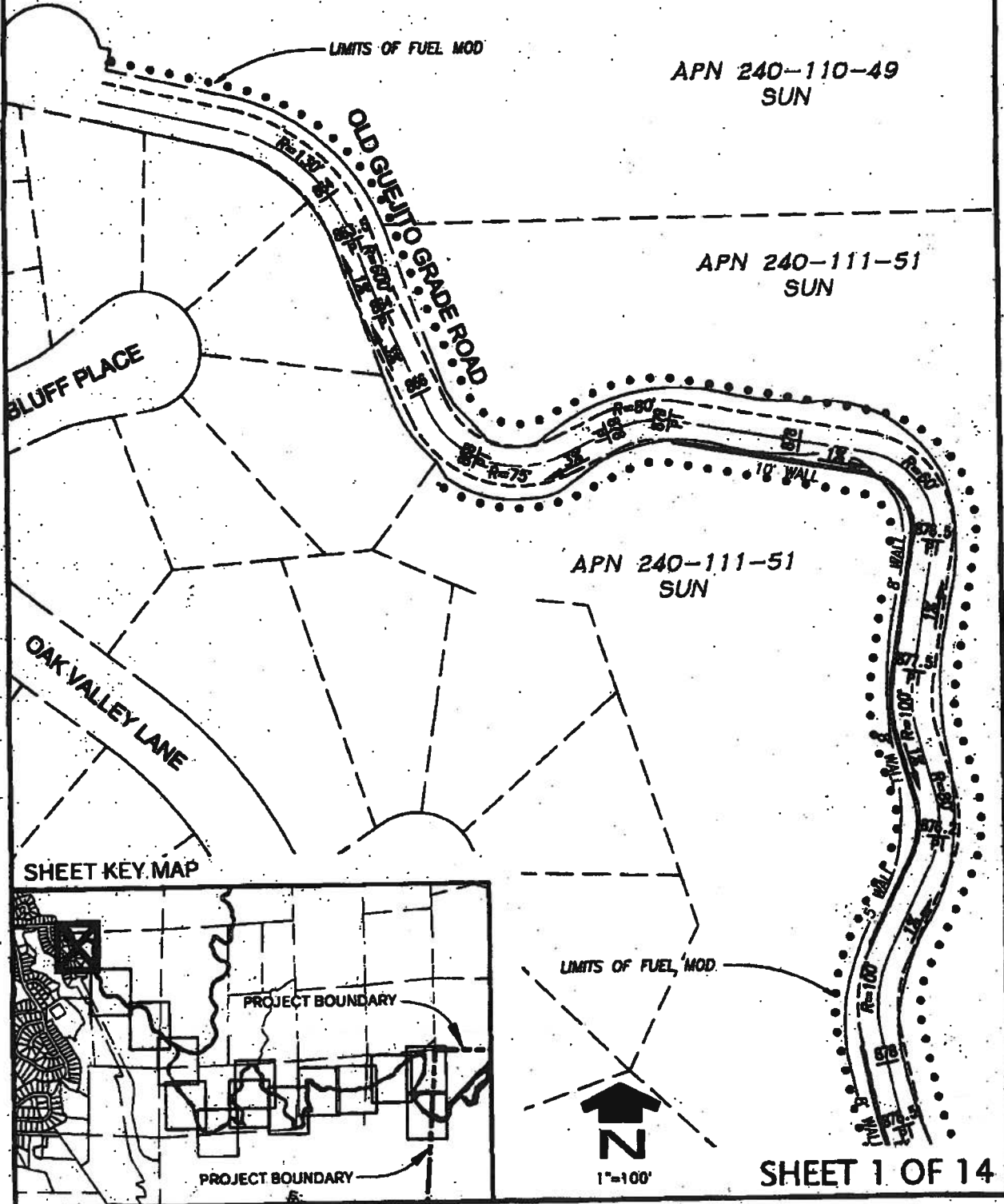
THE SIDELINES OF SAID STRIP ARE TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE EAST ON THE EAST LINE OF SAID SECTION 8.

APN: 240-251-03, 06 & 07

EXHIBIT "C"

LOCATION OF EMERGENCY ACCESS ROAD

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD



SAFARI HIGHLANDS RANCH
NORTHERLY ACCESS ROAD

OLD GUEJITO GRADE ROAD

LIMITS OF FUEL MOD

APN 240-111-51
 SUN

APN 240-111-51
 SUN

SHEET KEY MAP

PROJECT BOUNDARY

PROJECT BOUNDARY

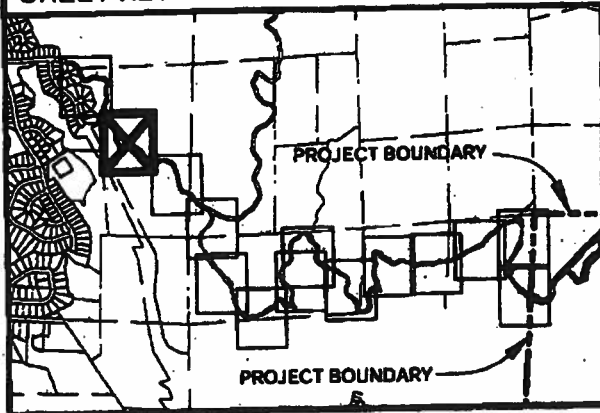
LIMITS OF FUEL MOD

1"=100'

SHEET 2 OF 14

APN 240-111-51
SUN

SHEET KEY MAP



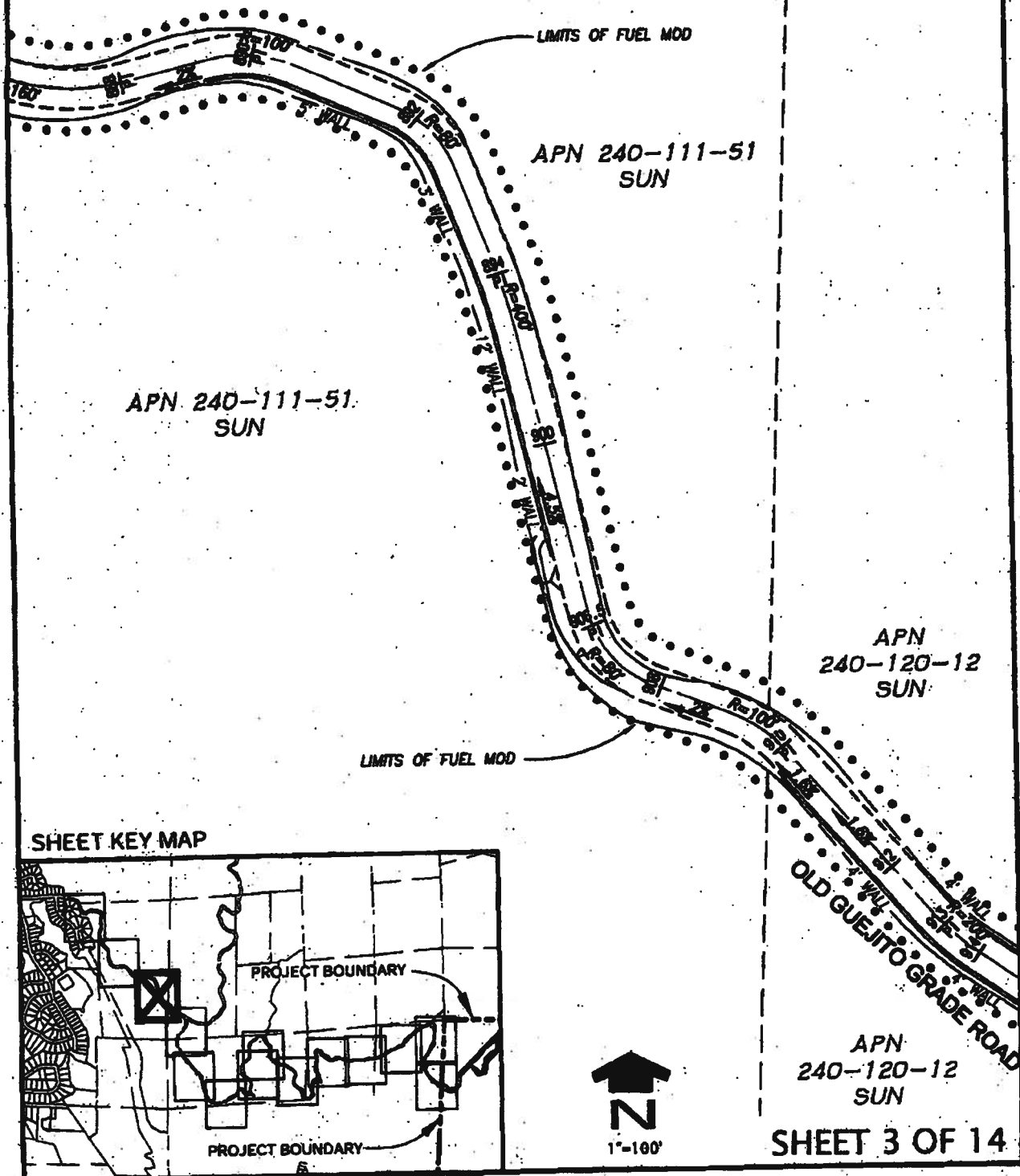
LIMITS OF FUEL MOD



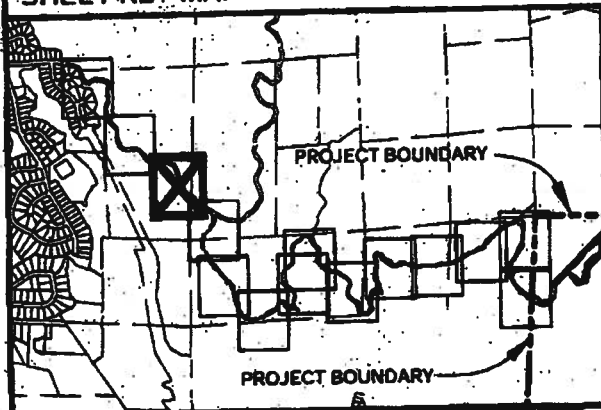
1°-100°

SHEET 2 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD



SHEET KEY MAP



1"=180'

SHEET 3 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

OLD GUEJITO GRADE ROAD
APN
240-120-12
SUN

APN 240-120-12
SUN

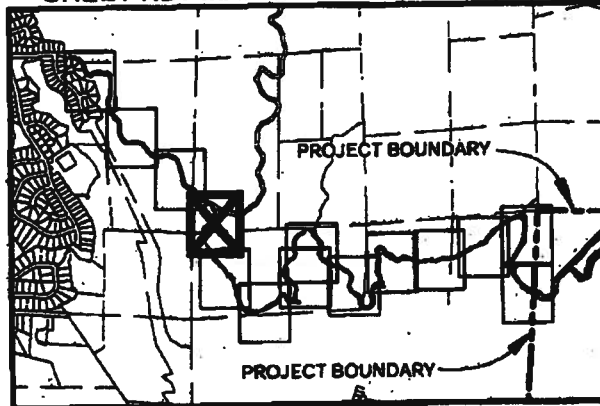
LIMITS OF FUEL MOD

STONEBRIDGE
ROAD

LIMITS OF FUEL MOD

APN
240-250-03
SUN

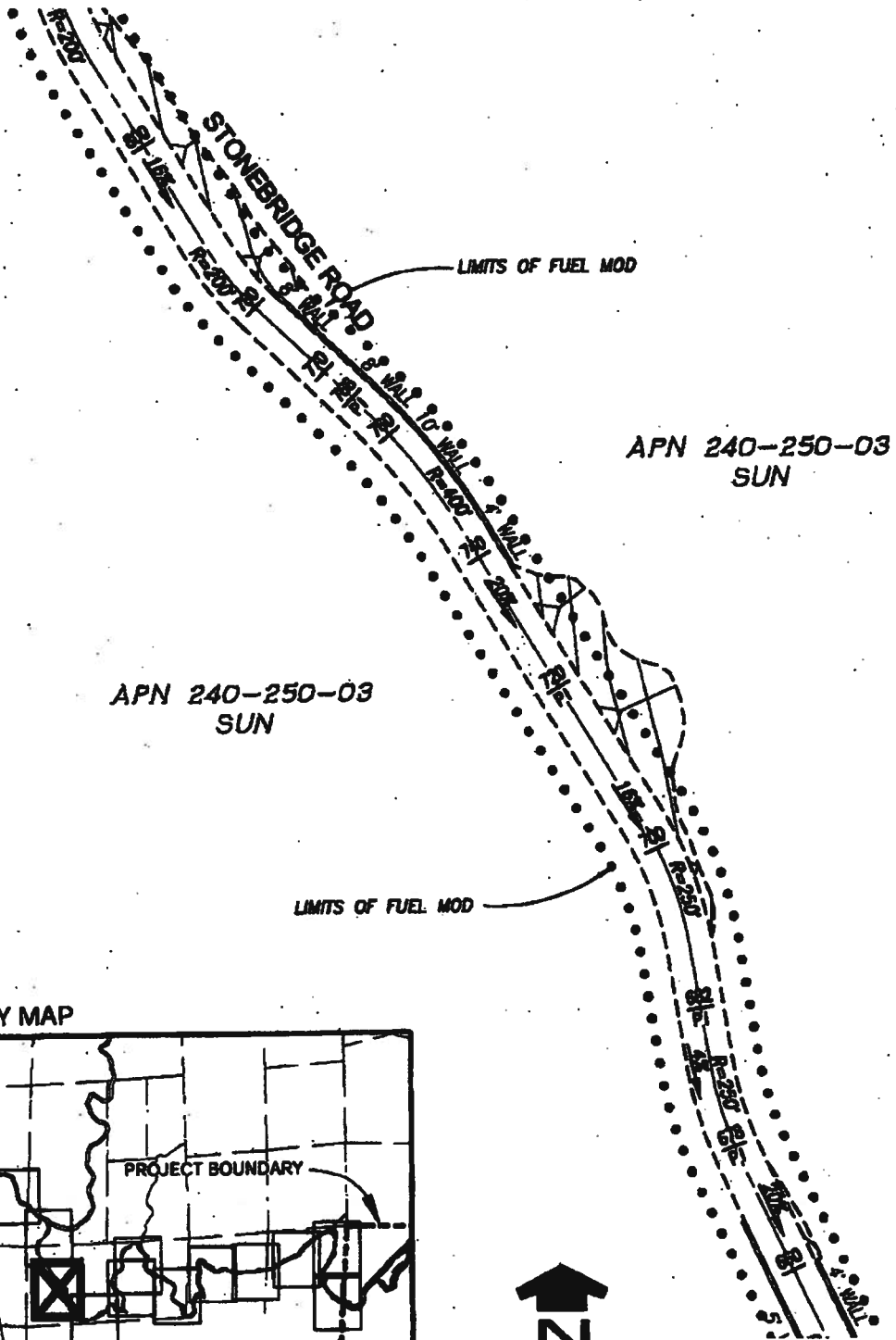
SHEET KEY MAP



SHEET 4 OF 14

SAFARI HIGHLANDS RANCH

NORTHERLY ACCESS ROAD

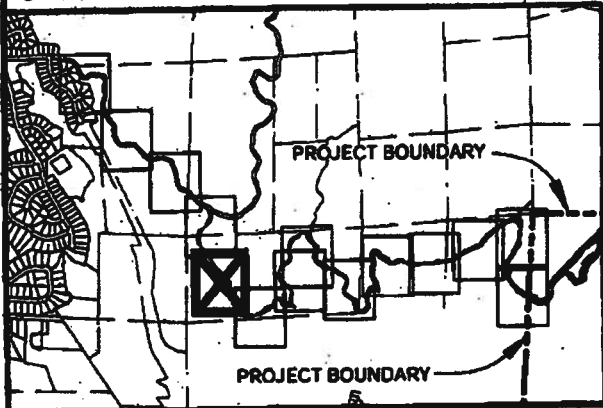


APN 240-250-03
SUN

APN 240-250-03
SUN

LIMITS OF FUEL MOD

SHEET KEY MAP



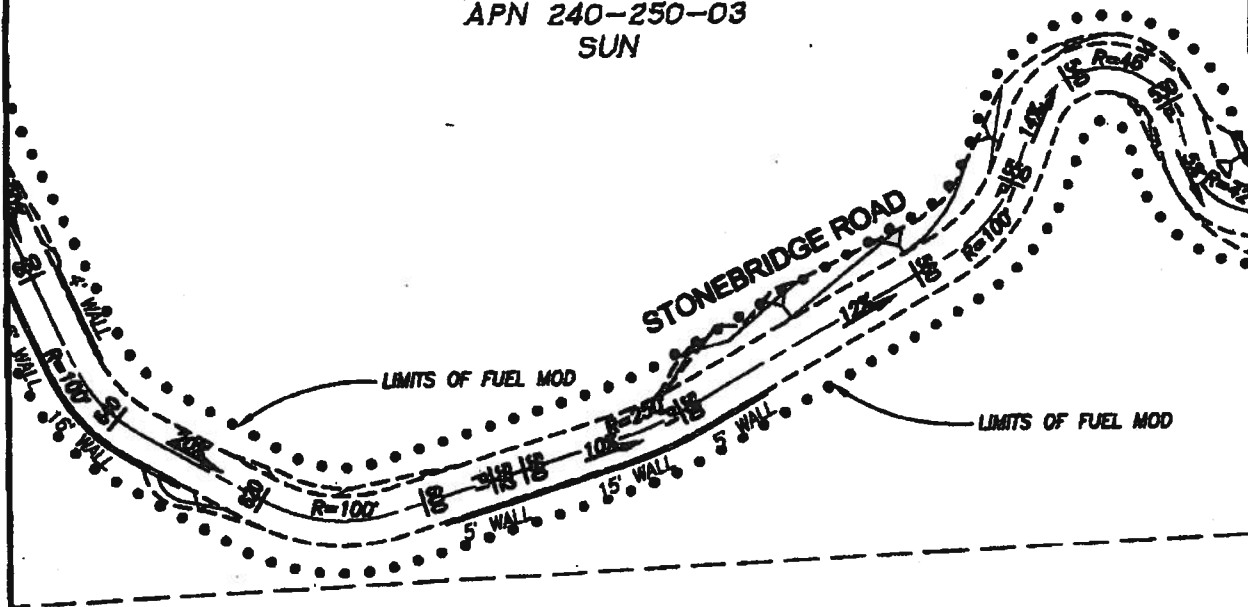
1°-100°

SHEET 5 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

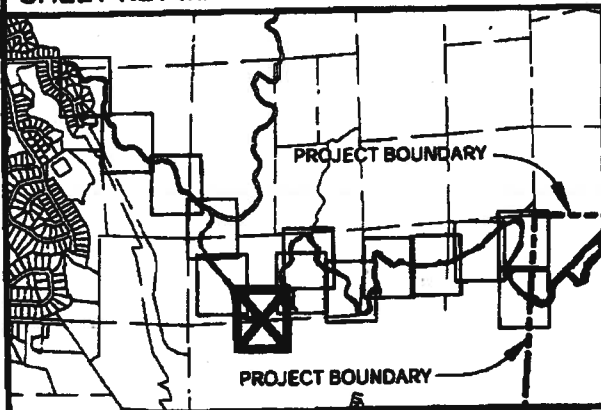
APN
240-250-03
SUN

APN 240-250-03
SUN



APN 240-433-01
RANCHO SAN PASQUAL COMM.
ASSN.

SHEET KEY MAP



SHEET 6 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

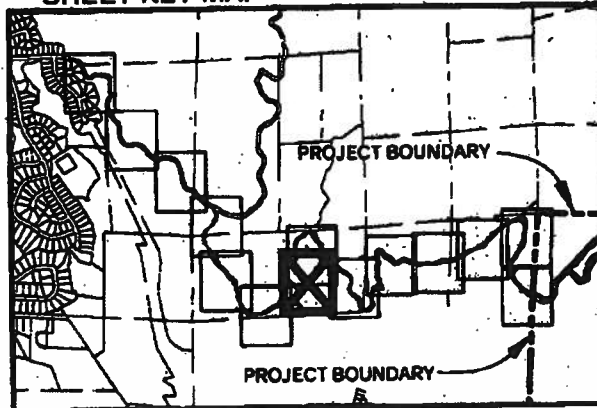
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SUN

LIMITS
OF FUEL
MOD

LIMITS OF FUEL MOD

APN
240-250-03
SUN

SHEET KEY MAP



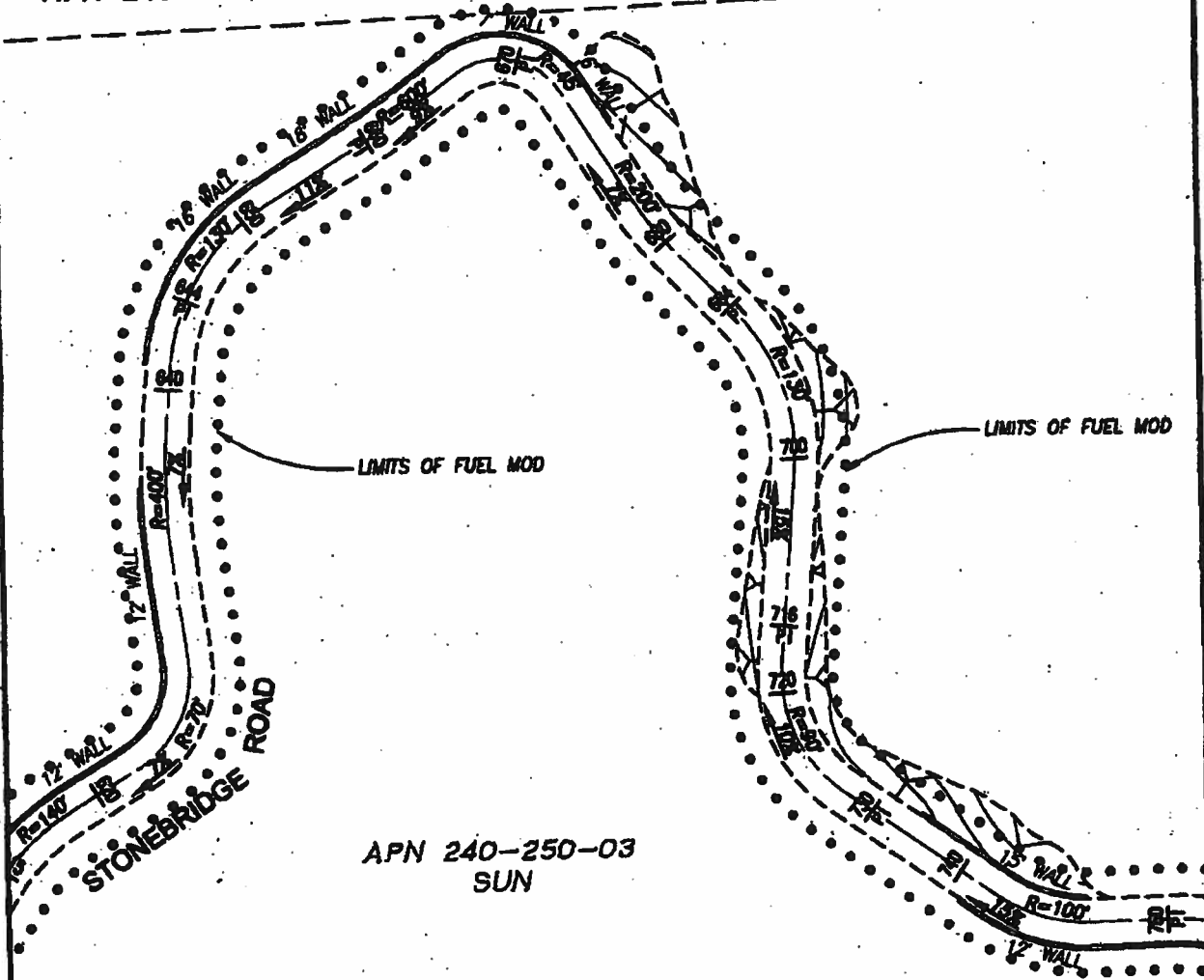
SHEET 7 OF 14



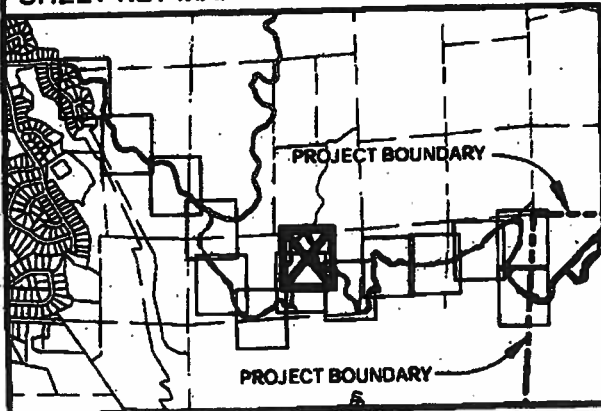
NORTHERLY ACCESS ROAD

APN 240-120-15 BURNAND

ASHRAF



SHEET KEY MAP



SHEET 8 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

APN 240-250-03
SUN

LIMITS OF FUEL MOD

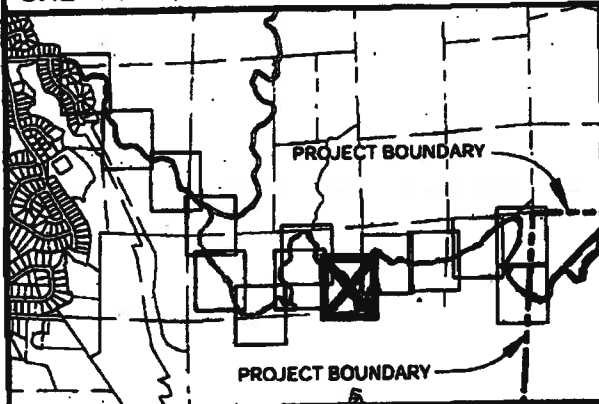
APN 240-250-03
SUN

APN
240-251-05
SAMUEL/KAT

STONEBRIDGE
ROAD

LIMITS OF FUEL MOD

SHEET KEY MAP



SHEET 9 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

APN 240-251-05
SAMUEL/KAT

LIMITS OF FUEL MOD

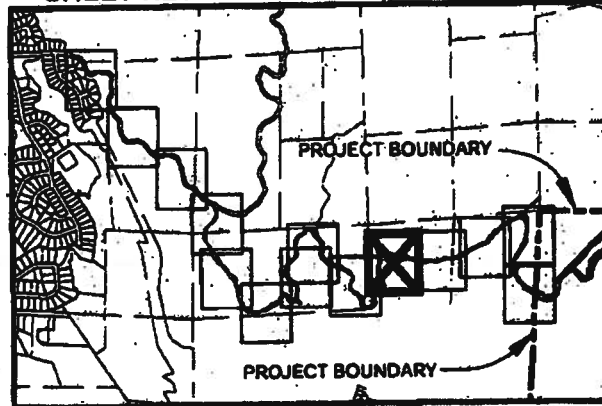
STONEBRIDGE
ROAD

APN 240-251-06
SUN

LIMITS OF FUEL MOD

APN
240-251-05
SAMUEL/KAT

SHEET KEY MAP



SHEET 10 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

APN 240-251-05
SAMUEL/KAT

APN
240-251-04
ANNETT

APN
240-251-07
SUN

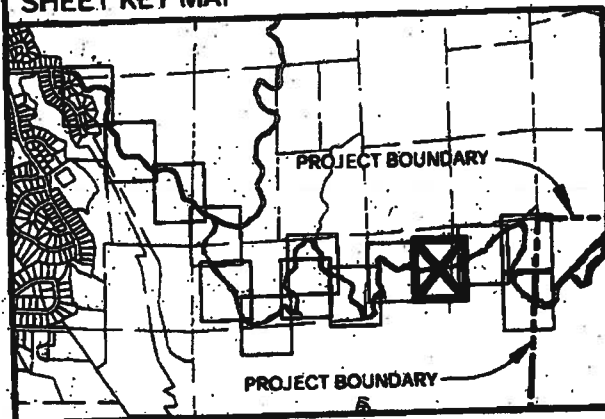
APN 240-251-06
SUN

LIMITS OF FUEL MOD

LIMITS OF FUEL MOD

STONEBRIDGE ROAD

SHEET KEY MAP



SHEET 11 OF 14

**SAFARI HIGHLANDS RANCH
NORTHERLY ACCESS ROAD**

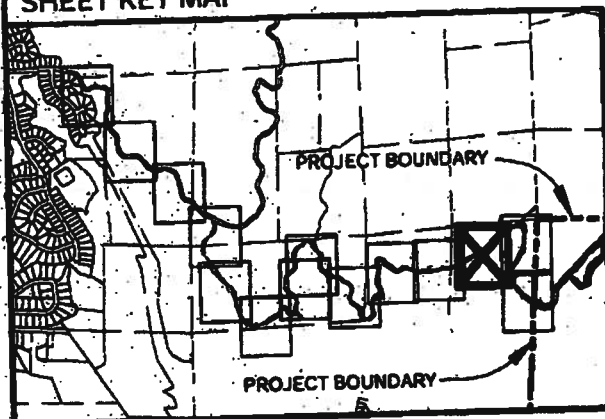
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LIMITS OF FUEL MOD

STONEBRIDGE ROAD

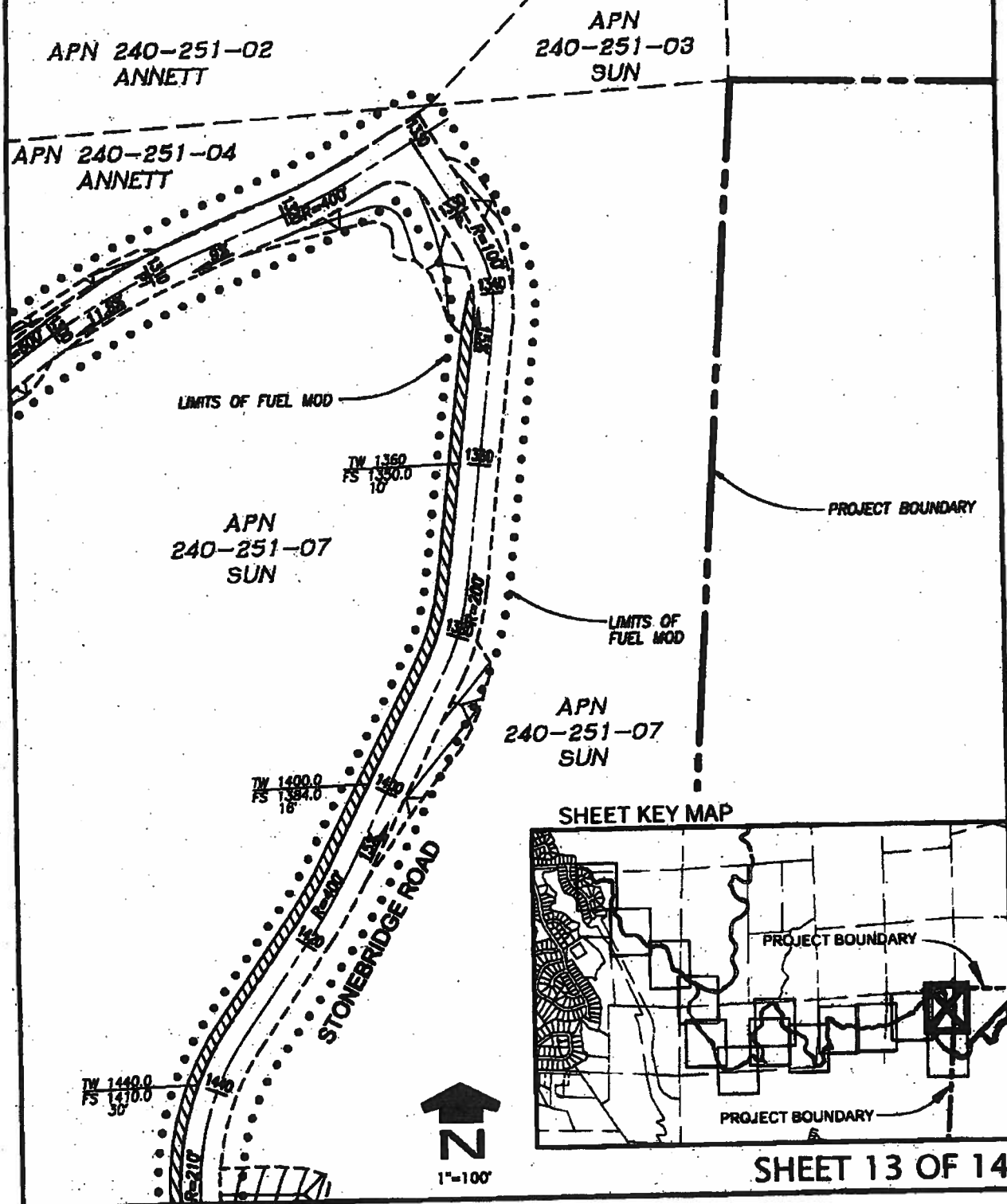
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SUN

SHEET KEY MAP

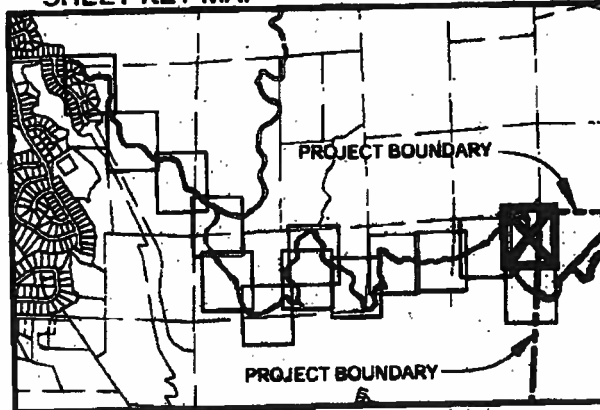


SHEET 12 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD



SHEET KEY MAP



SHEET 13 OF 14

SAFARI HIGHLANDS RANCH NORTHERLY ACCESS ROAD

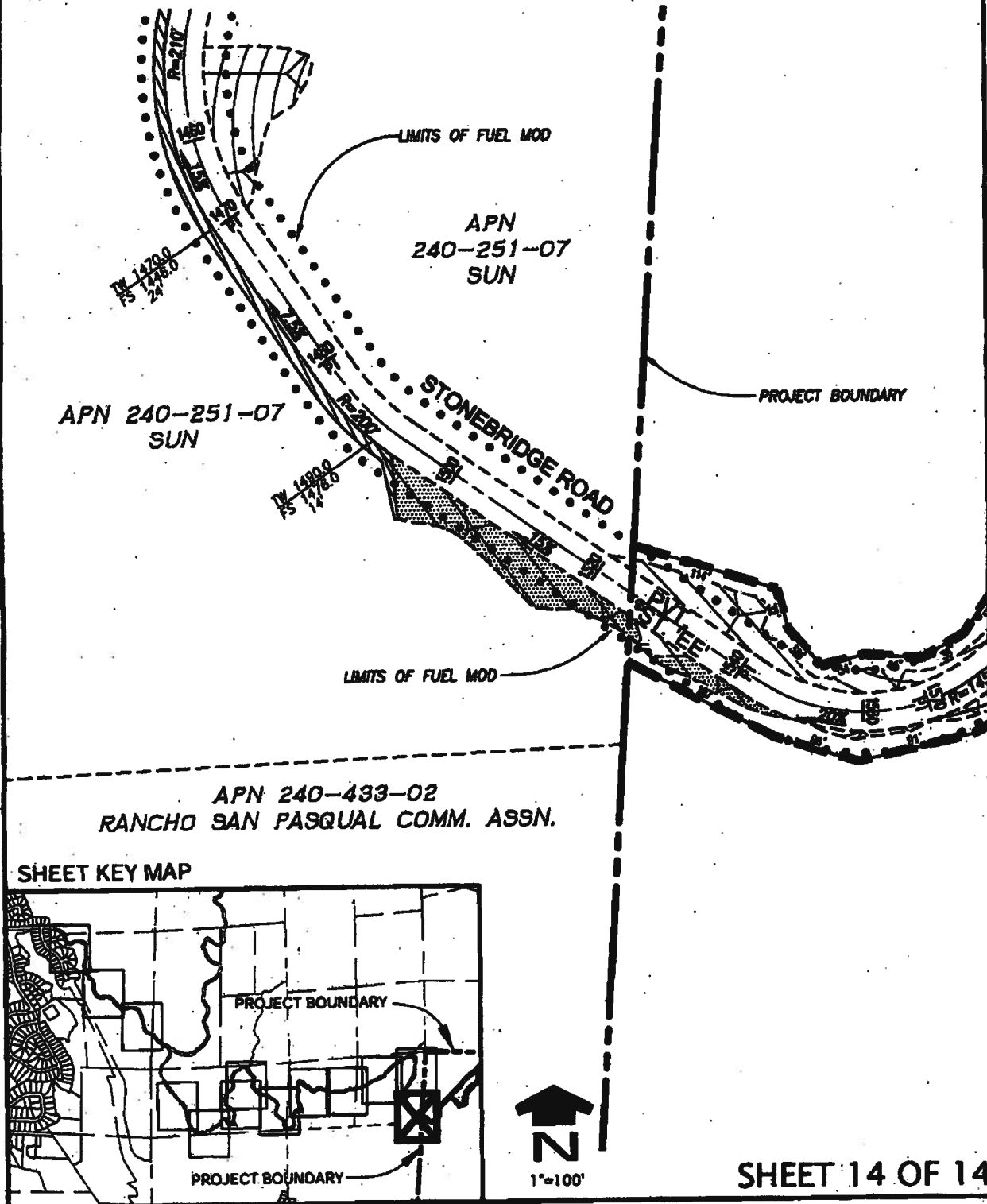


EXHIBIT "D"

GRANT OF EASEMENT

RECORDING REQUESTED BY:

WHEN RECORDED, MAIL TO:

Space Above for Recorder's Use Only

GRANT OF EASEMENT

THIS GRANT OF EASEMENT ("Grant of Easement") is made as of the date of recordation hereof by JULIE SUN, M.D. ("Grantor"), in favor of _____ ("Grantee"), with reference to the facts set forth below.

RECITALS

A. Grantor owns the real property in the County of San Diego and the City of Escondido, State of California described on Exhibit "A" attached hereto ("Grantor's Property").

B. Grantee owns the real property in the County of San Diego, State of California described on Exhibit "B" attached hereto ("Grantee's Property"). Grantee plans to develop a residential and commercial project, including approximately 550 residences ("Project"), on the Grantee's Property.

C. Grantee wishes to obtain from Grantor, and Grantor is willing to grant to Grantee, on the terms and conditions set forth below, a non-exclusive easement for use of that portion of the Grantor's Property depicted on Exhibit "C" ("Easement Area") for emergency access for the Grantee's Property and for construction of an emergency access road and related improvements ("Emergency Access Road").

NOW, THEREFORE, for valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto hereby agree as follows:

1. Grant of Easement. Grantor hereby grants to Grantee a non-exclusive easement ("Easement") on, over, under and through the Easement Area for purposes of emergency access to and from Grantee's Property by Grantee, future residents of the Project, members of the public and government authorities during the period of an emergency and for construction, repair and maintenance of an Emergency Access Road in accordance with improvement plans to be approved

by the City of Escondido. The Emergency Access Road will be limited to the purposes set forth herein, and not for any other purposes without express written permission of Sun. Sun will reserve all rights to use the Emergency Access Road for any purpose, emergency or otherwise, that does not interfere with Grantee's use of the Easement. Except for use by members of the public and governmental agencies described above, the Easement is appurtenant to Grantee's Property.

2. Miscellaneous.

(a) Entire Agreement. This Grant of Easement, together with the Agreement to Grant Easement dated as of _____, 2014, constitutes the entire agreement between Grantor and Grantee pertaining to the Easement, and all prior and contemporaneous agreements, representations, negotiations and understandings of the parties, oral or written, are hereby superseded and merged in this Grant of Easement. This Grant of Easement may be amended, supplemented or modified only by a written amendment executed by Grantor and Grantee, or their respective successors in interest.

(b) Successors and Assigns. This Grant of Easement shall be binding upon, and inure to the benefit of, the parties hereto, and their respective successors and assigns.

(c) Mutuality, Reciprocity, Runs with Land. All of the provisions, agreements, covenants, conditions, easements, restrictions and obligations contained in this Grant of Easement shall be covenants running with the land pursuant to applicable law, including Section 1468 of the California Civil Code. It is expressly agreed that each of the limitations, covenants, conditions, and restrictions contained herein (i) is for the benefit of and is a burden upon Grantor's Property, (ii) attaches to and runs with Grantor's Property and Grantee's Property, (iii) benefits each successor owner during its ownership of Grantee's Property, or any portion thereof, and (iv) is binding upon each successor owner during its ownership of Grantor's Property, and each owner having any interest therein derived in any manner through any owner of Grantor's Property, or any portion thereof, whether by operation of law or any manner whatsoever.

(d) Severability. If any term, covenant, condition, provision, or agreement contained in this Grant of Easement is held to be invalid, void or otherwise unenforceable by any court of competent jurisdiction, the fact that such term, covenant, condition, provision or agreement is invalid, void or otherwise unenforceable shall in no way affect the validity or enforceability of any other term, covenant, condition, provision or agreement contained in this Grant of Easement.

(e) Governing Law. This Grant of Easement shall be interpreted, construed and enforced in accordance with the laws of the State of California.

IN WITNESS WHEREOF, Grantor has executed this Grant of Easement as of the date first set forth above.

GRANTOR:

JULIE SUN, M.D.

[THIS FORM NEEDS TO BE UPDATED TO REFLECT THE 2015 FORM]

STATE OF CALIFORNIA)
)
COUNTY OF _____)

On _____, before me, _____, Notary Public,

personally appeared _____
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

(Seal)

[EXHIBITS A, B, AND C TO BE ATTACHED]

By this instrument dated FEBRUARY 27, 1957 for a valuable consideration,
WILLIAM T. SCHELL AND FRIEDA L. SCHELL, husband and wife

After
 IRS
 \$1.10

hereby GRANTS to CARL BOSSARD AND DOROTHY BOSSARD, HUSBAND AND WIFE AS
JOINT TENANTS

The following described Real Property in the State of California, County of San Diego,
 City of _____

THE NORTH EAST 1/4 OF SECTION 20, AND THE
NORTH 1/2 OF THE NORTH EAST 1/4 OF SECTION 21,
TOWNSHIP 13S, RANGE 18E, SAN BERNARDINO MERIDIAN,

PARCEL 5

William T. Schell by Frieda L. Schell
his Attorney in fact

STATE OF CALIFORNIA
 COUNTY OF _____

SS.

Frieda L. Schell

I, _____, a Notary Public in and for said County and
 State, do hereby certify that the foregoing is a true and correct copy of the original instrument as the same was presented to me.

known to me to be the person whose name
 subscribed to the within instrument, and acknowledged to me
 that he executed the same.

WITNESS my hand and Official Seal,

Notary Public in and for said County and State.

STATE OF CALIFORNIA
 COUNTY OF _____

SS.

On _____ before me, the undersigned, a Notary Public in and for said
 County and State, personally appeared _____

known to me to be the person whose name is
 subscribed to the within instrument, as the Attorney
 in fact of _____ and acknowledged
 to me that he executed the same.

known to me to be the person whose name is
 subscribed to the within instrument, as the Attorney
 in fact of _____ and acknowledged
 to me that he executed the same.

WITNESS my hand and official seal.

Notary Public in and for said County and State
 My Commission Expires Dec. 31, 1957

SPACE BELOW FOR RECORDERS USE ONLY.

DOCUMENT No. 155517
 RECORDED AT REQUEST OF
Land Title Insurance Company

OCT 10 1957

at 9:00 A.M.

BOOK 6786 PAGE 93

OFFICIAL RECORDS

County of San Diego, California

For _____
 ROGER N. HOWE, County Recorder

By _____ Deputy

Form 111 1-56 (Attorney in Fact)

RECORDING REQUESTED BY MAIL TAX STATEMENT TO 1613 B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103 WHEN RECORDED MAIL TO Name B. Carl Bossard Street 2311 Hickory Street Address San Diego, Calif. 92103 City San Diego State Calif. Zip 92103 ORDER NO. ESCHOW NO.	75-154435 FILE/PAGE NO. BOOK 1975 RECORDED REQUEST OF ATTORNEY JUN 18 3 22 PM '75 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. BLOOM RECORDER \$3.00 RECORDERS USE ONLY NO TRANSFER TAX DUE DOCUMENTARY TRANSFER TAX COMPUTED ON FULL VALUE OR PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES REMAINING THEREON AT TIME OF SALE. <i>John J. Davies, Barwick & Knowlton</i> Signature of document or agent determining tax - Print Name Unincorporated Area _____ City of _____ Tax Parcel No. 78000 242 010 06
GRANT DEED (INDIVIDUAL)	
(FURNISHED BY COMMERCIAL STANDARD TITLE COMPANY) B. CARL BOSSARD and DOROTHY BOSSARD	
FOR A VALUABLE CONSIDERATION, do HEREBY GRANT TO B. CARL BOSSARD, Trustee Under Declaration of Trust Dated April 16, 1975 the real property in the County of <u>San Diego</u> State of California, described as: Fig. 40 A. The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to United States Government Survey. PARCEL 5	
Dated: <u>June 10, 1975</u> STATE OF CALIFORNIA } s.s. COUNTY OF SAN DIEGO On <u>June 10,</u> 19 <u>75.</u> before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>B. Carl Bossard and</u> <u>Dorothy Bossard</u> known to me to be the person <u>B. Carl</u> whose name <u>B. Carl</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. WITNESS my hand and official seal. <i>Ramona L. Jenkins</i> Notary Public in and for said County and State.	<i>B. Carl Bossard</i> B. Carl Bossard <i>Dorothy Bossard</i> Dorothy Bossard Notary Seal OFFICIAL SEAL RAMONA L. JENKINS NOTARY PUBLIC - CALIFORNIA SAN DIEGO COUNTY My Commission Expires Dec 4, 1977 504 Green St., Lemon Grove, Cal. 92043
MAIL TAX STATEMENT AS DIRECTED ABOVE	

75-154435

9 / 377

TITLE ORDER NO. 18739-2

ESROW NO. 16 - 9268

AFTER RECORDING MAIL TO

Jack Aldridge & Joe Aldridge

499 So. Escondido Blvd.

Escondido, Ca. 92025

SURVEY MONUMENT PRESERVATION USER FEE \$10.00

FILE/BOOK NO. 78-524886

RECORDED REQUEST OF STEWART TITLE COMPANY

DEC 6 1 11 PM '78

OFFICIAL RECORDS RECORDER SAN DIEGO COUNTY, CALIF.

\$8.00

SPACE ABOVE FOR RECORDER'S USE ONLY

Grant Deed

A. P. N. 242-010-38 79000

The undersigned grantor(s) declare(s): TRANSFER TAX PAID
 Documentary transfer tax is \$ 96.80 SAN DIEGO COUNTY RECORDER
 () computed on full value of property conveyed, or
 () computed on full value less value of liens and encumbrances remaining at time of sale.
 (X) Unincorporated area: () City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.
 B. CARL BOSSARD, Trustee Under Declaration of Trust dated April 16, 1975

hereby GRANT(S) to JOE ALDRIDGE, a single man

the following described real property in the
 County of San Diego, State of California:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to United States Government Survey, together with easements as set forth in the complete legal description attached hereto and made a part hereof, marked EXHIBIT "A" and consisting of 5 pages.

PARCEL 5

Dated October 31, 1978

B. Carl Bossard (Trustee)
 B. Carl Bossard, Trustee

STATE OF CALIFORNIA
 COUNTY OF San Diego ss.
 On November 10, 1978 before me, the undersigned, a Notary Public in and for said County and State, personally appeared
 B. Carl Bossard
 known to me to be the person whose name subscribed to the within instrument and acknowledged that he executed the same.

Margaret M. Martinez
 MARGARET M. MARTINEZ
 Name (Typed or Printed)
 Notary Public in and for said County and State

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
 MARGARET M. MARTINEZ
 NOTARY PUBLIC - CALIFORNIA
 Principal Office, San Diego Co. Calif.
 My Commission Exp. June 22, 1981

MAIL TAX STATEMENTS TO _____
 Name _____
 City _____ State _____ Zip _____

FORM 4000, 7/77

NO 524886

378

LEGAL DESCRIPTION
Order No. 18735

EXHIBIT "A"

PARCEL 1:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

PARCEL 2:

An easement for road and utility purposes across the South 60 feet of the North Half of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

PARCEL 3:

An easement for road and utility purposes across that portion of the West 40 feet of the East half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey, adjoining the following described line:

Commencing at the Northeast corner of the Southeast Quarter of the Northwest Quarter of said Section 21; thence Northerly along the North South Centerline of said Section 21, 60.00 feet to the TRUE POINT OF BEGINNING; thence Southerly along said North South Centerline 2700 feet more or less to an intersection with the Northerly sideline of the 60 foot easement described in deed to Arthur Sansone and Rhoda Jo Sansone, husband and wife, recorded on July 17, 1975 as Document No. 75-184900 of San Diego County Official Records.

The easements herein described in Parcels 2 and 3 are hereby declared to be appurtenant to all or any portion of Parcel 1 herein described.

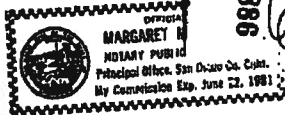
PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Continued

known to me
to be the person whose name is subscribed to the within
instrument and acknowledged that he executed the same.

Margaret M. Martinez
MARGARET M. MARTINEZ
Name (Typed or Printed)
Notary Public in and for said County and State



MAIL TAX
STATEMENTS TO _____
Name _____
City _____ State _____ Zip _____

No. 524886

379

LEGAL DESCRIPTION CONTINUED
Order No. 18735
Page 2

(Parcel A, continued)

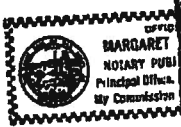
Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.53 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 186.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 5 lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

Continued

I, _____, known to me to be the person whose name _____ subscribed to the within instrument and acknowledged that _____ executed the same. <i>Margaret M. Martinez</i> MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State			No. 524886

MAIL TAX
STATEMENTS TO _____

Name _____
City _____

State _____

Zip _____

FD-400 (Rev. 7/77)

LEGAL DESCRIPTION CONTINUED
Order No. 18735
Page 3

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 45, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East, 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said curve through an angle of 42°26'37" an arc distance of 250.27 feet thence tangent to said curve North 50°18'05" East 282.75 feet to the beginning of a tangent 350 foot radius curve, concave Southeasterly; thence along said curve through an angle of 23°17'45" an arc distance of 142.31 feet; thence tangent to said curve North 73°35'50" East 48.22 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of 57°48'00" an arc distance of 197.92 feet; thence tangent to said curve North 35°47'50" East 103.80 feet to the beginning of a tangent 300 foot radius curve, concave Southeasterly; thence along said curve through an angle of 18°54'00" an arc distance of 98.96 feet; thence tangent to said curve North 54°41'50" East 336.95 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 18°52'30" an arc distance of 131.77 feet; thence tangent to said curve North 35°49'20" East 70.16 feet to the beginning of a tangent 600 foot radius curve, concave Southeasterly; thence along said curve through an angle of 05°13'30" an arc distance of 54.72 feet; thence tangent to said curve North 41°02'50" East 108.99 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 32°38'05" an arc distance of 113.92 feet; thence tangent to said curve North 08°24'45" East 28.45 feet to the beginning of a tangent 150 foot radius curve, concave Easterly; thence along said curve through an angle of 41°18'25" an arc distance of 108.14 feet; thence tangent to said curve North 49°43'10" East 62.98 feet to the beginning of a tangent 150 foot radius curve, concave Northwesterly; thence along said curve through an angle of 26°23'10" an arc distance of 60.08 feet; thence tangent to said curve North 23°20'00" East 40.38 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 20°09'16" an arc distance of 70.35 feet; thence tangent to said curve North 03°10'50" East 42.59 feet to the beginning of a tangent 200 foot radius curve, concave

known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.			No. 524886
Margaret M. Martinez MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State			
MAIL TAX STATEMENTS TO _____ Name _____ City _____ State _____ By _____ FORM 6880, 7/77			

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LEGAL DESCRIPTION CONTINUED

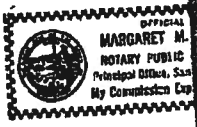
Order No. 18735

Page 4

(Parcel 5, continued)

Easterly; thence along said curve through an angle of $06^{\circ}59'20''$ an arc distance of 24.40 feet; thence tangent to said curve North $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot radius curve, concave Southeasterly; thence tangent to said curve North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning of a tangent 400 foot radius curve concave Southeasterly; thence along said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06 feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance of 31.71 feet; thence tangent to said curve North $76^{\circ}47'30''$ East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of $08^{\circ}19'30''$ an arc distance of 174.36 feet; thence tangent to said curve North $68^{\circ}28'00''$ East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of $29^{\circ}31'33''$ an arc distance of 153.16 feet; thence tangent to said curve South $82^{\circ}00'27''$ East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of $35^{\circ}59'43''$ an arc distance of 251.29 feet; thence tangent to said curve North $61^{\circ}59'50''$ East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of $08^{\circ}48'06''$ an arc distance of 138.26 feet; thence tangent to said curve North $53^{\circ}11'44''$ East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of $48^{\circ}16'41''$ an arc distance of 50.56 feet; thence tangent to said curve South $78^{\circ}31'35''$ East 65.00 feet to the beginning of a tangent 150 foot radius curve concave Southerly; thence along said curve through an angle of $62^{\circ}03'48''$ an arc distance of 140.82 feet; thence tangent to said curve North $39^{\circ}24'37''$ East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of $19^{\circ}01'40''$ an arc distance of 61.44 feet; thence tangent to said curve North $58^{\circ}26'17''$ East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of $33^{\circ}07'58''$ an arc distance of 231.31 feet; thence tangent to said curve North $25^{\circ}18'19''$ East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of $37^{\circ}15'09''$ an arc distance of 71.52 feet; thence tangent to said curve North $62^{\circ}33'28''$ East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of $12^{\circ}55'07''$ an arc distance of 173.61 feet; thence tangent to said curve North $49^{\circ}38'21''$ East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through

Continued

I, _____, known to me to be the person _____ whose name _____ subscribed to the within instrument and acknowledged that _____ executed the same. <i>Margaret M. Martinez</i> MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State		 No. 524886

MAIL TAX
STATEMENTS TO

_____ Street
 _____ City _____ State _____ Zip _____

FORM 6000, 7/77

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LEGAL DESCRIPTION CONTINUED
Order No: 18735
Page 5

(Parcel 5, continued)

an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02" an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet; more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

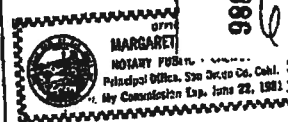
The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

known to me
to be the person whose name is subscribed to the within
instrument and acknowledged that he executed the same.

