

503  
COR

**LOT INFORMATION**

NUMBERED LOTS = 173  
LETTERED LOTS = 11  
GROSS AREA = 44.34 ACRES  
NET AREA = 42.64 ACRES

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

SHEET 1 OF 13 SHEETS

# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024

**RECORDER'S STATEMENT**

FILED THIS 10 DAY OF September, 2025, AT 1:48 P.M., IN BOOK 503 OF MAPS, AT PAGES 1-13, AT THE REQUEST OF THE CITY CLERK OF THE CITY OF TEMECULA.

NO. 2025-0278050

FEE: \$33

PETER ALDANA, ASSESSOR - COUNTY CLERK - RECORDER

BY: Matthew Jennings, DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE COMPANY

**OWNER'S STATEMENT**

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE AN EASEMENT TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES OVER LOTS "A" THROUGH "K", INCLUSIVE.

AS A CONDITION OF DEDICATION OF LOT "K", (DE PORTOLA ROAD), THE OWNERS OF LOTS 167, 168 AND 172, ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY SUCH CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS CONDITION OF ACCESS RIGHTS AS TO THE PART VACATED.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

ABUTTER'S RIGHTS OF ACCESS ALONG BUTTERFIELD STAGE ROAD. THE OWNERS OF LOT 168 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS DEDICATION AS TO THE PART VACATED.

ABUTTER'S RIGHTS OF ACCESS ALONG TEMECULA PARKWAY. THE OWNERS OF LOTS 168 AND 169 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ALSO EXCEPTING ONE 40.00 FOOT, AND ONE 35.21 FOOT OPENING, AS SHOWN HEREON. ANY CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS DEDICATION AS TO THE PART VACATED.

WE ALSO HEREBY DEDICATE TO THE CITY OF TEMECULA A NON-EXCLUSIVE USE EASEMENT OVER LOTS 167 THROUGH 169, INCLUSIVE, AND LOT 172 FOR SIDEWALK PURPOSES, AS SHOWN HEREON.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT:

STORM DRAIN AND ACCESS EASEMENTS LYING WITHIN LOTS 165, 166 AND 169, AS SHOWN HEREON. THE DEDICATION IS FOR MAINTENANCE OF FLOOD CONTROL FACILITIES.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT:

ACCESS EASEMENTS LYING WITHIN LOT 165, AS SHOWN HEREON. THE DEDICATION IS FOR INGRESS AND EGRESS TO AND FROM STORM DRAIN EASEMENTS, FOR MAINTENANCE OF FLOOD CONTROL FACILITIES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, LOTS 166 THROUGH 169, INCLUSIVE, AND LOTS 172 AND 173, FOR COMMON OPEN SPACE PURPOSES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, LOTS 170 AND 171, FOR DRAINAGE AND WATER QUALITY BASIN PURPOSES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, A PRIVATE DRAINAGE EASEMENT OVER A PORTION OF LOT 166, AS SHOWN HEREON.

OWNER: WOODSIDE 05S, LP, A CALIFORNIA LIMITED PARTNERSHIP.

BY: Andrew John Jarvis  
ANDREW JOHN JARVIS  
VICE PRESIDENT

**NOTARY ACKNOWLEDGEMENT**

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 Riverside } SS

ON July 10 2025, BEFORE ME, Dena Upp A NOTARY PUBLIC,

PERSONALLY APPEARED Andrew John Jarvis 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.

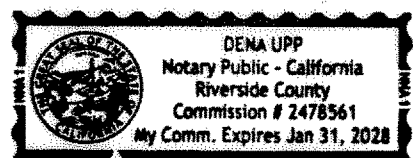
I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

Dena Upp  
SIGNATURE  
Dena Upp  
PRINT NAME

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY

MY COMMISSION EXPIRES Jan. 31, 2028

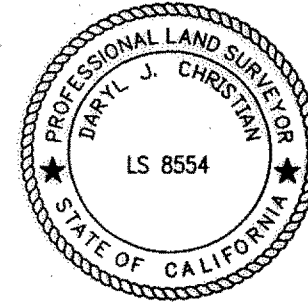


**SURVEYOR'S STATEMENT**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF WOODSIDE 05S, LP, A CALIFORNIA LIMITED PARTNERSHIP, ON MARCH, 2021. I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. THIS SURVEY IS TRUE AND COMPLETED AS SHOWN.

DATED: 5-28, 2025

Daryl J. Christian  
DARYL J. CHRISTIAN, L.S. 8554  
EXPIRATION DATE: 12/31/26



**CITY ENGINEER'S STATEMENT**

I HEREBY STATE THAT THIS MAP CONSISTING OF THIRTEEN (13) SHEETS HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IS APPEARED ON THE TENTATIVE MAP OF TRACT NO. 36483 AS FILED AND APPROVED BY CITY COUNCIL OF THE CITY OF TEMECULA ON JUNE 19, 2024, THE EXPIRATION DATE BEING JUNE 19, 2027, THAT ALL PROVISIONS OF APPLICABLE STATE AND CITY REGULATIONS HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

DATED: AUGUST 14<sup>TH</sup>, 2025

BY: Ron A. Moreno  
RON A. MORENO, LS 7933  
CITY ENGINEER, CITY OF TEMECULA



**TEMECULA CITY CLERK'S STATEMENT**

THE CITY COUNCIL OF THE CITY OF TEMECULA, STATE OF CALIFORNIA, BY ITS CITY CLERK, RANDI JOHL, HEREBY APPROVES THE TRACT AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON OVER LOTS "A" THROUGH "K", FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES, SUBJECT TO IMPROVEMENTS CONSTRUCTED IN ACCORDANCE WITH CITY STANDARDS.

WE ALSO HEREBY ACCEPT THE OFFER OF DEDICATION OF ABUTTERS RIGHTS OF ACCESS ALONG LOT "K" (DE PORTOLA ROAD), AND ALONG BUTTERFIELD STAGE ROAD AND TEMECULA PARKWAY, AS DEDICATED HEREON.

WE ALSO HEREBY ACCEPT THE OFFER OF DEDICATION OF A NON-EXCLUSIVE USE EASEMENT OVER LOTS 167 THROUGH 169, INCLUSIVE, AND LOT 172, FOR SIDEWALK PURPOSES, AS SHOWN HEREON, SUBJECT TO IMPROVEMENTS CONSTRUCTED IN ACCORDANCE WITH CITY STANDARDS.

DATED August 20, 2025

Randi Johl  
RANDI JOHL, CITY CLERK, CITY OF TEMECULA,  
RIVERSIDE COUNTY, CALIFORNIA.

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT'S ACCEPTANCE STATEMENT:**

I CERTIFY THAT UNDER THE AUTHORITY CONFERRED BY RESOLUTION NO. 474, ADOPTED ON MAY 12, 1961, BY THE BOARD OF SUPERVISORS OF THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, THAT THE DISTRICT ACCEPTS THE OFFER(S) OF DEDICATION MADE HEREON FOR STORM DRAIN AND ACCESS EASEMENTS, SUBJECT TO THE COMPLETION OF IMPROVEMENTS AND ACCEPTANCE BY THE DISTRICT'S GENERAL MANAGER-CHIEF ENGINEER.

DATED: August 5<sup>th</sup>, 2025

BY: Jason E. Uhley  
JASON E. UHLEY, GENERAL MANAGER-CHIEF ENGINEER

**TAX COLLECTOR'S CERTIFICATE**

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, NOW A LIEN, BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 84,700.00

DATED: JULY 30, 2025

MATTHEW JENNINGS  
COUNTY TAX COLLECTOR  
BY: Matthew Jennings, DEPUTY

**TAX BOND CERTIFICATE**

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 84,700.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL, AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF THE FILING OF THIS MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET PAYABLE, AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

CASH OR SURETY BOND  
MATTHEW JENNINGS  
COUNTY TAX COLLECTOR

BY: Matthew Jennings, DEPUTY

DATED: JULY 30, 2025

EASEMENT NOTES: (SEE SHEET 2)

# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024

**SIGNATURE OMISSIONS:**

PURSUANT TO SECTION 66436(a)(3) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED, AS THEIR INTERESTS CANNOT RIPEN INTO FEE.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR DRAINAGE AND FLOWAGE, RECORDED JUNE 16, 1989 AS INSTRUMENT NO. 199267, OF OFFICIAL RECORDS.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR PUBLIC UTILITIES AND PUBLIC FACILITIES, RECORDED JULY 5, 1989 AS INSTRUMENT NO. 224106, OF OFFICIAL RECORDS.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR SLOPE, SLOPE CONSTRUCTION AND MAINTENANCE PURPOSES, RECORDED JANUARY 22, 1997 AS INSTRUMENT NO. 020653, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR UNRESTRICTED ACCESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361203, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361204, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361205, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361206, OF OFFICIAL RECORDS.

**EASEMENT NOTES:**

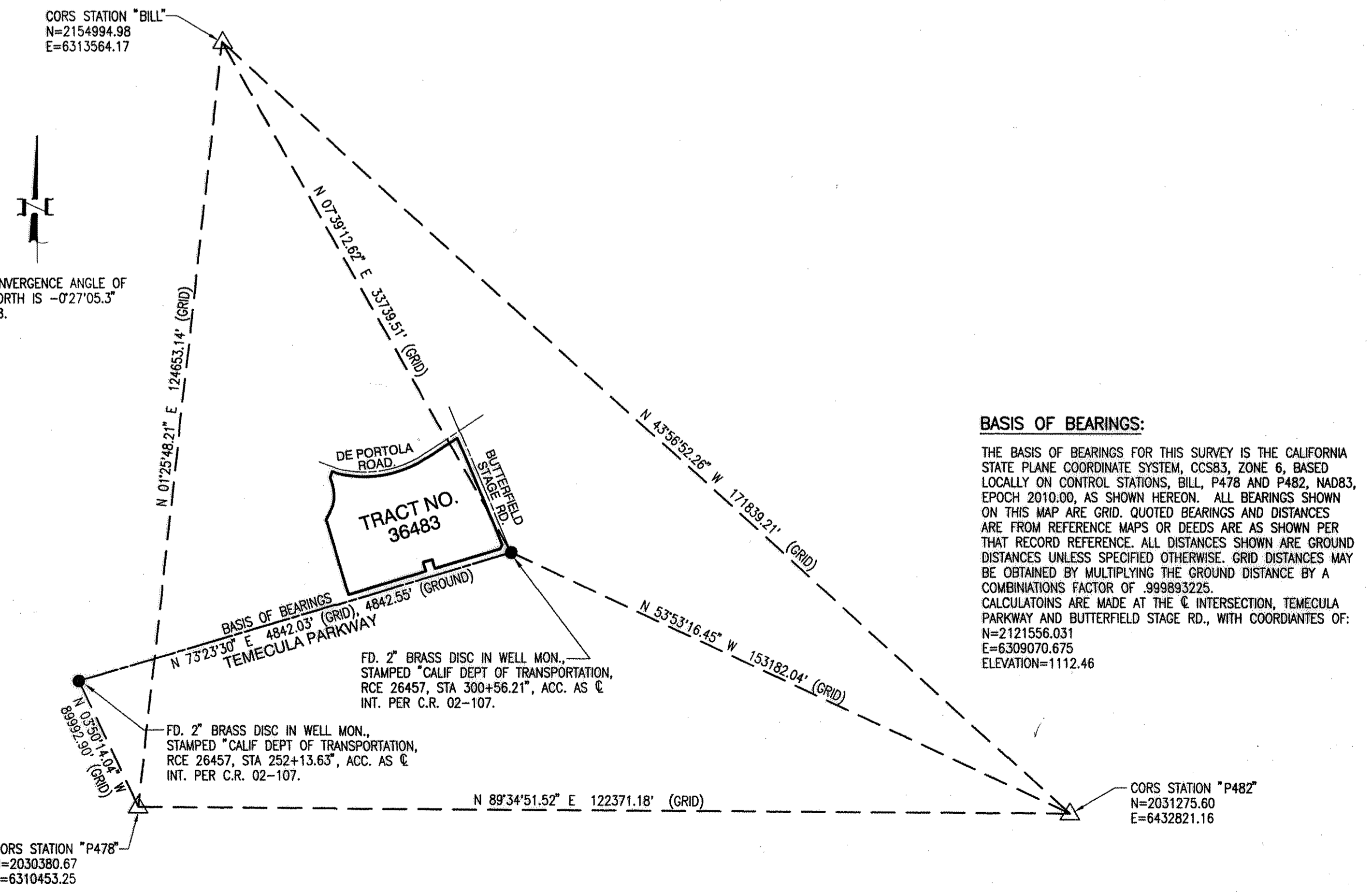
- (A) INDICATES EASEMENT FOR DRAINAGE AND FLOWAGE, DEDICATED TO THE PUBLIC PER DOCUMENT RECORDED JUNE 16, 1989 AS INSTRUMENT NO. 199267, OF OFFICIAL RECORDS
  - (B) INDICATES EASEMENT FOR PUBLIC UTILITIES AND PUBLIC FACILITIES, RESERVED BY THE COUNTY OF RIVERSIDE PER DOCUMENT RECORDED JULY 5, 1989 AS INSTRUMENT NO. 224106, OF OFFICIAL RECORDS.
  - (C) INDICATES EASEMENT FOR SLOPE AND SLOPE CONSTRUCTION PURPOSES, GRANTED TO THE COUNTY OF RIVERSIDE PER DOCUMENT RECORDED JANUARY 22, 1997 AS INSTRUMENT NO. 020653, OF OFFICIAL RECORDS.
  - (D) INDICATES EASEMENT FOR UNRESTRICTED ACCESS AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361203, OF OFFICIAL RECORDS.
  - (E) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361204, OF OFFICIAL RECORDS.
  - (F) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361205, OF OFFICIAL RECORDS.
  - (G) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361206, OF OFFICIAL RECORDS.
  - (H) INDICATES EASEMENT FOR PUBLIC SERVICE FACILITIES, INGRESS, EGRESS AND INCIDENTAL PURPOSES, FAVOR OF EASTERN MUNICIPAL WATER DISTRICT PER EASEMENT DEED RECORDED MAY 29, 2025 AS DOCUMENT No. 2025-0162275, OF OFFICIAL RECORDS.
- 1-INDICATES A STORM DRAIN AND ACCESS EASEMENT, DEDICATED HEREON TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
  - 2-INDICATES AN ACCESS EASEMENT, FOR INGRESS AND EGRESS TO AND FROM STORM DRAIN EASEMENT, DEDICATED HEREON TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT.
  - 3-INDICATES A NON-EXCLUSIVE USE EASEMENT, OVER LOTS 167, 168, 169 AND 172, FOR SIDEWALK PURPOSES, DEDICATED HEREON TO THE CITY OF TEMECULA.
  - 4-INDICATES A PRIVATE DRAINAGE EASEMENT FOR DRAINAGE PURPOSES, RESERVED TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, AS SHOWN HEREON.

**SOILS REPORT:**

PURSUANT TO SECTION 66490 OF THE SUBDIVISION MAP ACT, A PRELIMINARY SOILS REPORT, PREPARED BY CONVERSE CONSULTANTS, PROJECT NO. 12-81-173-02, DATED MARCH 27, 2015 IS ON FILE WITH THE CITY OF TEMECULA, ENGINEERING DEPARTMENT.

**ENVIRONMENTAL CONSTRAINT NOTE:**

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE CITY ENGINEER, CITY OF TEMECULA IN E.C.S. BOOK T, PAGE 431. THIS AFFECTS ALL LOTS.



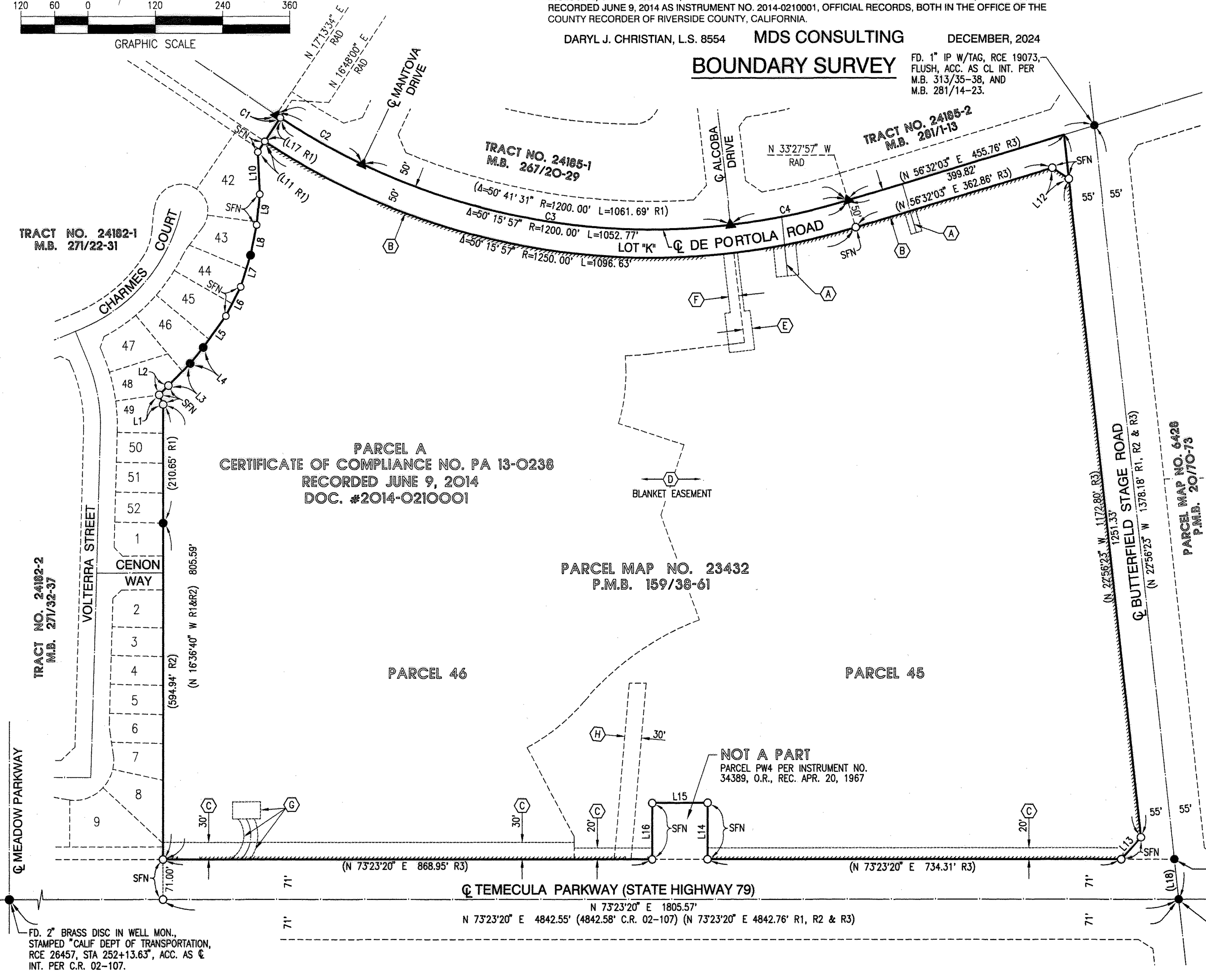
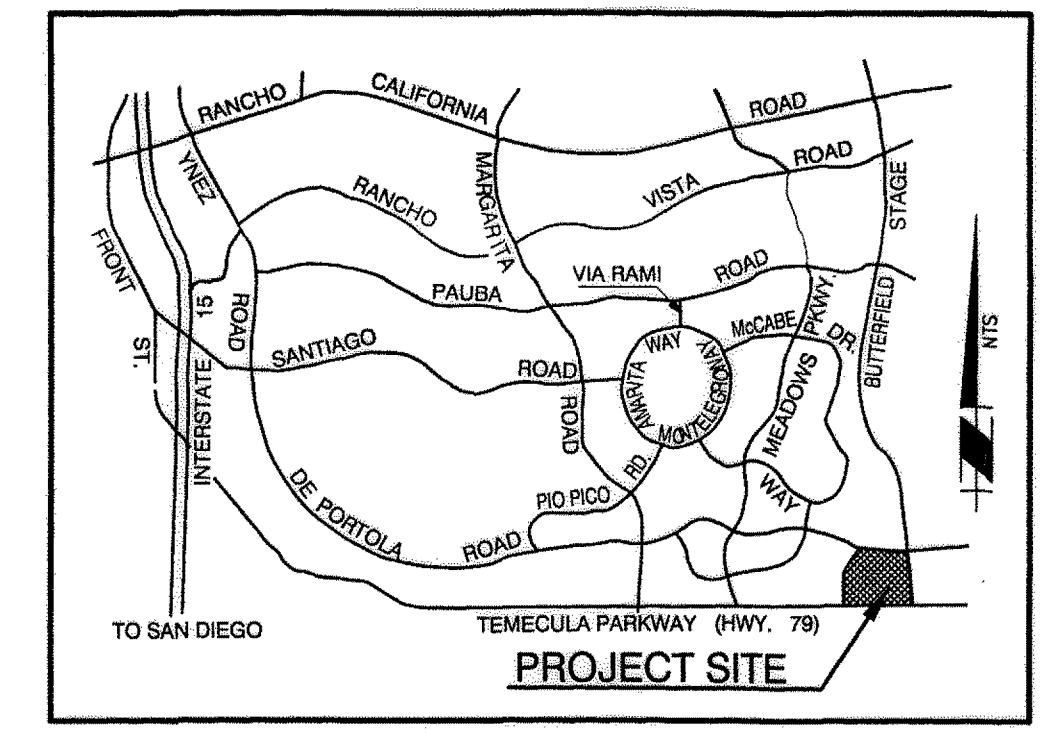
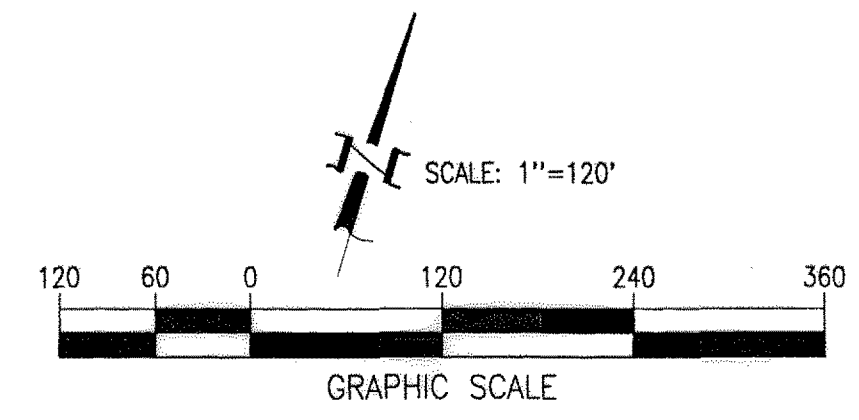
IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 36483**

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

**BOUNDARY SURVEY**

FD. 1" IP W/TAG, RCE 19073, FLUSH, ACC. AS CL INT. PER M.B. 313/35-38, AND M.B. 281/14-23.



PARCEL A  
 CERTIFICATE OF COMPLIANCE NO. PA 13-0238  
 RECORDED JUNE 9, 2014  
 DOC. #2014-0210001

PARCEL MAP NO. 23432  
 P.M.B. 159/38-61

**SURVEYOR'S NOTES**

- — INDICATES FOUND 1" I.P., W/TAG, LS 5346, PER TRACT NO. 24182-1 M.B. 271/22-31, UNLESS OTHERWISE NOTED.
  - ▲ — INDICATES FOUND 1 1/2" BRASS CAP, STAMPED L.S. 5346, FLUSH, PER TRACT NO. 24185-1, M.B. 267/20-29, UNLESS OTHERWISE NOTED.
  - ⊙ — INDICATES SET 5" SPIKE W/WASHER, STAMPED L.S. 8554, FLUSH, AT B.C.'S, E.C.'S, AND CENTERLINE INTERSECTIONS, UNLESS OTHERWISE NOTED.
  - — INDICATES SET 1" IRON PIPE TAGGED L.S. 8554, FLUSH; AT ALL TRACT CORNERS AND ANGLE POINTS IN TRACT BOUNDARY, UNLESS OTHERWISE NOTED.
- 1" IRON PIPE TAGGED L.S. 8554, FLUSH, OR SPIKE & WASHER, STAMPED L.S. 8554 IN ASPHALT, OR LEAD, TACK AND TAG, L.S. 8554, FLUSH IN CONCRETE, TO BE SET AT ALL LOT CORNERS.
- (R1) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24182-1, MB 271/22-31, UNLESS OTHERWISE NOTED.
  - (R2) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24182-2, MB 271/32-37, UNLESS OTHERWISE NOTED.
  - (R3) — INDICATES REC. & MEAS. DATA PER PARCEL MAP NO. 23432, PMB 159/38-61, UNLESS OTHERWISE NOTED.
  - (R4) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24185-1, MB 267/20-29, UNLESS OTHERWISE NOTED.
- THIS TRACT MAP CONTAINS 178 NUMBERED LOTS AND 11 LETTERED LOTS. THIS TRACT MAP CONTAINS 42.64 ACRES NET.
- (X) — INDICATES EXISTING EASEMENT (SEE EASEMENT NOTES ON SHEET 2)
  - [ ] — INDICATES EASEMENT DEDICATED HEREOF (SEE EASEMENT NOTES ON SHEET 2)
  - SFN — INDICATES SEARCHED, FD NOTHING
  - — INDICATES RESTRICTED ACCESS RIGHTS

**BASIS OF BEARINGS**

THE BASIS OF BEARINGS FOR THIS MAP ARE BASED ON THE CENTERLINE OF TEMECULA PARKWAY (ST. HWY. 79) AS SHOWN ON PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING NORTH 73°23'20" EAST.

| CURVE DATA |            |          |             |
|------------|------------|----------|-------------|
| #          | DELTA      | RADIUS   | LENGTH      |
| C1         | (00°25'34" | 1200.00' | 8.92' R1)   |
| C2         | (08°23'34" | 1200.00' | 175.78' R4) |
| C3         | (32°10'00" | 1200.00' | 673.70' R4) |
| C4         | (10°07'31" | 1200.00' | 212.21' R4) |

| COURSE DATA |                |             |
|-------------|----------------|-------------|
| #           | BEARING        | DISTANCE    |
| (L1)        | (N 38°49'26" W | 18.44' R1)  |
| (L2)        | (N 28°22'28" E | 23.20' R1)  |
| (L3)        | (N 27°54'54" E | 55.07' R1)  |
| (L4)        | (N 22°48'59" E | 36.84' R1)  |
| (L5)        | (N 19°15'35" E | 68.99' R1)  |
| (L6)        | (N 10°50'39" E | 58.17' R1)  |
| (L7)        | (N 01°04'18" E | 58.48' R1)  |
| (L8)        | (N 05°10'00" W | 54.60' R1)  |
| (L9)        | (N 11°20'01" W | 54.67' R1)  |
| (L10)       | (N 19°15'39" W | 74.99' R1)  |
| (L11)       | (N 16°48'00" E | 22.50' R1)  |
| (L12)       | (N 73°12'10" W | 35.37' R3)  |
| (L13)       | (N 25°13'39" E | 52.15' R3)  |
| (L14)       | (N 16°36'40" W | 100.00' R3) |
| (L15)       | (N 73°23'20" E | 100.00' R3) |
| (L16)       | (N 16°36'40" W | 100.00' R3) |
| (L17)       | (N 16°48'00" E | 50.00' R1)  |
| (L18)       | (N 22°56'23" W | 71.44' R3)  |

FD. 2" BRASS DISC IN WELL MON., STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 252+13.63", ACC. AS CL INT. PER C.R. 02-107.

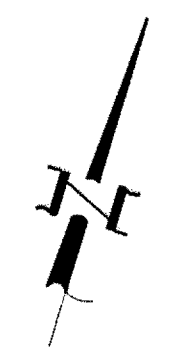
FD. 1" I.P., W/TAG LS 4693, DN. 0.2', NO REF., ACC. AS PT. ON N'LY R/W OF TEMECULA PARKWAY (ST. HWY. 79)

FD. 2" BRASS DISC IN WELL MON., STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 300+56.21", ACC. AS CL INT. PER C.R. 02-107.

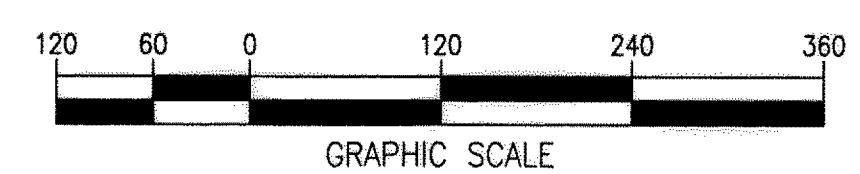
# TRACT NO. 36483

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCELA OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



SCALE: 1" = 120'



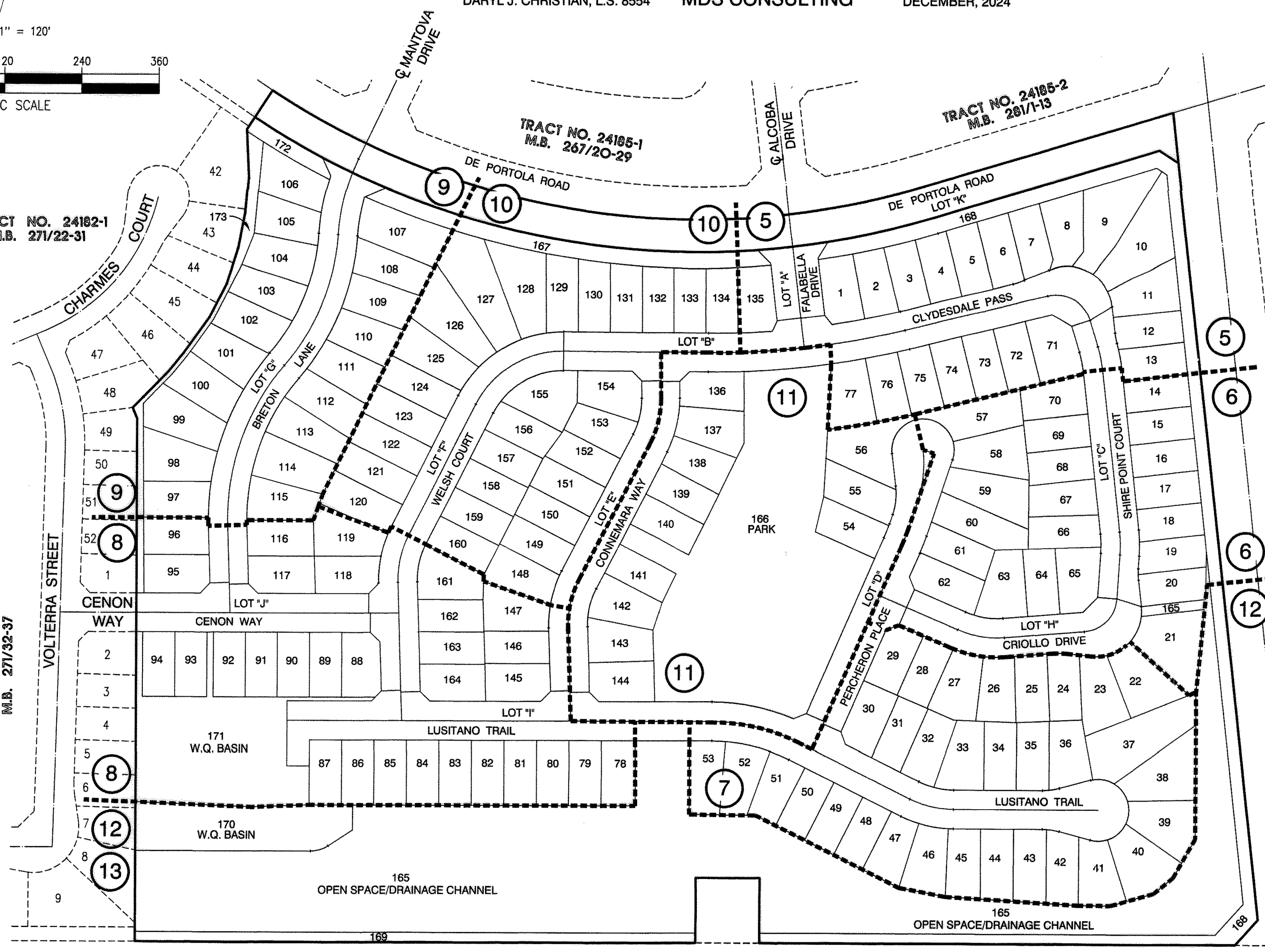
GRAPHIC SCALE

TRACT NO. 24182-1  
M.B. 271/22-31

TRACT NO. 24182-2  
M.B. 271/32-37

TRACT NO. 24185-1  
M.B. 267/20-29

TRACT NO. 24185-2  
M.B. 281/1-13



## SHEET INDEX MAP

(X) — INDICATES SHEET NUMBER

NOTE:  
SEE SHEET 3 FOR TRACT BOUNDARY

PARCEL MAP NO. 6428  
P.M.B. 20/70-73

TEMECULA PARKWAY (STATE HIGHWAY 79)

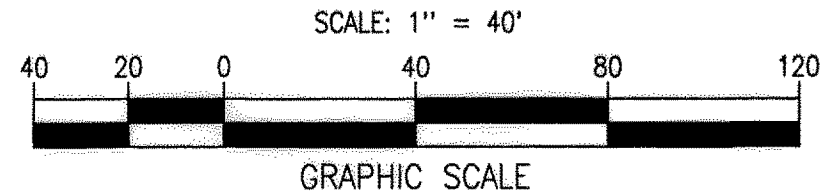
NOTE:  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES



IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 36483**

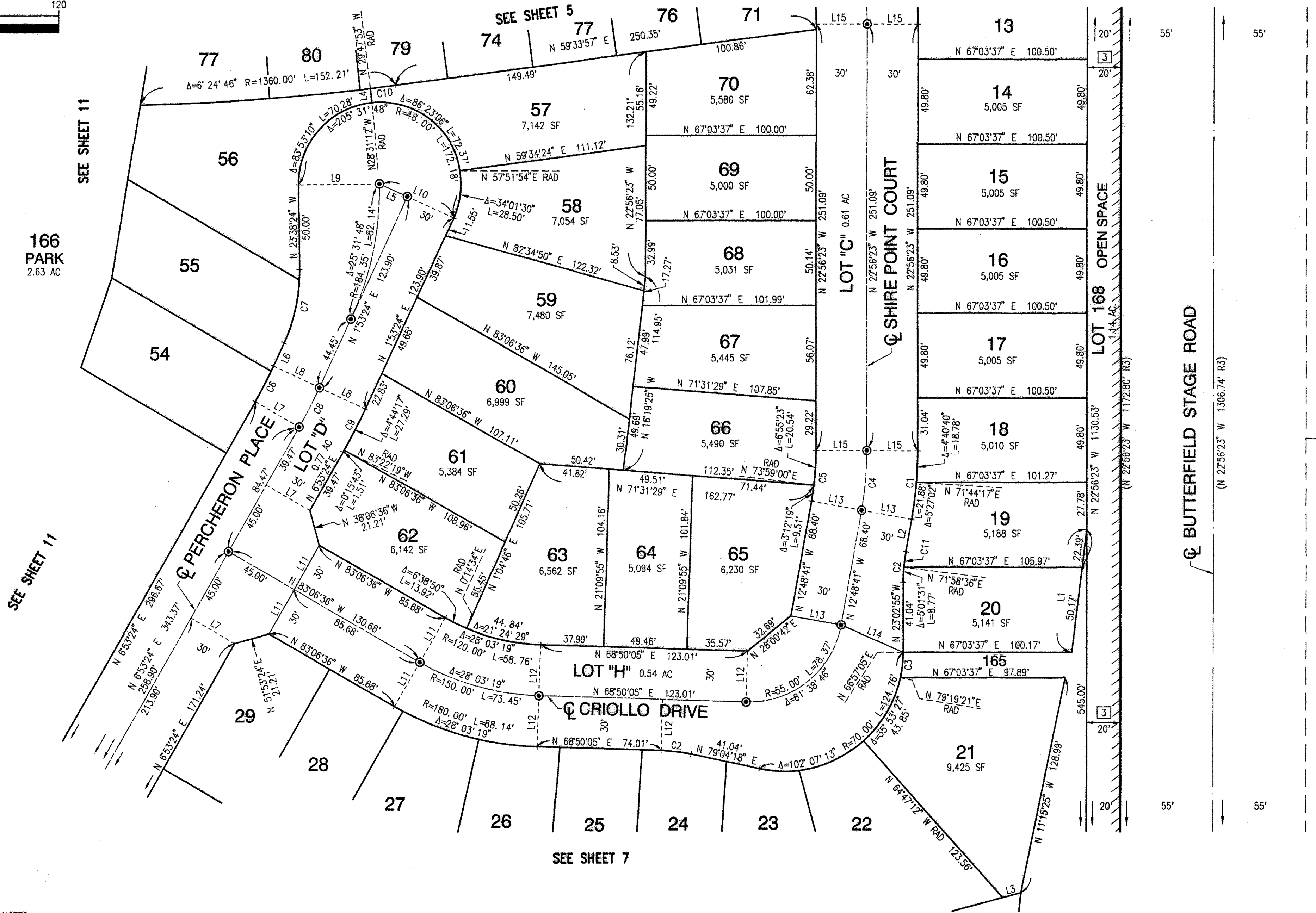
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



| COURSE DATA |                   |          |
|-------------|-------------------|----------|
| #           | BEARING           | DISTANCE |
| L1          | N 15°58'13" W     | 72.56'   |
| L2          | N 12°48'41" W     | 19.40'   |
| L3          | N 51°50'20" E     | 11.45'   |
| L4          | N 29°40'11" W     | 8.21'    |
| L5          | N 88°06'36" W     | 18.00'   |
| L6          | N 01°53'24" E     | 15.00'   |
| L7          | N 83°06'36" W     | 30.00'   |
| L8          | N 88°06'36" W     | 30.00'   |
| L9          | N 66°21'36" W RAD | 48.00'   |
| L10         | N 88°06'36" W     | 48.00'   |
| L11         | N 06°53'24" E     | 30.00'   |
| L12         | N 21°09'55" W     | 30.00'   |
| L13         | N 77°11'19" E     | 30.00'   |
| L14         | N 89°33'41" W     | 39.95'   |
| L15         | N 67°03'37" E     | 30.00'   |

| CURVE DATA |           |          |        |
|------------|-----------|----------|--------|
| #          | DELTA     | RADIUS   | LENGTH |
| C1         | 10°07'42" | 230.00'  | 40.66' |
| C2         | 10°14'14" | 100.00'  | 17.87' |
| C3         | 12°22'16" | 70.00'   | 15.11' |
| C4         | 10°07'42" | 200.00'  | 35.35' |
| C5         | 10°07'42" | 170.00'  | 30.05' |
| C6         | 05°00'00" | 270.00'  | 23.56' |
| C7         | 25°31'48" | 100.00'  | 44.56' |
| C8         | 05°00'00" | 300.00'  | 26.18' |
| C9         | 05°00'00" | 330.00'  | 28.80' |
| C10        | 00°38'10" | 1360.00' | 15.10' |
| C11        | 05°12'43" | 100.00'  | 9.10'  |
| C12        | 22°03'08" | 100.00'  | 38.49' |



166 PARK  
2.63 AC

SEE SHEET 11

SEE SHEET 7

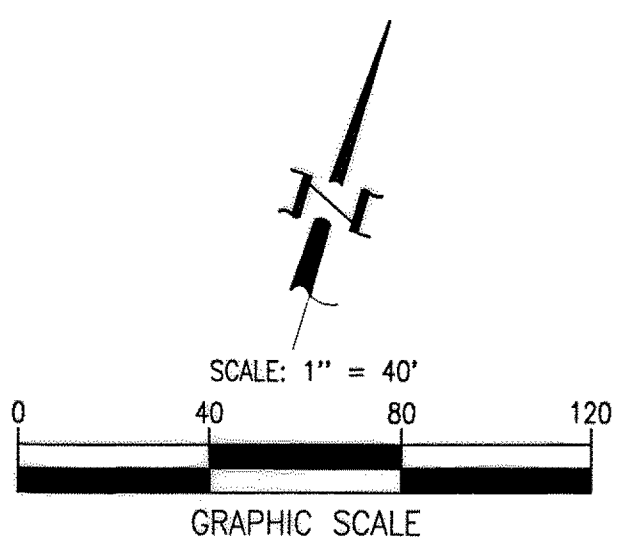
NOTE:  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

