

**RECORDING REQUESTED BY  
AND WHEN RECORDED RETURN TO:**

Mission Springs Water District  
Attn: Arden Wallum, General Manager  
66575 Second Street  
Desert Hot Springs, CA 92240

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

**FOURTH AMENDMENT TO PUBLIC WATER SYSTEM IMPROVEMENT AND  
WATER SERVICE CONNECTION FEE CREDIT/REIMBURSEMENT AGREEMENT**

This FOURTH AMENDMENT TO PUBLIC WATER SYSTEM IMPROVEMENT AND WATER SERVICE CONNECTION FEE CREDIT/REIMBURSEMENT AGREEMENT (“**Fourth Amendment**”) is made and effective as of \_\_\_\_\_, 2022 (the “**Effective Date**”), by and between the MISSION SPRINGS WATER DISTRICT, a county water district and public agency of the State of California (“**District**”) and SKYBORNE VENTURES, LLC, a California limited liability company (“**Developer**”). District and Developer are hereinafter sometimes referred to individually as a “**Party**” and collectively as the “**Parties.**”

**RECITALS**

**A.** District and Developer previously entered into that certain Public Water System Improvement and Water Service Connection Fee Credit/Reimbursement Agreement dated August 30, 2006 and recorded on October 25, 2006, as Document No. 2006-0784841 in the Official Records of Riverside County (“**Original Agreement**”), as amended by that certain First Amendment to Public Water System Improvement and Water Service Connection Fee Credit/Reimbursement Agreement dated March 27, 2007 and recorded on March 29, 2007, as Document No. 2007-0213347 in the Official Records of Riverside County (“**First Amendment**”), as further amended by that certain Second Amendment to Public Water System Improvement and Water Service Connection Fee Credit/Reimbursement Agreement dated March 18, 2015 and was recorded on August 22, 2016, as Document No. 2016-0358292 in the Official Records of Riverside County (“**Second Amendment**”) and as further amended by that certain Third Amendment to Public Water System Improvement and Water Service Connection Fee Credit/Reimbursement Agreement dated November 15, 2021 and was recorded on November 18, 2021, as Document No. 2021-0688461 in the Official Records of Riverside County (“**Third Amendment**”), concerning that certain real property more particularly described in Exhibit “A” attached hereto, (the “**Property**”), which is incorporated herein by this reference. The Original Agreement, collectively with the First Amendment, Second Amendment and Third Amendment, shall be referred to as the “**Agreement.**” Capitalized terms not otherwise defined in this Fourth Amendment shall have the same meaning as set forth in the Agreement.

**B.** District and Developer desire to amend certain terms of the Agreement on the terms and conditions set forth herein in order to allow Developer to continue developing the Project and to provide for the timely and satisfactory completion of certain Improvements which are required by the Agreement and necessary for adequate water service by District for the Project.

**C.** This Fourth Amendment concerns the completion of certain public water service improvements for the 1530 Zone of the Project and the Property, all in a manner and in accordance with the time constraints set forth herein, in order to accommodate the construction of additional residential units within the 1530 Zone of the Project. All other terms and conditions set forth in the Agreement not addressed herein remain in full force and effect.

**D.** To date, District has provided sufficient water and irrigation meters for Developer to construct up to four hundred and ten (410) residential units, in accordance with the Agreement.

## **AGREEMENT**

NOW, THEREFORE, in consideration of the approval of this Fourth Amendment, Developer and District agree as follows:

**1. Incorporation of Recitals.** Each of the above Recitals is incorporated herein and agreed upon by the Parties.

**2. Improvements; Water Meters.** District is willing to alter the timing and obligations for the build out of certain Improvements and to deliver water meters to the Project, upon Developer's performance of certain obligations, subject to the following conditions:

a. Well 34-C, Well 35-C and Intertie. Pursuant to the Third Amendment, Developer delivered the Well Work Deposit to District, satisfying all obligations of Developer to design, construct, equip, complete and connect Well 34-C, Well 35-C and the Intertie or fund the Well 34-C Work and Well 35-C Work. District agrees that it will provide sufficient water and irrigation meters for the construction of up to one hundred eight (108) additional residential units within the phase of the Project known as Village 2 (Hopewell).