Margaret M. Martinez
MARGARET M. MARTINEZ
Name (Typed or Printed)

Notary Public in and for said County and State



No 524886

MAIL TAX
STATEMENTS TO

Name

City

State

Zip

Form 6000, 7/77

1119548 604
RECORDED BY

TICOR TITLE INSURANCE COMPANY
(SEE WHEN RECORDING BANK TO)

Name: SAN DIEGO TRUST & SAVINGS BANK
Street Address: P.O. BOX X-1013
City & State: SAN DIEGO, CALIFORNIA 92112
ATTN: BARBARA THOMPSON

Name: SAME AS ABOVE
Street Address: SAME AS ABOVE
City & State: SAME AS ABOVE

Tax Parcel No. 242-010-38
This instrument filed for record by Ticor Title Insurance Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title.

154-394575
RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CALIF.
1984 OCT 18 PM 3:09
VERA L. LYNE
COUNTY RECORDER

RF 8
MG 1
LF 10
TXPD

Trustee's Deed Upon Sale

T.O. No. Y-374

This instrument, made October 15, 1984, between San Diego Trust & Savings Bank a California corporation, as the duly appointed Trustee under the hereinafter mentioned Deed of Trust (herein called TRUSTEE), and

—B. CARL BOSSARD, TRUSTEE UNDER DECLARATION OF TRUST DATED APRIL 16, 1975 (herein called GRANTEE)

Witnesseth:

Whereas, —JOE ALDRIDGE, A SINGLE MAN —

by Deed of Trust dated November 28, 1978 and recorded December 6, 1978 in book 78-524887 at page 383 of Official Records in the office of the county recorder of San Diego County, California did grant and convey to San Diego Trust & Savings Bank, as Trustee upon the Trust therein expressed, the property hereinafter described to secure, among other obligations, payment of a real promissory note and interest, according to the terms thereof; other sums of money advanced, and interest thereon; and

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and

Whereas, on February 14, 1984 the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on February 24, 1984 in the office of the county recorder of said county, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book —, page 84-066392, of Official Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the Unincorporated area of San Diego County, San Diego, state of California, and fixing the time and place of sale as October 12, 1984 at 10:00 o'clock a.m. of said day, at the front steps of the County Courthouse at 220 W. Broadway, San Diego, California,

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:

In one public place in the said city of San Diego, wherein said property was to be sold, to wit: Bulletin Board in the Main Corridor on the first floor of the County Courthouse at 220 W. Broadway, San Diego, California also one in a conspicuous place on the prop-

T-208

MAIL TAX STATEMENTS AS DIRECTED ABOVE.

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erty to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in the Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being June 7th, 1984 ; and June 14th & 21st, 1984

Whereas, copies of said recorded Notice of Default and of said Notice of Sales were mailed, served or published in accordance with Section 2924b of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 87,211.97 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does by these presents GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situate in the Unincorporated area of San Diego county of San Diego , state of California, described as follows:

The southwest quarter of the Northwest quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base & Meridian, in the County of San Diego, State of California, according to the United States Government Survey and as more fully described in the Exhibit "A" attached hereto and made a part hereof, consisting of 4 pages.

In Witness Whereof, said San Diego Trust & Savings Bank Trustee, has this day caused its corporate name and seal to be hereunto affixed by its vice President ~~and~~ Secretary, thereunto duly authorized by resolution of its Board of Directors.

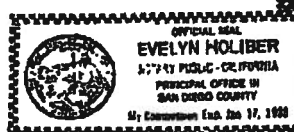
STATE OF CALIFORNIA
COUNTY OF San Diego
On October 15, 1984 before me, the undersigned, a Notary Public in and for said State, personally appeared Helen K. Diekmann known to me to be a vice president

SAN DIEGO TRUST & SAVINGS BANK
Helen K. Diekmann
HELEN K. DIEKMANN, VICE President

Witness my hand and official seal.

WITNESS my hand and official seal.

NOTARY PUBLIC IN AND FOR SAID STATE



(This area for official notarial seal)

Instrument No.	
Title Order No.	
T.D.F. No.	
Recorded at the request of	
When recorded mail to:	
TRUSTEE'S DEED UPON SALE	

ORIGINAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

PARCEL 1:

EXHIBIT-22. 606
Page 1

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700

FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 49°56'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 66°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°53'58", A DISTANCE OF 81.84 FEET; THENCE SOUTH 68°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60°03'53" WEST, 345.76 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

Exhibit "A"

Page 2

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IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE,

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EXHIBIT "A"
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CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE,
NORTH 41°02'50" EAST, 108.89 FEET TO THE BEGINNING OF A TANGENT 200
FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A
TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 103.4 FEET;
THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE
BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE
OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST,
40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE,
CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE
NORTH 03°10'50" EAST, 42.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT
RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A
TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO
SAID CURVE, NORTH 62°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A
TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET;
THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE
BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40", AN ARC DISTANCE
OF 286.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST,
186.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE,
CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE,
NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200
FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH
AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.38 FEET; THENCE TANGENT
TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A
TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY BEING ALSO THE
TRUE POINT OF BEGINNING OF THE EASEMENT HEREIN DESCRIBED; THENCE ALONG
SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.18
FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET
TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE
NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43",
AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH
61°59'30" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT
RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 08°48'06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A
TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.55 FEET;
THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE
BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 52°03'48", AN ARC DISTANCE
OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST.

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EXHIBIT "A" 609
PAGE 4

113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°01'40", AN ARC DISTANCE OF 81.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°28'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.81 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°06'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°26'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME

THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP, AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT SHALL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

RECORDING REQUESTED BY San Diego Trust & Savings Bank		88-053560 RECORDED IN OFFICIAL RECORDS OF SAN DIEGO COUNTY 1986 FEB 10 AM 11:30 VERA L. LYLE COUNTY RECORDER												
AND WHEN RECORDED MAIL TO		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>RF</td><td>7</td></tr> <tr><td>AR</td><td>5</td></tr> <tr><td>MG</td><td>1</td></tr> <tr><td>UF</td><td></td></tr> <tr><td>OC</td><td>N/A</td></tr> <tr><td>TAPD</td><td></td></tr> </table>	RF	7	AR	5	MG	1	UF		OC	N/A	TAPD	
RF	7													
AR	5													
MG	1													
UF														
OC	N/A													
TAPD														
Name	Carol Dawn Bontrager													
Street Address	P. O. Box 27570													
City & State	San Diego, Ca. 92128													
MAIL TAX STATEMENTS TO														
Name	same as above													
Street Address														
City & State														
SPACE ABOVE THIS LINE FOR RECORDER'S USE														
Corporation Quitclaim Deed CAT. NO. NN08576 TO 1986 SA (1-52) THIS FORM FURNISHED BY TIGER TITLE INSURERS		AFNF AFN: 242-010-38												
ALL PTK	The undersigned grantor(s) declare(s): NO CONSIDERATION PAID FOR THIS CONVEYANCE Documentary transfer tax is \$ -0- DEED FROM TRUST ☐ computed on full value of property conveyed, or ☐ computed on full value less value of liens and encumbrances remaining at time of sale. ☒ Unincorporated area: () City of _____, and													
	FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SAN DIEGO TRUST & SAVINGS BANK, SUCCESSOR TRUSTEE UNDER DECLARATION OF TRUST DATED APRIL 14, 1975 a corporation organized under the laws of the State of _____ hereby REMISES, RELEASES AND QUITCLAIMS to CAROL DAWN BONTRAGER, TRUSTEE OF THE CAROL DAWN BONTRAGER TRUST, DATED AUGUST 9, 1983- - the following described real property in the County of SAN DIEGO , State of California: AN UNDIVIDED 50% INTEREST IN AND TO: Parcel 1: The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to United States Government Survey. Parcels 2, 3, 4 and 5: Easements, all as more particularly set forth in the description attached hereto and made part hereof, marked Exhibit "A" and consisting of 4 pages. . . ** This Deed is being re-recorded for the purpose of correcting the legal description document #791 Page 86-011245 on January 10, 1986. Missing Exhibits, in Witness Whereof, said corporation has caused its corporation name and seal to be affixed hereto and this instrument to be executed by its Assistant Vice President and Assistant Secretary thereunto duly authorized. Dated: February 3, 1986 San Diego Trust & Savings Bank, Successor Trustee under Declaration of Trust Dtd 4-14-75													
	STATE OF CALIFORNIA } ss. COUNTY OF San Diego On February 3, 1986 before me, the undersigned, a Notary Public in and for said State, personally appeared Delbert McQue, III personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Vice President, and M. J. Ruth personally known to be or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Secretary of the Corporation that executed the within instrument and acknowledged to me that such corpo- ration executed the within instrument pursuant to its by-laws or a resolution of its board of directors. WITNESSE my hand and official seal. Signature Judy A. Fabiani (This was for official notarial seal)													
	Title Order No. _____ Escrow or Loan No. _____ MAIL TAX STATEMENTS AS DIRECTED ABOVE													

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER. 1

PARCEL 5

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THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184800 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 80.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°58'55" WEST, 188.23 FEET; THENCE NORTH 48°58'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET

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TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $41^{\circ}40'00''$, A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 100.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $86^{\circ}15'00''$, A DISTANCE OF 270.86 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $29^{\circ}45'00''$, A DISTANCE OF 169.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $30^{\circ}49'20''$, A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $24^{\circ}04'38''$ WEST, 294.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $89^{\circ}53'59''$, A DISTANCE OF 81.94 FEET; THENCE SOUTH $69^{\circ}49'21''$ EAST, 198.82 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $129^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $80^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $46^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 80.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH $82^{\circ}08'32''$ WEST (RECORD NORTH $82^{\circ}06'00''$ WEST),

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A DISTANCE OF 690.40 FEET; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45" AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 49.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00" AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00" AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°48'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30" AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05" AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25" AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 48°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10" AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10" AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20" AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50" AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40" AN ARC DISTANCE OF 266.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 198.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50" AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30" AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; BEING ALSO THE TRUE POINT OF BEGINNING OF THE EASEMENT HEREIN DESCRIBED; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33" AN ARC DISTANCE OF 153.18 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43" AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'30"

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EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}48'06''$, AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $53^{\circ}11'44''$ EAST, 20.80 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $48^{\circ}18'41''$, AN ARC DISTANCE OF 50.58 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $78^{\circ}31'35''$ EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $62^{\circ}03'48''$, AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH $39^{\circ}24'37''$ EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ}01'40''$, AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH $58^{\circ}26'17''$ EAST, 86.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $33^{\circ}07'58''$, AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $25^{\circ}18'19''$ EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}15'09''$, AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH $82^{\circ}33'28''$ EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $12^{\circ}55'07''$, AN ARC DISTANCE OF 173.81 FEET; THENCE TANGENT TO SAID CURVE, NORTH $48^{\circ}38'21''$ EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ}27'30''$, AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH $29^{\circ}10'51''$ EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $09^{\circ}08'08''$, AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $20^{\circ}04'43''$ EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $13^{\circ}08'02''$, AN ARC DISTANCE OF 95.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $32^{\circ}12'45''$ EAST, 42.85 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ}05'42''$, AN ARC DISTANCE OF 89.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ}52'57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ}56'05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ}03'08''$ EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ}16'38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $45^{\circ}19'46''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}24'38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ}28'21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ}26'23''$, AN ARC DISTANCE OF 199.68 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME

THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PAGE 4

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L LYLE, RECORDER

1

RECORDING REQUESTED BY
TICOR TITLE INSURANCE COMPANY OF CALIFORNIA

2318

88 073320

RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CA

FEB 17 AM 11:28

VERIFIED
RECORDED

RE	9-
AR	9-
MG	1-
UF	10-
QC	
TXPD	154/01

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS
OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME
STREET ADDRESS
CITY
STATE
ZIP

Valley View Partnership
635 W. Mission Avenue
Escondido, CA 92025
ATTN: Joe Crowder

Title Order No. 116X146 Estrow No. 5-3300-N

This space for Recorder's use

GRANT DEED

THE UNDERIGNED GRANTOR(s) DECLARE(s)

TAX PARTIAL NO. 242-101-38

DOCUMENTARY TRANSFER TAX is \$134.00

☒ computed on full value of property conveyed, or☐ computed on full value less value of liens or encumbrances remaining at time of sale☐ Unincorporated Area☐ City of _____ and _____

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
CAROL DAWN BONTRAGER, Trustee of the CAROL DAWN BONTRAGER TRUST, dated
August 9, 1983 and SAN DIEGO TRUST & SAVING BANK, Successor Trustee to
S. CARL BOBARD under Declaration of Trust dated April 14, 1975
hereby GRANT(S) to

VALLEY VIEW PARTNERSHIP, a California general partnership

the following described real property in the
county of San Diego, state of California:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12
South, Range 1 West, San Bernardino Base and Meridian, in the County of San
Diego, State of California, according to United States Government Survey,
as more fully described in the attached Exhibit "A".

PARCEL 5

Dated November 27, 1987

Carol Dawn Bontrager, Trustee
CAROL DAWN BONTRAGER, Trustee

STATE OF CALIFORNIA
COUNTY OF San Diego } ss.

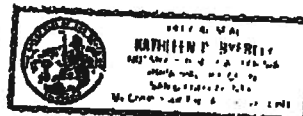
On this 30th day of November, 1987
before me, the undersigned, a Notary Public in and for said County and
State, personally appeared Carol Dawn Bontrager, Trustee

and acknowledged to me on the basis of satisfactory evi-
dence) to be the person whose name is subscribed to this instrument, and
acknowledged that he is the or she executed it.

Signature *Kathleen P. Bursley*
Notary Public in and for said County and State

SAN DIEGO TRUST & SAVING BANK
Successor Trustee

BY: *[Signature]*
BY: *[Signature]* ASST. VICE PRESIDENT
SECRETARY



MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City & State

ENC 107 (REV. 1/78)

STATE OF CALIFORNIA
COUNTY OF San Diego ss. 2319

On this 1st day of December, in the year
1987, before me, the undersigned, a Notary Public in
and for said County and State, personally appeared

Robert McQueen III, personally known
to me to be the Assistant Vice President, and

Barbara A. Thompson
personally known to me to be the Assistant
Secretary of the corporation that executed the within instrument, and
acknowledged to me that such corporation executed the within instru-
ment pursuant to its by laws or a resolution of its board of directors.

Signature Marybeth Clarkson

Name (typed or printed)
Notary Public in and for said County and State

1-510 1-17-86



(This area for official notarial seal)

TICOR TITLE INSURANCE . 2320**EXHIBITS A**

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ANTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 80.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 48°56'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF

AMENDED 1163146

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TICOR TITLE INSURANCE**2321****EXHIBIT A**

SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 438.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 88°15'00", A DISTANCE OF 270.88 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 28°45'00", A DISTANCE OF 163.88 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 83°53'59", A DISTANCE OF 81.84 FEET; THENCE SOUTH 88°49'21" EAST, 186.92 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 80°03'53" WEST, 345.78 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 80.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON 10 SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF

AMENDED 1163146

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TICOR TITLE INSURANCE 2322

EXHIBIT A

SAID STATE HIGHWAY 76, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 880.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45" AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00" AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°34'00" AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.85 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'30" EAST, 70.18 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°12'30" AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05" AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'48" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25" AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 48°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10" AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°08'10" AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20" AN ARC DISTANCE OF 34.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 67.88 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50" AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'49" EAST, 282.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40" AN ARC DISTANCE OF 286.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 198.28 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50" AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30" AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.87 FEET TO THE BEGINNING OF A TANGENT 287.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°31'33" AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43" AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO

AMENDED 1163146

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TICOR TITLE INSURANCE 2323

EXHIBIT A

SAID CURVE, NORTH 61°59'30" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.80 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 82°03'45", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°26'17" EAST, 88.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'18" EAST, 88.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.88 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 69.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 186.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°08'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 430 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 95.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 43.85 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°58'05", AN ARC DISTANCE OF 78.30 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°18'46" EAST, 82.63 FEET TO THE BEGINNING OF A TANGENT 825 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°24'36", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.86 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 898.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

AMENDED 1163146

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TICOR TITLE INSURANCE 2324**EXHIBIT A**

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

AMENDED 1163148

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1910/281 OR.

281

GRANT DEED

ASA J. COLLINS AND MELBA M. COLLINS, husband and wife, for and in consideration of the sum of TEN DOLLARS, to them in hand paid, do hereby GRANT to T. CARL BENDERICH and MARY C. BENDERICH, husband and wife as joint tenants, all that real property located in San Diego County, California, described as follows:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive, of Section 16, T. 12 S., R. 1 W., S.B.M.

WITNESS THEIR HANDS this 20th day of July, 1945.

ASA J. COLLINS
MELBA M. COLLINS

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO } ss.

On this 20th day of July, 1945, before me, A. L. HUBBELL, a notary public in and for said County and State, duly commissioned and sworn, personally appeared Asa J. Collins and Melba M. Collins, husband and wife, to me known to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same.



A. L. HUBBELL
Notary Public in and for San Diego County, California
My commission expires Jan. 29, 1949

RECORDED AT REQUEST OF T. CARL BENDERICH JUL 23 1945 25 min. past 9 A.M.

ROGER H. HOWE, COUNTY RECORDER
By Deputy H. Zervas

1.00/4 60663

COMPARED
M. Norfield
CLERK OF RECORDER

FULL RECONVEYANCE

LAND ESCROW AND SAFE DEPOSIT COMPANY, a California corporation, as Trustee under Deed of Trust, dated January 2, 1945 made by HARRY WEAGANT AND FRANK WEAGANT, husband and wife, Trustees, recorded as Instrument No. 14003, on February 20, 1945, in Book 1629, Page 53, of Official Records in the office of the Recorder of San Diego County, California, describing land therein as

Lot 24, Block 55, NORMAL HEIGHTS, according to Map No. 985 filed in the office of the County Recorder of said County May 9, 1906,

having received from holder of the obligations thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereby having been surrendered to said Trustee for cancellation, does hereby RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder.

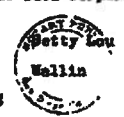
IN WITNESS WHEREOF, LAND ESCROW AND SAFE DEPOSIT COMPANY as Trustee, has caused its corporate name and seal to be affixed by its Vice President, therunto duly authorized, this 19th day of July, 1945.



LAND ESCROW AND SAFE DEPOSIT COMPANY
By Thomas A. Clarkson Vice President

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO } ss.
Public, in and for said County, personally appeared THOMAS A. CLARKSON known to me to be the Vice President of LAND ESCROW AND SAFE DEPOSIT COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

On July 19, 1945, before me, the undersigned, a Notary Public, in and for said County, personally appeared THOMAS A. CLARKSON known to me to be the Vice President of LAND ESCROW AND SAFE DEPOSIT COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.



WITNESS my hand and official seal.

Betty Lou Wallin
Notary Public in and for said County and State.

No. 2076

PARCEL 6

RECORDING REQUESTED BY Grantees. AND WHEN RECORDED MAIL TO Name: Mr. & Mrs. Asa J. Collins, Street Address: R. 4, Box 815, City & State: Escondido, Calif. 92025.	20554 FILE/PAGE NO. RECORDED REQUEST BY <i>Egon W. Mueller</i> FEB 5 1 09 PM '68 SERIES 2 BOOK 1988 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. S. GRAY, RECORDER \$2.00 832
MAIL THE INSTRUMENT TO Name: Mr. & Mrs. Asa J. Collins, Street Address: R. 4, Box 815, City & State: Escondido, Calif. 92025.	
Grant Deed AFTER I.R.S. & NONE ABOVE THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY	
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, I, MELBA M. COLLINS, state that I took title as MELBA M. LARSON, with the consent of my husband ASA J. COLLINS, hereby GRANT to ASA J. COLLINS and MELBA M. COLLINS, husband and wife, as Community property, all right, title and interest in the following described real property in the County of SAN DIEGO, State of California: Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the official plat thereof.	
Dated February 2, 1968. STATE OF CALIFORNIA COUNTY OF San Diego } On February 2, 1968, before me, the under- signed, a Notary Public in and for said State, personally appeared Melba M. Collins (formerly known as Melba M. Larson) and Asa J. Collins. known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same. WITNESS my hand and official seal. Signature: <i>Egon W. Mueller</i> EGON W. MUELLER Notary Public, State of California My Commission Expires Dec. 17, 1968 Name (Typed or Printed)	<i>Melba M. Collins</i> MELBA M. COLLINS, formerly known as Melba M. LARSON. <i>Asa J. Collins</i> ASA J. COLLINS.
EGON W. MUELLER NOTARY PUBLIC Principal Office, San Diego Co. Calif.	
Title Order No. _____ Escrow or Loan No. _____ MAIL TAX STATEMENTS AS DIRECTED ABOVE	

No 20554

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Return to
JAMES A. JAMES
JAMES A. JAMES
JAMES A. JAMES

FILED
DEC 17 1968
R. B. JAMES, Clerk

Attorney for Petitioner

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA
IN AND FOR THE COUNTY OF SAN DIEGO

In the Matter of the Estate of THOMAS CARL BERBERICH,
Deceased.

NO. 88127
JUDGMENT OF FINAL DISTRIBUTION
ON WAIVER OF ACCOUNTING

FREDA MAE BERBERICH, as Administratrix with Will annexed
of the Estate of Thomas Carl Berberich, deceased, having heretofore
filed her Waiver of Accounting and Petition for the Settlement and
Final Distribution of the Estate of Thomas Carl Berberich, and the
petition coming on regularly for hearing this 13th day of December,
1968, the Court finds:

Due notice of the hearing of the petition has been regu-
larly given as required by law.

All the allegations of the petition are true.

Thomas Carl Berberich died testate on December 30, 1967,
in the County of San Diego, State of California, being at the time
of his death a resident thereof.

On April 24, 1968, FREDA MAE BERBERICH, was appointed
Administratrix with will annexed of the Decedent's Will. She quali-
fied as said administratrix with will annexed of the decedent's Will
on that date and ever since has been and now is the administratrix
with will annexed of the decedent's Will.

Notice to creditors has been duly given as required by

- 1 -

NO 223977

1 law, the time for filing or presenting claims has expired, and the
2 estate now is in a condition to be closed.

3 No claims have been filed or presented against the estate.

4 All debts of the decedent and of the estate and all ex-
5 penses of administration thereof except closing expenses and attor-
6 nay's fees have been paid in full.

7 A written report of the inheritance tax appraiser ap-
8 pointed herein is on file, and an order fixing the inheritance tax
9 due the State of California from this estate has been made by this
10 Court. The tax has been paid in full as evidenced by the receipt of
11 the County Treasurer of the County of San Diego on file herein.

12 No personal property taxes, California state or federal
13 income taxes were due or payable by the estate.

14 A federal estate tax return has been filed for the estate,
15 but no federal estate tax is due.

16 Freda Mae Benharich, as sole legatee and devisee under the
17 Will of decedent, has filed a waiver of accounting herein.

18 There will be no further closing expenses.

19 The administratrix with will annexed should be authorized
20 and directed to pay attorney, EDWARD C. DOWD, the sum hereafter
21 specified as his statutory fees for his services rendered in the ad-
22 ministration of this estate, and the sum of \$73.00 in payment of
23 costs advanced by said attorney.

24 The administratrix with will annexed has waived her right
25 to compensation for her services rendered in the administration of
26 this estate.

27 All the assets of the estate are the separate property of
28 the decedent, as set forth in the Inventory and Appraisement on file
29 herein.

30 The estate should be distributed to FREDA MAE BENHARICH,
31 the wife of decedent.

32 NOW, THEREFORE, IT IS HEREBY ORDERED AND ADJUDGED THAT:

EDWARD C. DOWD
ATTORNEY AT LAW
444 EAST THIRD AVENUE
ESCONDIDO, CALIF.
TELEPHONE 749-5212

- 2 -

NO. 223977
4

1 The administration of the estate is brought to a close.
 2 All the acts and transactions of the Administratrix With
 3 Will Annexed relating to the matters set forth in petition are rati-
 4 fied, confirmed, and approved.
 5 The Administratrix With Will Annexed has waived her right
 6 to compensation for services rendered in the administration of this
 7 estate and she is directed to pay her attorney, EDWARD C. BOWEN, the
 8 sum of \$1,730.00 as his statutory fee for his services rendered in
 9 the administration of this estate, and the sum of \$73.00 in dis-
 10 charge of the costs advanced by said attorney.
 11 The California inheritance taxes due and payable by the
 12 estate have been paid.
 13 The estate in the possession of the Administratrix With
 14 Will Annexed remaining for distribution after the payment of attor-
 15 ney's fees and costs advanced as hereinabove ordered consists of the
 16 following described property which is distributed in the following
 17 manner:
 18 The estate should be distributed to FRIDA MAE BERBERICH,
 19 the wife of decedent.
 20 The property of this estate ordered distributed herein is
 21 described as follows:
 22 That certain real property located in the County of
 23 San Diego, State of California, and more particularly
 24 described as follows:
 25 SW qtr. of the NW qtr. of Section 10, Township 12 South,
 26 Range 1 W of the San Bernardino Meridian, Calif. con-
 27 taining 40 acres.
 28 That certain real property located in the County of
 29 San Diego, State of California, and more particularly
 30 described as follows:
 31 An undivided one-half interest in Lots 1 to 7 and Lots
 32 9 to 16 inclusive, Section 15, Township 12 S. Range 1
 West in the County of San Diego, State of California,
 San Bernardino Meridian, (400 acres), including improve-
 ments.
 Any other property of the estate, now known or discover-
 ed which may belong to the estate in which the decedent of the
 estate may have, now known or discovered, is distributed to FRIDA MAE BERBERICH.

Dated: DEC 17 1968

EDWARD C. BOWEN

JUDGE OF THE SUPERIOR COURT

EDWARD C. BOWEN
 ATTORNEY AT LAW
 600 WEST THIRD AVENUE
 SAN DIEGO, CALIF.
 TELEPHONE 740-0510

No 223977

- 3 -

The administration of the estate is brought to a close.
 All the debts and liabilities of the decedent are paid.
 All the assets of the estate are distributed to the beneficiaries.
 The estate is closed and the executor is discharged.
 The executor is entitled to a fee of \$1,000 for his services.
 The executor is also entitled to a fee of \$1,000 for his expenses.
 The total fee of the executor is \$2,000.
 The executor is also entitled to a fee of \$1,000 for his expenses.
 The total fee of the executor is \$2,000.
 The executor is also entitled to a fee of \$1,000 for his expenses.
 The total fee of the executor is \$2,000.

The property of this estate is distributed to the beneficiaries.
 The property is distributed to the beneficiaries.
 The property is distributed to the beneficiaries.
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 The property is distributed to the beneficiaries.
 The property is distributed to the beneficiaries.
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 The property is distributed to the beneficiaries.

223977
 ATTORNEY
 DEC 20 3 56 PM '68
 OFFICIAL RECORD
 SAN DIEGO COUNTY, CALIF.
 A. S. TRAY, RECORDER

4
 No 223977

RECORDING REQUESTED BY		74-077056 MAR 28 8:00 AM '74 OFFICIAL RECORD SAN DIEGO COUNTY, CALIF. MARSH A. BROWN RECORDER	
United California Bank			
AND WHEN RECORDED MAIL TO			
NAME United California Bank			
ADDRESS PO Box 1778			
CITY & STATE Escondido, Ca. 92025			
NAME THE STATEMENTS TO		SPACE ABOVE THIS LINE FOR RECORDER'S USE	
NAME Westmont College		☐ Documentary transfer tax \$ None - set up in trust ☐ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. ☒ Signature of grantor or agent determining tax - first name ☐ Unincorporated area ☐ City of _____	
ADDRESS 935 LaPaz Road			
CITY & STATE Santa Barbara, Calif.			
Grant Deed A.P. #240-270-3a 94039			
THIS FORM FURNISHED BY SECURITY TITLE INSURANCE COMPANY			
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ASA J. COLLINS and MELBA M. COLLINS, husband and wife, hereby GRANT(S) to WESTMONT COLLEGE, a California non-profit corporation the following described real property in the county of San Diego, state of California: Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the official plat thereof. Dated <u>Aug 8 - 1973</u> STATE OF CALIFORNIA COUNTY OF <u>San Diego</u> } ss. On <u>AUG. 8, 1973</u> before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>ASA J. COLLINS and MELBA M. COLLINS</u> known to me to be the person(s) whose name(s) <u>ASA J. COLLINS and MELBA M. COLLINS</u> subscribed to the within instrument, and acknowledged that they executed the same. <i>[Signature]</i> Signature of Notary Name (Typed or Printed) of Notary <u>ASA J. COLLINS</u> <i>[Signature]</i> <u>MELBA M. COLLINS</u> <i>[Signature]</i> FOR NOTARY SEAL OR STAMP  74-077056 Notary Seal, 1973 P. O. Box 1777, Escondido, Calif. 92025 File this on <u>3/1/74</u> Return Fee. <u>254-464</u>			

RECORDING REQUESTED BY
United California Bank

AND WHEN RECORDING MAIL TO
NAME **Mr. Paul J. Stout**
ADDRESS **301 E. Grand Ave.**
CITY & STATE **Escondido, Ca. 92025**

MAIL TAX STATEMENTS TO
NAME **Same as above**
ADDRESS
CITY & STATE

74-077057
RECORDING REQUESTED BY
UNITED CALIFORNIA BANK
MAR 28 8:00 AM '74
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
MARSHY F. GILMAN, RECORDER

IMPACT ABOVE THIS LINE FOR RECORDER'S USE
Proportionate transfer tax \$438.11
Computed on full value of property conveyed, or
Computed on full value less liens & encumbrances
remaining thereon at time of sale.
MARSHY F. GILMAN, RECORDER
Signature of declarant or agent determining tax here name
City of

Grant Deed PARCEL NO. 240-270-33

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
FREDA MAX BERBERICH, a widow, as to an undivided one-half interest, and
WESTMONT COLLEGE, a California non-profit corporation

hereby GRANT(S) to
PAUL J. STOUT and BETTY J. STOUT, husband and wife as joint tenants, as
to an undivided one-half interest; and **WINSTON L. COX and HELEN L. COX**,
husband and wife as joint tenants as to an undivided one-half interest,
the following described real property in the
county of **San Diego**, State of California:
Lots 1 to 7 inclusive and Lots 4 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and Meridian,
in the County of San Diego, State of California, according to U.S.
Government Survey.

FREE OF ENCUMBRANCES EXCEPT:
1. Second Half of General and Special taxes for the fiscal year
1973-1974.
2. Conditions, restrictions, reservations, covenants, easements,
rights and rights of record, if any.

Dated **February 19, 1974**
Freda Max Berberich
Freda Max Berberich
**WESTMONT COLLEGE, a California
non-profit corporation**
By: *Patricia D. Dwyer*
By: *Engelbert J. Dwyer*
FOR NOTARY SEAL OR STAMP

STATE OF CALIFORNIA
COUNTY OF **San Diego** ss.
On **February 19, 1974** before me, the under
signed, a Notary Public in and for said County and State, personally
appeared **Freda Max Berberich**

to be the person whose name is subscribed to the within
instrument and acknowledged that she executed the same.

Notary
Name (Typed or Printed) of Notary

74-077057
R.S.

Title Order No. **3191-6** Parcel No. **259-464**
MAIL TAX STATEMENTS AS DIRECTED ABOVE

14

RECORDING REQUESTED BY
STEWART TITLE COMPANY

AND WHEN RECORDED MAIL TO
Name **Mr. & Mrs. Paul J. Stout**
Street Address **301 E. Grand Ave.**
City & State **Escondido, Calif. 92025**

MAIL TAX STATEMENTS TO
Name **Same as above**
Street Address
City & State

SPACE ABOVE THIS LINE FOR RECORDER'S USE
Documentary transfer tax \$ 11.00 **DOCUMENTARY TRANSFER TAX PAID**
☐ Computed on full value of property conveyed, or
☐ Computed on full value less liens & encumbrances
retaining thereon at time of sale.
Signature of document or agent determining tax - firm name
Unincorporated area City of

75-211113
RECORDED INSTRUMENT OF
STEWART TITLE CO. OF SAN DIEGO
AUG 11 8:00 AM '75
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
MARLEY R. BROWN
RECORDER

Grant Deed Parcel No. **240-270-33**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
HELEN L. COX, a widow

hereby GRANT(S) to **PAUL J. STOUT and BETTY J. STOUT, husband and wife**
as joint tenants

the following described real property in the
county of **San Diego**, state of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township
12 South, Range 1 West, San Bernardino Base and Meridian, in the County
of San Diego, State of California, according to U.S. Government Survey.

FREE OF ENCUMBRANCES EXCEPT:

1. All General and Special taxes for the fiscal year 1975-1976,
2. Conditions, restrictions, reservations, covenants, easements,
rights and rights of way of record, if any,
3. Trust Deed of record dated March 11, 1974 and recorded March 28,
1974 as Instrument No. 74-077059 in the original principal amount
of \$388,534.95 which the buyer herein assumes and agrees to pay
in accordance with the terms thereof.

Dated **March 28, 1975**

Helen L. Cox
Helen L. Cox

MONTANA
STATE OF ~~OREGON~~ } ss.
COUNTY OF **YELLOWSTONE**

On **May 2, 1975** before me, the undersigned,
a Notary Public in and for said County and State, personally appeared
Helen L. Cox

to be the person whose name is subscribed to the
within instrument and acknowledged that s/he
executed the same.

La Donna Sherman
Signature of Notary
LA DONNA SHERMAN
Name (Typed or Printed) of Notary

FOR NOTARY SEAL OR STAMP

75-211113

Title Order No. **7407** Record No. **259-670**

C-18 MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY

STEWART TITLE COMPANY

AND WHEN RECEIVED MAIL TO

Name [Crowder & Stout Land Investment
Company
Street Address 301 East Grand Avenue
City & State Escondido, California 92025]

Name [Crowder & Stout Land Investment
Company
Street Address 301 East Grand Avenue
City & State Escondido, California 92025]

75-370628
RECORDED NO.
BOOK 1975
RECORDED REQUEST OF
STEWART TITLE CO. OF SAN DIEGO
DEC 31 8:00 AM '75
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
HARLEY R. BLOOM
RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

ABSTRACT NO.
TO 400.1 CA (5-75)

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

PS # 44038-340-370-33

The undersigned grantor(s) declare(s): DOCUMENTARY TRANSFER TAX AND
Documentary transfer tax is \$14.00
WILLIAM R. BLOOM, RECORDER

- () computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.
() Unincorporated area: () City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

PAUL J. STOUT AND BETTY J. STOUT, Husband and Wife, as Joint Tenants

hereby GRANT(S) to CROWDER & STOUT LAND INVESTMENT COMPANY, a
California Joint Venture comprised of Joe Colin Crowder and Maria Crowder,
husband and wife as to an undivided one half interest; and, Paul J. Stout and
Betty J. Stout, husband and wife as to an undivided one half interest,
the following described real property in the
County of San Diego, State of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and
Meridian, in the county of San Diego, State of California,
according to U.S. Government Survey.

Tax parcel No.:
Book 240
Page 270
Par. 33

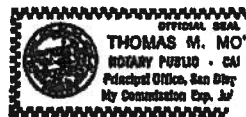
Dated December 30, 1975

STATE OF CALIFORNIA } ss.
COUNTY OF San Diego

On December 30, 1975 before me, the under-
signed, a Notary Public in and for said State, personally appeared
Paul J. Stout and Betty J. Stout

_____ known to me
to be the person(s) whose name(s) _____ subscribed to the within
instrument and acknowledged that _____ executed the same.
WITNESS my hand and official seal.

Signature Thomas M. Manson
THOMAS M. MANSON
Name (Typed or Printed)



75-370628

(This area for official Notarial seal)

Title Order No. 9124 Escrow or Loan No.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY 2155 AND WHEN RECEIVED MAIL TO Name: Joe Colin Crowder Street Address: 455 Palomar Drive City & State: San Marcos, CA 92069	FILE/PAGE NO. 77-028881 BOOK 1977 RECORDS REQUEST OF ADDRESSEE JAN 25 12 02 PM '77 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. BUTLER RECORDER \$3.00
SPACE ABOVE THIS LINE FOR RECORDER'S USE	
Name: Same as above Street Address: City & State:	DOCUMENTARY TRANSFER TAX \$ <u>110</u> COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE Signature of Declarant or Agent authorizing tax Firm Name TRANSFER TAX PAID HARLEY F. BUTLER, RECORDER

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

TO 405.1 CA (1-70)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

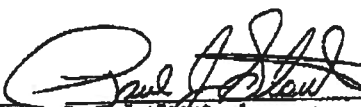
PAUL J. STOUT, BETTY J. STOUT, JOE COLIN CROWDER, MARIA CROWDER
of CROWDER & STOUT LAND INVESTMENT COMPANY, a California Joint Venture
hereby GRANT(S) to JOE COLIN CROWDER and MARIA CROWDER,
husband and wife as joint tenants

the following described real property in the
County of San Diego, State of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and Meridian,
in the county of San Diego, State of California, according to U.S.
Government Survey.

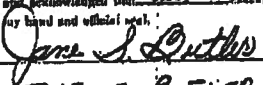
Tax Parcel No: Book: 240
Page: 270
Parcel 33

Dated December 17 1976


Paul J. Stout
Betty J. Stout
Joe Colin Crowder
Maria Crowder

STATE OF CALIFORNIA } ss.
COUNTY OF San Diego
On December 17 1976 before me, the undersigned, a Notary Public in and for said State, personally appeared
Paul J. Stout, Betty J. Stout,
Joe Colin Crowder, Maria Crowder

known to me
to be the person(s) whose name they subscribed to the within
instrument and acknowledged that they executed the same.
WITNESS my hand and official seal.

Signature: 
JANE S. BUTLER
(Name Typed or Printed)

OFFICIAL SEAL
JANE S. BUTLER
NOTARY PUBLIC-CALIFORNIA
SAN DIEGO COUNTY
My Exp. Expires Jan. 10, 1978

No 28881

Title Order No. _____ Escrow or Loan No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

WFG National-Default Services

RECORDING REQUESTED BY:
American Default Management-AND WHEN RECORDED TO:
EXETER 13162 DE, LLC
C/O Concordia Communities
437 So. Highway 101, Suite 212
Solana Beach, CA 92075Forward Tax Statements to
the address given above

DOC # 2013-0348915



JUN 04, 2013 8:00 AM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
Ernest J. Dronenburg, Jr., COUNTY RECORDER
FEES: 18.00
OC: OC

6260

PAGES: 2



SPACE ABOVE LINE FOR RECORDER'S USE

TS #: 2013-2473
Loan #: 847653

Order #: 13-05895-DF

TRUSTEE'S DEED UPON SALE

A.P.N.: 240-270-33-00

Transfer Tax: \$0.00

THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE,
SECTION 480.3

The Grantee Herein was the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was \$3,390,528.15

The Amount Paid by the Grantee was \$3,390,493.15

Said Property is in the City of Escondido, County of San Diego

American Default Management, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby GRANT and CONVEY to

EXETER 13162 DE, LLC

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of San Diego, State of California, described as follows:

Lots 1 to 7 Inclusive and Lots 9 to 16 Inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by JOE C. CROWDER, AN UNMARRIED MAN as Trustor, dated 8/2/2005 of the Official Records in the office of the Recorder of San Diego, California under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Default and Election to Sell under the Deed of Trust recorded on 9/16/2005, instrument number 2005-0800250, Book N/A, Page N/A Loan Modification recorded 8/21/2007 as instrument #2007-0554590 and Loan Modification recorded 9/04/2009 as instrument #2009-0497852 of official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

TRUSTEE'S DEED UPON SALE

6261

TS #: 2013-2473
Loan #: 847653
Order #: 13-05895-DF

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 5/28/2013. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$3,390,493.15, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, American Default Management, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: 5/28/2013

American Default Management

By: 

Piya Tolani, President

STATE OF California
COUNTY OF Los Angeles

On 5/28/2013 before me, John Justin Shaw NOTARY PUBLIC Personally appeared Piya Tolani, 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.

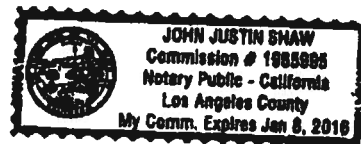
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Name

JOHN JUSTIN SHAW

(Seal)





DPFG

DEVELOPMENT PLANNING & FINANCING GROUP, INC.

27127 Calle Arroyo, Suite 1910
San Juan Capistrano, CA 92675
TEL: 949-388-9269
FAX: 949-388-9272

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:-
27127 Calle Arroyo, Suite 1910 - San Juan Capistrano, CA 92675
(949) 388-9269, Accounts Receivable

Invoice

Concordia Homes
Attn: Jeb Hall
380 Steven Avenue, Suite 307
Solana Beach, CA 92075

Invoice Date: April 11, 2016
Invoice Num: 67608
Contract#: 12019
Account#: 1797:
Fed I.D. No: 20-8150046

In Reference To: For services rendered for the period ending: March 31, 2016
related to preparing fiscal impact analysis for the Safari Highlands Ranch project located in
the City of Escondido, as follows:

Professional Consulting Services

<u>Date</u>	<u>Consultant</u>	<u>Description</u>	<u>Hours</u>	<u>Amount</u>
3/1/2016	BA	Update analysis with revised product and pricing data. Research mortgage requirements to acquire home loan. Research surrounding city population, police and fire costs to prepare service cost analysis.	3.20	\$512.00
3/2/2016	BA	Contact local mortgage broker to request debt to income and mortgage qualification requirements. Prepare project specific maintenance costs summary.	2.00	\$320.00
3/3/2016	BA	Research City of San Marcos and City of Vista budgets and demographics.	1.30	\$208.00
3/3/2016	JTC	Research City of Vista population and employment. Research city of San Marcos budget and employment.	1.00	\$125.00
3/4/2016	BA	Review fiscal impact analysis with Sunit P.	1.20	\$192.00
3/7/2016	BA	Prepare cost ratio for public safety service costs, revise park maintenance costs, review maintenance cost assumptions.	3.30	\$528.00
3/8/2016	SP	Revisions to draft Fiscal Impact Analysis.	0.70	\$171.50
3/9/2016	BA	Review updates to fiscal impact analysis with Sunit P. Contact Robert B. at LAFCO regarding master tax sharing agreement. Research Rincon Fire Agreement.	2.70	\$432.00
3/9/2016	SP	Preparation of adjustment to police service cost in FIA. Review data for potential adjustment to household income assumption.	1.00	\$245.00
3/10/2016	SP	Revisions to draft FIA.	0.30	\$73.50
3/11/2016	BA	Prepare final revisions to fiscal impact analysis for submission to client. Prepare list of revisions to fiscal impact analysis for client.	3.30	\$528.00
3/11/2016	SP	Review revised FIA. Prepare revised summary schedule.	1.50	\$367.50
3/15/2016	BA	Research mortgage eligibility requirements to evaluate potential adjustments to household income assumptions.	2.70	\$432.00

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:-
27127 Calle Arroyo, Suite 1910 - San Juan Capistrano, CA 92675
(949) 388-9269, Accounts Receivable

Invoice

Concordia Homes
 Attn: Jeb Hall
 380 Steven Avenue, Suite 307
 Solana Beach, CA 92075

Invoice Date: April 11, 2016
Invoice Num: 67608
Contract#: 12019
Account#: 1797:
Fed I.D. No: 20-8150046

Professional Consulting Services

<u>Date</u>	<u>Consultant</u>	<u>Description</u>	<u>Hours</u>	<u>Amount</u>
3/18/2016	BA	Update fiscal impact analysis for submission to client.	0.70	\$112.00
3/18/2016	SP	Prepare fire station operating costs and revenues schedule. Finalize revised draft FIA; submit to Jeb H. and Don U. with cover email outlining salient changes.	1.90	\$465.50
3/24/2016	BA	Research Rincon Fire Agreement to determine if applicable offset against Fire budget.	1.00	\$160.00
3/28/2016	SP	Initial review of park maintenance cost information from landscape contractor. Related email to Jeb H.	0.40	\$98.00
3/29/2016	BA	Review Open Space and Park exhibits to source maintenance quantities.	1.20	\$192.00
3/31/2016	BA	Contact Jeb H. regarding public facility maintenance quantities.	0.30	\$48.00

Total Services: **29.70** **\$5,210.00**

Amount Due This Invoice: **\$5,210.00**

Client Aging Summary

<u>Current</u>	<u>30 Days</u>	<u>60 Days</u>	<u>90 Days</u>	<u>120+ Days</u>	<u>Total Due</u>
\$5,210.00	\$1,246.00	\$0.00	\$0.00	\$0.00	\$6,456.00

This debt will be assumed to be valid unless you dispute its validity in writing within 30 days of the Invoice date

DPFG is now accepting the following credit cards;
VISA, MASTERCARD, DISCOVER and AMERICAN EXPRESS



CHCAINC-01

RMORENO

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

4/13/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER License # 0795135
Armstrong/Robitaille/Riegler Business and Insurance Solutions
830 Roosevelt Avenue, Suite 200
Irvine, CA 92620

CONTACT
NAME:PHONE
(A/C, No. Ext): (714) 221-3900FAX
(A/C, No.): (714) 221-2277E-MAIL
ADDRESS: info@ar-ins.com

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A : Sequoia Insurance Company

22985

INSURER B :

INSURER C :

INSURER D :

INSURER E :

INSURER F :

INSURED

CHCAL, Inc.
380 Stevens Avenue
Suite 307
Solana Beach, CA 92075

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE \$
	CLAIMS-MADE ☐ OCCUR ☐						DAMAGE TO RENTED PREMISES (Ea occurrence) \$
							MED EXP (Any one person) \$
							PERSONAL & ADV INJURY \$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE \$
	☐ POLICY ☐ PRO-JECT ☐ LOC						PRODUCTS - COMP/OP AGG \$
	OTHER:						\$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident) \$
	☐ ANY AUTO						BODILY INJURY (Per person) \$
	☐ ALL OWNED AUTOS						BODILY INJURY (Per accident) \$
	☐ HIRED AUTOS						PROPERTY DAMAGE (Per accident) \$
	☐ SCHEDULED AUTOS						\$
	☐ NON-OWNED AUTOS						
	UMBRELLA LIAB						EACH OCCURRENCE \$
	EXCESS LIAB						AGGREGATE \$
	☐ OCCUR ☐ CLAIMS-MADE						\$
	DED ☐ RETENTION \$						
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY			QWC1026629	04/01/2016	04/01/2017	X PER STATUTE OTH-ER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	Y/N ☐	N/A				E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

*30 days written notice of cancellation except 10 days for non-payment of premium.

RE: License No. 761397

CERTIFICATE HOLDER

Contractors State License Board
9821 Business Park Drive
Sacramento, CA 95627

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Helene

From: Hien Truong [htruong@healthmarkets.com]
Sent: Wednesday, April 13, 2016 4:35 PM
To: 'Helene'
Subject: RE: Betty Hall

Helene,

Okay. I had to do a work around since quoting engine automatically included Betty even though I requested a Child Only Quote.

Total was \$998.79. Betty's portion is \$557.52. So total cost for both girls is \$441.27.

Let me know if you have any questions. Thanks.

Hien Truong

Licensed Insurance Agent
CA License #0E99927

HealthMarkets Insurance AgencySM
Insphere Insurance Solutions, Inc.[®]

Life | Health | Medicare | Long-Term Care

6215 Ferris Square Suite 125 ■ San Diego, CA 92121
Cell 858-205-3351 ■ Fax 888-972-3693
HTruong@HealthMarkets.com ■ www.HealthMarkets.com/HTruong

From: Helene [<mailto:helene@concordiahomes.cc>]
Sent: Tuesday, April 12, 2016 2:03 PM
To: 'Hien Truong' <htruong@healthmarkets.com>
Subject: RE: Betty Hall

\$350.46 each? That seems high. It looks like the monthly bill is \$998.79. Betty's can't be under \$300 per month right??

From: Hien Truong [<mailto:htruong@healthmarkets.com>]
Sent: Tuesday, April 12, 2016 12:33 PM
To: 'Helene'
Subject: RE: Betty Hall

Helene,

For some reason I cannot find the original email I sent to Randy with break-down so I ran new quote to get the pricing for the girls.

Both girls total cost for insurance is \$700.92 per month. Let me know if you need additional information. Thanks.

Hien Truong

Licensed Insurance Agent
CA License #0E99927

HealthMarkets Insurance AgencySM
Insphere Insurance Solutions, Inc.

Life | Health | Medicare | Long-Term Care

6215 Ferris Square Suite 125 ■ San Diego, CA 92121
Cell 858-205-3351 ■ Fax 888-972-3693
HTruong@HealthMarkets.com ■ www.HealthMarkets.com/HTruong

From: Helene [<mailto:helene@concordiahomes.cc>]
Sent: Monday, April 11, 2016 3:39 PM
To: 'Hien Truong' <htruong@healthmarkets.com>
Subject: Betty Hall

Hien,

What is the breakdown of Betty and her daughters' monthly rates for their individual coverage? CHCAL, Inc needs to reimburse Randy for his daughters' portion.

Helene

Confidentiality Notice: This email message may contain confidential or proprietary information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

HealthMarkets Insurance Agency is the d/b/a or assumed name of Insphere Insurance Solutions, Inc. which is licensed as an insurance agency in all 50 states and the District of Columbia. Not all agents are licensed to sell all products. Service and product availability may vary by state.

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HealthMarkets Insurance Agency is the d/b/a or assumed name of Insphere Insurance Solutions, Inc. which is licensed as an insurance agency in all 50 states and the District of Columbia. Not all agents are licensed to sell all products. Service and product availability may vary by state.

Affix
1RS
14.25

By this instrument dated April 7, 1959, for a valuable consideration,

MORRIS LEVY;
ALBERTINE FOX MULLIGAN, formerly known as ALBERTINE FOX, an unmarried woman,
VIRGINIA B. JONES, a married woman and SARA MILLAR, a married woman,

hereby GRANTS to:

CARL J. JENDRESEN and BERNICE E. JENDRESEN, husband and wife, as joint tenants, as to an undivided 1/2 interest,
and JAMES C. RAMELOW, a single man, as to an undivided one-half interest

The following described Real Property in the State of California, County of San Diego,

City of

The East Half of the Southwest Quarter, the Southeast Quarter of the Northwest Quarter, the Northwest Quarter of the Southwest Quarter, all in Section 21, Township 12 South Range 1 West, San Bernardino Meridian; ALSO the Northeast Quarter of the Southeast Quarter of Section 20 Township 12 South Range 1 West, San Bernardino Meridian, according to United States Government Survey approved December 7, 1900.