# TRACT NO. 36483

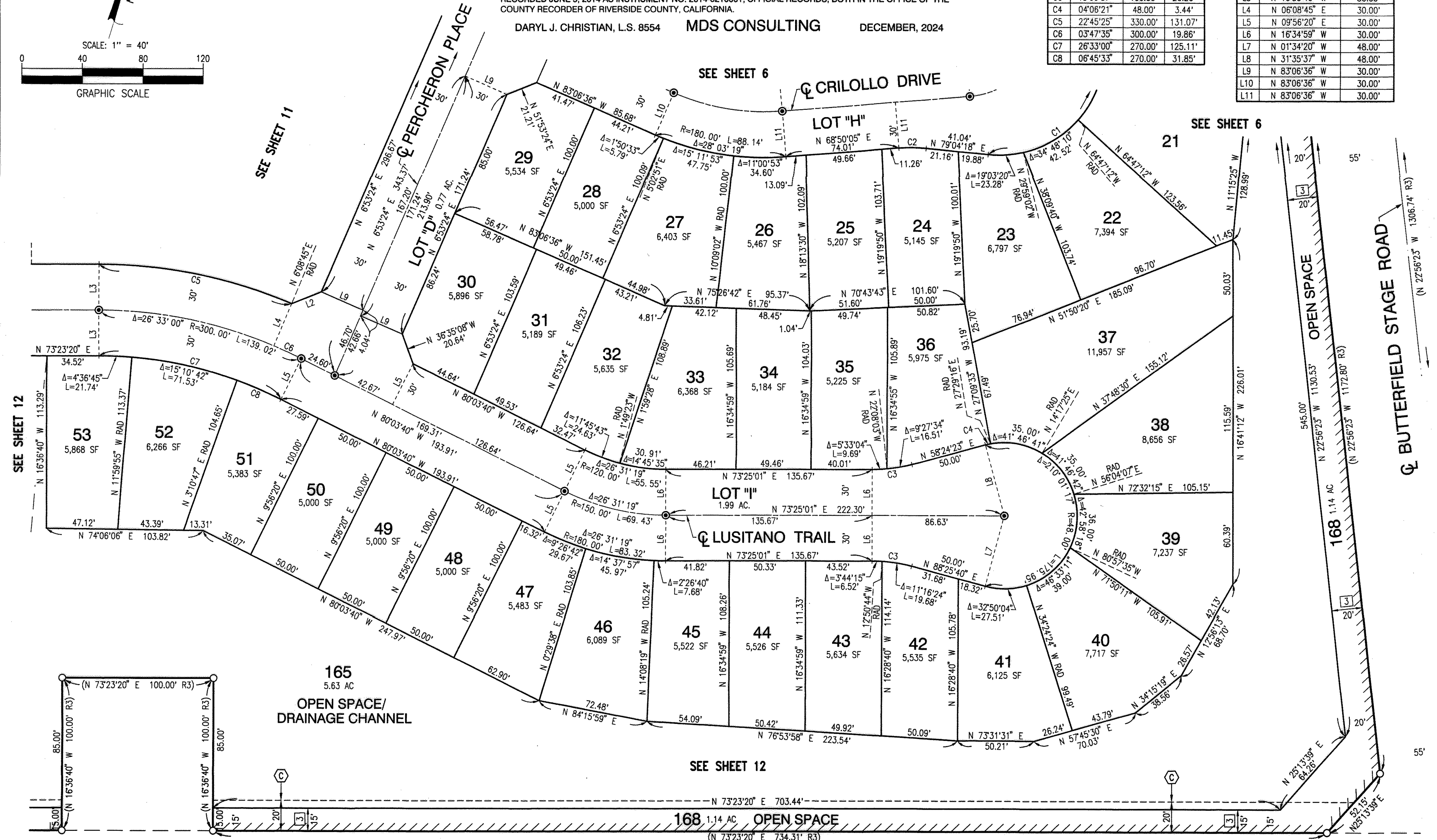
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



| CURVE DATA |            |         |         |
|------------|------------|---------|---------|
| #          | DELTA      | RADIUS  | LENGTH  |
| C1         | 102°07'13" | 70.00'  | 124.76' |
| C2         | 10°14'13"  | 100.00' | 17.87'  |
| C3         | 15°00'37"  | 100.00' | 26.20'  |
| C4         | 04°06'21"  | 48.00'  | 3.44'   |
| C5         | 22°45'25"  | 330.00' | 131.07' |
| C6         | 03°47'35"  | 300.00' | 19.86'  |
| C7         | 26°33'00"  | 270.00' | 125.11' |
| C8         | 06°45'33"  | 270.00' | 31.85'  |

| COURSE DATA |               |          |
|-------------|---------------|----------|
| #           | BEARING       | DISTANCE |
| L1          | N 73°23'20" E | 100.00'  |
| L2          | N 51°31'04" E | 21.08'   |
| L3          | N 16°36'40" W | 30.00'   |
| L4          | N 06°08'45" E | 30.00'   |
| L5          | N 09°56'20" E | 30.00'   |
| L6          | N 16°34'59" W | 30.00'   |
| L7          | N 01°34'20" W | 48.00'   |
| L8          | N 31°35'37" W | 48.00'   |
| L9          | N 83°06'36" W | 30.00'   |
| L10         | N 83°06'36" W | 30.00'   |
| L11         | N 83°06'36" W | 30.00'   |



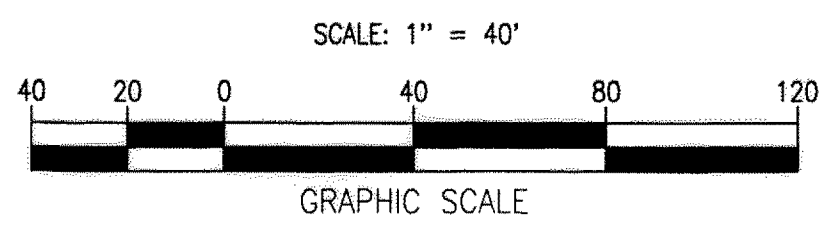
**NOTE:**  
 SEE SHEET 2 FOR EASEMENT NOTES  
 SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

168 1.14 AC OPEN SPACE  
 TEMECULA PARKWAY (ST. HWY. 79)

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 36483**

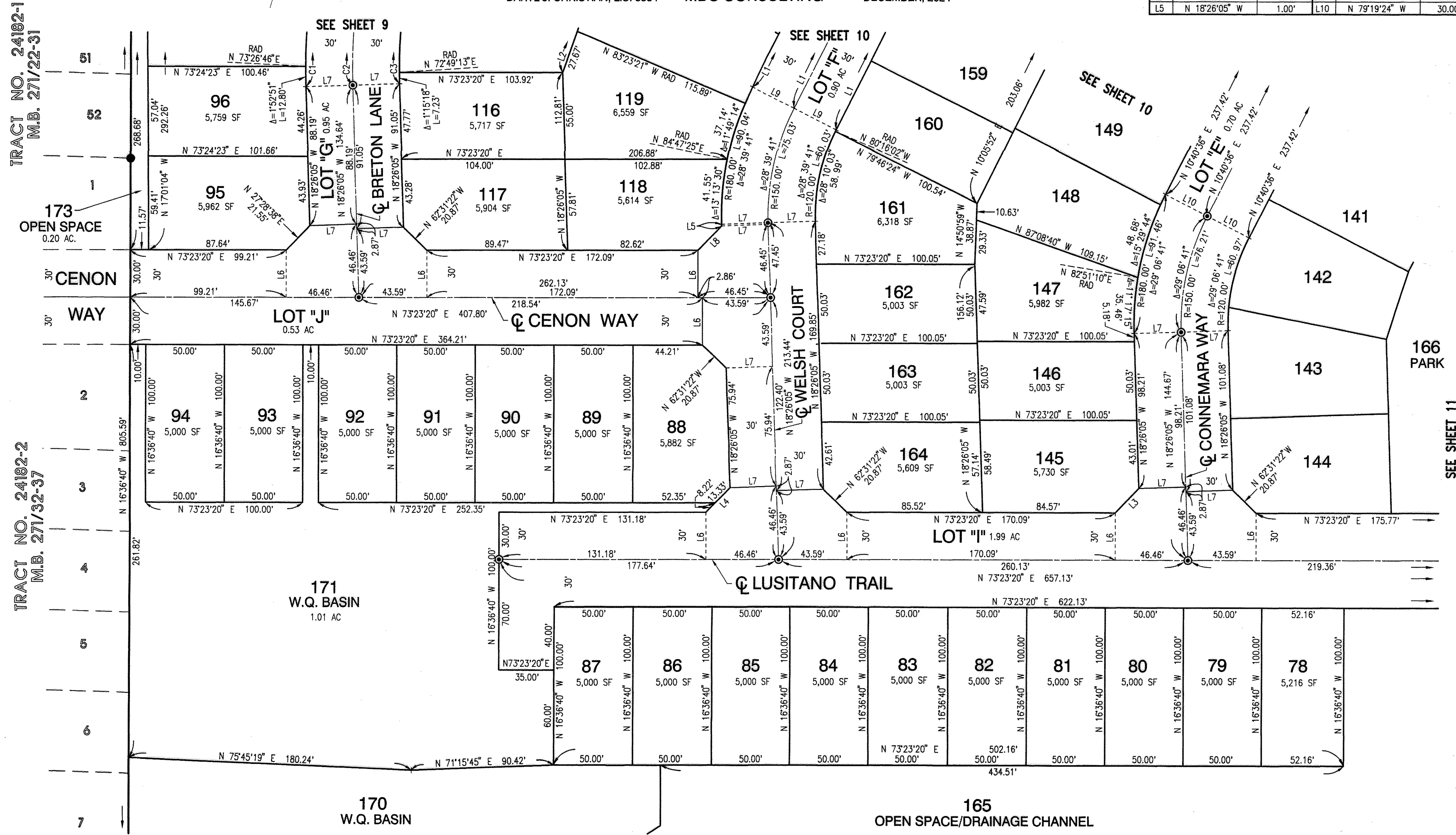
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



| CURVE DATA |           |         |         |
|------------|-----------|---------|---------|
| #          | DELTA     | RADIUS  | LENGTH  |
| C1         | 42°42'07" | 390.00' | 290.66' |
| C2         | 42°42'07" | 360.00' | 268.30' |
| C3         | 42°42'07" | 330.00' | 245.95' |

| COURSE DATA |               |          |     |               |          |
|-------------|---------------|----------|-----|---------------|----------|
| #           | BEARING       | DISTANCE | #   | BEARING       | DISTANCE |
| L1          | N 10°13'36" E | 227.26'  | L6  | N 16°36'40" W | 30.00'   |
| L2          | N 02°42'46" E | 42.54'   | L7  | N 71°33'55" E | 30.00'   |
| L3          | N 27°28'38" E | 21.55'   | L8  | N 27°28'39" E | 21.54'   |
| L4          | N 27°28'38" E | 21.38'   | L9  | N 79°46'24" W | 30.00'   |
| L5          | N 18°26'05" W | 1.00'    | L10 | N 79°19'24" W | 30.00'   |



NOTE:  
 SEE SHEET 2 FOR EASEMENT NOTES  
 SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 12 AND 13

SEE SHEET 11

# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

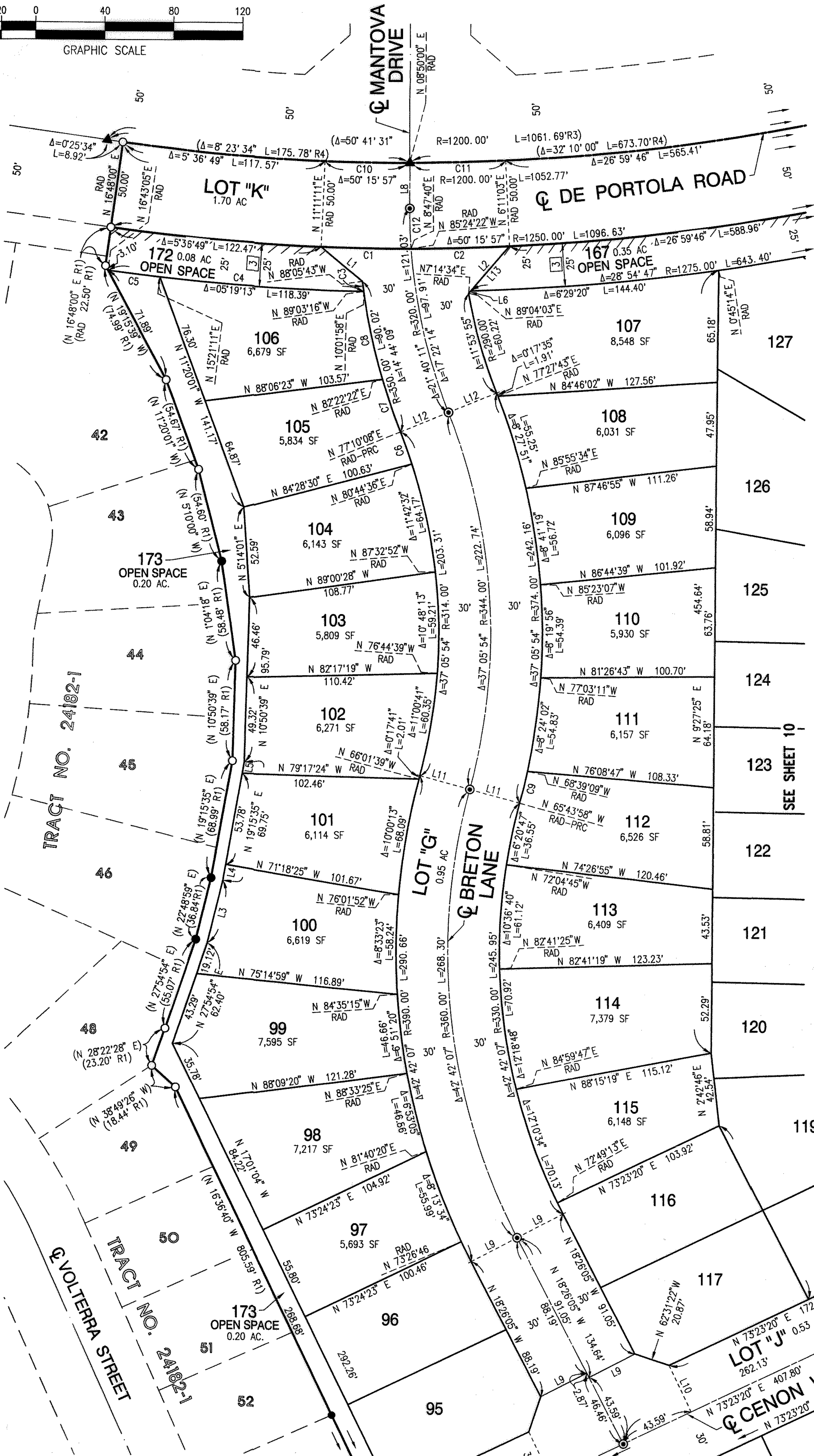
MDS CONSULTING

DECEMBER, 2024

SCALE: 1" = 40'



GRAPHIC SCALE



| CURVE DATA |           |          |         |
|------------|-----------|----------|---------|
| #          | DELTA     | RADIUS   | LENGTH  |
| C1         | 02°23'31" | 1250.00' | 52.18'  |
| C2         | 02°36'37" | 1250.00' | 56.95'  |
| C3         | 00°57'33" | 350.00'  | 5.86'   |
| C4         | 06°41'07" | 1275.00' | 148.77' |
| C5         | 01°21'54" | 1275.00' | 30.38'  |
| C6         | 03°34'28" | 314.00'  | 19.59'  |
| C7         | 05°12'14" | 350.00'  | 31.79'  |
| C8         | 08°34'22" | 350.00'  | 52.37'  |
| C9         | 02°55'11" | 374.00'  | 19.06'  |
| C10        | 02°21'11" | 1250.00' | 49.28'  |
| C11        | 02°38'57" | 1250.00' | 55.48'  |
| C12        | 04°10'58" | 320.00'  | 23.36'  |

| COURSE DATA |               |          |
|-------------|---------------|----------|
| #           | BEARING       | DISTANCE |
| L1          | N 41°15'41" W | 31.12'   |
| L2          | N 49°43'57" E | 36.01'   |
| L3          | N 22°48'59" E | 37.35'   |
| L4          | N 19°15'35" E | 9.38'    |
| L5          | N 19°15'35" E | 6.58'    |
| L6          | N 49°43'57" E | 1.82'    |
| L7          | N 49°43'57" E | 34.19'   |
| L8          | N 08°50'19" E | 26.66'   |
| L9          | N 71°33'55" E | 30.00'   |
| L10         | N 16°36'40" W | 30.00'   |
| L11         | N 65°43'58" W | 30.00'   |
| L12         | N 77°10'08" E | 30.00'   |
| L13         | N 49°43'57" E | 34.19'   |

NOTE:  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 8

SEE SHEET 10

SEE SHEET 8

509  
COM

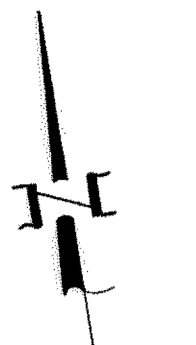
# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. FA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024



SCALE: 1" = 40'



GRAPHIC SCALE

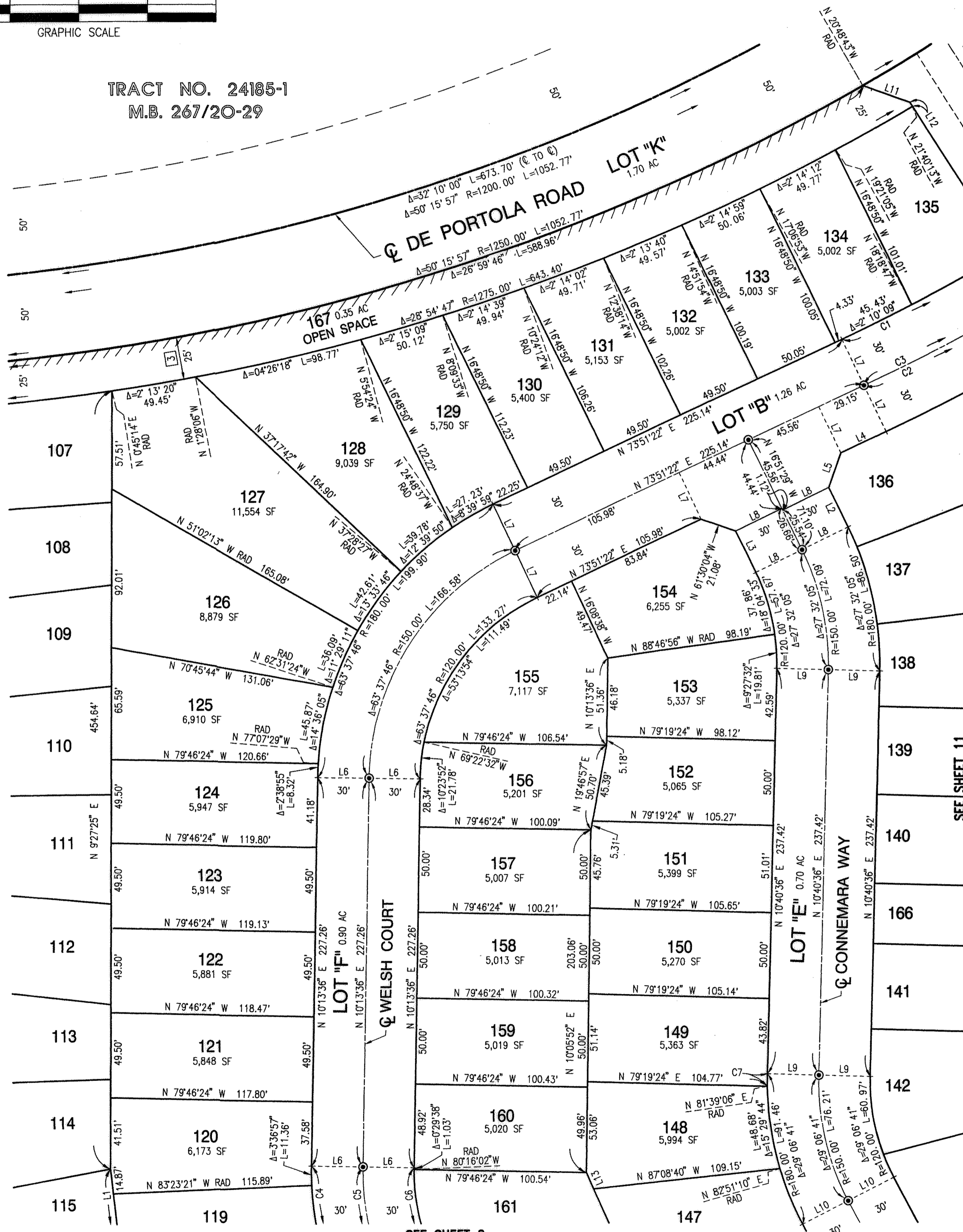
TRACT NO. 24185-1  
M.B. 267/20-29

SEE SHEET 9

SEE SHEET 5

SEE SHEET 11

SEE SHEET 8



| CURVE DATA |           |          |         |
|------------|-----------|----------|---------|
| #          | DELTA     | RADIUS   | LENGTH  |
| C1         | 04°43'22" | 1200.00' | 98.91'  |
| C2         | 14°17'25" | 1230.00' | 306.78' |
| C3         | 06°57'23" | 1230.00' | 149.34' |
| C4         | 28°58'41" | 180.00'  | 91.04'  |
| C5         | 28°39'41" | 150.00'  | 75.03'  |
| C6         | 28°39'41" | 120.00'  | 60.03'  |
| C7         | 02°19'42" | 180.00'  | 7.31'   |

| COURSE DATA |                      |
|-------------|----------------------|
| #           | BEARING DISTANCE     |
| L1          | N 02°42'46" E 42.54' |
| L2          | N 16°51'29" W 25.54' |
| L3          | N 16°51'29" W 26.66' |
| L4          | N 73°51'22" E 29.15' |
| L5          | N 28°29'56" E 21.35' |
| L6          | N 79°46'24" E 30.00' |

| COURSE DATA |                      |
|-------------|----------------------|
| #           | BEARING DISTANCE     |
| L7          | N 16°08'38" W 30.00' |
| L8          | N 73°08'31" E 30.00' |
| L9          | N 79°19'24" W 30.00' |
| L10         | N 71°33'55" E 30.00' |
| L11         | N 61°23'21" W 29.18' |
| L12         | N 23°20'00" W 2.70'  |
| L13         | N 14°56'50" W 10.63' |

NOTE:  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024



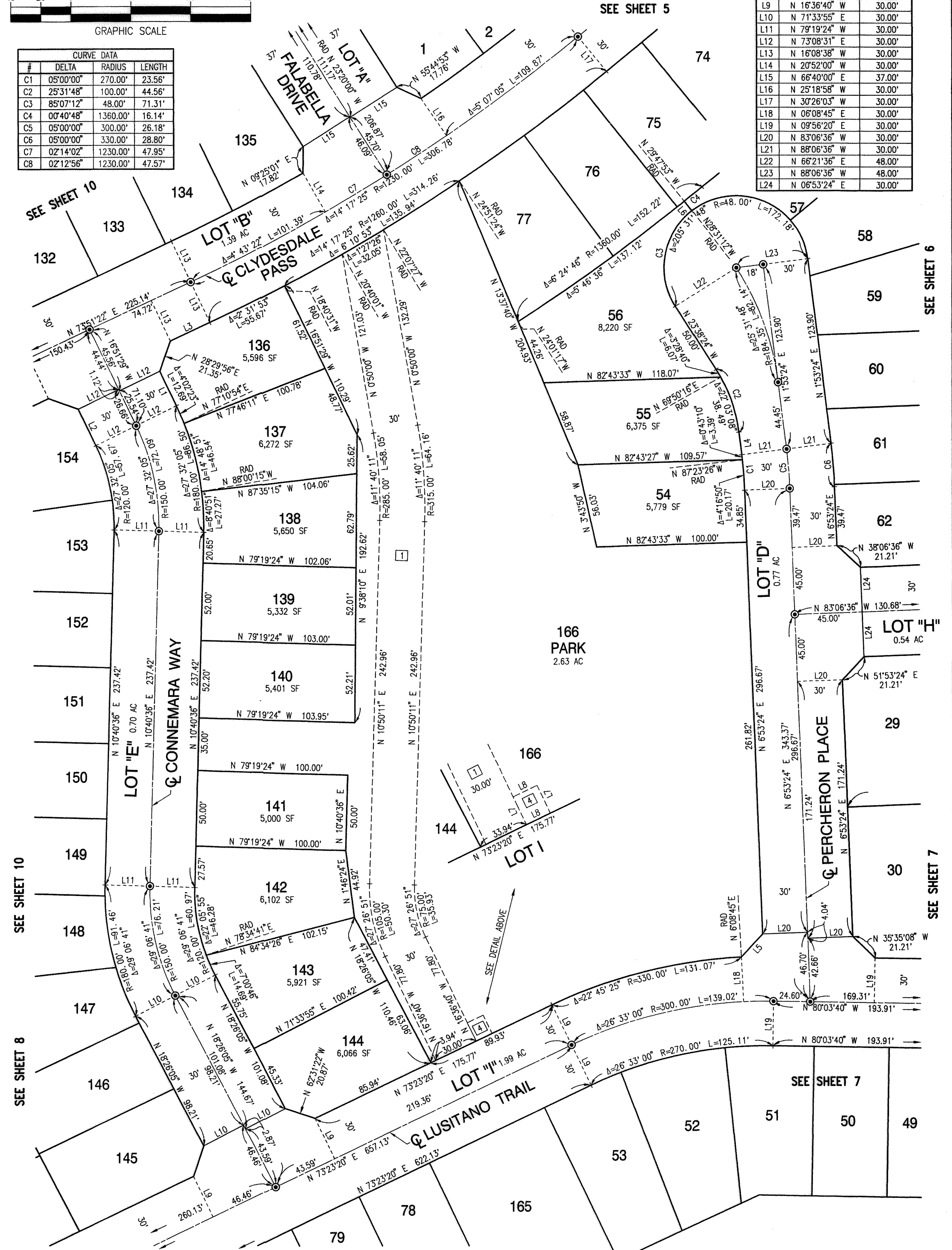
SCALE: 1" = 40'



GRAPHIC SCALE

| CURVE DATA |           |          |        |
|------------|-----------|----------|--------|
| #          | DELTA     | RADIUS   | LENGTH |
| C1         | 05°00'00" | 270.00'  | 23.56' |
| C2         | 25°31'48" | 100.00'  | 44.56' |
| C3         | 85°07'12" | 48.00'   | 71.31' |
| C4         | 00°40'48" | 1360.00' | 16.14' |
| C5         | 05°00'00" | 300.00'  | 26.18' |
| C6         | 05°00'00" | 330.00'  | 28.80' |
| C7         | 02°14'02" | 1230.00' | 47.95' |
| C8         | 02°12'56" | 1230.00' | 47.57' |

| COURSE DATA |               |          |
|-------------|---------------|----------|
| #           | BEARING       | DISTANCE |
| L1          | N 16°51'29" W | 25.54'   |
| L2          | N 16°51'29" W | 26.66'   |
| L3          | N 73°51'22" E | 29.15'   |
| L4          | N 01°53'24" E | 15.00'   |
| L5          | N 51°31'04" E | 21.08'   |
| L6          | N 29°40'11" W | 8.21'    |
| L7          | N 16°36'40" W | 13.67'   |
| L8          | N 73°23'20" E | 11.83'   |
| L9          | N 16°36'40" W | 30.00'   |
| L10         | N 71°33'55" E | 30.00'   |
| L11         | N 79°19'24" W | 30.00'   |
| L12         | N 73°08'31" E | 30.00'   |
| L13         | N 16°08'38" W | 30.00'   |
| L14         | N 20°52'00" W | 30.00'   |
| L15         | N 66°40'00" E | 37.00'   |
| L16         | N 25°18'58" W | 30.00'   |
| L17         | N 30°26'03" W | 30.00'   |
| L18         | N 06°08'45" E | 30.00'   |
| L19         | N 09°56'20" E | 30.00'   |
| L20         | N 83°06'36" W | 30.00'   |
| L21         | N 88°06'36" W | 30.00'   |
| L22         | N 66°21'36" E | 48.00'   |
| L23         | N 88°06'36" W | 48.00'   |
| L24         | N 06°53'24" E | 30.00'   |



NOTE:  
 SEE SHEET 2 FOR EASEMENT NOTES  
 SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 8

SEE SHEET 5

SEE SHEET 10

SEE SHEET 6

SEE SHEET 10

SEE SHEET 8

SEE SHEET 7

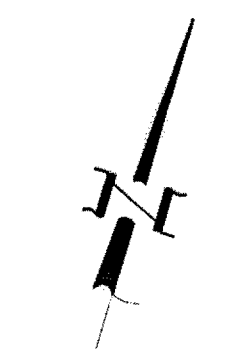
SEE SHEET 7

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

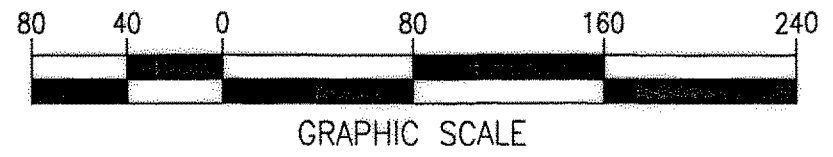
# TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

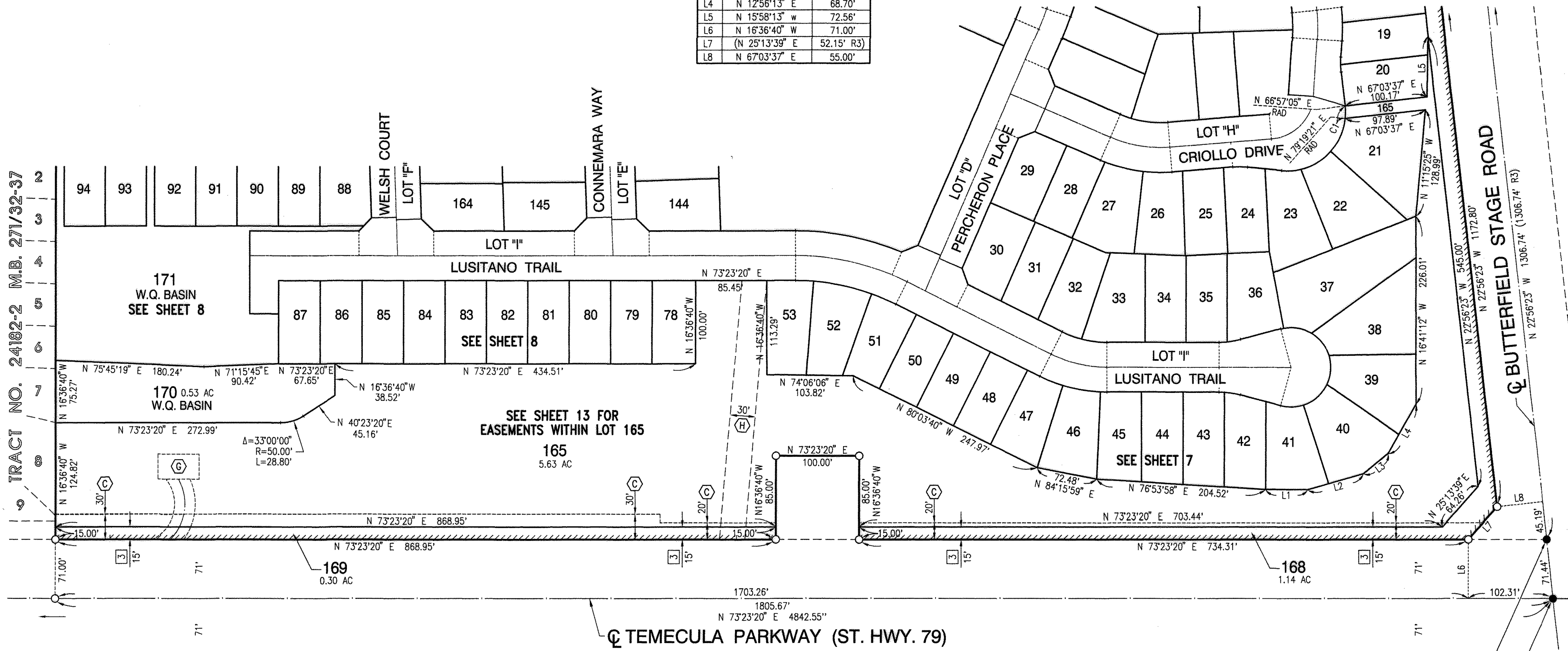


SCALE: 1" = 80'



| CURVE DATA |           |        |        |
|------------|-----------|--------|--------|
| #          | DELTA     | RADIUS | LENGTH |
| C1         | 12°22'16" | 70.00' | 15.11' |

| COURSE DATA |                |            |
|-------------|----------------|------------|
| #           | BEARING        | DISTANCE   |
| L1          | N 73°31'31" E  | 50.21'     |
| L2          | N 57°45'30" E  | 70.03'     |
| L3          | N 34°15'19" E  | 38.56'     |
| L4          | N 12°56'13" E  | 68.70'     |
| L5          | N 15°58'13" W  | 72.58'     |
| L6          | N 16°36'40" W  | 71.00'     |
| L7          | (N 25°13'39" E | 52.15' R3) |
| L8          | N 67°03'37" E  | 55.00'     |



FD. 1" I.P., W/TAG LS 4693, DN. 0.2', NO REF., ACC. AS PT. ON NORTHERLY R/W OF TEMECULA PARKWAY (ST. HWY. 79)

FD. 2" BRASS DISC IN WELL MON. STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 300-56.21", ACC. AS @ INTERSECTION PER C.R. 02-107.

**NOTE:**  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

COPY

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

SHEET 13 OF 13 SHEETS

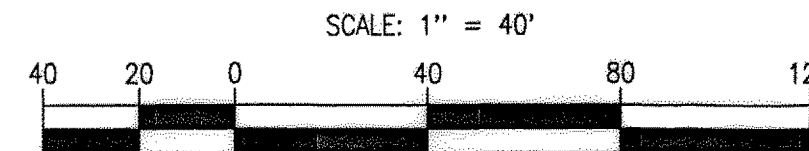
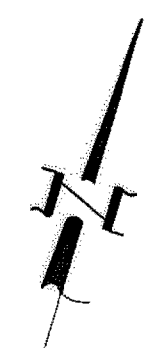
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DARYL J. CHRISTIAN, L.S. 8554

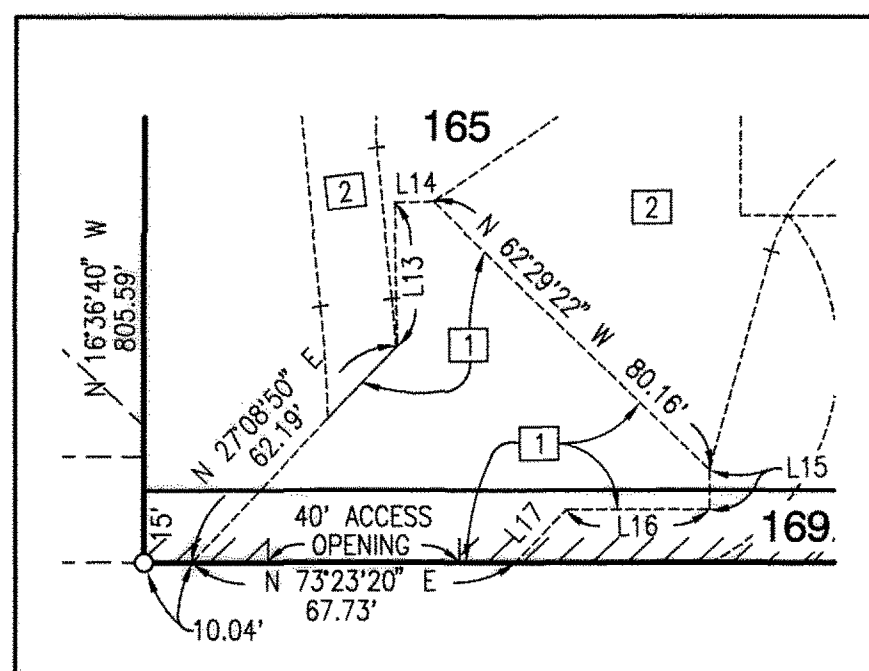
MDS CONSULTING

DECEMBER, 2024



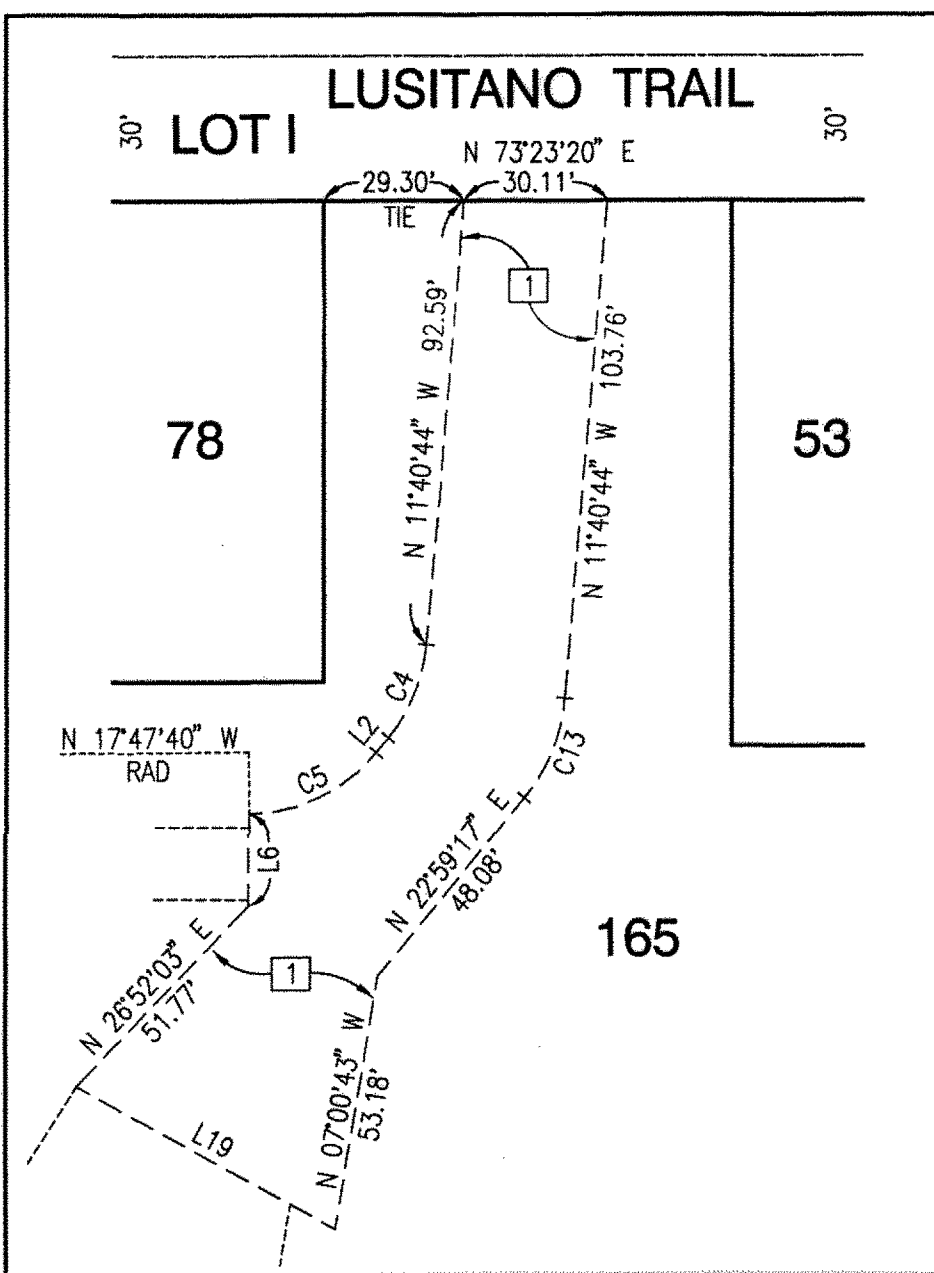
| COURSE DATA |               |          |
|-------------|---------------|----------|
| #           | BEARING       | DISTANCE |
| L1          | N 27°08'50" E | 20.61'   |
| L2          | N 22°59'17" E | 4.00'    |
| L3          | N 73°23'20" E | 13.65'   |
| L4          | N 39°04'03" E | 32.20'   |
| L5          | N 16°36'40" W | 15.00'   |
| L6          | N 16°36'40" W | 19.04'   |
| L7          | N 16°36'40" W | 5.00'    |
| L8          | N 16°36'40" W | 30.00'   |
| L9          | N 73°23'20" E | 50.00'   |
| L10         | N 72°59'54" W | 20.86'   |
| L11         | N 07°00'43" W | 44.44'   |
| L12         | N 02°16'19" W | 12.00'   |
| L13         | N 17°51'10" W | 29.84'   |
| L14         | N 72°08'50" E | 8.09'    |
| L15         | N 16°36'40" W | 8.12'    |
| L16         | N 73°23'20" E | 29.73'   |
| L17         | N 27°08'50" E | 15.23'   |
| L18         | N 73°23'20" E | 35.21'   |
| L19         | N 77°38'18" E | 61.14'   |
| L20         | N 77°38'18" E | 50.54'   |
| L21         | N 73°23'20" E | 25.00'   |
| L22         | N 73°23'20" E | 10.20'   |

| CURVE DATA |           |         |        | CURVE DATA |            |        |        |
|------------|-----------|---------|--------|------------|------------|--------|--------|
| #          | DELTA     | RADIUS  | LENGTH | #          | DELTA      | RADIUS | LENGTH |
| C1         | 4°28'34"  | 300.00' | 23.44' | C11        | 152°59'06" | 35.00' | 93.45' |
| C2         | 24°40'42" | 60.00'  | 25.84' | C12        | 44°26'45"  | 50.00' | 38.79' |
| C3         | 24°40'42" | 90.00'  | 38.76' | C13        | 34°40'01"  | 37.50' | 22.69' |
| C4         | 34°40'01" | 35.00'  | 21.18' | C14        | 34°55'22"  | 25.00' | 15.24' |
| C5         | 49°13'04" | 35.00'  | 30.07' | C15        | 60°00'14"  | 47.00' | 49.22' |
| C6         | 24°40'42" | 75.00'  | 32.30' | C16        | 55°06'50"  | 35.00' | 33.67' |
| C7         | 24°40'42" | 75.00'  | 32.30' | C17        | 31°36'18"  | 35.00' | 19.31' |
| C8         | 27°04'05" | 30.00'  | 14.17' | C18        | 43°05'57"  | 35.00' | 26.33' |
| C9         | 96°05'13" | 35.00'  | 58.70' | C19        | 58°14'08"  | 35.00' | 35.57' |
| C10        | 1°50'30"  | 315.00' | 10.13' | C20        | 74°36'54"  | 60.00' | 78.14' |



