

EXHIBIT "A"

LEGAL DESCRIPTION

SERIAL NO. 73568A

APN 666-350-030

15' SEWER UTILITY EASEMENT

That portion of Parcels 46 in in City of Desert Hot Springs, in the County of Riverside, State of California as shown on Record of Survey filed in Book 17, Pages 37 and 38 in Records of said County, also that portion of land described to Southern California Edison Company per Instrument Number 1976-22517, dated February 23, 1976, described as follows:

Commencing at the northeasterly corner of said Section 14, said corner being the intersection of the centerline of 18th Avenue, and the centerline of Little Morongo Road;

Thence South 1°04'09" West, 216.88 feet along the easterly line of said Section 14, to the northeasterly line of said certain property as described to Southern California Edison Company;

Thence North 46°03'51" West, 34.11 feet along said northeasterly line to the **True Point of Beginning**;

Thence South 1°04'09" West, 538.93 feet to the southwesterly line of said Parcel 46;

Thence North 46°03'51" West, 20.47 feet along said southwesterly line, to the westerly right of way line of Little Morongo Road, 40.00 feet half width;

Thence North 1°04'09" East, 538.93 feet along said right of way line, to said northeasterly line;

Thence South 46°03'51" East, 20.46 feet along said northeasterly line to the **Point of Beginning**;

The land described herein contains 8,083.76 square feet, more or less.

All shown on Exhibit "B" attached hereto and made a part hereof.

Subject to any and all existing matters of record.

This real property has been described by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

Michael P. Thornton

Michael P. Thornton, PLS 6867, Exp. 9-30-24

4/2/24

Date



EXHIBIT "A"

LEGAL DESCRIPTION

SERIAL NO. 73568A

APN 666-350-032

15' SEWER UTILITY EASEMENT

That portion of Parcels 41 and 46 in in City of Desert Hot Springs, in the County of Riverside, State of California as shown on Record of Survey filed in Book 17, Pages 37 and 38 in Records of said County, also that portion of land described to Southern California Edison Company per Instrument Number 1976-22517, dated February 23, 1976, described as follows:

Commencing at the northeasterly corner of said Section 14, said corner also being the intersection of the centerline of 18th Avenue, and the centerline of Little Morongo Road;

Thence South 1°04'09" West, 755.81 feet along the easterly line of said Section 14, to the southwesterly line of Parcel 46;

Thence North 46°03'51" West, 34.11 feet along said southwesterly line to the **True Point of Beginning**

Thence South 1°04'09" West, 101.72 feet;

Thence South 5°26'27" East, 74.97 feet;

Thence South 1°04'09" West, 49.98 feet to the southwesterly line of that certain property as described to Southern California Edison Company;

Thence North 46°03'51" West, 20.47 feet along said southwesterly line;

Thence North 1°04'09" East, 35.21 feet;

Thence North 5°26'27" West, 74.97 feet;

Thence North 1°04'09" East, 116.50 feet to said southwesterly line;

Thence South 46°03'51" East, 20.47 feet along to said southwesterly line to the **Point of Beginning**;

The land described herein contains 3400.09 square feet, more or less.

All shown on Exhibit "B" attached hereto and made a part hereof.

Subject to any and all existing matters of record.

This real property has been described by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