PARCELS 1 + 2

Morris Levy
Morris Levy
Albertine Fox Mulligan
Albertine Fox Mulligan
Virginia B. Jones
Virginia B. Jones
Sara Millar
Sara Millar

STATE OF CALIFORNIA
COUNTY OF

ss.

On before me, the undersigned, a Notary Public in and for said County and State, personally appeared

known to me to be the person, whose name subscribed to the within instrument, and acknowledged to me that executed the same.

WITNESS my hand and Official seal,

(Seal)

Notary Public of California, Commission issued for County

SPACE BELOW FOR RECORDERS USE

DOCUMENT NO. 90867
RECORDED REQUEST OF

Union Title Insurance Co.

MAY 8 1959 100 AM

BOOK 7645 PAGE 103

OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
ROGER N. HOWE, RECORDER

AFTER RECORDING MAIL TO

WELLS FARGO SAVINGS

San Diego

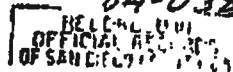
BRANCH

1001 F STREET, SAN DIEGO, CALIFORNIA

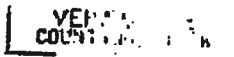
CC 740

84-038089

84-038089



1984 JAN 31 PM 1:28



RE	3
MG	1
UF	
TXPD	

1 RECORDING REQUESTED BY AND
2 WHEN RECORDED MAIL TO:

3 THACHER & HURST, Attorneys
4 Penne L. Thacher
5 P. O. Box 1644
6 El Cajon, CA 92022

7 MAIL TAX STATEMENTS TO:
8 James and Edith Ramelow
9 6552 Clara Lee Avenue
10 San Diego, CA 92120

Documentary Transfer Tax
\$-0- (Gratuitous -
"Grantor's Trust")
Penne L. Thacher
PENNE L. THACHER, Thacher
& Hurst, Attorneys

11 Fax Parcel No. 242-010-02

12 CORRECTING GRANT DEED

13 FOR A VALUABLE receipt of which is hereby acknowledge, JAMES CHARLES
14 RAMELOW and EDITH ELLEN RAMELOW, husband and wife, hereby grant to JAMES
15 CHARLES RAMELOW and EDITH ELLEN RAMELOW, as TRUSTEE, under DECLARATION OF
16 TRUST dated January 11, 1984, the following described real property located
17 in the County of San Diego, State of California and more particularly
18 described as follows:

19 An undivided one-half interest in and to the following described real
20 property recorded as book 7645, page 103, document number 90367 and
21 recorded on May 6, 1975:

22 The East Half of the Southwest Quarter, the Southeast Quarter of the
23 Northwest Quarter, the Northwest Quarter of the Southwest Quarter, all in
24 Section 21, Township 12 South, Range 1 West, San Bernardino Meridian; ALSO
25 the Northeast Quarter of the Southeast Quarter of Section 20 Township 12
26 South Range 1 West, San Bernardino Meridian, according to United States
27 Government Survey approved December 7, 1900.

28 This Correcting Grant Deed is being recorded to correct document #83-453167
to include the date of execution of the DECLARATION OF TRUST.

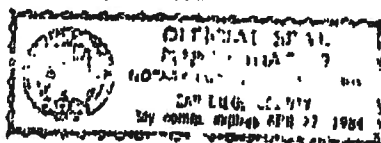
29 DATED: January 11, 1984

James Charles Ramelow
JAMES CHARLES RAMELOW

Edith Ellen Ramelow
EDITH ELLEN RAMELOW

30 STATE OF CALIFORNIA)
31) ss.
32 COUNTY OF SAN DIEGO)

33 On January 11, 1984, before me, the undersigned, a Notary
34 Public in and for said State, personally appeared JAMES CHARLES RAMELOW and
35 EDITH ELLEN RAMELOW, personally known to (or proved to be upon satisfactory
36 evidence) to me to be the persons whose names are subscribed to the within
37 instrument and acknowledged to me that they executed same. WITNESS my hand
38 and official seal.



Penne L. Thacher
NOTARY PUBLIC in and for said
County and State

RECORDING REQUESTED BY
 RECORDING REQUESTED BY
 TITLE INSURANCE COMPANY OF CALIFORNIA
 AND WHEN RECORDED MAIL TO

1857 88 404198

FILED IN
 OFFICIAL RECORDS
 OF SAN DIEGO COUNTY, CA.
 1988 SEP 15 AM 11:20
 VERA L LYLE
 COUNTY RECORDER

Mr. Michael M. Preston
 Property Management
 University of Southern California
 Owens Hall 103 University Park
 Los Angeles, CA 90089-0588

NAME THE STATEMENT TO
 SAME AS ABOVE

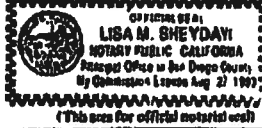
242-010-02

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

GD 884 MS THIS FORM FURNISHED BY TRUSTORS SECURITY SERVICE 101019

The undersigned Grantor (s) declare (s) under penalty of perjury that the following is true and correct:
 Documentary transfer tax is \$ 0
 () computed on full value of property conveyed, or
 () computed on full value less value of liens and encumbrances remaining at time of sale.
 () Unincorporated area: () City of _____ and
 WITHOUT CONSIDERATION, as a charitable gift,
 CARL J. JENSENSEN and BERNICE E. JENSENSEN, husband and wife, as
 joint tenants,
 hereby GRANT(S) to the UNIVERSITY OF SOUTHERN CALIFORNIA, a California nonprofit
 corporation with its principal place of business at Los Angeles,
 California, an undivided one-half (1/2) interest in
 the following described real property in the
 County of San Diego, State of California:
 The East Half of the Southwest Quarter, the Southeast
 Quarter of the Northwest Quarter, the Northwest Quarter of
 the Southwest Quarter, all in Section 21, Township 12 South
 Range 1 West, San Bernardino Meridian; ALSO the Northeast
 Quarter of the Southeast Quarter of Section 20 Township 12
 South Range 1 West, San Bernardino Meridian, according to
 United States Government Survey approved December 7, 1900.
 Filed for record by Deed Title
 County of California as an accommodation only. It
 is intended as to its execution or as
 to the title. 104382
 Dated April 2, 1986
 State of California
 County of Los Angeles
 On this the 2 day of April, 1986,
 before me,
 the undersigned Notary Public, personally appeared
 Carl J. Jensen and Bernice E. Jensen
 () personally known to me
 () proved to me on the basis of satisfactory evidence
 to be the person(s) whose names are subscribed to the
 within instrument, and acknowledged that they executed it
 as my hand and official seal.
 Laurie Collins Hager
 Notary's Signature
 Laurie Collins Hager
 Notary Public
 My Comm. Expires Aug 11, 1991
 Title Order No. _____ Escrow, Loan or Attorney File No. _____
 MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY TICOR TITLE INSURANCE COMPANY OF CALIFORNIA AND WHEN RECORDED MAIL TO VALLEY VIEW PARTNERSHIP 635 W. Mission Avenue Escondido, CA 92025 Attn: Joe C. Crowder MAIL TAX STATEMENTS TO Name: SAME AS ABOVE Street Address: City & State: 1171369-9	156 90 352343 RECORDED IN OFFICIAL RECORDS JUN 28 AM 11:55 VERA L. LYLE COUNTY CLERK <table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>RF</td><td>7</td></tr> <tr><td>AR</td><td>5</td></tr> <tr><td>MO</td><td>1</td></tr> <tr><td>UF</td><td>10</td></tr> <tr><td>OC</td><td>20</td></tr> <tr><td>TRPD</td><td>1630</td></tr> </table> SPACE ABOVE THIS LINE FOR RECORDER'S USE Individual Grant Deed THIS FORM FURNISHED BY TICOR TITLE (HEIDERS) AFNF The undersigned grantor(s) declare(s): Documentary transfer tax is \$ <u>1,650.00</u> ----- () computed on full value of property conveyed, or () computed on full value less value of liens and encumbrances remaining at time of sale. () Unincorporated area: () City of _____, and FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, JAMES CHARLES RAMELOW AND EDITH ELLEN RAMELOW, AS TRUSTEE UNDER DECLARATION OF TRUST DATED JANUARY 11, 1984, AS TO AN UNDIVIDED ONE HALF INTEREST AND THE UNIVERSITY OF SOUTHERN CALIFORNIA, A CALIFORNIA NONPROFIT CORPORATION, AS TO AN UNDIVIDED ONE-HALF INTEREST hereby GRANT(S) to VALLEY VIEW PARTNERSHIP, A CALIFORNIA GENERAL PARTNERSHIP the following described real property in the County of SAN DIEGO, State of California: SEE LEGAL DESCRIPTION ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF. 241-060-03 242-010-02 Dated: <u>JUNE 27, 1990</u> STATE OF CALIFORNIA COUNTY OF <u>SAN DIEGO</u> } ss. On <u>JUNE 27, 1990</u> before me, the undersigned, a Notary Public in and for said State, personally appeared <u>JAMES CHARLES RAMELOW</u> <u>EDITH ELLEN RAMELOW</u> personally known to me or proved to me on the basis of sat- isfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged that they executed the same. WITNESS my hand and official seal. Signature: <u>[Signature]</u> <u>[Signature]</u> JAMES CHARLES RAMELOW, Trustee <u>[Signature]</u> EDITH ELLEN RAMELOW, Trustee THE UNIVERSITY OF SOUTHERN CALIFORNIA, a California nonprofit corporation BY: <u>[Signature]</u> THOMAS H. MORAN AS: VICE PRESIDENT, BUSINESS AFFAIRS <u>[Signature]</u> JAMES B. HOLLAND, Asst. Secretary  LISA M. SHEVDAY NOTARY PUBLIC, CALIFORNIA Commission Expires Aug 27, 1991 (This area for official notarial work) Title Order No. <u>1171369</u> Escrow or Loan No. <u>85 49 207 - 835</u> MAIL TAX STATEMENTS AS DIRECTED ABOVE	RF	7	AR	5	MO	1	UF	10	OC	20	TRPD	1630
RF	7												
AR	5												
MO	1												
UF	10												
OC	20												
TRPD	1630												

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

CAT. NO. N990737
TO 1995 CA B-84
(Corporation)

157

TICOR TITLE INSURANCE

STATE OF CALIFORNIA
COUNTY OF Los Angeles

On June 22, 1990

before me, the undersigned, a Notary Public in and for

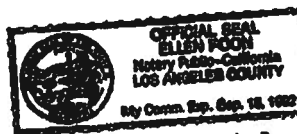
said State, personally appeared Thomas H. Moran

personally known to me or proved to me on the basis
of satisfactory evidence to be the person who executed
the within instrument as the Vice
President, and Janis R. McElenny

personally known to me or
proved to me on the basis of satisfactory evidence to be
the person who executed the within instrument as the
ASST. Secretary of the Corporation
that executed the within instrument and acknowledged
to me that such corporation executed the within instru-
ment pursuant to its by-laws or a resolution of its
board of directors.

WITNESS my hand and official seal.

Signature Ellen Poon



(This area for official notarial seal)

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

TICOR TITLE INSURANCE

LEGAL DESCRIPTION

158

THE LAND REFERRED TO HEREIN, IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 1A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.00 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°38'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 338.85 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 84.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 29.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 109.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY;

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TICOR TITLE INSURANCE

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THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'19", AN ARC DISTANCE OF 70.38 FEET; THENCE TANGENT TO SAID CURVE, NORTH 03°10'59" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 82°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 36°08'40", AN ARC DISTANCE OF 265.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°19'20" EAST, 198.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°48'08", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62°03'48", AN ARC DISTANCE OF 140.62 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°28'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'56", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.95 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°28'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST,



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100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $09^{\circ}08'08''$, AN ARC DISTANCE OF 86.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $29^{\circ}04'43''$ EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $13^{\circ}08'02''$, AN ARC DISTANCE OF 98.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $32^{\circ}12'48''$ EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ}05'42''$, AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ}52'57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ}58'05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ}03'08''$ EAST, 38.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ}16'38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $48^{\circ}19'48''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}24'38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ}28'21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ}28'23''$, AN ARC DISTANCE OF 199.65 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 589.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 2:

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

INITIAL
A.C.B.
J.E.A.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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RECORDED AT THE REQUEST OF
CHICAGO TITLE COMPANY
SUBDIVISION DEPT.

DOC # 2013-0166255



MAR 15, 2013 8:00 AM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
Ernest J. Dronenburg, Jr., COUNTY RECORDERFEES: 85.00 TAX: N.D.
OC: OC

PAGES: 21



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21
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UP
TT
RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
mail taxes to:
David Hymer, Esq.
McKenna Long & Aldridge LLP
600 West Broadway, Suite 2600
San Diego, CA 92101-3372

SPACE ABOVE THIS LINE FOR RECORDER'S USE

12201181-996-450

DOCUMENTARY TRANSFER TAX TO BE BY SEPARATE STATEMENT PURSUANT TO
CALIFORNIA REVENUE AND TAXATION CODE SECTION 11932

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Valley View Partnership, a California general partnership hereby GRANTS to EXETER 13162
DE, LLC, a Delaware limited liability company, the real property in the County of San Diego,
State of California, described as:

See Exhibit "A" attached hereto and incorporated herein.

Dated: March 5, 2013

Valley View Partnership,
a California general partnershipBy: BF Holdings, LLC,
a Montana limited liability companyBy: Daniel A. Kurz
Name: Daniel A. Kurz
Its: Managing Member

[signatures continued on to next page]

5508

By: Tri-K Holdings, LLC,
a Montana limited liability company

By: 
Name: Walter Kuhn
Its: Managing Member

By: 
Name: Daniel A. Kurz
Its: Managing Member

5509

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

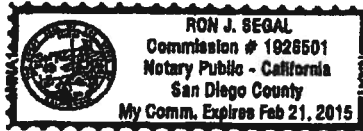
County of SAN DIEGOOn 3-11-13 before me, RON J. SEGAL, NOTARY PUBLIC

Here Insert Name and Title of the Officer

personally appeared DANIEL KURZ

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is 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: Ron J. Segal

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

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(s)

Signer's Name: _____

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

Signer is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

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

Signer is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
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MONTANA JURAT

State of Montana

County of Flathead

Subscribed and sworn to (or affirmed) before me on this 13th day of March, 2013 by
WALTER KUHN

Proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature Linda W. Meyers (Seal)

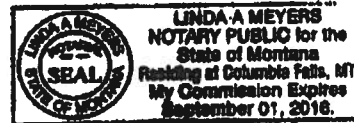


Exhibit "A"

5511

Legal Description

[Please see attached]

4834-5672-1683, v. 1

Order No.: 12201181-996-U50

LEGAL DESCRIPTION**5512**

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN BASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC

C:\TA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-U50

LEGAL DESCRIPTION

(continued)

5513

DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°

CT TA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-US0

LEGAL DESCRIPTION
(continued)**5514**

38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF

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LEGAL DESCRIPTION

(continued)

5515

CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FUTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

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LEGAL DESCRIPTION

(continued)

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AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE,

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LEGAL DESCRIPTION

(continued)

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CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE

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EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTERLINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, (C) TA Preliminary Report Form - Modified (11-17-06)

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LEGAL DESCRIPTION**5519**

(continued)

RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FUTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

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LEGAL DESCRIPTION

(continued)

5520**PARCEL 4B:**

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE

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NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE,

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(continued)

CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF

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SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 5A AND 5B ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 5 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO

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THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°

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26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°

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LEGAL DESCRIPTION**5526**

(continued)

59° 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

CTA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-U50

LEGAL DESCRIPTION

(continued)

5527

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

END OF LEGAL DESCRIPTION

C:\TA Preliminary Report Form - Modified (11-17-06)

Recording Requested by
First American Title

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:

10/1/15
15/1/15
UF
Safari Highlands Ranch, LLC
380 Stevens Avenue, Suite 307
Solana Beach, CA 92075
Attn: Don Underwood

DOC# 2015-0094140



Mar 02, 2015 08:00 AM

OFFICIAL RECORDS

Ernest J. Dronenburg, Jr.,

SAN DIEGO COUNTY RECORDER

FEES: \$78.00

PCOR: YES

Above Space for Recorder's Use

Tax Parcel Numbers: 240-270-33, 241-060-03,
242-010-02, 242-010-36, 242-010-37 and 242-010-38

The undersigned Grantor declares:

Documentary transfer tax is \$0 (This conveyance reflects a change in method of holding title to the realty and the proportion of ownership interest in the realty will remain the same immediately after the transfer. R&T Code Section 11925(d))

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, EXETER 13162 DE, LLC, a Delaware limited liability company, hereby grants to SAFARI HIGHLANDS RANCH, LLC, a Delaware limited liability company, the following described real property (the "Property") situated in the County of San Diego, State of California:

See Exhibit "A" attached hereto and incorporated herein by this reference.

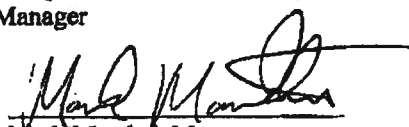
IN WITNESS WHEREOF, said company has caused its company name to be affixed hereto and this instrument to be executed by its duly authorized officer.

EXETER 13162 DE, LLC, a Delaware limited liability company

By: CH ADOBE, LLC, a Delaware limited liability company, its sole Member

By: M & M TECHNOLOGY, L.L.C.,
a Michigan limited liability company,
its Manager

This document is being recorded by First American Title Company as an accommodation only. It has not been examined as to execution or impact on title.

By: 
Mark Manthei, Manager

USW 804058603.1

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.

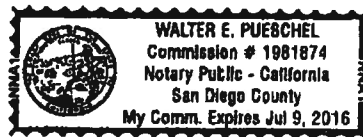
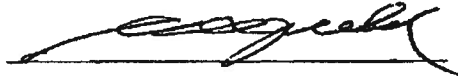
State of California)
County of San Diego)

On FEB 20 2015, before me, Walter E. Pueschel, a Notary Public, personally appeared MARK MANTHEI, 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



USW 804058603.1

EXHIBIT "A"

PROPERTY

PARCEL A:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOTS 1 TO 7 INCLUSIVE AND LOTS 9 TO 16 INCLUSIVE OF SECTION 16, TOWNSHIP 12

SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO U.S. GOVERNMENT SURVEY.

APN: 240-270-33

PARCEL B

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS

USW 804058603.1

EXHIBIT "A"

1

CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°

USW 804058603.1

EXHIBIT "A"

2

59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A:

AN BASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO

USW 804058603.1

EXHIBIT "A"

TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°

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13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°

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18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTERLINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A

DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE,

CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°

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EXHIBIT "A"
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01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BY NECESSARY, IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A

CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 5A AND 5B ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 5 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE

USW 804058603.1

EXHIBIT "A"
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EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°

08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

END OF LEGAL DESCRIPTION

By this instrument dated October 29, 1957, for a valuable consideration,

Affix
IRS
\$ 35.75

***** FRIEDA L. SCHELL, a widow *****

hereby GRANTS to B. CARL BOSSARD and DOROTHY BOSSARD, husband and wife as JOINT TENANTS

The following described Real Property in the State of California, County of San Diego,
Grant THE NORTHEAST QUARTER; NORTH HALF OF THE NORTHWEST QUARTER; NORTHWEST
QUARTER of SOUTHEAST QUARTER; EAST HALF of SOUTHWEST QUARTER of the
SOUTHEAST QUARTER; NORTHWEST QUARTER of SOUTHWEST QUARTER of SOUTHEAST
QUARTER, all in SECTION TWENTY-ONE, TOWNSHIP TWELVE SOUTH, RANGE ONE
WEST, SAN BERNARDINO MERIDIAN, in the COUNTY of SAN DIEGO, STATE OF
CALIFORNIA, according to United States Government Survey approved
DECEMBER 7, 1900.



PARCEL 3 + 4

Frieda L. Schell
Frieda L. Schell

STATE OF CALIFORNIA
COUNTY OF
San Diego

Witnessed by me, the undersigned, on this 29th day of October, 1957.

State person, if required
Frieda L. Schell

Witness my hand and official seal
this 29th day of October, 1957.

Fred H. J. [Signature]

AFTER RECORDING MAIL TO

Mr. B. Carl Bossard

1000 N. 1st Street

San Diego, California

SPACE BELOW FOR RECORDERS USE ONLY

DOCUMENT No. 196415
RECORDED AT REQUEST OF
Land Title Insurance Company

DEC 11 1957

at 9:00 A.M.
BOOK 6887 PAGE 589

ROGER D. HOWE, County Recorder
San Diego, California
By [Signature] Deputy

FILE/PAGE No. 236413
RECORDED REQUEST OF
TITLE INSURANCE & TRUST CO.
DEC 31 9:00 AM '64

157M

\$2.80

SERIES 5 BOOK 1984
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
A. S. GRAY, RECORDER

EXECUTOR'S DEED

Quintin Whelan, as Executor of the Will of Celio

Quisquis, deceased, for and in consideration of the sum of Eleven Thousand, One Hundred and Twenty Dollars (\$11,120.00) consisting of cash in the amount of Three Thousand, Two Hundred and Twenty-four and 80/100 Dollars (\$3,224.80), and the balance secured by a deed of trust, receipt of which is hereby acknowledged, does hereby grant and convey to Ernest H. Blake, a married man, as his sole and separate property, an undivided one-third interest in that certain real property in the County of San Diego, State of California, described as follows:

The Northeast Quarter of the Southeast Quarter of Section 21, and lots 12, 13, 14, and the West half of Lot 15, in Section 22, all in Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to the Official plat of said land filed in the District Land Office, March 11, 1901.

EXCEPTING THEREFROM those portions described as follows: The South 1020 feet of the West 3/4 of the South Half of the Southwest Quarter of Section 22 and the West 750 feet of that portion of the South Half of the Southwest Quarter of Section 22, lying Northerly of the South 1020 feet thereof.

This conveyance is subject to second installment General and Special County taxes for the fiscal year 1964-1965, rights, rights of way, easements, covenants, conditions and restrictions of record.

This deed is made pursuant to an order authorizing and directing such Executor to execute a deed of said property, which order was made pursuant to, and to carry into effect, an agreement to convey said property, dated September 31, 1963, executed by said decedent in his lifetime in favor of Ernest R. Blake, in the matter of the estate of said decedent in Case 77383, Probate, Superior Court of San Diego County, State of California.

nia, entered on December 29, 1964, a certified copy of which order is recorded concurrently herewith.

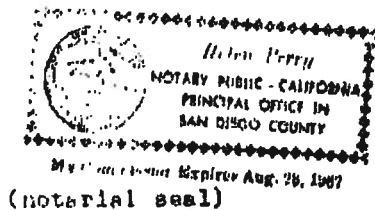
Dated: December 29, 1964.

Quintin H. Whelan
Quintin Whelan, as Executor of
the Last Will and Testament of
Celio Quisquis, deceased.

STATE OF CALIFORNIA :
COUNTY OF SAN DIEGO : ss.

On December 29th, 1964 before me, the undersigned, a Notary Public in and for said State, personally appeared Quintin Whelan, as Executor of the Will of Celio Quisquis, deceased, known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.



Helen Perry
Helen Perry, Notary Public in
and for said County and State

My commission expires:

August 28, 1967

A. S. GRAY, RECORDER

RECORDING REQUESTED BY

AND WHEN RECEIVED MAIL TO

Donald H. Blake et al
Box 560
Escondido, California

FILE/PAGE NO. 230420
RECORDED REFOUR
TITLE INSURANCE & TRUST CO.
DEC 31 9:00 AM '64
SERIES 5 BOOK 194
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
A. S. GRAY, RECORDER

\$2.00

SPACE ABOVE THIS LINE FOR RECORDER

AFTER I.R.S. § 36.85... IN THIS SPACE

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

RAY QUINONES, a single man, and FELIX S. QUIZQUIG, a married man, as his sole and separate property

hereby GRANTED to DONALD H. BLAKE and GLENDA BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest, EVERETT F. BLAKE and BESSA G. BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest, and EUGENE R. BLAKE and VIRGINIA L. BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest the following described real property in the County of San Diego, State of California.

The Northeast Quarter of the Southeast Quarter of Section 21, and Lots 12, 13, 14, and the West Half of Lot 15 in Section 22, all in Township 17 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to the Official plat of said land filed in the District Land Office, March 11, 1901.

EXCEPTING THEREFROM those portions described as follows: The South 1000 feet of the West 3/4 of the South Half of the Southwest Quarter of Section 22, and the West 750 feet of that portion of the South Half of the Northwest Quarter of Section 22, lying Northerly of the South 1020 feet thereof.

PTN PARCEL 3

Dated November 12, 1964

STATE OF CALIFORNIA
COUNTY OF San Diego

On November 21, 1964, before me, the undersigned a Notary Public in and for said State, personally appeared

Ray Quis Quis
Felix Quis Quis

known to me
and the person whose name is subscribed to the within instrument and acknowledged that they executed the same.
WITNESS my hand and official seal.

E. L. COOMBS

My Commission Expires Oct. 17, 1967

File Order No. 807392

Encom RECORDED No. 1630

RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO Ernest R. Blake Route 2, Box 560 Escondido, Calif.	FILE/PAGE No. 236426 RECEIVED REQUEST OF TITLE INSURANCE & TRUST CO. DEC 11 10:00 AM '64 SINCE 5 JULY 1964 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. S. GRAY, RECORDER \$2.00 SPACE ABOVE THIS LINE FOR RECORDER

APPROX. U.S. \$ **73.70** IN THIS SPACE

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

DONALD L. BLAKE and GLENDA BLAKE, his wife
EVERETT F. BLAKE and EMMA G. BLAKE, his wife
ERNEST R. BLAKE and VIRGINIA L. BLAKE, his wife

Grants TRANSFER to

WALTER HAROLD MARTIN, a married man,
as his separate property,

the following described real property in the

County of **SAN DIEGO**, State of California.

PARCEL 1: The Northeast Quarter of the Southeast Quarter and the North 375 feet of the East 660 feet of the Southeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey, approved on December 7, 1900.

PARCEL 2: Lot 12 and the North 375 feet of Lot 13, and the North 375 feet of the West 650 feet of Lot 14, and the East 575 feet of the West 1225 feet of Lot 14, all in Section 22, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey, approved on December 7, 1900.

PTN PARCEL 3

Dated **December 10, 1964**

STATE OF CALIFORNIA
COUNTY OF **SAN DIEGO**
December 22 1964

I, **Homer C. Wishek**, before me, the undersigned a Notary Public in and for said State, personally appeared **Ernest R. Blake and Virginia L. Blake**
Donald L. Blake and Glenda Blake
Everett F. Blake and Emma G. Blake,

known to me to be the person whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

Homer C. Wishek
HOMER C. WISHEK
My Commission Expires March 27, 1966
Name (Typed or Printed)

OFFICIAL SEAL
HOMER C. WISHEK
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY

File Date No. _____ Follow or Loan No. _____

TITLE ORDER NO. _____ ESCROW NO. _____ AFTER RECORDING MAIL TO <u>E. Blake</u> <u>P.O. Box 500</u> <u>Escondido, Calif.</u>	129373 FILE/PAGE NO. RECORDED REQUEST OF <u>Enter</u> AUG 9 1 36 PM '66 SERIES 7 BOOK 1966 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. E. GRAY, RECORDER \$2.00 SPACE ABOVE FOR RECORDER'S USE ONLY
GRANT DEED	
By this instrument dated <u>April 14, 1966</u> for a valuable consideration, I <u>Walter Harold Martin</u>, a married man, my separate property hereby GRANTS to <u>Ernest R. Blake</u> The following described Real Property in the State of California, County of San Diego.	
The Northeast Quarter of Section 17, T1N, R1E, S12E, of the 11th Principal Meridian, San Diego County, California, and thus portion of L. 11, and the North 37 1/2' of L. 11, in Section 27, Township 11 North, Range 1 East, San Bernardino Meridian, San Diego County of California, State of California, according to the Survey of Ernest R. Blake, approved on December 7, 1960, being Parcel 3 of the same parcelled with and 1.00 Joe Blakely from the West 1/4 of L. 11, and the East 1/4 of the Northeast Quarter of said Section 27. Know all men to whom these presents shall come, that the said Walter Harold Martin, the grantor herein, is a person of legal age and of sound mind and is a citizen of the State of California, and is the owner of the above described property in fee simple, and he hereby grants, sells, conveys and warrants the same unto the said Ernest R. Blake, the grantee herein, his heirs and assigns forever.	
PTN PARCEL 3	
STATE OF CALIFORNIA } COUNTY OF } ss. <u>San Diego</u> On <u>April 15, 1966</u> before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>Walter Harold Martin</u> known to me 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. WITNESS my hand and Official seal. (Seal) <u>Homer C. Wishek</u> Notary Public HOMER C. WISHEK My commission expires March 28, 1970	
MAIL TAX STATEMENT TO RETURN ADDRESS ABOVE	

RECORDING REQUESTED BY		FILE PAGE NO. 75-154439
MAIL TAX STATEMENT TO		BOOK 1975
B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103		RECORDED REQUEST OF ATTORNEY
WHEN RECORDED MAIL TO		JUN 18 3 22 PM '75
Name Special Address City State Zip	B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103	OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. MARLEY F. BLOOM RECORDER
ORDER NO.		\$3.00
ESCROW NO.		RECORDERS USE ONLY
GRANT DEED (INDIVIDUAL)		☒ NO TRANSFER TAX ☐ DOCUMENTARY TRANSFER TAX \$
		COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES REMAINING THEREON AT TIME OF SALE.
		Signature of declarant or agent determining tax: <u>Knowlton</u> Unincorporated Area _____ City of _____ ATTORNEY Tax Parcel No. <u>78000 282 010 25</u>

(FURNISHED BY COMMERCIAL STANDARD TITLE COMPANY)

B. CARL BOSSARD and DOROTHY BOSSARD

FOR A VALUABLE CONSIDERATION, do HEREBY GRANT TO

B. CARL BOSSARD, TRUSTEE UNDER DECLARATION OF
TRUST DATED APRIL 16, 1975

the real property in the County of San Diego, State of California, described as:

The Northeast Quarter; the North Half of the Northwest Quarter;
the Northwest Quarter of the Southeast Quarter; the East Half of
the Southwest Quarter of the Southeast Quarter; the Northwest
Quarter of the Southwest Quarter of the Southeast Quarter, all
in Section 21, Township 12 South, Range 1 West, San Bernardino
Meridian, according to United States Government Survey.

PARCELS 3 & 4

Dated: June 10, 1975

STATE OF CALIFORNIA } s.s.
COUNTY OF SAN DIEGO }
On June 10, 1975,
before me, the undersigned, a Notary Public in and for said
County and State, personally appeared
B. Carl Bossard and
Dorothy Bossard

known to me to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that
they executed the same.

WITNESS my hand and official seal.

Ramona L. Jenkins
Notary Public in and for said County and State.

B. Carl Bossard
B. Carl Bossard

Dorothy Bossard
Dorothy Bossard

Notary Seal
OFFICIAL SEAL
RAMONA L. JENKINS
NOTARY PUBLIC-CALIFORNIA
SAN DIEGO COUNTY
My Commission Expires Dec. 4, 1977
244 Grand St., La Mesa, CA. 92043

MAIL TAX STATEMENT AS DIRECTED ABOVE

RECORDING REQUESTED BY MAIL TAX STATEMENT TO 532 3. Carl Bossard 311 Hickory Street San Diego, CA. 92103 WHEN RECORDED MAIL TO Same as above	FILE/PAGE NO. 77-045660 BOOK 1977 RECORDED REQUEST OF GRANTOR FEB 7 10 23 AM '77 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. DUDMAN RECORDER
\$4.00	
ORDER NO. CYCLOW NO. GRANT DEED (INDIVIDUAL)	
The undersigned grantor(s) declare(s) : Documentary transfer tax is \$ <u>0.00</u> () Computed on full value of property conveyed, or () Computed on full value less value of liens and encumbrances remaining at time of sale. (X) Unincorporated area () City of _____ Tax Parcel No. <u>78000 242 010 25</u>	
TAX ROLL PARCEL NO. <u>78000 242 010 25</u> <i>P.C.B.</i> <i>D.B.</i>	
3. CARL BOSSARD and DOROTHY BOSSARD, husband and wife	
FOR A VALUABLE CONSIDERATION, HEREBY GRANT TO 3. CARL BOSSARD, TR STEE UNDER DECLARATION OF TRUST DATED APRIL 16, 1975	
the real property in the County of <u>San Diego</u> State of California, described as: See attached legal description	
Dated: <u>2-7-77</u> STATE OF CALIFORNIA COUNTY OF <u>SAN DIEGO</u> FEB 07 1977 On _____, 19____, before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>B. Carl Bossard and</u> <u>Dorothy Bossard</u> known to me to be the person, <u>E</u> whose name <u>BOSSARD</u> subscribed to the within instrument and acknowledged that <u>THEY</u> executed the same. WITNESS my hand and official seal. <u>R. E. HONEY</u> Notary Public in and for said County and State	
MAIL TAX STATEMENT AS DIRECTED ABOVE	

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DESCRIPTION

The Northeast Quarter; the North Half of the Northwest Quarter; the Northwest Quarter of the Southeast Quarter; the East Half of the Southwest Quarter of the Southeast Quarter; the Northwest Quarter of the Southwest Quarter of the Southeast Quarter, all in Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey.

Also that portion of Section 21, lying West and North of the property described as follows:

Beginning at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 1135.44 feet to the Northwestern corner of land described under Parcel 2 of Deed to Jean West Spencer and Edith Helen Spencer Brady, recorded August 8, 1967 as Instrument No. 117344; thence along the Northerly line thereof North 58° 48' 40" East 433.41 feet to the TRUE POINT OF BEGINNING; thence continuing along said Northerly line, North 81° 16' 50" East 136.85 feet; North 26° 44' 50" East 48.58 feet; South 89° 18' 50" East 122.36 feet; South 73° 10' 10" East 155.72 feet; North 70° 47' 40" East 304.50 feet; and North 78° 39' 20" East 100.84 feet to the most Westerly corner of Parcel 1 of said Spencer's land; thence along the boundary thereof as follows: North 41° 45' 40" East 130.95 feet; North 65° 44' 00" East 215.72 feet; South 70° 31' 20" East 277.30 feet; and South 80° 38' 20" East 585.37 feet; thence North 2° 58' 20" East 1100.23 feet; thence North 88° 02' 30" West 957.00 feet; thence North 88° 18' 30" West 1324.00 feet; thence South 3° 57' 16" West 731.54 feet; thence South 2° 22' 10" West 570.28 feet to a line which bears North 89° 56' 50" West from the TRUE POINT OF BEGINNING; thence South 89° 56' 50" East 360.64 feet to the TRUE POINT OF BEGINNING.

 NO
45660
2

COUNTY OF SAN DIEGO, State of CALIFORNIA,
On 13 day of April, 1977,
before me, the undersigned, a Notary Public in and for said
County and State, personally appeared

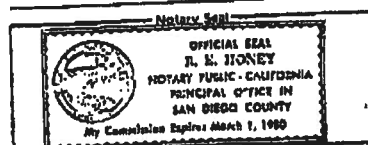
Dorothy Bossard

known to me to be the person J. A. R. S. whose name J. A. R. S.
subscribed to the within instrument and acknowledged that
THEY executed the same.

WITNESS my hand and official seal.

Notary Public in and for said County and State, J. E. HONEY

Dorothy Bossard



MAIL TAX STATEMENT AS DIRECTED ABOVE

RECORDING REQUESTED BY Jack and Joan Aldridge 499 So. Escondido Blvd. Escondido, California 92025 AND WHEN RECORDED MAIL TO NAME Jack and Joan Aldridge ADDRESS 499 So. Escondido Blvd. CITY & STATE Escondido, California 92025 MAIL TAX STATEMENTS TO NAME Jack and Joan Aldridge ADDRESS 499 So. Escondido Blvd. CITY & STATE Escondido, California 92025	SURVEY MONUMENT PRESERVATION USER FEE \$10.00	FILE/PAGE NO. 75-524806 BOOK 1878 RECORDED REQUEST OF STEWART TITLE COMPANY DEC 6 12 58 PM '78 OFFICIAL RECORDS RECORDED SAN DIEGO COUNTY, CALIF. \$9.00 SPACE ABOVE THIS LINE FOR RECORDER'S USE Documentary transfer tax \$ 169.40 TRANSFER TAX PAID ☒ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. Calif. First Bank <i>[Signature]</i> Signature of declarant or agent determining tax - firm name ☒ Unincorporated area ☐ City of _____

Grant Deed 242-010-37

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
 San Diego Trust and Savings Bank as Trustee for Carl and Dorothy Bossard
 Trust No. 1-4088-00-8

hereby GRANT(S) to
Aldridge
Jack and Joan Aldridge, husband and wife as joint tenants

the following described real property in the
 county of **San Diego**, state of California:

The North Half of the Northwest Quarter, Section 21, Township 12 South,
 Range 1 West, San Bernardino Meridian, according to United States
 Government Survey as more particularly described in Exhibit A attached.

1 PARCEL 4

Dated Dec 9, 1977

STATE OF CALIFORNIA }
 COUNTY OF San Diego } SS.

San Diego Trust and Savings Bank
 As Trustee for Carl and Dorothy
 Bossard Trust No. 1-4088-00-8
 by: *[Signature]*
 by: *[Signature]*

(Corporation)
 STATE OF CALIFORNIA }
 COUNTY OF SAN DIEGO } SS.
 On December 4, 1977 before me, the undersigned, a Notary Public in and for said
 State, personally appeared W. E. Happe
 known to me to be the ASST Vice President, and PARLINE Y. HAYAR
 known to me to be the ASST Secretary
 of the corporation that executed the within instrument,
 known to me to be the person who signed the within
 instrument on behalf of the corporation, and acknowledged
 and acknowledged to me the execution of the within
 instrument pursuant to its by-laws or a resolution of
 its board of directors.
 WITNESS my hand and official seal.

Signature *[Signature]*

San Diego
Bank

STAMP

NO 524806

OFFICIAL SEAL
LUCILLE C. BOYD
 NOTARY PUBLIC - CALIFORNIA
 Principal Office, San Diego Co., Calif.
 My Commission Exp. Jan. 8, 1981

(This area for official notarial seal)

219

LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59", a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

STATE OF CALIFORNIA		SS.
COUNTY OF <u>SAN DIEGO</u>		
On <u>December 4, 1977</u>		before me, the undersigned, a Notary Public in and for said
State, personally appeared <u>W. R. Harper</u>		
known to me to be the <u>ASST Vice</u>		President, and <u>PAULINE J. NAYNE</u>
known to me to be the <u>ASST</u>		Secretary
of the corporation that executed the within instrument, known to me to be the persons who signed the within instrument on behalf of the corporation, and acknowledged to me that such negotiation and the within instrument pursuant to the laws or a resolution of its board of directors.		
WITNESS my hand and official seal.		
Signature <u>Lucille C. Boyd</u>		
(This area for official notarial seal)		

No 524806

220

LEGAL DESCRIPTION CONTINUED
Order No. 18734
Page 2

(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 18 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North $82^{\circ}08'32''$ West (Record North $82^{\circ}06'00''$ West) a distance of 690.40 feet; thence leaving said centerline North $07^{\circ}51'28''$ East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

No. 524806

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO
On December 9, 1977 before me, the undersigned, a Notary Public in and for said State, personally appeared W. R. Happe known to me to be the President of the San Diego known to me to be the Secretary of the corporation that caused this instrument, known to me to be the San Diego and acknowledged to me that they executed the within instrument for the purposes and consideration therein expressed.

WITNESS my hand and seal this 9th day of December, 1977.

W. R. Happe
President, and Phyllis J. Hatter
Secretary

LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego, California
My Commission Expires 12/31/1980

28-524806

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LEGAL DESCRIPTION

Order No. 18734

Page 3

(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
 thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
 the beginning of a tangent 350 foot radius curve, concave Southeasterly;
 thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
 of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
 48.22 feet to the beginning of a tangent 300 foot radius curve,
 concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
 curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
 300 foot radius curve, concave Southeasterly; thence along said curve
 through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
 tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
 of a tangent 400 foot radius curve; concave Northwesterly; thence
 along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
 131.77 feet; thence tangent to said curve North $35^{\circ}45'20''$ East 70.16
 feet to the beginning of a tangent 600 foot radius curve, concave
 Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
 an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
 radius curve, concave Westerly; thence along said curve through an
 angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
 said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
 tangent 150 foot radius curve, concave Easterly; thence along said
 curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
 thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
 beginning of a tangent 150 foot radius curve, concave Northwesterly;
 thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
 of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
 feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
 thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
 of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
 feet to the beginning of a tangent 200 foot radius curve, concave
 Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
 an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
 radius curve, concave Southeasterly; thence tangent to said curve
 North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
 foot radius curve, concave Northwesterly; thence along said curve
 through an angle of $22^{\circ}19'50''$ an arc distance of 116.62 feet; thence
 tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
 of a tangent 400 foot radius curve concave Southeasterly; thence along
 said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
 feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
 to the beginning of a tangent 1200 foot radius curve, concave Northerly;
 thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Con' - uel

NO 524806

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

On December 4, 1977

State, personally appeared

known to me to be the

known to me to be

of the corporation that executed the within instrument,

known to me to be the person who executed the within

instrument on behalf of the corporation, and

acknowledged to me that each of them executed the

within instrument pursuant to the duties or a resolution of

its board of directors.

WITNESS my hand and official seal.

Signature

SS.

before me, the undersigned, a Notary Public in and for said

State, personally appeared

known to me to be the

known to me to be

of the corporation that executed the within instrument,

known to me to be the person who executed the within

instrument on behalf of the corporation, and

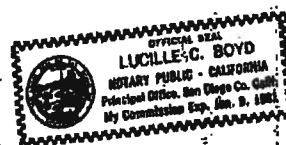
acknowledged to me that each of them executed the

within instrument pursuant to the duties or a resolution of

its board of directors.

WITNESS my hand and official seal.

Signature



(This space for official record only)

LEGAL DESCRIPTION CONTINUED

Order No. 18734

Page 4

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of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°15'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

Continued

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO SS.
On December 4, 1987 before me, the undersigned, a Notary Public in and for said
State, personally appeared W. E. Hoppa President, and PAULINE J. HATAG
known to me to be the ASST Vice Secretary
known to me to be the ASST Secretary
of the corporation that executed the within instrument,
known to me to be the person who signed the within
instrument on behalf of the corporation that executed and
acknowledged to me that such corporation and the
within instrument purporting to be the laws or a resolution of
its board of directors.
WITNESS my hand and official seal.

Signature Lucille C. Boyd

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co. Calif.
My Commission Exp. Jan. 8, 1991

No 524806

LEGAL DESCRIPTION CONTINUED

Order No. 18738

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(Parcel 5, continued)

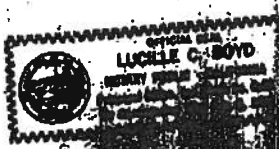
an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 398.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

No 524806

STATE OF CALIFORNIA		SS.
COUNTY OF <u>SAN DIEGO</u>		
On <u>December 4, 1927</u>		before me, the undersigned, a Notary Public in and for said
State, personally appeared <u>W. E. HARRIS</u>		
Known to me to be the <u>President</u>		and <u>MARLINE J. HARRIS</u>
known to me to be the <u>Secretary</u>		
of the corporation that executed the within instrument,		
known to me to be the person who signed the within		
instrument on behalf of the corporation, and		
acknowledged to me that he executed the within		
instrument as the <u>President</u> of the corporation of		
the board of directors		
WITHIN AND UNDER SEAL		
		

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LEGAL DESCRIPTION
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Page 6

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North 67°15'20" East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North 2°22'10" East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of 40°37'50" for a distance of 141.82 feet.

maf
4-18-78

No 524806

(Corporation)

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

SS.

On December 4, 1977

before me, the undersigned, a Notary Public in and for said

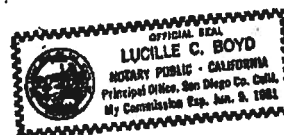
State, personally appeared W. E. Hoppaknown to me to be the ASST VicePresident, and PAULINE J. HARRIS

known to me to be the ASST Secretary of the corporation that executed the within instrument, known to me to be the person who executed the within instrument on behalf of the corporation, and acknowledged to me that said corporation executed the within instrument pursuant to its laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature Lucille C. BoydSan Diego
Bank

R STAMP



(This area for official recorded stamp)

3

RECORDING REQUESTED BY
Joe Aldridge
499 So. Escondido Blvd.
Escondido, California 92025

FILE/PAGE NO. 78-524808
BOOK 1978
RECORDED REQUEST OF
STEWART TITLE COMPANY
DEC 6 12 58 PM '78
OFFICIAL RECORDS
RECORDED
SAN DIEGO COUNTY, CALIF.

AND WHEN RECORDED MAIL TO
NAME Joe Aldridge
ADDRESS 499 So. Escondido Blvd.
CITY & STATE Escondido, California 92025

SURVEY
MONUMENT
PRESERVATION
USER FEE
\$10.00

MAIL TAX STATEMENTS TO
NAME Joe Aldridge
ADDRESS 499 So. Escondido Blvd.
CITY & STATE Escondido, California 92025

SPACE ABOVE THIS LINE FOR RECORDER'S USE
Documentary transfer tax \$ 257.95
☒ Computed on full value of property conveyed, or
☐ Computed on full value less liens & encumbrances
remaining thereon at time of sale.
Calif. First Bank
Signature of declarant or agent determining tax - firm name
☒ Unincorporated area ☐ City of

TRANSFER TAX PAID
SAN DIEGO COUNTY RECORDER
\$9.00

Grant Deed

242-010-36

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
San Diego Trust and Savings Bank as Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8
hereby GRANT(S) to

Joe Aldridge, a single man

the following described real property in the
county of San Diego, state of California:

The North Half of the Northeast Quarter and the Southeast Quarter of the
Northeast Quarter and the Northeast Quarter of the Southeast Quarter in
Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meri-
dian as more particularly described in Exhibit "A" attached.

PARCEL 3

Dated Dec. 4, 1978

San Diego Trust and Savings Bank
As Trustee for Carl and Dorothy
Bossard Trust No. 1-4088-00-8

By *[Signature]* A.V.2
by *[Signature]* Trustee

STATE OF CALIFORNIA
COUNTY OF San Diego } ss.

On _____ before me, the under-
signed, a Notary Public in and for said County and State, personally
appeared _____

known to me
to be the person whose name subscribed to the within
instrument and acknowledged that _____ executed the same.

Signature of Notary

FOR NOTARY SEAL OR STAMP

NO. 524808

Title Order No. _____

Encrow No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

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LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northeast Quarter and the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

EXCEPTING that portion lying Southerly of the location and prolongation of the North line of land described in Quitclaim deed to Ernest R. Blake, et ux, recorded November 9, 1971 as File No. 259728 of Official Records.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

(Corporation)

STATE OF CALIFORNIA

COUNTY OF San DiegoOn December 4, 1978

State, personally appeared

known to me to be the

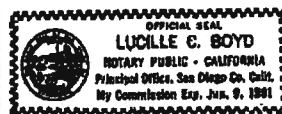
known to me to be

Secretary of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature

[Signature]



(This area for official notepad and)

No. 524808

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LEGAL DESCRIPTION CONTINUED

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Page 2

(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS known to me to be the ASST. VICE PRESIDENT and PAULINA J. HARRIS known to me to be the SECRETARY of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co. Calif.
My Commission Exp. Jan. 6, 1981

No. 524808

(This area for official notarial seal)

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(Parcel 5, continued)

curve through an angle of $43^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly;
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.22 feet to the beginning of a tangent 300 foot radius curve,
concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwesterly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwesterly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwesterly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Continued

(Corporation) **234** SS.

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said
State, personally appeared W. E. HERRA
known to me to be the ASST. VICE President, and DOLORES J. HATON
known to me to be the ASST. Secretary
of the corporation that executed the within instrument,
known to me to be the persons who executed the within
instrument on behalf of the corporation therein named, and
acknowledged to me that such corporation executed the
within instrument pursuant to its by-laws or a resolution of
its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co., Calif.
My Commission Exp. Jan. 6, 1981

(This area for official notarial seal)

N9-524808

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of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve; concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

Continued

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. Happa
known to me to be the ASST. VICE President, and PAULINE J. HATTA
known to me to be the ASST Secretary
of the corporation that executed the within instrument.
known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.
WITNESS my hand and official seal.

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NOTARY PUBLIC - CALIFORNIA
LUCILLE C. BOYD
Principal Office, San Diego Co. Calif.
My Commission Exp. July 9, 1981

(This area for official notarial stamp)

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LEGAL DESCRIPTION CONTINUED
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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

(Corporation) **P. 239**

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS President, and WILLIAM J. HARRIS Secretary known to me to be the ASST. MGR. of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

San Diego Bank

STAMP

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co., Calif.
My Commission Exp. Jan. 9, 1981

(This area for official notarial proof)

No 524808

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Page 6

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North 67°15'20" East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North 2°22'10" East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of 40°57'50" for a distance of 141.82 feet.

maf
4-18-78

No 524808

(Corporation)

STATE OF CALIFORNIA

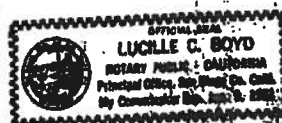
COUNTY OF San Diego

On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS

known to me to be the ASST. MGR. President, and ROSELINE T. HARRIS

known to me to be the ASST. Secretary of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and the official seal.



1983. RECORDING REQUESTED BY UNION LAND TITLE COMPANY AND WHEN RECORDED MAIL TO NAME Joe S. Aldridge ADDRESS Route 1, Box 725 S CITY & STATE Escondido, California 92025 MAIL TAX STATEMENTS TO NAME Joe S. Aldridge ADDRESS Route 1, Box 725 S CITY & STATE Escondido, California 92025	FILE/TAPE NO. 79-257288 BOOK 1979 RECORDED REQUEST OF UNION LAND TITLE COMPANY JUN 21 8:00 AM '79 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. RECORDER SPACE ABOVE THIS LINE FOR RECORDER'S USE Documentary transfer tax \$ <u>none</u> ☐ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. <i>Robert M. Doan</i> Signature of declarant or agent determining tax - born DEAN ☒ Unincorporated area City of _____ PARCEL No. 242-010-37

Grant Deed

THIS FORM FURNISHED BY CALIFORNIA LAND TITLE COMPANY OF SAN DIEGO

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Jack Aldridge and Joan Aldridge, husband and wife as joint tenants

hereby GRANT(S) to
Joe S. Aldridge, a single man

the following described real property in the
 county of **San Diego**, state of California:

**The North Half of the Northwest Quarter, Section 21, Township 12 South,
 Range 1 West, San Bernardino Meridian, according to United States
 Government Survey as more particularly described in Exhibit A attached.**

PARCEL 4

Dated June 18, 1979

STATE OF CALIFORNIA } SS. COUNTY OF San Diego On <u>June 18, 1979</u> before me, the under- signed, a Notary Public in and for said County and State, personally appeared Jack Aldridge and Joan Aldridge known to me to be the person <u>SS.</u> whose name <u>SS.</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. <i>Robert M. Doan</i> Signature of Notary ROBERT M. DOAN Name (Typed or Printed) of Notary	<i>Jack Aldridge</i> Jack Aldridge <i>Joan Aldridge</i> Joan Aldridge

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
ROBERT M. DOAN
 NOTARY PUBLIC
 SAN DIEGO
 My Commission Expires **79-257288**

Title Order No. _____ Partition No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

EXHIBIT "A"

PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South $79^{\circ}47'42''$ West 273.33 feet; thence North $82^{\circ}56'55''$ West 168.23 feet; thence North $48^{\circ}56'02''$ West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of $22^{\circ}00'00''$ a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of $41^{\circ}40'00''$ a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of $86^{\circ}15'00''$, a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of $29^{\circ}45'00''$ a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of $30^{\circ}49'20''$, a distance of 188.28 feet; thence tangent to said curve, South $24^{\circ}04'38''$ West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of $93^{\circ}53'59''$ a distance of 81.94 feet; thence South $69^{\circ}49'21''$ East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of $129^{\circ}53'14''$ a distance of 204.03 feet; thence tangent to said curve, South $60^{\circ}03'53''$ West 345.76 feet; thence South $46^{\circ}07'51''$ West to the South line of said Section 21.