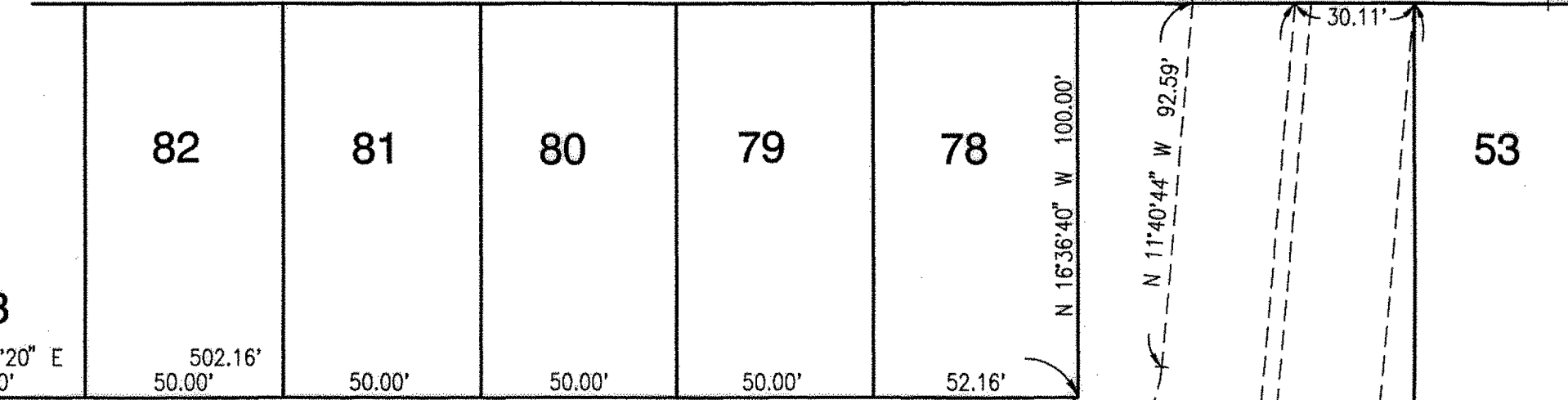
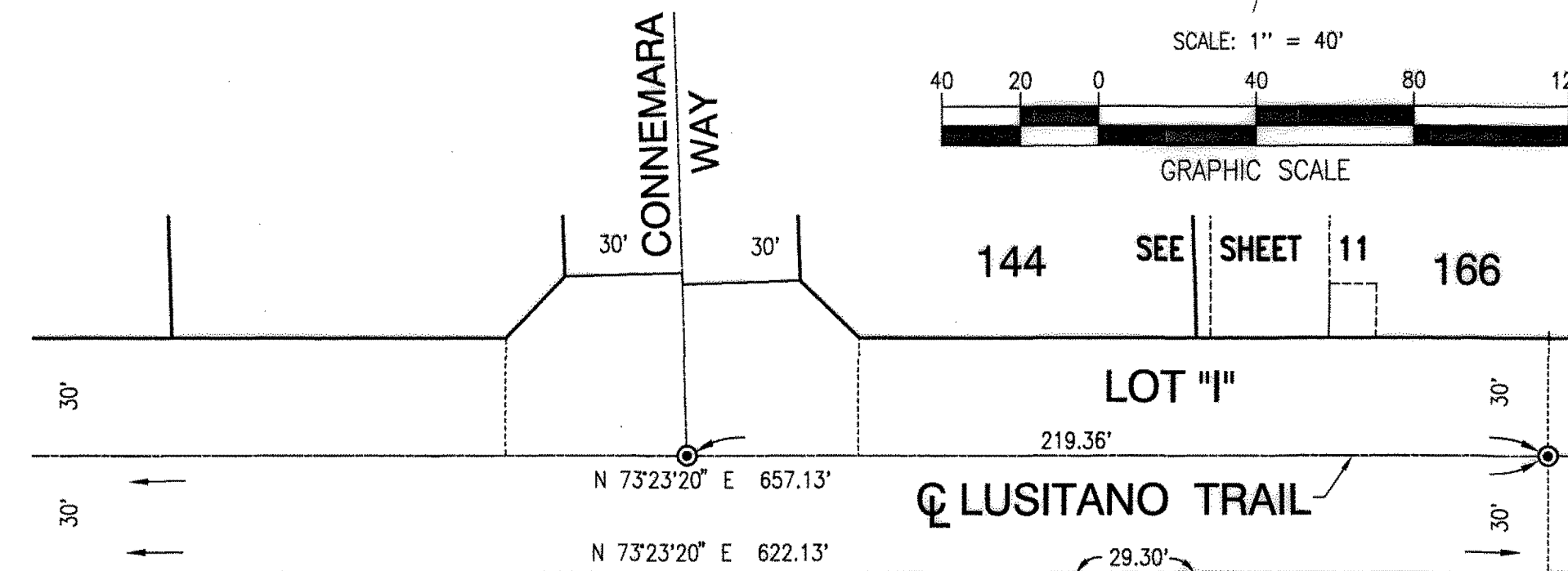
DETAIL "A" - EASEMENT 1

SEE SHEET 8  
171  
WQ BASIN



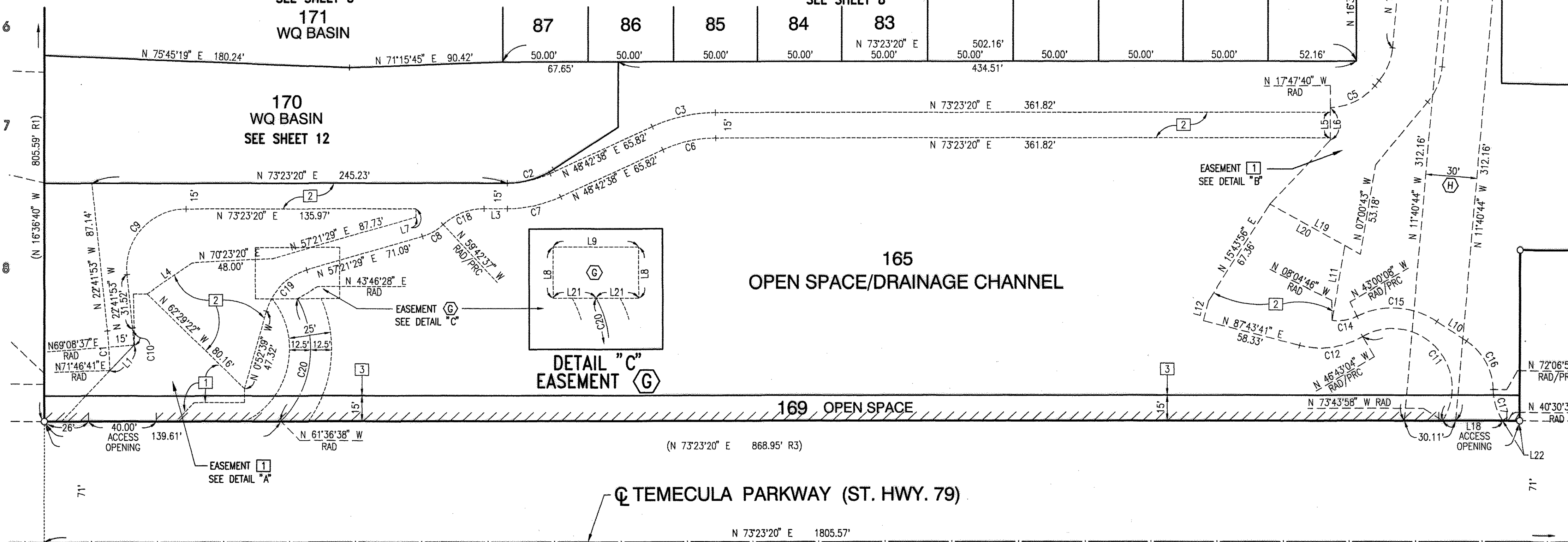
DETAIL "B" - EASEMENT 1

SEE SHEET 8



SEE SHEET 7

TRACT NO. 24182-2 M.B. 271/32-37



TEMECULA PARKWAY (ST. HWY. 79)

NOTE:  
SEE SHEET 2 FOR EASEMENT NOTES  
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

SHEET 1 OF 24 SHEETS

### RECORDER'S STATEMENT

FILED THIS 19<sup>TH</sup> DAY OF SEPT., 1989 AT 2:00 P.M. IN BOOK 159 OF PARCEL MAPS, AT PAGES 38-61, AT THE REQUEST OF THE CLERK OF THE BOARD. NO. 322470 FEE \$522 WILLIAM E. CONERLY, COUNTY RECORDER BY: Sarita Ragon, DEPUTY SUBDIVISION GUARANTEE FIRST AMERICAN TITLE INSURANCE COMPANY

### OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "Q", INCLUSIVE, SHOWN HEREON. WE ALSO HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, THE EASEMENTS SHOWN HEREON AS "ROAD EASEMENTS".

BEDFORD DEVELOPMENT COMPANY, A CALIFORNIA CORPORATION

Peter B. Bedford  
PETER B. BEDFORD, PRESIDENT

### BENEFICIARY

WELLS FARGO BANK, NATIONAL ASSOCIATION  
A NATIONAL BANKING ASSOCIATION, AS AGENT FOR BANK OF AMERICA, N.T. & S.A., THE FIRST NATIONAL BANK OF CHICAGO AND WELLS FARGO BANK, NATIONAL ASSOCIATION, BENEFICIARY UNDER DEED OF TRUST RECORDED MAY 8, 1987 AS INSTRUMENT NO. 130094 AND MODIFIED BY DOCUMENTS RECORDED JULY 12, 1988 AS INSTRUMENT NO. 192182, AUGUST 8, 1988 AS INSTRUMENT NO. 222324 AND MARCH 24, 1989 AS INSTRUMENT NO. 91756; ALL OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.

Molly J. McCabe  
Asst. Vice President

R. Spook  
VICE PRESIDENT

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA )  
COUNTY OF CONTRA COSTA ) SS

ON THIS 20<sup>th</sup> DAY OF JUNE, 1989, BEFORE ME, Diana E. Green, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED PETER B. BEDFORD, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PRESIDENT OF BEDFORD DEVELOPMENT COMPANY, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 10-26-90 WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN CONTRA COSTA COUNTY. Diana E. Green  
NOTARY PUBLIC IN AND FOR SAID STATE

### SIGNATURE OMISSIONS NOTE

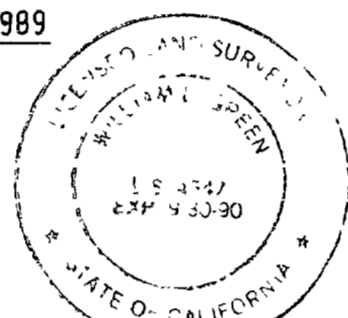
PURSUANT TO THE PROVISIONS OF SECTION 66436 (3) (A) (1) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

- STANDARD INVESTMENT COMPANY, HOLDER OF AN EASEMENT FOR INGRESS/EGRESS AND UTILITY PURPOSES RECORDED JUNE 5, 1968 AS INSTRUMENT NO. 51935 OF OFFICIAL RECORDS.
- LINFIELD SCHOOL, HOLDER OF EASEMENTS FOR INGRESS/EGRESS AND UTILITY PURPOSES RECORDED JULY 1, 1968 AS INSTRUMENT NO. 61722 AND RECORDED OCTOBER 23, 1970 AS INSTRUMENT NO. 106941, BOTH OF OFFICIAL RECORDS.

### SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY SUPERVISION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF KAISER DEVELOPMENT COMPANY IN APRIL, 1989. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED: JUNE 5, 1989



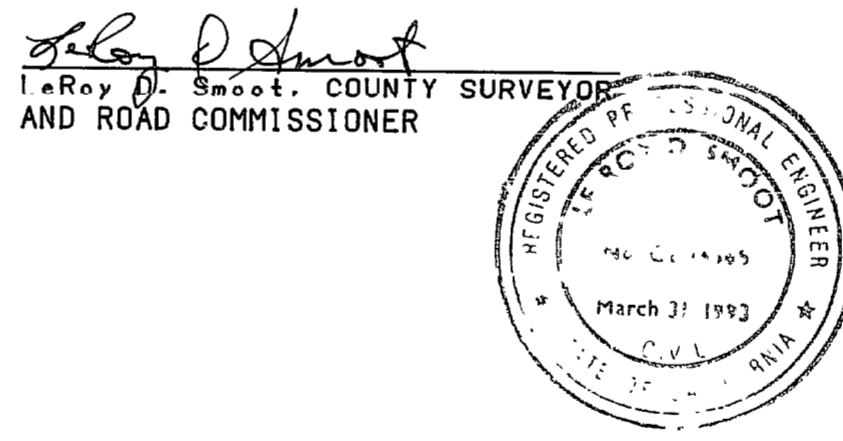
William L. Green  
WILLIAM L. GREEN, L.S. 4547

### COUNTY SURVEYOR AND ROAD COMMISSIONER'S STATEMENT

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF PARCEL MAP NO. 23432 AS FILED, AMENDED AND APPROVED BY THE BOARD OF SUPERVISORS ON APRIL 11, 1989, THE EXPIRATION DATE BEING APRIL 11, 1991; AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, HEREBY APPROVES THE PARCEL MAP AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON OF LOTS "A" THROUGH "G", INCLUSIVE, FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES AND AS PART OF THE COUNTY MAINTAINED ROAD SYSTEM. THE OFFERS OF DEDICATION OF LOTS "H" THROUGH "Q", INCLUSIVE, AND OF THE "ROAD EASEMENTS" FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES ARE ACCEPTED TO VEST TITLE IN THE COUNTY ON BEHALF OF THE PUBLIC FOR SAID PURPOSES BUT THAT SAID ROADS SHALL NOT BECOME PART OF THE COUNTY MAINTAINED ROAD SYSTEM UNTIL ACCEPTED PURSUANT TO SECTION 941 OF THE STREETS AND HIGHWAYS CODE.

DATED: Sept 19, 1989.



Roy D. Smoot  
Roy D. Smoot, COUNTY SURVEYOR AND ROAD COMMISSIONER

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA )  
COUNTY OF SAN FRANCISCO ) SS  
CONTRA COSTA

ON THIS 26<sup>th</sup> DAY OF JUNE, 1989, BEFORE ME, Patricia B. Craft, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Molly J. McCabe AND R. Spook, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE Asst. Vice President AND Vice President OF WELLS FARGO BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID ASSOCIATION AND ACKNOWLEDGED TO ME THAT SUCH ASSOCIATION EXECUTED THE SAME.

MY COMMISSION EXPIRES Aug. 28, 1992 WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN SAN FRANCISCO COUNTY. Patricia B. Craft  
CONTRA COSTA NOTARY PUBLIC IN AND FOR SAID STATE

### TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 409,400.00. This certificate includes any applicable taxes, assessments, or delinquencies. DATED: September 18, 1989.

R. WAYNE WATTS, COUNTY TAX COLLECTOR

BY: Robert Ammerman, DEPUTY

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 409,400.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF FILING OF THIS MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

DATED: 9/19, 1989.

CASH TAX BOND  
R. WAYNE WATTS,  
COUNTY TAX COLLECTOR

GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

BY: \_\_\_\_\_  
DEPUTY

BY: Maria Broos  
DEPUTY

### CLERK OF THE BOARD OF SUPERVISOR'S STATEMENT

ON THIS 19<sup>th</sup> DAY OF September, 1989, I RECEIVED PARCEL MAP 23432. I HEREBY STATE THAT ALL REQUIRED CERTIFICATES AND DOCUMENTS HAVE BEEN FILED. I DO HEREBY SUBMIT THIS PARCEL MAP TO THE OFFICE OF THE COUNTY RECORDER.

DATED: 9/19, 1989

Maria Broos, Deputy  
GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

### NOTICE OF ELECTION BY LAND DIVIDER TO DEFER PAYMENT OF DRAINAGE FEE

NOTICE IS HEREBY GIVEN THAT THIS PROPERTY IS LOCATED IN THE MURRIETA CREEK TEMECULA VALLEY AREA DRAINAGE PLAN WHICH WAS ADOPTED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE PURSUANT TO SECTION 10.25 OF ORDINANCE 460 AND SECTION 66483, ET. SEQ. OF THE GOVERNMENT CODE AND SAID PROPERTY IS SUBJECT TO FEES FOR SAID DRAINAGE AREA.

NOTICE IS FURTHER GIVEN THAT, PURSUANT TO SECTION 10.25 OF ORDINANCE 460, THE LAND DIVIDER HAS ELECTED TO DEFER PAYMENT OF THE DRAINAGE FEE TO THE TIME OF ISSUANCE OF A GRADING OR BUILDING PERMIT FOR SAID PARCELS AND THAT THE OWNER OF EACH PARCEL, AT THE TIME OF ISSUANCE OF EITHER A GRADING OR BUILDING PERMIT, SHALL BE REQUIRED TO PAY THE FEE REQUIRED AT THE RATE IN EFFECT AT THE TIME OF ISSUANCE OF THE ACTUAL PERMIT.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

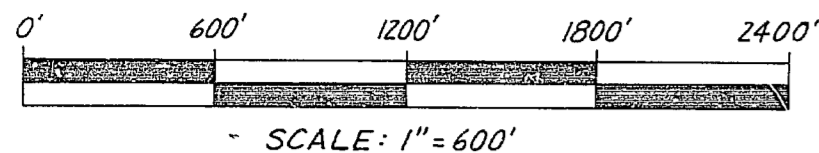
SHEET 2 OF 24 SHEETS

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

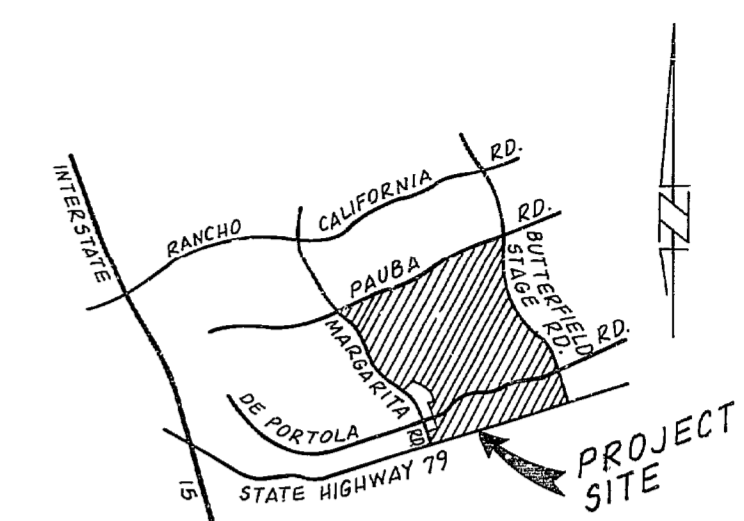
APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



### TABLE OF COURSES

|    |              |            |            |           |
|----|--------------|------------|------------|-----------|
| 1  | N61°46'24"W  | 49.38'     |            |           |
| 2  | (N61°46'07"W | 49.36'     | R5)        |           |
|    | N16°56'06"W  | 856.14'    |            |           |
|    | (N16°55'35"W | 856.10'    | R5)        |           |
| 3  | N73°03'54"E  | 261.70'    |            |           |
|    | (N73°04'25"E | 261.70'    | R5)        |           |
| 4  | N16°33'25"W  | 1019.30'   |            |           |
|    | (N16°33'16"W | 1019.26'   | R4)        |           |
| 5  | (N73°03'54"E | 133.55'    | R12)       |           |
| 6  | (N16°53'36"W | 609.98'    | R12)       |           |
| 7  | (N39°58'30"W | 257.62'    | R12)       |           |
| 8  | (N58°54'43"W | 135.95'    | R12)       |           |
| 9  | (N67°32'07"W | 285.45'    | R12)       |           |
| 10 | (N59°37'29"W | 44.00'     | R12)       |           |
| 11 | (S30°22'31"W | 454.00'    | R12)       |           |
| 12 | Δ=11°58'18"  | R=1200.00' | L= 250.73' | T=125.83' |
|    | (Δ=11°57'45" | R=1200.00' | L= 250.54' | R7)       |
| 13 | N71°37'53"W  | 660.70'    |            |           |
|    | (N71°37'45"W | 660.96'    | R7)        |           |
| 14 | Δ=60°40'58"  | R=1200.00' | L=1270.94' | T=702.39' |
|    | (Δ=60°41'09" | R=1200.00' | L=1271.00' | R7)       |
| 15 | N10°56'54"W  | 566.77'    |            |           |
|    | (N10°56'36"W | 563.10'    | R8)        |           |
| 16 | Δ=17°22'10"  | R=2000.00' | L= 606.30' | T=305.50' |
|    | (Δ=17°30'24" | R=2000.00' | L= 611.10' | R8)       |
| 17 | N28°19'04"W  | 806.51'    |            |           |
|    | (S28°15'18"E | 805.28'    | R9)        |           |
| 18 | Δ=27°20'29"  | R=1200.00' | L= 572.64' | T=291.88' |
|    | (Δ=27°26'45" | R=1200.00' | L= 574.82' | R9)       |
| 19 | N55°39'34"W  | 417.66'    |            |           |
|    | (S55°42'03"E | 415.09'    | R9)        |           |
| 20 | N55°21'56"E  | 226.46'    |            |           |
|    | (N55°21'38"E | 226.46'    | R11)       |           |
| 21 | Δ=03°26'20"  | R=5000.00' | L= 300.10' | T=150.10' |
|    | (Δ=03°25'24" | R=5000.00' | L= 298.74' | R11)      |
| 22 | N58°48'16"E  | 663.57'    |            |           |
|    | (N58°47'02"E | 664.38'    | R11)       |           |
| 23 | Δ=23°34'00"  | R=1200.00' | L= 493.58' | T=250.33' |
|    | (Δ=23°34'21" | R=1200.00' | L= 493.70' | R11)      |
| 24 | N82°22'16"E  | 489.16'    |            |           |
|    | (N82°21'23"E | 489.44'    | R11)       |           |
| 25 | Δ=14°27'02"  | R=1600.00' | L= 403.53' | T=202.84' |
|    | (Δ=14°26'48" | R=1600.00' | L= 403.43' | R11)      |
| 26 | N67°55'15"E  | 1327.41'   |            |           |
|    | (N67°54'35"E | 1327.54'   | R2)        |           |
| 27 | Δ=20°09'29"  | R=3000.00' | L=1055.48' | T=533.25' |
|    | (Δ=20°09'15" | R=3000.00' | L=1055.27' | T=533.14' |
| 28 | N47°45'45"E  | 261.98'    |            |           |
|    | (N47°45'20"E | 261.98'    | R2)        |           |
| 29 | Δ=15°03'04"  | R=3000.00' | L= 788.08' | T=396.32' |
|    | (Δ=15°03'03" | R=3000.00' | L= 788.06' | T=396.31' |
| 30 | (N62°48'49"E | 626.86'    | R1)        |           |
| 31 | Δ=18°55'41"  | R=1200.00' | L= 396.42' | T=200.03' |
| 32 | N73°23'20"E  | 6321.14'   |            |           |
| 33 | Δ=04°59'52"  | R=2000.00' | L= 174.46' | T= 87.28' |
|    | (Δ=05°02'41" | R=2000.00' | L= 176.09' | R9)       |
| 34 | Δ=08°11'25"  | R=2000.00' | L= 285.89' | T=143.19' |
| 35 | N42°28'16"W  | 634.88'    |            |           |
| 36 | N58°48'16"E  | 403.68'    |            |           |
| 37 | Δ=09°21'59"  | R=1200.00' | L= 196.17' | T= 98.30' |
| 38 | N16°36'19"W  | 16.38'     |            |           |
|    | (N16°36'43"W | 16.33'     | R4)        |           |
| 39 | N16°56'06"W  | 40.00'     |            |           |
|    | (N16°56'06"W | 1424.24'   | R4)        |           |
| 40 | N16°56'06"W  | 1424.04'   |            |           |
|    | (N16°56'06"W | 565.33'    | R4)        |           |
| 41 | N16°56'06"W  | 565.72'    |            |           |
|    | (N73°26'38"E | 998.34'    | R4)        |           |
| 42 | (N73°26'44"E | 998.48'    | R4)        |           |
| 43 | =42°43'28"   | R=1200.00' | L= 894.82' | T=469.36' |
|    | (Δ=42°43'53" | R=1200.00' | L= 894.97' | R7)       |
| 44 | Δ=30°28'02"  | R=1200.00' | L= 638.11' | T=326.79' |
|    | (Δ=30°27'45" | R=1200.00' | L= 638.01' | R7)       |
| 45 | N48°49'48"E  | 645.87'    |            |           |
|    | (N48°50'00"E | 646.00'    | R7)        |           |
| 46 | N73°51'04"E  | 368.91'    |            |           |
|    | (N73°50'00"E | 369.00'    | R8)        |           |
| 47 | Δ=05°12'35"  | R=1200.00' | L= 109.11' | T= 54.59' |
|    | (Δ=05°13'24" | R=1200.00' | L= 109.40' | R8)       |
| 48 | N79°03'05"E  | 55.00'     |            |           |
|    | (N79°03'24"E | 55.00'     | R8)        |           |
| 49 | N28°19'04"W  | 23.16'     |            |           |
|    | (N28°27'00"W | 21.71'     | R8)        |           |
| 50 | Δ=31°07'01"  | R=1400.00' | L= 760.33' | T=389.79' |
|    | (Δ=31°04'47" | R=1400.00' | L= 759.42' | R8)       |



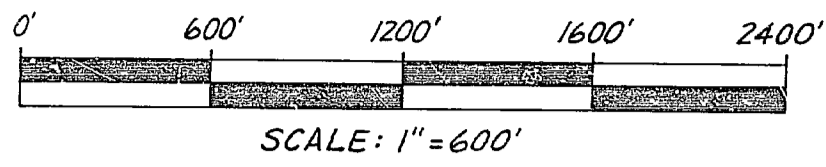
VICINITY MAP  
NOT TO SCALE

INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

STATE HIGHWAY 79  
PER R.S. 49/93-94  
STATE HIGHWAY 79  
PER INST. NO. 115262 (7-19-75)

NOTE:  
SEE SHEET 4 FOR MONUMENT NOTES, BASIS OF BEARINGS  
NOTE, SURVEYOR'S NOTES AND EASEMENT NOTES.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



# PARCEL MAP NO. 23432

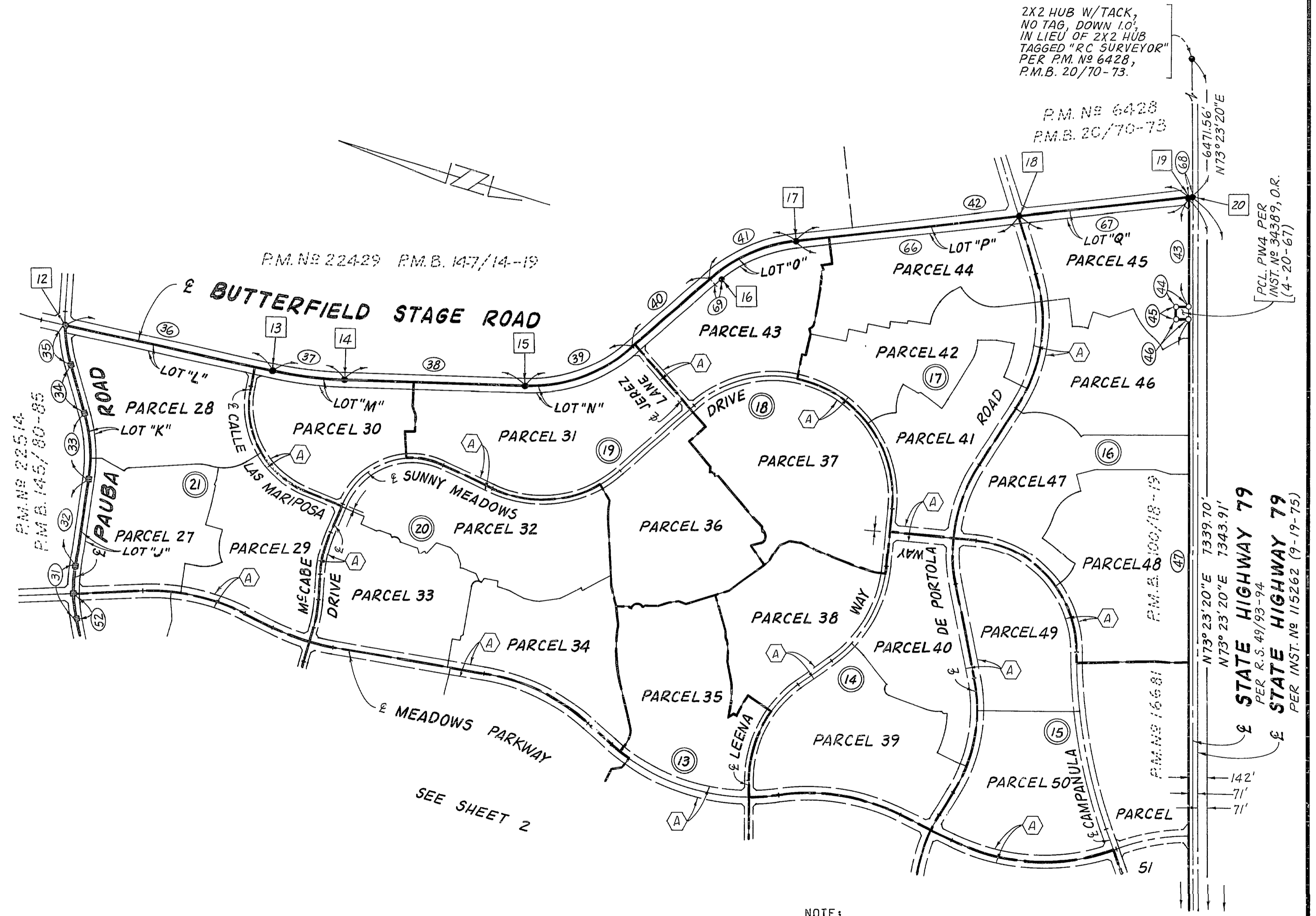
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

### TABLE OF COURSES

|    |  |            |             |           |     |
|----|--|------------|-------------|-----------|-----|
| 31 | Δ = 18° 55' 41" (N81° 44' 30" E)                 | R=1200.00' | L= 396.43'  | T=200.03' |     |
| 32 | Δ = 24° 04' 49" (N57° 39' 41" E)                 | R=1200.00' | L= 504.33'  | T=255.95' | R1) |
| 33 | Δ = 14° 30' 56" (N04° 25' 05" W)                 | R=1200.00' | L= 304.01'  | T=152.82' | R1) |
| 34 | Δ = 10° 28' 50" (Δ = 10° 29' 02" N14° 53' 55" W) | R=3000.00' | L= 548.76'  | T=275.15' |     |
| 35 | Δ = 10° 28' 50" (Δ = 10° 29' 02" N14° 54' 58" W) | R=3000.00' | L= 548.94'  | T=275.24' | R3) |
| 36 | Δ = 42° 46' 22" (Δ = 42° 46' 52" N57° 40' 17" W) | R=1200.00' | L= 895.83'  | T=469.95' |     |
| 37 | Δ = 42° 46' 22" (Δ = 42° 46' 52" N57° 41' 50" W) | R=1200.00' | L= 896.00'  | T=470.05' | R3) |
| 38 | Δ = 34° 43' 54" (Δ = 34° 44' 17" N22° 56' 23" W) | R=1200.00' | L= 727.42'  | T=375.27' |     |
| 39 | Δ = 34° 43' 54" (Δ = 34° 44' 17" N22° 56' 23" W) | R=1200.00' | L= 727.55'  | T=375.35' | R3) |
| 40 | N73° 23' 20" E                                   |            |             |           |     |
| 41 | N16° 36' 40" W                                   |            |             |           |     |
| 42 | (S15° 36' 43" E)                                 | R10)       |             |           |     |
| 43 | N73° 23' 20" E                                   |            |             |           |     |
| 44 | (S73° 23' 17" W)                                 | R10)       |             |           |     |
| 45 | N16° 36' 40" W                                   |            |             |           |     |
| 46 | (N16° 36' 43" W)                                 | R10)       |             |           |     |
| 47 | N73° 23' 20" E                                   |            |             |           |     |
| 48 | Δ = 09° 21' 59" (N22° 56' 23" W)                 | R=1200.00' | L= 196.17'  | T= 98.30' |     |
| 49 | Δ = 09° 21' 59" (N22° 57' 33" W)                 | R=1200.00' | L= 1714.77' |           |     |
| 50 | Δ = 09° 21' 59" (N22° 57' 33" W)                 | R=1200.00' | L= 1714.89' |           |     |
| 51 | Δ = 09° 21' 59" (N22° 56' 23" W)                 | R=1200.00' | L= 1306.74' |           |     |
| 52 | Δ = 09° 21' 59" (N22° 56' 22" W)                 | R=1200.00' | L= 1306.68' |           |     |
| 53 | Δ = 09° 21' 59" (N22° 56' 22" W)                 | R=1200.00' | L= 40.25'   |           |     |
| 54 | Δ = 09° 21' 59" (N22° 56' 22" W)                 | R=1200.00' | L= 40.27'   |           |     |
| 55 | Δ = 00° 03' 41" (N22° 56' 22" W)                 | R=1145.00' | L= 1.22'    |           |     |



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:

SEE SHEET 4 FOR MONUMENT NOTES, BASIS OF BEARINGS NOTE, SURVEYOR'S NOTES AND EASEMENT NOTES.

MONUMENT NOTES

- INDICATES FOUND 1" IP TAGGED "LS 4965", FLUSH, PER R.S. 80/41.
- ▲ INDICATES FOUND 1" IP TAGGED "LS 4965", DOWN 0.5', PER PM NO. 22514, PMB 145/80-85.
- ⊗ INDICATES FOUND MONUMENTS AS NOTED AND REFERENCED HEREON.
- 1 1" IP TAGGED "RCE 21914", DOWN 0.9', PER PM NO. 8455, PMB 41/57 AT CENTERLINE INTERSECTION.
- 2 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE, AT BC.
- 3 BOLT AND WASHER STAMPED "MWD ROE 21759", FLUSH, NO REFERENCE; N31°11'44"W 0.04' FROM LINE.
- 4 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE; S58°48'16"W 0.19' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 5 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE; S82°22'16"W 0.16' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 6 CONC. NAIL AND TIN, NO TAG, FLUSH, NO REFERENCE; REPLACED CONC. NAIL WITH 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- 7 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, PER PM NO. 7155, PMB 24/72 AT BC.
- 8 1" IP TAGGED "RCE 21914", DOWN 1.2', PER PM NO. 7155, PMB 24/72 AT BC.
- 9 1" IP TAGGED "RCE 21914", DOWN 1.5', PER PM NO. 7155, PMB 24/72; S76°59'36"W 0.15' FROM BC.
- 10 1" IP TAGGED "RCE 21914", DOWN 0.5', PER PM NO. 22514, PMB 145/80-85; S54°29'24"W 0.08' FROM BC.
- 11 1" IP TAGGED "RCE 21914", DOWN 1.7', PER PM NO. 7155, PMB 24/72 AT BC.
- 12 1" IP TAGGED "RCE 26457", FLUSH, PER PM NO. 22514, PMB 145/80-85 AT CENTERLINE INTERSECTION.
- 13 1" IP TAGGED "RCE 21914", DOWN 0.8', PER PM NO. 22429, PMB 147/14-19; N04°25'05"W 0.74' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 14 1" IP TAGGED "RCE 21914", DOWN 0.5', PER PM NO. 22429, PMB 147/14-19; N14°53'55"W 1.01' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 15 1" IP TAGGED "RCE 21914", DOWN 0.8', PER PM NO. 22429, PMB 147/14-19; N14°53'55"W 1.77' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 16 2 X 2 HUB W/TACK, NO TAG, UP 0.2', PER PM NO. 22429, PMB 147/14-19, POC.
- 17 2 X 2 HUB W/TACK, NO TAG, UP 0.2', PER PM NO. 22429, PMB 147/14-19; S57°53'51"E 1.12 FEET FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 18 2" IP TAGGED "LS 3160", FLUSH, PER PM NO. 22429, PMB 147/14-19 AT CENTERLINE INTERSECTION.
- 19 2" IP, NO TAG, DOWN 1.0', NO REFERENCE, IN LIEU OF 2" IP TAGGED "RCE 21914" PER PM NO. 16681, PMB 100/18-19; S02°25'14"W 0.14' FROM CORNER.
- 20 2" IP, TAG ILLEGIBLE, DOWN 0.5', NO REFERENCE, IN LIEU OF 2" IP TAGGED "LS 3160" PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 21 1" IP, TAGGED "RCE 21914", DOWN 1.0', PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 22 SPIKE, NO TAG, FLUSH, NO REFERENCE; S80°27'19"W 0.08' FROM CORNER; REMOVED AND SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT CORNER.
- 23 CONC. NAIL AND TIN, NO TAG, FLUSH, PER PM NO. 6813, PMB 23/25-26; N16°36'19"W 0.05' FROM CENTERLINE.
- 24 2" IP, TAG ILLEGIBLE, DOWN 2.2', PER TRACT NO. 3752, MB 59/53-54.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

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ROBERT BEIN, WILLIAM FROST & ASSOCIATES

- 25 1" IP TAGGED "RCE 21914", DOWN 0.2', PER PM NO. 16681, PMB 100/18-19 AT CORNER.
- 26 1" IP TAGGED "LS 2602", DOWN 0.5', PER PM NO. 16681, PMB 100/18-19; N73°26'04"E 0.10' FROM CORNER.
- 27 1" IP, TAGGED "LS 2602", DOWN 1.2', PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 28 1" IP TAGGED "LS 2602", DOWN 0.8', PER TRACT NO. 3752, MB 59/53-55 AT BC.
- 29 1-1/2" IP TAGGED "LS 2602", DOWN 0.5', PER TRACT NO. 3752, MB 59/53-55 AT CORNER AND PER RS 80/41.
- 30 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER RS 80/41; N16°56'06"W 0.29' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 31 2 X 2 AND TACK, NO TAG, DOWN 0.2', PER RS 80/41 AT CENTERLINE INTERSECTION; REMOVED AND SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- 32 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-1, MB 101/75-80 AT P1.
- 33 1" IP TAGGED "RCE 20508", DISTURBED - USED BASE OF PIPE, PER TRACT NO. 9833-1, MB 101/75-80; S66°34'07"W 0.08' FROM BC.
- 34 1" IP, TAG ILLEGIBLE, DOWN 1.5', NO REFERENCE, AT BC.
- 35 1" IP, TAGGED "RCE 20508", DOWN 0.7', PER TRACT NO. 9833-1, MB 101/75-80, AT CENTERLINE INTERSECTION.
- 36 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-1, MB 101/75-80 AT CENTERLINE INTERSECTION.
- 37 2 X 2 HUB WITH TACK, NO TAG, FLUSH, NO REFERENCE, S73°50'30"W 0.07' FROM CENTERLINE INTERSECTION; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547" AT CENTERLINE INTERSECTION, FLUSH.
- 38 1" IP TAGGED "RCE 20508", DOWN 0.5', PER TRACT NO. 9833-2, MB 101/89-95; S10°56'54"E 3.31' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 39 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-2, MB 101/89-95; N28°19'04"W 1.46' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547" FLUSH, AT BC.
- 40 1" IP TAGGED "RCE 20508", DOWN 1.0', IN LIEU OF SPIKE AND TIN TAGGED "RCE 20508" PER TRACT NO. 9833-2, MB 101/89-95 AT CENTERLINE INTERSECTION.
- 41 3/4" IP TAGGED "RCE 20508", DOWN 0.2', IN LIEU OF SPIKE AND TIN TAGGED "RCE 20508" PER TRACT NO. 9833-2, MB 101/89-95 AT BC.
- 42 1" IP TAGGED "RCE 11473", DOWN 1.0', PER PM NO. 8455, PMB 21/61-67; S28°19'04"E 0.83' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 43 1" IP TAGGED "RCE 11473", DOWN 0.2', PER PM NO. 8455, PMB 41/57; N55°39'34"W 1.27' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 44 1" IP TAGGED "RCE 11473", DOWN 0.6', PER PM NO. 8455, PMB 41/57; S55°39'34"E 1.50' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 45 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-2, MB 101/89-95 AT P1.
- 46 1-1/2" BRASS DISK STAMPED "LS 4965", FLUSH, PER PM NO. 21884, PMB 144/24-33 AT CENTERLINE INTERSECTION.

SURVEYOR'S NOTE

- 1. PARCEL MAP NO. 23432 CONTAINS 1377.33 ACRES, GROSS.
- 2. PARCEL MAP NO. 23432 CONTAINS 51 PARCELS AND LOTS "A" THROUGH "Q".
- 3. ( R1) DENOTES RECORD PER PM NO. 22514, PMB 145/80-85 AND MEASURED.
- 4. ( R2) DENOTES RECORD PER PM NO. 7155, PMB 24/72.
- 5. ( R3) DENOTES RECORD PER PM NO. 22429, PMB 147/14-19.
- 6. ( R4) DENOTES RECORD PER TRACT NO. 3752, MB 59/53-55.
- 7. ( R5) DENOTES RECORD PER PM NO. 16681, PMB 100/18-19.
- 8. ( R6) DENOTES RECORD PER PM NO. 6813, PMB 23/25-26.
- 9. ( R7) DENOTES RECORD PER TRACT NO. 9833-1, MB 101/75-80.
- 10. ( R8) DENOTES RECORD PER TRACT NO. 9833-2, MB 101/89-95.
- 11. ( R9) DENOTES RECORD PER PM NO. 6607, PMB 21/61-67.
- 12. ( R10) DENOTES RECORD PER INSTRUMENT NO. 34389 RECORDED 4/20/67.
- 13. ( R11) DENOTES RECORD PER INSTRUMENT NO. 44142 RECORDED 4/28/71.
- 14. ( R12) DENOTES RECORD PER RS 80/41 AND MEASURED.
- DENOTES SET 1" IP W/TAG "LS 4547", FLUSH, PER STANDARD "A" MON.
- △ DENOTES SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- △ DENOTES SET 1" IP W/TAG "LS 4547", DOWN 0.5.