b. Well 36-C Design and Well 36-C Work. In exchange for delivery of the Well 36-C Deposits described in Section 3 below, District agrees Developer shall have satisfied Developer's obligation for the Well 36-C Design as set forth in the Third Amendment and Developer's obligations for set forth in Section 5.1(c) of the Third Amendment, all to District's satisfaction, and District shall provide sufficient water and irrigation meters for the construction of up to four hundred sixty-eight (468) additional residential units within the phases of the Project known as Village 3 and Village 10, with two hundred eight six (286) allocated to Village 3 and one hundred eighty-two (182) allocated to Village 10, as more specifically described in Section 3, below. The total number of residential units provided for under the Agreement and this Fourth Amendment is eight hundred seventy-eight (878).

3. **Deposit.** The Well 36-C Design and Well 36-C Work shall be paid for by Developer as follows (the “**Well 36-C Deposits**”):

a. One Million and No/100 Dollars (\$1,000,000) upon release of 91 water meters in Village 3.

b. One Million and No/100 Dollars (\$1,000,000) upon release of an additional 97 water meters in Village 3.

c. One Million and No/100 Dollars (\$1,000,000) upon release of an additional 98 water meters in Village 3.

d. One Million and No/100 Dollars (\$1,000,000) upon release of a 91 water meters in Village 10.

e. One Million and No/100 Dollars (\$1,000,000) upon release of an additional 91 water meters in Village 10.

4. **Severability.** The provisions of this Fourth Amendment are severable. If any portion, paragraph, sentence or clause of this Fourth Amendment is held invalid by a court of competent jurisdiction, the remainder of the Agreement shall remain in full force and effect unless amended or modified by the mutual consent of the parties.

5. **Headings.** The headings of this Fourth Amendment are for convenience and reference only and shall not define, explain, modify, limit, exemplify, or aid in the interpretation, construction or meaning of any provisions of this Fourth Amendment.

6. **Counterparts.** This Fourth Amendment may be executed in any number of counterparts, each of which when executed and delivered shall be an original, and each such counterpart shall, when combined with all other such counterparts, constitute one agreement binding on the parties hereto.

7. **Survival of Agreement.** Except as otherwise specifically set forth herein, all terms and conditions of the Agreement shall remain and apply to Developer, District, the Project and Improvements required therein. Capitalized terms not specifically defined in this Fourth Amendment shall have the meanings attributed to them in the Agreement.

8. **Binding on Successors.** This Fourth Amendment shall be binding upon and inure to the benefit of the Parties hereto and their respective successors-in-interest and assignees.

9. **Recordation.** This Fourth Amendment shall be recorded in the Official Records of Riverside County, State of California.

[signatures on following page]

IN WITNESS WHEREOF, the Parties have executed this Fourth Amendment as of the day and year first above written.

**DISTRICT:**  
**MISSION SPRINGS WATER DISTRICT**

**DEVELOPER:**  
**SKYBORNE VENTURES, LLC,**  
**a California limited liability company**

By: \_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Title: \_\_\_\_\_

**ACKNOWLEDGMENT BY DISTRICT  
OF FOURTH AMENDMENT TO PUBLIC WATER SYSTEM IMPROVEMENT AND WATER  
SERVICE CONNECTION FEE CREDIT / REIMBURSEMENT AGREEMENT**

STATE OF CALIFORNIA                    )  
                                                          )        ss.  
COUNTY OF \_\_\_\_\_            )

On \_\_\_\_\_, 2022, before me, \_\_\_\_\_, a Notary Public in and for said State, 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 persons(s), or the entity upon behalf of which the person(s) acted, executed said 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)

**ACKNOWLEDGMENT BY DEVELOPER  
OF FOURTH AMENDMENT TO PUBLIC WATER SYSTEM IMPROVEMENT AND WATER  
SERVICE CONNECTION FEE CREDIT / REIMBURSEMENT AGREEMENT**

STATE OF CALIFORNIA                    )  
                                                          )  
COUNTY OF \_\_\_\_\_                )                ss.