Continued

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The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'12" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

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(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly;
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.22 feet to the beginning of a tangent 300 foot radius curve,
concave Northwestarly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwestarly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.02 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwestarly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwestarly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $35^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Continued

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Page 4

of 31.71 feet; thence tangent to said curve North $76^{\circ}47'30''$ East 88.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of $08^{\circ}19'30''$ an arc distance of 174.36 feet; thence tangent to said curve North $68^{\circ}28'00''$ East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of $29^{\circ}31'33''$ an arc distance of 153.16 feet; thence tangent to said curve South $82^{\circ}00'27''$ East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of $35^{\circ}59'43''$ an arc distance of 251.29 feet; thence tangent to said curve North $61^{\circ}50'50''$ East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of $08^{\circ}48'06''$ an arc distance of 138.26 feet; thence tangent to said curve North $53^{\circ}11'44''$ East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of $48^{\circ}16'41''$ an arc distance of 50.56 feet; thence tangent to said curve South $78^{\circ}31'35''$ East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of $62^{\circ}03'48''$ an arc distance of 140.82 feet; thence tangent to said curve North $39^{\circ}24'37''$ East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of $19^{\circ}01'40''$ an arc distance of 61.44 feet; thence tangent to said curve North $58^{\circ}26'17''$ East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of $33^{\circ}07'58''$ an arc distance of 231.31 feet; thence tangent to said curve North $25^{\circ}18'10''$ East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of $37^{\circ}15'09''$ an arc distance of 71.52 feet; thence tangent to said curve North $62^{\circ}33'28''$ East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of $12^{\circ}55'07''$ an arc distance of 173.61 feet; thence tangent to said curve North $49^{\circ}38'21''$ East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of $20^{\circ}27'30''$ an arc distance of 185.67 feet; thence tangent to said curve North $29^{\circ}10'51''$ East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of $09^{\circ}06'08''$ an arc distance of 66.72 feet; thence tangent to said curve North $20^{\circ}04'43''$ East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of $13^{\circ}08'02''$

Continued

79-257288

(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North $33^{\circ}12'45''$ East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of $34^{\circ}05'42''$ an arc distance of 80.26 feet; thence tangent to said curve North $00^{\circ}52'57''$ West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Westerly; thence along said curve through an angle of $14^{\circ}56'05''$ an arc distance of 78.20 feet; thence tangent to said curve North $14^{\circ}03'08''$ East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Westerly; thence along said curve through an angle of $31^{\circ}16'38''$ an arc distance of 98.26 feet; thence tangent to said curve North $45^{\circ}19'46''$ East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of $08^{\circ}24'38''$ an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of $02^{\circ}29'21''$ an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of $11^{\circ}26'23''$ an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears $S98.07^{\circ}$ West 71.67 feet along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

79-25728 6

RECORDING REQUESTED BY 995 TICOR TITLE INSURANCE CO.		The Undersigned Declares: 1. The Grantee was the foreclosing beneficiary. 2. The amount of the unpaid debt and costs was \$256,737.09. 3. The amount paid by the Grantee was \$256,737.09. 4. Said property is in the unincorporated area of San Diego County. 5. Documentary Transfer Tax is -0-. SAN DIEGO TRUST & SAVINGS BANK BY: <u>Barbara Villalobos</u> Barbara Villalobos, Ass't Secy.
AND WHEN RECORDED MAIL TO Name SAN DIEGO TRUST & SAVINGS BANK Street Address P.O. BOX X-1013 City & State SAN DIEGO, CA. 92112 ATT. BARBARATHOMPSON		SPACE ABOVE THIS LINE FOR RECORDER'S USE DOCUMENTARY TRANSFER TAX \$..... SEE ABOVE COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, ...OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE Signature of Declarant or Agent determining tax. Firm Name
HAVE TAX STATEMENTS TO Name SAME AS ABOVE Street Address City & State Tax Parcel No. 242-100-36 and 242-010-37		

APN 242-010-3737

Trustee's Deed Upon Sale

T.O. No. F-573

This Indenture, made February 14, 1985 between San Diego Trust & Savings Bank a California corporation, as the duly appointed Trustee under the hereinafter mentioned Deed of Trust (herein called TRUSTEE), and

---SAN DIEGO TRUST & SAVINGS BANK, AS TRUSTEE FOR CARL AND DOROTHY BOSSARD TRUST NO. 1-4088-00-8 (herein called GRANTEE)

Witnesseth:

Whereas, ---JOE ALDRIDGE, A SINGLE MAN ---

by Deed of Trust dated July 17, 1978 and recorded December 6, 1978
 in book 1978 at page 78-524809 of Official Records in the office of the county recorder of
 San Diego County, California
 did grant and convey to San Diego Trust & Savings Bank, as Trustee
 upon the Trusts therein expressed, the property hereinafter described to secure,
 among other obligations, payment of a certain promissory note and interest, according to the terms
 thereof; other sums of money advanced, and interest thereon; and

This instrument filed for record by Ticor Title Insurance Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title.

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and

Whereas, on April 23, 1984 the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on April 24, 1984, in the office of the county recorder of said county, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book ---, page 84-148100, of Official Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the Unincorporated area of County of San Diego, state of California, and fixing the time and place of sale as February 13, 1985, at 10:00 o'clock a.m. of said day, in the lobby of the County Courthouse at 220 W. Broadway, San Diego, California,

PARCEL 3

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:

In one public place in the said city of San Diego, wherein said property was to be sold, to wit: Bulletin Board in Main Corridor on the first floor of the County Courthouse at 220 W. Broadway, San Diego, California also one in a conspicuous place on the prop-

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MAIL TAX STATEMENTS AS DIRECTED ABOVE.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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city to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being October 18, 1984 and October 25th & November 1, 1984

Whereas, copies of said recorded Notice of Default and of said Notice of Sales were mailed, served or published in accordance with Section 2924b of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 256,737.09 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does, by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situated in the Unincorporated area in the County of San Diego ~~county~~, state of California, described as follows:

The North half of the northeast quarter and the southeast quarter of the northeast quarter and the northeast quarter of the southeast quarter in Section 21, Township 12 South, range 1 west, San Bernardino Base and Meridian and as more particularly described in Exhibit "A" attached hereto and made a part hereof consisting of six (6) pages.

In Witness Whereof, said San Diego Trust & Savings Bank Trustee, has this day caused its corporate name and seal to be hereunto affixed by its Assistant assistant Secretary, thereunto duly authorized by resolution of its Board of Directors.

STATE OF CALIFORNIA,
COUNTY OF San Diego

On February 14, 1985 before me, the undersigned, a Notary Public in and for said State, personally appeared Barbara Villalobos, personally known to me to be a ~~PERSON~~

~~known to me to be a~~ Assistant Secretary of San Diego Trust & Savings Bank the Corporation that executed the within instrument as Trustee, known to me to be the person who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same as Trustee.

WITNESS my hand and official seal.

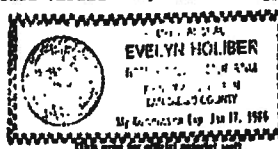
[Signature]
NOTARY PUBLIC IN AND FOR SAID STATE

SAN DIEGO TRUST & SAVINGS BANK

BY

~~XXXXXXXXXX~~

By Barbara Villalobos, Ass't Secretary



Instrument No.	
Title Order No.	
T.D.F. No.	
Recorded at the request of:	
When recorded mail to:	
TRUSTEE'S DEED UPON SALE	

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northeast Quarter and the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

EXCEPTING that portion lying Southerly of the location and prolongation of the North line of land described in Quitclaim deed to Ernest R. Blake, et ux, recorded November 9, 1971 as File No. 259728 of Official Records.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.90 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION CONTINUED

Order No. 18734

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(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the west line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4 lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave easterly; thence along said

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION
Order No. 15734
Page 3

(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly,
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.27 feet to the beginning of a tangent 300 foot radius curve,
concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.30 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwesterly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.90 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.15 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwesterly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwesterly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}50'50''$ an arc distance

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION CONTINUED
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 1000

of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'17" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION CONTINUED

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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°35'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwestery; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeastery; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwestery; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 foot East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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85-054320

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OFFICIAL RECORDS
SAN DIEGO COUNTY

1985 FEB 19 AM 10:39

VERA L. LYLE
COUNTY RECORDER

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North $67^{\circ}15'20''$ East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North $2^{\circ}22'10''$ East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of $40^{\circ}37'50''$ for a distance of 141.82 feet.

maF
4-18-78

RF 10
AR 8
TLR 18
UP 10
TXPD

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

RECORDING REQUESTED BY
WESTLAND TITLE COMPANY
AND WHEN RECORDED MAIL TO

Name San Diego Trust & Savings Bank
Street Address P.O. Box K-1013
City & State San Diego, Cal. 92112
Att. Barbara Thompson

U. 282

86-040742

RECORDED IN
OFFICE OF SAN DIEGO COUNTY, CA.
1986 JAN 31 AM 8:00

APRIL TAX STATEMENTS TO
same as above

Tax Parcel No. 242-010-37

25625-T

The undersigned declares:
1. The grantee was the foreclosing beneficiary.
2. The amount of the unpaid debt and costs was \$151,977.50.
3. The amount paid by the grantee was \$151,977.50.
4. Said property is in an unincorporated area in San Diego County.
5. Documentary transfer tax is -0-.

SAN DIEGO TRUST & SAVINGS BANK

Signature of Alan K. Dickmann, Vice President

SPACES ABOVE THIS LINE FOR RECORDER'S USE

DOCUMENTARY TRANSFER TAX \$.....
.....COMPUTED ON FULL VALUE OF PROPERTY CONVEYED,
OR COMPUTED ON FULL VALUE LESS LIENS AND
ENCUMBRANCES REMAINING AT TIME OF SALE.

Signature of [Name] Recorder

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

Trustee's Deed Upon Sale

This Indenture, made January 27, 1986, between San Diego Trust & Savings Bank a California corporation, as the duly appointed Trustee under the hereinbefore mentioned Deed of Trust (herein called TRUSTEE), and
---SAN DIEGO TRUST & SAVINGS BANK, AS TRUSTEE FOR THE CARL AND DOROTHY BOSSARD TRUST NO. 1-40088-00-8 (herein called GRANTEE)

Witnesseth:

Whereas, ---JACK ALDRIDGE AND JOAN ALDRIDGE, A MARRIED COUPLE ---

by Deed of Trust dated July 17, 1978 and recorded December 6, 1978
in book 1978 at page 78-524807 of Official Records in the office of the county recorder of
San Diego County, California
did grant and convey to San Diego Trust & Savings Bank, as Trustee
upon the Trusts therein expressed, the property hereinafter described to secure,
among other obligations, payment of a certain promissory note and interest, according to the terms thereof, other sums of money advanced, and interest thereon; and

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to; to which reference is hereby made; and

Whereas, on September 9, 1985 the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on September 12, 1985 in the office of the county recorder of said county, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book ---, page 85-335515, of Official Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the Unincorporated area of San Diego, County of San Diego, state of California, and fixing the time and place of sale as January 24, 1986, at 10:00 o'clock A.M. of said day, in the lobby of the office of at the front steps of the County Courthouse at 220 W. Broadway, San Diego, California,

PARCEL 4

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:
In one public place in the said city of San Diego, wherein said property was to be sold, to wit: Bulletin Board in the Main Corridor on the first floor of the County Courthouse at 220 W. Broadway, San Diego California
also one in a conspicuous place on the prop-

MAIL TAX STATEMENTS AS DIRECTED ABOVE.

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ery) to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being December 27, 1985; and January 3rd and 10th, 1986

Whereas, copies of said recorded Notice of Default and of said Notice of Sale were mailed, served or published in accordance with Section 2924h of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 151,977.50 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does, by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situate in the Unincorporated area of San Diego County of San Diego, state of California, described as follows:

The North half of the Northwest Quarter: Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey and as more fully described in Exhibit "A" attached hereto and made a part of consisting of six (6) pages.

In Witness Whereof, said San Diego Trust & Savings Bank, as Trustee, has this day caused its corporate name and seal to be hereunto affixed by its Vice President and, Secretary, hereunto duly authorized by resolution of its Board of Directors.

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO } ss.

On January 27, 1986, before me, the undersigned, a Notary Public in and for said State, personally appeared Relen K. Diekmann known to me to be Vice President and

known to me to be Secretary of the Corporation that executed the within instrument as Trustee, known to me to be the persons who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same as Trustee.

WITNESS my hand and official seal.

NOTARY PUBLIC IN AND FOR SAID STATE

SAN DIEGO TRUST & SAVINGS BANK

By Relen K. Diekmann
RELEN K. DIEKMANN, VICE PRESIDENT

By



OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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Instrument No.		TRUSTEE'S DEED UPON SALE
Title Order No.		
T.M.E. No.		
Recorded at the request of:		
When recorded mail to:		

LEGAL DESCRIPTION
ORDER NO. 25625-T

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PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeastly; thence Northwestly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwestly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwestly and Southwestly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwestly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwestly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'01" West 294.00 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeastly; thence Southwestly and Southeastly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeastly and Southwestly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION
ORDER NO. 25625-T

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The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

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curve through an angle of 42°26'37" an arc distance of 259.27 feet thence tangent to said curve North 50°18'05" East 282.75 feet to the beginning of a tangent 350 foot radius curve, concave Southeasterly; thence along said curve through an angle of 23°17'45" an arc distance of 142.32 feet; thence tangent to said curve North 73°35'50" East 48.22 feet to the beginning of a tangent 500 foot radius curve, concave Northwesterly; thence along said curve through said angle of 37°48'00" an arc distance of 197.92 feet; thence tangent to said curve North 35°47'50" East 103.80 feet to the beginning of a tangent 300 foot radius curve, concave Southeasterly; thence along said curve through an angle of 18°54'00" an arc distance of 98.96 feet; thence tangent to said curve North 54°41'50" East 336.95 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 18°52'30" an arc distance of 131.77 feet; thence tangent to said curve North 35°49'20" East 70.16 feet to the beginning of a tangent 600 foot radius curve, concave Southeasterly; thence along said curve through an angle of 05°13'30" an arc distance of 54.72 feet; thence tangent to said curve North 41°02'50" East 108.99 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 32°38'05" an arc distance of 113.92 feet; thence tangent to said curve North 08°24'45" East 28.45 feet to the beginning of a tangent 150 foot radius curve, concave Easterly; thence along said curve through an angle of 41°18'25" an arc distance of 108.14 feet; thence tangent to said curve North 49°43'10" East 62.98 feet to the beginning of a tangent 150 foot radius curve, concave Northwesterly; thence along said curve through an angle of 26°23'10" an arc distance of 69.08 feet; thence tangent to said curve North 23°20'00" East 40.38 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 20°09'10" an arc distance of 70.39 feet; thence tangent to said curve North 03°10'50" East 42.39 feet to the beginning of a tangent 200 foot radius curve, concave Easterly; thence along said curve through an angle of 06°59'20" an arc distance of 24.40 feet; thence tangent to said curve North 10°10'10" East 116.03 feet to the beginning of a tangent 200 foot radius curve, concave Southeasterly; thence tangent to said curve North 62°31'30" East 67.89 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of 22°19'50" an arc distance of 116.92 feet; thence tangent to said curve North 40°11'40" East 292.25 feet to the beginning of a tangent 400 foot radius curve concave Southeasterly; thence along said curve through an angle of 38°06'40" an arc distance of 266.06 feet; thence tangent to said curve North 78°18'20" East 196.26 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 01°30'50" an arc distance

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31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 53°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of

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13°08'02" an arc distance of 96.28 feet; thence tangent to said curve North 33°12'43" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 54°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'27" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 43°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement then and only then, become void, as the need for said easement will be longer necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION
ORDER NO. 25625-T

289

and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along said the West line thereof 708.61 feet; thence North $67^{\circ}15'20''$ East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North $2^{\circ}22'10''$ East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of $40^{\circ}37'50''$ for a distance of 141.82 feet.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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RECORDING REQUESTED BY

DEED TITLE INSURANCE COMPANY OF CALIFORNIA

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME
STREET ADDRESS
CITY, STATE ZIP

Valley View Partnership
635 West Mission Avenue
Escondido, CA 92025

RF 13
AR 11
MG 1
UF 10-
OC ✓
TXPD 550.00

87-692205
RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CA.
1987 DEC 17 AM 8:00
VERA C. LYLE
COUNTY RECORDER

Title Order No. 1151870 Escrow No. 6-4963-M

This space for Recorder's use

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)
TAX PARCEL NO. 242-010-36 and 242-010-37

DOCUMENTARY TRANSFER TAX is \$550.00

☒ computed on full value of property conveyed, or☐ computed on full value less value of liens or encumbrances remaining at time of sale☒ Unincorporated Area ☐ City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SAN DIEGO TRUST & SAVINGS BANK, as Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8

hereby GRANT(S) to

VALLEY VIEW PARTNERSHIP, a general partnership, composed of Joe C. Crowder,
Marshall Braverman and Harvey Lobelson

the following described real property in the unincorporated area
county of San Diego, state of California:

The North Half of the Northeast Quarter and the Southeast Quarter of the
Northeast Quarter and the Northeast Quarter of the Southeast Quarter in
Section 21, Township 12 South, Range 1 West, San Bernardino Meridian and

The North Half of the Northwest Quarter of Section 21, Township 12 South,
Range 1 West, San Bernardino Meridian, in the County of San Diego, State
of California, AS MORE FULLY DESCRIBED IN THE ATTACHED DESCRIPTION MARKED
EXHIBIT "A" COMPRISED OF 5 PAGES AND BY THIS REFERENCE MADE A PART HEREOF.

PARCELS 3 + 4

Dated November 30, 1987

SAN DIEGO TRUST & SAVINGS BANK, as
Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8

By: *Christine Henderson*
Christine Henderson, Vice President
By: *Barbara A. Thompson*
Barbara A. Thompson, Ass't. Secretary

STATE OF CALIFORNIA
COUNTY OF _____ } ss.

On this _____ day of _____, in the year _____
before me, the undersigned, a Notary Public in and for said County and
State, personally appeared _____

personally known to me (or proved to me on the basis of satisfactory evi-
dence) to be the person whose name is subscribed to this instrument, and
acknowledged that he (she or they) executed it.

Signature _____
Notary Public in and for said County and State

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City & State

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA C. LYLE, RECORDER

OFFICIAL RECORDS, SAN DIEGO COUNTY VERA L. LYLE, RECORDER

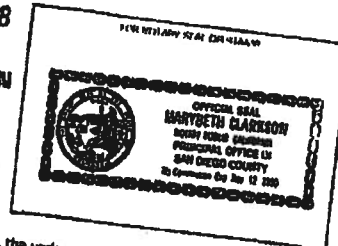
San Diego Trust & Savings Bank

vv. 728

NOTARY ACKNOWLEDGEMENT / CORPORATION

STATE OF CALIFORNIA
COUNTY OF

San Diego



On the 8th day of December, in the year 1987, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Christine Henderson and Barbara A. Thompson personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) who executed the within instrument as Vice President and Ass't. Secretary or on behalf of the corporation therein named and acknowledged to me that the corporation executed it.

Marybeth Clarkson
Notary Public

MS 48-REV 2/83

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THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL A:**PARCEL A-1:**

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

RESERVING AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTHERLY 60 FEET OF THE WESTERLY 40 FEET THEREOF.

PARCEL A-2:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°58'55" WEST, 188.23 FEET; THENCE NORTH 48°56'01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 183.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°48'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°33'59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY

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ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $128^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $60^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $46^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 33 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL A-2, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL A-3:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH $82^{\circ}08'32''$ WEST (RECORD NORTH $82^{\circ}08'00''$ WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH $07^{\circ}51'28''$ EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $42^{\circ}28'37''$ AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH $50^{\circ}18'05''$ EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $23^{\circ}17'45''$ AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $73^{\circ}35'50''$ EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}48'00''$, AN ARC DISTANCE OF 187.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $35^{\circ}47'50''$ EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}54'00''$, AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH $54^{\circ}41'50''$ EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}52'30''$, AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE,

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NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'48" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.88 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 118.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°28'00" EAST, 89.87 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.18 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°18'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 82°03'48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'18" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN

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ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.87 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°06'08", AN ARC DISTANCE OF 68.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'08", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 588.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL A-4:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

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COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184800 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL B:**PARCEL B-1:**

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL B-2:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH $79^{\circ}47'42''$ WEST, 273.33 FEET; THENCE NORTH $82^{\circ}58'55''$ WEST, 168.23 FEET; THENCE NORTH $48^{\circ}58'01''$ WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $22^{\circ}00'00''$, A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 800.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $41^{\circ}40'00''$, A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $88^{\circ}15'00''$, A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 316.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $28^{\circ}46'00''$, A DISTANCE OF 183.58 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $30^{\circ}49'20''$, A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $24^{\circ}04'38''$ WEST, 284.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $93^{\circ}53'59''$, A DISTANCE OF 81.94 FEET; THENCE SOUTH $88^{\circ}49'21''$ EAST, 186.82 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $128^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $60^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $48^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL B-2, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL B-3:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'08", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 338.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200

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FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°23'10", AN ARC DISTANCE OF 89.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.75 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 196.28 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°18'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62°03'48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'08", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.89 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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SAID CURVE, NORTH 49°38'21" EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°08'08", AN ARC DISTANCE OF 68.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 86.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°18'38", AN ARC DISTANCE OF 88.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 82.83 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL B-4:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET,

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MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80
FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE,
HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF
SAN DIEGO COUNTY OFFICIAL RECORDS.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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Affix
1RS
14.25

By this instrument dated April 7, 1959, for a valuable consideration,

MORRIS LEVY;
ALBERTINE FOX MULLIGAN, formerly known as ALBERTINE FOX, an unmarried woman,
VIRGINIA B. JONES, a married woman and SARA MILLAR, a married woman,

hereby GRANTS to:

CARL J. JENDRESEN and BERNICE E. JENDRESEN, husband and wife, as joint tenants, as to an undivided 1/2 interest,
and JAMES C. RAMELOW, a single man, as to an undivided one-half interest

The following described Real Property in the State of California, County of San Diego,

City of

The East Half of the Southwest Quarter, the Southeast Quarter of the Northwest Quarter, the Northwest Quarter of the Southwest Quarter, all in Section 31, Township 12 South Range 1 West, San Bernardino Meridian; ALSO the Northeast Quarter of the Southeast Quarter of Section 20 Township 12 South Range 1 West, San Bernardino Meridian, according to United States Government Survey approved December 7, 1900.

PARCELS 1 + 2

Morris Levy
Morris Levy
Albertine Fox Mulligan
Albertine Fox Mulligan
Virginia B. Jones
Virginia B. Jones
Sara Millar
Sara Millar

STATE OF CALIFORNIA
COUNTY OF

ss.

On before me, the undersigned, a Notary Public in and for said County and State, personally appeared

known to me to be the person, whose name subscribed to the within instrument, and acknowledged to me that executed the same.

WITNESS my hand and Official seal,

(Seal)

Notary Public of California, Commission issued for County

SPACE BELOW FOR RECORDERS USE

DOCUMENT NO. 90867
RECORDED REQUEST OF

Union Title Insurance Co.

MAY 8 1959 100 AM

BOOK 7645 PAGE 103

OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
ROGER N. HOWE, RECORDER

AFTER RECORDING MAIL TO

WELLS FARGO SAVINGS

San Diego

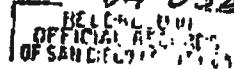
BRANCH

1001 F STREET, SAN DIEGO, CALIFORNIA

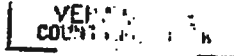
CC 740

84-038089

84-038089



1984 JAN 31 PM 1:28



RE	3
MG	1
UF	
TXPD	

1 RECORDING REQUESTED BY AND
2 WHEN RECORDED MAIL TO:

3 THACHER & HURST, Attorneys
4 Penne L. Thacher
5 P. O. Box 1644
6 El Cajon, CA 92022

7 MAIL TAX STATEMENTS TO:
8 James and Edith Ramelow
9 6552 Clara Lee Avenue
10 San Diego, CA 92120

Documentary Transfer Tax
\$-0- (Gratuitous -
"Grantor's Trust")

Penne L. Thacher
PENNE L. THACHER, Thacher
& Hurst, Attorneys

11 Fax Parcel No. 242-010-02

12 CORRECTING GRANT DEED

13 FOR A VALUABLE receipt of which is hereby acknowledge, JAMES CHARLES
14 RAMELOW and EDITH ELLEN RAMELOW, husband and wife, hereby grant to JAMES
15 CHARLES RAMELOW and EDITH ELLEN RAMELOW, as TRUSTEE, under DECLARATION OF
16 TRUST dated January 11, 1984, the following described real property located
17 in the County of San Diego, State of California and more particularly
18 described as follows:

19 An undivided one-half interest in and to the following described real
20 property recorded as book 7645, page 103, document number 90367 and
21 recorded on May 6, 1975:

22 The East Half of the Southwest Quarter, the Southeast Quarter of the
23 Northwest Quarter, the Northwest Quarter of the Southwest Quarter, all in
24 Section 21, Township 12 South, Range 1 West, San Bernardino Meridian; ALSO
25 the Northeast Quarter of the Southeast Quarter of Section 20 Township 12
26 South Range 1 West, San Bernardino Meridian, according to United States
27 Government Survey approved December 7, 1900.

28 This Correcting Grant Deed is being recorded to correct document #83-453167
to include the date of execution of the DECLARATION OF TRUST.

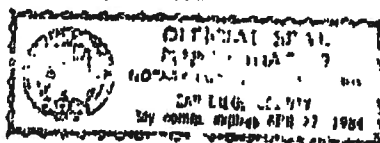
29 DATED: January 11, 1984

James Charles Ramelow
JAMES CHARLES RAMELOW

Edith Ellen Ramelow
EDITH ELLEN RAMELOW

30 STATE OF CALIFORNIA)
31) ss.
32 COUNTY OF SAN DIEGO)

33 On January 11, 1984, before me, the undersigned, a Notary
34 Public in and for said State, personally appeared JAMES CHARLES RAMELOW and
35 EDITH ELLEN RAMELOW, personally known to (or proved to be upon satisfactory
36 evidence) to me to be the persons whose names are subscribed to the within
37 instrument and acknowledged to me that they executed same. WITNESS my hand
38 and official seal.



Penne L. Thacher
NOTARY PUBLIC in and for said
County and State

RECORDING REQUESTED BY
 RECORDING REQUESTED BY
 TITLE INSURANCE COMPANY OF CALIFORNIA
 AND WHEN RECORDED MAIL TO

1857 88 404198

FILED IN
 OFFICIAL RECORDS
 OF SAN DIEGO COUNTY, CA.
 1988 SEP 15 AM 11:20
 VERA L LYLE
 COUNTY RECORDER

Mr. Michael M. Preston
 Property Management
 University of Southern California
 Owens Hall 103 University Park
 Los Angeles, CA 90089-0588

NAME THE STATEMENTS TO
 SAME AS ABOVE

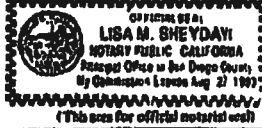
242-010-02

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

GD 884 MS THIS FORM FURNISHED BY TRUSTORS SECURITY SERVICE 101019

The undersigned Grantor (s) declare (s) under penalty of perjury that the following is true and correct:
 Documentary transfer tax is \$ 0
 () computed on full value of property conveyed, or
 () computed on full value less value of liens and encumbrances remaining at time of sale.
 () Unincorporated area: () City of _____ and
 WITHOUT CONSIDERATION, as a charitable gift,
 CARL J. JENSENSEN and BERNICE E. JENSENSEN, husband and wife, as
 joint tenants,
 hereby GRANT(S) to the UNIVERSITY OF SOUTHERN CALIFORNIA, a California nonprofit
 corporation with its principal place of business at Los Angeles,
 California, an undivided one-half (1/2) interest in
 the following described real property in the
 County of San Diego, State of California:
 The East Half of the Southwest Quarter, the Southeast
 Quarter of the Northwest Quarter, the Northwest Quarter of
 the Southwest Quarter, all in Section 21, Township 12 South
 Range 1 West, San Bernardino Meridian; ALSO the Northeast
 Quarter of the Southeast Quarter of Section 20 Township 12
 South Range 1 West, San Bernardino Meridian, according to
 United States Government Survey approved December 7, 1900.
 Filed for record by Deed Title
 County of California as an accommodation only. It
 is intended as to its execution or as
 to the title. 104382
 Dated April 2, 1986
 State of California
 County of Los Angeles
 On this the 2 day of April, 1986,
 before me,
 the undersigned Notary Public, personally appeared
 Carl J. Jensen and Bernice E. Jensen
 () personally known to me
 (X) proved to me on the basis of satisfactory evidence
 to be the persons whose names are subscribed to the
 within instrument, and acknowledged that they executed it
 as witnesses my hand and official seal.
 Laurie Collins Hager
 Notary's Signature
 Laurie Collins Hager
 Notary Public
 My Comm. Expires Aug 11, 1991
 Title Order No. _____ Escrow, Loan or Attorney File No. _____
 MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY TICOR TITLE INSURANCE COMPANY OF CALIFORNIA AND WHEN RECORDED MAIL TO VALLEY VIEW PARTNERSHIP 635 W. Mission Avenue Escondido, CA 92025 Attn: Joe C. Crowder MAIL TAX STATEMENTS TO NAME: SAME AS ABOVE CITY & STATE: 1171369-9	156 90 352343 RECORDED IN OFFICIAL RECORDS JUN 28 AM 11:55 VERA L. LYLE COUNTY CLERK <table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>RF</td><td>7</td></tr> <tr><td>AR</td><td>5</td></tr> <tr><td>MO</td><td>1</td></tr> <tr><td>UF</td><td>10</td></tr> <tr><td>OC</td><td>20</td></tr> <tr><td>TRPD</td><td>1630</td></tr> </table> SPACE ABOVE THIS LINE FOR RECORDER'S USE Individual Grant Deed THIS FORM FURNISHED BY TICOR TITLE INSURANCE AFNF	RF	7	AR	5	MO	1	UF	10	OC	20	TRPD	1630
RF	7												
AR	5												
MO	1												
UF	10												
OC	20												
TRPD	1630												
The undersigned grantor(s) declare(s): Documentary transfer tax is \$ <u>1,650.00</u> ----- (XXX) computed on full value of property conveyed, or () computed on full value less value of liens and encumbrances remaining at time of sale. (XXX) Unincorporated area: () City of _____, and FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, JAMES CHARLES RAMELOW AND EDITH ELLEN RAMELOW, AS TRUSTEE UNDER DECLARATION OF TRUST DATED JANUARY 11, 1984, AS TO AN UNDIVIDED ONE HALF INTEREST AND THE UNIVERSITY OF SOUTHERN CALIFORNIA, A CALIFORNIA NONPROFIT CORPORATION, AS TO AN UNDIVIDED ONE-HALF INTEREST hereby GRANT(S) to VALLEY VIEW PARTNERSHIP, A CALIFORNIA GENERAL PARTNERSHIP the following described real property in the County of SAN DIEGO, State of California: SEE LEGAL DESCRIPTION ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF. 241-060-03 242-010-02 Dated: <u>JUNE 27, 1990</u> STATE OF CALIFORNIA COUNTY OF <u>SAN DIEGO</u> } ss. On <u>JUNE 27, 1990</u> before me, the undersigned, a Notary Public in and for said State, personally appeared <u>JAMES CHARLES RAMELOW</u> <u>EDITH ELLEN RAMELOW</u> personally known to me or proved to me on the basis of sat- isfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged that they executed the same. WITNESS my hand and official seal. Signature: <u>[Signature]</u> <u>[Signature]</u> JAMES CHARLES RAMELOW, Trustee <u>[Signature]</u> EDITH ELLEN RAMELOW, Trustee THE UNIVERSITY OF SOUTHERN CALIFORNIA, a California nonprofit corporation BY: <u>[Signature]</u> THOMAS H. MORAN AS: VICE PRESIDENT, BUSINESS AFFAIRS <u>[Signature]</u> JAMES B. HOLLAND, Asst. Secretary  LISA M. SHEVDAY NOTARY PUBLIC, CALIFORNIA Commission Expires Aug 27, 1991 Title Order No. <u>1171369</u> Escrow or Loan No. <u>85 49 207 - 835</u> MAIL TAX STATEMENTS AS DIRECTED ABOVE													

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

CAT. NO. N990737
TO 1995 CA B-841
(Corporation)

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TICOR TITLE INSURANCE

STATE OF CALIFORNIA
COUNTY OF Los Angeles

On June 22, 1990

before me, the undersigned, a Notary Public in and for

said State, personally appeared Thomas H. Moran

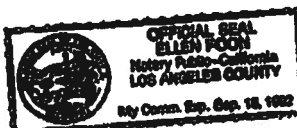
personally known to me or proved to me on the basis
of satisfactory evidence to be the person who executed
the within instrument as the Vice
President, and Janis R. McElenny

personally known to me or
proved to me on the basis of satisfactory evidence to be
the person who executed the within instrument as the
ASST. Secretary of the Corporation

that executed the within instrument and acknowledged
to me that such corporation executed the within instru-
ment pursuant to its by-laws or a resolution of its
board of directors.

WITNESS my hand and official seal.

Signature Ellen Poon



(This area for official notarial seal)

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

TICOR TITLE INSURANCE

LEGAL DESCRIPTION

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THE LAND REFERRED TO HEREIN, IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 1A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.00 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°38'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 338.85 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 84.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 29.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 109.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY;

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THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'19", AN ARC DISTANCE OF 70.38 FEET; THENCE TANGENT TO SAID CURVE, NORTH 03°10'59" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 82°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 36°08'40", AN ARC DISTANCE OF 265.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°19'20" EAST, 198.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°48'08", AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62°03'48", AN ARC DISTANCE OF 140.62 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°28'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'56", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.95 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°28'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST,



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100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $09^{\circ}08'08''$, AN ARC DISTANCE OF 86.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $29^{\circ}04'43''$ EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $13^{\circ}08'02''$, AN ARC DISTANCE OF 98.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $32^{\circ}12'48''$ EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ}05'42''$, AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ}52'57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ}58'05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ}03'08''$ EAST, 38.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ}16'38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $48^{\circ}19'48''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}24'38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ}28'21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ}28'23''$, AN ARC DISTANCE OF 199.65 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 589.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 2:

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

INITIAL
A.C.B.
J.E.A.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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RECORDED AT THE REQUEST OF
CHICAGO TITLE COMPANY
SUBDIVISION DEPT.

DOC # 2013-0166255



MAR 15, 2013 8:00 AM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
Ernest J. Dronenburg, Jr., COUNTY RECORDERFEES: 85.00 TAX: N.D.
OC: OC

PAGES: 21



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21
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TT
RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
mail taxes to:
David Hymer, Esq.
McKenna Long & Aldridge LLP
600 West Broadway, Suite 2600
San Diego, CA 92101-3372

SPACE ABOVE THIS LINE FOR RECORDER'S USE

12201181-996-450

DOCUMENTARY TRANSFER TAX TO BE BY SEPARATE STATEMENT PURSUANT TO
CALIFORNIA REVENUE AND TAXATION CODE SECTION 11932

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Valley View Partnership, a California general partnership hereby GRANTS to EXETER 13162
DE, LLC, a Delaware limited liability company, the real property in the County of San Diego,
State of California, described as:

See Exhibit "A" attached hereto and incorporated herein.

Dated: March 5, 2013

Valley View Partnership,
a California general partnershipBy: BF Holdings, LLC,
a Montana limited liability companyBy: Daniel A. Kurz
Name: Daniel A. Kurz
Its: Managing Member

[signatures continued on to next page]

5508

By: Tri-K Holdings, LLC,
a Montana limited liability company

By: 
Name: Walter Kuhn
Its: Managing Member

By: 
Name: Daniel A. Kurz
Its: Managing Member

5509

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

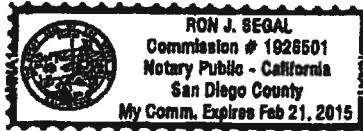
County of SAN DIEGOOn 3-11-13 before me, RON J. SEGAL, NOTARY PUBLIC

Here Insert Name and Title of the Officer

personally appeared DANIEL KURZ

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity(ies), and that by his 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: Ron J. Segal

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

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(s)

Signer's Name: _____

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

Signer is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

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

Signer is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
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MONTANA JURAT

State of Montana

County of Flathead

Subscribed and sworn to (or affirmed) before me on this 13th day of March, 2013 by
WALTER KUHN

Proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature Linda A. Meyers (Seal)

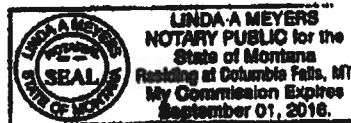


Exhibit "A"

5511

Legal Description

[Please see attached]

4834-5672-1683, v. 1

Order No.: 12201181-996-U50

LEGAL DESCRIPTION**5512**

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN BASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC

C:\TA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-U50

LEGAL DESCRIPTION

(continued)

5513

DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°

CT TA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-US0

LEGAL DESCRIPTION
(continued)**5514**

38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF

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LEGAL DESCRIPTION

(continued)

5515

CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FUTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

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LEGAL DESCRIPTION

(continued)

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AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE,

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LEGAL DESCRIPTION

(continued)

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CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE

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EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTERLINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, (C) TA Preliminary Report Form - Modified (11-17-06)

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LEGAL DESCRIPTION**5519**

(continued)

RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FUTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

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LEGAL DESCRIPTION

(continued)

5520**PARCEL 4B:**

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE

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NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE,

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(continued)

CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF

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SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 5A AND 5B ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 5 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO

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THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°

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26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°

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LEGAL DESCRIPTION**5526**

(continued)

59° 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

CITTA Preliminary Report Form - Modified (11-17-06)

Order No.: 12201181-996-U50

LEGAL DESCRIPTION

(continued)

5527

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

END OF LEGAL DESCRIPTION

C:\TA Preliminary Report Form - Modified (11-17-06)

Recording Requested by
First American Title

DOC# 2015-0094140

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:

10/1/15
15/1/15
UF
Safari Highlands Ranch, LLC
380 Stevens Avenue, Suite 307
Solana Beach, CA 92075
Attn: Don Underwood

Mar 02, 2015 08:00 AM
OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.,
SAN DIEGO COUNTY RECORDER
FEES: \$78.00
PCOR: YES

Above Space for Recorder's Use

Tax Parcel Numbers: 240-270-33, 241-060-03,
242-010-02, 242-010-36, 242-010-37 and 242-010-38

The undersigned Grantor declares: 

Documentary transfer tax is \$0 (This conveyance reflects a change in method of holding title to the realty and the proportion of ownership interest in the realty will remain the same immediately after the transfer. R&T Code Section 11925(d))

GRANT DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, EXETER 13162 DE, LLC, a Delaware limited liability company, hereby grants to SAFARI HIGHLANDS RANCH, LLC, a Delaware limited liability company, the following described real property (the "Property") situated in the County of San Diego, State of California:

See Exhibit "A" attached hereto and incorporated herein by this reference.

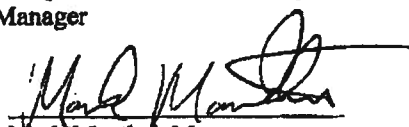
IN WITNESS WHEREOF, said company has caused its company name to be affixed hereto and this instrument to be executed by its duly authorized officer.

EXETER 13162 DE, LLC, a Delaware limited liability company

By: CH ADOBE, LLC, a Delaware limited liability company, its sole Member

By: M & M TECHNOLOGY, L.L.C.,
a Michigan limited liability company,
its Manager

This document is being recorded by First American Title Company as an accommodation only. It has not been examined as to execution or impact on title.

By: 
Mark Manthei, Manager

USW 804058603.1

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.

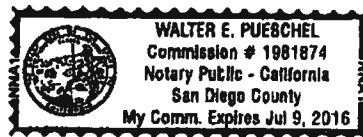
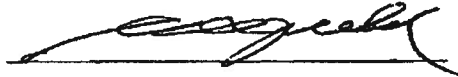
State of California)
County of San Diego)

On FEB 20 2015, before me, Walter E. Pueschel, a Notary Public, personally appeared MARK MANTHEI, 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



USW 804058603.1

EXHIBIT "A"

PROPERTY

PARCEL A:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOTS 1 TO 7 INCLUSIVE AND LOTS 9 TO 16 INCLUSIVE OF SECTION 16, TOWNSHIP 12

SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO U.S. GOVERNMENT SURVEY.

APN: 240-270-33

PARCEL B

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS

USW 804058603.1

EXHIBIT "A"

1

CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°

USW 804058603.1

EXHIBIT "A"

2

59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A:

AN BASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO

USW 804058603.1

EXHIBIT "A"

TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°

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13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°

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18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTERLINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A

DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE,

CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°

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01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BY NECESSARY, IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A

CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 5A AND 5B ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 5 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

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EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE

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EXHIBIT "A"
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EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°

08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

END OF LEGAL DESCRIPTION

By this instrument dated October 29, 1957, for a valuable consideration,

Affix
IRS
\$ 35.75

***** FRIEDA L. SCHELL, a widow *****

hereby GRANTS to B. CARL BOSSARD and DOROTHY BOSSARD, husband and wife as JOINT TENANTS

The following described Real Property in the State of California, County of San Diego,
Grant THE NORTHEAST QUARTER; NORTH HALF OF THE NORTHWEST QUARTER; NORTHWEST
QUARTER of SOUTHEAST QUARTER; EAST HALF of SOUTHWEST QUARTER of the
SOUTHEAST QUARTER; NORTHWEST QUARTER of SOUTHWEST QUARTER of SOUTHEAST
QUARTER, all in SECTION TWENTY-ONE, TOWNSHIP TWELVE SOUTH, RANGE ONE
WEST, SAN BERNARDINO MERIDIAN, in the COUNTY of SAN DIEGO, STATE OF
CALIFORNIA, according to United States Government Survey approved
DECEMBER 7, 1900.



PARCEL 3 + 4

Frieda L. Schell
Frieda L. Schell

STATE OF CALIFORNIA
COUNTY OF
San Diego

Witnessed by me, the undersigned, on this 29th day of October, 1957.

State person, if required
Frieda L. Schell

Witness my hand and official seal
this 29th day of October, 1957.

Paul H. J. [Signature]

AFTER RECORDING MAIL TO

Mr. B. Carl Bossard

111 W. Street

San Diego, California

SPACE BELOW FOR RECORDERS USE ONLY

DOCUMENT No. 196415
RECORDED AT REQUEST OF
Land Title Insurance Company

DEC 31 1957

at 9:00 A.M.
BOOK 6887 PAGE 589

ROGER D. HOWE, County Recorder
San Diego, California
By [Signature] Deputy

FILE/PAGE No. 236413
RECORDED REQUEST OF
TITLE INSURANCE & TRUST CO.
DEC 31 9:00 AM '64

1574

\$2.80

EXECUTOR'S DEED

SERIES 5 BOOK 1984
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
A. S. GRAY, RECORDER

Quintin Whelan, as Executor of the Will of Celio

Quisquis, deceased, for and in consideration of the sum of Eleven Thousand, One Hundred and Twenty Dollars (\$11,120.00) consisting of cash in the amount of Three Thousand, Two Hundred and Twenty-four and 80/100 Dollars (\$3,224.80), and the balance secured by a deed of trust, receipt of which is hereby acknowledged, does hereby grant and convey to Ernest H. Blake, a married man, as his sole and separate property, an undivided one-third interest in that certain real property in the County of San Diego, State of California, described as follows:

The Northeast Quarter of the Southeast Quarter of Section 21, and lots 12, 13, 14, and the West half of Lot 15, in Section 22, all in Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to the Official plat of said land filed in the District Land Office, March 11, 1901.

EXCEPTING THEREFROM those portions described as follows: The South 1020 feet of the West 3/4 of the South Half of the Southwest Quarter of Section 22 and the West 750 feet of that portion of the South Half of the Southwest Quarter of Section 22, lying Northerly of the South 1020 feet thereof.

This conveyance is subject to second installment General and Special County taxes for the fiscal year 1964-1965, rights, rights of way, easements, covenants, conditions and restrictions of record.

This deed is made pursuant to an order authorizing and directing such Executor to execute a deed of said property, which order was made pursuant to, and to carry into effect, an agreement to convey said property, dated September 31, 1963, executed by said decedent in his lifetime in favor of Ernest R. Blake, in the matter of the estate of said decedent in Case 77383, Probate, Superior Court of San Diego County, State of California.

nia, entered on December 29, 1964, a certified copy of which order is recorded concurrently herewith.

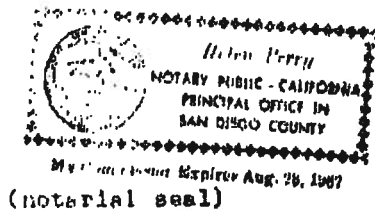
Dated: December 29, 1964.

Quintin H. Whelan
Quintin Whelan, as Executor of
the Last Will and Testament of
Celio Quisquis, deceased.

STATE OF CALIFORNIA :
COUNTY OF SAN DIEGO : ss.

On December 29th, 1964 before me, the undersigned, a Notary Public in and for said State, personally appeared Quintin Whelan, as Executor of the Will of Celio Quisquis, deceased, known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.



Helen Perry
Helen Perry, Notary Public in
and for said County and State

My commission expires:

August 28, 1967

A. S. GRAY, RECORDER

RECORDING REQUESTED BY

AND WHEN RECEIVED MAIL TO

Donald H. Blake et al
Box 560
Escondido, California

FILE/PAGE NO. 230420
RECORDED REFOUR
TITLE INSURANCE & TRUST CO.
DEC 31 9:00 AM '64
SERIES 5 BOOK 194
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
A. S. GRAY, RECORDER

\$2.00

SPACE ABOVE THIS LINE FOR RECORDER

AFTER I.R.S. § 36.85... IN THIS SPACE

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

RAY QUINONES, a single man, and FELIX S. QUIZQUIG, a married man, as his sole and separate property

hereby GRANTED to DONALD H. BLAKE and GLENDA BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest, EVERETT F. BLAKE and BESSA G. BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest, and EUGENE R. BLAKE and VIRGINIA L. BLAKE, husband and wife, as joint tenants, as to an undivided one-third interest the following described real property in the County of San Diego, State of California.

The Northeast Quarter of the Southeast Quarter of Section 21, and Lots 12, 13, 14, and the West Half of Lot 15 in Section 22, all in Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to the Official plat of said land filed in the District Land Office, March 11, 1901.

EXCEPTING THEREFROM those portions described as follows: The South 1000 feet of the West 3/4 of the South Half of the Southwest Quarter of Section 22, and the West 750 feet of that portion of the South Half of the Northwest Quarter of Section 22, lying Northerly of the South 1020 feet thereof.

PTN PARCEL 3

Dated November 12, 1964

STATE OF CALIFORNIA
COUNTY OF San Diego

On November 21, 1964, before me, the undersigned a Notary Public in and for said State, personally appeared

Ray Quis Quis
Felix Quis Quis

known to me
and the person whose name is subscribed to the within instrument and acknowledged that they executed the same.
WITNESS my hand and official seal.

E. L. COOMBS

My Commission Expires Oct. 17, 1967

File Order No. 807392

Enclose RECORD No. 1630

RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO Ernest R. Blake Route 2, Box 560 Escondido, Calif.	FILE/PAGE No. 236426 RECEIVED REQUEST OF TITLE INSURANCE & TRUST CO. DEC 11 10:00 AM '64 SINCE 5 JULY 1964 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. S. GRAY, RECORDER \$2.00 SPACE ABOVE THIS LINE FOR RECORDER

APPROX. U.S. \$ **73.70** IN THIS SPACE

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

DONALD L. BLAKE and GLENDA BLAKE, his wife
EVERETT F. BLAKE and EMMA G. BLAKE, his wife
ERNEST R. BLAKE and VIRGINIA L. BLAKE, his wife

do hereby GRANT to

WALTER HAROLD MARTIN, a married man,
as his separate property,

the following described real property in the

County of **SAN DIEGO**, State of California.

PARCEL 1: The Northeast Quarter of the Southeast Quarter and the North 375 feet of the East 660 feet of the Southeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey, approved on December 7, 1900.

PARCEL 2: Lot 12 and the North 375 feet of Lot 13, and the North 375 feet of the West 650 feet of Lot 14, and the East 575 feet of the West 1225 feet of Lot 14, all in Section 22, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey, approved on December 7, 1900.

PTN PARCEL 3

Dated **December 10, 1964**

STATE OF CALIFORNIA
COUNTY OF **SAN DIEGO**
on **December 22 1964** before me, the undersigned a Notary Public in and for said State, personally appeared
Ernest R. Blake and Virginia L. Blake
Donald L. Blake and Glenda Blake
Everett F. Blake and Emma G. Blake,

known to me to be the person whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

Homer C. Wishek
HOMER C. WISHEK
Notary Public
My Commission Expires March 27, 1966
Name (Typed or Printed)

OFFICIAL SEAL
HOMER C. WISHEK
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY

This page has 19-102 printed on it.

File Date No. _____ Follow or Loan No. _____

TITLE ORDER NO. _____ ESCROW NO. _____ AFTER RECORDING MAIL TO <u>E. Blake</u> <u>P.O. Box 560</u> <u>Escondido, Calif.</u>	129373 FILE/PAGE NO. RECORDED REQUEST OF <u>Ernie</u> AUG 9 1 36 PM '66 SERIES T BOOK 1966 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. S. GRAY, RECORDER \$2.00 SPACE ABOVE FOR RECORDER'S USE ONLY

GRANT DEED

By this instrument dated April 14, 1966, for a valuable consideration,

I Walter Harold Martin, a married man, my separate property

hereby GRANTS to Ernest R. Blake

The following described Real Property in the State of California, County of San Diego.

The Northwest Quarter of Section 18, Township 38N and Range 12E, Sec. 18, T. 38N, R. 12E, S. 1, and thus portion of L. 17, and the North 370' x 60' of Lot 14, in Section 27, Township 12 South, Range 1 East, San Bernardino Meridian, of the County of San Diego, State of California, according to said Survey and current Survey, approved on December 7, 1900, being Parcel No. 1 of the parcel map filed with and 1:00 Joe Blottery from the West line of the East half of the Northwest Quarter of said Section 18.

Respectfully that portion by the Northwest corner of the survey of said land in a general Northerly and Westerly direction.

PTN PARCEL 3

STATE OF CALIFORNIA }
COUNTY OF } ss.
San Diego

On April 15, 1966 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Walter Harold Martin

[Signature]

known to me 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.

/WITNESS my hand and Official seal.

(Seal) Homer C. Wishek
Notary Public

OFFICIAL SEAL
HOMER C. WISHEK
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY

HOMER C. WISHEK
My commission expires March 28, 1970

No. 129373

MAIL TAX STATEMENT TO RETURN ADDRESS ABOVE

RECORDING REQUESTED BY		FILE PAGE NO. 75-154439
MAIL TAX STATEMENT TO		BOOK 1975
B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103		RECORDED REQUEST OF ATTORNEY
WHEN RECORDED MAIL TO		JUN 18 3 22 PM '75
Name Special Address City State Zip	B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103	OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. MARLEY F. BLOOM RECORDER
ORDER NO.		\$3.00
ESCROW NO.		RECORDERS USE ONLY
GRANT DEED (INDIVIDUAL)		☒ NO TRANSFER TAX DOCUMENTARY TRANSFER TAX \$ ☒
		COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES REMAINING THEREON AT TIME OF SALE.
		Signature of declarant or agent determining tax: <u>Knowlton</u> Unincorporated Area _____ City of _____ ATTORNEY Tax Parcel No. <u>78000 282 010 25</u>

(FURNISHED BY COMMERCIAL STANDARD TITLE COMPANY)

B. CARL BOSSARD and DOROTHY BOSSARD

FOR A VALUABLE CONSIDERATION, do HEREBY GRANT TO

B. CARL BOSSARD, TRUSTEE UNDER DECLARATION OF
TRUST DATED APRIL 16, 1975

the real property in the County of San Diego, State of California, described as:

The Northeast Quarter; the North Half of the Northwest Quarter;
the Northwest Quarter of the Southeast Quarter; the East Half of
the Southwest Quarter of the Southeast Quarter; the Northwest
Quarter of the Southwest Quarter of the Southeast Quarter, all
in Section 21, Township 12 South, Range 1 West, San Bernardino
Meridian, according to United States Government Survey.

PARCELS 3 & 4

Dated: June 10, 1975

STATE OF CALIFORNIA } s.s.
COUNTY OF SAN DIEGO }
On June 10, 1975,
before me, the undersigned, a Notary Public in and for said
County and State, personally appeared
B. Carl Bossard and
Dorothy Bossard

known to me to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged that
they executed the same.

WITNESS my hand and official seal.