ALL MONUMENTS ARE SET ACCORDING TO STANDARD COUNTY ORDINANCE NO. 461.6.

ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR, IN ECS BOOK 18, PAGES 48-50 THIS AFFECTS ALL PARCELS.

BASIS OF BEARINGS NOTE

THE BEARINGS SHOWN HEREON ARE BASED ON A PORTION OF THE CENTERLINE OF PAUBA ROAD AS SHOWN ON PARCEL MAP NO. 22514, FILED IN BOOK 145, PAGES 80 THROUGH 85 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING N81°44'30"W.

EASEMENT NOTE

- 1 P.U.E. INDICATES AN EASEMENT IN FAVOR OF THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, RECORDED 12/30/59 AS INSTRUMENT NO. 110136 OF OFFICIAL RECORDS FOR WATER PIPELINE PURPOSES.
- 2 P.U.E. INDICATES EASEMENTS IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, RECORDED 6/17/71 AS INSTRUMENT NO. 65511 OF OFFICIAL RECORDS; AND RECORDED 4/11/72 AS INSTRUMENT NO. 46873 OF OFFICIAL RECORDS FOR POLE LINE AND CONDUIT PURPOSES, ETC.
- 3 P.U.E. INDICATES AN EASEMENT IN FAVOR OF RANCHO CALIFORNIA WATER DISTRICT, RECORDED 4/20/67 AS INSTRUMENT NO. 34389 OF OFFICIAL RECORDS FOR PIPELINE PURPOSES, ETC.
- 4 INDICATES EASEMENTS IN FAVOR OF THE LINFIELD SCHOOL, RECORDED 7/01/68 AS INSTRUMENT NO. 61722 OF OFFICIAL RECORDS; AND RECORDED 10/23/70 AS INSTRUMENT NO. 106941 OF OFFICIAL RECORDS FOR INGRESS, EGRESS AND UTILITIES.
- 5 INDICATES EASEMENTS IN FAVOR OF RIVERSIDE COUNTY (PUBLIC), RECORDED 4/28/71 AS INSTRUMENT NO. 44142 OF OFFICIAL RECORDS; AND RECORDED 3/23/72 AS INSTRUMENT NO. 38505 OF OFFICIAL RECORDS FOR ROAD PURPOSES.
- 6 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC) PER PM NO. 16681, PMB 100/18-19 FOR ROAD AND PUBLIC UTILITY PURPOSES.
- 7 INDICATES AN EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 9/27/82 AS INSTRUMENT NO. 166540 OF OFFICIAL RECORDS FOR ROAD AND PUBLIC UTILITY PURPOSES, ETC.
- 8 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 2/14/89 AS INSTRUMENT NO. 45608 OF OFFICIAL RECORDS FOR DRAINAGE AND INGRESS AND EGRESS PURPOSES.
- 9 INDICATES AN EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 2/28/89 AS INSTRUMENT NO. 60591 OF OFFICIAL RECORDS FOR PUBLIC ROAD, DRAINAGE, UTILITY AND SERVICE PURPOSES.
- 10 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 3/09/89 AS INSTRUMENT NO. 72302 OF OFFICIAL RECORDS FOR DRAINAGE AND FLOWAGE PURPOSES.

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IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

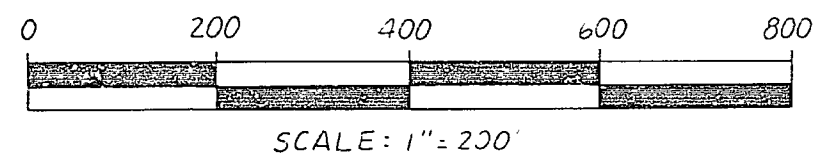
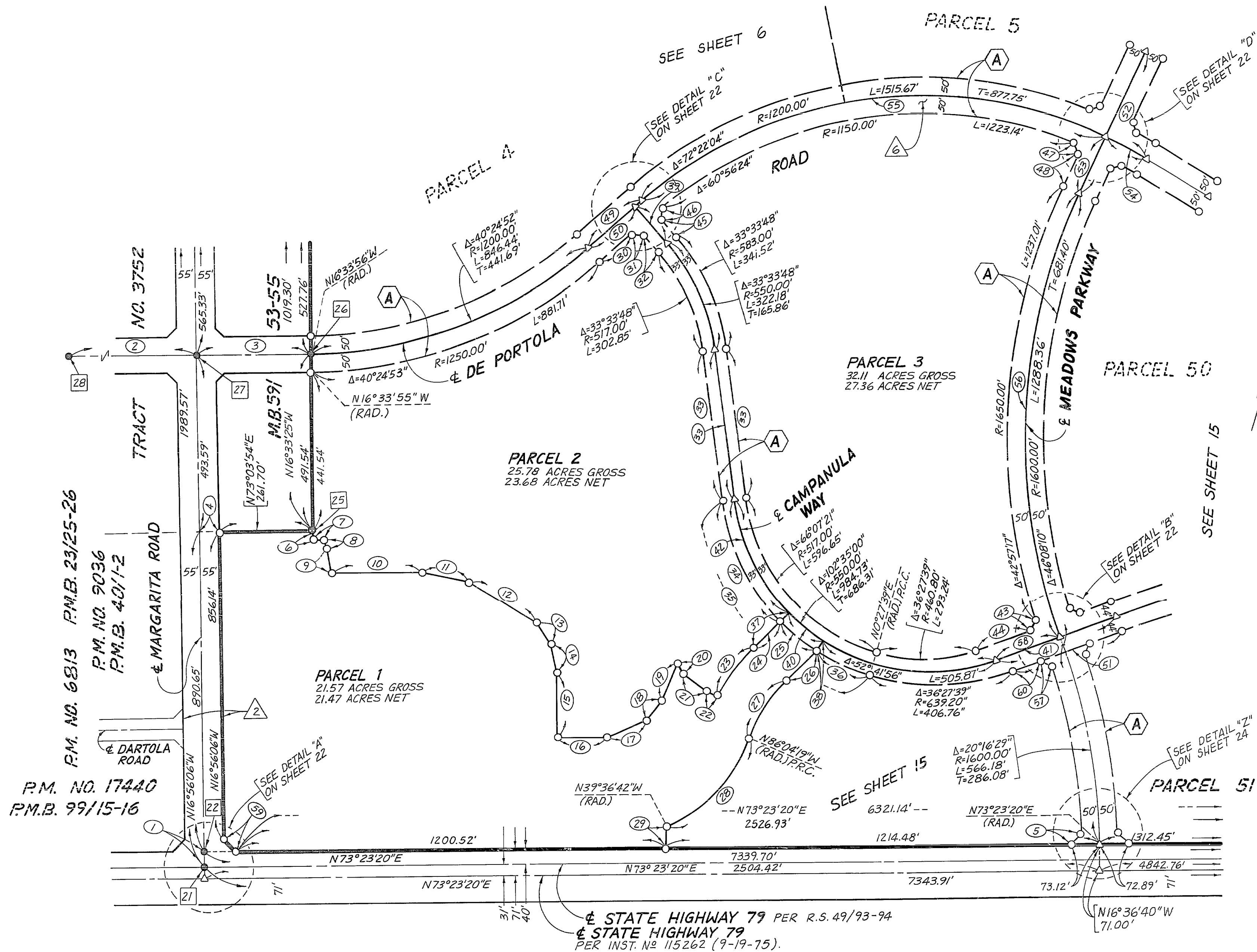


TABLE OF COURSES

|    |             |                          |
|----|-------------|--------------------------|
| 1  | N16°56'06"W | 40.00'                   |
| 2  | N73°26'38"E | 998.34'                  |
| 3  | N73°26'04"E | 319.95'                  |
| 4  | N73°03'54"E | 55.00'                   |
| 5  | N33°24'21"E | 30.01'                   |
| 6  | N16°33'21"W | 22.19'                   |
| 7  | N73°26'39"E | 30.39'                   |
| 8  | N39°20'00"W | 22.53'                   |
| 9  | N26°20'00"W | 71.96'                   |
| 10 | N73°35'00"E | 247.00'                  |
| 11 | N85°00'00"E | 139.00'                  |
| 12 | N74°40'00"W | 222.00'                  |
| 13 | N50°05'00"W | 70.00'                   |
| 14 | N28°20'00"W | 79.00'                   |
| 15 | N16°36'40"W | 185.00'                  |
| 16 | N73°23'20"E | 140.00'                  |
| 17 | N50°40'00"E | 120.00'                  |
| 18 | N22°05'00"E | 68.00'                   |
| 19 | N06°40'00"E | 116.00'                  |
| 20 | N42°40'00"W | 32.00'                   |
| 21 | N68°50'00"W | 84.89'                   |
| 22 | N77°58'09"W | 30.00'                   |
| 23 | Δ=17°33'09" | R= 550.00'<br>L= 168.49' |
| 24 | N29°35'00"E | 107.49'                  |
| 25 | Δ=12°53'04" | R= 583.00'<br>L= 131.10' |
| 26 | N29°35'00"E | 122.17'                  |
| 27 | Δ=25°39'19" | R= 420.00'<br>L= 188.06' |
| 28 | Δ=46°27'37" | R= 430.00'<br>L= 348.68' |
| 29 | N16°36'40"W | 61.10'                   |
| 30 | N33°01'12"E | 117.00'                  |
| 31 | N76°48'04"E | 33.24'                   |
| 32 | N56°58'48"W | 65.99'                   |
| 33 | N23°25'00"W | 419.98'                  |
| 34 | Δ=37°00'00" | R= 583.00'<br>L= 376.48' |
| 35 | Δ=66°07'21" | R= 583.00'<br>L= 672.81' |
| 36 | Δ=16°14'17" | R= 583.00'<br>L= 165.23' |
| 37 | N29°35'00"E | 140.49'                  |
| 38 | N16°41'56"E | 33.00'                   |
| 39 | N56°58'48"W | 138.99'                  |
| 40 | Δ=12°53'04" | R= 550.00'<br>L= 123.68' |
| 41 | N54°00'00"E | 357.60'                  |
| 42 | Δ=37°00'00" | R= 550.00'<br>L= 355.17' |
| 43 | N10°08'51"E | 31.87'                   |
| 44 | N54°00'00"E | 151.30'                  |
| 45 | N56°58'48"W | 65.57'                   |
| 46 | N10°00'22"W | 33.70'                   |
| 47 | N37°36'25"W | 33.56'                   |
| 48 | N09°15'00"E | 100.22'                  |
| 49 | N33°01'12"E | 200.00'                  |
| 50 | N33°01'12"E | 174.00'                  |
| 51 | N54°00'00"E | 324.20'                  |
| 52 | N09°15'00"E | 437.64'                  |
| 53 | N09°15'00"E | 175.59'                  |
| 54 | Δ=06°08'16" | R=1200.00'<br>L= 128.55' |
| 55 | Δ=66°13'48" | R=1200.00'<br>L=1387.12' |
| 56 | Δ=45°15'00" | R=1600.00'<br>L=1263.62' |
| 57 | N80°40'17"E | 32.71'                   |
| 58 | N54°00'00"E | 189.56'                  |
| 59 | N61°46'24"W | 49.38'                   |
| 60 | N54°00'00"E | 83.45'                   |

(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.



NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

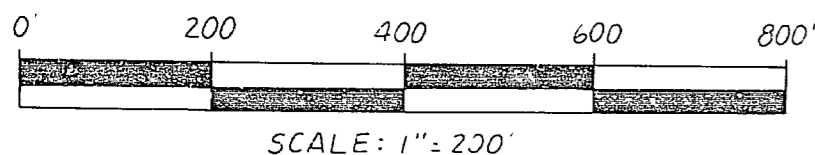
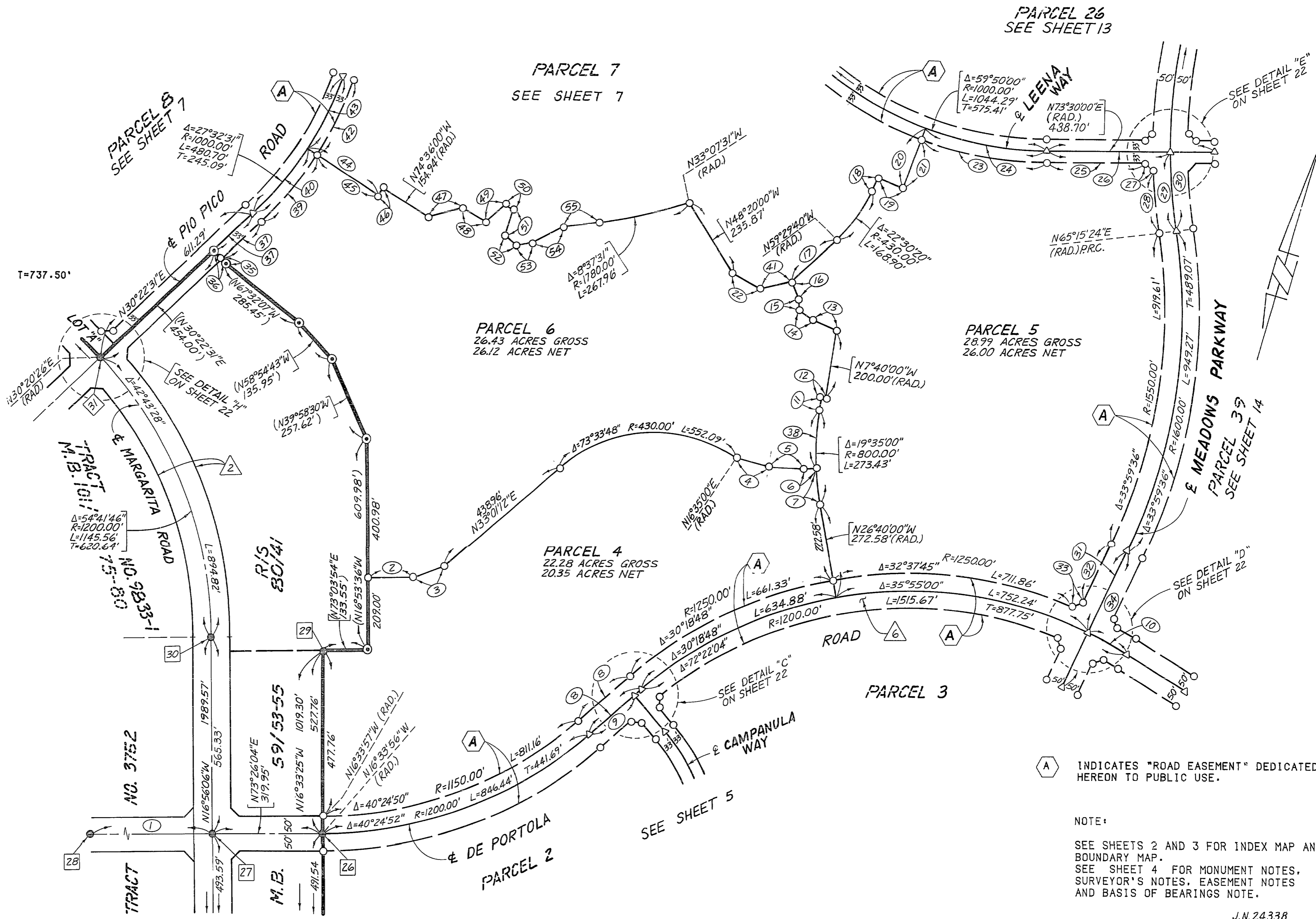


TABLE OF COURSES

|    |               |                                   |
|----|---------------|-----------------------------------|
| 1  | N73°26'38"E   | 998.34'                           |
| 2  | N73°06'24"E   | 134.02'                           |
| 3  | N52°37'25"E   | 93.90'                            |
| 4  | N89°10'28"E   | 100.09'                           |
| 5  | N76°45'00"E   | 104.85'                           |
| 6  | N70°55'00"E   | 35.00'                            |
| 7  | Δ=07°35'00"   | R= 800.00' (RADIAL)<br>L= 105.88' |
| 8  | N33°01'12"E   | 200.00'                           |
| 9  | N33°01'12"E   | 174.00'                           |
| 10 | Δ=06°08'16"   | R=1200.00' L= 128.55' (RADIAL)    |
| 11 | N07°05'00"W   | 37.29' (RADIAL)                   |
| 12 | Δ=00°35'00"   | R=1200.00' L= 12.22' (RADIAL)     |
| 13 | N84°05'00"W   | 74.00'                            |
| 14 | N71°20'00"W   | 48.30'                            |
| 15 | N18°10'00"W   | 31.42'                            |
| 16 | N37°55'00"W   | 53.16'                            |
| 17 | N30°16'56"E   | 184.47'                           |
| 18 | N08°00'00"E   | 42.85' (RADIAL)                   |
| 19 | Δ=03°40'00"   | R=1185.00' L= 75.83' (RADIAL)     |
| 20 | N04°20'00"E   | 185.00' (RADIAL)                  |
| 21 | N04°20'00"E   | 152.00' (RADIAL)                  |
| 22 | N75°25'00"W   | 94.10'                            |
| 23 | Δ=20°50'00"   | R=1033.00' L= 375.61' (RADIAL)    |
| 24 | Δ=20°50'00"   | R=1000.00' L= 363.61' (RADIAL)    |
| 25 | N73°30'00"E   | 288.35' (RADIAL)                  |
| 26 | N73°30'00"E   | 360.38' (RADIAL)                  |
| 27 | N61°12'54"W   | 32.67'                            |
| 28 | Δ=06°17'27"   | R=1650.00' L= 181.16' (RADIAL)    |
| 29 | Δ=08°14'36"   | R=1600.00' L= 230.19' (RADIAL)    |
| 30 | Δ=49°29'36"   | R=1600.00' L=1382.11' (RADIAL)    |
| 31 | N09°15'00"E   | 262.05' (RADIAL)                  |
| 32 | N09°15'00"E   | 191.14'                           |
| 33 | N52°36'23"E   | 31.58'                            |
| 34 | N09°15'00"E   | 437.64' (RADIAL)                  |
| 35 | (N59°37'29"W) | 11.00'                            |
| 36 | (N59°37'29"W) | 44.00'                            |
| 37 | N30°22'31"E   | 157.29'                           |
| 38 | Δ=12°00'00"   | R= 800.00' L= 167.55' (RADIAL)    |
| 39 | Δ=13°57'31"   | R=1033.00' L= 251.66' (RADIAL)    |
| 40 | Δ=13°57'31"   | R=1000.00' L= 243.63' (RADIAL)    |
| 41 | N61°35'00"E   | 97.90'                            |
| 42 | Δ=13°35'00"   | R=1033.00' L= 244.90' (RADIAL)    |
| 43 | Δ=13°35'00"   | R=1000.00' L= 237.07' (RADIAL)    |
| 44 | N73°35'00"W   | 250.00' (RADIAL)                  |
| 45 | N73°35'00"W   | 217.00' (RADIAL)                  |
| 46 | Δ=01°01'00"   | R=1250.00' L= 22.18' (RADIAL)     |
| 47 | N58°50'00"E   | 107.91'                           |
| 48 | N75°10'00"W   | 76.11'                            |
| 49 | N33°00'00"E   | 75.00' (RADIAL)                   |
| 50 | Δ=31°55'00"   | R= 48.00' L= 26.74' (RADIAL)      |
| 51 | N01°05'00"E   | 78.00' (RADIAL)                   |
| 52 | N65°30'00"W   | 44.34'                            |
| 53 | N63°20'00"E   | 46.09'                            |
| 54 | N48°25'00"E   | 104.39'                           |
| 55 | N65°30'00"E   | 101.69'                           |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

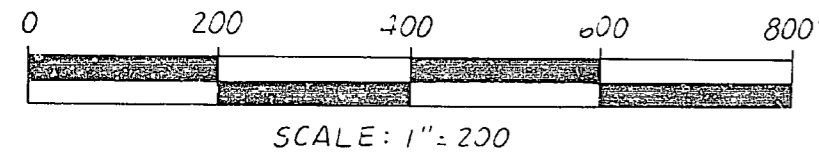
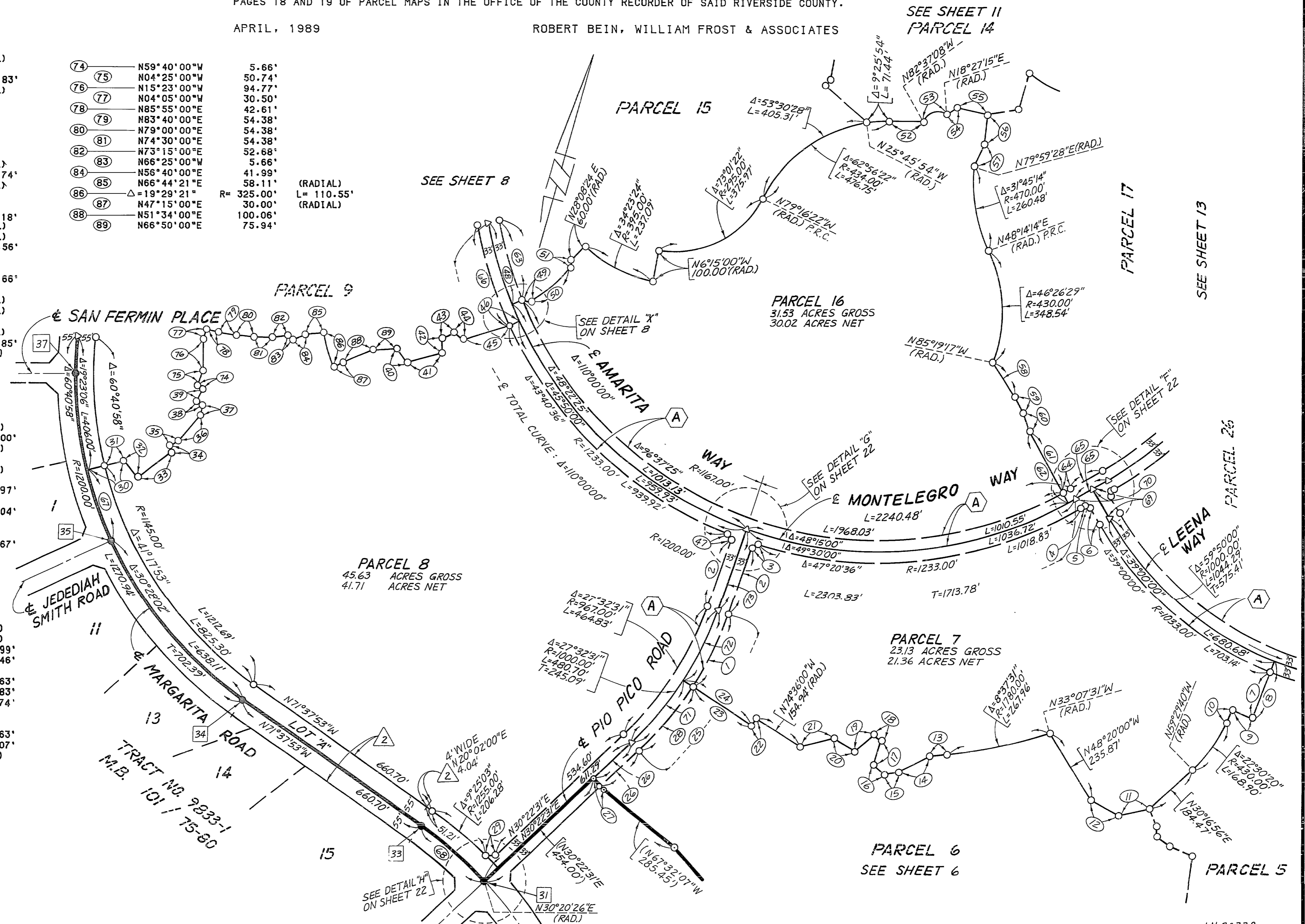


TABLE OF COURSES

|    |              |            |            |
|----|--------------|------------|------------|
| 1  | Δ=13°35'00"  | R=1033.00' | L= 244.90' |
| 2  | N02°50'00"E  | 210.95'    |            |
| 3  | N42°47'42"E  | 20.86'     |            |
| 4  | N43°20'00"E  | 10.53'     |            |
| 5  | N87°51'09"W  | 21.26'     |            |
| 6  | N46°40'00"W  | 53.93'     |            |
| 7  | N04°20'00"E  | 152.00'    | (RADIAL)   |
| 8  | N04°20'00"E  | 185.00'    |            |
| 9  | Δ=03°40'00"  | R=1185.00' | L= 75.83'  |
| 10 | N08°00'00"E  | 42.85'     | (RADIAL)   |
| 11 | N61°35'00"E  | 97.90'     |            |
| 12 | N75°25'00"W  | 94.10'     |            |
| 13 | N65°30'00"E  | 101.69'    |            |
| 14 | N48°25'00"E  | 104.39'    |            |
| 15 | N63°20'00"E  | 46.09'     |            |
| 16 | N65°30'00"W  | 44.34'     |            |
| 17 | N01°05'00"E  | 78.00'     | (RADIAL)   |
| 18 | Δ=31°55'00"  | R= 48.00'  | L= 26.74'  |
| 19 | N33°00'00"E  | 75.00'     | (RADIAL)   |
| 20 | N75°10'00"W  | 76.11'     |            |
| 21 | N58°50'00"E  | 107.91'    |            |
| 22 | Δ=01°01'00"  | R=1250.00' | L= 22.18'  |
| 23 | N73°35'00"W  | 217.00'    | (RADIAL)   |
| 24 | N73°35'00"W  | 250.00'    | (RADIAL)   |
| 25 | Δ=27°32'31"  | R=1033.00' | L= 496.56' |
| 26 | N30°22'31"E  | 157.29'    |            |
| 27 | (N59°37'29"W | 44.00')    |            |
| 28 | Δ=13°57'31"  | R=1033.00' | L= 251.66' |
| 29 | N75°21'22"E  | 32.48'     |            |
| 30 | N59°40'00"E  | 112.82'    | (RADIAL)   |
| 31 | N59°40'00"E  | 57.82'     | (RADIAL)   |
| 32 | N53°05'00"W  | 65.12'     |            |
| 33 | N35°45'00"E  | 129.99'    | (RADIAL)   |
| 34 | Δ=02°55'44"  | R= 310.00' | L= 15.85'  |
| 35 | N38°40'44"E  | 30.00'     | (RADIAL)   |
| 36 | N23°55'00"E  | 106.10'    |            |
| 37 | N11°55'00"W  | 31.16'     |            |
| 38 | N75°02'00"W  | 13.58'     |            |
| 39 | N04°40'00"W  | 43.03'     |            |
| 40 | N51°30'00"W  | 55.00'     |            |
| 41 | N58°55'00"E  | 112.00'    |            |
| 42 | N17°10'00"W  | 46.91'     | (RADIAL)   |
| 43 | Δ=47°45'00"  | R= 48.00'  | L= 40.00'  |
| 44 | N64°55'00"W  | 34.47'     | (RADIAL)   |
| 45 | N56°15'00"E  | 152.06'    |            |
| 46 | N48°40'00"E  | 33.00'     | (RADIAL)   |
| 47 | N37°07'42"W  | 20.86'     |            |
| 48 | Δ=12°07'35"  | R=1200.00' | L= 253.97' |
| 49 | N98°38'23"W  | 23.12'     |            |
| 50 | Δ=20°49'42"  | R= 465.00' | L= 169.04' |
| 51 | N18°56'06"W  | 20.43'     |            |
| 52 | N73°40'00"E  | 103.09'    |            |
| 53 | Δ=101°04'23" | R= 48.00'  | L= 84.67'  |
| 54 | N36°15'00"E  | 37.00'     |            |
| 55 | N87°05'00"E  | 96.00'     |            |
| 56 | N09°45'00"W  | 89.75'     |            |
| 57 | N07°35'00"E  | 73.78'     |            |
| 58 | N49°05'00"W  | 125.00'    |            |
| 59 | N44°50'00"W  | 50.00'     |            |
| 60 | N34°36'00"W  | 60.00'     |            |
| 61 | N45°25'00"W  | 212.94'    | (RADIAL)   |
| 62 | N45°25'00"W  | 245.94'    | (RADIAL)   |
| 63 | Δ=12°07'35"  | R=1167.00' | L= 246.99' |
| 64 | Δ=01°15'00"  | R=1167.00' | L= 25.46'  |
| 65 | N43°20'00"E  | 111.56'    |            |
| 66 | Δ=14°40'00"  | R=1233.00' | L= 315.63' |
| 67 | Δ=10°49'50"  | R=1200.00' | L= 226.83' |
| 68 | Δ=11°58'18"  | R=1200.00' | L= 250.74' |
| 69 | N46°40'00"W  | 102.93'    |            |
| 70 | N43°20'00"E  | 57.53'     |            |
| 71 | Δ=13°57'31"  | R=1000.00' | L= 243.63' |
| 72 | Δ=13°35'00"  | R=1000.00' | L= 237.07' |
| 73 | N02°50'00"E  | 259.06'    | (RADIAL)   |

|    |             |            |            |
|----|-------------|------------|------------|
| 74 | N59°40'00"W | 5.66'      |            |
| 75 | N04°25'00"W | 50.74'     |            |
| 76 | N15°23'00"W | 94.77'     |            |
| 77 | N04°05'00"W | 30.50'     |            |
| 78 | N85°55'00"E | 42.61'     |            |
| 79 | N83°40'00"E | 54.38'     |            |
| 80 | N79°00'00"E | 54.38'     |            |
| 81 | N74°30'00"E | 54.38'     |            |
| 82 | N73°15'00"E | 52.68'     |            |
| 83 | N66°25'00"W | 5.66'      |            |
| 84 | N56°40'00"E | 41.99'     | (RADIAL)   |
| 85 | N66°44'21"E | 58.11'     | (RADIAL)   |
| 86 | Δ=19°29'21" | R= 325.00' | L= 110.55' |
| 87 | N47°15'00"E | 30.00'     | (RADIAL)   |
| 88 | N51°34'00"E | 100.06'    | (RADIAL)   |
| 89 | N66°50'00"E | 75.94'     | (RADIAL)   |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:

SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

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IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

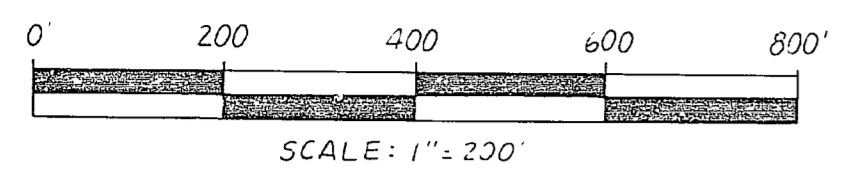
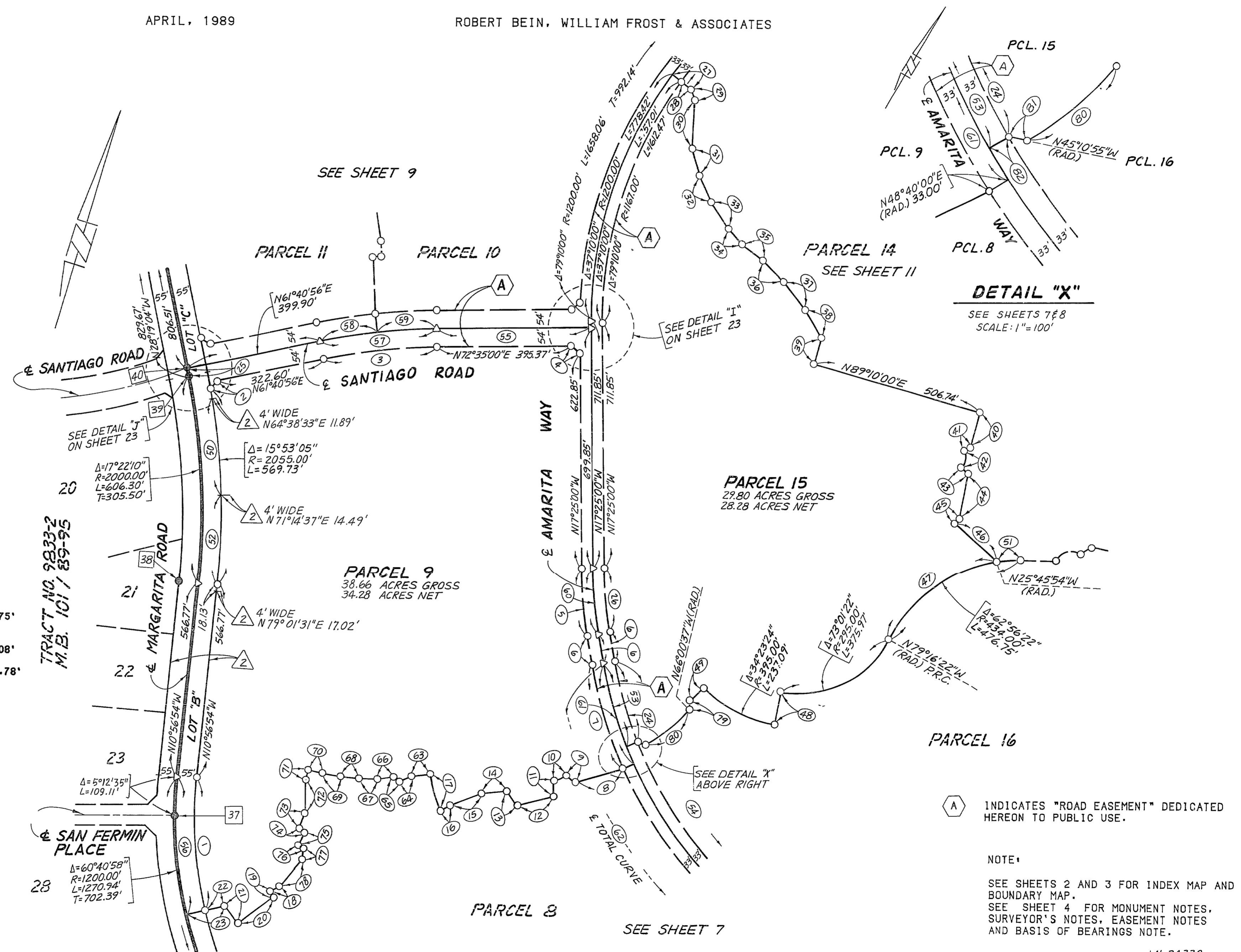


TABLE OF COURSES

|    |              |            |            |
|----|--------------|------------|------------|
| 1  | Δ=19°23'06"  | R=1145.00' | L= 387.39' |
| 2  | N17°25'28"E  | 32.10'     |            |
| 3  | Δ=10°54'04"  | R=1746.00' | L= 322.19' |
| 4  | N65°55'13"W  | 34.71'     |            |
| 5  | Δ=09°15'00"  | R=1233.00' | L= 199.06' |
| 6  | N26°40'00"W  | 86.37'     |            |
| 7  | Δ=14°40'00"  | R=1233.00' | L= 315.63' |
| 8  | N56°15'00"E  | 152.06'    |            |
| 9  | N64°55'00"W  | 34.47'     | (RADIAL)   |
| 10 | Δ=47°45'00"  | R= 48.00'  | L= 40.00'  |
| 11 | N17°10'00"W  | 46.91'     | (RADIAL)   |
| 12 | N58°55'00"E  | 112.00'    |            |
| 13 | N51°30'00"W  | 55.00'     |            |
| 14 | N66°50'00"E  | 75.94'     |            |
| 15 | N51°34'00"E  | 100.06'    |            |
| 16 | N47°15'00"E  | 30.00'     | (RADIAL)   |
| 17 | Δ=19°29'21"  | R= 325.00' | L= 110.55' |
| 18 | N38°40'44"E  | 30.00'     | (RADIAL)   |
| 19 | Δ=02°55'44"  | R= 310.00' | L= 15.85'  |
| 20 | N35°45'00"E  | 129.99'    | (RADIAL)   |
| 21 | N53°05'00"W  | 65.12'     | (RADIAL)   |
| 22 | N59°40'00"E  | 57.82'     | (RADIAL)   |
| 23 | N59°40'00"E  | 112.82'    | (RADIAL)   |
| 24 | Δ=12°07'35"  | R=1167.00' | L= 246.99' |
| 25 | N28°19'04"W  | 23.16'     |            |
| 26 | Δ=09°15'00"  | R=1167.00' | L= 188.40' |
| 27 | N70°15'00"W  | 67.03'     | (RADIAL)   |
| 28 | N70°15'00"W  | 34.03'     | (RADIAL)   |
| 29 | N38°25'00"W  | 34.56'     |            |
| 30 | N13°50'00"W  | 142.00'    |            |
| 31 | N32°05'00"W  | 82.00'     |            |
| 32 | N40°10'00"W  | 86.00'     |            |
| 33 | N49°10'00"W  | 76.00'     |            |
| 34 | N57°10'00"W  | 78.00'     |            |
| 35 | N69°10'00"W  | 76.00'     |            |
| 36 | N62°05'00"W  | 90.00'     |            |
| 37 | N55°00'00"W  | 97.00'     |            |
| 38 | N46°55'00"W  | 98.98'     |            |
| 39 | N01°05'00"W  | 79.23'     |            |
| 40 | N00°50'00"W  | 104.14'    |            |
| 41 | N49°00'00"E  | 20.00'     | (RADIAL)   |
| 42 | Δ=66°37'00"  | R= 48.00'  | L= 55.81'  |
| 43 | N64°23'00"W  | 26.13'     | (RADIAL)   |
| 44 | N05°20'00"W  | 133.90'    |            |
| 45 | N26°40'00"E  | 18.00'     |            |
| 46 | N65°25'00"W  | 168.09'    |            |
| 47 | Δ=53°30'28"  | R= 434.00' | L= 405.31' |
| 48 | N06°15'00"W  | 100.00'    | (RADIAL)   |
| 49 | N28°08'24"E  | 60.00'     | (RADIAL)   |
| 50 | Δ=07°46'48"  | R=2055.00' | L= 279.04' |
| 51 | Δ=09°25'54"  | R= 434.00' | L= 71.44'  |
| 52 | Δ=07°16'19"  | R=2055.00' | L= 260.82' |
| 53 | Δ=12°07'35"  | R=1200.00' | L= 253.97' |
| 54 | Δ=110°00'00" | R=1167.00' | L=2240.48' |
| 55 | N72°35'00"E  | 454.37'    |            |
| 56 | Δ=19°23'06"  | R=1200.00' | L= 406.00' |
| 57 | Δ=10°54'04"  | R=1800.00' | L= 342.47' |
| 58 | Δ=05°24'04"  | R=1800.00' | L= 169.68' |
| 59 | Δ=05°30'00"  | R=1800.00' | L= 172.79' |
| 60 | Δ=09°15'00"  | R=1200.00' | L= 193.73' |
| 61 | Δ=14°40'00"  | R=1200.00' | L= 307.18' |
| 62 | Δ=110°00'00" | R=1200.00' | L=2303.83' |
| 63 | N66°44'21"E  | 58.11'     | (RADIAL)   |
| 64 | N56°40'00"E  | 41.99'     |            |
| 65 | N66°25'00"W  | 5.66'      |            |
| 66 | N73°15'00"E  | 52.68'     |            |
| 67 | N74°30'00"E  | 54.38'     |            |
| 68 | N79°00'00"E  | 54.38'     |            |
| 69 | N83°40'00"E  | 54.38'     |            |
| 70 | N85°55'00"E  | 42.61'     |            |
| 71 | N04°05'00"W  | 30.50'     |            |
| 72 | N15°23'00"W  | 94.77'     |            |
| 73 | N04°25'00"W  | 50.74'     |            |
| 74 | N59°40'00"W  | 5.66'      |            |
| 75 | N04°40'00"W  | 43.03'     |            |
| 76 | N75°02'00"W  | 13.58'     |            |
| 77 | N11°55'00"W  | 31.16'     |            |
| 78 | N23°55'00"E  | 106.10'    |            |
| 79 | N18°56'06"W  | 20.43'     |            |
| 80 | Δ=20°49'42"  | R= 465.00' | L= 169.04' |
| 81 | N88°38'23"W  | 23.12'     |            |
| 82 | N51°12'25"E  | 33.00'     | (RADIAL)   |



IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

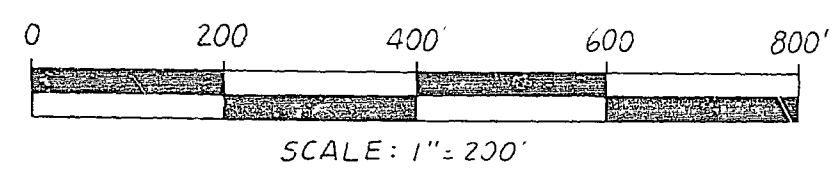
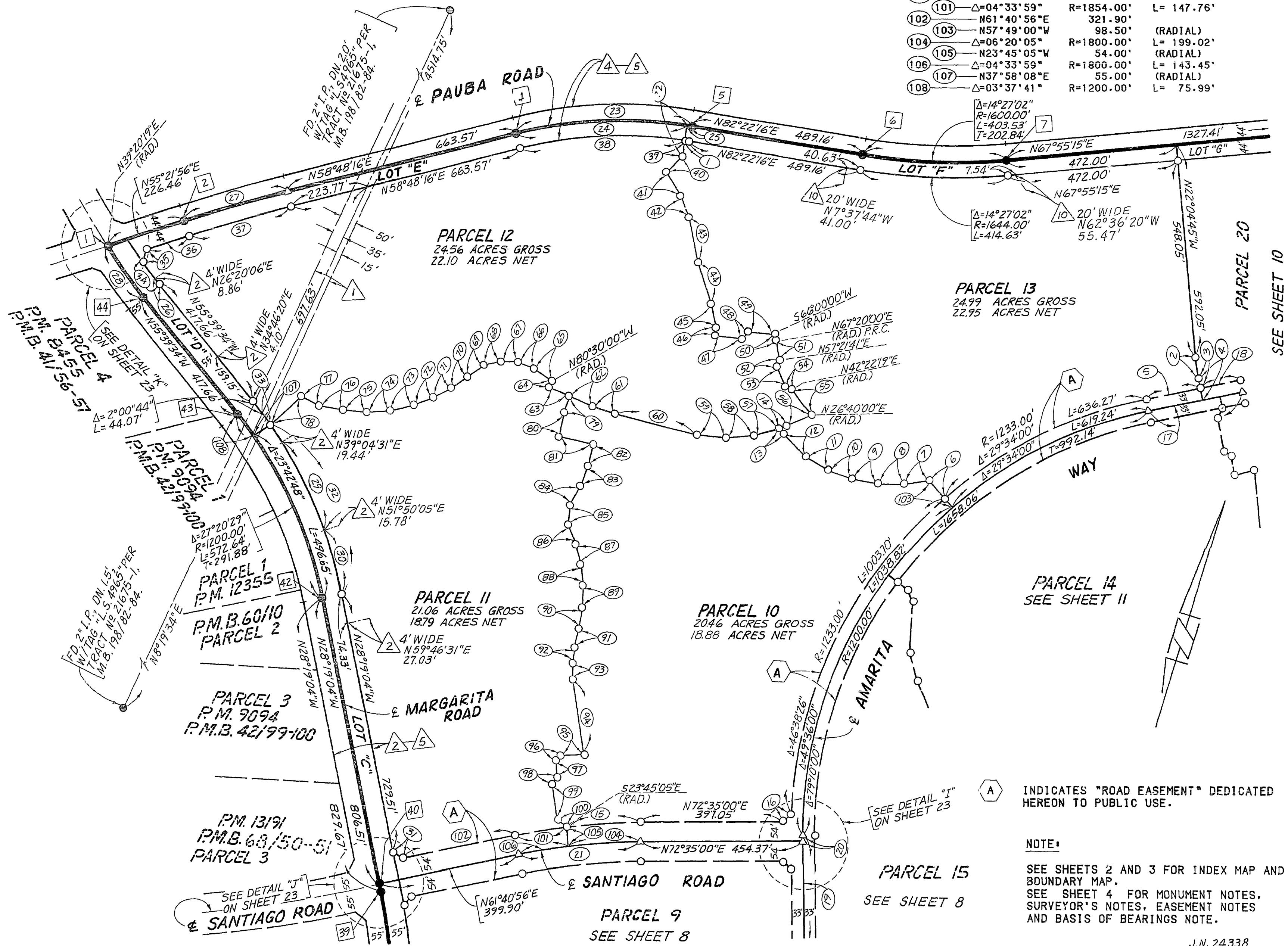


TABLE OF COURSES

|    |             |            |            |
|----|-------------|------------|------------|
| 1  | Δ=00°37'16" | R=1156.00' | L= 12.53'  |
| 2  | Δ=06°10'14" | R= 550.00' | L= 59.23'  |
| 3  | N28°15'00"W | 28.61'     |            |
| 4  | N28°15'00"W | 61.61'     |            |
| 5  | N61°45'00"E | 154.00'    | (RADIAL)   |
| 6  | N57°49'00"W | 65.50'     |            |
| 7  | N64°31'00"E | 72.21'     |            |
| 8  | N74°05'00"E | 72.21'     |            |
| 9  | N83°39'00"E | 72.21'     |            |
| 10 | N86°47'00"W | 72.21'     |            |
| 11 | N77°13'00"W | 72.21'     |            |
| 12 | N61°24'00"W | 100.33'    |            |
| 13 | N32°12'00"W | 8.38'      |            |
| 14 | N57°48'00"E | 3.60'      |            |
| 15 | Δ=06°20'05" | R=1854.00' | L= 204.99' |
| 16 | N32°45'07"E | 33.81'     |            |
| 17 | N61°45'00"E | 270.87'    |            |
| 18 | N61°45'00"E | 116.87'    |            |
| 19 | N17°25'00"W | 711.85'    |            |
| 20 | N17°25'00"W | 12.00'     |            |
| 21 | Δ=10°54'04" | R=1800.00' | L= 342.47' |
| 22 | N08°15'00"W | 86.57'     | (RADIAL)   |
| 23 | Δ=23°34'00" | R=1200.00' | L= 496.58' |
| 24 | Δ=22°56'44" | R=1200.00' | L= 480.57' |
| 25 | Δ=00°37'16" | R=1200.00' | L= 13.01'  |
| 26 | Δ=00°30'40" | R=1945.00' | L= 17.35'  |
| 27 | Δ=03°26'20" | R=5000.00' | L= 300.10' |
| 28 | Δ=04°59'52" | R=2000.00' | L= 174.46' |
| 29 | Δ=12°50'06" | R=1255.00' | L= 281.14' |
| 30 | Δ=09°04'06" | R=1255.00' | L= 198.63' |
| 31 | N73°19'04"W | 32.53'     |            |
| 32 | Δ=23°42'48" | R=1255.00' | L= 519.41' |
| 33 | Δ=03°37'41" | R=1255.00' | L= 79.47'  |
| 34 | Δ=02°13'54" | R=1945.00' | L= 75.75'  |
| 35 | N00°58'08"E | 37.40'     |            |
| 36 | N55°21'56"E | 123.73'    |            |
| 37 | Δ=03°26'20" | R=4956.00' | L= 297.46' |
| 38 | Δ=22°56'44" | R=1156.00' | L= 462.95' |
| 39 | N08°15'00"W | 42.57'     | (RADIAL)   |
| 40 | N27°20'00"E | 65.17'     |            |
| 41 | N49°05'00"W | 76.00'     |            |
| 42 | N37°34'00"W | 67.00'     |            |
| 43 | N27°58'00"W | 125.77'    |            |
| 44 | N34°50'00"W | 122.04'    |            |
| 45 | N27°06'00"W | 67.38'     |            |
| 46 | N10°32'00"W | 20.75'     |            |
| 47 | N79°28'00"E | 77.30'     |            |
| 48 | N26°08'00"E | 26.59'     |            |
| 49 | N79°28'00"E | 75.01'     |            |
| 50 | Δ=01°20'00" | R= 670.00' | L= 15.59'  |
| 51 | Δ=09°58'19" | R= 330.00' | L= 57.43'  |
| 52 | N08°36'50"E | 19.78'     |            |
| 53 | N40°08'00"W | 60.00'     |            |
| 54 | N88°52'50"W | 19.78'     |            |
| 55 | Δ=15°42'19" | R= 330.00' | L= 90.46'  |
| 56 | N49°49'13"E | 94.36'     |            |
| 57 | N57°48'00"E | 74.20'     |            |
| 58 | N68°19'30"E | 80.17'     |            |
| 59 | N79°00'30"E | 80.17'     |            |
| 60 | N87°16'00"E | 236.47'    |            |
| 61 | N88°22'00"W | 65.86'     |            |
| 62 | N83°51'00"W | 71.43'     | (RADIAL)   |
| 63 | N83°51'00"W | 60.00'     | (RADIAL)   |
| 64 | Δ=03°21'00" | R= 330.00' | L= 19.29'  |
| 65 | N72°11'00"W | 60.86'     |            |
| 66 | N85°16'00"W | 48.93'     |            |
| 67 | N74°36'00"E | 48.59'     |            |
| 68 | N61°26'00"E | 48.07'     |            |
| 69 | N39°11'00"E | 56.73'     |            |
| 70 | N38°14'00"E | 56.91'     |            |
| 71 | N44°30'00"E | 55.72'     |            |
| 72 | N53°04'00"E | 58.04'     |            |
| 73 | N59°05'00"E | 66.49'     |            |
| 74 | N69°34'00"E | 66.37'     |            |
| 75 | N79°13'00"E | 66.03'     |            |
| 76 | N82°02'00"E | 70.08'     |            |
| 77 | N78°54'00"W | 55.51'     |            |
| 78 | N31°34'00"E | 118.66'    |            |
| 79 | Δ=10°18'23" | R= 270.00' | L= 48.57'  |
| 80 | N04°09'23"W | 69.30'     |            |
| 81 | N85°50'37"E | 100.00'    |            |
| 82 | N03°06'00"W | 60.08'     |            |
| 83 | N03°59'00"E | 59.74'     |            |
| 84 | N11°57'00"E | 59.74'     |            |
| 85 | N11°10'00"W | 53.59'     |            |
| 86 | N38°43'00"W | 60.16'     |            |
| 87 | N30°45'00"W | 60.16'     |            |

|     |             |            |            |
|-----|-------------|------------|------------|
| 88  | N22°47'00"W | 60.16'     |            |
| 89  | N14°49'00"W | 60.16'     |            |
| 90  | N06°51'00"W | 60.16'     |            |
| 91  | N04°00'00"W | 53.82'     |            |
| 92  | N12°01'00"W | 42.64'     |            |
| 93  | N16°10'00"W | 45.30'     |            |
| 94  | N25°35'00"W | 211.94'    |            |
| 95  | N69°38'00"E | 69.44'     |            |
| 96  | Δ=01°01'40" | R= 580.00' | L= 10.40'  |
| 97  | N21°23'40"E | 60.00'     | (RADIAL)   |
| 98  | N21°30'40"E | 21.97'     |            |
| 99  | N25°35'00"W | 101.33'    |            |
| 100 | N72°07'51"W | 33.43'     |            |
| 101 | Δ=04°33'59" | R=1854.00' | L= 147.76' |
| 102 | N61°40'56"E | 321.90'    |            |
| 103 | N57°49'00"W | 98.50'     | (RADIAL)   |
| 104 | Δ=06°20'05" | R=1800.00' | L= 199.02' |
| 105 | N23°45'05"W | 54.00'     | (RADIAL)   |
| 106 | Δ=04°33'59" | R=1800.00' | L= 143.45' |
| 107 | N37°58'08"E | 55.00'     | (RADIAL)   |
| 108 | Δ=03°37'41" | R=1200.00' | L= 75.99'  |



INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

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IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

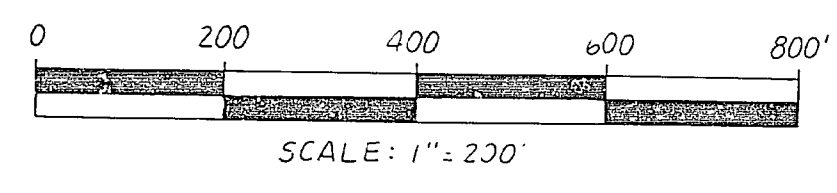
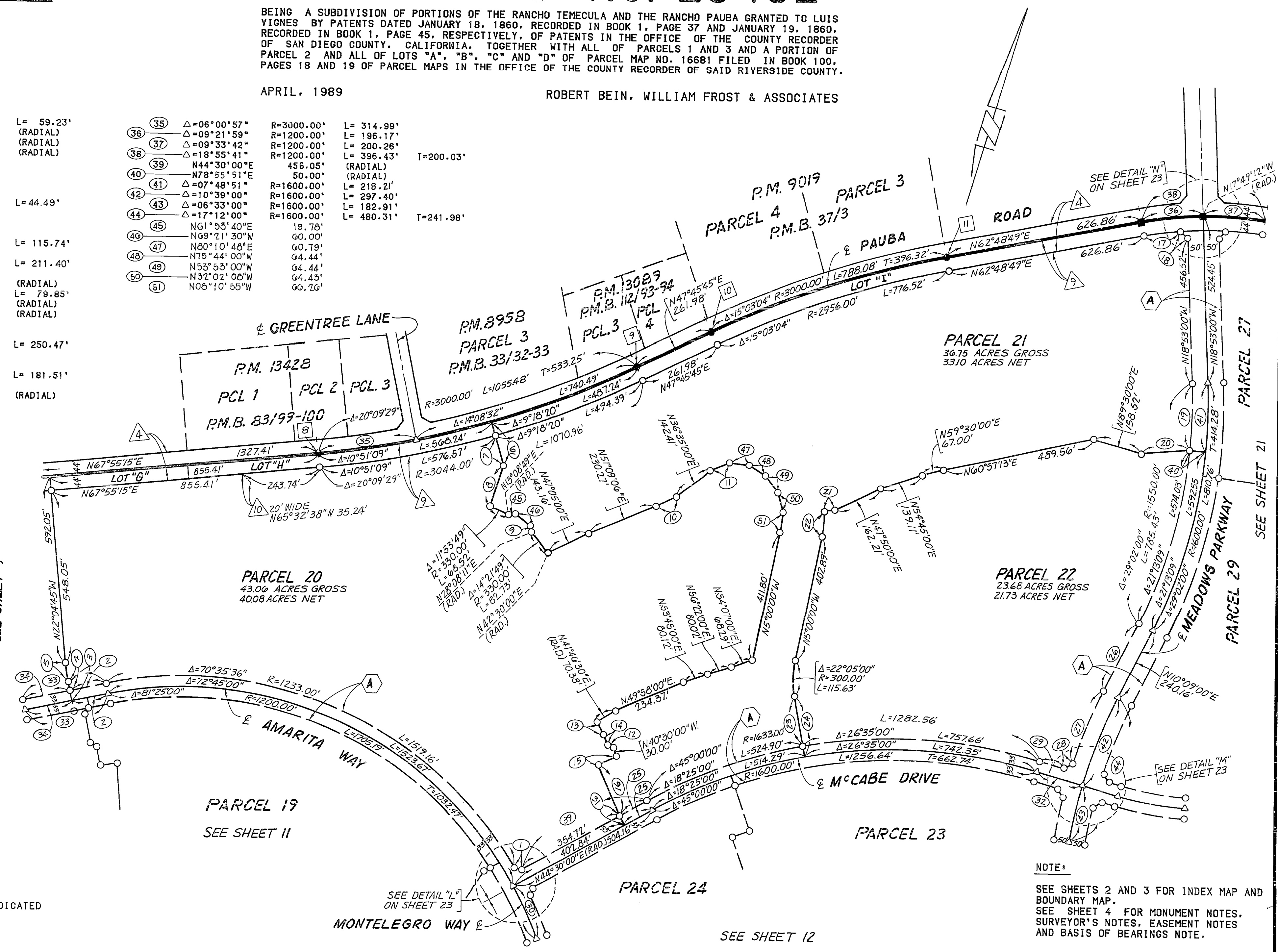


TABLE OF COURSES

|    |             |            |           |
|----|-------------|------------|-----------|
| 1  | N84°27'42"E | 20.86'     |           |
| 2  | N61°45'00"E | 116.87'    |           |
| 3  | N28°15'00"W | 61.61'     |           |
| 4  | N28°15'00"W | 28.61'     |           |
| 5  | Δ=06°10'15" | R=550.00'  | L=59.23'  |
| 6  | N32°55'55"W | 134.17'    | (RADIAL)  |
| 7  | N32°55'55"W | 90.17'     | (RADIAL)  |
| 8  | N01°15'00"E | 147.59'    | (RADIAL)  |
| 9  | N20°36'40"W | 19.78'     |           |
| 10 | N48°06'44"E | 72.57'     |           |
| 11 | N51°50'07"E | 59.15'     |           |
| 12 | N61°24'52"W | 19.85'     |           |
| 13 | Δ=07°43'30" | R=330.00'  | L=44.49'  |
| 14 | N40°30'00"W | 35.00'     |           |
| 15 | N49°30'00"E | 67.11'     |           |
| 16 | N40°30'00"W | 175.31'    |           |
| 17 | Δ=05°44'12" | R=1156.00' | L=115.74' |
| 18 | N65°09'59"W | 33.25'     |           |
| 19 | Δ=07°48'51" | R=1550.00' | L=211.40' |
| 20 | N70°06'49"E | 155.00'    |           |
| 21 | N69°45'00"E | 33.00'     | (RADIAL)  |
| 22 | Δ=15°15'00" | R=300.00'  | L=79.85'  |
| 23 | N27°05'00"W | 161.00'    | (RADIAL)  |
| 24 | N27°05'00"W | 194.00'    | (RADIAL)  |
| 25 | N44°30'00"E | 101.32'    |           |
| 26 | N10°09'00"E | 240.16'    |           |
| 27 | Δ=08°41'51" | R=1650.00' | L=250.47' |
| 28 | N44°12'54"E | 32.67'     |           |
| 29 | N89°30'00"E | 82.15'     |           |
| 30 | Δ=08°40'00" | R=1200.00' | L=181.51' |
| 31 | N45°30'00"W | 33.00'     |           |
| 32 | N89°30'00"E | 154.18'    |           |
| 33 | N61°45'00"E | 270.87'    | (RADIAL)  |
| 34 | N61°45'00"E | 154.00'    |           |

|    |             |            |           |
|----|-------------|------------|-----------|
| 35 | Δ=06°00'57" | R=3000.00' | L=314.99' |
| 36 | Δ=09°21'59" | R=1200.00' | L=196.17' |
| 37 | Δ=09°33'42" | R=1200.00' | L=200.26' |
| 38 | Δ=18°55'41" | R=1200.00' | L=396.43' |
| 39 | N44°30'00"E | 456.05'    | (RADIAL)  |
| 40 | N78°55'51"E | 50.00'     | (RADIAL)  |
| 41 | Δ=07°48'51" | R=1600.00' | L=219.21' |
| 42 | Δ=10°39'00" | R=1600.00' | L=297.40' |
| 43 | Δ=06°33'00" | R=1600.00' | L=182.91' |
| 44 | Δ=17°12'00" | R=1600.00' | L=480.31' |
| 45 | N61°53'40"E | 19.78'     |           |
| 46 | N69°21'30"W | 60.00'     |           |
| 47 | N80°10'48"E | 60.79'     |           |
| 48 | N75°44'00"W | 64.44'     |           |
| 49 | N53°53'00"W | 64.44'     |           |
| 50 | N32°02'06"W | 64.43'     |           |
| 51 | N06°10'55"W | 66.70'     |           |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
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SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

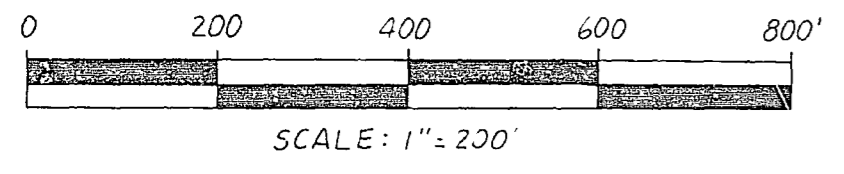
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

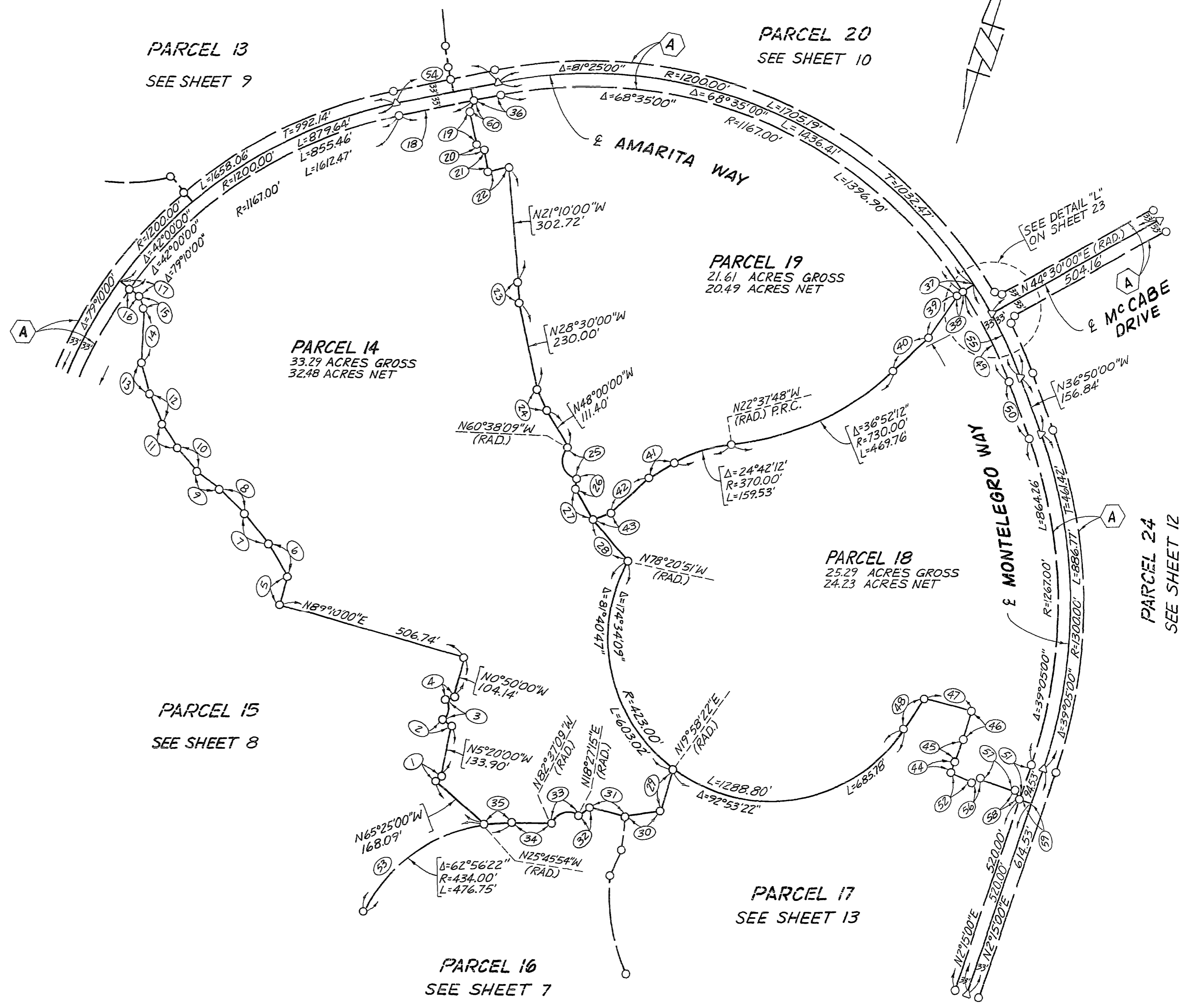
APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



**TABLE OF COURSES**

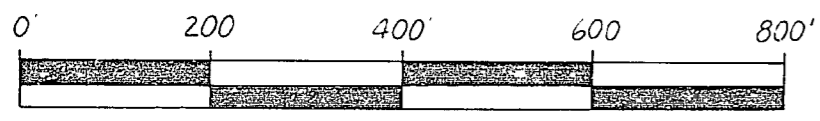
|    |              |            |            |
|----|--------------|------------|------------|
| 1  | N26°40'00"E  | 18.00'     |            |
| 2  | N64°23'00"W  | 26.13'     | (RADIAL)   |
| 3  | Δ=66°37'00"  | R= 48.00'  | L= 55.81'  |
| 4  | N49°00'00"E  | 20.00'     | (RADIAL)   |
| 5  | N01°05'00"W  | 79.23'     |            |
| 6  | N46°55'00"W  | 98.98'     |            |
| 7  | N55°00'00"W  | 97.00'     |            |
| 8  | N62°05'00"W  | 90.00'     |            |
| 9  | N69°10'00"W  | 76.00'     |            |
| 10 | N57°10'00"W  | 78.00'     |            |
| 11 | N49°10'00"W  | 76.00'     |            |
| 12 | N40°10'00"W  | 86.00'     |            |
| 13 | N32°05'00"W  | 82.00'     |            |
| 14 | N13°50'00"W  | 142.00'    |            |
| 15 | N38°25'00"W  | 34.56'     |            |
| 16 | N70°15'00"W  | 34.03'     | (RADIAL)   |
| 17 | N70°15'00"W  | 67.03'     | (RADIAL)   |
| 18 | N61°45'00"E  | 204.00'    |            |
| 19 | N28°15'00"W  | 96.00'     |            |
| 20 | N73°15'00"W  | 21.21'     |            |
| 21 | N28°15'00"W  | 60.00'     |            |
| 22 | N61°45'00"E  | 52.50'     |            |
| 23 | N20°35'00"W  | 52.98'     |            |
| 24 | N40°15'00"W  | 60.00'     |            |
| 25 | Δ=124°01'51" | R= 48.00'  | L= 103.91' |
| 26 | N04°40'00"W  | 24.09'     | (RADIAL)   |
| 27 | N45°55'00"W  | 94.89'     |            |
| 28 | N57°50'00"W  | 140.89'    |            |
| 29 | N00°45'00"W  | 115.00'    |            |
| 30 | N64°30'00"E  | 95.00'     |            |
| 31 | N87°05'00"E  | 96.00'     |            |
| 32 | N36°15'00"E  | 37.00'     |            |
| 33 | Δ=101°04'24" | R= 48.00'  | L= 84.67'  |
| 34 | N73°40'00"E  | 103.09'    |            |
| 35 | Δ=09°25'54"  | R= 434.00' | L= 71.44'  |
| 36 | N61°45'00"E  | 66.87'     | (RADIAL)   |
| 37 | N40°20'00"E  | 47.87'     | (RADIAL)   |
| 38 | N40°20'00"E  | 14.87'     | (RADIAL)   |
| 39 | N17°50'00"E  | 136.00'    |            |
| 40 | N30°30'00"E  | 129.21'    |            |
| 41 | N42°40'00"E  | 75.00'     |            |
| 42 | N31°35'00"E  | 135.00'    |            |
| 43 | N51°15'00"E  | 52.00'     |            |
| 44 | Δ=04°38'31"  | R= 370.00' | L= 29.98'  |
| 45 | N02°15'00"E  | 59.99'     |            |
| 46 | Δ=04°10'00"  | R=1070.00' | L= 77.81'  |
| 47 | N88°05'00"E  | 126.00'    | (RADIAL)   |
| 48 | N17°05'00"E  | 95.49'     |            |
| 49 | Δ=12°50'00"  | R=1167.00' | L= 261.39' |
| 50 | N36°50'00"W  | 156.84'    |            |
| 51 | N02°15'00"E  | 44.53'     |            |
| 52 | N83°06'29"W  | 60.00'     | (RADIAL)   |
| 53 | Δ=53°30'28"  | R= 434.00' | L= 405.31' |
| 54 | N61°45'00"E  | 270.87'    |            |
| 55 | Δ=12°50'00"  | R=1200.00' | L= 268.78' |
| 56 | N49°34'16"E  | 20.34'     |            |
| 57 | N87°45'00"W  | 100.46'    |            |
| 58 | N44°35'51"W  | 21.93'     |            |
| 59 | N87°45'00"W  | 33.00'     |            |
| 60 | N14°54'09"E  | 21.93'     |            |



**A** INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

**NOTE:**  
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SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



SCALE: 1" = 200'

# PARCEL MAP NO. 23432

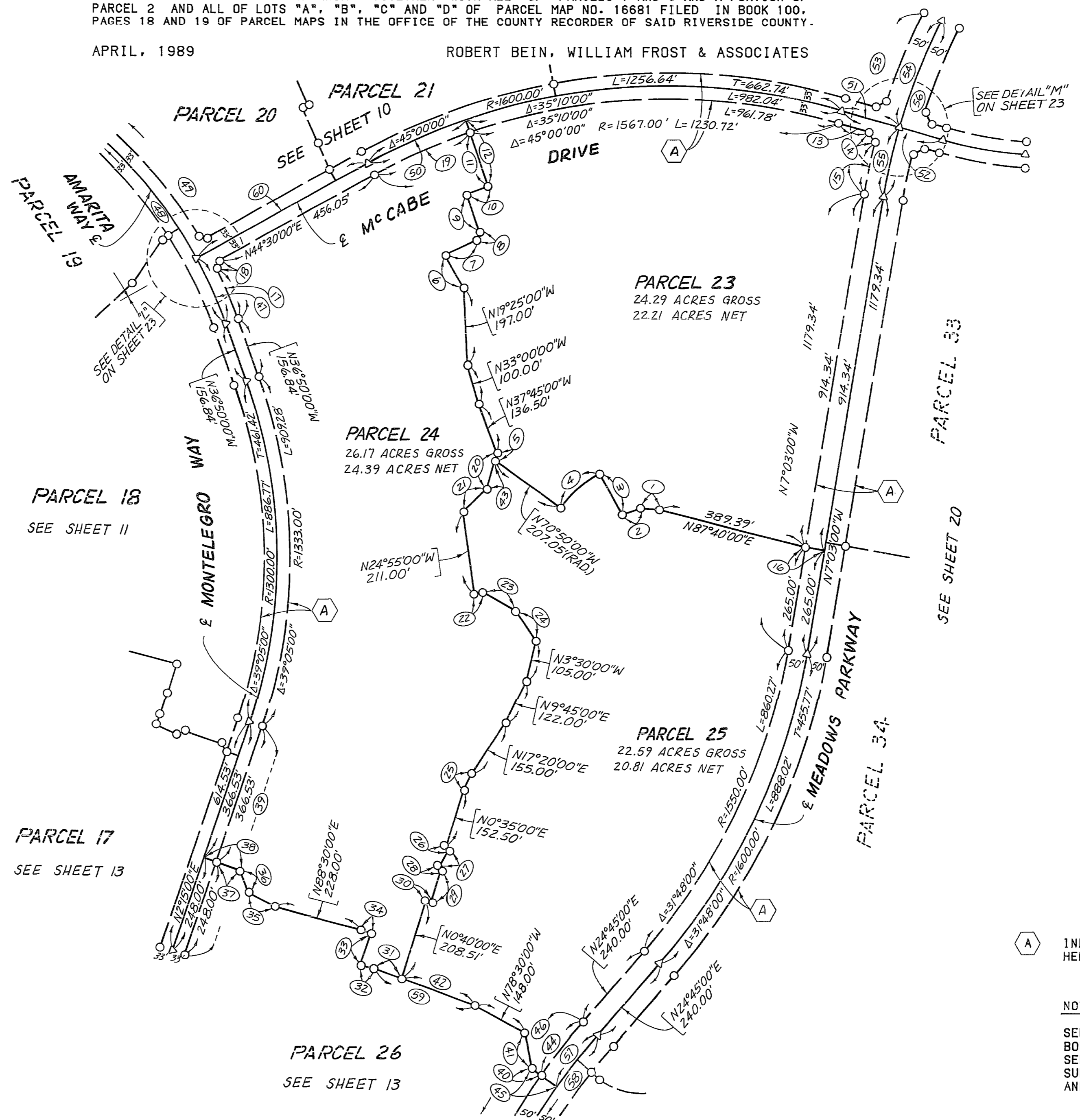
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

### TABLE OF COURSES

|    |             |            |            |            |
|----|-------------|------------|------------|------------|
| 1  | N76°20'00"E | 47.84'     |            |            |
| 2  | N53°20'00"E | 48.00'     |            |            |
| 3  | N45°20'00"W | 121.00'    | (RADIAL)   |            |
| 4  | Δ=25°30'00" | R=300.00'  | L=133.52'  |            |
| 5  | N00°40'00"W | 19.47'     |            |            |
| 6  | N47°00'00"W | 97.00'     |            |            |
| 7  | N48°45'00"E | 90.11'     |            |            |
| 8  | N15°00'00"E | 17.96'     |            |            |
| 9  | N35°40'00"W | 108.00'    |            |            |
| 10 | N54°20'00"E | 60.00'     |            |            |
| 11 | N35°40'00"W | 148.00'    | (RADIAL)   |            |
| 12 | N35°40'00"W | 181.00'    | (RADIAL)   |            |
| 13 | N89°30'00"E | 82.15'     |            |            |
| 14 | N45°12'54"W | 32.67'     |            |            |
| 15 | Δ=04°35'51" | R=1650.00' | L=132.40'  |            |
| 16 | N82°57'00"E | 50.00'     |            |            |
| 17 | Δ=06°30'36" | R=1233.00' | L=140.10'  |            |
| 18 | N04°32'18"E | 20.86'     |            |            |
| 19 | Δ=09°50'00" | R=1567.00' | L=268.93'  |            |
| 20 | N00°40'00"W | 94.00'     |            |            |
| 21 | N30°15'00"E | 88.00'     |            |            |
| 22 | N60°50'00"E | 21.00'     |            |            |
| 23 | N78°00'00"W | 95.00'     |            |            |
| 24 | N51°05'00"W | 95.00'     |            |            |
| 25 | N09°55'00"E | 44.00'     |            |            |
| 26 | N51°05'00"W | 10.00'     |            |            |
| 27 | N11°30'00"E | 50.00'     |            |            |
| 28 | N56°10'00"W | 6.00'      |            |            |
| 29 | N00°40'00"E | 90.00'     |            |            |
| 30 | N89°20'00"W | 12.50'     |            |            |
| 31 | N86°30'00"W | 80.57'     |            |            |
| 32 | N88°15'00"W | 30.00'     |            |            |
| 33 | N01°45'00"E | 82.04'     |            |            |
| 34 | N88°15'00"W | 30.00'     |            |            |
| 35 | N78°15'00"W | 75.00'     |            |            |
| 36 | N36°30'00"W | 59.08'     |            |            |
| 37 | N87°45'00"W | 63.85'     |            |            |
| 38 | N87°45'00"W | 96.85'     |            |            |
| 39 | N02°15'00"E | 614.53'    |            |            |
| 40 | N71°25'00"W | 29.17'     | (RADIAL)   |            |
| 41 | N27°05'00"W | 92.13'     |            |            |
| 42 | N86°30'00"W | 199.43'    |            |            |
| 43 | N00°40'00"W | 74.53'     |            |            |
| 44 | Δ=06°10'00" | R=1650.00' | L=177.59'  |            |
| 45 | N71°25'00"W | 79.17'     | (RADIAL)   |            |
| 46 | Δ=49°29'36" | R=1650.00' | L=1425.30' |            |
| 47 | Δ=08°40'00" | R=1200.00' | L=181.51'  |            |
| 48 | Δ=81°25'00" | R=1200.00' | L=1705.19' | T=1032.47' |
| 49 | Δ=81°25'00" | R=1233.00' | L=1752.08' |            |
| 50 | Δ=09°50'00" | R=1600.00' | L=274.60'  |            |
| 51 | N89°30'00"E | 154.18'    | (RADIAL)   |            |
| 52 | N89°30'00"E | 269.92'    | (RADIAL)   |            |
| 53 | Δ=17°12'00" | R=1650.00' | L=495.32'  |            |
| 54 | Δ=10°39'00" | R=1600.00' | L=297.40'  |            |
| 55 | Δ=06°33'00" | R=1600.00' | L=182.91'  |            |
| 56 | Δ=17°12'00" | R=1600.00' | L=480.31'  | T=241.98'  |
| 57 | Δ=06°10'00" | R=1600.00' | L=172.21'  |            |
| 58 | Δ=49°29'36" | R=1600.00' | L=1382.11' | T=737.50'  |
| 59 | N86°30'00"W | 280.00'    |            |            |
| 60 | N44°30'00"E | 504.16'    | (RADIAL)   |            |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
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SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

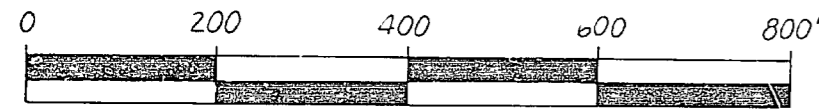
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

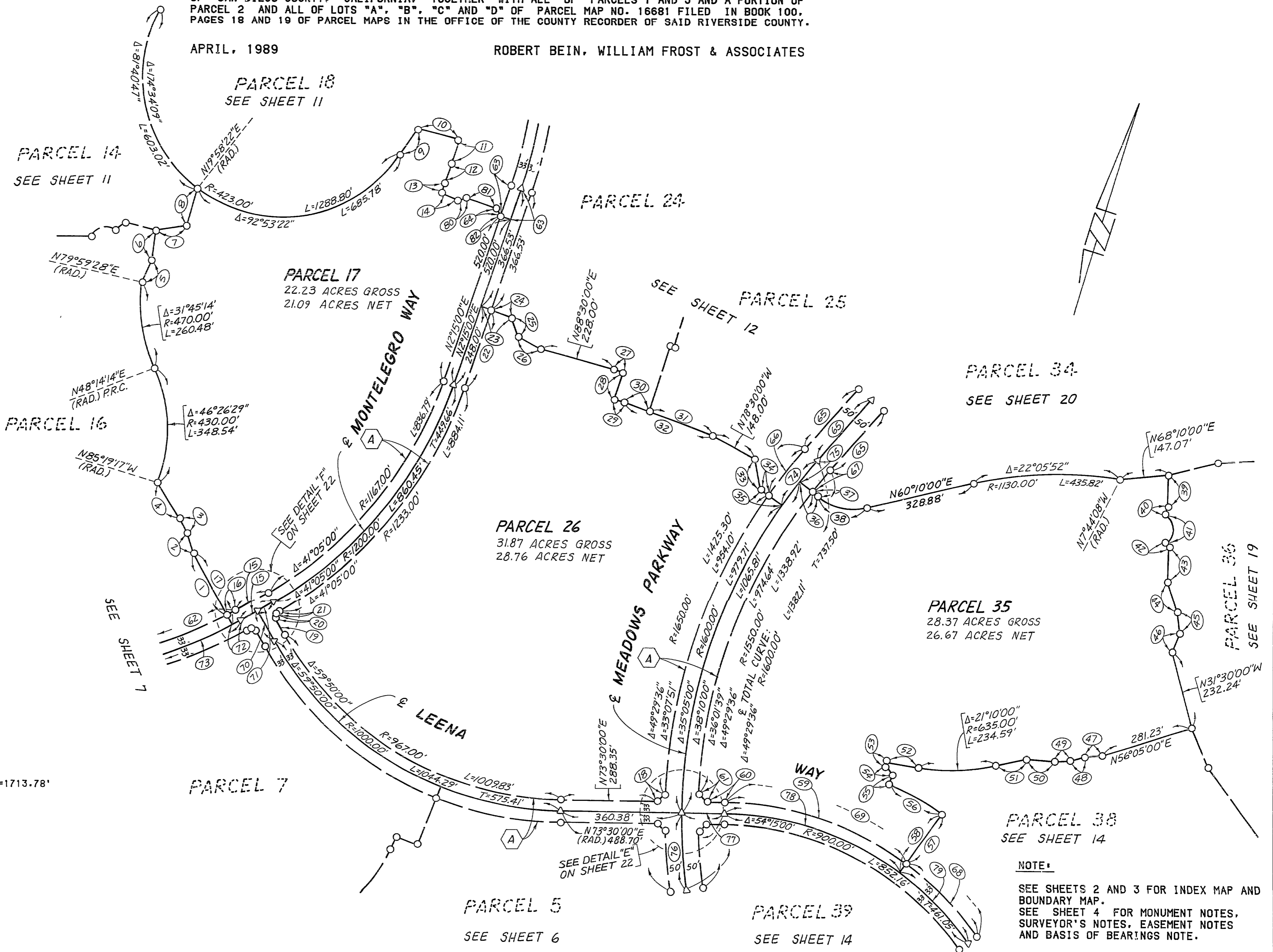
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



SCALE: 1" = 200'