M.P. 21t

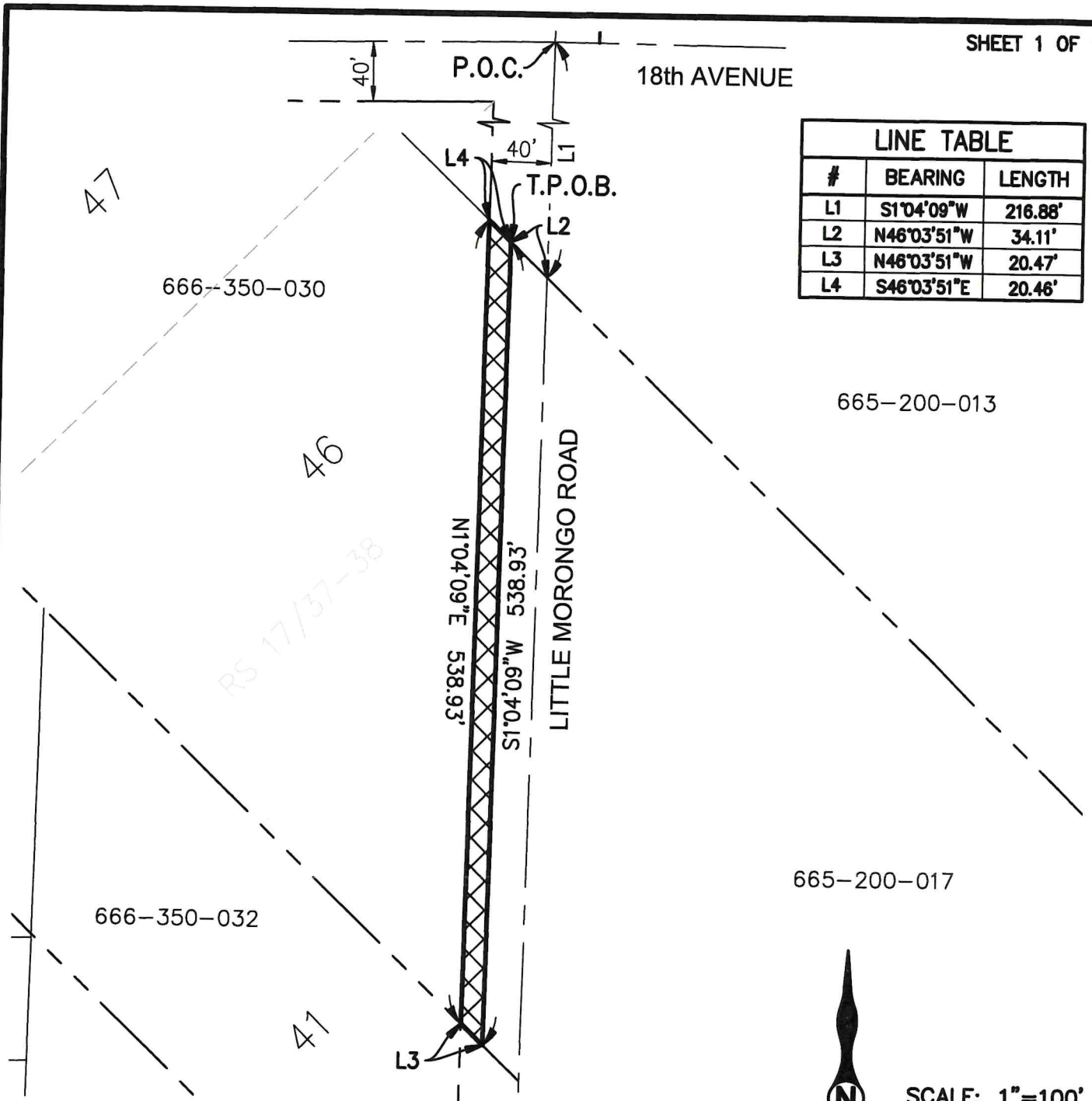
Michael P. Thornton, PLS 6867, Exp. 9-30-24

4/2/24

Date



LINE TABLE		
#	BEARING	LENGTH
L1	S1°04'09"W	216.88'
L2	N46°03'51"W	34.11'
L3	N46°03'51"W	20.47'
L4	S46°03'51"E	20.46'



LEGEND

- PROPOSED EASEMENT
- EXISTING RIGHT-OF-WAY
- EXISTING PROPERTY LINE
- EXISTING EASEMENT LINE
- PROPOSED UTILITY EASEMENT ACQUISITION (0.186 AC)
- T.P.O.B. TRUE POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT



SCALE: 1"=100'