Ramona L. Jenkins
Notary Public in and for said County and State.

B. Carl Bossard
B. Carl Bossard

Dorothy Bossard
Dorothy Bossard

Notary Seal
OFFICIAL SEAL
RAMONA L. JENKINS
NOTARY PUBLIC-CALIFORNIA
SAN DIEGO COUNTY
My Commission Expires Dec. 4, 1977
244 Grand St., La Mesa, CA. 92043

MAIL TAX STATEMENT AS DIRECTED ABOVE

RECORDING REQUESTED BY MAIL TAX STATEMENT TO 532 3. Carl Bossard 311 Hickory Street San Diego, CA. 92103 WHEN RECORDED MAIL TO Same as above	FILE/PAGE NO. 77-045660 BOOK 1977 RECORDED REQUEST OF GRANTOR FEB 7 10 23 AM '77 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. DUDMAN RECORDER
\$4.00	
ORDER NO. CYCROW NO. RECORDERS USE ONLY GRANT DEED (INDIVIDUAL)	
The undersigned grantor(s) declare(s) : Documentary transfer tax is \$ <u>0.00</u> () Computed on full value of property conveyed, or () Computed on full value less value of liens and encumbrances remaining at time of sale. (X) Unincorporated area () City of _____ Tax Parcel No. <u>78000 242 010 25</u>	
3. CARL BOSSARD and DOROTHY BOSSARD, husband and wife	
FOR A VALUABLE CONSIDERATION, HEREBY GRANT TO 3. CARL BOSSARD, TR STEE UNDER DECLARATION OF TRUST DATED APRIL 16, 1975 the real property in the County of <u>San Diego</u> State of California, described as: See attached legal description	
Dated: <u>2-7-77</u> STATE OF CALIFORNIA COUNTY OF <u>SAN DIEGO</u> FEB 07 1977 On _____, 19____ before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>B. Carl Bossard and</u> <u>Dorothy Bossard</u> known to me to be the person, <u>E</u> whose name <u>BOSSARD</u> subscribed to the within instrument and acknowledged that <u>THEY</u> executed the same. WITNESS my hand and official seal. <u>R. E. HONEY</u> Notary Public in and for said County and State	
MAIL TAX STATEMENT AS DIRECTED ABOVE	

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DESCRIPTION

The Northeast Quarter; the North Half of the Northwest Quarter; the Northwest Quarter of the Southeast Quarter; the East Half of the Southwest Quarter of the Southeast Quarter; the Northwest Quarter of the Southwest Quarter of the Southeast Quarter, all in Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey.

Also that portion of Section 21, lying West and North of the property described as follows:

Beginning at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 1135.44 feet to the Northwestern corner of land described under Parcel 2 of Deed to Jean West Spencer and Edith Helen Spencer Brady, recorded August 8, 1967 as Instrument No. 117344; thence along the Northerly line thereof North 58° 48' 40" East 433.41 feet to the TRUE POINT OF BEGINNING; thence continuing along said Northerly line, North 81° 16' 50" East 136.85 feet; North 26° 44' 50" East 48.58 feet; South 89° 18' 50" East 122.36 feet; South 73° 10' 10" East 155.72 feet; North 70° 47' 40" East 304.50 feet; and North 78° 39' 20" East 100.84 feet to the most Westerly corner of Parcel 1 of said Spencer's land; thence along the boundary thereof as follows: North 41° 45' 40" East 130.95 feet; North 65° 44' 00" East 215.72 feet; South 70° 31' 20" East 277.30 feet; and South 80° 38' 20" East 585.37 feet; thence North 2° 58' 20" East 1100.23 feet; thence North 88° 02' 30" West 957.00 feet; thence North 88° 18' 30" West 1324.00 feet; thence South 3° 57' 16" West 731.54 feet; thence South 2° 22' 10" West 570.28 feet to a line which bears North 89° 56' 50" West from the TRUE POINT OF BEGINNING; thence South 89° 56' 50" East 360.64 feet to the TRUE POINT OF BEGINNING.

NO 45660

COUNTY OF SAN DIEGO, 1977,
On 13 April, 1977,
before me, the undersigned, a Notary Public in and for said
County and State, personally appeared

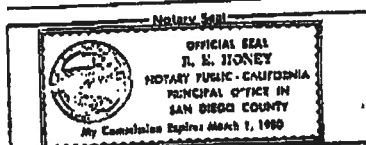
Dorothy Bossard

known to me to be the person J. A. R. S.
subscribed to the within instrument and acknowledged that
they executed the same.

WITNESS my hand and official seal.

Notary Public in and for said County and State, J. E. HONEY

Dorothy Bossard



MAIL TAX STATEMENT AS DIRECTED ABOVE

RECORDING REQUESTED BY Jack and Joan Aldridge 499 So. Escondido Blvd. Escondido, California 92025 AND WHEN RECORDED MAIL TO NAME Jack and Joan Aldridge ADDRESS 499 So. Escondido Blvd. CITY & STATE Escondido, California 92025 MAIL TAX STATEMENTS TO NAME Jack and Joan Aldridge ADDRESS 499 So. Escondido Blvd. CITY & STATE Escondido, California 92025	SURVEY MONUMENT PRESERVATION USER FEE \$10.00	FILE/PAGE NO. 75-524806 BOOK 1878 RECORDED REQUEST OF STEWART TITLE COMPANY DEC 6 12 58 PM '78 OFFICIAL RECORDS RECORDED SAN DIEGO COUNTY, CALIF. \$9.00 SPACE ABOVE THIS LINE FOR RECORDER'S USE Documentary transfer tax \$ 169.40 TRANSFER TAX PAID ☒ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. Calif. First Bank <i>[Signature]</i> Signature of declarant or agent determining tax - firm name ☒ Unincorporated area ☐ City of _____

Grant Deed 242-010-37

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
 San Diego Trust and Savings Bank as Trustee for Carl and Dorothy Bossard
 Trust No. 1-4088-00-8

hereby GRANT(S) to
Aldridge
 Jack and Joan Aldridge, husband and wife as joint tenants

the following described real property in the
 county of **San Diego**, state of California:

The North Half of the Northwest Quarter, Section 21, Township 12 South,
 Range 1 West, San Bernardino Meridian, according to United States
 Government Survey as more particularly described in Exhibit A attached.

1 PARCEL 4

Dated Dec 9, 1977

STATE OF CALIFORNIA }
 COUNTY OF San Diego } SS.

San Diego Trust and Savings Bank
 As Trustee for Carl and Dorothy
 Bossard Trust No. 1-4088-00-8
 by: *[Signature]*
 by: *[Signature]*

(Corporation)
 STATE OF CALIFORNIA }
 COUNTY OF SAN DIEGO } SS.
 On December 4, 1977 before me, the undersigned, a Notary Public in and for said
 State, personally appeared W. E. Happe
 known to me to be the ASST Vice President, and PARLINE Y. HAYAR
 known to me to be the ASST Secretary
 of the corporation that executed the within instrument,
 known to me to be the person who signed the within
 instrument on behalf of the corporation, and acknowledged
 and acknowledged to me the execution of the within
 instrument pursuant to its by-laws or a resolution of
 its board of directors.
 WITNESS my hand and official seal.

Signature *[Signature]*

San Diego Trust and Savings Bank

OFFICIAL SEAL
LUCILLE C. BOYD
 NOTARY PUBLIC - CALIFORNIA
 Principal Office, San Diego Co., Calif.
 My Commission Exp. Jan. 8, 1981

No 524806

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LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59", a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

STATE OF CALIFORNIA		SS.
COUNTY OF <u>SAN DIEGO</u>		
On <u>December 4, 1977</u>		before me, the undersigned, a Notary Public in and for said
State, personally appeared <u>W. R. Harper</u>		
known to me to be the <u>ASST Vice</u>		President, and <u>PAULINE J. NAYNE</u>
known to me to be the <u>ASST</u>		Secretary
of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation, and acknowledged to me that each of them is a director of its board of directors.		
WITNESS my hand and official seal.		
Signature <u>Lucille C. Boyd</u>		
(This area for official notarial seal)		

No 524806

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LEGAL DESCRIPTION CONTINUED

Order No. 18734

Page 2

(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 18 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North $82^{\circ}08'32''$ West (Record North $82^{\circ}06'00''$ West) a distance of 690.40 feet; thence leaving said centerline North $07^{\circ}51'28''$ East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

No. 524806

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO
On December 9, 1977 before me, the undersigned, a Notary Public in and for said State, personally appeared W. R. Happe known to me to be the President of the San Diego known to me to be the Secretary of the corporation that caused this instrument, known to me to be the San Diego and acknowledged to me that they executed the within instrument for the purposes and consideration therein expressed.

WITNESS my hand and seal this 9th day of December, 1977.

LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego, California
My Commission Expires 12/31/80

28-524806

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LEGAL DESCRIPTION

Order No. 18734

Page 3

(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
 thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
 the beginning of a tangent 350 foot radius curve, concave Southeasterly;
 thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
 of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
 48.22 feet to the beginning of a tangent 300 foot radius curve,
 concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
 curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
 300 foot radius curve, concave Southeasterly; thence along said curve
 through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
 tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
 of a tangent 400 foot radius curve; concave Northwesterly; thence
 along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
 131.77 feet; thence tangent to said curve North $35^{\circ}45'20''$ East 70.16
 feet to the beginning of a tangent 600 foot radius curve, concave
 Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
 an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
 radius curve, concave Westerly; thence along said curve through an
 angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
 said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
 tangent 150 foot radius curve, concave Easterly; thence along said
 curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
 thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
 beginning of a tangent 150 foot radius curve, concave Northwesterly;
 thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
 of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
 feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
 thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
 of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
 feet to the beginning of a tangent 200 foot radius curve, concave
 Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
 an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
 radius curve, concave Southeasterly; thence tangent to said curve
 North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
 foot radius curve, concave Northwesterly; thence along said curve
 through an angle of $22^{\circ}19'50''$ an arc distance of 116.62 feet; thence
 tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
 of a tangent 400 foot radius curve concave Southeasterly; thence along
 said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
 feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
 to the beginning of a tangent 1200 foot radius curve, concave Northerly;
 thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Con' - uel

NO 524806

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

On December 4, 1977

State, personally appeared

known to me to be the

known to me to be

of the corporation that executed the within instrument,

known to me to be the person who executed the within

instrument on behalf of the corporation, and

acknowledged to me that each of them executed the

within instrument pursuant to its duties or a resolution of

its board of directors.

WITNESS my hand and official seal.

Signature

SS.

before me, the undersigned, a Notary Public in and for said

State, personally appeared

known to me to be the

known to me to be

of the corporation that executed the within instrument,

known to me to be the person who executed the within

instrument on behalf of the corporation, and

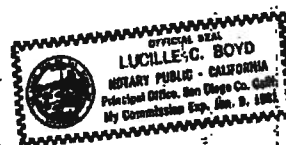
acknowledged to me that each of them executed the

within instrument pursuant to its duties or a resolution of

its board of directors.

WITNESS my hand and official seal.

Signature



(This space for official record only)

LEGAL DESCRIPTION CONTINUED

Order No. 18734

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of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°15'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

Continued

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO SS.
On December 4, 1987 before me, the undersigned, a Notary Public in and for said
State, personally appeared W. E. Hoppa President, and PAULINE J. HATAG
known to me to be the ASST Vice
known to me to be the ASST Secretary
of the corporation that executed the within instrument,
known to me to be the person who signed the within
instrument on behalf of the corporation mentioned, and
acknowledged to me that each corporation named in the
within instrument purports to be the laws or a provision of
its board of directors.
WITNESS my hand and official seal.

Signature Lucille C. Boyd

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co. Calif.
My Commission Exp. Jan. 8, 1991

No 524806

LEGAL DESCRIPTION CONTINUED

Order No. 1-8738

Page 5

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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North 33°2'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

IN: 524806

(Corporation)

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

On December 4, 1927 before me, the undersigned, a Notary Public in and for said State, personally appeared W. H. Hooper known to me to be the Real Prop. President, and MARLINE J. WATER known to me to be the Secy Secretary of the corporation that executed the within instrument, known to me to be the person who executed the within instrument on behalf of the corporation, and acknowledged to me that they executed the within instrument as the act and deed of the corporation and the within instrument contains no act or deed of a partner of the board of directors.

WITNESSED my hand and seal this _____ day of _____, 1927.

(The Seal of the Notary Public for the State of California)

NOTARY PUBLIC
LUCILE C. SOYD
My Comm. Expires _____
I hereby certify that the foregoing is a true and correct copy of the original as the same appears from the records of the County of San Diego.

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LEGAL DESCRIPTION
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Page 6

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North 67°15'20" East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North 2°22'10" East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of 40°37'50" for a distance of 141.82 feet.

maf
4-18-78

No 524806

(Corporation)

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

SS.

On December 4, 1977

before me, the undersigned, a Notary Public in and for said

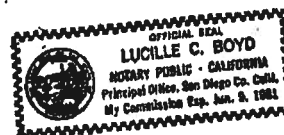
State, personally appeared W. E. Hoppaknown to me to be the ASST VicePresident, and PAULINE J. HARRIS

known to me to be the ASST Secretary of the corporation that executed the within instrument, known to me to be the person who executed the within instrument on behalf of the corporation, and acknowledged to me that said corporation executed the within instrument pursuant to its laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature Lucille C. BoydSan Diego
Bank

R STAMP



(This area for official notarial seal)

3

RECORDING REQUESTED BY
Joe Aldridge
499 So. Escondido Blvd.
Escondido, California 92025

FILE/PAGE NO. 78-524808
BOOK 1978
RECORDED REQUEST OF
STEWART TITLE COMPANY
DEC 6 12 58 PM '78
OFFICIAL RECORDS
RECORDED
SAN DIEGO COUNTY, CALIF.

AND WHEN RECORDED MAIL TO
NAME Joe Aldridge
ADDRESS 499 So. Escondido Blvd.
CITY & STATE Escondido, California 92025

SURVEY
MONUMENT
PRESERVATION
USER FEE
\$10.00

MAIL TAX STATEMENTS TO
NAME Joe Aldridge
ADDRESS 499 So. Escondido Blvd.
CITY & STATE Escondido, California 92025

SPACE ABOVE THIS LINE FOR RECORDER'S USE
Documentary transfer tax \$ 257.95
☒ Computed on full value of property conveyed, or
☐ Computed on full value less liens & encumbrances
remaining thereon at time of sale.
Calif. First Bank
Signature of declarant or agent determining tax - firm name
☒ Unincorporated area ☐ City of

TRANSFER TAX PAID
SAN DIEGO COUNTY RECORDER
\$9.00

Grant Deed

242-010-36

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
San Diego Trust and Savings Bank as Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8
hereby GRANT(S) to

Joe Aldridge, a single man

the following described real property in the
county of San Diego, state of California:

The North Half of the Northeast Quarter and the Southeast Quarter of the
Northeast Quarter and the Northeast Quarter of the Southeast Quarter in
Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meri-
dian as more particularly described in Exhibit "A" attached.

PARCEL 3

Dated Dec. 4, 1978

San Diego Trust and Savings Bank
As Trustee for Carl and Dorothy
Bossard Trust No. 1-4088-00-8

By *[Signature]* A.V.2
by *[Signature]* Trustee

STATE OF CALIFORNIA
COUNTY OF San Diego } ss.

On _____ before me, the under-
signed, a Notary Public in and for said County and State, personally
appeared _____

known to me
to be the person whose name subscribed to the within
instrument and acknowledged that _____ executed the same.

Signature of Notary

FOR NOTARY SEAL OR STAMP

NO. 524808

Title Order No. _____

Encrow No. _____

1-1 (GS) (Rev. 5-87) 8 pt.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

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LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northeast Quarter and the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

EXCEPTING that portion lying Southerly of the location and prolongation of the North line of land described in Quitclaim deed to Ernest R. Blake, et ux, recorded November 9, 1971 as File No. 259728 of Official Records.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

(Corporation)

STATE OF CALIFORNIA

COUNTY OF San DiegoOn December 4, 1978

State, personally appeared

known to me to be the

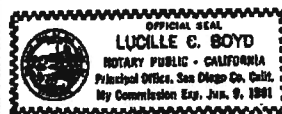
known to me to be

Secretary of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature

[Signature]



(This area for official notepad and)

No. 524808

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LEGAL DESCRIPTION CONTINUED

Order No. 18734

Page 2

(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS known to me to be the ASST. MGR. President, and PAULINA J. HARRIS known to me to be the ASST. Secretary of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co. Calif.
My Commission Exp. Jan. 6, 1981

No. 524808

(This area for official notarial seal)

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LEGAL DESCRIPTION
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Page 3

(Parcel 5, continued)

curve through an angle of $43^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly;
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.22 feet to the beginning of a tangent 300 foot radius curve,
concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwesterly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwesterly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwesterly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Continued

(Corporation) **234** SS.

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said
State, personally appeared W. E. HERRA
known to me to be the ASST. VICE President, and DOLORES J. HATON
known to me to be the ASST. Secretary
of the corporation that executed the within instrument,
known to me to be the persons who executed the within
instrument on behalf of the corporation therein named, and
acknowledged to me that such corporation executed the
within instrument pursuant to its by-laws or a resolution of
its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co., Calif.
My Commission Exp. Jan. 6, 1981

(This area for official notarial seal)

N9-524808

LEGAL DESCRIPTION CONTINUED
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Page 4

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of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve; concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

Continued

(Corporation) **238**

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. Happa
known to me to be the ASST. VICE President, and PAULINE J. HATTA
known to me to be the ASST Secretary
of the corporation that executed the within instrument.
known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.
WITNESS my hand and official seal.

Lucille C. Boyd

LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego, Ca. Calif.
My Commission Exp. July 9, 1981

(This area for official notarial stamp)

No 524808

LEGAL DESCRIPTION CONTINUED
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Page 5

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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

(Corporation) **P. 234**

STATE OF CALIFORNIA
COUNTY OF San Diego
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS President, and WILLIAM J. HARRIS known to me to be the ASST. MGR. Secretary of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Lucille C. Boyd

San Diego Bank

STAMP

OFFICIAL SEAL
LUCILLE C. BOYD
NOTARY PUBLIC - CALIFORNIA
Principal Office, San Diego Co. Calif.
My Commission Exp. Jan. 9, 1981

(This area for official notarial proof)

No 524808

LEGAL DESCRIPTION
Order No: 18734
Page 6

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North 67°15'20" East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North 2°22'10" East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of 40°57'50" for a distance of 141.82 feet.

maf
4-18-78

No 524808

(Corporation)

STATE OF CALIFORNIA

COUNTY OF San Diego

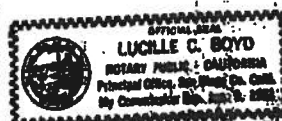
On December 4, 1978 before me, the undersigned, a Notary Public in and for said State, personally appeared W. E. HARRIS

known to me to be the ASST. MGR. President, and ROSELINE T. HARRIS

known to me to be the ASST. Secretary

of the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and the official seal.



1983. RECORDING REQUESTED BY UNION LAND TITLE COMPANY AND WHEN RECORDED MAIL TO NAME Joe S. Aldridge ADDRESS Route 1, Box 725 S CITY & STATE Escondido, California 92025 MAIL TAX STATEMENTS TO NAME Joe S. Aldridge ADDRESS Route 1, Box 725 S CITY & STATE Escondido, California 92025	FILE/TAPE NO. 79-257288 BOOK 1979 RECORDED REQUEST OF UNION LAND TITLE COMPANY JUN 21 8:00 AM '79 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. RECORDER SPACE ABOVE THIS LINE FOR RECORDER'S USE Documentary transfer tax \$ none ☐ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. <i>Robert M. Doan</i> Signature of declarant or agent determining tax - born DEAN ☒ Unincorporated area City of _____ PARCEL No. 242-010-37

Grant Deed

THIS FORM FURNISHED BY CALIFORNIA LAND TITLE COMPANY OF SAN DIEGO

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Jack Aldridge and Joan Aldridge, husband and wife as joint tenants

hereby GRANT(S) to
Joe S. Aldridge, a single man

the following described real property in the
 county of **San Diego**, state of California:

**The North Half of the Northwest Quarter, Section 21, Township 12 South,
 Range 1 West, San Bernardino Meridian, according to United States
 Government Survey as more particularly described in Exhibit A attached.**

PARCEL 4

Dated June 18, 1979

STATE OF CALIFORNIA } SS. COUNTY OF San Diego On <u>June 18, 1979</u> before me, the under- signed, a Notary Public in and for said County and State, personally appeared Jack Aldridge and Joan Aldridge known to me to be the person <u>SS.</u> whose name <u>SS.</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. <i>Robert M. Doan</i> Signature of Notary ROBERT M. DOAN Name (Typed or Printed) of Notary	<i>Jack Aldridge</i> Jack Aldridge <i>Joan Aldridge</i> Joan Aldridge

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
ROBERT M. DOAN
 NOTARY PUBLIC
 SAN DIEGO
 My Commission Expires **79-257288**

Title Order No. _____ Partition No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

EXHIBIT "A"

PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

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The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'12" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

Continued

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(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly;
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.22 feet to the beginning of a tangent 300 foot radius curve,
concave Northwestarly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwestarly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwestarly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwestarly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $35^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

Continued

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Page 4

of 31.71 feet; thence tangent to said curve North 76°47'30" East 88.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°50'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'10" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

Continued

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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 80.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears S98.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

79-25728 6

RECORDING REQUESTED BY 995 TICOR TITLE INSURANCE CO.		The Undersigned Declares: 1. The Grantee was the foreclosing beneficiary. 2. The amount of the unpaid debt and costs was \$256,737.09. 3. The amount paid by the Grantee was \$256,737.09. 4. Said property is in the unincorporated area of San Diego County. 5. Documentary Transfer Tax is -0-. SAN DIEGO TRUST & SAVINGS BANK BY: <u>Barbara Villalobos</u> Barbara Villalobos, Ass't Secy.
AND WHEN RECORDED MAIL TO Name: SAN DIEGO TRUST & SAVINGS BANK Street Address: P.O. BOX X-1013 City & State: SAN DIEGO, CA. 92112 ATT. BARBARATHOMPSON		SPACE ABOVE THIS LINE FOR RECORDER'S USE DOCUMENTARY TRANSFER TAX \$..... SEE ABOVE COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, ...OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE Signature of Declarant or Agent determining tax. Firm Name
HAVE TAX STATEMENTS TO Name: SAN DIEGO TRUST & SAVINGS BANK Street Address: P.O. BOX X-1013 City & State: SAN DIEGO, CA. 92112 ATT. BARBARATHOMPSON		
Tax Parcel No. 242-100-36 and 242-010-37		

APN 242-010-3737

Trustee's Deed Upon Sale

T.O. No. F-573

This Indenture, made February 14, 1985 between San Diego Trust & Savings Bank a California corporation, as the duly appointed Trustee under the hereinafter mentioned Deed of Trust (herein called TRUSTEE), and

---SAN DIEGO TRUST & SAVINGS BANK, AS TRUSTEE FOR CARL AND DOROTHY BOSSARD TRUST NO. 1-4088-00-8 (herein called GRANTEE)

Witnesseth:

Whereas, ---JOE ALDRIDGE, A SINGLE MAN ---

by Deed of Trust dated July 17, 1978 and recorded December 6, 1978
 in book 1978 at page 78-524809 of Official Records in the office of the county recorder of
 San Diego County, California
 did grant and convey to San Diego Trust & Savings Bank, as Trustee
 upon the Trusts therein expressed, the property hereinafter described to secure,
 among other obligations, payment of a certain promissory note and interest, according to the terms
 thereof; other sums of money advanced, and interest thereon; and

This instrument filed for record by Ticor Title Insurance Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title.

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and

Whereas, on April 23, 1984 the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on April 24, 1984, in the office of the county recorder of said county, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book ---, page 84-148100, of Official Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the Unincorporated area of County of San Diego, state of California, and fixing the time and place of sale as February 13, 1985, at 10:00 o'clock a.m. of said day, in the lobby of the County Courthouse at 220 W. Broadway, San Diego, California,

PARCEL 3

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:

In one public place in the said city of San Diego, wherein said property was to be sold, to wit: Bulletin Board in Main Corridor on the first floor of the County Courthouse at 220 W. Broadway, San Diego, California also one in a conspicuous place on the prop-

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MAIL TAX STATEMENTS AS DIRECTED ABOVE.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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city to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being October 18, 1984 and October 25th & November 1, 1984

Whereas, copies of said recorded Notice of Default and of said Notice of Sales were mailed, served or published in accordance with Section 2924b of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 256,737.09 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does, by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situated in the Unincorporated area in the County of San Diego ~~consisting of~~, state of California, described as follows:

The North half of the northeast quarter and the southeast quarter of the northeast quarter and the northeast quarter of the southeast quarter in Section 21, Township 12 South, range 1 west, San Bernardino Base and Meridian and as more particularly described in Exhibit "A" attached hereto and made a part hereof consisting of six (6) pages.

In Witness Whereof, said San Diego Trust & Savings Bank Trustee, has this day caused its corporate name and seal to be hereunto affixed by its Assistant Secretary, thereunto duly authorized by resolution of its Board of Directors.

STATE OF CALIFORNIA,
COUNTY OF San Diego

On February 14, 1985 before me, the undersigned, a Notary Public in and for said State, personally appeared Barbara Villalobos, personally known to me to be a PERSON

Assistant Secretary of San Diego Trust & Savings Bank the Corporation that executed the within instrument as Trustee, known to me to be the person who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same as Trustee.

WITNESS my hand and official seal.

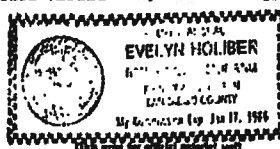
[Signature]
NOTARY PUBLIC IN AND FOR SAID STATE

SAN DIEGO TRUST & SAVINGS BANK

BY

XXXXXXXXXX

By Barbara Villalobos, Ass't Secretary



Instrument No.	
Title Order No.	
T.D.F. No.	
Recorded at the request of:	
When recorded mail to:	
TRUSTEE'S DEED UPON SALE	

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION
Order No. 18734

EXHIBIT "A"

PARCEL 1:

The North Half of the Northeast Quarter and the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

EXCEPTING that portion lying Southerly of the location and prolongation of the North line of land described in Quitclaim deed to Ernest R. Blake, et ux, recorded November 9, 1971 as File No. 259728 of Official Records.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION CONTINUED

Order No. 18734

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(Parcel 4, continued)

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the west line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4 lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station H.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave easterly; thence along said

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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LEGAL DESCRIPTION

Order No. 15734

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(Parcel 5, continued)

curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet
thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to
the beginning of a tangent 350 foot radius curve, concave Southeasterly,
thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance
of 142.31 feet; thence tangent to said curve North $73^{\circ}35'50''$ East
48.27 feet to the beginning of a tangent 300 foot radius curve,
concave Northwesterly; thence along said curve through an angle of
 $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said
curve North $35^{\circ}47'50''$ East 103.30 feet to the beginning of a tangent
300 foot radius curve, concave Southeasterly; thence along said curve
through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence
tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning
of a tangent 400 foot radius curve, concave Northwesterly; thence
along said curve through an angle of $18^{\circ}52'30''$ an arc distance of
131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16
feet to the beginning of a tangent 600 foot radius curve, concave
Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$
an arc distance of 54.72 feet; thence tangent to said curve North
 $41^{\circ}02'50''$ East 108.90 feet to the beginning of a tangent 200 foot
radius curve, concave Westerly; thence along said curve through an
angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to
said curve North $08^{\circ}24'45''$ East 28.15 feet to the beginning of a
tangent 150 foot radius curve, concave Easterly; thence along said
curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet;
thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the
beginning of a tangent 150 foot radius curve, concave Northwesterly;
thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance
of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38
feet to the beginning of a tangent 200 foot radius curve, concave Westerly;
thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance
of 70.35 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39
feet to the beginning of a tangent 200 foot radius curve, concave
Easterly; thence along said curve through an angle of $06^{\circ}59'20''$
an arc distance of 24.40 feet; thence tangent to said curve North
 $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot
radius curve, concave Southeasterly; thence tangent to said curve
North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300
foot radius curve, concave Northwesterly; thence along said curve
through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence
tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning
of a tangent 400 foot radius curve concave Southeasterly; thence along
said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06
feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet
to the beginning of a tangent 1200 foot radius curve, concave Northerly;
thence along said curve through an angle of $01^{\circ}50'50''$ an arc distance

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION CONTINUED
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of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'17" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02"

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION CONTINUED

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(Parcel 5, continued)

an arc distance of 96.28 feet; thence tangent to said curve North $33^{\circ}12'45''$ East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of $34^{\circ}35'42''$ an arc distance of 89.26 feet; thence tangent to said curve North $00^{\circ}52'57''$ West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of $14^{\circ}56'05''$ an arc distance of 78.20 feet; thence tangent to said curve North $14^{\circ}03'08''$ East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of $31^{\circ}16'38''$ an arc distance of 98.26 feet; thence tangent to said curve North $45^{\circ}19'46''$ East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwestery; thence along said curve through an angle of $08^{\circ}24'38''$ an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeastery; thence along said curve through an angle of $02^{\circ}29'21''$ an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwestery; thence along said curve through an angle of $11^{\circ}26'23''$ an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 foot East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

Continued

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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85-054320

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OFFICIAL RECORDS
SAN DIEGO COUNTY

1985 FEB 19 AM 10:39

VERA L. LYLE
COUNTY RECORDER

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21 and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along the West line thereof 708.61 feet; thence North $67^{\circ}15'20''$ East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North $2^{\circ}22'10''$ East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of $40^{\circ}37'50''$ for a distance of 141.82 feet.

maF
4-18-78

RF 10
AR 8
TLR 18
UP 10
TXPD

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

RECORDING REQUESTED BY
WESTLAND TITLE COMPANY
AND WHEN RECORDED MAIL TO

Name San Diego Trust & Savings Bank
Street Address P.O. Box K-1013
City & State San Diego, Cal. 92112
Att. Barbara Thompson

U. 282

86-040742

RECORDED IN
OFFICE OF SAN DIEGO COUNTY, CA.
1986 JAN 31 AM 8:00

APRIL TAX STATEMENTS TO
same as above

Tax Parcel No. 242-010-37

25625-T

The undersigned declares:
1. The grantee was the foreclosing beneficiary.
2. The amount of the unpaid debt and costs was \$151,977.50.
3. The amount paid by the grantee was \$151,977.50.
4. Said property is in an unincorporated area in San Diego County.
5. Documentary transfer tax is -0-.

SAN DIEGO TRUST & SAVINGS BANK

Signature of Alan K. Dickmann, Vice President

SPACES ABOVE THIS LINE FOR RECORDER'S USE

DOCUMENTARY TRANSFER TAX \$.....
.....COMPUTED ON FULL VALUE OF PROPERTY CONVEYED,
OR COMPUTED ON FULL VALUE LESS LIENS AND
ENCUMBRANCES REMAINING AT TIME OF SALE.

Signature of [Name] Recorder

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

Trustee's Deed Upon Sale

This Indenture, made January 27, 1986, between San Diego Trust & Savings Bank a California corporation, as the duly appointed Trustee under the hereinbefore mentioned Deed of Trust (herein called TRUSTEE), and
---SAN DIEGO TRUST & SAVINGS BANK, AS TRUSTEE FOR THE CARL AND DOROTHY BOSSARD (herein called GRANTEE)
TRUST NO. 1-40088-00-8---

Witnesseth:

Whereas, ---JACK ALDRIDGE AND JOAN ALDRIDGE, A MARRIED COUPLE---

by Deed of Trust dated July 17, 1978 and recorded December 6, 1978
in book 1978 at page 78-524807 of Official Records in the office of the county recorder of
San Diego County, California
did grant and convey to San Diego Trust & Savings Bank, as Trustee
upon the Trusts therein expressed, the property hereinafter described to secure,
among other obligations, payment of a certain promissory note and interest, according to the terms
thereof, other sums of money advanced, and interest thereon; and

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the
Notice of said Breach and Default hereinafter referred to: to which reference is hereby made; and

Whereas, on September 9, 1985 the then Beneficiary or holder of said note did execute and
deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record
on September 12, 1985 in the office of the county recorder of said county, a Notice of said
Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by
said Deed of Trust, which Notice was duly recorded in book ---, page 85-335515, of Official
Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance
with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the
authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States,
the property particularly therein and hereinafter described, said property being in the Unincorporated area
of San Diego, County of San Diego, state of California, and fixing the time and
place of sale as January 24, 1986, at 10:00 o'clock A.M. of said day,
in the lobby of the office of at the front steps of the County Courthouse at 220 W. Broadway, San Diego, California,

PARCEL 4

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as
follows:
In one public place in the said city of San Diego, wherein said property was to be sold, to wit:
Bulletin Board in the Main Corridor on the first floor of the County Courthouse at
220 W. Broadway, San Diego California also one in a conspicuous place on the prop-

MAIL TAX STATEMENTS AS DIRECTED ABOVE.

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ery) to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being December 27, 1985; and January 3rd and 10th, 1986

Whereas, copies of said recorded Notice of Default and of said Notice of Sale were mailed, served or published in accordance with Section 2921h of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 151,977.50 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does, by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situate in the Unincorporated area of San Diego County of San Diego, state of California, described as follows:

The North half of the Northwest Quarter: Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, according to United States Government Survey and as more fully described in Exhibit "A" attached hereto and made a part of consisting of six (6) pages.

In Witness Whereof, said San Diego Trust & Savings Bank, as Trustee, has this day caused its corporate name and seal to be hereunto affixed by its Vice President and, Secretary, hereunto duly authorized by resolution of its Board of Directors.

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO }

On January 27, 1986, before me, the undersigned, a Notary Public in and for said State, personally appeared Relen K. Diekmann known to me to be Vice President and

known to me to be Secretary of the Corporation that executed the within instrument as Trustee, known to me to be the persons who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same as Trustee.

WITNESS my hand and official seal.

NOTARY PUBLIC IN AND FOR SAID STATE

SAN DIEGO TRUST & SAVINGS BANK

By Relen K. Diekmann
RELEN K. DIEKMANN, VICE PRESIDENT

By



OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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Instrument No.		TRUSTEE'S DEED UPON SALE
Title Order No.		
T.M.E. No.		
Recorded at the request of:		
When recorded mail to:		

LEGAL DESCRIPTION
ORDER NO. 25625-T

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PARCEL 1:

The North Half of the Northwest Quarter in Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

RESERVING an easement for road and utility purposes across the South 60 feet thereof.

PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.33 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeastly; thence Northwestly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwestly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwestly and Southwestly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwestly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwestly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'01" West 294.00 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeastly; thence Southwestly and Southeastly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 196.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeastly and Southwestly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 4, lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 15, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said

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curve through an angle of $42^{\circ}26'37''$ an arc distance of 259.27 feet thence tangent to said curve North $50^{\circ}18'05''$ East 282.75 feet to the beginning of a tangent 350 foot radius curve, concave Southeasterly; thence along said curve through an angle of $23^{\circ}17'45''$ an arc distance of 142.32 feet; thence tangent to said curve North $73^{\circ}35'50''$ East 48.22 feet to the beginning of a tangent 500 foot radius curve, concave Northwesterly; thence along said curve through said angle of $37^{\circ}48'00''$ an arc distance of 197.92 feet; thence tangent to said curve North $35^{\circ}47'50''$ East 103.80 feet to the beginning of a tangent 300 foot radius curve, concave Southeasterly; thence along said curve through an angle of $18^{\circ}54'00''$ an arc distance of 98.96 feet; thence tangent to said curve North $54^{\circ}41'50''$ East 336.95 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of $18^{\circ}52'30''$ an arc distance of 131.77 feet; thence tangent to said curve North $35^{\circ}49'20''$ East 70.16 feet to the beginning of a tangent 600 foot radius curve, concave Southeasterly; thence along said curve through an angle of $05^{\circ}13'30''$ an arc distance of 54.72 feet; thence tangent to said curve North $41^{\circ}02'50''$ East 108.99 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of $32^{\circ}38'05''$ an arc distance of 113.92 feet; thence tangent to said curve North $08^{\circ}24'45''$ East 28.45 feet to the beginning of a tangent 150 foot radius curve, concave Easterly; thence along said curve through an angle of $41^{\circ}18'25''$ an arc distance of 108.14 feet; thence tangent to said curve North $49^{\circ}43'10''$ East 62.98 feet to the beginning of a tangent 150 foot radius curve, concave Northwesterly; thence along said curve through an angle of $26^{\circ}23'10''$ an arc distance of 69.08 feet; thence tangent to said curve North $23^{\circ}20'00''$ East 40.38 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of $20^{\circ}09'10''$ an arc distance of 70.39 feet; thence tangent to said curve North $03^{\circ}10'50''$ East 42.39 feet to the beginning of a tangent 200 foot radius curve, concave Easterly; thence along said curve through an angle of $06^{\circ}59'20''$ an arc distance of 24.40 feet; thence tangent to said curve North $10^{\circ}10'10''$ East 116.03 feet to the beginning of a tangent 200 foot radius curve, concave Southeasterly; thence tangent to said curve North $62^{\circ}31'30''$ East 67.89 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of $22^{\circ}19'50''$ an arc distance of 116.92 feet; thence tangent to said curve North $40^{\circ}11'40''$ East 292.25 feet to the beginning of a tangent 400 foot radius curve concave Southeasterly; thence along said curve through an angle of $38^{\circ}06'40''$ an arc distance of 266.06 feet; thence tangent to said curve North $78^{\circ}18'20''$ East 196.26 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of $01^{\circ}30'50''$ an arc distance

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31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 130 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 53°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of

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13°08'02" an arc distance of 96.28 feet; thence tangent to said curve North 33°12'43" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 54°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'27" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 43°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet, more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement then and only then, become void, as the need for said easement will be longer necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

PARCEL 6:

A 40 foot easement and right of way for ingress and egress for road and utilities and incidental purposes over, under, along and across a portion of the Southeast Quarter of Section 21

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

LEGAL DESCRIPTION
ORDER NO. 25625-T

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and of the Northwest Quarter of the Southwest Quarter of Section 22, all being in Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, the center line of said 40 foot easement being described as follows:

COMMENCING at the Southwest corner of the Southeast Quarter of the Southeast Quarter of Section 21; thence North along said the West line thereof 708.61 feet; thence North $67^{\circ}15'20''$ East 21.69 feet to the TRUE POINT OF BEGINNING; thence parallel with the West line of said Southeast Quarter of the Southeast Quarter of Section 21, North 418.45 feet; thence North $2^{\circ}22'10''$ East 533.94 feet to the beginning of a tangent curve to the right having a radius of 200 feet; thence Northeasterly along the arc of said curve through a central angle of $40^{\circ}37'50''$ for a distance of 141.82 feet.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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RECORDING REQUESTED BY

DEED TITLE INSURANCE COMPANY OF CALIFORNIA

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME
STREET ADDRESS
CITY, STATE ZIP

Valley View Partnership
635 West Mission Avenue
Escondido, CA 92025

RF 13
AR 11
MG 1
UF 10-
OC 1
TXPD 550.00

87-692205

RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CA.

1987 DEC 17 AM 8:00

VERA C. LYLE
COUNTY RECORDER

Title Order No. 1151870 Escrow No. 6-4963-M

This space for Recorder's use

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)
TAX PARCEL NO. 242-010-36 and 242-010-37

DOCUMENTARY TRANSFER TAX is \$550.00

☒ computed on full value of property conveyed, or☐ computed on full value less value of liens or encumbrances remaining at time of sale☒ Unincorporated Area ☐ City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SAN DIEGO TRUST & SAVINGS BANK, as Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8

hereby GRANT(S) to

VALLEY VIEW PARTNERSHIP, a general partnership, composed of Joe C. Crowder,
Marshall Braverman and Harvey Lobelson

the following described real property in the unincorporated area
county of San Diego, state of California:

The North Half of the Northeast Quarter and the Southeast Quarter of the
Northeast Quarter and the Northeast Quarter of the Southeast Quarter in
Section 21, Township 12 South, Range 1 West, San Bernardino Meridian and

The North Half of the Northwest Quarter of Section 21, Township 12 South,
Range 1 West, San Bernardino Meridian, in the County of San Diego, State
of California, AS MORE FULLY DESCRIBED IN THE ATTACHED DESCRIPTION MARKED
EXHIBIT "A" COMPRISED OF 5 PAGES AND BY THIS REFERENCE MADE A PART HEREOF.

PARCELS 3 + 4

Dated November 30, 1987

SAN DIEGO TRUST & SAVINGS BANK, as
Trustee for Carl and Dorothy Bossard
Trust No. 1-4088-00-8

By: *Christine Henderson*
Christine Henderson, Vice PresidentBy: *Barbara A. Thompson*
Barbara A. Thompson, Ass't. SecretarySTATE OF CALIFORNIA
COUNTY OF _____ } ss.

On this _____ day of _____, in the year _____,
before me, the undersigned, a Notary Public in and for said County and
State, personally appeared _____

personally known to me (or proved to me on the basis of satisfactory evi-
dence) to be the person whose name is subscribed to this instrument, and
acknowledged that he (she or they) executed it.

Signature _____
Notary Public in and for said County and State

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City & State

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA C. LYLE, RECORDER

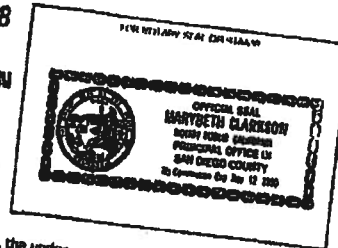
OFFICIAL RECORDS, SAN DIEGO COUNTY VERA L. LYLE, RECORDER

San Diego Trust & Savings Bank 728
NOTARY ACKNOWLEDGEMENT / CORPORATIONSTATE OF CALIFORNIA
COUNTY OF

San Diego

On the 8th day of December, in the year 1987, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Christine Henderson and Barbara A. Thompson personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) who executed the within instrument as Vice President and Ass't. Secretary or on behalf of the corporation therein named and acknowledged to me that the corporation executed it.

MS 48-REV 2/83

Marybeth Clarkson
Notary Public

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THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL A:**PARCEL A-1:**

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

RESERVING AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTHERLY 60 FEET OF THE WESTERLY 40 FEET THEREOF.

PARCEL A-2:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°58'55" WEST, 188.23 FEET; THENCE NORTH 48°56'01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 183.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°48'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°33'59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY

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ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $128^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $60^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $46^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 33 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL A-2, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL A-3:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH $82^{\circ}08'32''$ WEST (RECORD NORTH $82^{\circ}08'00''$ WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH $07^{\circ}51'28''$ EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $42^{\circ}28'37''$ AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH $50^{\circ}18'05''$ EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $23^{\circ}17'45''$ AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $73^{\circ}35'50''$ EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}48'00''$, AN ARC DISTANCE OF 187.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH $35^{\circ}47'50''$ EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}54'00''$, AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH $54^{\circ}41'50''$ EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $18^{\circ}52'30''$, AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE,

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NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'48" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°23'10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.88 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 118.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°28'00" EAST, 89.87 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.18 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°18'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 82°03'48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'18" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN

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ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.87 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°06'08", AN ARC DISTANCE OF 68.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'08", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 588.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL A-4:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

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COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184800 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL B:**PARCEL B-1:**

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL B-2:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH $79^{\circ}47'42''$ WEST, 273.33 FEET; THENCE NORTH $82^{\circ}58'55''$ WEST, 168.23 FEET; THENCE NORTH $48^{\circ}58'01''$ WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $22^{\circ}00'00''$, A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 800.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $41^{\circ}40'00''$, A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $88^{\circ}15'00''$, A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 316.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $28^{\circ}46'00''$, A DISTANCE OF 183.58 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $30^{\circ}49'20''$, A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $24^{\circ}04'38''$ WEST, 284.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $93^{\circ}53'59''$, A DISTANCE OF 81.94 FEET; THENCE SOUTH $88^{\circ}49'21''$ EAST, 186.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $128^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $60^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $48^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

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THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL B-2, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL B-3:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'08", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 338.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200

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FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°23'10", AN ARC DISTANCE OF 89.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.75 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 186.28 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°18'41", AN ARC DISTANCE OF 50.58 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62°03'48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°26'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'08", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.89 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

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SAID CURVE, NORTH 49°38'21" EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°08'08", AN ARC DISTANCE OF 68.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 86.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°18'38", AN ARC DISTANCE OF 88.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 82.83 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL B-4:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET,

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MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80
FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE,
HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF
SAN DIEGO COUNTY OFFICIAL RECORDS.

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

AMENDED 1151870

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By this instrument dated FEBRUARY 27, 1957 for a valuable consideration,
WILLIAM T. SCHELL AND FRIEDA L. SCHELL, husband and wife

After
 IRS
 \$1.10

hereby GRANTS to CARL BOSSARD AND DOROTHY BOSSARD, HUSBAND AND WIFE AS
JOINT TENANTS

The following described Real Property in the State of California, County of San Diego,
 City of _____

THE NORTH EAST 1/4 OF SECTION 20, AND THE
NORTH 1/2 OF THE NORTH EAST 1/4 OF SECTION 21,
TOWNSHIP 13S, RANGE 18E, SAN BERNARDINO MERIDIAN,

PARCEL 5

William T. Schell by Frieda L. Schell
his Attorney in fact

STATE OF CALIFORNIA
 COUNTY OF _____

SS.

Frieda L. Schell

I, _____, a Notary Public in and for said County and
 State, do hereby certify that the foregoing is a true and correct copy of the original instrument as the same was presented to me.

known to me to be the person whose name
 subscribed to the within instrument, and acknowledged to me
 that he executed the same.

WITNESS my hand and Official Seal,

[Signature]
 Notary Public in and for said County and State.

STATE OF CALIFORNIA
 COUNTY OF _____

SS.

On _____ before me, the undersigned, a Notary Public in and for said
 County and State, personally appeared _____

known to me to be the person whose name is
 subscribed to the within instrument, as the Attorney
 in fact of _____ and acknowledged
 to me that he executed the same.

known to me to be the person whose name is
 subscribed to the within instrument, as the Attorney
 in fact of _____ and acknowledged
 to me that he executed the same.

WITNESS my hand and official seal.

[Signature]
 Notary Public in and for said County and State
 My Commission Expires Dec. 31, 1957

SPACE BELOW FOR RECORDERS USE ONLY.

DOCUMENT No. 155517
 RECORDED AT REQUEST OF
Land Title Insurance Company

OCT 10 1957

at 9:00 A.M.

BOOK 6786 PAGE 93

OFFICIAL RECORDS

County of San Diego, California

For _____
 ROGER N. HOWE, County Recorder

By _____ Deputy

RECORDING REQUESTED BY MAIL TAX STATEMENT TO 1613 B. Carl Bossard 2311 Hickory Street San Diego, Calif. 92103 WHEN RECORDED MAIL TO Name B. Carl Bossard Street 2311 Hickory Street Address San Diego, Calif. 92103 City San Diego State Calif. Zip 92103 ORDER NO. ESCHOW NO.	75-154435 FILE/PAGE NO. BOOK 1975 RECORDED REQUEST OF ATTORNEY JUN 18 3 22 PM '75 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. BLOOM RECORDER \$3.00 RECORDERS USE ONLY NO TRANSFER TAX DUE DOCUMENTARY TRANSFER TAX COMPUTED ON FULL VALUE OR PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES REMAINING THEREON AT TIME OF SALE. <i>Notary Public</i> Davies, Barwick & Knowlton Signature of document or agent determining tax - Firm Name Unincorporated Area _____ City of _____ Tax Parcel No. 78000 242 010 06
GRANT DEED (INDIVIDUAL)	
(FURNISHED BY COMMERCIAL STANDARD TITLE COMPANY) B. CARL BOSSARD and DOROTHY BOSSARD	
FOR A VALUABLE CONSIDERATION, do HEREBY GRANT TO B. CARL BOSSARD, Trustee Under Declaration of Trust Dated April 16, 1975 the real property in the County of <u>San Diego</u> State of California, described as: Fig. 40 A. The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to United States Government Survey. PARCEL 5	
Dated: <u>June 10, 1975</u> STATE OF CALIFORNIA } s.s. COUNTY OF SAN DIEGO On <u>June 10,</u> 19 <u>75.</u> before me, the undersigned, a Notary Public in and for said County and State, personally appeared <u>B. Carl Bossard and</u> <u>Dorothy Bossard</u> known to me to be the person <u>B. Carl</u> whose name <u>B. Carl</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. WITNESS my hand and official seal. <i>Ramona L. Jenkins</i> Notary Public in and for said County and State.	<i>B. Carl Bossard</i> B. Carl Bossard <i>Dorothy Bossard</i> Dorothy Bossard Notary Seal OFFICIAL SEAL RAMONA L. JENKINS NOTARY PUBLIC - CALIFORNIA SAN DIEGO COUNTY My Commission Expires Dec 4, 1977 504 Green St., Lemon Grove, CA 92043
MAIL TAX STATEMENT AS DIRECTED ABOVE	

75-154435

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TITLE ORDER NO. 18739-2

ESROW NO. 16 - 9268

AFTER RECORDING MAIL TO

Jack Aldridge & Joe Aldridge

499 So. Escondido Blvd.

Escondido, Ca. 92025

SURVEY MONUMENT PRESERVATION USER FEE \$10.00

FILE/BOOK NO. 78-524886

RECORDED REQUEST OF STEWART TITLE COMPANY

DEC 6 1 11 PM '78

OFFICIAL RECORDS RECORDER SAN DIEGO COUNTY, CALIF.

\$8.00

SPACE ABOVE FOR RECORDER'S USE ONLY

Grant Deed

A. P. N. 242-010-38 79000

The undersigned grantor(s) declare(s): TRANSFER TAX PAID
 Documentary transfer tax is \$ 96.80 SAN DIEGO COUNTY RECORDER
 (X) computed on full value of property conveyed, or
 () computed on full value less value of liens and encumbrances remaining at time of sale.
 (X) Unincorporated area: () City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.
 B. CARL BOSSARD, Trustee Under Declaration of Trust dated April 16, 1975

hereby GRANT(S) to JOE ALDRIDGE, a single man

the following described real property in the
 County of San Diego, State of California:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Meridian, in the County of San Diego, State of California, according to United States Government Survey, together with easements as set forth in the complete legal description attached hereto and made a part hereof, marked EXHIBIT "A" and consisting of 5 pages.

PARCEL 5

Dated October 31, 1978

B. Carl Bossard (Trustee)
 B. Carl Bossard, Trustee

STATE OF CALIFORNIA
 COUNTY OF San Diego ss.
 On November 10, 1978 before me, the undersigned, a Notary Public in and for said County and State, personally appeared
 B. Carl Bossard
 known to me to be the person whose name subscribed to the within instrument and acknowledged that he executed the same.

Margaret M. Martinez
 MARGARET M. MARTINEZ
 Name (Typed or Printed)
 Notary Public in and for said County and State

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL
 MARGARET M. MARTINEZ
 NOTARY PUBLIC - CALIFORNIA
 Principal Office, San Diego Co. Calif.
 My Commission Exp. June 22, 1981

MAIL TAX STATEMENTS TO _____
 Name _____
 City _____ State _____ Zip _____

FORM 4000, 7/77

NO 524886

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LEGAL DESCRIPTION
Order No. 18735

EXHIBIT "A"

PARCEL 1:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

PARCEL 2:

An easement for road and utility purposes across the South 60 feet of the North Half of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey.

PARCEL 3:

An easement for road and utility purposes across that portion of the West 40 feet of the East half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to United States Government Survey, adjoining the following described line:

Commencing at the Northeast corner of the Southeast Quarter of the Northwest Quarter of said Section 21; thence Northerly along the North South Centerline of said Section 21, 60.00 feet to the TRUE POINT OF BEGINNING; thence Southerly along said North South Centerline 2700 feet more or less to an intersection with the Northerly sideline of the 60 foot easement described in deed to Arthur Sansone and Rhoda Jo Sansone, husband and wife, recorded on July 17, 1975 as Document No. 75-184900 of San Diego County Official Records.

The easements herein described in Parcels 2 and 3 are hereby declared to be appurtenant to all or any portion of Parcel 1 herein described.

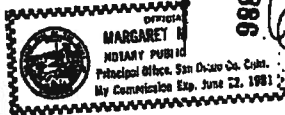
PARCEL 4:

An easement for road and public utility purposes over, under, along and across that portion of the South Half of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, lying within a strip of land 60.00 feet in width, the center line thereof being described as follows:

Continued

known to me
to be the person whose name is subscribed to the within
instrument and acknowledged that he executed the same.