On \_\_\_\_\_, 2022, before me, \_\_\_\_\_, a Notary Public in and for said State, 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 persons(s), or the entity upon behalf of which the person(s) acted, executed said 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)

**Exhibit "A"**  
**[Description of the Property and the Project]**

*[ to be inserted prior to recordation ]*

**Exhibit "A"**  
**[Description of the Property and the Project]**

Real property in the City of Desert Hot Springs, County of Riverside, State of California, described as follows:

PARCEL 1: (APN'S: 667-240-042; 667-250-041; AND 043)

LOTS I AND T OF TRACT NO. 32030-1, AS SHOWN BY MAP ON FILE IN BOOK 404 PAGES 67 THROUGH 75 OF MAPS. RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ½ ON ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES UNDERLYING SAID LAND AND ½ OF ALL OTHER MINERALS, AS RESERVED IN DEED FROM JOSEPH R. TROTTER, HUSBAND AND WIFE FILED FOR RECORD MARCH 30, 1955.

PARCEL 2: (APN'S: 667-270-007 THROUGH 040, 080, 082 THROUGH 085; 667-280-001 THROUGH 047, 051 THROUGH 070, 072 THROUGH 078, 086 THROUGH 091; 667-290-078, 080, 081, 084 AND 085)

LOTS 7 THROUGH 87, 119 THROUGH 138, 140 THROUGH 146, AND LOTS A AND C, E THROUGH I AND L THROUGH Y OF TRACT NO. 32030-2, AS SHOWN BY MAP ON FILE IN BOOK 404 PAGES 76 THROUGH 84 OF MAPS. RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ½ ON ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES UNDERLYING SAID LAND AND ½ OF ALL OTHER MINERALS, AS RESERVED IN DEED FROM JOSEPH R. TROTTER, HUSBAND AND WIFE FILED FOR RECORD MARCH 30, 1955.

PARCEL 3: (APN'S: 667-300-001 THROUGH 054, 058; 667-310-001 THROUGH 084 AND 088; 667-320-001 THROUGH 026, 029 THROUGH 078, 080 THROUGH 083 AND 667-330-001 THROUGH 013, 015 THROUGH 072 AND 076)

LOTS 1 THROUGH 286 AND LETTERED LOTS "O" THROUGH "Z" AND "AA" OF TRACT NO. 32030-3 AS SHOWN ON BY MAP ON FILE IN BOOK 419 PAGES 29 THROUGH 39 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 4: (APN'S: 667-340-001 THROUGH 048 AND 051; 667-350-001 THROUGH 074 AND 078 THROUGH 080; AND 667-360-001 THROUGH 060 AND 064)

LOTS 1 THROUGH 182 AND LETTERED LOTS "H" THROUGH "S" OF TRACT NO. 32030-10, AS SHOWN BY MAP ON FILE IN BOOK 419 PAGES 40 THROUGH 47 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 5: (APN'S: 667-080-006, 667-100-029, 031 AND 038)

TENTATIVE (TRACT) MAP 32030-4, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1:

THE SOUTH  $\frac{1}{2}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

PARCEL NO. 2:

THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE EAST  $\frac{1}{2}$  OF THE SOUTHWEST  $\frac{1}{4}$ .

ALSO EXCEPTING THEREFROM THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SAID SECTION.

ALSO EXCEPTING THEREFROM THE SOUTHERLY 40 FEET CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED FILED FOR RECORD JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404 PAGES 67 THROUGH 75 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 3:

THE EAST  $\frac{1}{2}$  OF THE SOUTHWEST  $\frac{1}{4}$ , AND THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE SOUTHERLY 40 FEET AS CONVEYED TO THE COUNTY OF RIVERSIDE, BY DEED RECORDED JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404 PAGES 67 THROUGH 75 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-3 AS SHOWN ON FILE IN BOOK 419 PAGES 29 THROUGH 39 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 6: (APN'S: 667-100-029, 031 AND 038; 667-120-051, 052, 025 THROUGH 027)

TENTATIVE (TRACT) MAP 32030-5, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1

THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE EAST  $\frac{1}{2}$  OF THE SOUTHWEST  $\frac{1}{4}$ .

ALSO EXCEPTING THEREFROM THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SAID SECTION.