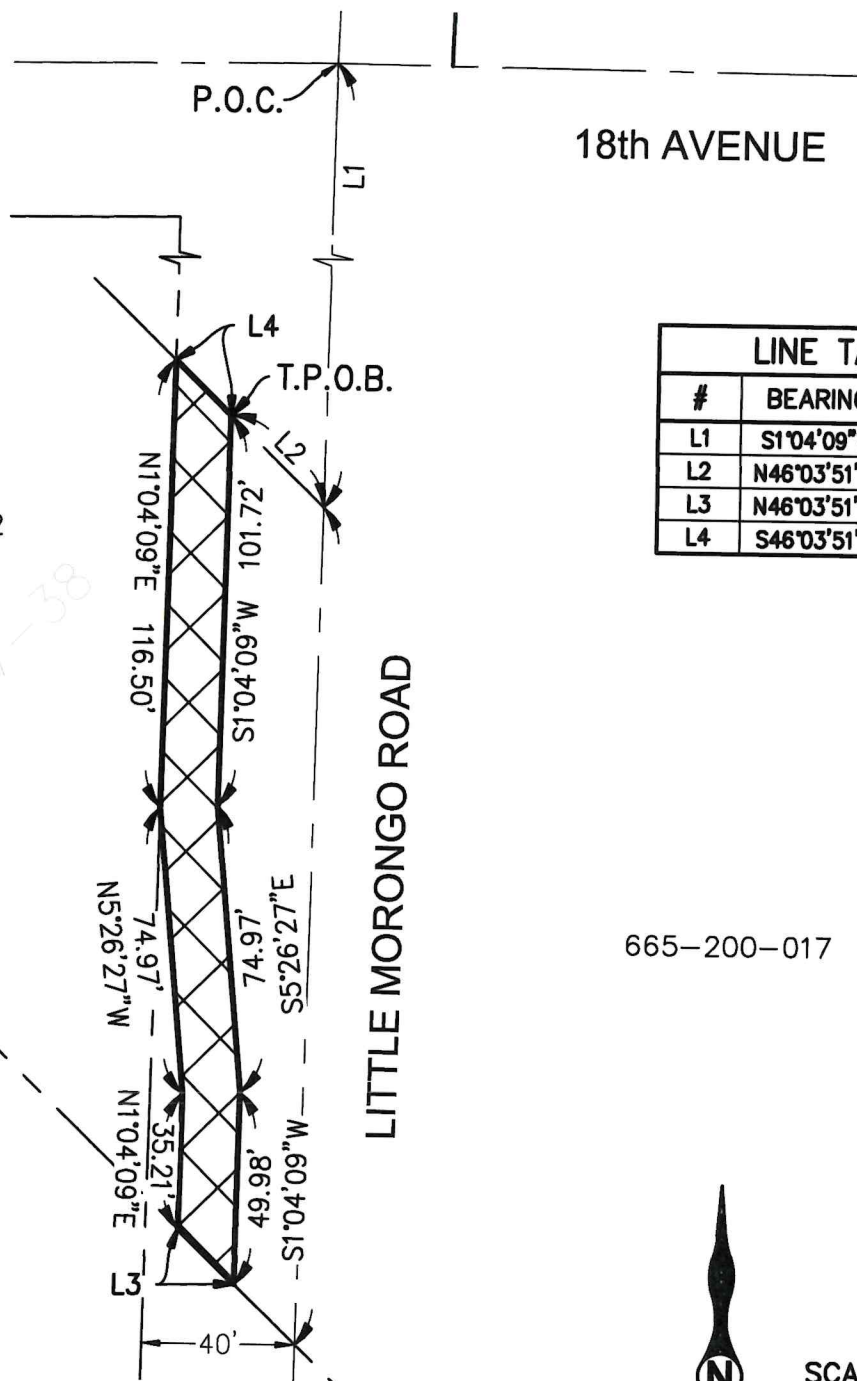
TKE ENGINEERING
 TKE ENGINEERING, INC.
 2305 CHICAGO AVENUE
 RIVERSIDE, CA 92507
 (951) 680-0440

Michael P. Thornton 4/2/24

MICHAEL P. THORNTON, LS 6867
 EXPIRES: 9-30-24



EXHIBIT 'B'
 EASEMENT DEED
 APN 666-350-030
 SERIAL NO. 73568A



LINE TABLE		
#	BEARING	LENGTH
L1	S1°04'09"W	755.81'
L2	N46°03'51"W	34.11'
L3	N46°03'51"W	20.47'
L4	S46°03'51"E	20.47'

666-350-032

665-200-017



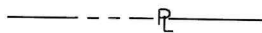




666-350-031

LITTLE MORONGO ROAD



SCALE: 1"=50'

LEGEND

-  PROPOSED EASEMENT
-  EXISTING RIGHT-OF-WAY
-  EXISTING PROPERTY LINE
-  EXISTING EASEMENT LINE
-  PROPOSED UTILITY EASEMENT ACQUISITION (0.08 AC)
-  T.P.O.B. TRUE POINT OF BEGINNING
-  P.O.C. POINT OF COMMENCEMENT



TKE ENGINEERING, INC.
2305 CHICAGO AVENUE
RIVERSIDE, CA 92507
(951) 680-0440

Michael P. Thornton #2/24

MICHAEL P. THORNTON, LS 6867
EXPIRES: 9-30-24

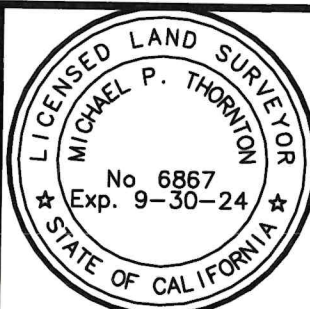


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