Margaret M. Martinez
MARGARET M. MARTINEZ
Name (Typed or Printed)
Notary Public in and for said County and State



MAIL TAX
STATEMENTS TO _____
Name _____
City _____ State _____ Zip _____

No. 524886

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LEGAL DESCRIPTION CONTINUED
Order No. 18735
Page 2

(Parcel A, continued)

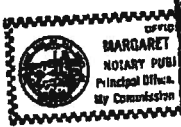
Beginning at a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 21, distant thereon 741.14 feet North of the South line of said Section 21; thence South 79°47'42" West 273.53 feet; thence North 82°56'55" West 168.23 feet; thence North 48°56'02" West 140.00 feet to the beginning of a tangent 800.00 foot radius curve concave Northeasterly; thence Northwesterly along the arc of said curve through a central angle of 22°00'00" a distance of 307.18 feet to the beginning of a reverse curve, having a radius of 600.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 41°40'00" a distance of 436.33 feet to the beginning of a compound 180.00 foot radius curve; thence Northwesterly and Southwesterly along the arc of said curve through a central angle of 86°15'00", a distance of 270.96 feet to the beginning of a reverse 315.00 foot radius curve; thence Southwesterly along the arc of said curve, through a central angle of 29°45'00" a distance of 163.56 feet to the beginning of a reverse 350.00 foot radius curve; thence Southwesterly along the arc of said curve through a central angle of 30°49'20", a distance of 188.28 feet; thence tangent to said curve, South 24°04'38" West 294.60 feet to the beginning of a tangent 50.00 foot radius curve, concave Northeasterly; thence Southwesterly and Southeasterly along the arc of said curve, through a central angle of 93°53'59" a distance of 81.94 feet; thence South 69°49'21" East 186.82 feet to the beginning of a tangent 90.00 foot radius curve concave Westerly; thence Southeasterly and Southwesterly along the arc of said curve through a central angle of 129°53'14" a distance of 204.03 feet; thence tangent to said curve, South 60°03'53" West 345.76 feet; thence South 46°07'51" West to the South line of said Section 21.

The side lines of said 60.00 foot strip to be prolonged or shortened so as to terminate in the West line of the Southeast Quarter of the Southeast Quarter of said Section 21 and in the South line thereof.

It is understood that the easement shall be effective until which time to Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted and as improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will no longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road through the Wild Animal Park, which is property owned by the City of San Diego.

EXCEPTING THEREFROM any portion of the herein described Parcel 5 lying within the Southwest Quarter of the Southwest Quarter of the Southeast Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the Official Plat thereof.

Continued

I, _____, known to me to be the person whose name _____ subscribed to the within instrument and acknowledged that _____ executed the same. <i>Margaret M. Martinez</i> MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State			No. 524886

MAIL TAX
STATEMENTS TO _____
 Name _____ Street _____
 City _____ State _____ Zip _____

Form 4800, 7/77

LEGAL DESCRIPTION CONTINUED
Order No. 18735
Page 3

PARCEL 5:

An easement for road purposes along a strip of land 40.00 feet wide, for road purposes, lying in Sections 28 and 29, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to Official Plat thereof, in the City of San Diego, County of San Diego, State of California, the centerline of said 40.00 foot strip being described as follows:

Commencing at Engineer's Station B.C. 268 + 24.78 on the centerline of California State Highway 78 as said Station is shown on Map of Relocation of Route 45, Division 1-2, said Map being on file in the Office of the County Engineer of said County; thence along the centerline of said State Highway 78 North 82°08'32" West (Record North 82°06'00" West) a distance of 690.40 feet; thence leaving said centerline North 07°51'28" East, 18.09 feet to the beginning of a tangent 350 foot radius curve concave Easterly; thence along said curve through an angle of 42°26'37" an arc distance of 250.27 feet thence tangent to said curve North 50°18'05" East 282.75 feet to the beginning of a tangent 350 foot radius curve, concave Southeasterly; thence along said curve through an angle of 23°17'45" an arc distance of 142.31 feet; thence tangent to said curve North 73°35'50" East 48.22 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of 57°48'00" an arc distance of 197.92 feet; thence tangent to said curve North 35°47'50" East 103.80 feet to the beginning of a tangent 300 foot radius curve, concave Southeasterly; thence along said curve through an angle of 18°54'00" an arc distance of 98.96 feet; thence tangent to said curve North 54°41'50" East 336.95 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 18°52'30" an arc distance of 131.77 feet; thence tangent to said curve North 35°49'20" East 70.16 feet to the beginning of a tangent 600 foot radius curve, concave Southeasterly; thence along said curve through an angle of 05°13'30" an arc distance of 54.72 feet; thence tangent to said curve North 41°02'50" East 108.99 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 32°38'05" an arc distance of 113.92 feet; thence tangent to said curve North 08°24'45" East 28.45 feet to the beginning of a tangent 150 foot radius curve, concave Easterly; thence along said curve through an angle of 41°18'25" an arc distance of 108.14 feet; thence tangent to said curve North 49°43'10" East 62.98 feet to the beginning of a tangent 150 foot radius curve, concave Northwesterly; thence along said curve through an angle of 26°23'10" an arc distance of 60.08 feet; thence tangent to said curve North 23°20'00" East 40.38 feet to the beginning of a tangent 200 foot radius curve, concave Westerly; thence along said curve through an angle of 20°09'16" an arc distance of 70.35 feet; thence tangent to said curve North 03°10'50" East 42.59 feet to the beginning of a tangent 200 foot radius curve, concave

known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same. <i>Margaret M. Martinez</i> MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State		No. 524886 
MAIL TAX STATEMENTS TO _____ Name _____ City _____ State _____ By _____		

FORM 6880, 7/77

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LEGAL DESCRIPTION CONTINUED

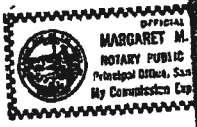
Order No. 18735

Page 4

(Parcel 5, continued)

Easterly; thence along said curve through an angle of 06°59'20" an arc distance of 24.40 feet; thence tangent to said curve North 10°10'10" East 116.03 feet to the beginning of a tangent 200 foot radius curve, concave Southeasterly; thence tangent to said curve North 62°31'30" East 67.89 feet to the beginning of a tangent 300 foot radius curve, concave Northwesterly; thence along said curve through an angle of 22°19'50" an arc distance of 116.92 feet; thence tangent to said curve North 40°11'40" East 292.25 feet to the beginning of a tangent 400 foot radius curve concave Southeasterly; thence along said curve through an angle of 38°06'40" an arc distance of 266.06 feet; thence tangent to said curve North 78°18'20" East 196.26 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 01°30'50" an arc distance of 31.71 feet; thence tangent to said curve North 76°47'30" East 98.14 feet to the beginning of a tangent 1200 foot radius curve, concave Northerly; thence along said curve through an angle of 08°19'30" an arc distance of 174.36 feet; thence tangent to said curve North 68°28'00" East 59.57 feet to the beginning of a tangent 297.22 foot radius curve, concave Southeasterly being also the TRUE POINT OF BEGINNING of the easement herein described; thence along said curve through an angle of 29°31'33" an arc distance of 153.16 feet; thence tangent to said curve South 82°00'27" East 112.31 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 35°59'43" an arc distance of 251.29 feet; thence tangent to said curve North 61°59'50" East 89.45 feet to the beginning of a tangent 900 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°48'06" an arc distance of 138.26 feet; thence tangent to said curve North 53°11'44" East 20.90 feet to the beginning of a tangent 60 foot radius curve, concave Southeasterly; thence along said curve through an angle of 48°16'41" an arc distance of 50.56 feet; thence tangent to said curve South 78°31'35" East 65.00 feet to the beginning of a tangent 150 foot radius curve concave Southerly; thence along said curve through an angle of 62°03'48" an arc distance of 140.82 feet; thence tangent to said curve North 39°24'37" East 113.11 feet to the beginning of a tangent 185 foot radius curve, concave Southeasterly; thence along said curve through an angle of 19°01'40" an arc distance of 61.44 feet; thence tangent to said curve North 58°26'17" East 98.71 feet to the beginning of a tangent 400 foot radius curve, concave Northwesterly; thence along said curve through an angle of 33°07'58" an arc distance of 231.31 feet; thence tangent to said curve North 25°18'19" East 98.35 feet to the beginning of a tangent 110 foot radius curve, concave Southeasterly; thence along said curve through an angle of 37°15'09" an arc distance of 71.52 feet; thence tangent to said curve North 62°33'28" East 124.69 feet to the beginning of a tangent 770 foot radius curve, concave Northwesterly; thence along said curve through an angle of 12°55'07" an arc distance of 173.61 feet; thence tangent to said curve North 49°38'21" East 80.67 feet to the beginning of a tangent 520 foot radius curve, concave Northwesterly; thence along said curve through

Continued

I, _____, known to me to be the person _____ whose name _____ subscribed to the within instrument and acknowledged that _____ executed the same. <i>Margaret M. Martinez</i> MARGARET M. MARTINEZ Name (Typed or Printed) Notary Public in and for said County and State		 No. 524886

MAIL TAX
STATEMENTS TO

_____ Street
 _____ City _____ State _____

FORM 6000, 7/77

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LEGAL DESCRIPTION CONTINUED
Order No: 18735
Page 5

(Parcel 5, continued)

an angle of 20°27'30" an arc distance of 185.67 feet; thence tangent to said curve North 29°10'51" East 100.30 feet to the beginning of a tangent 420 foot radius curve, concave Northwesterly; thence along said curve through an angle of 09°06'08" an arc distance of 66.72 feet; thence tangent to said curve North 20°04'43" East 103.05 feet to the beginning of a tangent 420 foot radius curve, concave Southeasterly; thence along said curve through an angle of 13°08'02" an arc distance of 96.28 feet; thence tangent to said curve North 33°12'45" East 42.65 feet to the beginning of a tangent 150 foot radius curve, concave Westerly; thence along said curve through an angle of 34°05'42" an arc distance of 89.26 feet; thence tangent to said curve North 00°52'57" West 71.67 feet to the beginning of a tangent 300 foot radius curve concave Easterly; thence along said curve through an angle of 14°56'05" an arc distance of 78.20 feet; thence tangent to said curve North 14°03'08" East 35.21 feet to the beginning of a tangent 180 foot radius curve, concave Easterly; thence along said curve through an angle of 31°16'38" an arc distance of 98.26 feet; thence tangent to said curve North 45°19'46" East 62.63 feet to the beginning of a tangent 925 foot radius curve, concave Northwesterly; thence along said curve through an angle of 08°24'38" an arc distance of 135.78 feet to the beginning of a tangent 1000 foot radius curve, concave Southeasterly; thence along said curve through an angle of 02°29'21" an arc distance of 43.44 feet to the beginning of a reverse 1000 foot radius curve, concave Northwesterly; thence along said curve through an angle of 11°26'23" an arc distance of 199.66 feet; more or less to a point in the North line of Section 28, Township 12 South, Range 1 West, San Bernardino Base and Meridian, which bears 598.07 feet Westerly along the North line of said Section 28 from the North Quarter corner of said Section 28.

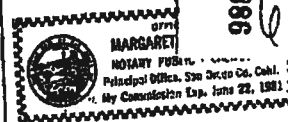
The sidelines of said 40 foot strip are to be prolonged or shortened as necessary to terminate on the South on the Northerly line of said State Highway 78 and on the North on the North line of said Section 28.

It is understood that the easement shall be effective until which time the Rockwood Road, as per proposed development by San Diego County has been completed on to Section 22 in above mentioned range and township. After said Rockwood Road has been completed and accepted as an improved County Road by the San Diego Board of Supervisors, this easement shall then and only then, become void, as the need for said easement will be longer be necessary. It is further understood, on a center line 30 feet East of the present cattle guard, shall be a continuation of the now existing West Road, through the Wild Animal Park, which is property owned by the City of San Diego.

known to me
to be the person whose name is subscribed to the within
instrument and acknowledged that he executed the same.

Margaret M. Martinez
MARGARET M. MARTINEZ
Name (Typed or Printed)

Notary Public in and for said County and State



No 524886

MAIL TAX
STATEMENTS TO

Name

City

State

Zip

Form 6000, 7/77

1119548 604
RECORDED INDEXED BY

TICOR TITLE INSURANCE COMPANY
(SEE WHEN RECORDING BANK TO)

Name: **SAN DIEGO TRUST & SAVINGS BANK**
Street Address: **P.O. BOX X-1013**
City & State: **SAN DIEGO, CALIFORNIA 92112**
ATTN: **BARBARA THOMPSON**

Name: **same as above**
Street Address: **same as above**
City & State: **same as above**

Tax Parcel No. **242-010-38**
This instrument filed for record by Ticor Title Insurance Company as an accommodation only. It has not been examined as to its execution or as to its effect upon the title.

The Undersigned declares:
1. The grantee was the foreclosing beneficiary.
2. The amount of the unpaid debt and costs was \$87,211.97.
3. The amount paid by the grantee was \$87,211.97.
4. Said property is in the unincorporated area of San Diego County.
5. Documentary transfer tax is -0-.

SAN DIEGO TRUST & SAVINGS BANK
Helen K. Diekmann
HELEN K. DIEKMANN, V.P.

154-394575

RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CALIF.
1984 OCT 18 PM 3:09
VEERAL L. LYNE
COUNTY RECORDER

RF 8
MG 1
UF 10
TXPD

Trustee's Deed Upon Sale

T.O. No. **Y-374**

This instrument, made **October 15, 1984**, between **San Diego Trust & Savings Bank**, a California corporation, as the duly appointed Trustee under the hereinafter mentioned Deed of Trust (herein called TRUSTEE), and
—**B. CARL BOSSARD, TRUSTEE UNDER DECLARATION OF TRUST DATED APRIL 16, 1975**— (herein called GRANTEE)

Witnesseth:
Whereas, —**JOE ALDRIDGE, A SINGLE MAN**—
by Deed of Trust dated **November 28, 1978** and recorded **December 6, 1978**
in book **78-524887** at page **383** of Official Records in the office of the county recorder of
San Diego County, California
did grant and convey to **San Diego Trust & Savings Bank, as Trustee**
upon the Trust therein expressed, the property hereinafter described to secure,
among other obligations, payment of a **real promissory note** and interest, according to the terms
thereof; other sums of money advanced, and interest thereon; and

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and

Whereas, on **February 14, 1984** the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on **February 24, 1984** in the office of the county recorder of said county, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book **84-066392**, page **84-066392**, of Official Records of said county; and

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust, did execute its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the **Unincorporated area of San Diego**, County of **San Diego**, state of **California**, and fixing the time and place of sale as **October 12, 1984**, at **10:00** o'clock a.m. of said day, **at the front steps of the County Courthouse at 220 W. Broadway, San Diego, California**.

PARCEL 5

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:
In one public place in the said city of **San Diego**, wherein said property was to be sold, to wit: Bulletin Board in the Main Corridor on the first floor of the County Courthouse at **220 W. Broadway, San Diego, California** also one in a conspicuous place on the prop-

T-208

MAIL TAX STATEMENTS AS DIRECTED ABOVE.

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erty to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in the Escondido Times Advocate a newspaper of general circulation printed and published in the city or district in which said real property is situated, the first date of such publication being June 7th, 1984 ; and June 14th & 21st, 1984

Whereas, copies of said recorded Notice of Default and of said Notice of Sales were mailed, served or published in accordance with Section 2924b of the Civil Code to or upon all those who were entitled to special notice of said sale as in said section provided; and

Whereas, all applicable statutory provisions of the state of California and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 87,211.97 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee, in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situate in the Unincorporated area of San Diego county of San Diego, state of California, described as follows:

The southwest quarter of the Northwest quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base & Meridian, in the County of San Diego, State of California, according to the United States Government Survey and as more fully described in the Exhibit "A" attached hereto and made a part hereof, consisting of 4 pages.

In Witness Whereof, said San Diego Trust & Savings Bank Trustee, has this day caused its corporate name and seal to be hereunto affixed by its vice President SECRETARY thereunto duly authorized by resolution of its Board of Directors.

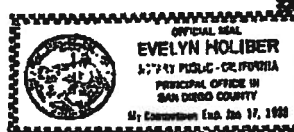
STATE OF CALIFORNIA
COUNTY OF San Diego
On October 15, 1984 before me, the undersigned, a Notary Public in and for said State, personally appeared Helen K. Diekmann known to me to be the vice President

SAN DIEGO TRUST & SAVINGS BANK
Helen K. Diekmann
HELEN K. DIEKMANN, VICE President

SEEDS of the Corporation that executed the within instrument as Trustee, known to me to be the persons who executed the within instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the same as Trustee.

WITNESS my hand and official seal.

NOTARY PUBLIC IN AND FOR SAID STATE



(This area for official notarial seal)

Instrument No.	
Title Order No.	
T.D.F. No.	
Recorded at the request of	
When recorded mail to:	
TRUSTEE'S DEED UPON SALE	

ORIGINAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER

PARCEL 1:

EXHIBIT-22. 606
Page 1

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700

FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 49°56'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 66°15'00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29°45'00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93°53'58", A DISTANCE OF 81.84 FEET; THENCE SOUTH 68°49'21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60°03'53" WEST, 345.76 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

Exhibit "A"

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IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 288 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 690.40 FEET; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE,

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CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
05°13'30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE,
NORTH 41°02'50" EAST, 108.89 FEET TO THE BEGINNING OF A TANGENT 200
FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 32°38'05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A
TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 41°18'25", AN ARC DISTANCE OF 103.4 FEET;
THENCE TANGENT TO SAID CURVE, NORTH 49°43'10" EAST, 62.98 FEET TO THE
BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10", AN ARC DISTANCE
OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST,
40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE,
CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
20°09'10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE
NORTH 03°10'50" EAST, 42.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT
RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 06°59'20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 10°10'10" EAST, 116.03 FEET TO THE BEGINNING OF A
TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO
SAID CURVE, NORTH 62°31'30" EAST, 67.89 FEET TO THE BEGINNING OF A
TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 22°19'50", AN ARC DISTANCE OF 116.92 FEET;
THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE
BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40", AN ARC DISTANCE
OF 286.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST,
186.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE,
CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF
01°30'50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE,
NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200
FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH
AN ANGLE OF 08°19'30", AN ARC DISTANCE OF 174.38 FEET; THENCE TANGENT
TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A
TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY BEING ALSO THE
TRUE POINT OF BEGINNING OF THE EASEMENT HEREIN DESCRIBED; THENCE ALONG
SAID CURVE THROUGH AN ANGLE OF 29°31'33", AN ARC DISTANCE OF 153.18
FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET
TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE
NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43",
AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH
61°59'30" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT
RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN
ANGLE OF 08°48'06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO
SAID CURVE, NORTH 53°11'44" EAST, 20.90 FEET TO THE BEGINNING OF A
TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID
CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.55 FEET;
THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 65.00 FEET TO THE
BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY;
THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 52°03'48", AN ARC DISTANCE
OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST.

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113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°01'40", AN ARC DISTANCE OF 81.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58°28'17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.81 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°06'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°56'05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°19'46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°24'38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°26'23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME

THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP, AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT SHALL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

RECORDING REQUESTED BY San Diego Trust & Savings Bank		88-053560 RECORDED IN OFFICIAL RECORDS OF SAN DIEGO COUNTY 1986 FEB 10 AM 11:30 VERA L. LYLE COUNTY RECORDER												
AND WHEN RECORDED MAIL TO		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>RF</td><td>7</td></tr> <tr><td>AR</td><td>5</td></tr> <tr><td>MG</td><td>1</td></tr> <tr><td>UF</td><td></td></tr> <tr><td>OC</td><td>NA</td></tr> <tr><td>TAPD</td><td></td></tr> </table>	RF	7	AR	5	MG	1	UF		OC	NA	TAPD	
RF	7													
AR	5													
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OC	NA													
TAPD														
Name	Carol Dawn Bontrager P. O. Box 27570 San Diego, Ca. 92128													
Street Address														
City & State														
MAIL TAX STATEMENTS TO														
Name	same as above													
Street Address														
City & State														
SPACE ABOVE THIS LINE FOR RECORDER'S USE														
Corporation Quitclaim Deed AFNF CAT. NO. NN0879 TO 1986 SA (1-88) THIS FORM FURNISHED BY TIGER TITLE INSURERS AFN: 242-010-38														
ALL PTK	The undersigned grantor(s) declare(s): NO CONSIDERATION PAID FOR THIS CONVEYANCE Documentary transfer tax is \$ -0- DEED FROM TRUST ☐ computed on full value of property conveyed, or ☐ computed on full value less value of liens and encumbrances remaining at time of sale. ☒ Unincorporated area: () City of _____, and													
	FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SAN DIEGO TRUST & SAVINGS BANK, SUCCESSOR TRUSTEE UNDER DECLARATION OF TRUST DATED APRIL 14, 1975 a corporation organized under the laws of the State of _____ hereby REMISES, RELEASES AND QUITCLAIMS to CAROL DAWN BONTRAGER, TRUSTEE OF THE CAROL DAWN BONTRAGER TRUST, DATED AUGUST 9, 1983 - the following described real property in the County of SAN DIEGO , State of California: AN UNDIVIDED 50% INTEREST IN AND TO: Parcel 1: The Southwest Quarter of the Northwest Quarter of Section 21, Township 12 South, Range 1 West, San Bernardino Base and Meridian, according to United States Government Survey. Parcels 2, 3, 4 and 5: Easements, all as more particularly set forth in the description attached hereto and made part hereof, marked Exhibit "A" and consisting of 4 pages. . . ** This Deed is being re-recorded for the purpose of correcting the legal description document #791 Page 86-011245 on January 10, 1986. Missing Exhibits, in Witness Whereof, said corporation has caused its corporation name and seal to be affixed hereto and this instrument to be executed by its Assistant Vice President and Assistant Secretary thereunto duly authorized. Dated: February 3, 1986 San Diego Trust & Savings Bank, Successor Trustee under Declaration of Trust Dtd 4-14-75 By <i>[Signature]</i> Assistant Vice President By <i>[Signature]</i> Assistant Secretary													
	STATE OF CALIFORNIA } ss. COUNTY OF San Diego On February 3, 1986 before me, the undersigned, a Notary Public in and for said State, personally appeared Delbert McGee, III personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Vice President, and M. J. Ruth personally known to be or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Secretary of the Corporation that executed the within instrument and acknowledged to me that such corpo- ration executed the within instrument pursuant to its by-laws or a resolution of its board of directors. WITNESSE my hand and official seal. Signature <i>Judy A. Fabiani</i> (This was for official notarial seal)													
	Title Order No. _____ Escrow or Loan No. _____ MAIL TAX STATEMENTS AS DIRECTED ABOVE													

OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L. LYLE, RECORDER 1

PARCEL 5

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THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 80 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184800 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 80.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°58'55" WEST, 188.23 FEET; THENCE NORTH 48°58'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET

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TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $41^{\circ}40'00''$, A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 100.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $86^{\circ}15'00''$, A DISTANCE OF 270.86 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $29^{\circ}45'00''$, A DISTANCE OF 169.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $30^{\circ}49'20''$, A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $24^{\circ}04'38''$ WEST, 294.80 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $89^{\circ}53'59''$, A DISTANCE OF 81.94 FEET; THENCE SOUTH $69^{\circ}49'21''$ EAST, 198.82 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $129^{\circ}53'14''$, A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $80^{\circ}03'53''$ WEST, 345.76 FEET; THENCE SOUTH $46^{\circ}07'51''$ WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 80.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH $82^{\circ}08'32''$ WEST (RECORD NORTH $82^{\circ}06'00''$ WEST),

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A DISTANCE OF 690.40 FEET; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°28'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45" AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 49.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00" AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°54'00" AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°48'20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°13'30" AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05" AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25" AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 48°43'10" EAST, 82.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10" AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°09'10" AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20" AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 87.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50" AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°06'40" AN ARC DISTANCE OF 266.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 198.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50" AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30" AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; BEING ALSO THE TRUE POINT OF BEGINNING OF THE EASEMENT HEREIN DESCRIBED; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29°31'33" AN ARC DISTANCE OF 153.18 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43" AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61°59'30"

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L LYLE, RECORDER

C. 511

EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}48'06''$, AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $53^{\circ}11'44''$ EAST, 20.80 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $48^{\circ}18'41''$, AN ARC DISTANCE OF 50.58 FEET; THENCE TANGENT TO SAID CURVE, SOUTH $78^{\circ}31'35''$ EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $62^{\circ}03'48''$, AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH $39^{\circ}24'37''$ EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $19^{\circ}01'40''$, AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH $58^{\circ}26'17''$ EAST, 86.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $33^{\circ}07'58''$, AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH $25^{\circ}18'19''$ EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $37^{\circ}15'09''$, AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH $82^{\circ}33'28''$ EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $12^{\circ}55'07''$, AN ARC DISTANCE OF 173.81 FEET; THENCE TANGENT TO SAID CURVE, NORTH $48^{\circ}38'21''$ EAST, 80.87 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $20^{\circ}27'30''$, AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH $29^{\circ}10'51''$ EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $09^{\circ}08'08''$, AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH $20^{\circ}04'43''$ EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $13^{\circ}08'02''$, AN ARC DISTANCE OF 95.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $32^{\circ}12'45''$ EAST, 42.85 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ}05'42''$, AN ARC DISTANCE OF 89.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ}52'57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ}56'05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ}03'08''$ EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ}16'38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $45^{\circ}19'46''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ}24'38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ}28'21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ}26'23''$, AN ARC DISTANCE OF 199.68 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME

THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

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OFFICIAL RECORDS, SAN DIEGO COUNTY, VERA L LYLE, RECORDER

1

RECORDING REQUESTED BY
TICOR TITLE INSURANCE COMPANY OF CALIFORNIA

2318

88 073320

RECORDED IN
OFFICIAL RECORDS
OF SAN DIEGO COUNTY, CA

FEB 17 AM 11:28

VERIFIED
RECORDED

RE	9-
AR	9-
MG	1-
UF	10-
QC	
TXPD	154/01

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS
OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

NAME
STREET ADDRESS
CITY
STATE
ZIP

Valley View Partnership
635 W. Mission Avenue
Escondido, CA 92025
ATTN: Joe Crowder

Title Order No. 116X146 Estrow No. 5-3300-N

This space for Recorder's use

GRANT DEED

THE UNDERSIGNED GRANTOR(s) DECLARE(s)

TAX PARTIAL NO. 242-101-38

DOCUMENTARY TRANSFER TAX is \$134.00

☒ computed on full value of property conveyed, or☐ computed on full value less value of liens or encumbrances remaining at time of sale☐ Unincorporated Area ☐ City of _____ and _____

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
CAROL DAWN BONTRAGER, Trustee of the CAROL DAWN BONTRAGER TRUST, dated
August 9, 1983 and SAN DIEGO TRUST & SAVING BANK, Successor Trustee to
S. CARL ROBERT under Declaration of Trust dated April 14, 1975
hereby GRANT(S) to

VALLEY VIEW PARTNERSHIP, a California general partnership

the following described real property in the
county of San Diego, state of California:

The Southwest Quarter of the Northwest Quarter of Section 21, Township 12
South, Range 1 West, San Bernardino Base and Meridian, in the County of San
Diego, State of California, according to United States Government Survey,
as more fully described in the attached Exhibit "A".

PARCEL 5

Dated November 27, 1987

Carol Dawn Bontrager, Trustee
CAROL DAWN BONTRAGER, Trustee

STATE OF CALIFORNIA
COUNTY OF San Diego } ss.

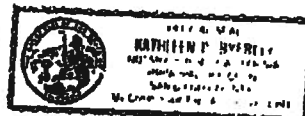
On this 30th day of November, 1987
before me, the undersigned, a Notary Public in and for said County and
State, personally appeared Carol Dawn Bontrager, Trustee

and acknowledged to me on the basis of satisfactory evi-
dence) to be the person whose name is subscribed to this instrument, and
acknowledged that he is the or she executed it.

Signature *Kathleen P. Bursley*
Notary Public in and for said County and State

SAN DIEGO TRUST & SAVING BANK
Successor Trustee

BY: *[Signature]*
BY: *[Signature]* ASST. VICE PRESIDENT
SECRETARY



MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE; IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name _____ Street Address _____ City & State _____

ENC 107 (REV. 1/78)

STATE OF CALIFORNIA
(COUNTY) San Diego ss. 2319On this 1st day of December, in the year
1987, before me, the undersigned, a Notary Public in
and for said County and State, personally appearedRobert McQueen III, personally known
to me to be the Assistant Vice President, andBarbara A. Thompson
personally known to me to be the Assistant
Secretary of the corporation that executed the within instrument, and
acknowledged to me that such corporation executed the within instru-
ment pursuant to its by laws or a resolution of its board of directors.Signature Marybeth ClarksonName (Typed or Printed)
Notary Public in and for said County and State

1-510 1-17-86



(This area for official notarial seal)

TICOR TITLE INSURANCE . 2320**EXHIBITS A**

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 2:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 80 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 3:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 80.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ANTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 2 AND 3 ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 1 HEREIN DESCRIBED.

PARCEL 4:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 80.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79°47'42" WEST, 273.33 FEET; THENCE NORTH 82°56'55" WEST, 168.23 FEET; THENCE NORTH 48°56'02" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF

AMENDED 1163146

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TICOR TITLE INSURANCE**2321****EXHIBIT A**

SAID CURVE THROUGH A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°40'00", A DISTANCE OF 438.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 88°15'00", A DISTANCE OF 270.88 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 28°45'00", A DISTANCE OF 163.88 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°49'20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24°04'38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 83°53'59", A DISTANCE OF 81.84 FEET; THENCE SOUTH 88°49'21" EAST, 186.92 FEET TO THE BEGINNING OF A TANGENT 80.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129°53'14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 80°03'53" WEST, 345.78 FEET; THENCE SOUTH 46°07'51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 80.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON 10 SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AND AS IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 5, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICIAL PLAT THEREOF.

PARCEL 5:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF

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TICOR TITLE INSURANCE 2322

EXHIBIT A

SAID STATE HIGHWAY 76, NORTH 82°08'32" WEST (RECORD NORTH 82°08'00" WEST), A DISTANCE OF 880.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07°51'28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42°26'37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50°18'05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23°17'45" AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73°35'50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°48'00" AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°47'50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°34'00" AN ARC DISTANCE OF 98.98 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54°41'50" EAST, 336.85 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18°52'30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35°49'30" EAST, 70.18 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05°12'30" AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41°02'50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32°38'05" AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08°24'48" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41°18'25" AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 48°43'10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26°23'10" AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23°20'00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°08'10" AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03°10'50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°59'20" AN ARC DISTANCE OF 34.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10°10'10" EAST, 118.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62°31'30" EAST, 67.88 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22°19'50" AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40°11'49" EAST, 282.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38°08'40" AN ARC DISTANCE OF 286.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78°18'20" EAST, 198.28 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01°30'50" AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76°47'30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°19'30" AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68°28'00" EAST, 59.87 FEET TO THE BEGINNING OF A TANGENT 287.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 28°31'33" AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82°00'27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35°59'43" AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO

AMENDED 1163146

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TICOR TITLE INSURANCE 2323

EXHIBIT A

SAID CURVE, NORTH 61°59'30" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 800 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08°48'08", AN ARC DISTANCE OF 138.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53°11'44" EAST, 20.80 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48°16'41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78°31'35" EAST, 85.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 82°03'45", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39°24'37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19°01'40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 88°26'17" EAST, 88.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33°07'58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25°18'18" EAST, 88.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37°15'09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62°33'28" EAST, 124.88 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12°55'07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49°38'21" EAST, 69.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20°27'30", AN ARC DISTANCE OF 186.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29°10'51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09°08'08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20°04'43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 430 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13°08'02", AN ARC DISTANCE OF 95.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32°12'45" EAST, 43.85 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34°05'42", AN ARC DISTANCE OF 89.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00°52'57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14°58'05", AN ARC DISTANCE OF 78.30 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14°03'08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31°16'38", AN ARC DISTANCE OF 98.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45°18'46" EAST, 82.63 FEET TO THE BEGINNING OF A TANGENT 825 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06°24'36", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02°29'21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11°28'23", AN ARC DISTANCE OF 199.86 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 808.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

AMENDED 1163146

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TICOR TITLE INSURANCE 2324**EXHIBIT A**

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

AMENDED 1163148

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1910/281 OR.

281

GRANT DEED

ASA J. COLLINS AND MELBA M. COLLINS, husband and wife, for and in consideration of the sum of TEN DOLLARS, to them in hand paid, do hereby GRANT to T. CARL BENDERICH and MARY C. BENDERICH, husband and wife as joint tenants, all that real property located in San Diego County, California, described as follows:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive, of Section 16, T. 12 S., R. 1 W., S.B.M.

WITNESS THEIR HANDS this 20th day of July, 1945.

ASA J. COLLINS
MELBA M. COLLINS

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO } ss.

On this 20th day of July, 1945, before me, A. L. HUBBELL, a notary public in and for said County and State, duly commissioned and sworn, personally appeared Asa J. Collins and Melba M. Collins, husband and wife, to me known to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same.



A. L. HUBBELL
Notary Public in and for San Diego County, California
My commission expires Jan. 29, 1949

RECORDED AT REQUEST OF T. CARL BENDERICH JUL 23 1945 55 min. past 9 A.M.

ROGER H. HOWE, COUNTY RECORDER
By Deputy H. Zervas

1.00/4 60663

COMPARED
M. Norfield
CLERK OF RECORDER

FULL RECONVEYANCE

LAND ESCROW AND SAFE DEPOSIT COMPANY, a California corporation, as Trustee under Deed of Trust, dated January 2, 1945 made by HARRY WEAGANT AND FRANK WEAGANT, husband and wife, Trustees, recorded as Instrument No. 14003, on February 20, 1945, in Book 1629, Page 53, of Official Records in the office of the Recorder of San Diego County, California, describing land therein as

Lot 24, Block 55, NORMAL HEIGHTS, according to Map No. 985 filed in the office of the County Recorder of said County May 9, 1906,

having received from holder of the obligations thereunder a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, and said Deed of Trust and the note or notes secured thereby having been surrendered to said Trustee for cancellation, does hereby RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder.

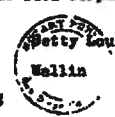
IN WITNESS WHEREOF, LAND ESCROW AND SAFE DEPOSIT COMPANY as Trustee, has caused its corporate name and seal to be affixed by its Vice President, therunto duly authorized, this 19th day of July, 1945.



LAND ESCROW AND SAFE DEPOSIT COMPANY
By Thomas A. Clarkson Vice President

STATE OF CALIFORNIA }
COUNTY OF SAN DIEGO } ss.
Public, in and for said County, personally appeared THOMAS A. CLARKSON known to me to be the Vice President of LAND ESCROW AND SAFE DEPOSIT COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.

On July 19, 1945, before me, the undersigned, a Notary Public, in and for said County, personally appeared THOMAS A. CLARKSON known to me to be the Vice President of LAND ESCROW AND SAFE DEPOSIT COMPANY, the corporation that executed the foregoing instrument as Trustee, and known to me to be the person who executed said instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee.



WITNESS my hand and official seal.

Betty Lou Wallin
Notary Public in and for said County and State.

No. 2076

PARCEL 6

RECORDING REQUESTED BY Grantees. AND WHEN RECORDED MAIL TO Name: Mr. & Mrs. Asa J. Collins, Street Address: R. 4, Box 815, City & State: Escondido, Calif. 92025.	20554 FILE/PAGE NO. RECORDED REQUEST BY <i>Egon W. Mueller</i> FEB 5 1 09 PM '68 SERIES 2 BOOK 1988 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. A. S. GRAY, RECORDER \$2.00 832
MAIL THE INSTRUMENT TO Name: Mr. & Mrs. Asa J. Collins, Street Address: R. 4, Box 815, City & State: Escondido, Calif. 92025.	
Grant Deed AFTER I.R.S. & NONE ABOVE THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY	
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, I, MELBA M. COLLINS, state that I took title as MELBA M. LARSON, with the consent of my husband ASA J. COLLINS, hereby GRANT to ASA J. COLLINS and MELBA M. COLLINS, husband and wife, as Community property, all right, title and interest in the following described real property in the County of SAN DIEGO, State of California: Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the official plat thereof.	
Dated February 2, 1968. STATE OF CALIFORNIA COUNTY OF San Diego } ss On February 2, 1968 before me, the under- signed, a Notary Public in and for said State, personally appeared Melba M. Collins (formerly known as Melba M. Larson) and Asa J. Collins. known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same. WITNESS my hand and official seal. Signature: <i>Egon W. Mueller</i> EGON W. MUELLER Notary Public, State of California My Commission Expires Dec. 17, 1968 Name (Typed or Printed)	<i>Melba M. Collins</i> MELBA M. COLLINS, formerly known as Melba M. LARSON. <i>Asa J. Collins</i> ASA J. COLLINS.
EGON W. MUELLER NOTARY PUBLIC Principal Office, San Diego Co. Calif.	
Title Order No. _____ Escrow or Loan No. _____ MAIL TAX STATEMENTS AS DIRECTED ABOVE	

1000

(THIS SPACE FOR OTHER COURT CASES)

FILED
DEC 17 1968
R. B. JAMES, Clerk

Return to
JAMES A. JAMES
JAMES A. JAMES
JAMES A. JAMES

Attorney for Petitioner

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA
IN AND FOR THE COUNTY OF SAN DIEGO

In the Matter of the Estate of NO. 88127
THOMAS CARL BERBERICH, JUDGMENT OF FINAL DISTRIBUTION
Deceased. ON WAIVER OF ACCOUNTING

FREDA MAE BERBERICH, as Administratrix with Will annexed
of the Estate of Thomas Carl Berberich, deceased, having heretofore
filed her Waiver of Accounting and Petition for the Settlement and
Final Distribution of the Estate of Thomas Carl Berberich, and the
petition coming on regularly for hearing this 13th day of December,
1968, the Court finds:

Due notice of the hearing of the petition has been regu-
larly given as required by law.

All the allegations of the petition are true.

Thomas Carl Berberich died testate on December 30, 1967,
in the County of San Diego, State of California, being at the time
of his death a resident thereof.

On April 24, 1968, FREDA MAE BERBERICH, was appointed
Administratrix with will annexed of the Decedent's Will. She quali-
fied as said administratrix with will annexed of the decedent's Will
on that date and ever since has been and now is the administratrix
with will annexed of the decedent's Will.

Notice to creditors has been duly given as required by

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No 223977

1 law, the time for filing or presenting claims has expired, and the
2 estate now is in a condition to be closed.

3 No claims have been filed or presented against the estate.

4 All debts of the decedent and of the estate and all ex-
5 penses of administration thereof except closing expenses and attor-
6 nay's fees have been paid in full.

7 A written report of the inheritance tax appraiser ap-
8 pointed herein is on file, and an order fixing the inheritance tax
9 due the State of California from this estate has been made by this
10 Court. The tax has been paid in full as evidenced by the receipt of
11 the County Treasurer of the County of San Diego on file herein.

12 No personal property taxes, California state or federal
13 income taxes were due or payable by the estate.

14 A federal estate tax return has been filed for the estate,
15 but no federal estate tax is due.

16 Freda Mae Benharich, as sole legatee and devisee under the
17 Will of decedent, has filed a waiver of accounting herein.

18 There will be no further closing expenses.

19 The administratrix with will annexed should be authorized
20 and directed to pay attorney, EDWARD C. DOWD, the sum hereafter
21 specified as his statutory fees for his services rendered in the ad-
22 ministration of this estate, and the sum of \$73.00 in payment of
23 costs advanced by said attorney.

24 The administratrix with will annexed has waived her right
25 to compensation for her services rendered in the administration of
26 this estate.

27 All the assets of the estate are the separate property of
28 the decedent, as set forth in the Inventory and Appraisement on file
29 herein.

30 The estate should be distributed to FREDA MAE BENHARICH,
31 the wife of decedent.

32 NOW, THEREFORE, IT IS HEREBY ORDERED AND ADJUDGED THAT:

EDWARD C. DOWD
ATTORNEY AT LAW
444 EAST THIRD AVENUE
ESCONDIDO, CALIF.
TELEPHONE 749-5212

- 2 -

NO. 223977
4

1 The administration of the estate is brought to a close.
 2 All the acts and transactions of the Administratrix With
 3 Will Annexed relating to the matters set forth in petition are rati-
 4 fied, confirmed, and approved.

5 The Administratrix With Will Annexed has waived her right
 6 to compensation for services rendered in the administration of this
 7 estate and she is directed to pay her attorney, EDWARD C. BOWEN, the
 8 sum of \$1,730.00 as his statutory fee for his services rendered in
 9 the administration of this estate, and the sum of \$73.00 in dis-
 10 charge of the costs advanced by said attorney.

11 The California inheritance taxes due and payable by the
 12 estate have been paid.

13 The estate in the possession of the Administratrix With
 14 Will Annexed remaining for distribution after the payment of attor-
 15 ney's fees and costs advanced as hereinabove ordered consists of the
 16 following described property which is distributed in the following
 17 manner:

18 The estate should be distributed to FREDA MAE BERBERICH,
 19 the wife of decedent.

20 The property of this estate ordered distributed herein is
 21 described as follows:

22 That certain real property located in the County of
 23 San Diego, State of California, and more particularly
 24 described as follows:
 25 SW qtr. of the NW qtr. of Section 10, Township 12 South,
 26 Range 1 W of the San Bernardino Meridian, Calif. con-
 27 taining 40 acres.

28 That certain real property located in the County of
 29 San Diego, State of California, and more particularly
 30 described as follows:
 31 An undivided one-half interest in Lots 1 to 7 and Lots
 32 9 to 16 inclusive, Section 15, Township 12 S. Range 1
 33 West in the County of San Diego, State of California,
 34 San Bernardino Meridian, (400 acres), including improve-
 35 ments.

36 Any other property of the estate, now known or discover-
 37 ed which may belong to the estate in which the decedent of the
 38 estate may have, are hereby ordered to be distributed to FREDA MAE BERBERICH,

Dated: DEC 17 1968

EDWARD C. BOWEN

JUDGE OF THE SUPERIOR COURT

EDWARD C. BOWEN
 ATTORNEY AT LAW
 600 WEST THIRD AVENUE
 SAN DIEGO, CALIF.
 TELEPHONE 740-0510

No 223977

- 3 -

RECORDING REQUESTED BY		74-077056 RECORDED FOR RECORDS DEPT. OF COUNTY OF SAN DIEGO MAR 28 8:00 AM '74 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. MARY A. BROWN RECORDER			
United California Bank					
AND WHEN RECORDED MAIL TO					
NAME United California Bank					
ADDRESS PO Box 1778					
CITY & STATE Escondido, Ca. 92025					
MAIL THE STATEMENTS TO		SPACE ABOVE THIS LINE FOR RECORDER'S USE			
NAME Westmont College		Documentary transfer tax \$ None - set up in trust ☐ Computed on full value of property conveyed, or ☐ Computed on full value less liens & encumbrances remaining thereon at time of sale. X <i>Asa J. Collins</i> Signature of grantor or agent determining tax - first name ☒ Unincorporated area ☐ City of _____			
ADDRESS 935 LaPax Road					
CITY & STATE Santa Barbara, Calif.					
Grant Deed		A.P. #240-270-3a 94039			
THIS FORM FURNISHED BY SECURITY TITLE INSURANCE COMPANY					
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ASA J. COLLINS and MELBA M. COLLINS , husband and wife, hereby GRANT(S) to WESTMONT COLLEGE , a California non-profit corporation the following described real property in the county of San Diego , state of California: Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to the official plat thereof.					
Dated <u>Aug 8 - 1973</u> <table border="0" style="width: 100%;"> <tr> <td style="width: 50%; vertical-align: top;"> STATE OF CALIFORNIA COUNTY OF <u>San Diego</u> } ss. On <u>AUG. 8, 1973</u> before me, the under- signed, a Notary Public in and for said County and State, personally appeared <u>ASA J. COLLINS and</u> <u>MELBA M. COLLINS</u> _____ known to me to be the person(s) whose name(s) <u>ARE</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. <i>[Signature]</i> Signature of Notary Name (Typed or Printed) of Notary </td> <td style="width: 50%; vertical-align: top;"> <u>ASA J. COLLINS</u> <i>Asa J. Collins</i> <u>MELBA M. COLLINS</u> <i>Melba M. Collins</i> FOR NOTARY SEAL OR STAMP  74-077056 Notary Seal, 66, 1973 P. O. Box 1777, Escondido, Calif. 92025 </td> </tr> </table>				STATE OF CALIFORNIA COUNTY OF <u>San Diego</u> } ss. On <u>AUG. 8, 1973</u> before me, the under- signed, a Notary Public in and for said County and State, personally appeared <u>ASA J. COLLINS and</u> <u>MELBA M. COLLINS</u> _____ known to me to be the person(s) whose name(s) <u>ARE</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. <i>[Signature]</i> Signature of Notary Name (Typed or Printed) of Notary	<u>ASA J. COLLINS</u> <i>Asa J. Collins</i> <u>MELBA M. COLLINS</u> <i>Melba M. Collins</i> FOR NOTARY SEAL OR STAMP  74-077056 Notary Seal, 66, 1973 P. O. Box 1777, Escondido, Calif. 92025
STATE OF CALIFORNIA COUNTY OF <u>San Diego</u> } ss. On <u>AUG. 8, 1973</u> before me, the under- signed, a Notary Public in and for said County and State, personally appeared <u>ASA J. COLLINS and</u> <u>MELBA M. COLLINS</u> _____ known to me to be the person(s) whose name(s) <u>ARE</u> subscribed to the within instrument and acknowledged that <u>they</u> executed the same. <i>[Signature]</i> Signature of Notary Name (Typed or Printed) of Notary	<u>ASA J. COLLINS</u> <i>Asa J. Collins</i> <u>MELBA M. COLLINS</u> <i>Melba M. Collins</i> FOR NOTARY SEAL OR STAMP  74-077056 Notary Seal, 66, 1973 P. O. Box 1777, Escondido, Calif. 92025				
File this on <u>3/9/74</u>		Kartow No. <u>254-464</u>			

RECORDING REQUESTED BY
United California Bank

AND WHEN RECORDING MAIL TO
NAME **Mr. Paul J. Stout**
ADDRESS **301 E. Grand Ave.**
CITY & STATE **Escondido, Ca. 92025**

MAIL TAX STATEMENTS TO
NAME **Same as above**
ADDRESS
CITY & STATE

74-077057
RECORDING REQUESTED BY
UNITED CALIFORNIA BANK
MAR 28 8:00 AM '74
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
HARVEY F. GILMAN, RECORDER

IMPACT ABOVE THIS LINE FOR RECORDER'S USE
Proportionate transfer tax \$438.11
Computed on full value of property conveyed, or
Computed on full value less liens & encumbrances
remaining thereon at time of sale.
FREDERICK M. BERBERICH
Signature of declarant or agent determining tax here name
City of

Grant Deed PARCEL NO. 240-270-33
9/2/74

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
FREDERICK M. BERBERICH, a widow, as to an undivided one-half interest, and
WESTMONT COLLEGE, a California non-profit corporation

hereby GRANT(S) to
PAUL J. STOUT and BETTY J. STOUT, husband and wife as joint tenants, as
to an undivided one-half interest; and WINSTON L. COX and HELEN L. COX,
husband and wife as joint tenants as to an undivided one-half interest,
the following described real property in the
county of **San Diego**, State of California:
Lots 1 to 7 inclusive and Lots 4 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and Meridian,
in the County of San Diego, State of California, according to U.S.
Government Survey.

FREE OF ENCUMBRANCES EXCEPT:
1. Second Half of General and Special taxes for the fiscal year
1973-1974.
2. Conditions, restrictions, reservations, covenants, easements,
rights and rights of record, if any.

Dated February 19, 1974
FREDERICK M. BERBERICH
Freda Mae Berberich
WESTMONT COLLEGE, a California
non-profit corporation
By: Ruth E. G. Gentry
By: Frederick M. Berberich
FOR NOTARY SEAL OR STAMP

STATE OF CALIFORNIA
COUNTY OF San Diego ss.
On February 19, 1974 before me, the under
signed, a Notary Public in and for said County and State, personally
appeared Freda Mae Berberich
to be the person whose name is subscribed to the within
instrument and acknowledged that she executed the same.
Signed [Signature]
Name (Typed or Printed) of Notary

74-077057
R.S.

Title Order No. 3191-6 Parcel No. 259-464
MAIL TAX STATEMENTS AS DIRECTED ABOVE

14

RECORDING REQUESTED BY
STEWART TITLE COMPANY

AND WHEN RECORDED MAIL TO
Name **Mr. & Mrs. Paul J. Stout**
Street Address **301 E. Grand Ave.**
City & State **Escondido, Calif. 92025**

MAIL TAX STATEMENTS TO
Name **Same as above**
Street Address
City & State

SPACE ABOVE THIS LINE FOR RECORDER'S USE
Documentary transfer tax \$ 11.00 **DOCUMENTARY TRANSFER TAX PAID**
☐ Computed on full value of property conveyed, or
☐ Computed on full value less liens & encumbrances
retaining thereon at time of sale.
Signature of document or agent determining tax - firm name
Ray Stout
☐ Unincorporated area City of

75-211113
RECORDED BY
STEWART TITLE CO. OF SAN DIEGO
AUG 11 8:00 AM '75
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
MARLEY R. BROWN
RECORDER

Grant Deed Parcel No. 240-270-33

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
HELEN L. COX, a widow

hereby GRANT(S) to **PAUL J. STOUT and BETTY J. STOUT, husband and wife**
as joint tenants

the following described real property in the
county of **San Diego**, state of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16, Township
12 South, Range 1 West, San Bernardino Base and Meridian, in the County
of San Diego, State of California, according to U.S. Government Survey.

FREE OF ENCUMBRANCES EXCEPT:

1. All General and Special taxes for the fiscal year 1975-1976,
2. Conditions, restrictions, reservations, covenants, easements,
rights and rights of way of record, if any,
3. Trust Deed of record dated March 11, 1974 and recorded March 28,
1974 as Instrument No. 74-077059 in the original principal amount
of \$388,534.95 which the buyer herein assumes and agrees to pay
in accordance with the terms thereof.

Dated March 28, 1975

Helen L. Cox
Helen L. Cox

MONTANA
STATE OF ~~OREGON~~ } ss.
COUNTY OF YELLOWSTONE

On May 2, 1975 before me, the undersigned,
a Notary Public in and for said County and State, personally appeared
Helen L. Cox

to be the person whose name is subscribed to the
within instrument and acknowledged that s/he
executed the same.

La Donna Sherman
Signature of Notary
LA DONNA SHERMAN
Name (Typed or Printed) of Notary

FOR NOTARY SEAL OR STAMP

75-211113

Title Order No. 7407 Record No. 259-670

C-18 MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY

STEWART TITLE COMPANY

AND WHEN RECEIVED MAIL TO

Name
Street Address
City & State
Crowder & Stout Land Investment Company
301 East Grand Avenue
Escondido, California 92025

Name
Street Address
City & State
Crowder & Stout Land Investment Company
301 East Grand Avenue
Escondido, California 92025

75-370628
RECORDED NO.
BOOK 1975
RECORDED REQUEST OF
STEWART TITLE CO. OF SAN DIEGO
DEC 31 8:00 AM '75
OFFICIAL RECORDS
SAN DIEGO COUNTY, CALIF.
HARLEY R. BLOOM
RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

ABSTRACT NO.
TO 400.1 CA (5-75)

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

PS # 44038-340-370-33

The undersigned grantor(s) declare(s): DOCUMENTARY TRANSFER TAX AND
Documentary transfer tax is \$14.00
WILLIAM R. BLOOM, RECORDER

- () computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.
() Unincorporated area: () City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

PAUL J. STOUT AND BETTY J. STOUT, Husband and Wife, as Joint Tenants

hereby GRANT(S) to CROWDER & STOUT LAND INVESTMENT COMPANY, a
California Joint Venture comprised of Joe Colin Crowder and Maria Crowder,
husband and wife as to an undivided one half interest; and, Paul J. Stout and
Betty J. Stout, husband and wife as to an undivided one half interest,
the following described real property in the
County of San Diego, State of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and
Meridian, in the county of San Diego, State of California,
according to U.S. Government Survey.

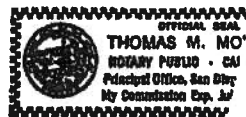
Tax parcel No.:
Book 240
Page 270
Par. 33

Dated December 30, 1975

STATE OF CALIFORNIA } ss.
COUNTY OF San Diego }
On December 30, 1975 before me, the under-
signed, a Notary Public in and for said State, personally appeared
Paul J. Stout and Betty J. Stout

known to me
to be the person(s) whose name(s) they subscribed to the within
instrument and acknowledged that they executed the same.
WITNESS my hand and official seal.