TABLE OF COURSES

|    |              |            |            |
|----|--------------|------------|------------|
| 1  | N45°25'00"W  | 212.94'    | (RADIAL)   |
| 2  | N34°36'00"W  | 60.00'     |            |
| 3  | N44°50'00"W  | 50.00'     |            |
| 4  | N49°05'00"W  | 125.00'    |            |
| 5  | N07°35'00"E  | 73.78'     |            |
| 6  | N09°45'00"W  | 89.75'     |            |
| 7  | N64°30'00"E  | 95.00'     |            |
| 8  | N00°45'00"W  | 115.00'    |            |
| 9  | N17°05'00"E  | 95.49'     |            |
| 10 | N88°05'00"E  | 126.00'    | (RADIAL)   |
| 11 | Δ=04°10'00"  | R=1070.00' | L= 77.81'  |
| 12 | N02°15'00"E  | 59.99'     |            |
| 13 | Δ=04°38'31"  | R= 370.00' | L= 29.98'  |
| 14 | N83°06'29"W  | 60.00'     | (RADIAL)   |
| 15 | N43°20'00"E  | 111.56'    |            |
| 16 | Δ=01°15'00"  | R=1167.00' | L= 25.46'  |
| 17 | N45°25'00"W  | 245.94'    | (RADIAL)   |
| 18 | N28°12'54"E  | 32.67'     |            |
| 19 | N46°40'00"W  | 53.93'     |            |
| 20 | N05°28'51"W  | 21.26'     |            |
| 21 | N43°20'00"E  | 7.03'      |            |
| 22 | N02°15'00"E  | 248.00'    |            |
| 23 | N87°45'00"W  | 96.85'     |            |
| 24 | N87°45'00"W  | 63.85'     |            |
| 25 | N36°30'00"W  | 59.08'     |            |
| 26 | N78°15'00"W  | 78.00'     |            |
| 27 | N88°15'00"W  | 30.00'     |            |
| 28 | N01°45'00"E  | 82.04'     |            |
| 29 | N88°15'00"E  | 30.00'     |            |
| 30 | N86°30'00"W  | 80.57'     |            |
| 31 | N86°30'00"W  | 199.43'    |            |
| 32 | N86°30'00"W  | 280.00'    |            |
| 33 | N27°05'00"W  | 92.13'     |            |
| 34 | N71°25'00"W  | 29.17'     | (RADIAL)   |
| 35 | N71°25'00"W  | 79.17'     | (RADIAL)   |
| 36 | N68°20'00"W  | 70.89'     | (RADIAL)   |
| 37 | N68°20'00"W  | 20.89'     | (RADIAL)   |
| 38 | Δ=51°30'00"  | R= 170.00' | L= 152.80' |
| 39 | N12°55'00"W  | 95.29'     |            |
| 40 | N02°25'00"E  | 19.80'     | (RADIAL)   |
| 41 | Δ=128°50'00" | R= 48.00'  | L= 107.93' |
| 42 | N48°45'00"W  | 14.48'     | (RADIAL)   |
| 43 | N16°35'00"W  | 107.03'    |            |
| 44 | N35°35'00"W  | 92.00'     |            |
| 45 | N24°20'00"W  | 66.00'     |            |
| 46 | N05°45'00"E  | 60.32'     |            |
| 47 | N68°40'00"E  | 54.62'     |            |
| 48 | N57°55'00"E  | 46.00'     |            |
| 49 | N70°25'00"E  | 42.00'     |            |
| 50 | N77°30'00"E  | 86.00'     |            |
| 51 | N61°00'00"E  | 92.85'     |            |
| 52 | N82°10'00"E  | 95.78'     |            |
| 53 | N07°50'00"W  | 6.92'      |            |
| 54 | N50°30'00"W  | 35.90'     |            |
| 55 | N04°15'00"E  | 30.00'     | (RADIAL)   |
| 56 | Δ=14°50'00"  | R= 700.00' | L= 181.22' |
| 57 | N19°05'00"E  | 182.88'    | (RADIAL)   |
| 58 | N19°05'00"E  | 215.88'    | (RADIAL)   |
| 59 | Δ=35°35'00"  | R= 933.00' | L= 579.44' |
| 60 | N73°30'00"E  | 54.26'     |            |
| 61 | N59°15'22"W  | 33.86'     |            |
| 62 | Δ=110°00'00" | R=1167.00' | L=2240.48' |
| 63 | N02°15'00"E  | 94.53'     |            |
| 64 | N44°35'51"W  | 21.93'     |            |
| 65 | N24°45'00"E  | 240.00'    |            |
| 66 | Δ=06°10'00"  | R=1650.00' | L= 177.59' |
| 67 | Δ=03°05'00"  | R=1550.00' | L= 83.41'  |
| 68 | Δ=18°40'00"  | R= 933.00' | L= 303.97' |
| 69 | Δ=54°15'00"  | R= 933.00' | L= 883.40' |
| 70 | N46°40'00"W  | 102.93'    |            |
| 71 | N43°20'00"E  | 54.03'     |            |
| 72 | Δ=01°15'00"  | R=1200.00' | L= 26.18'  |
| 73 | Δ=110°00'00" | R=1200.00' | L=2303.83' |
| 74 | Δ=06°10'00"  | R=1600.00' | L= 172.21' |
| 75 | Δ=03°05'00"  | R=1600.00' | L= 86.10'  |
| 76 | Δ=08°14'36"  | R=1600.00' | L= 230.19' |
| 77 | N73°30'00"E  | 128.32'    | (RADIAL)   |
| 78 | Δ=35°35'00"  | R= 900.00' | L= 558.94' |
| 79 | Δ=18°40'00"  | R= 900.00' | L= 293.22' |
| 80 | N49°34'16"E  | 20.34'     |            |
| 81 | N87°45'00"W  | 100.46'    |            |
| 82 | N87°45'00"W  | 33.00'     |            |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

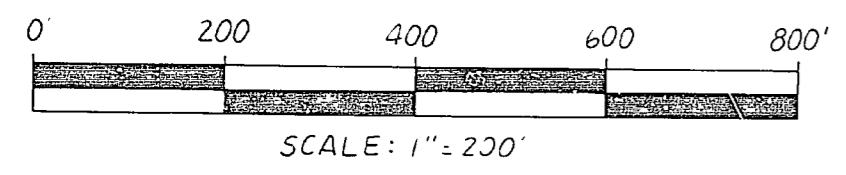
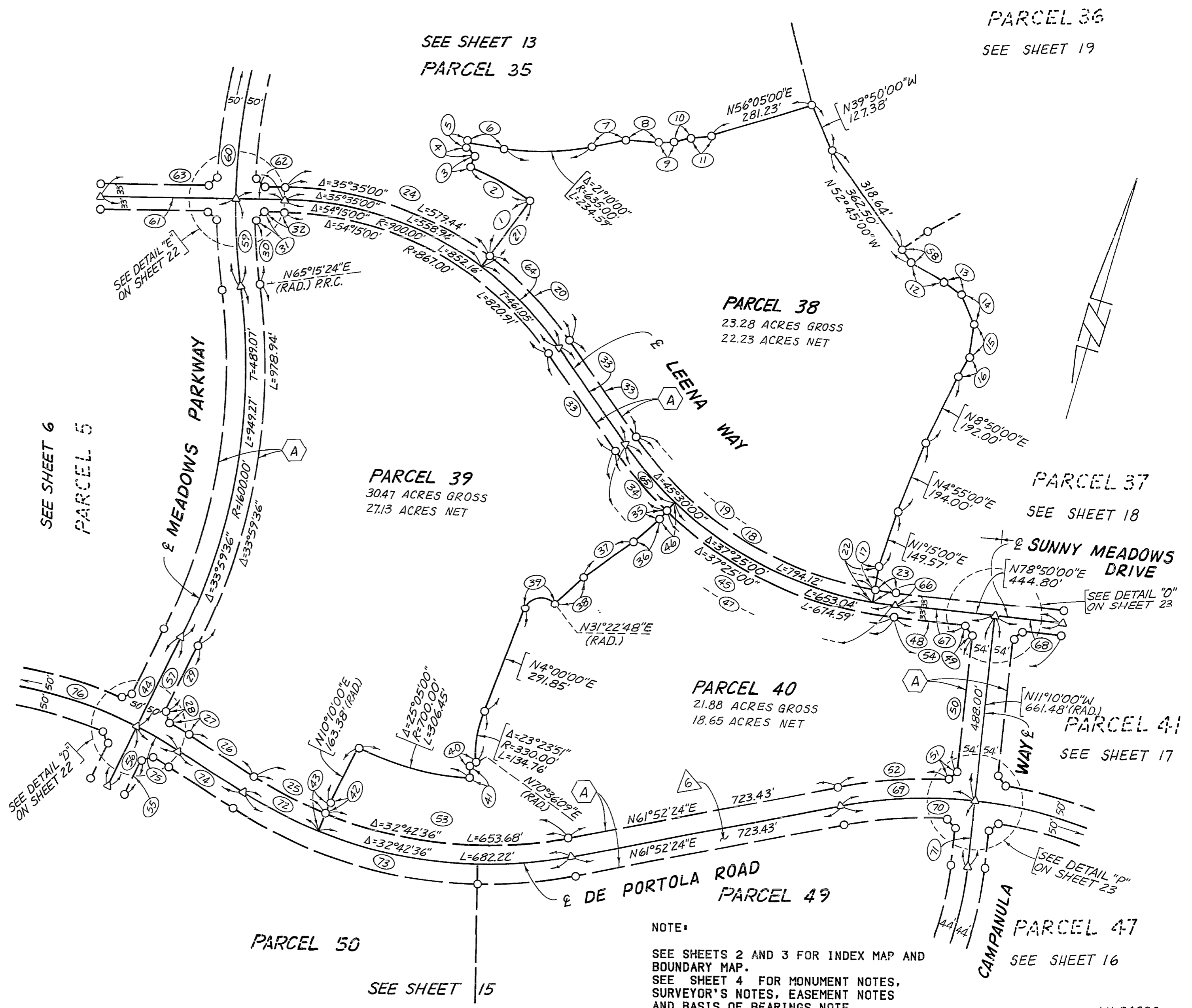


TABLE OF COURSES

|    |              |            |            |
|----|--------------|------------|------------|
| 1  | N19°05'00"E  | 182.88'    | (RADIAL)   |
| 2  | Δ=14°50'00"  | R= 700.00' | L= 181.22' |
| 3  | N04°15'00"E  | 30.00'     | (RADIAL)   |
| 4  | N50°30'00"W  | 35.90'     |            |
| 5  | N07°50'00"W  | 6.92'      |            |
| 6  | N82°10'00"E  | 95.78'     |            |
| 7  | N61°00'00"E  | 92.85'     |            |
| 8  | N77°30'00"E  | 86.00'     |            |
| 9  | N70°25'00"E  | 42.00'     |            |
| 10 | N57°55'00"E  | 46.00'     |            |
| 11 | N68°40'00"E  | 54.62'     |            |
| 12 | N77°35'00"W  | 100.00'    |            |
| 13 | N70°45'00"W  | 55.00'     |            |
| 14 | N40°00'00"W  | 86.00'     |            |
| 15 | N08°45'00"W  | 85.00'     |            |
| 16 | N12°25'00"E  | 63.00'     |            |
| 17 | N07°45'00"W  | 61.95'     | (RADIAL)   |
| 18 | Δ=45°30'00"  | R= 967.00' | L= 767.92' |
| 19 | Δ=48°55'00"  | R= 967.00' | L= 825.58' |
| 20 | Δ=18°40'00"  | R= 933.00' | L= 303.97' |
| 21 | N19°05'00"E  | 215.88'    | (RADIAL)   |
| 22 | N07°45'00"W  | 94.95'     | (RADIAL)   |
| 23 | Δ=03°25'00"  | R= 967.00' | L= 57.66'  |
| 24 | Δ=54°15'00"  | R= 933.00' | L= 883.40' |
| 25 | Δ=10°48'16"  | R=1145.00' | L= 215.92' |
| 26 | N74°36'44"W  | 200.00'    |            |
| 27 | Δ=02°51'01"  | R=1250.00' | L= 62.18'  |
| 28 | N34°06'23"W  | 31.58'     |            |
| 29 | N09°15'00"E  | 191.14'    |            |
| 30 | Δ=06°06'14"  | R=1550.00' | L= 165.13' |
| 31 | N26°15'22"E  | 33.86'     |            |
| 32 | N73°30'00"E  | 54.26'     |            |
| 33 | N52°15'00"W  | 310.29'    |            |
| 34 | Δ=11°30'00"  | R=1033.00' | L= 207.34' |
| 35 | N26°15'00"E  | 26.38'     | (RADIAL)   |
| 36 | Δ=10°40'00"  | R= 500.00' | L= 93.08'  |
| 37 | N36°55'00"E  | 161.70'    |            |
| 38 | N30°35'00"E  | 100.32'    |            |
| 39 | Δ=117°22'48" | R= 48.00'  | L= 98.34'  |
| 40 | N33°45'00"E  | 18.20'     |            |
| 41 | N14°55'00"W  | 30.00'     | (RADIAL)   |
| 42 | N04°35'00"E  | 32.50'     | (RADIAL)   |
| 43 | N04°35'00"E  | 82.50'     | (RADIAL)   |
| 44 | N09°15'00"E  | 437.64'    |            |
| 45 | Δ=48°55'00"  | R=1033.00' | L= 881.93' |
| 46 | N26°15'00"E  | 59.38'     | (RADIAL)   |
| 47 | Δ=48°55'00"  | R=1000.00' | L= 853.75' |
| 48 | N78°50'00"E  | 189.13'    |            |
| 49 | N54°56'52"W  | 33.24'     |            |
| 50 | N11°10'00"W  | 360.32'    |            |
| 51 | N32°06'22"E  | 31.53'     |            |
| 52 | Δ=13°30'21"  | R=1255.00' | L= 295.83' |
| 53 | Δ=43°30'52"  | R=1145.00' | L= 869.59' |
| 54 | N78°50'00"E  | 444.80'    |            |
| 55 | N09°15'00"E  | 100.22'    |            |
| 56 | N09°15'00"E  | 175.59'    | (RADIAL)   |
| 57 | N09°15'00"E  | 262.05'    | (RADIAL)   |
| 58 | N52°45'00"W  | 43.86'     |            |
| 59 | Δ=08°14'36"  | R=1600.00' | L= 230.19' |
| 60 | Δ=49°29'36"  | R=1600.00' | L=1382.11' |
| 61 | N73°30'00"E  | 360.38'    | (RADIAL)   |
| 62 | N73°30'00"E  | 128.32'    | (RADIAL)   |
| 63 | N73°30'00"E  | 488.70'    | (RADIAL)   |
| 64 | Δ=18°40'00"  | R= 900.00' | L= 293.22' |
| 65 | Δ=11°30'00"  | R=1000.00' | L= 200.71' |
| 66 | Δ=03°25'00"  | R=1000.00' | L= 59.63'  |
| 67 | N78°50'00"E  | 266.13'    |            |
| 68 | N78°50'00"E  | 178.67'    |            |
| 69 | Δ=16°57'36"  | R=1205.00' | L= 356.69' |
| 70 | Δ=45°21'10"  | R=1205.00' | L= 953.82' |
| 71 | N11°10'00"W  | 173.48'    | (RADIAL)   |
| 72 | Δ=10°48'16"  | R=1195.00' | L= 225.35' |
| 73 | Δ=43°30'52"  | R=1195.00' | L= 907.57' |
| 74 | N74°36'44"W  | 200.00'    |            |
| 75 | Δ=06°08'16"  | R=1200.00' | L= 128.55' |
| 76 | Δ=72°22'04"  | R=1200.00' | L=1515.67' |
|    |              |            | T=503.48'  |
|    |              |            | T=476.93'  |
|    |              |            | T=877.75'  |

A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.



NOTE:  
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

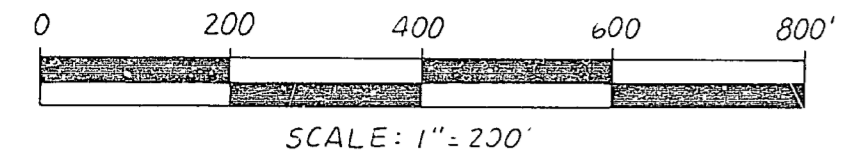
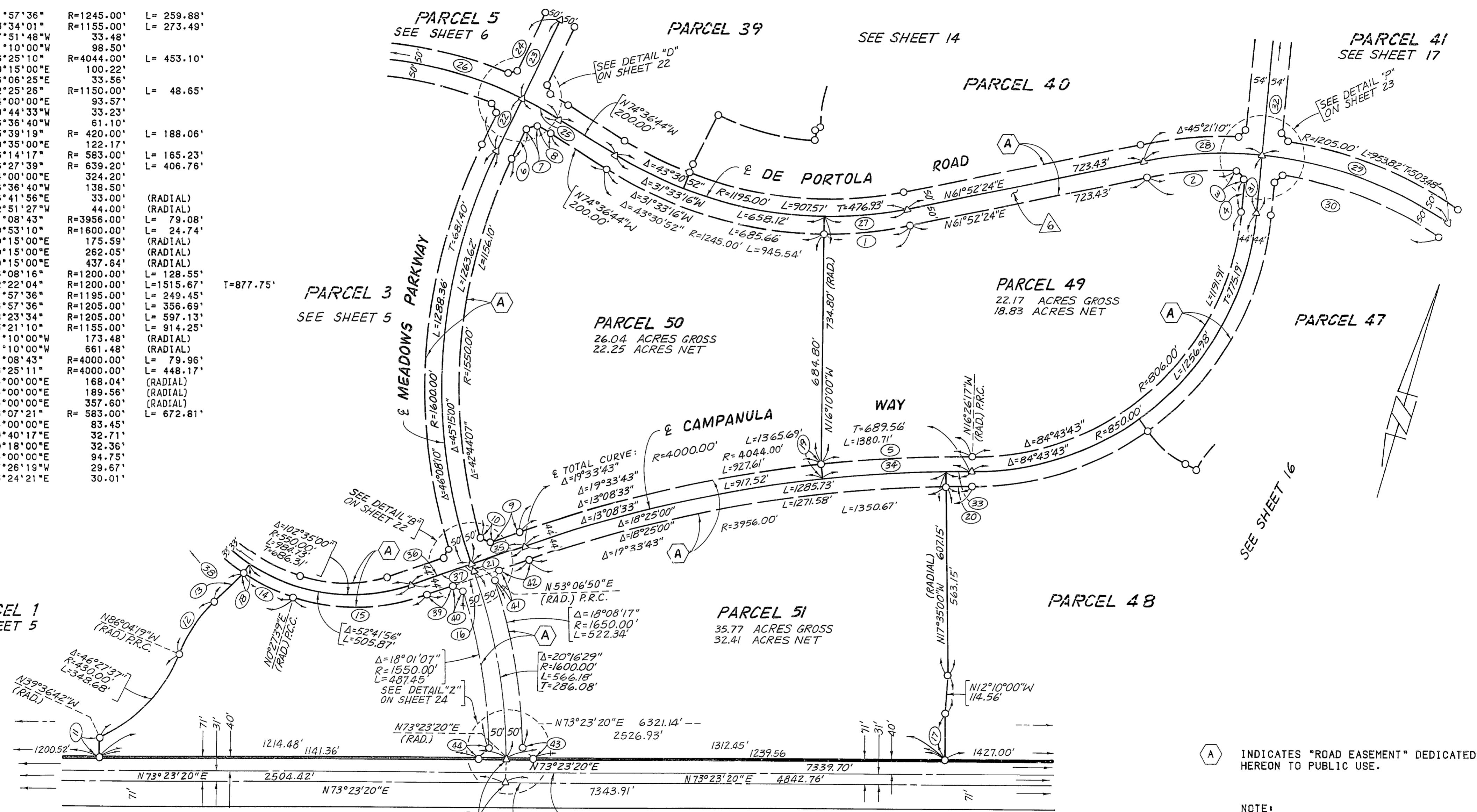


TABLE OF COURSES

|    |             |            |            |
|----|-------------|------------|------------|
| 1  | Δ=11°57'36" | R=1245.00' | L= 259.88' |
| 2  | Δ=13°34'01" | R=1155.00' | L= 273.49' |
| 3  | N57°51'48"W |            | 33.48'     |
| 4  | N11°10'00"W |            | 98.50'     |
| 5  | Δ=06°25'10" | R=4044.00' | L= 453.10' |
| 6  | N09°15'00"E |            | 100.22'    |
| 7  | N56°06'25"E |            | 33.56'     |
| 8  | Δ=02°25'26" | R=1150.00' | L= 48.65'  |
| 9  | N54°00'00"E |            | 93.57'     |
| 10 | N79°44'33"W |            | 33.23'     |
| 11 | N16°36'40"W |            | 61.10'     |
| 12 | Δ=25°39'19" | R= 420.00' | L= 188.06' |
| 13 | N29°35'00"E |            | 122.17'    |
| 14 | Δ=16°14'17" | R= 583.00' | L= 165.23' |
| 15 | Δ=36°27'39" | R= 639.20' | L= 406.76' |
| 16 | N54°00'00"E |            | 324.20'    |
| 17 | N16°36'40"W |            | 138.50'    |
| 18 | N16°41'56"E |            | 33.00'     |
| 19 | N22°51'27"W |            | 44.00'     |
| 20 | Δ=01°08'43" | R=3956.00' | L= 79.08'  |
| 21 | Δ=00°53'10" | R=1600.00' | L= 24.74'  |
| 22 | N09°15'00"E |            | 175.59'    |
| 23 | N09°15'00"E |            | 262.05'    |
| 24 | N09°15'00"E |            | 437.64'    |
| 25 | Δ=06°08'16" | R=1200.00' | L= 128.55' |
| 26 | Δ=72°22'04" | R=1200.00' | L=1515.67' |
| 27 | Δ=11°57'36" | R=1195.00' | L= 249.45' |
| 28 | Δ=16°57'36" | R=1205.00' | L= 356.69' |
| 29 | Δ=28°23'34" | R=1205.00' | L= 597.13' |
| 30 | Δ=45°21'10" | R=1155.00' | L= 914.25' |
| 31 | N11°10'00"W |            | 173.48'    |
| 32 | N11°10'00"W |            | 661.48'    |
| 33 | Δ=01°08'43" | R=4000.00' | L= 79.96'  |
| 34 | Δ=06°25'11" | R=4000.00' | L= 448.17' |
| 35 | N54°00'00"E |            | 168.04'    |
| 36 | N54°00'00"E |            | 189.56'    |
| 37 | N54°00'00"E |            | 357.60'    |
| 38 | Δ=66°07'21" | R= 583.00' | L= 672.81' |
| 39 | N54°00'00"E |            | 83.45'     |
| 40 | N80°40'17"E |            | 32.71'     |
| 41 | N09°18'00"E |            | 32.36'     |
| 42 | N54°00'00"E |            | 94.75'     |
| 43 | N67°26'19"W |            | 29.67'     |
| 44 | N33°24'21"E |            | 30.01'     |



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

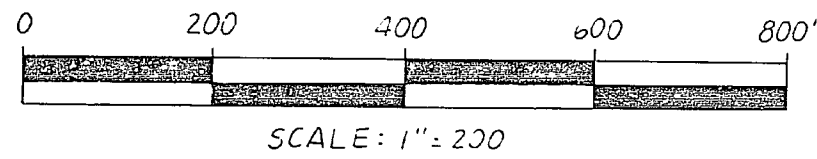
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

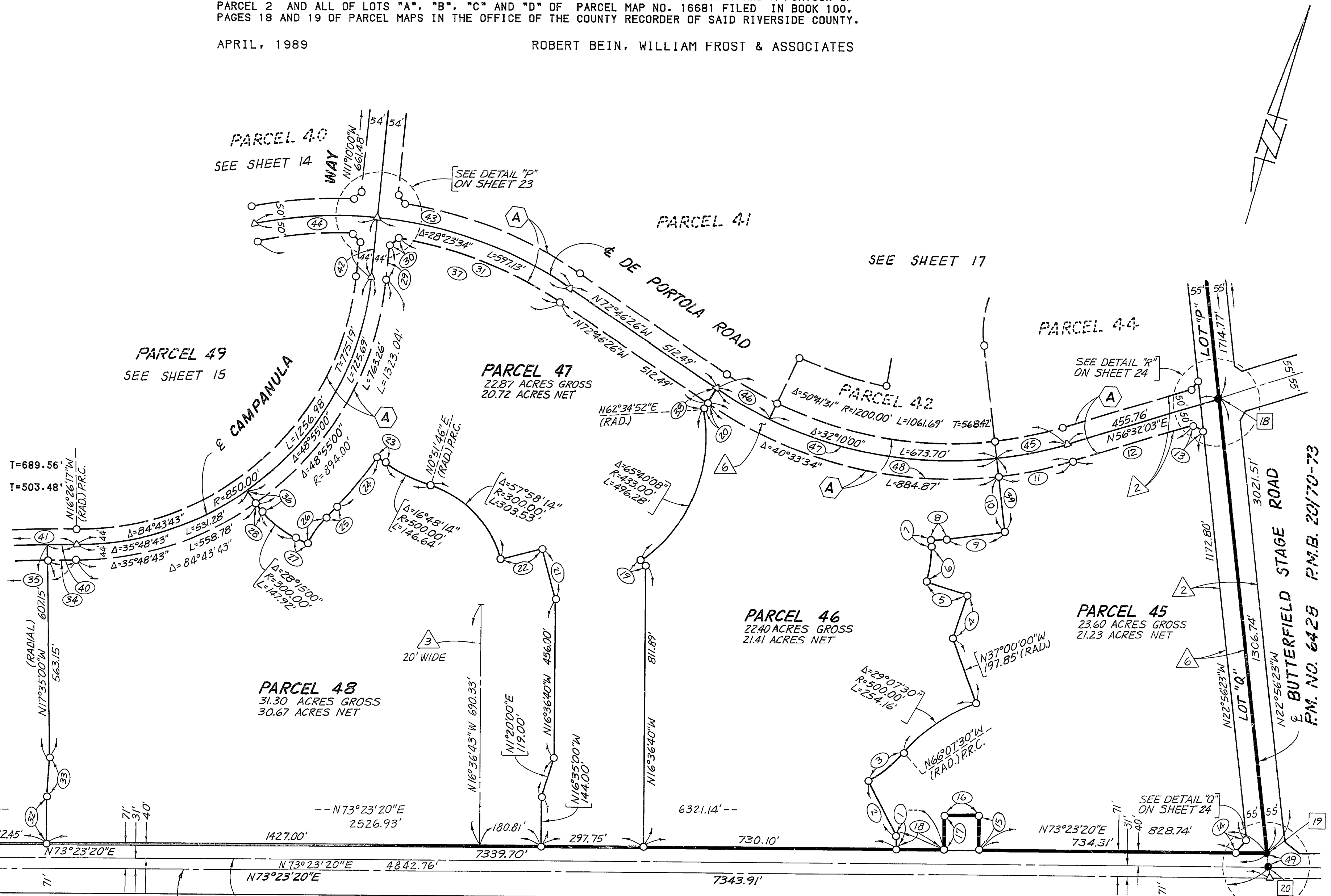
APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



### TABLE OF COURSES

|    |             |            |            |
|----|-------------|------------|------------|
| 1  | N16°36'40"W | 40.96'     |            |
| 2  | N44°40'00"W | 178.00'    | (RADIAL)   |
| 3  | Δ=21°27'30" | R=350.00'  | L=131.08'  |
| 4  | N02°00'00"E | 131.53'    |            |
| 5  | N89°00'00"W | 125.00'    | (RADIAL)   |
| 6  | Δ=19°20'00" | R=300.00'  | L=101.23'  |
| 7  | N18°20'00"W | 20.58'     | (RADIAL)   |
| 8  | Δ=05°00'00" | R=500.00'  | L=43.63'   |
| 9  | N66°40'00"E | 170.93'    |            |
| 10 | N23°20'00"W | 159.56'    | (RADIAL)   |
| 11 | Δ=10°07'57" | R=1250.00' | L=221.06'  |
| 12 | N56°32'03"E | 362.86'    |            |
| 13 | N73°12'10"W | 35.37'     |            |
| 14 | N25°13'39"E | 52.15'     |            |
| 15 | N16°36'40"W | 100.00'    |            |
| 16 | N73°23'20"E | 100.00'    |            |
| 17 | N16°36'40"W | 100.00'    |            |
| 18 | N73°23'20"E | 138.84'    |            |
| 19 | N51°45'00"W | 20.00'     | (RADIAL)   |
| 20 | N17°13'34"E | 15.98'     |            |
| 21 | N31°30'00"W | 151.12'    |            |
| 22 | N58°50'00"E | 124.32'    | (RADIAL)   |
| 23 | N72°20'00"W | 29.14'     | (RADIAL)   |
| 24 | Δ=09°55'00" | R=1050.00' | L=181.73'  |
| 25 | N27°35'00"E | 43.92'     |            |
| 26 | Δ=18°05'00" | R=300.00'  | L=94.68'   |
| 27 | N80°30'00"W | 36.63'     | (RADIAL)   |
| 28 | N52°15'00"W | 4.03'      | (RADIAL)   |
| 29 | N11°10'00"W | 98.50'     |            |
| 30 | N35°31'48"E | 33.48'     |            |
| 31 | Δ=24°59'58" | R=1155.00' | L=503.95'  |
| 32 | N16°36'40"W | 138.50'    |            |
| 33 | N12°10'00"W | 114.56'    |            |
| 34 | Δ=01°08'43" | R=3956.00' | L=79.08'   |
| 35 | Δ=19°33'43" | R=3956.00' | L=1350.67' |
| 36 | N52°15'00"W | 48.03'     | (RADIAL)   |
| 37 | Δ=45°21'10" | R=1155.00' | L=914.25'  |
| 38 | N17°13'34"E | 65.98'     |            |
| 39 | N23°20'00"W | 209.56'    | (RADIAL)   |
| 40 | Δ=01°08'43" | R=4000.00' | L=79.96'   |
| 41 | Δ=19°33'43" | R=4000.00' | L=1365.69' |
| 42 | N11°10'00"W | 173.48'    | (RADIAL)   |
| 43 | Δ=45°21'10" | R=1205.00' | L=953.82'  |
| 44 | Δ=16°57'36" | R=1205.00' | L=356.69'  |
| 45 | Δ=10°07'57" | R=1200.00' | L=212.21'  |
| 46 | Δ=08°23'34" | R=1200.00' | L=175.78'  |
| 47 | Δ=40°33'34" | R=1200.00' | L=849.47'  |
| 48 | Δ=50°41'31" | R=1250.00' | L=1105.93' |
| 49 | N22°56'23"W | 40.25'     |            |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:

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SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

STATE HIGHWAY 79 PER R.S.49/93-94

STATE HIGHWAY 79 PER INST. NO 115262 (9-19-75)

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

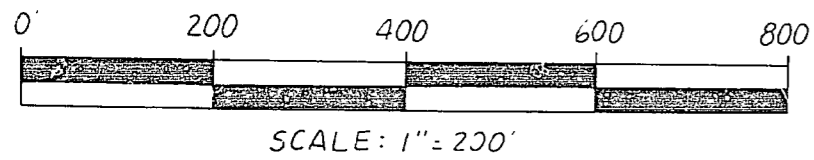
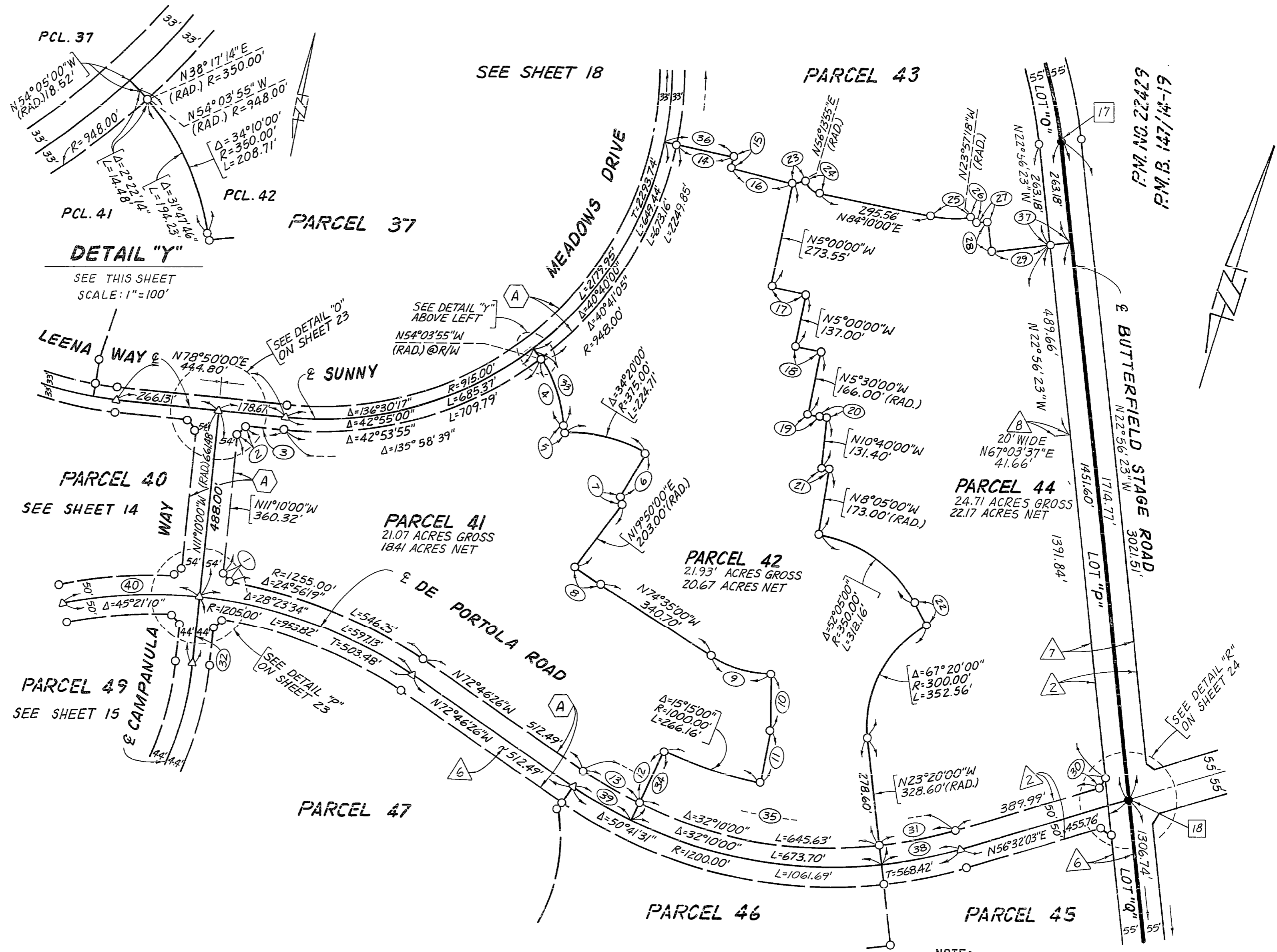


TABLE OF COURSES

|    |             |            |                     |
|----|-------------|------------|---------------------|
| 1  | N54°26'22"W | 31.53'     |                     |
| 2  | N32°36'52"E | 33.24'     |                     |
| 3  | N78°50'00"E | 101.67'    |                     |
| 4  | Δ=31°47'46" | R=350.00'  | L=194.23' (RADIAL)  |
| 5  | N19°55'00"W | 8.72'      |                     |
| 6  | N14°25'00"E | 132.05'    |                     |
| 7  | N30°15'00"W | 21.39'     |                     |
| 8  | Δ=04°25'00" | R=1100.00' | L=84.79' (RADIAL)   |
| 9  | Δ=31°45'00" | R=300.00'  | L=166.24' (RADIAL)  |
| 10 | N16°20'00"W | 147.38'    |                     |
| 11 | N06°25'00"W | 139.39'    |                     |
| 12 | N08°50'00"E | 150.00'    |                     |
| 13 | Δ=08°23'34" | R=1150.00' | L=168.45' (RADIAL)  |
| 14 | N85°15'00"E | 152.00'    |                     |
| 15 | Δ=01°35'00" | R=1100.00' | L=30.40' (RADIAL)   |
| 16 | N86°50'00"E | 166.07'    |                     |
| 17 | N85°00'00"E | 94.00'     |                     |
| 18 | N84°10'00"E | 68.00'     |                     |
| 19 | Δ=05°10'00" | R=350.00'  | L=31.56' (RADIAL)   |
| 20 | N79°20'00"E | 18.67'     |                     |
| 21 | N81°55'00"E | 20.00'     |                     |
| 22 | N46°00'00"W | 67.86'     |                     |
| 23 | N60°10'00"E | 35.00'     |                     |
| 24 | Δ=62°03'55" | R=48.00'   | L=52.00' (RADIAL)   |
| 25 | Δ=18°07'18" | R=330.00'  | L=104.37' (RADIAL)  |
| 26 | N65°35'00"W | 20.41'     |                     |
| 27 | N66°25'00"E | 30.00'     |                     |
| 28 | N23°30'27"W | 79.00'     |                     |
| 29 | N66°25'00"E | 158.94'    |                     |
| 30 | N16°47'50"E | 29.41'     |                     |
| 31 | Δ=10°07'57" | R=1150.00' | L=203.37' (RADIAL)  |
| 32 | N11°10'00"W | 173.48'    |                     |
| 33 | Δ=34°10'00" | R=350.00'  | L=208.71' (RADIAL)  |
| 34 | N08°50'00"E | 200.00'    |                     |
| 35 | Δ=50°41'31" | R=1150.00' | L=1017.45' (RADIAL) |
| 36 | N85°15'00"E | 185.00'    |                     |
| 37 | N67°03'37"E | 55.00'     |                     |
| 38 | Δ=10°07'57" | R=1200.00' | L=212.21' (RADIAL)  |
| 39 | Δ=08°23'34" | R=1200.00' | L=175.78' (RADIAL)  |
| 40 | Δ=16°57'36" | R=1205.00' | L=356.69' (RADIAL)  |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

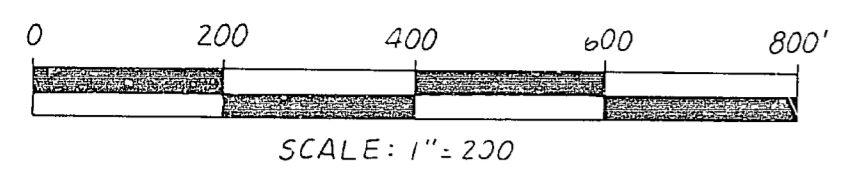
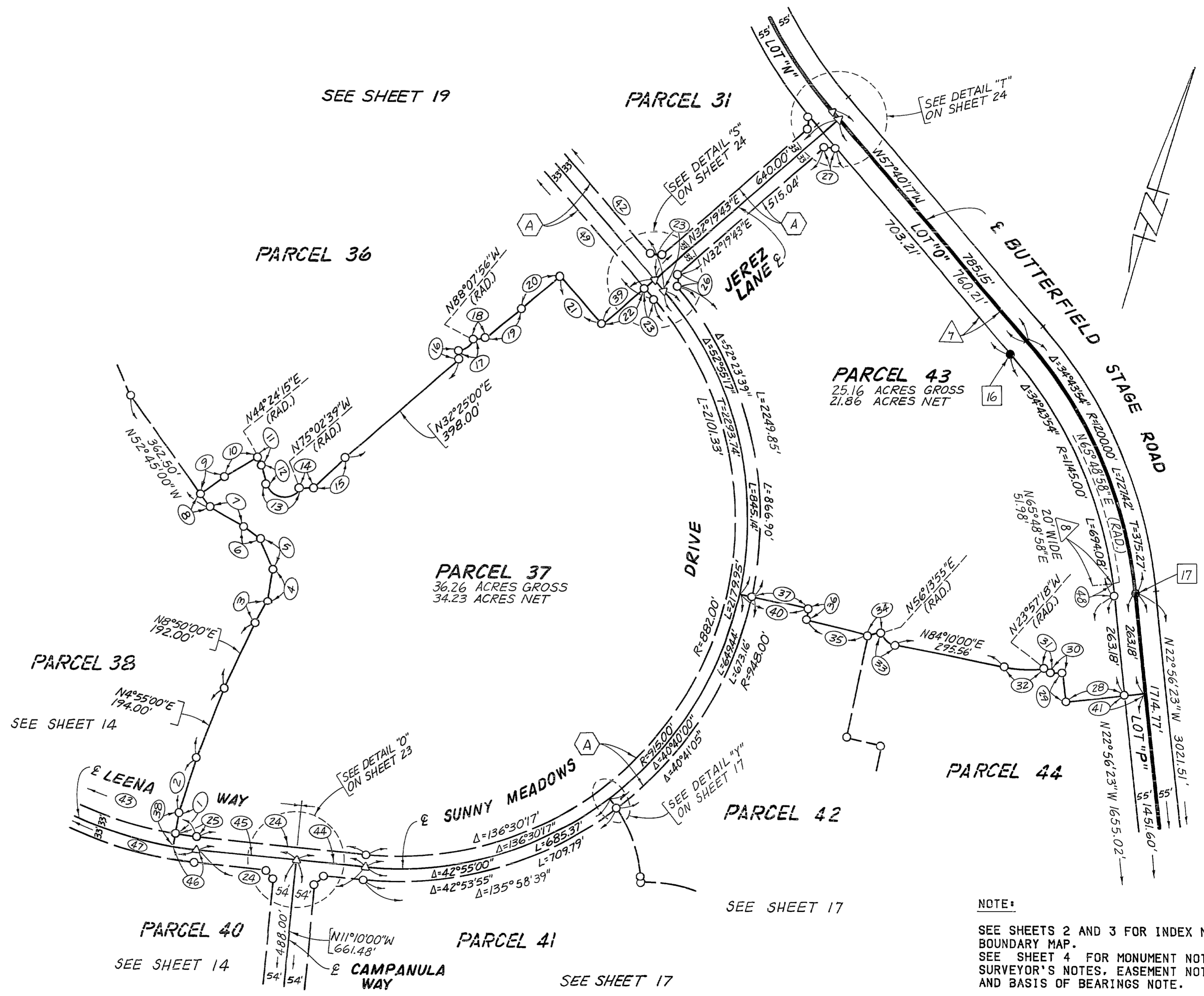