ALSO EXCEPTING THEREFROM THE SOUTHERLY 40 FEET CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED FILED FOR RECORD JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404, PAGES 67 THROUGH 75, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 2:

THE EAST  $\frac{1}{2}$  OF THE SOUTHWEST  $\frac{1}{4}$ , AND THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE SOUTHERLY 40 FEET AS CONVEYED TO THE COUNTY OF RIVERSIDE, BY DEED RECORDED JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404, PAGES 67 THROUGH 75, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-3 AS SHOWN ON FILE IN BOOK 419, PAGES 29 THROUGH 39, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 3:

THAT PORTION OF THE EAST ½ OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 906 FEET TO THE TRUE POINT OF BEGINNING; THENCE WESTERLY AND PARALLEL THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET TO THE EASTERLY BOUNDARY OF SAID SECTION 29; THENCE SOUTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL NO. 4:

THE NORTH 165 FEET OF THE REAL PROPERTY DESCRIBED AS FOLLOWS:

THAT PORTION OF THE EAST ½ OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION, A DISTANCE OF 329.0 FEET TO THE TRUE POINT OF BEGINNING; THENCE WESTERLY AND PARALLEL WITH THE SOUTH BOUNDARY OF SAID SECTION, A DISTANCE OF 528.0 FEET; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION, A DISTANCE OF 577.0 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTH BOUNDARY OF SAID SECTION A DISTANCE OF 528.0 FEET; THENCE SOUTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION, A DISTANCE OF 577.0 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL NO. 5:

THAT PORTION OF THE EAST ½ OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 329 FEET TO THE TRUE POINT OF BEGINNING; THENCE WESTERLY AND PARALLEL WITH SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE SOUTHERLY AND ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE NORTH 165 FEET THEREOF.

PARCEL NO. 6:

THAT PORTION OF THE EAST ½ OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE WESTERLY ALONG THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING WESTERLY ALONG THE SAID SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 2640 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE SOUTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 2640 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 7: (APN'S: 667-080-006; 667-100-029, 031 AND 038; 667-120-051, 052 AND 024)

TENTATIVE (TRACT) MAP 32030-6, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1:

THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

PARCEL NO. 2:

THE SOUTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE EAST ½ OF THE SOUTHWEST ¼.

ALSO EXCEPTING THEREFROM THE EAST ½ OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION.

ALSO EXCEPTING THEREFROM THE SOUTHERLY 40 FEET CONVEYED TO THE COUNTY OF RIVERSIDE BY DEED FILED FOR RECORD JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404 PAGES 67 THROUGH 75 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 3:

THE EAST ½ OF THE SOUTHWEST ¼, AND THE EAST ½ OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM THE SOUTHERLY 40 FEET AS CONVEYED TO THE COUNTY OF RIVERSIDE, BY DEED RECORDED JULY 26, 1949 AS INSTRUMENT NO. 3081 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-1 AS SHOWN ON FILE IN BOOK 404 PAGES 67 THROUGH 75 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-3 AS SHOWN ON FILE IN BOOK 419 PAGES 29 THROUGH 39 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 4:

THAT PORTION OF THE EAST ½ OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 3 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE

OF 1483 FEET TO THE TRUE POINT OF BEGINNING; THENCE WESTERLY AND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET; THENCE EASTERLY LAND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET TO THE EASTERLY BOUNDARY OF SAID SECTION 29; THENCE SOUTHERLY ALONG THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 577 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL NO. 5:

THAT PORTION OF THE EAST  $\frac{1}{2}$  OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE WESTERLY ALONG THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING WESTERLY ALONG THE SAID SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 2640 FEET; THENCE EASTERLY AND PARALLEL WITH THE SOUTHERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 528 FEET; THENCE SOUTHERLY AND PARALLEL WITH THE EASTERLY BOUNDARY OF SAID SECTION 29, A DISTANCE OF 2640 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 8: (APN'S: 667-080-002 THROUGH 004 AND 006)

TENTATIVE (TRACT) MAP 32030-7, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1

THAT PORTION OF THE NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$ , OF SAID SECTION; THENCE WESTERLY, ON THE SOUTH LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  980.5 FEET, TO THE EAST LINE OF THAT CERTAIN 60 FOOT ROAD KNOWN AS 29 PALMS HIGHWAY; THENCE NORTH  $23^{\circ} 01' 13''$  EAST ON THE EASTERLY LINE OF SAID HIGHWAY, 1498.40 FEET TO THE NORTH