Signature Thomas M. Manson
THOMAS M. MANSON
Name (Typed or Printed)



75-370628

Title Order No. 9124 Escrow or Loan No.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY 2155 AND WHEN RECEIVED MAIL TO Name: Joe Colin Crowder Street Address: 455 Palomar Drive City & State: San Marcos, CA 92069	FILE/PAGE NO. 77-028881 BOOK 1977 RECORDS REQUEST OF ADDRESSEE JAN 25 12 02 PM '77 OFFICIAL RECORDS SAN DIEGO COUNTY, CALIF. HARLEY F. BUTLER RECORDER \$3.00
SPACE ABOVE THIS LINE FOR RECORDER'S USE	
Name: Same as above Street Address: City & State:	DOCUMENTARY TRANSFER TAX \$ <u>110</u> COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE Signature of Declarant or Agent authorizing tax Firm Name TRANSFER TAX PAID HARLEY F. BUTLER, RECORDER

Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

10 405.1 CA (1-70)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

PAUL J. STOUT, BETTY J. STOUT, JOE COLIN CROWDER, MARIA CROWDER
of CROWDER & STOUT LAND INVESTMENT COMPANY, a California Joint Venture

hereby GRANT(S) to JOE COLIN CROWDER and MARIA CROWDER,
husband and wife as joint tenants

the following described real property in the
County of San Diego, State of California:

Lots 1 to 7 inclusive and Lots 9 to 16 inclusive of Section 16,
Township 12 South, Range 1 West, San Bernardino Base and Meridian,
in the county of San Diego, State of California, according to U.S.
Government Survey.

Tax Parcel No: Book: 240
Page: 270
Parcel 33

Dated December 17 1976

STATE OF CALIFORNIA } ss.
COUNTY OF San Diego }
On December 17 1976 before me, the undersigned, a Notary Public in and for said State, personally appeared:
Paul J. Stout, Betty J. Stout,
Joe Colin Crowder, Maria Crowder

known to me to be the person(s) whose name they subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

Signature: Jane S. Butler
JANE S. BUTLER
(Name if Typed or Printed)

OFFICIAL SEAL
JANE S. BUTLER
NOTARY PUBLIC-CALIFORNIA
SAN DIEGO COUNTY
My Exp. Expires Jan. 10, 1978

Title Order No. _____ Escrow or Loan No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

No 28881

WFG National-Default Services

RECORDING REQUESTED BY:
American Default ManagementAND WHEN RECORDED TO:
EXETER 13162 DE, LLC
C/O Concordia Communities
437 So. Highway 101, Suite 212
Solana Beach, CA 92075Forward Tax Statements to
the address given above

DOC # 2013-0348915



JUN 04, 2013 8:00 AM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
Ernest J. Dronenburg, Jr., COUNTY RECORDER
FEES: 18.00
OC: OC

6260

PAGES: 2



SPACE ABOVE LINE FOR RECORDER'S USE

TS #: 2013-2473
Loan #: 847653

Order #: 13-05895-DF

TRUSTEE'S DEED UPON SALE

A.P.N.: 240-270-33-00

Transfer Tax: \$0.00

THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE,
SECTION 480.3

The Grantee Herein was the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was \$3,390,528.15

The Amount Paid by the Grantee was \$3,390,493.15

Said Property is in the City of Escondido, County of San Diego

American Default Management, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby GRANT and CONVEY to

EXETER 13162 DE, LLC

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of San Diego, State of California, described as follows:

Lots 1 to 7 Inclusive and Lots 9 to 16 Inclusive of Section 16, Township 12 South, Range 1 West, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by JOE C. CROWDER, AN UNMARRIED MAN as Trustor, dated 8/2/2005 of the Official Records in the office of the Recorder of San Diego, California under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Default and Election to Sell under the Deed of Trust recorded on 9/16/2005, instrument number 2005-0800250, Book N/A, Page N/A Loan Modification recorded 8/21/2007 as instrument #2007-0554590 and Loan Modification recorded 9/04/2009 as instrument #2009-0497852 of official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

TRUSTEE'S DEED UPON SALE

6261

TS #: 2013-2473
Loan #: 847653
Order #: 13-05895-DF

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 5/28/2013. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$3,390,493.15, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, American Default Management, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: 5/28/2013

American Default Management

By: 

Piya Tolani, President

STATE OF California
COUNTY OF Los Angeles

On 5/28/2013 before me, John Justin Shaw NOTARY PUBLIC Personally appeared Piya Tolani, 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.

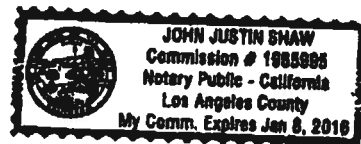
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Name

JOHN JUSTIN SHAW

(Seal)





DPFG

DEVELOPMENT PLANNING & FINANCING GROUP, INC.

27127 Calle Arroyo, Suite 1910
San Juan Capistrano, CA 92675
TEL: 949-388-9269
FAX: 949-388-9272

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:-
27127 Calle Arroyo, Suite 1910 - San Juan Capistrano, CA 92675
(949) 388-9269, Accounts Receivable

Invoice

Concordia Homes
Attn: Jeb Hall
380 Steven Avenue, Suite 307
Solana Beach, CA 92075

Invoice Date: April 11, 2016
Invoice Num: 67608
Contract#: 12019
Account#: 1797:
Fed I.D. No: 20-8150046

In Reference To: For services rendered for the period ending: March 31, 2016
related to preparing fiscal impact analysis for the Safari Highlands Ranch project located in
the City of Escondido, as follows:

Professional Consulting Services

<u>Date</u>	<u>Consultant</u>	<u>Description</u>	<u>Hours</u>	<u>Amount</u>
3/1/2016	BA	Update analysis with revised product and pricing data. Research mortgage requirements to acquire home loan. Research surrounding city population, police and fire costs to prepare service cost analysis.	3.20	\$512.00
3/2/2016	BA	Contact local mortgage broker to request debt to income and mortgage qualification requirements. Prepare project specific maintenance costs summary.	2.00	\$320.00
3/3/2016	BA	Research City of San Marcos and City of Vista budgets and demographics.	1.30	\$208.00
3/3/2016	JTC	Research City of Vista population and employment. Research city of San Marcos budget and employment.	1.00	\$125.00
3/4/2016	BA	Review fiscal impact analysis with Sunit P.	1.20	\$192.00
3/7/2016	BA	Prepare cost ratio for public safety service costs, revise park maintenance costs, review maintenance cost assumptions.	3.30	\$528.00
3/8/2016	SP	Revisions to draft Fiscal Impact Analysis.	0.70	\$171.50
3/9/2016	BA	Review updates to fiscal impact analysis with Sunit P. Contact Robert B. at LAFCO regarding master tax sharing agreement. Research Rincon Fire Agreement.	2.70	\$432.00
3/9/2016	SP	Preparation of adjustment to police service cost in FIA. Review data for potential adjustment to household income assumption.	1.00	\$245.00
3/10/2016	SP	Revisions to draft FIA.	0.30	\$73.50
3/11/2016	BA	Prepare final revisions to fiscal impact analysis for submission to client. Prepare list of revisions to fiscal impact analysis for client.	3.30	\$528.00
3/11/2016	SP	Review revised FIA. Prepare revised summary schedule.	1.50	\$367.50
3/15/2016	BA	Research mortgage eligibility requirements to evaluate potential adjustments to household income assumptions.	2.70	\$432.00

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:-
27127 Calle Arroyo, Suite 1910 - San Juan Capistrano, CA 92675
(949) 388-9269, Accounts Receivable

Invoice

Concordia Homes
 Attn: Jeb Hall
 380 Steven Avenue, Suite 307
 Solana Beach, CA 92075

Invoice Date: April 11, 2016
Invoice Num: 67608
Contract#: 12019
Account#: 1797:
Fed I.D. No: 20-8150046

Professional Consulting Services

<u>Date</u>	<u>Consultant</u>	<u>Description</u>	<u>Hours</u>	<u>Amount</u>
3/18/2016	BA	Update fiscal impact analysis for submission to client.	0.70	\$112.00
3/18/2016	SP	Prepare fire station operating costs and revenues schedule. Finalize revised draft FIA; submit to Jeb H. and Don U. with cover email outlining salient changes.	1.90	\$465.50
3/24/2016	BA	Research Rincon Fire Agreement to determine if applicable offset against Fire budget.	1.00	\$160.00
3/28/2016	SP	Initial review of park maintenance cost information from landscape contractor. Related email to Jeb H.	0.40	\$98.00
3/29/2016	BA	Review Open Space and Park exhibits to source maintenance quantities.	1.20	\$192.00
3/31/2016	BA	Contact Jeb H. regarding public facility maintenance quantities.	0.30	\$48.00

Total Services: **29.70** **\$5,210.00**

Amount Due This Invoice: **\$5,210.00**

Client Aging Summary

<u>Current</u>	<u>30 Days</u>	<u>60 Days</u>	<u>90 Days</u>	<u>120+ Days</u>	<u>Total Due</u>
\$5,210.00	\$1,246.00	\$0.00	\$0.00	\$0.00	\$6,456.00

This debt will be assumed to be valid unless you dispute its validity in writing within 30 days of the Invoice date

DPFG is now accepting the following credit cards;
VISA, MASTERCARD, DISCOVER and AMERICAN EXPRESS



CHCAINC-01

RMORENO

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

4/13/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER License # 0795135
Armstrong/Robitaille/Riegler Business and Insurance Solutions
830 Roosevelt Avenue, Suite 200
Irvine, CA 92620

CONTACT NAME:

PHONE (A/C No. Ext): (714) 221-3900

FAX (A/C No.): (714) 221-2277

E-MAIL ADDRESS: info@ar-ins.com

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A: Sequoia Insurance Company

22985

INSURER B:

INSURER C:

INSURER D:

INSURER E:

INSURER F:

INSURED

CHCAL, Inc.
380 Stevens Avenue
Suite 307
Solana Beach, CA 92075

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	COMMERCIAL GENERAL LIABILITY					EACH OCCURRENCE \$
	CLAIMS-MADE ☐ OCCUR ☐					DAMAGE TO RENTED PREMISES (Ea occurrence) \$
						MED EXP (Any one person) \$
						PERSONAL & ADV INJURY \$
	GEN'L AGGREGATE LIMIT APPLIES PER:					GENERAL AGGREGATE \$
	☐ POLICY ☐ PROJECT ☐ LOC					PRODUCTS - COMP/OP AGG \$
	OTHER:					\$
	AUTOMOBILE LIABILITY					COMBINED SINGLE LIMIT (Ea accident) \$
	☐ ANY AUTO ☐ SCHEDULED AUTOS					BODILY INJURY (Per person) \$
	☐ ALL OWNED AUTOS ☐ NON-OWNED AUTOS					BODILY INJURY (Per accident) \$
	☐ HIRED AUTOS					PROPERTY DAMAGE (Per accident) \$
						\$
	UMBRELLA LIAB					EACH OCCURRENCE \$
	EXCESS LIAB					AGGREGATE \$
	☐ OCCUR ☐ CLAIMS-MADE					\$
	DED ☐ RETENTION \$					\$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		QWC1026629	04/01/2016	04/01/2017	X PER STATUTE OTH-ER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	Y/N ☐ N/A				E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below					E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
						E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

*30 days written notice of cancellation except 10 days for non-payment of premium.

RE: License No. 761397

CERTIFICATE HOLDER

CANCELLATION

Contractors State License Board
9821 Business Park Drive
Sacramento, CA 95627

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Helene

From: Hien Truong [htruong@healthmarkets.com]
Sent: Wednesday, April 13, 2016 4:35 PM
To: 'Helene'
Subject: RE: Betty Hall

Helene,

Okay. I had to do a work around since quoting engine automatically included Betty even though I requested a Child Only Quote.

Total was \$998.79. Betty's portion is \$557.52. So total cost for both girls is \$441.27.

Let me know if you have any questions. Thanks.

Hien Truong

Licensed Insurance Agent
CA License #0E99927

HealthMarkets Insurance AgencySM
Insphere Insurance Solutions, Inc.[®]

Life | Health | Medicare | Long-Term Care

6215 Ferris Square Suite 125 ■ San Diego, CA 92121
Cell 858-205-3351 ■ Fax 888-972-3693
HTruong@HealthMarkets.com ■ www.HealthMarkets.com/HTruong

From: Helene [<mailto:helene@concordiahomes.cc>]
Sent: Tuesday, April 12, 2016 2:03 PM
To: 'Hien Truong' <htruong@healthmarkets.com>
Subject: RE: Betty Hall

\$350.46 each? That seems high. It looks like the monthly bill is \$998.79. Betty's can't be under \$300 per month right??

From: Hien Truong [<mailto:htruong@healthmarkets.com>]
Sent: Tuesday, April 12, 2016 12:33 PM
To: 'Helene'
Subject: RE: Betty Hall

Helene,

For some reason I cannot find the original email I sent to Randy with break-down so I ran new quote to get the pricing for the girls.

Both girls total cost for insurance is \$700.92 per month. Let me know if you need additional information. Thanks.

Hien Truong

Licensed Insurance Agent
CA License #0E99927

HealthMarkets Insurance AgencySM
Insphere Insurance Solutions, Inc.

Life | Health | Medicare | Long-Term Care

6215 Ferris Square Suite 125 ■ San Diego, CA 92121
Cell 858-205-3351 ■ Fax 888-972-3693
HTruong@HealthMarkets.com ■ www.HealthMarkets.com/HTruong

From: Helene [<mailto:helene@concordiahomes.cc>]
Sent: Monday, April 11, 2016 3:39 PM
To: 'Hien Truong' <htruong@healthmarkets.com>
Subject: Betty Hall

Hien,

What is the breakdown of Betty and her daughters' monthly rates for their individual coverage? CHCAL, Inc needs to reimburse Randy for his daughters' portion.

Helene

Confidentiality Notice: This email message may contain confidential or proprietary information. Any unauthorized review, use, disclosure or distribution is prohibited. If you are not the intended recipient, please contact the sender by reply email and destroy all copies of the original message.

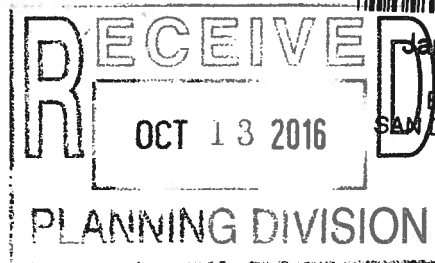
HealthMarkets Insurance Agency is the d/b/a or assumed name of Insphere Insurance Solutions, Inc. which is licensed as an insurance agency in all 50 states and the District of Columbia. Not all agents are licensed to sell all products. Service and product availability may vary by state.

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DOC# 2015-0000401

4632862



RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Safari Highlands Ranch, LLC
380 Stevens Ave, Suite 307
Solana Beach, CA 92075
Attn: Don Underwood

Space above for Recorder's Use Only

MEMORANDUM OF AGREEMENT TO GRANT EASEMENT

THIS MEMORANDUM OF AGREEMENT TO GRANT EASEMENT (this "**MEMORANDUM**") is effective as of the date of recordation hereof by and between SAFARI HIGHLANDS RANCH, LLC, a Delaware limited liability company ("**Safari Highlands**"), and ONE STONE GOLF, LLC, a California limited liability Company ("**Owner**").

RECITALS

A. Safari Highlands owns the real property located in the unincorporated area in San Diego County, California ("**Safari Highlands Property**"), more particularly described in **Exhibit "A."** Safari Highlands and its affiliates plan to develop a residential and commercial project ("**Project**") on the Safari Highlands Property.

B. Owner owns the real property described on **Exhibit "B"** ("**Owner Property**").

D. Safari Highlands and Owner have entered into an Agreement to Grant Easement concurrently herewith ("**Agreement**").

NOW, THEREFORE, the parties hereto wish to record this Memorandum to give notice of said Agreement and the terms thereof, including the terms set forth below:

1. **Agreement.** Pursuant to the terms of the Agreement, Owner has agreed to grant certain easements over the Owner Property to Safari Highlands for the benefit of the Safari Highlands Property and the parties have agreed to cooperate with each other in connection with the processing of entitlements for the Project.

2. **Effect of Memorandum** This Memorandum is being recorded to give notice of the Agreement hereinabove described and the terms and conditions contained therein. This Memorandum is not intended to modify or alter in any way the terms and conditions of said Agreement.

3. **Mutuality; Reciprocity; Runs with Land.** All of the provisions, agreements, covenants, conditions, easements, restrictions and obligations contained in the Agreement shall be covenants running with the land pursuant to applicable law, including Section 1468 of the California Civil Code, for the benefit of the Safari Highlands Property and the Owner Property and burdening the Safari Highlands Property and the Owner Property, that attach to and run with the Safari Highlands Property and the Owner Property, benefit each successor owner during its ownership of the Safari Highlands Property and the Owner Property and are binding upon each successor owner during its ownership of the Safari Highlands Property and the Owner Property.

4. **General.** This Memorandum may be executed in counterparts, each of which, taken together, shall constitute one fully executed original. This Memorandum will be binding upon and inure to the benefit of the parties and their successors and assigns.

IN WITNESS WHEREOF, the parties have executed this Memorandum on the day and year first above written.

OWNER: ONE STONE GOLF, LLC

ONE STONE GOLF, a California
Limited liability company

By: 

Name: Duk Hee Cho

Its: Manager

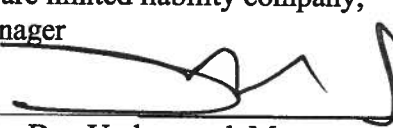
Address:

1509 Workman Mill Rd
Whittier, CA 90601

SAFARI HIGHLANDS:

Ranch, LLC DU
SAFARI HIGHLANDS, ~~LP~~, a Delaware limited
~~partnership~~ liability company *DU*

By: CONCORDIA COMMUNITIES, LLC, a
Delaware limited liability company,
its Manager

By: 

Don Underwood, Manager

"See attached certificate"

RECITALS

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Diego

On DEC 11 2014 before me, **Walter E. Pueschel, a Notary Public**

personally appeared DON UNDERWOOD

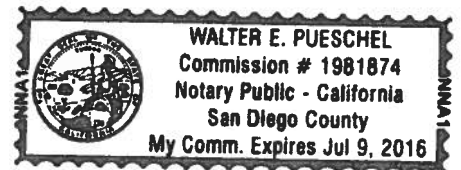
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies) and that by ~~his/her/their~~ signature(s) on the instrument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

Signature: _____

Signature of Notary Public



Place Notary Seal Above

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)

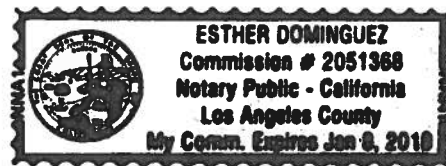
On DECEMBER 2, 2014 before me, ESTHER DOMINGUEZ, Notary Public,

personally appeared DUK HEE CHO
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



(Seal)

[EXHIBITS A AND B TO BE ATTACHED]

EXHIBIT "A"
SAFARI HIGHLANDS' PROPERTY

PARCEL A:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOTS 1 TO 7 INCLUSIVE AND LOTS 9 TO 16 INCLUSIVE OF SECTION 16, TOWNSHIP 12

SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO U.S. GOVERNMENT SURVEY.

APN: 240-270-33

PARCEL B

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1: APN: 241-060-03

THE NORTHEAST QUARTER OF SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1, WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2: APN: 242-010-02

THE EAST HALF OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 2A:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET; TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26'

37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30" AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN

ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23", AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH ON THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

PARCEL 3: APN: 242-010-36

THE NORTH HALF OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE LOCATION AND WESTERLY PROLONGATION OF THE NORTH LINE OF LAND DESCRIBED IN QUITCLAIM DEED TO ERNEST R. BLAKE, ET UX, RECORDED NOVEMBER 9, 1971, AS FILE NO. 259728 OF OFFICIAL RECORDS.

PARCEL 3A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY

ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 7A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 3B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE

NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID

CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 3C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTERLINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 4: APN: 242-010-37

THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4A:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21.

THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD

THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 8A, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 4B:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO

SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65

FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $34^{\circ} 05' 42''$, AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $00^{\circ} 52' 57''$ WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $14^{\circ} 56' 05''$, AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH $14^{\circ} 03' 08''$ EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $31^{\circ} 16' 38''$, AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH $45^{\circ} 19' 46''$ EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $08^{\circ} 24' 38''$, AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $02^{\circ} 29' 21''$, AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF $11^{\circ} 26' 23''$ AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BY NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

PARCEL 4C:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SAID SECTION 21, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

PARCEL 5: APN: 242-010-38

THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5A:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THE SOUTH 60 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY.

PARCEL 5B:

AN EASEMENT FOR ROAD AND UTILITY PURPOSES ACROSS THAT PORTION OF THE WEST 40 FEET OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, ADJOINING THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21; THENCE NORTHERLY ALONG THE NORTH SOUTH CENTER LINE OF SAID SECTION 21, 60.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID NORTH SOUTH CENTER LINE, 2700 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTHERLY SIDELINE OF THE 60 FOOT EASEMENT DESCRIBED IN DEED TO ARTHUR SANSONE AND RAYDA JO SANSONE, HUSBAND AND WIFE, RECORDED ON JULY 17, 1975 AS DOCUMENT NO. 75-184900 OF SAN DIEGO COUNTY OFFICIAL RECORDS.

THE EASEMENTS HEREIN DESCRIBED IN PARCELS 5A AND 5B ARE HEREBY DECLARED TO BE APPURTENANT TO ALL OR ANY PORTION OF PARCEL 5 HEREIN DESCRIBED.

PARCEL 5C:

AN EASEMENT FOR ROAD AND PUBLIC UTILITY PURPOSES OVER, UNDER, ALONG AND ACROSS THAT PORTION OF THE SOUTH HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WITHIN A STRIP OF LAND 60.00 FEET IN WIDTH, THE CENTER LINE THEREOF BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, DISTANT THEREON, 741.14 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 21; THENCE SOUTH 79° 47' 42" WEST, 273.33 FEET; THENCE NORTH 82° 56' 55" WEST, 168.23 FEET; THENCE NORTH 48° 56' 01" WEST, 140.00 FEET TO THE BEGINNING OF A TANGENT 800.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 00' 00", A DISTANCE OF 307.18 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 600.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41° 40' 00", A DISTANCE OF 436.33 FEET TO THE BEGINNING OF A COMPOUND 180.00 FOOT RADIUS CURVE; THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 86° 15' 00", A DISTANCE OF 270.96 FEET TO THE BEGINNING OF A REVERSE 315.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL

ANGLE OF 29° 45' 00", A DISTANCE OF 163.56 FEET TO THE BEGINNING OF A REVERSE 350.00 FOOT RADIUS CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 49' 20", A DISTANCE OF 188.28 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 24° 04' 38" WEST, 294.60 FEET TO THE BEGINNING OF A TANGENT 50.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 93° 53' 59", A DISTANCE OF 81.94 FEET; THENCE SOUTH 69° 49' 21" EAST, 196.82 FEET TO THE BEGINNING OF A TANGENT 90.00 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 129° 53' 14", A DISTANCE OF 204.03 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 60° 03' 53" WEST, 345.76 FEET; THENCE SOUTH 46° 07' 51" WEST TO THE SOUTH LINE OF SAID SECTION 21. THE SIDE LINES OF SAID 60.00 FOOT STRIP TO BE PROLONGED OR SHORTENED SO AS TO TERMINATE IN THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 AND IN THE SOUTH LINE THEREOF.

IT IS UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME TO ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BE NECESSARY. IT IS FURTHER UNDERSTOOD, ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

EXCEPTING THEREFROM ANY PORTION OF THE HEREIN DESCRIBED PARCEL 9D, LYING WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 5D:

AN EASEMENT FOR ROAD PURPOSES ALONG A STRIP OF LAND 40.00 FEET WIDE, FOR ROAD PURPOSES, LYING IN SECTIONS 28 AND 29, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, THE CENTER LINE OF SAID 40.00 FOOT STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT ENGINEER'S STATION B.C. 268 PLUS 24.78 ON THE CENTER LINE OF CALIFORNIA STATE HIGHWAY 78 AS SAID SECTION IS SHOWN ON MAP OF RELOCATION OF ROUTE 15, DIVISION 1-2, SAID MAP BEING ON FILE IN THE OFFICE OF THE COUNTY ENGINEER OF SAID COUNTY; THENCE ALONG THE CENTER LINE OF SAID STATE HIGHWAY 78, NORTH 82° 08' 32" WEST (RECORD NORTH 82° 06' 00" WEST), A DISTANCE OF 690.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID CENTER LINE, NORTH 07° 51' 28" EAST, 18.09 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 42° 26' 37" AN ARC DISTANCE OF 259.27 FEET; THENCE TANGENT TO SAID CURVE, NORTH 50° 18' 05" EAST, 282.75 FEET TO THE BEGINNING OF A TANGENT 350 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 23° 17' 45", AN ARC DISTANCE OF 142.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 73° 35' 50" EAST, 48.22

FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 48' 00", AN ARC DISTANCE OF 197.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 47' 50" EAST, 103.80 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 54' 00", AN ARC DISTANCE OF 98.96 FEET; THENCE TANGENT TO SAID CURVE, NORTH 54° 41' 50" EAST, 336.95 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 18° 52' 30", AN ARC DISTANCE OF 137.77 FEET; THENCE TANGENT TO SAID CURVE, NORTH 35° 49' 20" EAST, 70.16 FEET TO THE BEGINNING OF A TANGENT 600 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 05° 13' 30", AN ARC DISTANCE OF 54.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 41° 02' 50" EAST, 108.99 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 32° 38' 05", AN ARC DISTANCE OF 113.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 08° 24' 45" EAST, 28.45 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 41° 18' 25", AN ARC DISTANCE OF 108.4 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 43' 10" EAST, 62.98 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 26° 23' 10", AN ARC DISTANCE OF 69.08 FEET; THENCE TANGENT TO SAID CURVE, NORTH 23° 20' 00" EAST, 40.38 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 09' 10", AN ARC DISTANCE OF 70.35 FEET; THENCE TANGENT TO SAID CURVE NORTH 03° 10' 50" EAST, 42.39 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 06° 59' 20", AN ARC DISTANCE OF 24.40 FEET; THENCE TANGENT TO SAID CURVE, NORTH 10° 10' 10" EAST, 116.03 FEET TO THE BEGINNING OF A TANGENT 200 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE TANGENT TO SAID CURVE, NORTH 62° 31' 30" EAST, 67.89 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 22° 19' 50", AN ARC DISTANCE OF 116.92 FEET; THENCE TANGENT TO SAID CURVE, NORTH 40° 11' 40" EAST, 292.25 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 38° 06' 40", AN ARC DISTANCE OF 266.06 FEET; THENCE TANGENT TO SAID CURVE, NORTH 78° 18' 20" EAST, 196.26 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 01° 30' 50", AN ARC DISTANCE OF 31.71 FEET; THENCE TANGENT TO SAID CURVE, NORTH 76° 47' 30" EAST, 98.14 FEET TO THE BEGINNING OF A TANGENT 1200 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 19' 30", AN ARC DISTANCE OF 174.36 FEET; THENCE TANGENT TO SAID CURVE, NORTH 68° 28' 00" EAST, 59.57 FEET TO THE BEGINNING OF A TANGENT 297.22 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 29° 31' 33", AN ARC DISTANCE OF 153.16 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 82° 00' 27" EAST, 112.31 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 35° 59' 43", AN ARC DISTANCE OF 251.29 FEET; THENCE TANGENT TO SAID CURVE, NORTH 61° 59' 50" EAST, 89.45 FEET TO THE BEGINNING OF A TANGENT 900 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 48' 06", AN ARC DISTANCE OF 138.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 53° 11' 44" EAST, 20.90 FEET TO THE BEGINNING OF A TANGENT 60 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 48° 16' 41", AN ARC DISTANCE OF 50.56 FEET; THENCE TANGENT TO SAID CURVE, SOUTH 78° 31' 35" EAST, 65.00 FEET TO THE BEGINNING OF A

TANGENT 130 FOOT RADIUS CURVE, CONCAVE SOUTHERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 62° 03' 48", AN ARC DISTANCE OF 140.82 FEET; THENCE TANGENT TO SAID CURVE, NORTH 39° 24' 37" EAST, 113.11 FEET TO THE BEGINNING OF A TANGENT 185 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 19° 01' 40", AN ARC DISTANCE OF 61.44 FEET; THENCE TANGENT TO SAID CURVE, NORTH 58° 26' 17" EAST, 98.71 FEET TO THE BEGINNING OF A TANGENT 400 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 33° 07' 58", AN ARC DISTANCE OF 231.31 FEET; THENCE TANGENT TO SAID CURVE, NORTH 25° 18' 19" EAST, 98.35 FEET TO THE BEGINNING OF A TANGENT 110 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 37° 15' 09", AN ARC DISTANCE OF 71.52 FEET; THENCE TANGENT TO SAID CURVE, NORTH 62° 33' 28" EAST, 124.69 FEET TO THE BEGINNING OF A TANGENT 770 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 12° 55' 07", AN ARC DISTANCE OF 173.61 FEET; THENCE TANGENT TO SAID CURVE, NORTH 49° 38' 21" EAST, 80.67 FEET TO THE BEGINNING OF A TANGENT 520 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 20° 27' 30", AN ARC DISTANCE OF 185.67 FEET; THENCE TANGENT TO SAID CURVE, NORTH 29° 10' 51" EAST, 100.30 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 09° 06' 08", AN ARC DISTANCE OF 66.72 FEET; THENCE TANGENT TO SAID CURVE, NORTH 20° 04' 43" EAST, 103.05 FEET TO THE BEGINNING OF A TANGENT 420 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 13° 08' 02", AN ARC DISTANCE OF 96.28 FEET; THENCE TANGENT TO SAID CURVE, NORTH 32° 12' 45" EAST, 42.65 FEET TO THE BEGINNING OF A TANGENT 150 FOOT RADIUS CURVE, CONCAVE WESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 34° 05' 42", AN ARC DISTANCE OF 89.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 00° 52' 57" WEST, 71.67 FEET TO THE BEGINNING OF A TANGENT 300 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 14° 56' 05", AN ARC DISTANCE OF 78.20 FEET; THENCE TANGENT TO SAID CURVE, NORTH 14° 03' 08" EAST, 35.21 FEET TO THE BEGINNING OF A TANGENT 180 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 31° 16' 38", AN ARC DISTANCE OF 98.26 FEET; THENCE TANGENT TO SAID CURVE, NORTH 45° 19' 46" EAST, 62.63 FEET TO THE BEGINNING OF A TANGENT 925 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 08° 24' 38", AN ARC DISTANCE OF 135.78 FEET TO THE BEGINNING OF A TANGENT 1000 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 02° 29' 21", AN ARC DISTANCE OF 43.44 FEET TO THE BEGINNING OF A REVERSE 1000 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THENCE ALONG SAID CURVE THROUGH AN ANGLE OF 11° 26' 23" AN ARC DISTANCE OF 199.66 FEET, MORE OR LESS, TO A POINT IN THE NORTH LINE OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, WHICH BEARS 598.07 FEET WESTERLY ALONG THE NORTH LINE OF SAID SECTION 28 FROM THE NORTH QUARTER CORNER OF SAID SECTION 28.

THE SIDELINES OF SAID 40 FOOT STRIP ARE TO BE PROLONGED OR SHORTENED AS NECESSARY TO TERMINATE ON THE SOUTH IN THE NORTHERLY LINE OF SAID STATE HIGHWAY 78 AND ON THE NORTH AND THE NORTH LINE OF SAID SECTION 28.

IT UNDERSTOOD THAT THE EASEMENT SHALL BE EFFECTIVE UNTIL WHICH TIME THE ROCKWOOD ROAD, AS PER PROPOSED DEVELOPMENT BY SAN DIEGO COUNTY HAS BEEN COMPLETED ON TO SECTION 22 IN ABOVE MENTIONED RANGE AND TOWNSHIP. AFTER SAID ROCKWOOD ROAD HAS BEEN COMPLETED AND ACCEPTED AS AN IMPROVED COUNTY ROAD BY THE SAN DIEGO BOARD OF SUPERVISORS, THIS EASEMENT SHALL THEN AND

ONLY THEN, BECOME VOID, AS THE NEED FOR SAID EASEMENT WILL NO LONGER BY NECESSARY. IT IS FURTHER UNDERSTOOD ON A CENTER LINE 30 FEET EAST OF THE PRESENT CATTLE GUARD, SHALL BE A CONTINUATION OF THE NOW EXISTING WEST ROAD THROUGH THE WILD ANIMAL PARK, WHICH IS PROPERTY OWNED BY THE CITY OF SAN DIEGO.

END OF LEGAL DESCRIPTION

EXHIBIT "B"
OWNER PROPERTY

EXHIBIT "B"
OWNER PROPERTY

RECORDING REQUESTED BY:
CHICAGO TITLE COMPANY

AND WHEN RECORDED MAIL TO:

One Stone Golf, LLC.
1509 South Workman Mill Road
Whittier, Ca. 90601

THIS SPACE FOR RECORDER'S USE ONLY:

Escrow No.: 44525-CC

Title Order No.:

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$6820.00

- [x] computed on full value of property conveyed, or
[] computed on full value less value of liens or encumbrances remaining at time of sale.
[] Unincorporated area [X] City of Escondido AND

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SR Mutual Investment Corp., a California Corporation

hereby GRANT(s) to:

One Stone Golf, LLC., a California Limited Liability Company

the real property in the City of Escondido, County of San Diego, State of California, described as:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

Also Known as: 2492 Old Ranch Road, Escondido, CA 92027

AP#: 241-210-04,05,06,07 & 10, and 42-210-211-01,02 & 05, 241-020-14, 240-430-30

DATED March 16, 2007

STATE OF CALIFORNIA

COUNTY OF Los Angeles

On March 22, 2007

Before me, Sung Hee Bae

A Notary Public in and for said State, personally appeared

Poong Eon Cho

SR Mutual Investment Corp., a California Corporation

By: [Signature]
Poong Eon Cho, President

~~personally known to me~~ (or 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 ~~this/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.

WITNESS my hand and official seal.

Signature [Signature]

MAIL TAX STATEMENTS TO PARTY SHOWN BELOW; IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE:



(This area for official notarial seal)

EXHIBIT "A"
LEGAL DESCRIPTION

18781

PARCEL A: (APN 241-210-04, 05, 06, 07 & 10 AND 241-211-01, 02 & 05)

LOTS 57, 64, 65, 68, 69, 71, 72 AND 73 OF ESCONDIDO TRACT 706R-B, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13275 FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995.

EXCEPT THEREFROM THAT PORTION OF SAID LOT 65 DESCRIBED IN CERTIFICATE OF COMPLIANCE RECORDED MAY 22, 1996 AS INSTRUMENT NO. 96-0258656 OF OFFICIAL RECORDS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY TERMINUS OF THAT LINE DESCRIBED AS NORTH 44° 44' 09" EAST 104.54 FEET TO SAID LOT 65, ALSO BEING A POINT ON THE EASTERLY LINE OF SAID LOT 65 AND A POINT ON THE ARC OF A NON-TANGENT 1948.00 FOOT RADIUS CURVE CONCAVE WESTERLY, TO WHICH A RADIAL LINE BEARS, NORTH 89° 13' 18" EAST; THENCE NORTHERLY ALONG SAID EASTERLY LINE AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04° 08' 00" A DISTANCE OF 140.53 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 87° 44' 07" WEST 20.00 FEET; THENCE NORTH 05° 15' 53" WEST 24.00 FEET; THENCE NORTH 84° 44' 07" EAST 20.00 FEET TO SAID EASTERLY LINE AND THE BEGINNING OF A NON-TANGENT 1948.00 FOOT RADIUS CURVE CONCAVE WESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 84° 22' 57" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 42' 21" A DISTANCE OF 24.00 FEET TO THE TRUE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THAT PORTION OF SAID LOT 65 DESCRIBED IN CERTIFICATE OF COMPLIANCE RECORDED APRIL 8, 1997 AS INSTRUMENT NO. 97-0160270 OF OFFICIAL RECORDS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF LOT 66 OF SAID MAP NO. 13275; THENCE ALONG THE NORTHWESTERLY LINE OF SAID LOT 66 THE FOLLOWING COURSE: SOUTH 05° 59' 26" WEST 55.00 FEET; THENCE SOUTH 26° 00' 12" WEST 91.24 FEET; THENCE SOUTH 60° 48' 09" WEST 38.95 FEET; THENCE LEAVING SAID NORTHWESTERLY LINE NORTH 27° 07' 08" EAST 174.93 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THAT PORTION OF SAID LOT 73 MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PORTION A:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 73, SAID POINT BEING IN THE NORTHERLY SIDELINE OF OLD RANCH ROAD; THENCE ALONG THE BOUNDARY OF SAID LOT 73 NORTH 40° 18' 52" EAST, 28.50 FEET (NORTH 40° 32' 57" EAST, 28.29 FEET PER MAP NO. 13275); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 87° 04' 05" WEST, 101.31 FEET (NORTH 87° 08' 18" EAST PER MAP NO. 13275); THENCE LEAVING SAID BOUNDARY SOUTH 01° 42' 00" EAST, 25.71 FEET TO THE NORTHERLY SIDELINE OF OLD RANCH ROAD AS SHOWN ON SAID MAP NO. 13275, SAID POINT BEING IN THE ARC OF A 1228.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY, A RADIAL LINE TO SAID POINT BEARS NORTH 08° 17' 48" WEST; THENCE EASTERLY ALONG THE NORTHERLY SIDELINE OF OLD RANCH ROAD AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 3° 50' 58" A DISTANCE OF 82.50 FEET TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION
(continued)

18782

BEGINNING AT THE NORTHERLY TERMINUS OF THAT CERTAIN COURSE IN THE BOUNDARY OF LOT 73 SHOWN AS NORTH 14° 40' 27" WEST, 112.75 FEET; THENCE ALONG SAID COURSE SOUTH 14° 43' 21" EAST, 112.81 FEET (MAP NO. 13275-SOUTH 14° 40' 27" EAST, 112.75 FEET); THENCE CONTINUING ALONG THE BOUNDARY OF SAID LOT 73 SOUTH 29° 35' 09" EAST, 85.29 FEET (MAP NO. 13275-SOUTH 29° 33' 11" EAST, 85.40 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 57° 03' 53" EAST, 53.56 FEET (MAP NO. 13275-SOUTH 57° 10' 38" EAST, 53.56 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 83° 00' 16" EAST 293.12 FEET (MAP NO. 13275-SOUTH 82° 58' 34" EAST, 293.12 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 08° 34' 18" WEST, 100.04 FEET (MAP NO. 13275-SOUTH 08° 32' 14" WEST, 99.99 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 86° 57' 40" WEST, 146.94 FEET (MAP NO. 13275-SOUTH 87° 00' 11" WEST, 147.04 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 10° 31' 46" WEST, 61.76 FEET (MAP NO. 13275-SOUTH 10° 26' 59" WEST); THENCE LEAVING SAID BOUNDARY NORTH 03° 35' 19" EAST, 72.63 FEET; THENCE NORTH 06° 45' 08" EAST, 89.85 FEET; THENCE NORTH 46° 29' 00" WEST, 8.49 FEET; THENCE SOUTH 87° 00' 19" WEST, 27.94 FEET; THENCE NORTH 78° 46' 39" WEST, 90.01 FEET; THENCE NORTH 48° 57' 00" WEST, 78.45 FEET; THENCE NORTH 22° 40' 56" WEST, 112.72 FEET; THENCE NORTH 02° 04' 02" WEST, 76.44 FEET TO THE POINT OF BEGINNING.

PARCEL B: (APN 241-202-14)

LOT 66 OF MAP NO. 13275, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ON FILE IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER, TOGETHER WITH THAT PORTION OF LOT 65 OF MAP NO. 13275, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ON FILE IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF SAID LOT 66; THENCE ALONG THE NORTHWESTERLY LINE OF SAID LOT 66 THE FOLLOWING COURSE: SOUTH 05° 59' 26" WEST 55.00 FEET; THENCE SOUTH 26° 00' 12" WEST 91.24 FEET; THENCE SOUTH 60° 48' 09" WEST 38.95 FEET; THENCE LEAVING SAID NORTHWESTERLY LINE NORTH 27° 07' 08" EAST 174.93 FEET TO THE POINT OF BEGINNING.

PARCEL C: (APN 240-430-30)

A PORTION OF LOT 13, SECTION 17, TOWNSHIP 12 SOUTH RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, DESCRIBED AS FOLLOWS:

PORTION A:

LEGAL DESCRIPTION
(continued)

18783

COMMENCING AT THE SOUTHEAST CORNER OF LOT 73 OF ESCONDIDO TRACT NO. 706R-B, AS SHOWN ON MAP THEREOF NO. 13275, FILED IN THE OFFICE OF THE COUNTY RECORDER ON DECEMBER 11, 1995, SAID POINT BEING IN THE NORTHERLY SIDELINE OF OLD RANCH ROAD; THENCE ALONG THE BOUNDARY OF SAID LOT 73 NORTH 40° 18' 52" EAST, 28.50 FEET (MAP NO. 13275-NORTH 40° 32' 57" EAST 28.29 FEET); THENCE CONTINUING ALONG SAID BOUNDARY SOUTH 87° 04' 05" WEST 101.31 FEET (MAP NO. 13275-NORTH 87° 08' 18" EAST) TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID BOUNDARY AND SAID BEARING 24.78 FEET; THENCE NORTH 74° 07' 18" WEST 19.99 FEET (MAP NO. 13275-NORTH 73° 56' 11" WEST, 20.00 FEET); THENCE NORTH 51° 31' 00" WEST, 56.26 FEET (MAP NO. 13275-NORTH 51° 33' 01" WEST, 56.24 FEET); THENCE NORTH 32° 58' 42" WEST, 37.95 FEET (MAP NO. 13275-NORTH 32° 57' 56" WEST; THENCE LEAVING SAID BOUNDARY AND SOUTH 42° 13' 15" EAST, 60.45 FEET; THENCE SOUTH 71° 18' 00" EAST, 50.00 FEET; THENCE SOUTH 88° 38' 28" EAST, 20.41 FEET; THENCE SOUTH 01° 42' 00" EAST, 9.77 FEET TO THE TRUE POINT OF BEGINNING.

PORTION B:

COMMENCING AT THE NORTHERLY TERMINUS OF THAT CERTAIN COURSE IN THE BOUNDARY OF THE ABOVE DESCRIBED LOT 73 SHOWN AS NORTH 10° 26' 59" EAST, 143.96 FEET; THENCE ALONG SAID COURSE SOUTH 10° 31' 46" WEST, 61.76 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID COURSE SOUTH 10° 31' 46" WEST, 82.05 FEET (MAP NO. 13275-NORTH 10° 26' 59" EAST); THENCE SOUTH 32° 58' 42" EAST 41.28 FEET (MAP NO. 13275-SOUTH 32° 57' 56" EAST); LEAVING SAID BOUNDARY NORTH 12° 06' 20" WEST, 54.27 FEET; THENCE NORTH 03° 35' 19" EAST 62.37 FEET TO THE POINT OF BEGINNING.

PARCEL D:

AN EASEMENT FOR TUNNEL ACCESS AND DRAINAGE ON, OVER, UNDER, THROUGH AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 62 BEING NORTH 77° 03' 46" EAST 120.45 FEET FROM THE NORTHWEST CORNER THEREOF; THENCE NORTH 77° 03' 46" EAST 82.68 FEET; THENCE SOUTH 40° 56' 14" EAST 117.79 FEET; THENCE SOUTH 77° 03' 46" WEST 82.68 FEET; THENCE NORTH 40° 56' 14" 117.79 FEET TO THE POINT OF BEGINNING.

PARCEL E:

AN EASEMENT FOR TUNNEL ACCESS AND DRAINAGE ON, OVER, UNDER, THROUGH AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION
(continued)

18784

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID LOT 63, ALSO BEING A POINT ON THE ARC OF A NON-TANGENT 1028.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY TO WHICH A RADIAL LINE BEARS NORTH 75° 58' 31" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 58' 36" A DISTANCE OF 17.52 FEET; THENCE SOUTH 73° 21' 17" WEST 56.12 FEET TO THE BEGINNING OF A NON-TANGENT 972.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY TO WHICH A RADIAL LINE BEARS NORTH 77° 09' 34" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01° 02' 00" A DISTANCE OF 17.53 FEET; THENCE NORTH 73° 21' 17" EAST 56.06 FEET TO THE POINT OF BEGINNING.

PARCEL F:

AN EASEMENT FOR TUNNEL ACCESS AND DRAINAGE ON, OVER, UNDER, THROUGH AND ACROSS THAT PORTION OF LOT 74 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 74 NORTH 80° 21' 39" EAST 11.52 FEET FROM THE WESTERLY, TERMINUS OF THAT COURSE SHOWN AS NORTH 80° 21' 39" EAST 215.10 FEET; THENCE NORTH 80° 21' 39" EAST 104.00 FEET; THENCE SOUTH 09° 38' 21" EAST 56.00 FEET; THENCE SOUTH 80° 21' 39" WEST 104.00 FEET; THENCE NORTH 09° 38' 21" WEST 56.00 FEET TO THE POINT OF BEGINNING.

PARCEL G:

AN EASEMENT FOR TUNNEL ACCESS AND DRAINAGE ON, OVER, UNDER, THROUGH AND ACROSS THAT PORTION OF LOT 74 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 74, ALSO BEING A POINT ON THE ARC OF A NON-TANGENT 828.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 18° 06' 17" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02° 04' 25" A DISTANCE OF 29.97 FEET; THENCE SOUTH 48° 10' 46" WEST 64.09 FEET TO THE BEGINNING OF A NON-TANGENT 772.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 17° 56' 40" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02° 16' 38" A DISTANCE OF 30.68 FEET; THENCE NORTH 48° 10' 46" EAST 65.52 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL H:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION
(continued)

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BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID LOT 63 BEING NORTH 77° 03' 46" EAST 20.19 FEET FROM THE WESTERLY TERMINUS OF THAT COURSE SHOWN AS NORTH 77° 03' 46" EAST 765.59 FEET; THENCE NORTH 12° 56' 14" WEST 104.00 FEET; THENCE NORTH 77° 03' 46" EAST 8.00 FEET; THENCE SOUTH 12° 56' 14" EAST 104.00 FEET; THENCE SOUTH 77° 03' 46" WEST 8.00 FEET TO THE POINT OF BEGINNING.

PARCEL I:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY LINE OF SAID LOT 63 BEING THE BEGINNING OF A NON-TANGENT 972.00 FEET RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 76° 45' 47" EAST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 28' 17" A DISTANCE OF 8.00 FEET; THENCE NORTH 76° 17' 30" EAST 10.00 FEET TO THE BEGINNING OF A NON-TANGENT 982.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 76° 17' 30" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06° 34' 57" A DISTANCE OF 112.82 FEET; THENCE NORTH 70° 10' 33" EAST 46.00 FEET TO THE BEGINNING OF A NON-TANGENT 1028.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 69° 43' 48" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 26' 45" A DISTANCE OF 8.00 FEET; THENCE SOUTH 70° 10' 33" WEST 40.00 FEET TO THE BEGINNING OF A NON-TANGENT 988.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 70° 10' 33" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06° 34' 47" A DISTANCE OF 113.46 FEET; THENCE SOUTH 76° 17' 30" WEST 16.00 FEET TO THE POINT OF BEGINNING.

PARCEL J:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION
(continued)

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BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 74 BEING THE BEGINNING OF A NON-TANGENT 528.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY, TO WHICH A RADIAL LINE BEARS NORTH $13^{\circ} 29' 24''$ WEST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $00^{\circ} 52' 05''$ A DISTANCE OF 8.00 FEET; THENCE SOUTH $12^{\circ} 37' 19''$ EAST 10.00 FEET TO THE BEGINNING OF A NON-TANGENT 518.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY, TO WHICH A RADIAL LINE BEARS NORTH $12^{\circ} 37' 19''$ WEST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $02^{\circ} 58' 58''$ A DISTANCE OF 26.97 FEET; THENCE NORTH $80^{\circ} 21' 39''$ EAST 215.10 FEET TO THE BEGINNING OF A TANGENT 818.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $34^{\circ} 37' 57''$ A DISTANCE OF 494.44 FEET; THENCE SOUTH $24^{\circ} 59' 36''$ WEST 46.00 FEET TO THE BEGINNING OF A NON-TANGENT 772.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY TO WHICH A RADIAL LINE BEARS NORTH $24^{\circ} 59' 36''$ EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $00^{\circ} 44' 32''$ A DISTANCE OF 10.00 FEET; THENCE NORTH $24^{\circ} 59' 36''$ EAST 40.00 FEET TO THE BEGINNING OF A NON-TANGENT 812.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY, TO WHICH A RADIAL LINE BEARS NORTH $24^{\circ} 17' 16''$ EAST; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $33^{\circ} 55' 37''$ A DISTANCE OF 480.82 FEET; THENCE SOUTH $80^{\circ} 21' 39''$ WEST 215.10 FEET TO THE BEGINNING OF A TANGENT 512.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF $03^{\circ} 52' 41''$ A DISTANCE OF 34.65 FEET; THENCE NORTH $12^{\circ} 37' 19''$ WEST 16.00 FEET TO THE POINT OF BEGINNING.

PARCEL K:

AN EASEMENT FOR PUMP HOUSE ACCESS, OVER, UNDER, THROUGH AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A PORTION, ON THE EASTERLY LINE OF SAID LOT 63 NORTH $07^{\circ} 49' 24''$ EAST 8.00 FEET FROM THE NORTHWEST CORNER OF LOT 40 OF MAP NO. 13287, ON FILE IN THE OFFICE OF THE COUNTY RECORDER; THENCE SOUTH $82^{\circ} 10' 36''$ WEST 25.00 FEET; THENCE NORTH $07^{\circ} 49' 24''$ WEST 10.00 FEET; THENCE NORTH $82^{\circ} 10' 36''$ EAST 25.00 FEET; THENCE SOUTH $07^{\circ} 49' 24''$ EAST 10.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL L:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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LEGAL DESCRIPTION
(continued)

BEGINNING AT A POINT ON THE EASTERLY LINE OF SAID LOT 63 BEING THE BEGINNING OF A NON-TANGENT 2052.00 FOOT RADIUS CURVE CONCAVE WESTERLY TO WHICH A RADIAL LINE BEARS NORTH 85° 15' 30" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 16' 45" A DISTANCE OF 10.00 FEET; THENCE SOUTH 85° 32' 15" WEST 104.00 FEET TO THE BEGINNING OF A NON-TANGENT 1948.00 FOOT RADIUS CURVE CONCAVE WESTERLY TO WHICH A RADIAL LINE BEARS NORTH 85° 32' 15" EAST; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 17' 39" A DISTANCE OF 10.00 FEET; THENCE NORTH 85° 32' 15" EAST 104.00 FEET TO THE POINT OF BEGINNING.

PARCEL M:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 63 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID LOT 63 BEING SOUTH 77° 03' 46" WEST, 341.06 FEET FROM THE EASTERLY TERMINUS OF THE COURSE SHOWN AS 77° 03' 46" EAST 765.69 FEET; THENCE SOUTH 77° 03' 46" WEST 8.00 FEET; THENCE NORTH 12° 56' 14" WEST 25.00 FEET; THENCE SOUTH 77° 03' 46" WEST 318.63 FEET; THENCE NORTH 12° 56' 14" WEST 54.00 FEET; THENCE NORTH 77° 03' 46" EAST 439.63 FEET; THENCE NORTH 12° 56' 14" WEST 25.00 FEET; THENCE NORTH 77° 03' 46" EAST 8.00 FEET; THENCE SOUTH 12° 56' 14" EAST 31.00 FEET; THENCE SOUTH 77° 03' 46" WEST 441.63 FEET; THENCE SOUTH 12° 56' 14" EAST 42.00 FEET; THENCE NORTH 77° 03' 46" EAST 320.63 FEET; THENCE SOUTH 12° 56' 14" EAST 31.00 FEET TO THE POINT OF BEGINNING.