TABLE OF COURSES

|    |              |            |            |
|----|--------------|------------|------------|
| 1  | N07°45'00"W  | 61.95'     | (RADIAL)   |
| 2  | N01°15'00"E  | 149.57'    |            |
| 3  | N12°25'00"E  | 63.00'     |            |
| 4  | N08°45'00"W  | 85.00'     |            |
| 5  | N40°00'00"W  | 86.00'     |            |
| 6  | N70°45'00"W  | 55.00'     |            |
| 7  | N77°35'00"W  | 100.00'    |            |
| 8  | N52°45'00"W  | 43.86'     |            |
| 9  | N38°40'00"E  | 82.36'     |            |
| 10 | N42°35'00"E  | 100.00'    |            |
| 11 | Δ=13°23'56"  | R= 100.00' | L= 23.39'  |
| 12 | N32°11'50"W  | 50.00'     |            |
| 13 | Δ=132°50'49" | R= 48.00'  | L= 111.29' |
| 14 | N67°30'00"E  | 35.11'     |            |
| 15 | N30°00'00"E  | 113.27'    |            |
| 16 | N24°00'00"W  | 20.15'     | (RADIAL)   |
| 17 | Δ=64°07'56"  | R= 48.00'  | L= 53.73'  |
| 18 | N71°30'00"E  | 29.80'     |            |
| 19 | N34°30'00"E  | 122.51'    |            |
| 20 | N32°19'43"E  | 132.50'    |            |
| 21 | N57°40'17"W  | 169.00'    |            |
| 22 | N32°19'43"E  | 147.00'    |            |
| 23 | N57°40'17"W  | 38.15'     |            |
| 24 | N78°50'00"E  | 444.80'    |            |
| 25 | Δ=03°25'00"  | R= 967.00' | L= 57.66'  |
| 26 | N12°24'28"W  | 19.71'     |            |
| 27 | N78°32'51"E  | 33.24'     |            |
| 28 | N66°25'00"E  | 158.94'    |            |
| 29 | N23°30'27"W  | 79.00'     |            |
| 30 | N66°25'00"E  | 30.00'     |            |
| 31 | N65°35'00"W  | 20.41'     |            |
| 32 | Δ=18°07'18"  | R= 330.00' | L= 104.37' |
| 33 | Δ=62°03'55"  | R= 48.00'  | L= 52.60'  |
| 34 | N60°10'00"E  | 35.00'     |            |
| 35 | N86°50'00"E  | 166.07'    | (RADIAL)   |
| 36 | Δ=01°35'00"  | R=1100.00' | L= 30.40'  |
| 37 | N85°15'00"E  | 152.00'    | (RADIAL)   |
| 38 | N07°45'00"W  | 94.95'     | (RADIAL)   |
| 39 | N32°19'43"E  | 180.00'    |            |
| 40 | N85°15'00"E  | 185.00'    | (RADIAL)   |
| 41 | N67°03'37"E  | 55.00'     |            |
| 42 | N57°40'17"W  | 751.96'    |            |
| 43 | Δ=48°55'00"  | R= 967.00' | L= 825.58' |
| 44 | N78°50'00"E  | 178.67'    |            |
| 45 | N78°50'00"E  | 266.13'    |            |
| 46 | Δ=03°25'00"  | R=1000.00' | L= 59.63'  |
| 47 | Δ=48°55'00"  | R=1000.00' | L= 853.76' |
| 48 | Δ=01°14'39"  | R=1145.00' | L= 24.86'  |

T=454.85'



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

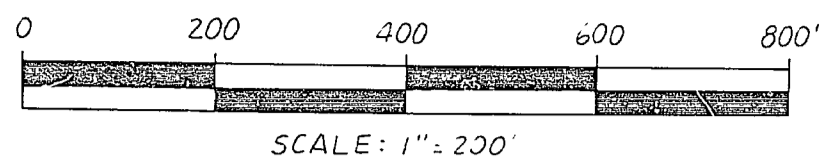
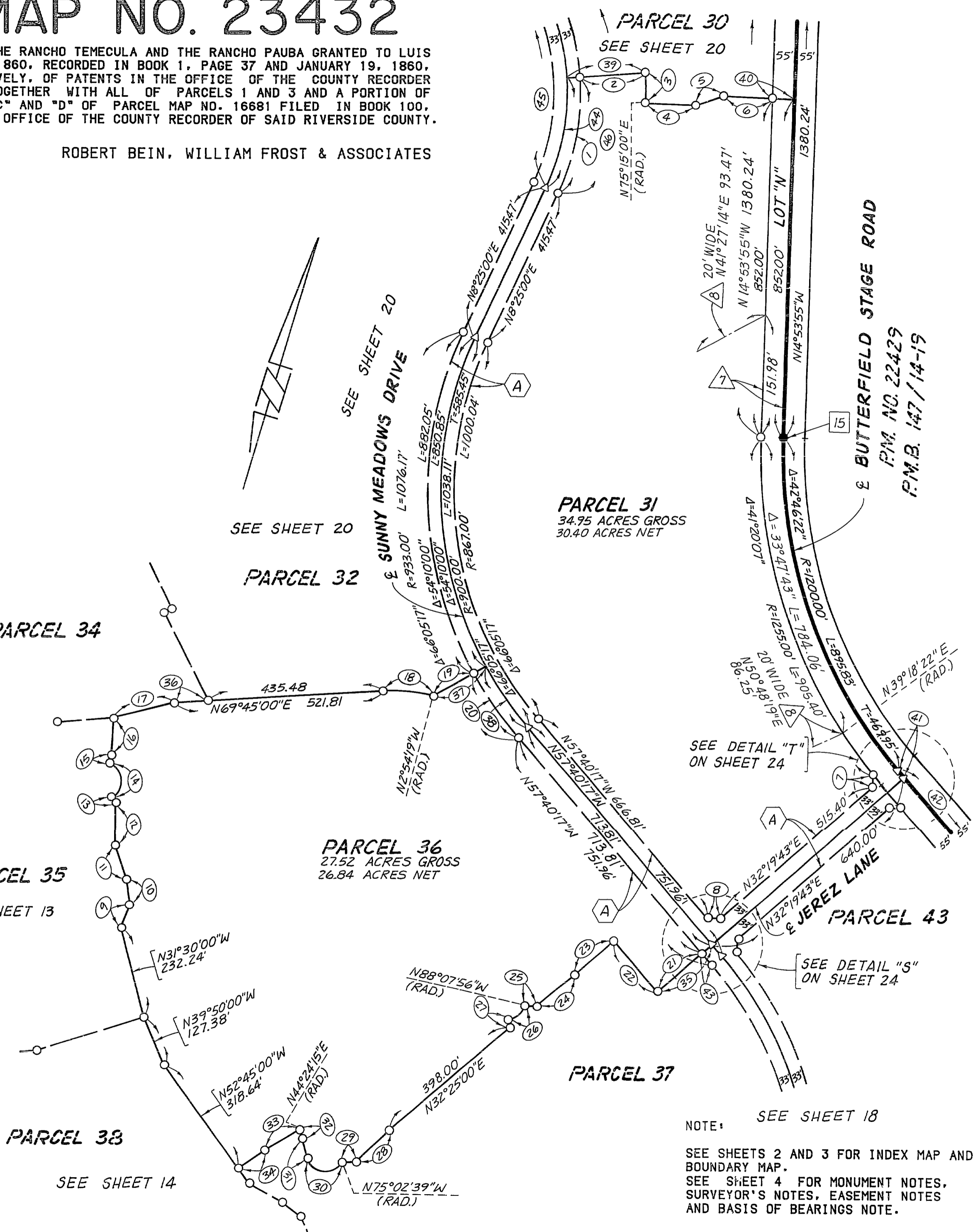


TABLE OF COURSES

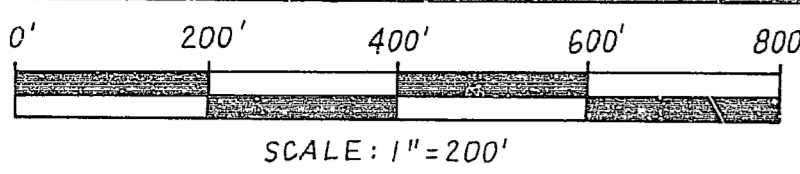
|    |              |            |            |
|----|--------------|------------|------------|
| 1  | Δ=28°45'00"  | R= 608.00' | L= 305.08' |
| 2  | N69°40'00"E  | 167.00'    | (RADIAL)   |
| 3  | Δ=05°35'00"  | R= 775.00' | L= 75.52'  |
| 4  | N75°40'00"E  | 128.68'    |            |
| 5  | N54°30'00"E  | 70.80'     |            |
| 6  | N76°10'00"E  | 123.00'    |            |
| 7  | N13°12'09"W  | 32.82'     |            |
| 8  | N77°19'43"E  | 19.80'     |            |
| 9  | N05°45'00"E  | 60.32'     |            |
| 10 | N24°20'00"W  | 66.00'     |            |
| 11 | N35°35'00"W  | 92.00'     |            |
| 12 | N16°35'00"W  | 107.03'    |            |
| 13 | N48°45'00"W  | 14.48'     | (RADIAL)   |
| 14 | Δ=128°50'00" | R= 48.00'  | L=107.93'  |
| 15 | N02°25'00"E  | 19.80'     | (RADIAL)   |
| 16 | N12°55'00"W  | 95.29'     |            |
| 17 | N59°30'00"E  | 156.35'    |            |
| 18 | Δ=17°20'41"  | R= 430.00' | L= 130.17' |
| 19 | N44°15'00"E  | 115.62'    | (RADIAL)   |
| 20 | Δ=11°55'17"  | R= 933.00' | L= 194.13' |
| 21 | N32°19'43"E  | 147.00'    |            |
| 22 | N57°40'17"W  | 169.00'    |            |
| 23 | N32°19'43"E  | 132.50'    |            |
| 24 | N34°30'00"E  | 122.51'    |            |
| 25 | N71°30'00"E  | 29.80'     |            |
| 26 | Δ=64°07'56"  | R= 48.00'  | L= 53.73'  |
| 27 | N24°00'00"W  | 20.15'     | (RADIAL)   |
| 28 | N30°00'00"E  | 113.27'    |            |
| 29 | N67°30'00"E  | 35.11'     |            |
| 30 | Δ=132°50'49" | R= 48.00'  | L= 111.29' |
| 31 | N32°11'50"W  | 50.00'     |            |
| 32 | Δ=13°23'56"  | R= 100.00' | L= 23.39'  |
| 33 | N42°35'00"E  | 100.00'    |            |
| 34 | N38°40'00"E  | 82.36'     |            |
| 35 | N32°19'43"E  | 180.00'    |            |
| 36 | N69°45'00"E  | 86.33'     |            |
| 37 | N44°15'00"E  | 148.62'    | (RADIAL)   |
| 38 | Δ=11°55'17"  | R= 900.00' | L= 187.26' |
| 39 | N69°40'00"E  | 200.00'    | (RADIAL)   |
| 40 | N75°06'05"E  | 55.00'     |            |
| 41 | N57°40'17"W  | 24.94'     |            |
| 42 | N57°40'17"W  | 785.15'    |            |
| 43 | N57°40'17"W  | 38.15'     |            |
| 44 | Δ=28°45'00"  | R= 575.00' | L= 288.52' |
| 45 | Δ=92°00'00"  | R= 575.00' | L= 923.28' |
| 46 | Δ=88°39'46"  | R= 608.00' | L= 940.85' |

T=595.43'



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE: SEE SHEET 18  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.



IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.  
**PARCEL MAP NO. 23432**

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

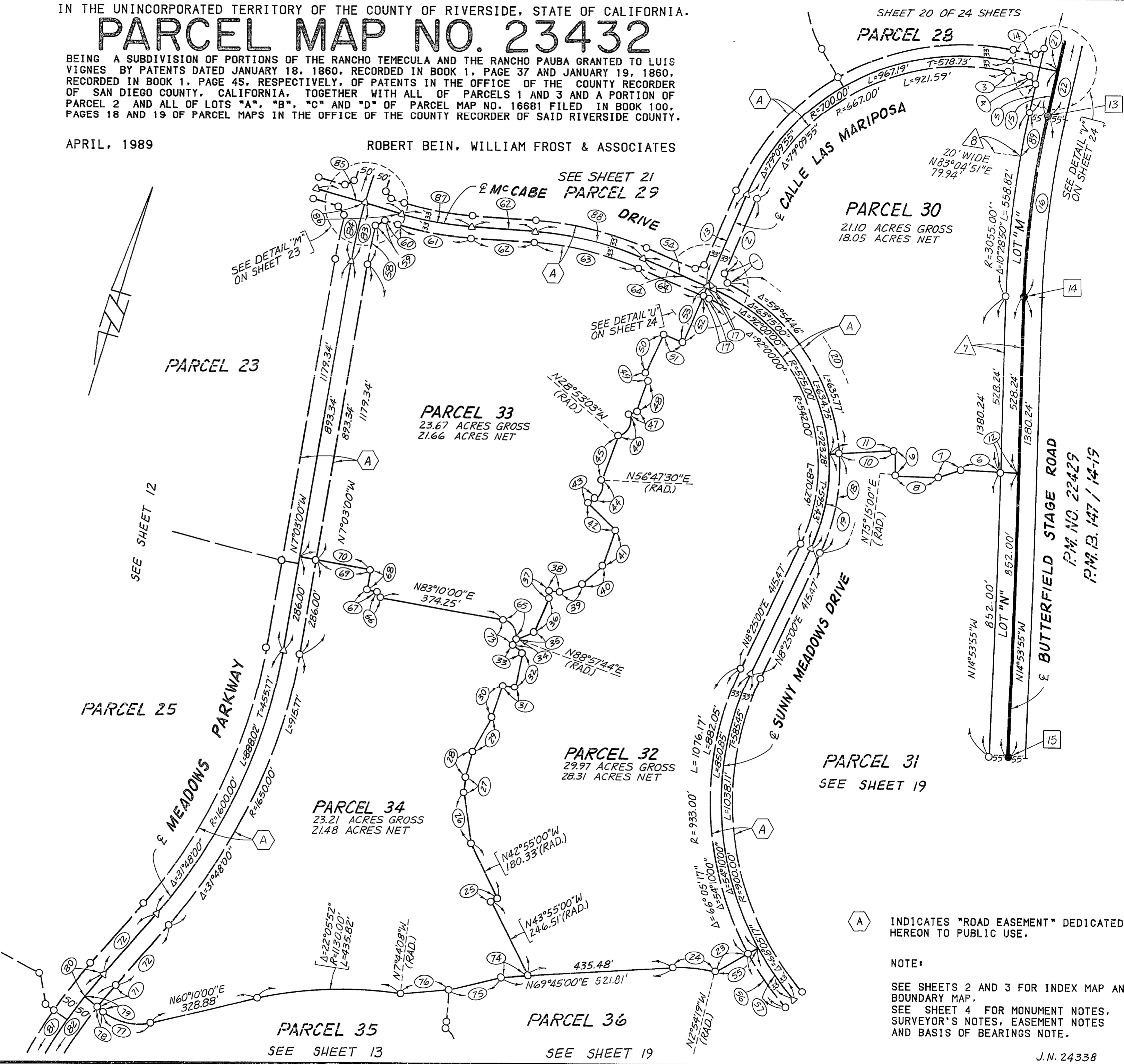
APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

SHEET 20 OF 24 SHEETS

TABLE OF COURSES

|    |              |            |            |           |
|----|--------------|------------|------------|-----------|
| 1  | N36°54'53"W  | 32.94'     |            |           |
| 2  | N06°25'00"E  | 245.48'    |            |           |
| 3  | N85°34'55"E  | 68.71'     |            |           |
| 4  | N48°11'57"W  | 33.24'     |            |           |
| 5  | N04°25'05"W  | 83.03'     |            |           |
| 6  | N76°10'00"E  | 123.00'    |            |           |
| 7  | N54°30'00"E  | 70.80'     |            |           |
| 8  | N75°40'00"E  | 128.68'    |            |           |
| 9  | Δ=05°35'00"  | R=775.00'  | L=75.52'   |           |
| 10 | N69°40'00"E  | 167.00'    | (RADIAL)   |           |
| 11 | N69°40'00"E  | 200.00'    | (RADIAL)   |           |
| 12 | N75°06'05"E  | 55.00'     |            |           |
| 13 | N06°25'00"E  | 301.40'    |            |           |
| 14 | N85°34'55"E  | 146.71'    |            |           |
| 15 | N04°25'05"W  | 140.03'    |            |           |
| 16 | Δ=10°28'50"  | R=3000.00' | L=548.76'  | T=275.15' |
| 17 | N83°35'00"W  | 20.21'     |            |           |
| 18 | Δ=28°45'00"  | R=608.00'  | L=305.08'  |           |
| 19 | Δ=28°45'00"  | R=575.00'  | L=288.52'  |           |
| 20 | Δ=88°39'46"  | R=608.00'  | L=940.85'  |           |
| 21 | N04°25'05"W  | 1486.72'   |            |           |
| 22 | N04°25'05"W  | 1626.75'   |            |           |
| 23 | N44°15'00"E  | 115.62'    | (RADIAL)   |           |
| 24 | Δ=17°20'41"  | R=430.00'  | L=130.17'  |           |
| 25 | Δ=01°00'00"  | R=1200.00' | L=20.94'   |           |
| 26 | N24°50'00"W  | 155.92'    |            |           |
| 27 | N11°30'00"W  | 47.00'     |            |           |
| 28 | N01°45'00"W  | 76.00'     |            |           |
| 29 | N11°40'00"E  | 122.00'    |            |           |
| 30 | N01°30'00"E  | 98.00'     |            |           |
| 31 | N79°40'00"E  | 39.94'     |            |           |
| 32 | N05°25'00"W  | 106.78'    |            |           |
| 33 | N70°00'00"W  | 38.00'     | (RADIAL)   |           |
| 34 | Δ=21°02'16"  | R=48.00'   | L=17.62'   |           |
| 35 | N49°40'00"E  | 63.49'     |            |           |
| 36 | N06°30'00"E  | 110.35'    |            |           |
| 37 | N14°55'00"W  | 20.01'     |            |           |
| 38 | N78°15'00"E  | 32.00'     |            |           |
| 39 | N54°45'00"E  | 71.00'     |            |           |
| 40 | N31°25'00"E  | 84.00'     |            |           |
| 41 | N02°50'00"E  | 113.00'    |            |           |
| 42 | N63°30'00"W  | 117.50'    |            |           |
| 43 | N45°20'00"E  | 22.35'     |            |           |
| 44 | Δ=78°32'30"  | R=48.00'   | L=65.80'   |           |
| 45 | N03°25'00"E  | 142.00'    |            |           |
| 46 | Δ=101°26'57" | R=48.00'   | L=84.99'   |           |
| 47 | N49°40'00"E  | 23.00'     | (RADIAL)   |           |
| 48 | N02°45'00"E  | 93.67'     |            |           |
| 49 | N28°10'00"W  | 23.98'     |            |           |
| 50 | N07°45'00"E  | 128.00'    |            |           |
| 51 | N83°35'00"W  | 63.50'     |            |           |
| 52 | N06°25'00"E  | 153.00'    |            |           |
| 53 | N06°25'00"E  | 186.00'    |            |           |
| 54 | N83°35'00"W  | 232.58'    |            |           |
| 55 | N44°15'00"E  | 148.62'    | (RADIAL)   |           |
| 56 | Δ=11°55'17"  | R=933.00'  | L=194.13'  |           |
| 57 | Δ=11°55'17"  | R=900.00'  | L=187.26'  |           |
| 58 | Δ=04°24'39"  | R=1550.00' | L=119.32'  |           |
| 59 | N42°15'22"E  | 33.86'     |            |           |
| 60 | N89°30'00"E  | 41.67'     |            |           |
| 61 | Δ=12°20'00"  | R=1033.00' | L=222.36'  |           |
| 62 | N77°10'00"E  | 192.26'    |            |           |
| 63 | Δ=19°15'00"  | R=967.00'  | L=324.89'  |           |
| 64 | N83°35'00"W  | 212.37'    |            |           |
| 65 | Δ=95°47'44"  | R=48.00'   | L=80.25'   |           |
| 66 | N48°30'00"W  | 20.66'     |            |           |
| 67 | N82°57'00"E  | 30.00'     |            |           |
| 68 | N07°03'00"W  | 62.00'     |            |           |
| 69 | N82°57'00"E  | 168.00'    |            |           |
| 70 | N82°57'00"E  | 218.00'    |            |           |
| 71 | Δ=03°05'00"  | R=1550.00' | L=83.41'   |           |
| 72 | N24°45'00"E  | 240.00'    |            |           |
| 73 | Δ=116°50'00" | R=48.00'   | L=97.88'   |           |
| 74 | N69°45'00"E  | 86.33'     |            |           |
| 75 | N59°30'00"E  | 156.35'    |            |           |
| 76 | N68°10'00"E  | 147.07'    |            |           |
| 77 | Δ=51°30'00"  | R=170.00'  | L=152.80'  |           |
| 78 | N68°20'00"W  | 20.89'     | (RADIAL)   |           |
| 79 | N68°20'00"W  | 70.89'     | (RADIAL)   |           |
| 80 | Δ=03°05'00"  | R=1600.00' | L=86.10'   |           |
| 81 | Δ=49°29'36"  | R=1600.00' | L=1382.11' | T=737.50' |
| 82 | Δ=49°29'36"  | R=1550.00' | L=1338.92' |           |
| 83 | Δ=06°33'00"  | R=1600.00' | L=182.91'  |           |
| 84 | Δ=17°12'00"  | R=1600.00' | L=480.31'  | T=241.98' |
| 85 | N89°30'00"E  | 269.92'    | (RADIAL)   |           |
| 86 | N89°30'00"E  | 115.74'    | (RADIAL)   |           |
| 87 | Δ=12°20'00"  | R=1000.00' | L=215.26'  | T=108.05' |
| 88 | Δ=19°15'00"  | R=1000.00' | L=335.98'  | T=169.59' |
| 89 | Δ=02°30'04"  | R=3055.00' | L=133.36'  |           |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989 ROBERT BEIN, WILLIAM FROST & ASSOCIATES

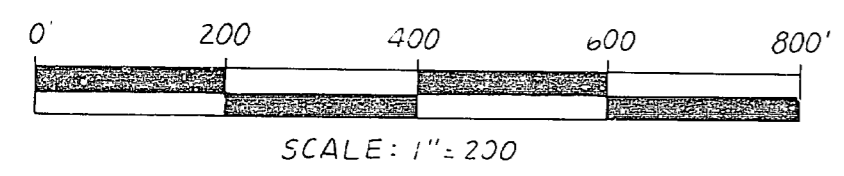
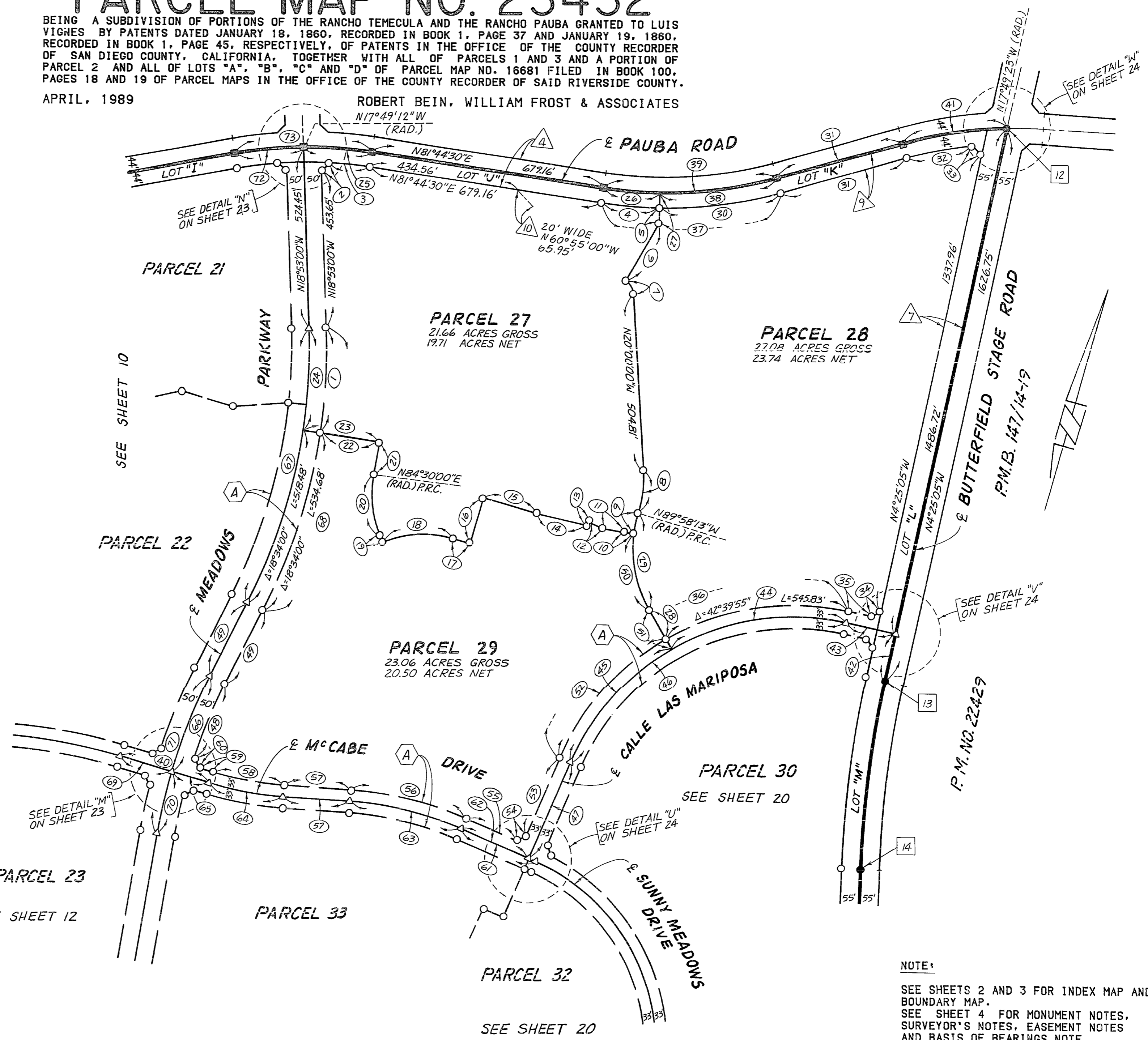


TABLE OF COURSES

|    |                 |              |              |             |
|----|-----------------|--------------|--------------|-------------|
| 1  | Δ = 10° 28' 00" | R = 1650.00' | L = 301.42'  |             |
| 2  | N 28° 31' 42" E | 33.87'       |              |             |
| 3  | Δ = 05° 48' 05" | R = 1156.00' | L = 117.05'  |             |
| 4  | Δ = 07° 44' 30" | R = 1244.00' | L = 168.08'  |             |
| 5  | N 16° 00' 00" W | 44.73'       | (RADIAL)     |             |
| 6  | N 13° 00' 00" E | 193.21'      | (RADIAL)     |             |
| 7  | Δ = 57° 00' 00" | R = 48.00'   | L = 47.75'   |             |
| 8  | Δ = 20° 01' 47" | R = 350.00'  | L = 122.35'  |             |
| 9  | Δ = 09° 51' 47" | R = 350.00'  | L = 60.25'   | (RADIAL)    |
| 10 | N 80° 10' 00" E | 30.00'       |              |             |
| 11 | N 83° 35' 00" E | 65.90'       |              |             |
| 12 | N 84° 15' 00" W | 39.67'       |              |             |
| 13 | N 11° 50' 00" E | 10.00'       |              |             |
| 14 | N 86° 05' 00" E | 150.00'      |              |             |
| 15 | N 89° 30' 00" E | 158.00'      |              |             |
| 16 | N 00° 30' 00" W | 136.00'      |              |             |
| 17 | N 89° 30' 00" E | 52.74'       |              |             |
| 18 | Δ = 39° 30' 00" | R = 300.00'  | L = 206.82'  |             |
| 19 | N 40° 00' 00" W | 19.22'       | (RADIAL)     |             |
| 20 | Δ = 34° 30' 00" | R = 300.00'  | L = 180.64'  |             |
| 21 | Δ = 02° 55' 00" | R = 1825.00' | L = 92.90'   |             |
| 22 | N 81° 35' 00" E | 175.00'      | (RADIAL)     |             |
| 23 | N 81° 35' 00" E | 225.00'      | (RADIAL)     |             |
| 24 | Δ = 10° 28' 00" | R = 1600.00' | L = 292.28'  |             |
| 25 | Δ = 09° 33' 42" | R = 1200.00' | L = 200.26'  |             |
| 26 | Δ = 07° 44' 30" | R = 1200.00' | L = 162.14'  |             |
| 27 | N 16° 00' 00" W | 88.73'       | (RADIAL)     |             |
| 28 | N 47° 05' 00" W | 97.45'       | (RADIAL)     |             |
| 29 | Δ = 47° 06' 47" | R = 350.00'  | L = 287.80'  |             |
| 30 | Δ = 16° 20' 19" | R = 1244.00' | L = 354.74'  |             |
| 31 | N 57° 39' 41" E | 379.91'      |              |             |
| 32 | Δ = 09° 35' 48" | R = 1156.00' | L = 193.62'  |             |
| 33 | N 58° 34' 48" W | 37.29'       |              |             |
| 34 | N 39° 21' 47" E | 33.24'       |              |             |
| 35 | N 85° 34' 55" E | 68.71'       |              |             |
| 36 | Δ = 79° 09' 55" | R = 733.00'  | L = 1012.78' |             |
| 37 | Δ = 24° 04' 49" | R = 1244.00' | L = 522.83'  |             |
| 38 | Δ = 16° 20' 19" | R = 1200.00' | L = 342.20'  |             |
| 39 | Δ = 24° 04' 49" | R = 1200.00' | L = 504.33'  | T = 255.95' |
| 40 | N 89° 30' 00" E | 269.91'      | (RADIAL)     |             |
| 41 | Δ = 14° 30' 56" | R = 1200.00' | L = 304.01'  | T = 152.82' |
| 42 | N 04° 25' 05" W | 140.03'      |              |             |
| 43 | N 85° 34' 55" E | 146.71'      |              |             |
| 44 | Δ = 42° 39' 55" | R = 700.00'  | L = 521.26'  |             |
| 45 | Δ = 36° 30' 00" | R = 700.00'  | L = 445.93'  |             |
| 46 | Δ = 79° 09' 55" | R = 700.00'  | L = 967.19'  | T = 578.73' |
| 47 | N 06° 25' 00" E | 301.40'      |              |             |
| 48 | Δ = 08° 30' 39" | R = 1550.00' | L = 230.24'  |             |
| 49 | N 10° 09' 00" E | 240.16'      |              |             |
| 50 | Δ = 37° 15' 00" | R = 350.00'  | L = 227.55'  |             |
| 51 | N 47° 05' 00" W | 130.45'      | (RADIAL)     |             |
| 52 | Δ = 36° 30' 00" | R = 733.00'  | L = 466.95'  |             |
| 53 | N 06° 25' 00" E | 244.40'      |              |             |
| 54 | N 51° 25' 00" E | 33.94'       |              |             |
| 55 | N 83° 35' 00" W | 155.37'      |              |             |
| 56 | Δ = 19° 15' 00" | R = 1033.00' | L = 347.06'  |             |
| 57 | N 77° 10' 00" E | 192.26'      |              |             |
| 58 | Δ = 12° 20' 00" | R = 967.00'  | L = 208.15'  |             |
| 59 | N 89° 30' 00" E | 41.67'       |              |             |
| 60 | N 43° 15' 22" W | 33.86'       |              |             |
| 61 | N 83° 35' 00" W | 232.58'      |              |             |
| 62 | N 83° 35' 00" W | 212.37'      |              |             |
| 63 | Δ = 19° 15' 00" | R = 1000.00' | L = 335.98'  | T = 169.59' |
| 64 | Δ = 12° 20' 00" | R = 1000.00' | L = 215.26'  | T = 108.05' |
| 65 | N 89° 30' 00" E | 115.74'      | (RADIAL)     |             |
| 66 | Δ = 10° 39' 00" | R = 1600.00' | L = 297.40'  |             |
| 67 | Δ = 29° 02' 00" | R = 1600.00' | L = 810.76'  | T = 414.28' |
| 68 | Δ = 29° 02' 00" | R = 1650.00' | L = 836.10'  |             |
| 69 | N 89° 30' 00" E | 154.18'      | (RADIAL)     |             |
| 70 | Δ = 06° 33' 00" | R = 1600.00' | L = 182.91'  |             |
| 71 | Δ = 17° 12' 00" | R = 1600.00' | L = 480.31'  | T = 241.98' |
| 72 | Δ = 09° 21' 59" | R = 1200.00' | L = 196.17'  |             |
| 73 | Δ = 18° 55' 41" | R = 1200.00' | L = 396.43'  | T = 200.03' |



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:  
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.  
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

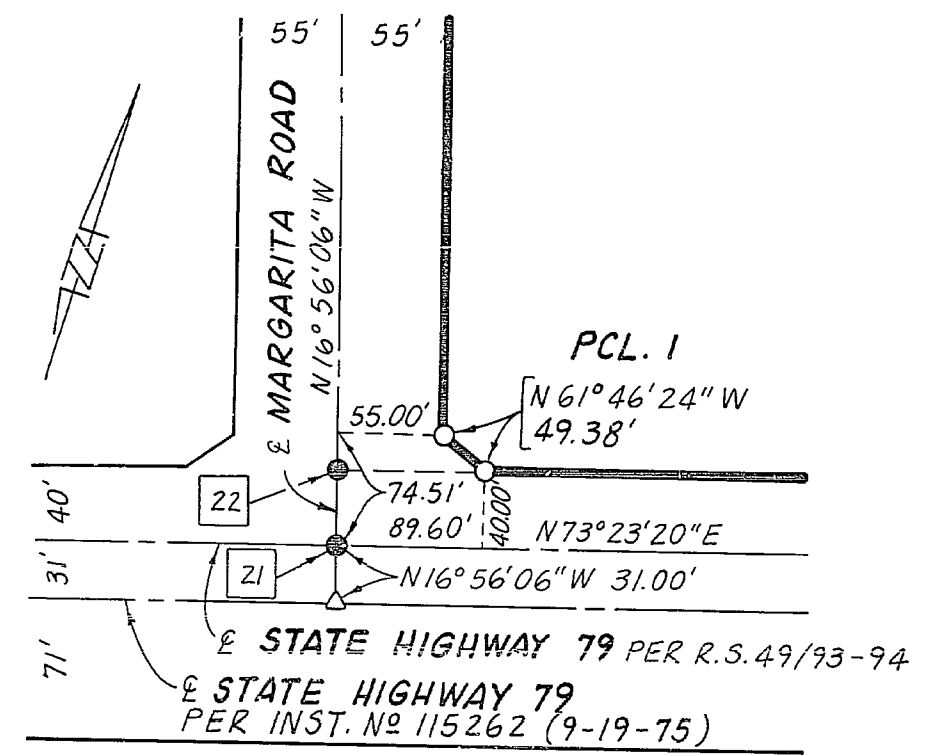
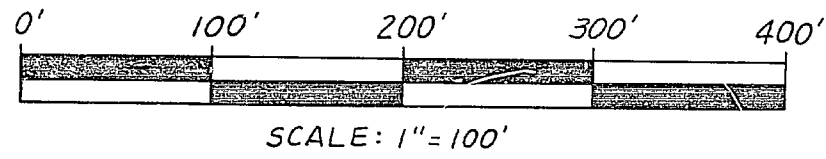
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

# PARCEL MAP NO. 23432

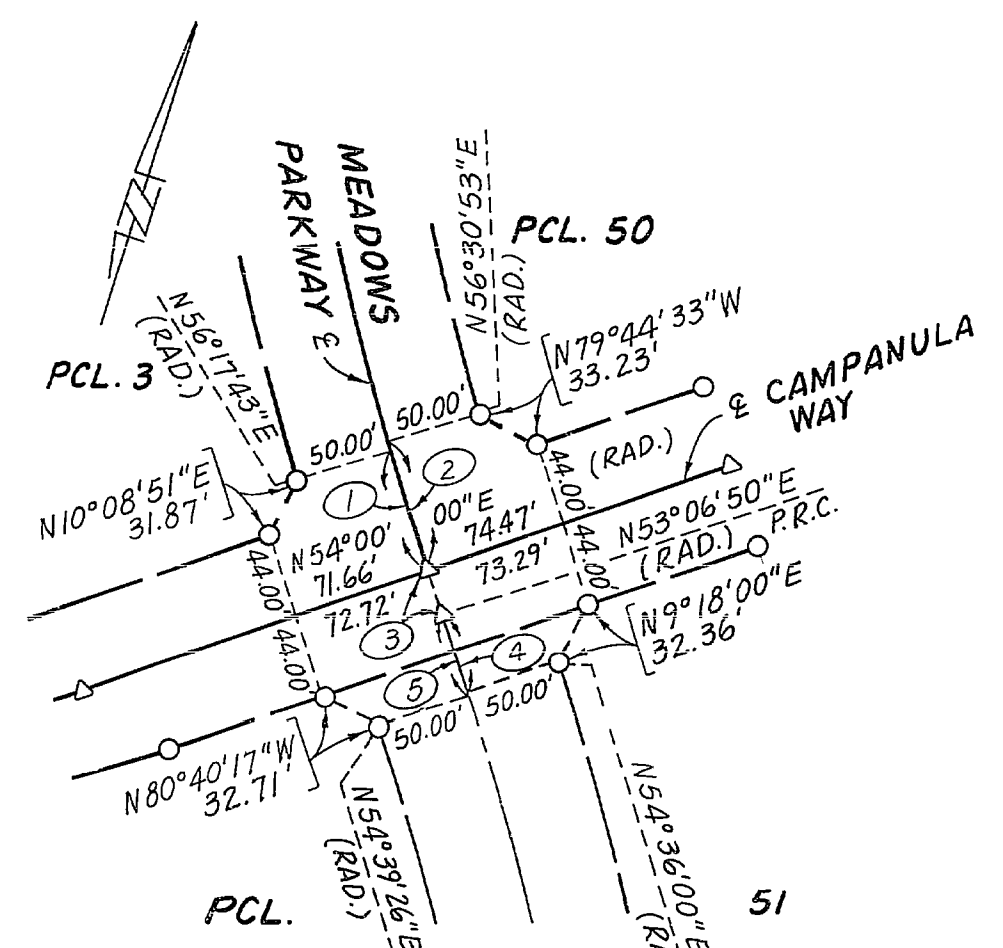
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



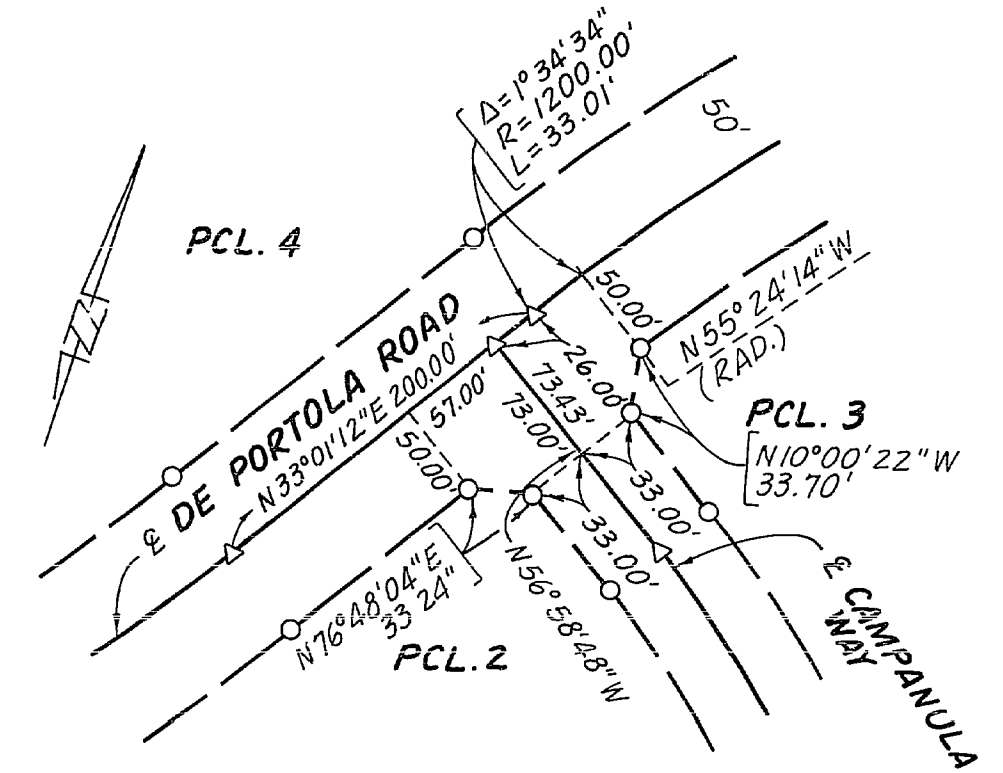
**DETAIL "A"**  
SEE SHEET 5



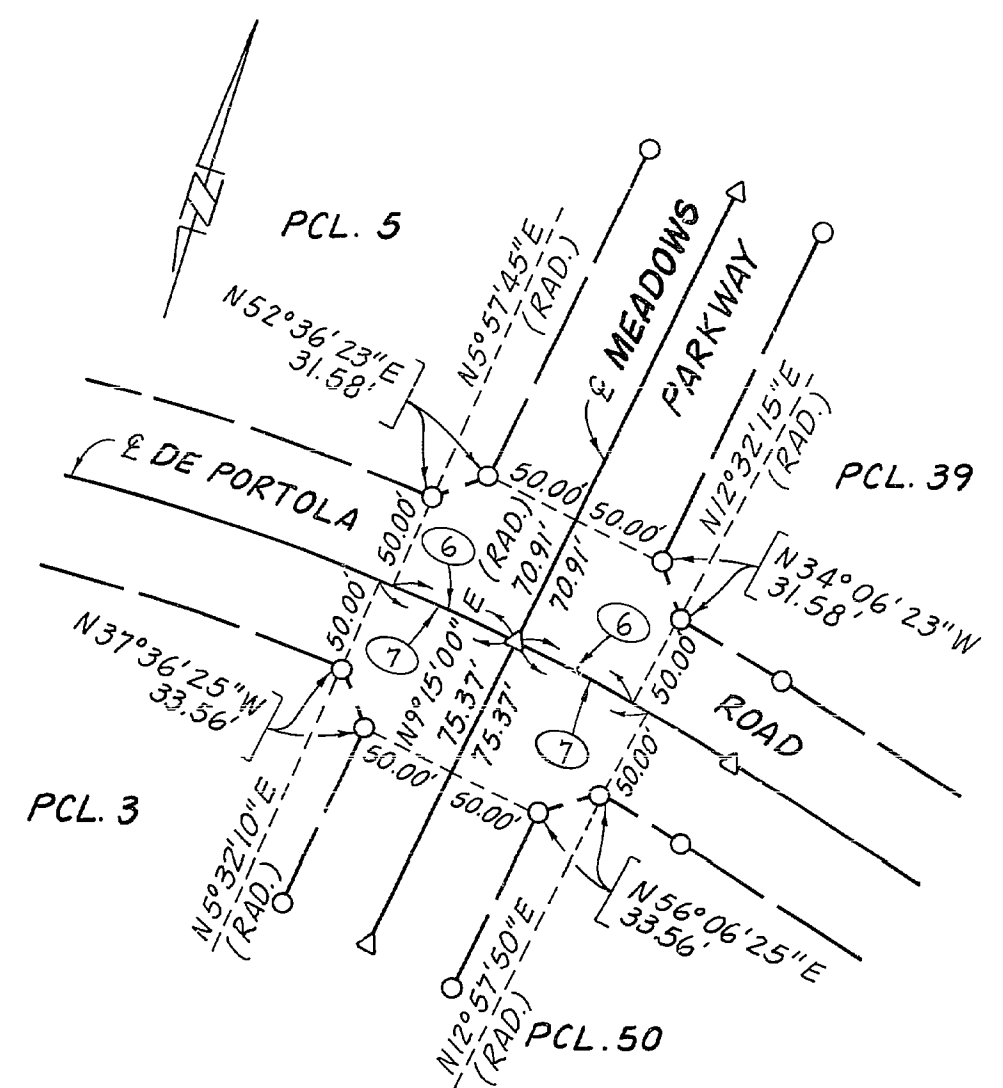
**DETAIL "B"**  
SEE SHEETS 5 & 15

**TABLE OF COURSES - DETAIL "B"**

- ①  $\Delta = 2^\circ 17' 43''$  R=1600.00' L=64.09'
- ②  $\Delta = 2^\circ 30' 53''$  R=1600.00' L=70.23'
- ③  $\Delta = 0^\circ 53' 10''$  R=1600.00' L=24.74'
- ④  $\Delta = 1^\circ 29' 10''$  R=1600.00' L=41.50'
- ⑤  $\Delta = 1^\circ 32' 36''$  R=1600.00' L=43.10'