LINE OF SAID SECTION; THENCE EASTERLY, ON THE NORTH LINE OF SAID SECTION 390.71 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SAID SECTION; THENCE SOUTH 0° 09' 30" EAST, ON THE EAST LINE OF THE SAID NORTHWEST ¼ OF THE NORTHWEST ¼ OF SAID SECTION, 1380.18 FEET, TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ONE HALF OF ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES UNDERLYING SAID LAND AND ½ OF ALL OTHER MINERALS, AS RESERVED IN DEED FROM JOSEPH R. TROTTER, HUSBAND AND WIFE FILED FOR RECORD MARCH 30, 1955 AS BOOK 1715 PAGE 572 OF OFFICIAL RECORDS OF SAID COUNTY.

SAID PROPERTY IS ALSO SHOWN AS PARCEL 2, 3 AND 4 ON RECORD OF SURVEY ON FILE IN BOOK 27 PAGE 65 OF RECORDS OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 2

THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

PARCEL 9: (APN'S: 667-080-006 AND 007)

TENTATIVE (TRACT) MAP 32030-8, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1

THE NORTHEAST ¼ OF THE NORTHWEST ¼ AND THE NORTH ½ OF THE NORTHEAST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-10 AS SHOWN ON FILE IN BOOK 419 PAGES 40 THROUGH 47 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 2:

THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

PARCEL 10: (APN'S: 667-080-002 THROUGH 004, 006 AND 007)

TENTATIVE (TRACT) MAP 32030-9, BEING A SUBDIVISION OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL NO. 1

THAT PORTION OF THE NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$ , OF SAID SECTION; THENCE WESTERLY, ON THE SOUTH LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  980.5 FEET, TO THE EAST LINE OF THAT CERTAIN 60 FOOT ROAD KNOWN AS 29 PALMS HIGHWAY; THENCE NORTH  $23^{\circ} 01' 13''$  EAST ON THE EASTERLY LINE OF SAID HIGHWAY, 1498.40 FEET TO THE NORTH LINE OF SAID SECTION; THENCE EASTERLY, ON THE NORTH LINE OF SAID SECTION 390.71 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SAID SECTION; THENCE SOUTH  $0^{\circ} 09' 30''$  EAST, ON THE EAST LINE OF THE SAID NORTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SAID SECTION, 1380.18 FEET, TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ONE HALF OF ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES UNDERLYING SAID LAND AND  $\frac{1}{2}$  OF ALL OTHER MINERALS, AS RESERVED IN DEED FROM JOSEPH R. TROTTER, HUSBAND AND WIFE FILED FOR RECORD MARCH 30, 1955 AS BOOK 1715 PAGE 572 OF OFFICIAL RECORDS OF SAID COUNTY.

SAID PROPERTY IS ALSO SHOWN AS PARCEL 2, 3 AND 4 ON RECORD OF SURVEY ON FILE IN BOOK 27 PAGE 65 OF RECORDS OF SURVEY, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 2

THE NORTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  AND THE NORTH  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN TRACT 32030-10 AS SHOWN ON FILE IN BOOK 419 PAGES 40 THROUGH 47 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL NO. 3

THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL GOVERNMENT PLAT THEREOF.

PARCEL 11: (APN'S: 667-300-055-0, 667-300-056-1, 667-300-057-2, 667-310-085-8, 677-310-086-9, 677-310-087-0, 677-320-027-7, 677-320-028-8, 677-320-079-4, 667-330-014-6, 667-330-073-9, 667-330-074-0 AND 667-330-075-1)

LETTERED LOTS A, B, C, F, G, H, I, J, K, L, M AND N OF TRACT NO. 32030-3 AS SHOWN ON BY MAP ON FILE IN BOOK 419 PAGES 29 THROUGH 39 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 12: (APN'S: 667-340-049-9, 667-340-350-9, 667-350-075-3, 667-350-076-4, 667-360-061-1, 667-360-062-2 AND 667-360-063-3)

LETTERED LOTS A THROUGH F OF TRACT NO. 32030-10, AS SHOWN BY MAP ON FILE IN BOOK 419 PAGES 40 THROUGH 47 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.