PARCEL N:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOT 74 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION
(continued)

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BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 74 BEING THE BEGINNING OF A NON-TANGENT 828.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY, TO WHICH A RADIAL LINE BEARS NORTH 03° 05' 00" WEST; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00° 33' 13" A DISTANCE OF 8.00 FEET; THENCE SOUTH 02° 31' 47" EAST 40.00 FEET TO THE BEGINNING OF A NON-TANGENT 788.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, TO WHICH A RADIAL LINE BEARS NORTH 02° 31' 47" WEST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26° 47' 46" A DISTANCE OF 368.53 FEET; THENCE NORTH 24° 59' 36" EAST 46.44 FEET TO THE BEGINNING OF A TANGENT 30.00 FOOT A RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 48° 33' 56" A DISTANCE OF 25.43 FEET; THENCE NORTH 73° 33' 32" EAST 34.01 FEET TO THE BEGINNING OF A TANGENT 40.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 23° 02' 29" A DISTANCE OF 16.09 FEET; THENCE SOUTH 88° 05' 50" EAST 13.55 FEET TO THE BEGINNING OF A NON-TANGENT 50.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY, TO WHICH A RADIAL LINE BEARS SOUTH 51° 12' 40" EAST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 34° 46' 12" A DISTANCE OF 30.38 FEET; THENCE SOUTH 73° 33' 32" WEST 34.01 FEET TO THE BEGINNING OF A TANGENT 20.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 48° 33' 56" A DISTANCE OF 16.95 FEET; THENCE SOUTH 24° 59' 36" WEST 52.38 FEET TO THE BEGINNING OF A NON-TANGENT 782.00 FOOT RADIUS CURVE CONCAVE SOUTHERLY, TO WHICH A RADIAL LINE BEARS NORTH 24° 59' 36" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 28° 06' 33" A DISTANCE OF 383.65 FEET; THENCE NORTH 02° 31' 47" WEST 46.00 FEET TO THE POINT OF BEGINNING

PARCEL O:

AN EASEMENT FOR SECONDARY GOLF PATH ACCESS ON, OVER, ALONG AND ACROSS THAT PORTION OF LOTS 63 AND 112 OF ESCONDIDO TRACT 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 11, 1995, TOGETHER WITH THAT PORTION OF SECTION 20, TOWNSHIP 12 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION

(continued)

BEGINNING AT A POINT ON THE NORTHERLY LINE OF LOT 64 OF MAP NO. 13274 ON FILED IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER, BEING NORTH 72° 08' 57" EAST 5.00 FEET FROM THE WESTERLY TERMINUS OF THAT COURSE SHOWN AS NORTH 72° 97' 56" EAST 38.17 FEET; THENCE NORTH 17° 51' 03" WEST 31.42 FEET; THENCE SOUTH 57° 56' 36" WEST 10.00 FEET; THENCE NORTH 17° 51' 03" WEST 6.32 FEET; THENCE NORTH 19° 11' 18" EAST 68.77 FEET; THENCE SOUTH 06° 45' 50" EAST 2.01 FEET; THENCE NORTH 75° 42' 33" EAST 16.91 FEET TO THE BEGINNING OF A TANGENT 5.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 49° 38' 59" A DISTANCE OF 4.33 FEET TO THE BEGINNING OF A REVERSE 862.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 09° 02' 46" A DISTANCE OF 136.10 FEET; THENCE NORTH 35° 06' 20" EAST 82.23 FEET TO THE BEGINNING OF A TANGENT 5.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 46° 28' 10" A DISTANCE OF 4.06 FEET; THENCE NORTH 11° 21' 50" WEST 15.09 FEET; THENCE SOUTH 61° 02' 31" WEST 16.01 FEET; THENCE NORTH 35° 06' 10" EAST 85.24 FEET; THENCE SOUTH 09° 13' 53" WEST 15.95 FEET; THENCE NORTH 78° 38' 10" EAST 16.27 FEET; THENCE SOUTH 11° 21' 50" EAST 11.00 FEET; THENCE SOUTH 89° 18' 23" WEST 16.20 FEET; THENCE SOUTH 35° 00' 18" WEST 45.97 FEET; THENCE SOUTH 1° 21' 50" EAST 14.31 FEET TO THE BEGINNING OF A TANGENT 13.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 46° 28' 10" A DISTANCE OF 10.54 FEET; THENCE SOUTH 35° 06' 20" WEST 82.23 FEET TO THE BEGINNING OF A TANGENT 854.00 FOOT RADIUS CURVE CONCAVE SOUTHEASTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 08° 02' 46" A DISTANCE OF 134.83 FEET TO THE BEGINNING OF A REVERSE 13.00 FOOT RADIUS CURVE CONCAVE NORTHWESTERLY; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 4° 38' 59" A DISTANCE OF 11.27 FEET; THENCE SOUTH 75° 42' 33" WEST 16.62 FEET; THENCE SOUTH 39° 23' 03" EAST 15.90 FEET; THENCE NORTH 74° 53' 32" EAST 7.14 FEET; THENCE SOUTH 19° 11' 18" WEST 46.27 FEET; THENCE NORTH 88° 45' 57" WEST 8.71 FEET; THENCE SOUTH 17° 51' 03" EAST 30.99 FEET; THENCE SOUTH 71° 08' 57" WEST 8.00 FEET TO THE POINT OF BEGINNING.

PARCEL P:

AN EASEMENT FOR GENERAL ACCESS, OVER, UNDER, ALONG AND ACROSS THAT PORTION OF LOT 63 (OLD RANCH ROAD) OF ESCONDIDO TRACT NO. 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE COUNTY RECORDER ON DECEMBER 11, 1995, LYING SOUTHERLY OF THE EASTERLY PROLONGATION OF THE NORTHERLY LINE OF LOT 74 (HIDDEN OAKS LANE) OF SAID MAP NO. 13274, SAID EASTERLY PROLONGATION BEING THE ARC OF A 572.00 FOOT RADIUS CURVE, TOGETHER WITH THAT PORTION OF SAID LOT 74 LYING EASTERLY OF THE NORTHERLY PROLONGATION OF THE WESTERLY LINE OF LOT 66 OF MAP NO. 13275 ON FILE IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER, SAID NORTHERLY PROLONGATION BEING THAT COURSE SHOWN AS NORTH 20° 44' 04" EAST 110.49 FEET.

PARCEL Q:

LEGAL DESCRIPTION
(continued)

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A LIMITED ACCESS EASEMENT, OVER, UNDER, ALONG AND ACROSS LOT 63 (OLD RANCH ROAD) AND 74 (HIDDEN OAKS LANE) OF ESCONDIDO TRACT NO. 706R-A, IN THE CITY OF ESCONDIDO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 13274, FILED IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER.

EXCEPTING THEREFROM THAT PORTION OF SAID LOT 63, LYING SOUTHERLY OF THE EASTERLY PROLONGATION OF THE NORTHERLY LINE OF SAID LOT 74, SAID EASTERLY PROLONGATION BEING THE ARC OF A 572.00 FOOT RADIUS, CURVE, TOGETHER WITH THAT PORTION OF SAID LOT 74 LYING EASTERLY OF THE NORTHERLY PROLONGATION OF THE WESTERLY LINE OF LOT 66 OF MAP NO. 13275 ON FILE IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER SAID NORTHERLY PROLONGATION BEING THAT COURSE SHOWN AS NORTH 20° 44' 04" EAST 110.49 FEET.

END OF LEGAL DESCRIPTION

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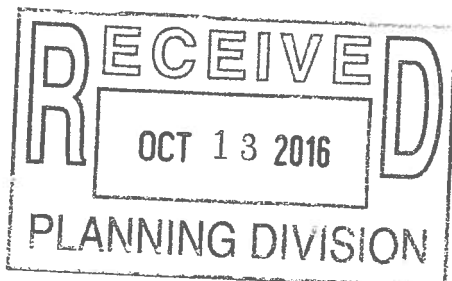
SETTLEMENT AGREEMENT

THIS SETTLEMENT AGREEMENT is made by THE CITY OF SAN DIEGO, a municipal corporation, herein called "City," the ZOOLOGICAL SOCIETY OF SAN DIEGO, a California nonprofit corporation, herein called "Society," and EVERDON, INC., a California corporation, ERNEST R. BLAKE, VIRGINIA L. BLAKE, EVERETT F. BLAKE, EMMA BLAKE, DONALD L. BLAKE, GLENDA BLAKE, B. CARL BOSSARD, DOROTHY BOSSARD, EDITH H. S. BRADY, MICHAEL M. FERRICK, G. J. GOBLE, JR., E. ANNA-BRITT GOBLE, RALPH S. HAGLOCH, MARGARET HAGLOCH, ARTHUR SANSONE, RAYDA JO SANSONE, CHARLES TRINQUE, ROBERTA L. TRINQUE, RICHARD H. WELLS, DUANE G. WELLS, STANLEY A. YALOF, GLORIA YALOF, FRANZ H. SIEMSEN, DORIS A. SIEMSEN, ROBERT E. JENSEN, RUTH W. JENSEN, GEORGE S. WALLACE, JEANNE A. WALLACE, JOHN W. SMITH, JAHE M. SMITH, JAMES RAMELOW, MRS. JAMES RAMELOW, CARL J. JENDRESEN and MRS. CARL J. JENDRESEN, plaintiffs respectively in the cases of Everdon, Inc. v. Zoological Society of San Diego, et al., Superior Court No. 324529 and Ernest R. Blake, et al. v. City of San Diego, et al., Superior Court No. 326676, hereinafter collectively referred to as "Plaintiffs."

R E C I T A L S

A. A Complaint for Inverse Condemnation, Trespass and Injunction, Declaratory Relief and Quiet Title, Superior Court No. 324529, was filed by plaintiff, Everdon, Inc. on April 5, 1971, naming City and Society as defendants.

B. A Complaint for Injunction, Quiet Title and Declaratory



Relief, Superior Court No. 326676, was filed by Plaintiffs on July 20, 1971, naming City and Society as defendants.

C. The central concern of both actions is the preservation of adequate access for the Plaintiffs to their respective properties located in the County of San Diego, State of California, in the area North of the boundaries of the San Diego Wild Animal Park in San Pasqual, which boundaries are coextensive with the limits of the City of San Diego.

D. The City of San Diego, owner of the property on which the access routes claimed by Plaintiffs are located, and Society, Licensee of said property, and Plaintiffs desire to enter into a Settlement Agreement for their mutual benefit in order to provide for the orderly development of the area while minimizing detrimental effects to the operation of the San Diego Wild Animal Park which may be incidental to such development.

E. All parties to this Settlement Agreement recognize that the key element of the ultimate solution to this problem is the construction of an alternate route to Plaintiff's properties which avoids the Park altogether. City, Society and Plaintiffs have conferred with the County of San Diego regarding the construction of such an alternate route and have agreed that the route shown on "Exhibit A" attached for proposed Rockwood Road, SC 1030, is mutually acceptable. City has, by its Resolution No. 204177, dedicated

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that portion of proposed Rockwood Road which traverses its property and has expressed its willingness to pay for the construction of that portion of the roadway.

NOW, THEREFORE, in consideration of the recitals and the mutual obligations of the parties as herein expressed, City, Society and Plaintiffs agree as follows:

1. City and Society shall execute easements of access over West Zoo Road, as shown on "Exhibit B," to each of the Plaintiffs for the use of their immediate families, guests and invitees, as well as any and all successors in interest to these Plaintiffs, in accordance with the terms of this agreement. Said easements shall terminate automatically and quitclaim deeds shall be executed by Plaintiffs and their successors in interest, quitclaiming any interest in said easements as soon as the proposed Rockwood Road, as shown on "Exhibit A," has been completed and accepted by the County Engineer.

2. Plaintiffs shall make irrevocable offers to dedicate the necessary rights of way over their respective properties for Rockwood Road to the County, as shown on "Exhibit A." Plaintiffs shall have no other affirmative obligations under this agreement, except as specifically stated herein, or otherwise, to construct or to participate in any manner whatsoever in the construction of, Rockwood Road.

3. Plaintiffs and their successors in interest hereby agree to relinquish by quitclaim deeds all claims to access

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that portion of proposed Rockwood Road which traverses its property and has expressed its willingness to pay for the construction of that portion of the roadway.

NOW, THEREFORE, in consideration of the recitals and the mutual obligations of the parties as herein expressed, City, Society and Plaintiffs agree as follows:

1. City and Society shall execute easements of access over West Zoo Road, as shown on "Exhibit B," to each of the Plaintiffs for the use of their immediate families, guests and invitees, as well as any and all successors in interest to these Plaintiffs, in accordance with the terms of this agreement. Said easements shall terminate automatically and quitclaim deeds shall be executed by Plaintiffs and their successors in interest, quitclaiming any interest in said easements as soon as the proposed Rockwood Road, as shown on "Exhibit A," has been completed and accepted by the County Engineer.

2. Plaintiffs shall make irrevocable offers to dedicate the necessary rights of way over their respective properties for Rockwood Road to the County, as shown on "Exhibit A." Plaintiffs shall have no other affirmative obligations under this agreement, except as specifically stated herein, or otherwise, to construct or to participate in any manner whatsoever in the construction of, Rockwood Road.

3. Plaintiffs and their successors in interest hereby agree to relinquish by quitclaim deeds all claims to access

over routes traversing the San Diego Wild Animal Park, including all existing easements over either the old or new alignments of West Zoo Road. Said quitclaim deeds shall be recorded prior to the deeds of easement described in paragraph 1 above.

4. The entire length of West Zoo Road from State Highway 78 to the boundary of San Pascual Wild Animal Park may be widened and improved to the extent necessary to permit development of Plaintiffs' property consistent with present County LC zoning. Society shall relocate fences bordering said road at its expense and Plaintiffs shall pay all other necessary costs in connection with grading, surfacing and providing necessary drainage for the improvement of the West Zoo Road, said improvement to be commenced when Plaintiffs, in their sole discretion, determine. In relocating said fences bordering said road, Society shall relocate them in a manner and in the place or places which will allow improvement of said road to be accomplished by plaintiffs at minimum expense and which shall minimize safety hazards on said road, but in all events, said relocation shall be with the approval of Plaintiffs or their authorized representative.

5. City and Society agree that until completion of Rockwood Road as provided in paragraph 1, neither will regard any use of West Zoo Road by Plaintiffs, or their successors in interest, which is consistent with development

permitted within County L.C. Zone, as an overburdening of the easements granted such as would cause them to be extinguished. City and Society further warrant and agree that they shall in no way interfere with the peaceful and quiet enjoyment of West Zoo Road by Plaintiffs or their successors in interest, provided that Plaintiffs do not overburden the easements over said Road. City and Society further warrant and agree that they shall not interpose any official or unofficial objection to development of Plaintiffs' property provided that said development is consistent with the standards of the County L.C. zone.

6. City, Society and Plaintiffs hereby agree that in the event that this settlement agreement is breached, damages at law shall be deemed inadequate to compensate the aggrieved party, and all the terms and provisions of this settlement agreement shall be specifically enforceable in a court of competent jurisdiction. City, Society and Plaintiffs further agree that in the event any party brings an action to enforce any of the terms or provisions of this agreement, the prevailing party shall be entitled to reasonable attorney's fees as the court may determine.

7. Plaintiffs agree to dismiss with prejudice as to all defendants, Superior Court Case No. 324529 and Superior Court Case No. 326676.

IN WITNESS WHEREOF, this Settlement Agreement is executed by The City of San Diego, acting by and through

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its City Manager, pursuant to Resolution No. 208723
authorizing such execution, and by Society and Plaintiffs.

THE CITY OF SAN DIEGO,
a municipal corporation

By Martin S. Emlen
ASSISTANT TO THE City Manager

Approved as to form and legality
this 24th day of September, 1973

By John E. Murphy
Deputy City Attorney

ZOOLOGICAL SOCIETY OF SAN DIEGO,
a California nonprofit corporation

By John E. Murphy

EVERDON, INC.,
a California corporation

By Ernest R. Blake

Ernest R. Blake
ERNEST R. BLAKE

Virginia L. Blake
VIRGINIA L. BLAKE

Everett F. Blake
EVERETT F. BLAKE

Emma Blake
EMMA BLAKE

Donald L. Blake
DONALD L. BLAKE

Glenda Blake
GLENDA BLAKE

B. Carl Bossard
B. CARL BOSSARD

Dorothy Bossard
DOROTHY BOSSARD

Edith M. S. Brady
EDITH M. S. BRADY

Michael M. Ferrick
MICHAEL M. FERRICK

Ralph S. Hagloch
RALPH S. HAGLOCH

E. Anna-Britt GoBLE
E. ANNA-BRITT GOBLE

Margaret Hagloch
MARGARET HAGLOCH

73-286259

STATE OF CALIFORNIA
COUNTY OF San Diego

} ss

ON April 4

1973, before me, the

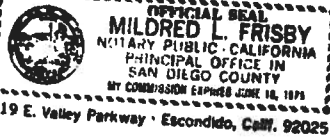
undersigned, a Notary Public in and for said County and State, personally appeared

ERNEST R. BLAKE AND VIRGINIA L. BLAKE AND EVERETT F. BLAKE AND

EMMA BLAKE AND DONALD L. BLAKE AND GLENDA BLAKE

known to me to be the person whose name is subscribed to the within

instrument, and acknowledged to me that the Y executed the same.



GENERAL ACKNOWLEDGMENT
Form No. 10

Notary's Signature

Type or Print Notary's Name

Mildred L. Frisby

STATE OF CALIFORNIA,

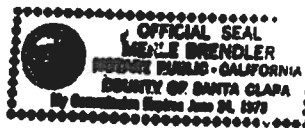
County of SANTA CLARA

On May 4, 1973

before me, the undersigned, a Notary Public in and for said County and State personally

appeared G. J. Goble, Jr. and E. Anna-Britt Goble

known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same.



Marie Brendler
Notary Public

ACKNOWLEDGMENT—GENERAL
VC 26

TO 449 C
(Corporation)

STATE OF CALIFORNIA

COUNTY OF San Diego

} ss

On April 4, 1973

before me, the undersigned, a Notary Public in and for said

State, personally appeared Ernest R. Blake

known to me to be the President, and

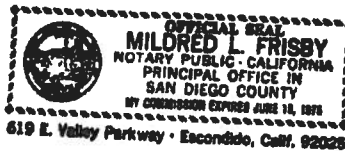
known to me to be Secretary of the corporation that executed the within Instrument,
known to me to be the persons who executed the within
instrument on behalf of the corporation therein named, and
acknowledged to me that such corporation executed the within
instrument pursuant to its by-laws or a resolution of its board
of directors.

WITNESS my hand and official seal.

Signature

Mildred L. Frisby

Name (Typed or Printed)



(Only when the official material used)

73-286259

1868

Dated 6-4 1973

Witness to the signature of
RALPH E. HAGLOCH
MARGARET HAGLOCH

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 5th day of JUNE, 1973, before the undersigned, a Notary Public in and for the County of San Diego, State of California, residing therein, duly commissioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is subscribed to the within instrument as a subscribing witness thereto, by me being duly sworn, depose and said that he resides in said County of San Diego, State of California;

that he was present and saw RALPH E. HAGLOCH
MARGARET HAGLOCH

personally known by him to be the same person described in and whose names are subscribed to the within instrument as party/parties thereto, sign and execute the same and that he, the affiant, then and there subscribed his name to the within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year in this certificate first written.
SAN DIEGO COUNTY, CALIF. David F. Grim
My Commission Expires September 22, 1975

Dated 7-11 1973

Witness to the signature of
B. Carl Bassard
Dorothy Bassard

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 11th day of July, 1973, before the undersigned, a Notary Public in and for the County of San Diego, State of California, residing therein, duly commissioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is subscribed to the within instrument as a subscribing witness thereto, by me being duly sworn, depose and said that he resides in said County of San Diego, State of California;

that he was present and saw B. Carl Bassard
Dorothy Bassard

personally known by him to be the same person described in and whose names are subscribed to the within instrument as party/parties thereto, sign and execute the same and that he, the affiant, then and there subscribed his name to the within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year in this certificate first written.

OFFICIAL SEAL
RUTH E. KLAUS
RUTH E. KLAUS, Notary Public in and for
SAN DIEGO COUNTY, CALIFORNIA
My Commission Expires May 22, 1975

73-286259

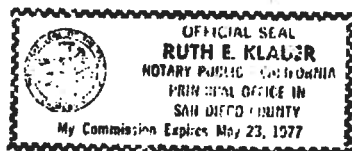
STATE OF CALIFORNIA,)
) ss.
COUNTY OF SAN DIEGO.)

On October 3, 1973, before me, the undersigned, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Martin Breslauer, known to me to be the Assistant to the City Manager of The City of San Diego, the municipal corporation that executed the within instrument, and known to me to be the person who executed the within instrument on behalf of the municipal corporation therein named, and acknowledged to me that such municipal corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal, in the County of San Diego, State of California, the day and year in this certificate first above written.

(Insert Notary
Stamp below)

Ruth E. Klausner
Notary Public in and for said San Diego County,
State of California.



(7-12-73 LK:job)

73-286259
27

STATE OF ~~WASHINGTON~~ WASHINGTON } SS.
COUNTY OF Spokane
On July 4-1973 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Dean A. Wallace

1870



FOR NOTARY SEAL OR STAMP



known to me
to be the person whose name subscribed to the
within instrument and acknowledged that he executed the
same.

Glen A. Rudy
Name (Typed or Printed)
Notary Public in and for said County and State

STATE OF ~~WASHINGTON~~ WASHINGTON } SS.
COUNTY OF Spokane
On July 5-1973 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Mark C. Jensen

FOR NOTARY SEAL OR STAMP



known to me
to be the person whose name subscribed to the
within instrument and acknowledged that they executed the
same.

Glen A. Rudy
Name (Typed or Printed)
Notary Public in and for said County and State

STATE OF ~~IDAHO~~ IDAHO } SS.
COUNTY OF Banner
On _____ before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Ray W. Jensen

FOR NOTARY SEAL OR STAMP

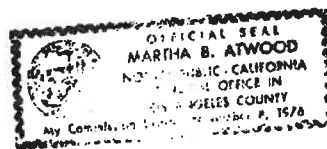


known to me
to be the person whose name subscribed to the
within instrument and acknowledged that they executed the
same.

David P. Featherston
Name (Typed or Printed)
Notary Public in and for said County and State

STATE OF CALIFORNIA } SS.
COUNTY OF LOS ANGELES
On MAY 15th 1973 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared CARL J. JENSEN AND
MRS CARL J. JENSEN

FOR NOTARY SEAL OR STAMP



known to me
to be the person whose name subscribed to the
within instrument and acknowledged that they executed the
same.

Martha B. Atwood
Name (Typed or Printed)
Notary Public in and for said County and State



73-286259

STATE OF CALIFORNIA)
(COUNTY OF San Diego)) SS.

1871



On _____ before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared John M. Smith

known to me
to be the person whose name _____ subscribed to the
within instrument and acknowledged that _____ executed the
same.

David F. Grim

Name (Typed or Printed)

Notary Public in and for said County and State

David F. Grim

FOR NOTARY SEAL OR STAMP



Misc. 155 (C.S.) Ack. Individual (Rev. 5-68)

Dated 5-28 1973

Witness to the signature of
JAMES RAMELOW
MRS. JAMES RAMELOW

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 30th day of May, 1973, before the
undersigned, a Notary Public in and for the County of San
Diego, State of California, residing therein, duly commis-
sioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is sub-
scribed to the within instrument as a subscribing witness
thereto, by me being duly sworn, deposed and said that he
resides in said County of San Diego, State of California;

that he was present and saw JAMES RAMELOW
& MRS. JAMES RAMELOW

personally known by him to be the same person described in
and whose name _____ subscribed to the within instrument as
party/parties thereto sign and execute the same and that he,
the affiant, then and there subscribed his name to the
within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed
the official seal of the day and year in this certificate first
written.

OFFICIAL SEAL

JANE E. HUMES

NOTARY PUBLIC - CALIFORNIA

SAN DIEGO COUNTY

My Commission Expires May 7, 1977

David F. Grim
Notary Public in and for
the said County and State

Dated 4-16 1973

Witness to the signature of
STANLEY A. VALOF
GLORIA VALOF

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 26th day of April, 1973, before the
undersigned, a Notary Public in and for the County of San
Diego, State of California, residing therein, duly commis-
sioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is sub-
scribed to the within instrument as a subscribing witness
thereto, by me being duly sworn, deposed and said that he
resides in said County of San Diego, State of California;

that he was present and saw STANLEY A. VALOF
& GLORIA VALOF

personally known by him to be the same person described in
and whose name _____ subscribed to the within instrument as
party/parties thereto sign and execute the same and that he,
the affiant, then and there subscribed his name to the
within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed
the official seal of the day and year in this certificate first
written.

OFFICIAL SEAL

CAROLE A. BROCK

NOTARY PUBLIC - CALIFORNIA

SAN DIEGO COUNTY

My Commission Expires September 28, 1973

David F. Grim
Notary Public in and for
the said County and State

73-286259

Dated 4-16 1973

Witness to the signature of

CHARLES TRINQUE
ROBERTA L. TRINQUE

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 30th day of May, 1973, before the undersigned, a Notary Public in and for the County of San Diego, State of California, residing therein, duly commissioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is subscribed to the within instrument as a subscribing witness thereto, by me being duly sworn, deposed and said that he resides in said County of San Diego, State of California;

that he was present and saw CHARLES

TRINQUE & ROBERTA L. TRINQUE

personally known by him to be the same person described in and whose name is subscribed to the within instrument as party/parties thereto sign and execute the same and that he, the affiant, then and there subscribed his name to the within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed

written OFFICIAL SEAL

JANE E. HUNTER

NOTARY PUBLIC - CALIFORNIA

PRINCIPAL OFFICE IN

SAN DIEGO COUNTY

My Commission Expires May 7, 1977

David F. Grim
Notary Public in and for
the said County and State

Dated 4-11 1973

Witness to the signature of

DUANE G. WELLS

By David F. Grim

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) SS.

On this 11th day of April, 1973, before the undersigned, a Notary Public in and for the County of San Diego, State of California, residing therein, duly commissioned and sworn, personally appeared

DAVID F. GRIM

personally known to me to be the person whose name is subscribed to the within instrument as a subscribing witness thereto, by me being duly sworn, deposed and said that he resides in said County of San Diego, State of California;

that he was present and saw DUANE G. WELLS

personally known by him to be the same person described in and whose name is subscribed to the within instrument as party/parties thereto sign and execute the same and that he, the affiant, then and there subscribed his name to the within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed

written OFFICIAL SEAL

RUTH E. KLAUS

NOTARY PUBLIC - CALIFORNIA

PRINCIPAL OFFICE IN

SAN DIEGO COUNTY

My Commission Expires May 22, 1973

David F. Grim
Notary Public in and for
the said County and State

73-286259

1873

Dated 4-25 1973

Witness to the signature of
RICHARD H. WELLS

By David E. Gilm

STATE OF CALIFORNIA,)
COUNTY OF SAN DIEGO,) ss.

On this 25 day of April, 1973, before the undersigned, a Notary Public in and for the County of San Diego, State of California, residing therein, duly commissioned and sworn, personally appeared

DAVID E. GILM
personally known to me to be the person whose name is subscribed to the within instrument as a subscribing witness thereto, by me being duly sworn, deposed and said that he resides in said County of San Diego, State of California;

that he was present and saw
RICHARD H. WELLS

personally known by him to be the same person described in and whose name is subscribed to the within instrument as party/parties thereto sign and execute the same and that he, the affiant, then and there subscribed his name to the within instrument as a witness.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal and stamp in this certificate first



CAROL A. BROWN
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY

My Commission Expires September 23, 1973

73-288259

1874

ARTHUR SANSONE

Charles Tringue
CHARLES TRINGUE

Richard H. Wells
RICHARD H. WELLS

Stanley A. Valos
STANLEY A. VALOS

Franz H. Stensen
FRANZ H. STEMSEN

Robert E. Jensen
ROBERT E. JENSEN

GEORGE B. WALLACE

John W. Smith
JOHN W. SMITH

James Ramelow
JAMES RAMELOW

Carl J. Jendresen
CARL J. JENDRESEN

RAYBO JO SANSONE

Roberta L. Tringue
ROBERTA L. TRINGUE

Burne G. Wells
BURNIE G. WELLS

Gloria Valos
GLORIA VALOS

Doris A. Stensen
DORIS A. STEMSEN

Ruth W. Jensen
RUTH W. JENSEN

Jeanne A. Wallace
JEANNE A. WALLACE

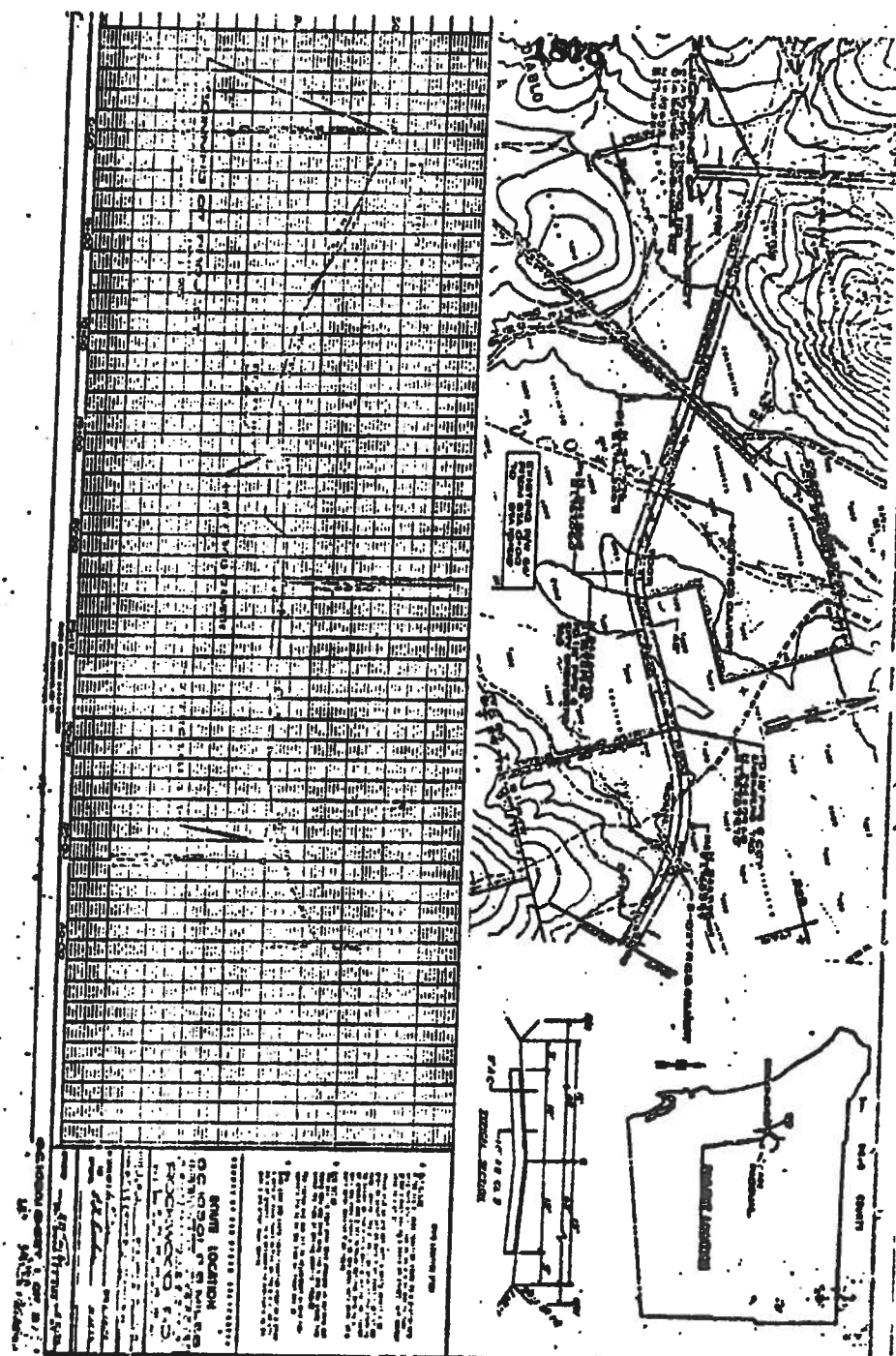
Jane M. Smith
JANE M. SMITH

Mrs. James Ramelow
MRS. JAMES RAMELOW

Mrs. Carl J. Jendresen
MRS. CARL J. JENDRESEN

73-286259

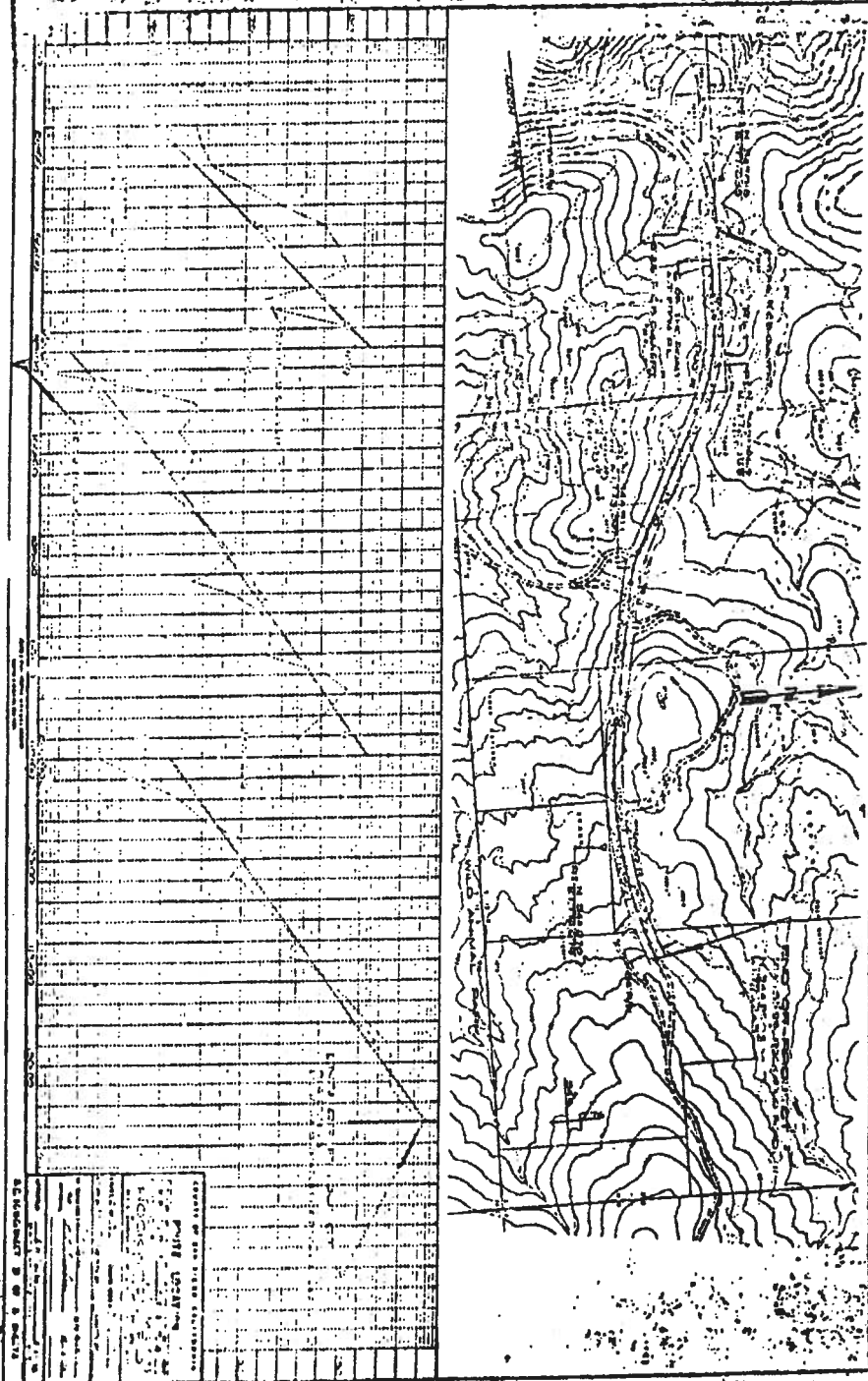
RECEIVED IN POOR CONDITION



Экспликация

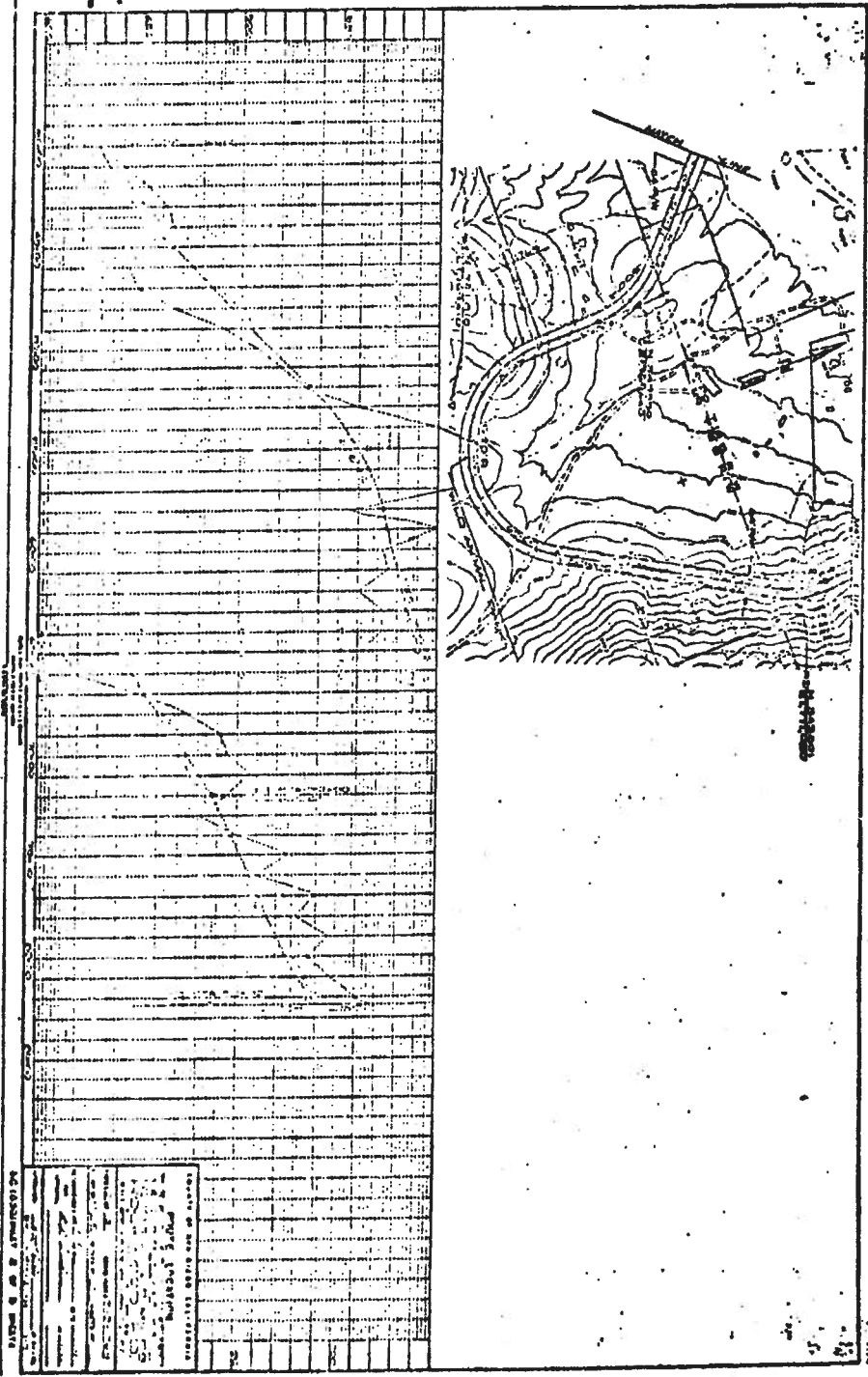
73-286259

1876



73-286259

1877



73-286259

27

1878

DEED OF EASEMENT

THE CITY OF SAN DIEGO, a municipal corporation, in the County of San Diego, State of California, in and for a valuable consideration, DOES HEREBY GRANT to

as well as any and all successors in interest, an easement of access for the use of their immediate families, guests and invitees, from State Highway 78 over and across land owned by The City of San Diego in Sections 28 and 29 of Township 12 South Range 1 West, San Bernardino Base and Meridian, by means of that traveled way as generally delineated and identified as West Zoo Road on a drawing entitled Key Map of the San Diego Wild Animal Park, a copy of which drawing is attached hereto and made a part hereof, or as said traveled way may hereafter be realigned or relocated. By this conveyance City shall not be obligated at any time to bring said traveled way to, or maintain it in, a passable condition.

This deed of easement shall terminate automatically and all rights of the grantees and their successors therein shall cease without further action as soon as the proposed Rockwood Road, a drawing of which is attached hereto and made a part hereof, has been completed and accepted by the County Engineer.

EXHIBIT B

73-286259

1879

IN WITNESS WHEREOF, The City of San Diego has caused
this deed to be executed by its Mayor and City Clerk,
pursuant to resolution of the Council authorizing such
execution, this _____ day of _____, 1973.

THE CITY OF SAN DIEGO

By _____
Mayor of said City

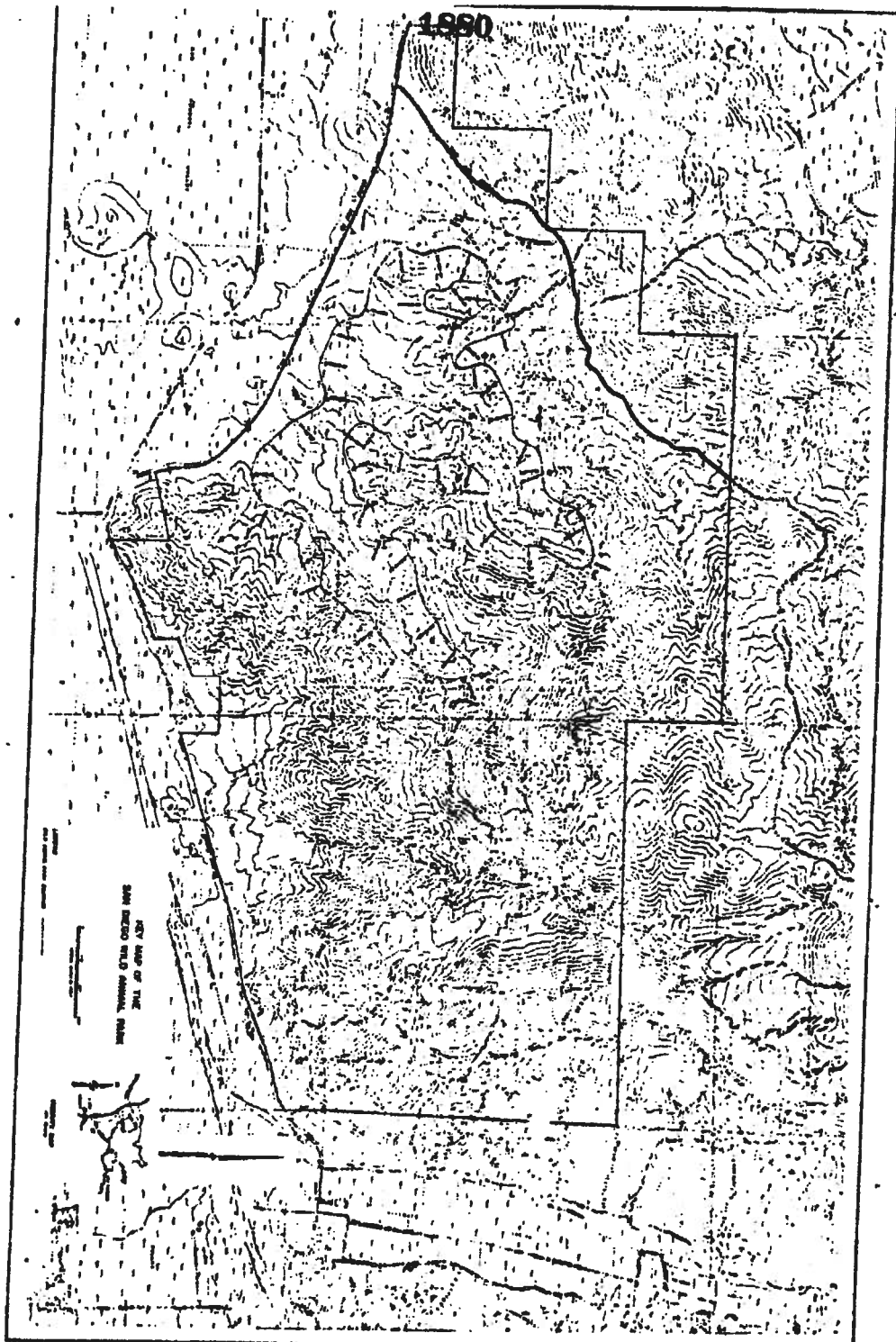
ZOOLOGICAL SOCIETY OF SAN DIEGO

By *John K. K...*

ATTEST:

City Clerk of said City

73-286259



73-286259

27

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby
acknowledged, _____

hereby REMISE(S), RELEASE(S) AND FOREVER QUITCLAIM(S) to the
CITY OF SAN DIEGO, a municipal corporation, in the County of
San Diego, State of California, the following described real
property in the City of San Diego, County of San Diego, State
of California:

All that portion of Sections 27, 28, 29, 32, 33 and 34, Town-
ship 12 South, Range 1 West, San Bernardino Meridian (S.B.M.)
as more particularly set forth in the legal description
attached hereto and made a part hereof as "Exhibit A".

Dated _____, 19__

73-286259
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1882

LEGAL DESCRIPTION

(Zoological Society of San Diego - Wild
Game Preserve)

Those portions of Sections 27, 28, 29, 32, 33 and 34, Township 12 South, Range 1 West, San Bernardino Meridian (S.B.M.), according to United States Government Survey thereof, in the City of San Diego, County of San Diego, State of California, described as follows:

Beginning at the point of intersection of the Westerly line of the Southeast Quarter of the Southwest Quarter of said Section 29 with the Northerly right-of-way line of State Highway 78, known also as Relocation Route 15, Division 1-2, County Road Survey 533; thence Northerly along said Westerly boundary to the Northwest corner of the Southeast Quarter of the Southwest Quarter of said Section 29; thence Easterly along the Northerly line of the Southeast Quarter of the Southwest Quarter of said Section 29 to the Northeast corner of the Southeast Quarter of the Southwest Quarter of said Section 29; thence Northerly along the Westerly line of the Northwest Quarter of the Southeast Quarter of said Section 29 to the Northwest corner of the Northwest Quarter of the Southeast Quarter of said Section 29; thence Easterly along the Northerly line of the Northwest Quarter of the Southeast Quarter of said Section 29 to the Southwest corner of the Southeast Quarter of the Northeast Quarter of said Section 29; thence Northerly along the Westerly line of the Southeast Quarter of the Northeast Quarter of said Section 29 to the Northwest corner of the Southeast Quarter of the Northeast Quarter of said Section 29; thence Easterly along the Northerly line of the Southeast Quarter of the Northeast Quarter of said Section 29 to the Northeast corner of the Southeast Quarter of the Northeast Quarter of said Section 29; thence Northerly along the Easterly line of said Section 29 to the Northeast corner thereof, being also the Northwest corner of Section 28, Township 12 South, Range 1 West, S.B.M.; thence Easterly along the Northerly line of said Section 28 to the Northeast corner thereof; thence Southerly along the Easterly line of said Section 28 to the Southwest corner of the Northwest Quarter of Section 27, Township 12 South, Range 1 West, S.B.M.; thence Easterly along the Northerly line of the South Half of the North Half of said Section 27 to the East line of said Section 27; thence Southerly along the East line of said Section 27 to the Southeast corner thereof, being also the Northeast corner of Section 34, Township 12 South, Range 1 West, S.B.M.; thence Southerly along the Easterly line of said Section 34 to the Northerly right-of-way line of said State Highway 78; thence Westerly along the Northerly right-of-way line of said State Highway 78 to the Point of Beginning.

WHP:ar
Job 10042

EXHIBIT A

73-286259
27

1883

RESOLUTION NO. 205723

WHEREAS, a Complaint for Inverse Condemnation, Trespass and Injunction, Declaratory Relief and Quiet Title, Superior Court No. 324529, was filed by plaintiff, Everdon, Inc. on April 5, 1971, naming City and the Zoological Society of San Diego as defendants; and

WHEREAS, a Complaint for Injunction, Quiet Title and Declaratory Relief, Superior Court No. 326676, was filed by plaintiffs on July 20, 1971, naming City and the Zoological Society as defendants; and

WHEREAS, the central concern of both actions is the preservation of adequate access for the plaintiffs to their respective properties located in the County of San Diego, State of California, in the area north of the boundaries of the San Diego Wild Animal Park in San Pasqual, which boundaries are coextensive with the limits of the City of San Diego; and

WHEREAS, The City of San Diego, owner of the property on which the access routes claimed by plaintiffs are located, and the Zoological Society, licensee of said property, and plaintiffs desire to enter into a Settlement Agreement for their mutual benefit in order to provide for the orderly development of the area while minimizing detrimental effects to the operation of the San Diego Wild Animal Park which may be incidental to such development; and

73-286259
27

WHEREAS, all parties to this Settlement Agreement recognize that the key element of the ultimate solution to this problem is the construction of an alternate route to plaintiffs' properties which avoids the Park altogether. City, Society and plaintiffs have conferred with the County of San Diego regarding the construction of such an alternate route and have agreed that the route shown on "Exhibit A" attached to the Settlement Agreement for proposed Rockwood Road, SC 1030, is mutually acceptable. City has, by its Resolution No. 204177, dedicated that portion of proposed Rockwood Road which traverses its property and has expressed its willingness to pay for the construction of that portion of the roadway; NOW, THEREFORE,

BE IT RESOLVED, by the Council of The City of San Diego, as follows:

1. That the City Manager be, and he is hereby authorized and empowered to execute, for and on behalf of said City, a Settlement Agreement with the Zoological Society of San Diego, a California nonprofit corporation, and Everdon, Inc., a California corporation, covering the settlement of the cases of Everdon, Inc. v. Zoological Society of San Diego, et al., Superior Court No. 324529, and Ernest R. Blake, et. al. v. City of San Diego, et al., Superior Court No. 326676, under the terms and conditions set forth in the form of Settlement Agreement, on file in the office of the City Clerk as Document No. 744981.

1885

2. That the City Manager be, and he is hereby authorized and empowered to execute, for and on behalf of said City, all deeds of easements and documents, and to accept all deeds and documents necessary to implement said Settlement Agreement.

APPROVED: JOHN W. WITT, City Attorney

By Larry L. Marshall, Deputy

-3-

LLM:rb
7-27-73

73-286259

1886

Passed and adopted by the Council of The City of San Diego on _____
by the following vote:

AUG 30 1973

RECEIVED
CITY CLERK'S OFFICE

AUG 28 AM 11:06

SAN DIEGO, CALIF.

Councilmen
Gil Johnson
Maureen F. O'Connor
Henry L. Landt
Leon L. Williams
Floyd L. Morrow
Bob Martinet
Allen Hitch
Jim Bates
Mayor Pete Wilson

Yeas	Nays	Excused	Absent
☒	☐	☐	☒
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐
☒	☐	☐	☐

AUTHENTICATED BY:

PETE WILSON

Mayor of The City of San Diego, California.

(Seal)

EDWARD NIELSEN

City Clerk of The City of San Diego, California.

By Mary Ann Drees, Deputy.

foregoing is a true and correct
copy of Resolution No. 208723
of the City of San Diego, California
passed and adopted by the Council of
said City 8-30-1973

By Lillian E. Miller
Deputy

Office of the City Clerk, San Diego, California

Resolution Number 208723 Adopted AUG 30 1973

CC-1274 (REV. 12-71)

73-286259

1857

73-286259

FILED IN
RECORDS DEPARTMENT
CITY CLERK
SEP 10 4 50 PM '73
OFFICIAL RECORDS
SAN DIEGO, CALIFORNIA

NO FEE

DOCUMENT NO. 744962
SEP 28 1973

FILED
OFFICE OF THE CITY CLERK
SAN DIEGO, CALIFORNIA
(Court-Zoo)

Settlement Agreement with the Zoological Society of
San Diego and Swanton, Inc. covering the Settlement
of the Cases of Swanton, Inc. v. Zoological Society of
San Diego, et al., Superior Court No. 32676 and Swanton
v. Blakes, et al v. City of San Diego, et al., Superior
Court No. 32676

no copies distributed
(Dep Orig + 1 signed copy retained
by Atty, Larry Marshall)

R-208723 8-30-73

73-286259