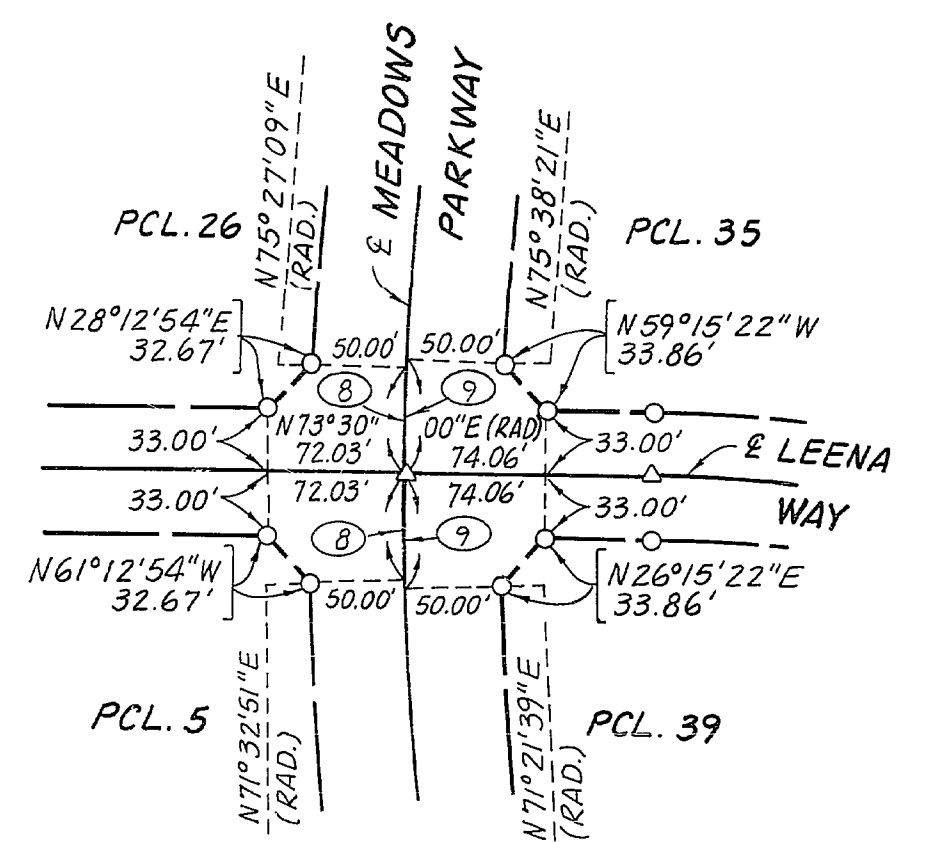
**DETAIL "C"**  
SEE SHEETS 5 & 6



**DETAIL "D"**  
SEE SHEETS 5, 6, 14 & 15

**TABLE OF COURSES - DETAIL "D"**

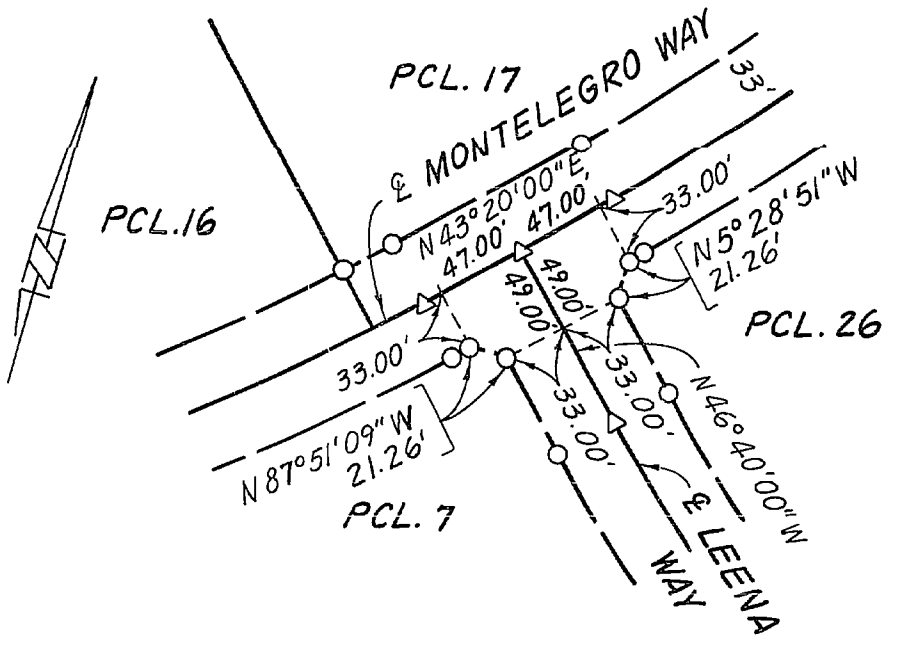
- ⑥  $\Delta = 3^\circ 17' 15''$  R=1200.00' L=68.85'
- ⑦  $\Delta = 3^\circ 42' 50''$  R=1200.00' L=77.78'



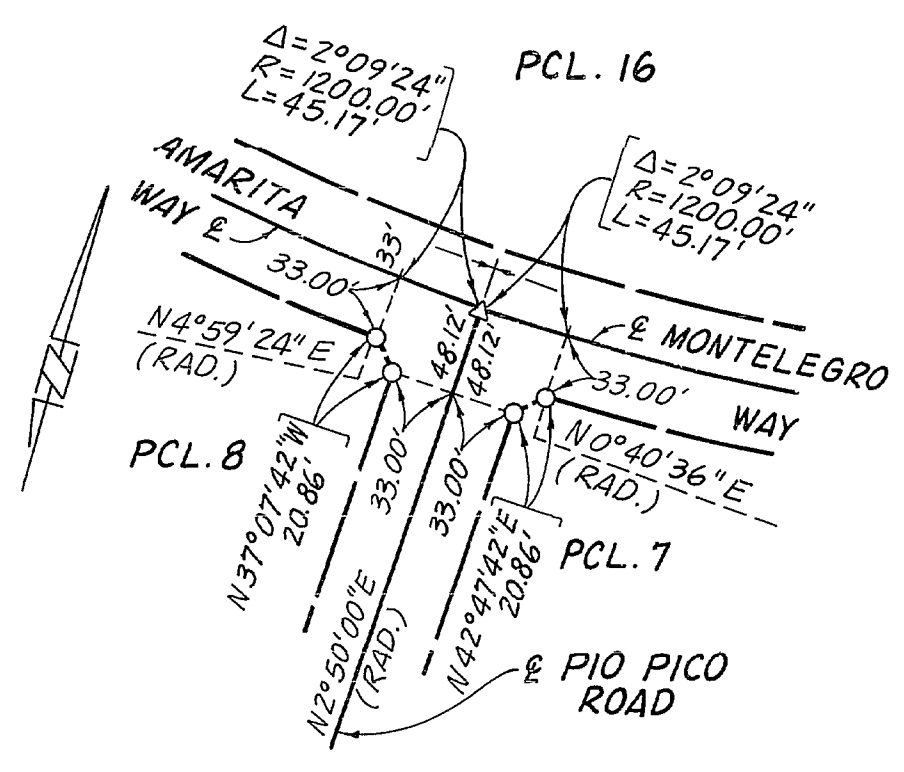
**DETAIL "E"**  
SEE SHEETS 6, 13 & 14

**TABLE OF COURSES - DETAIL "E"**

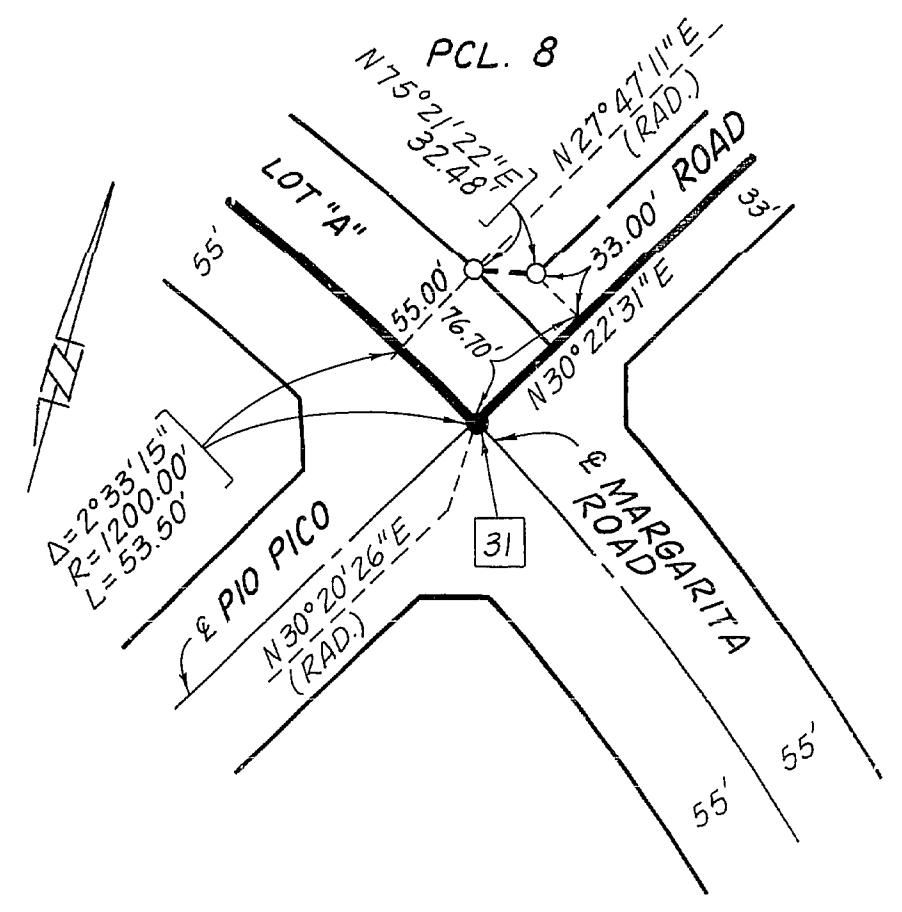
- ⑧  $\Delta = 1^\circ 57' 09''$  R=1600.00' L=54.52'
- ⑨  $\Delta = 2^\circ 08' 21''$  R=1600.00' L=59.74'



**DETAIL "F"**  
SEE SHEETS 7 & 13



**DETAIL "G"**  
SEE SHEET 7



**DETAIL "H"**  
SEE SHEETS 6 & 7

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

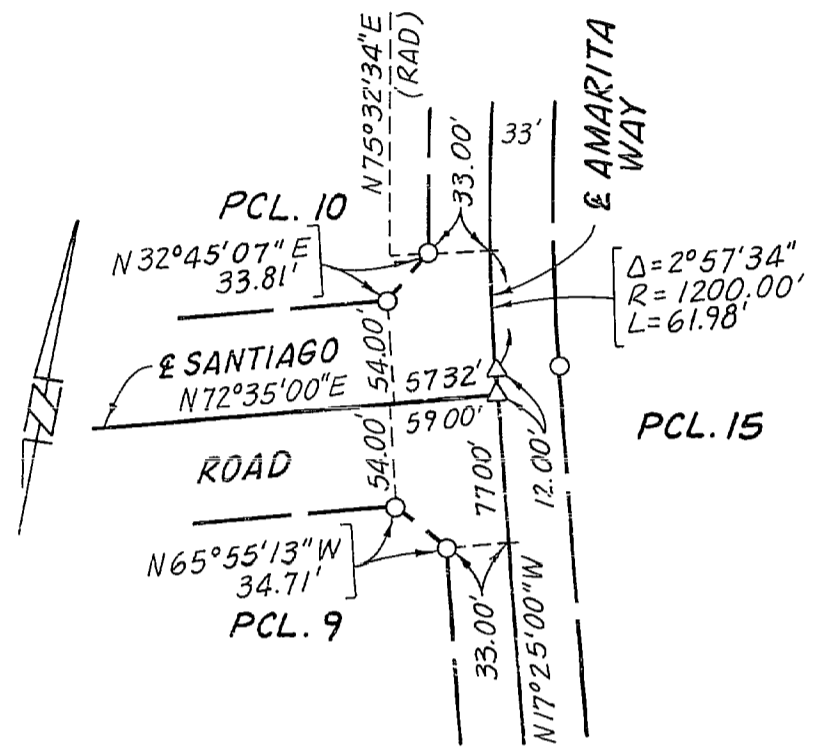
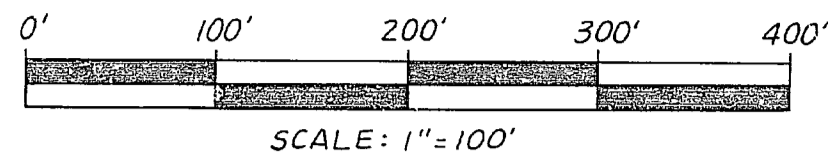
# PARCEL MAP NO. 23432

SHEET 23 OF 24 SHEETS

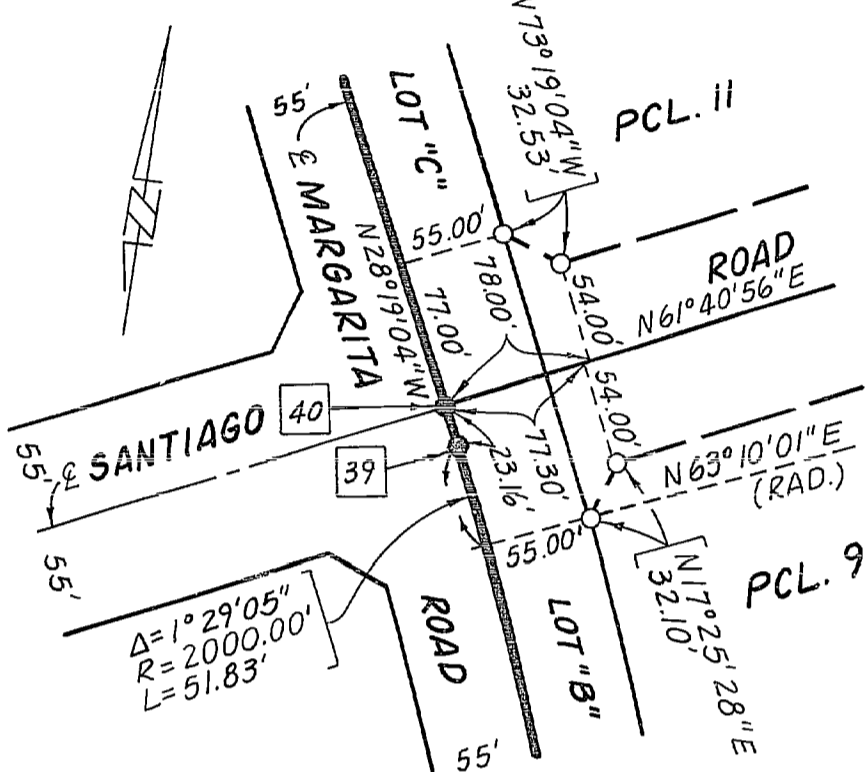
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APRIL, 1989

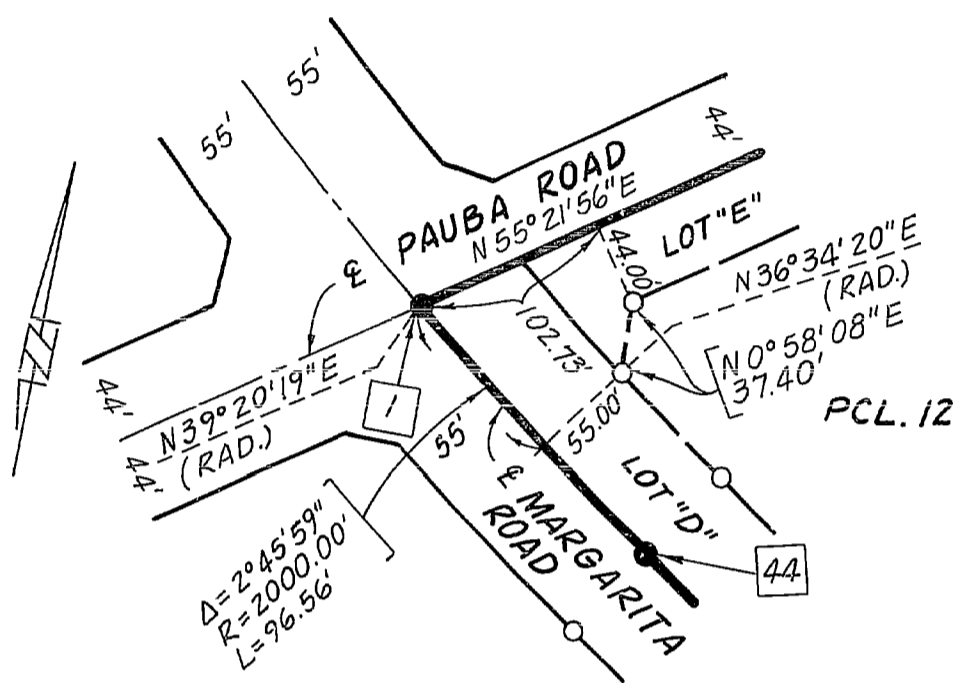
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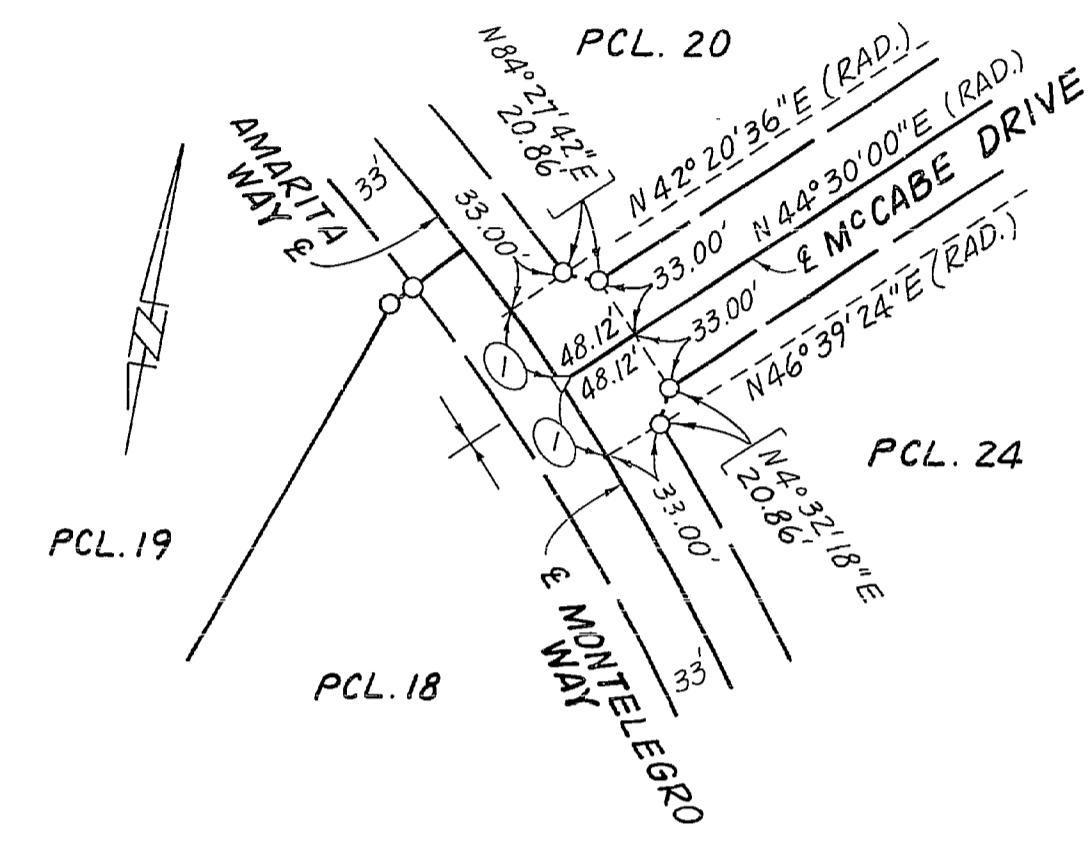
**DETAIL "I"**  
SEE SHEETS 8 & 9



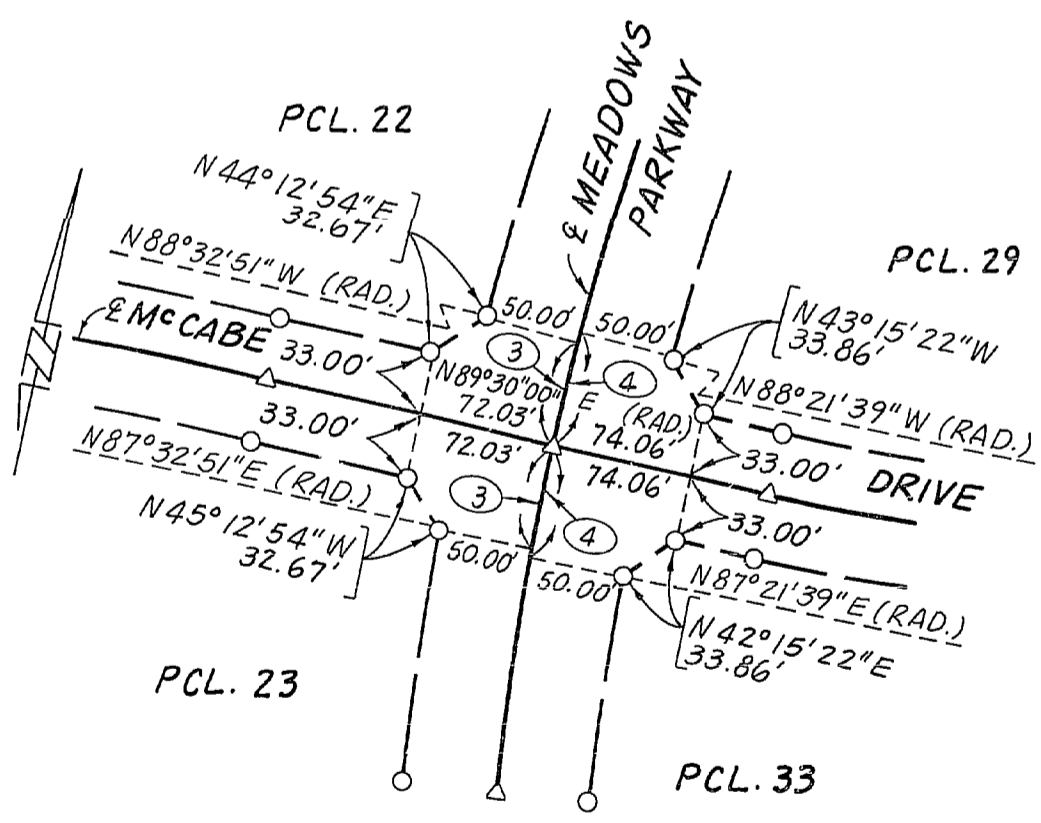
**DETAIL "J"**  
SEE SHEETS 8 & 9



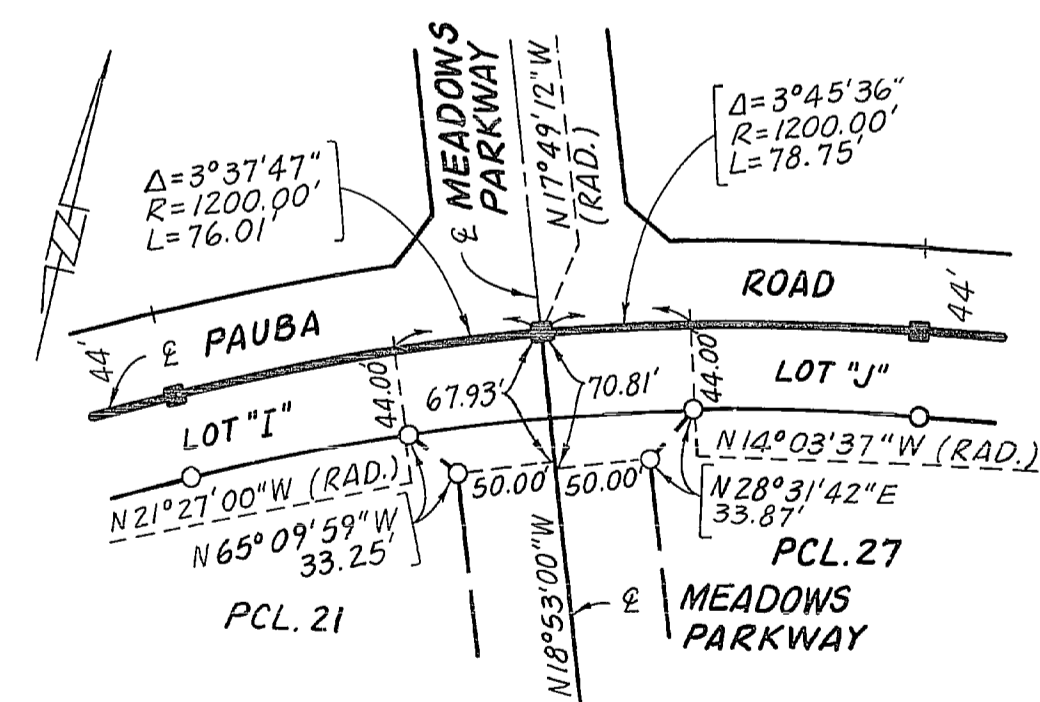
**DETAIL "K"**  
SEE SHEET 9



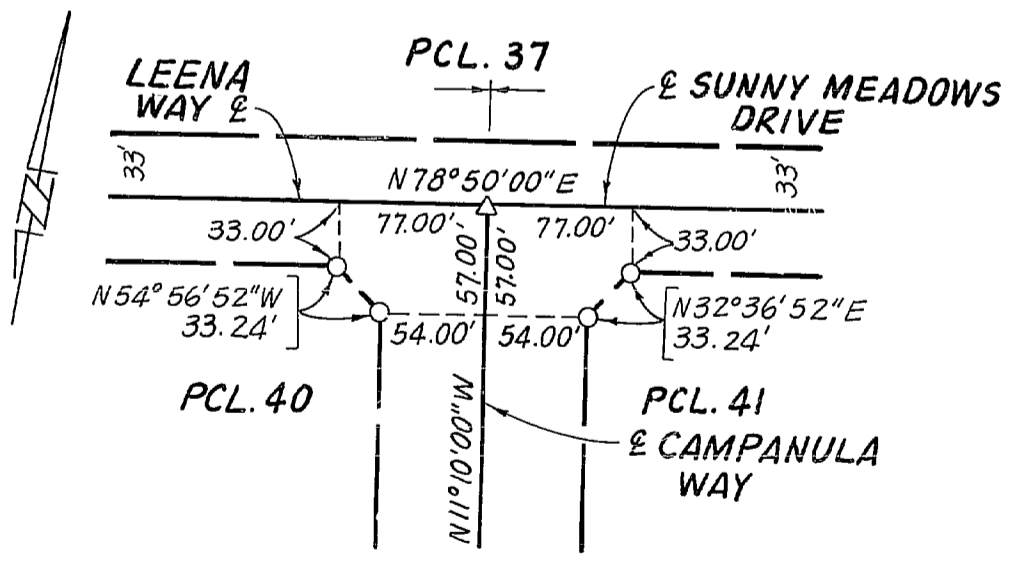
**DETAIL "L"**  
SEE SHEETS 10, 11 & 12  
**TABLE OF COURSES - DETAIL "L"**  
① Δ=2°09'24" R=1200.00' L=45.17'



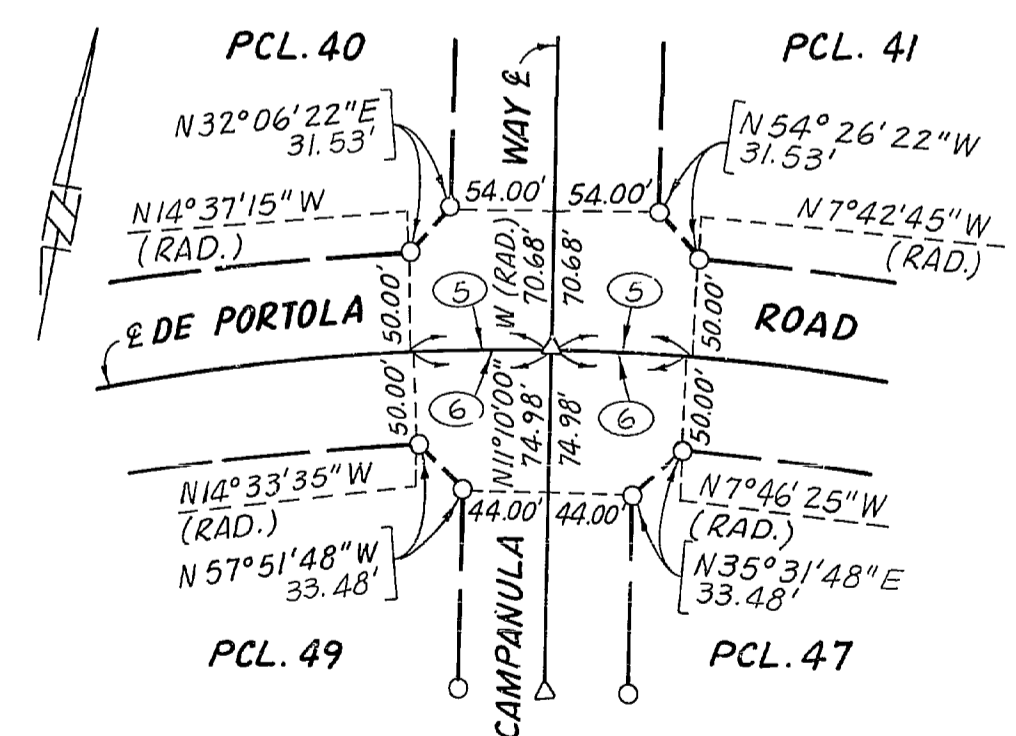
**DETAIL "M"**  
SEE SHEETS 10, 12, 20 & 21  
**TABLE OF COURSES - DETAIL "M"**  
③ Δ=1°57'09" R=1600.00' L=54.52'  
④ Δ=2°08'21" R=1600.00' L=59.74'



**DETAIL "N"**  
SEE SHEETS 10 & 21



**DETAIL "O"**  
SEE SHEETS 14, 17 & 18



**DETAIL "P"**  
SEE SHEETS 14, 15, 16 & 17  
**TABLE OF COURSES - DETAIL "P"**  
⑤ Δ=3°27'15" R=1205.00' L=72.65'  
⑥ Δ=3°23'35" R=1205.00' L=71.36'

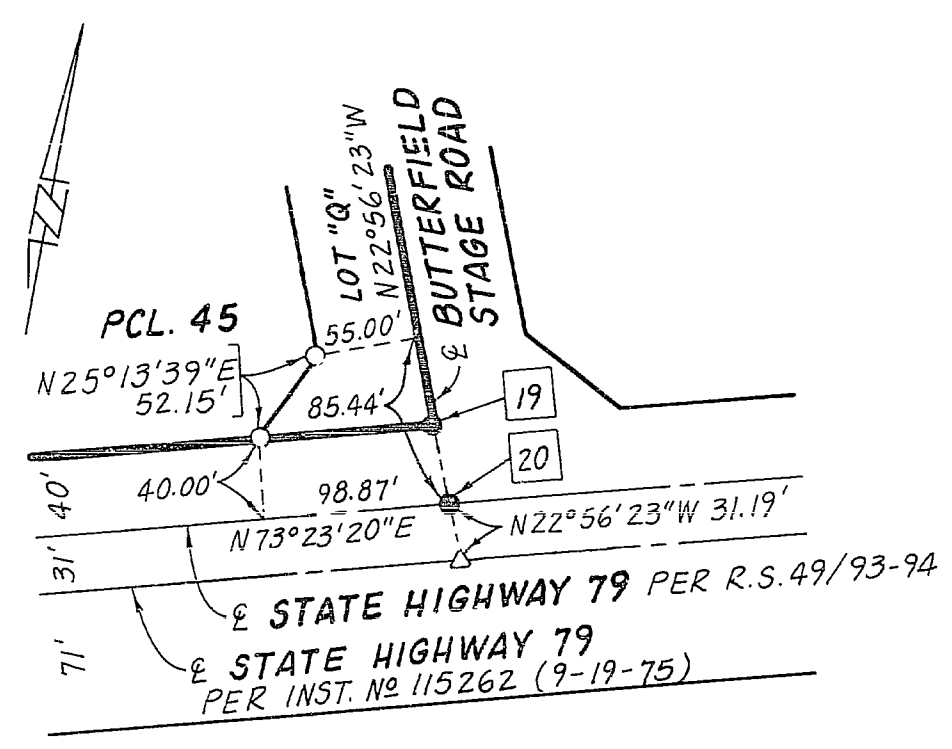
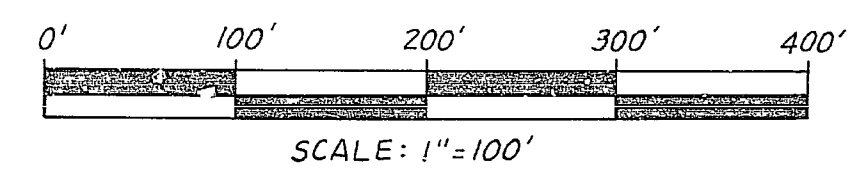
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA-

# PARCEL MAP NO. 23432

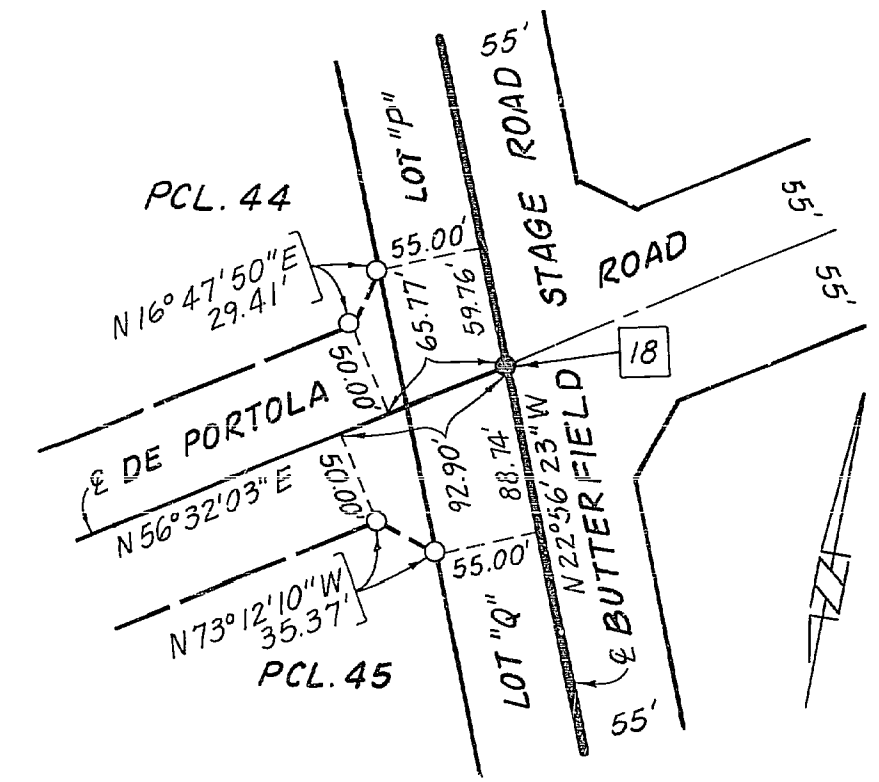
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APRIL, 1989

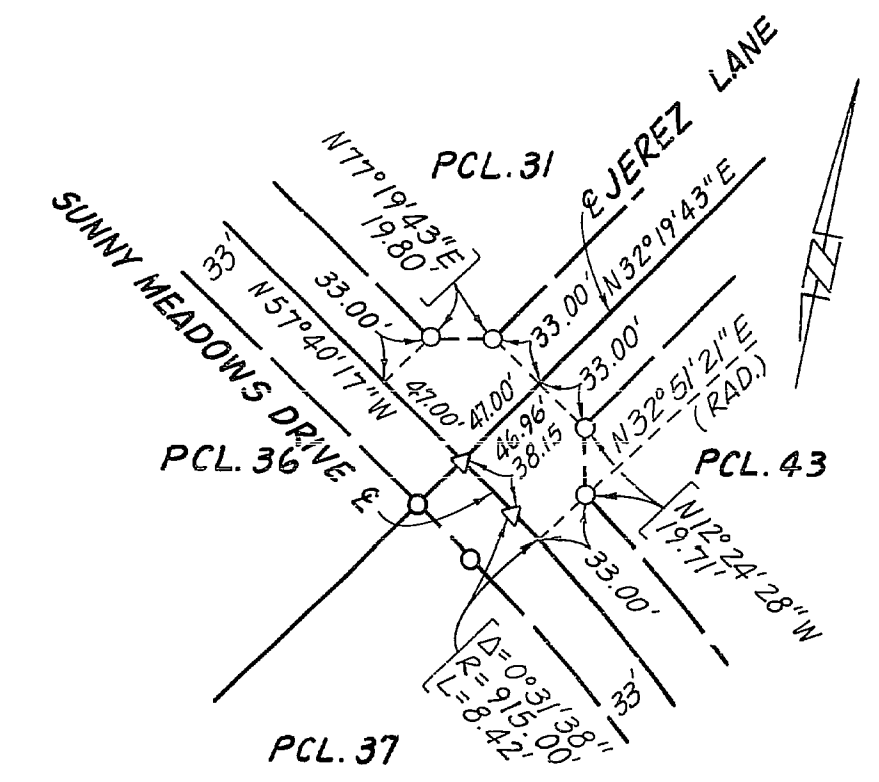
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



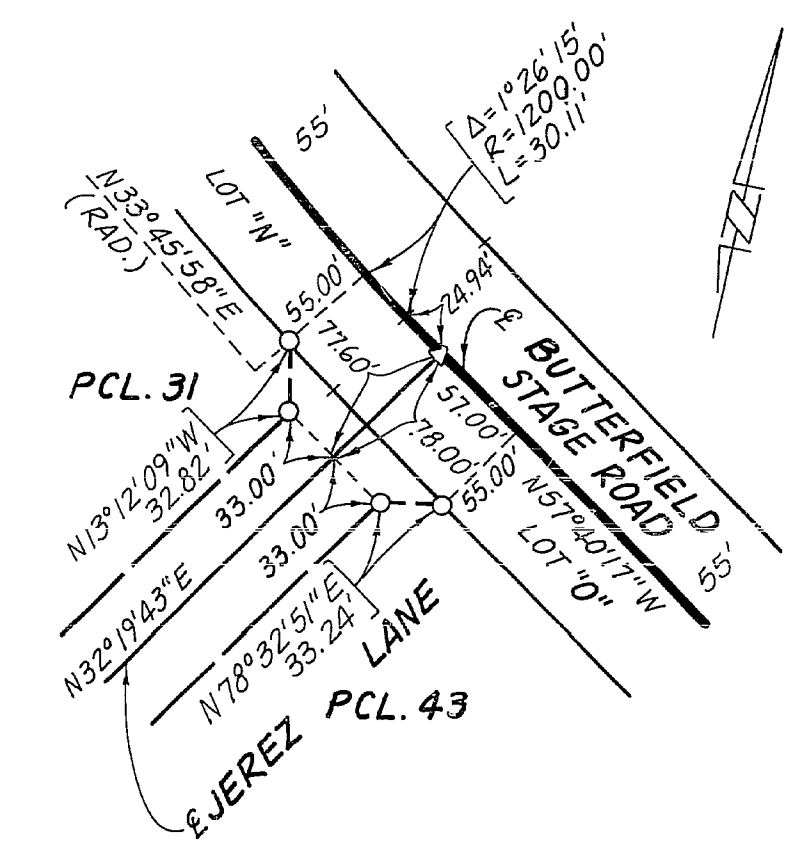
**DETAIL "Q"**  
SEE SHEET 16



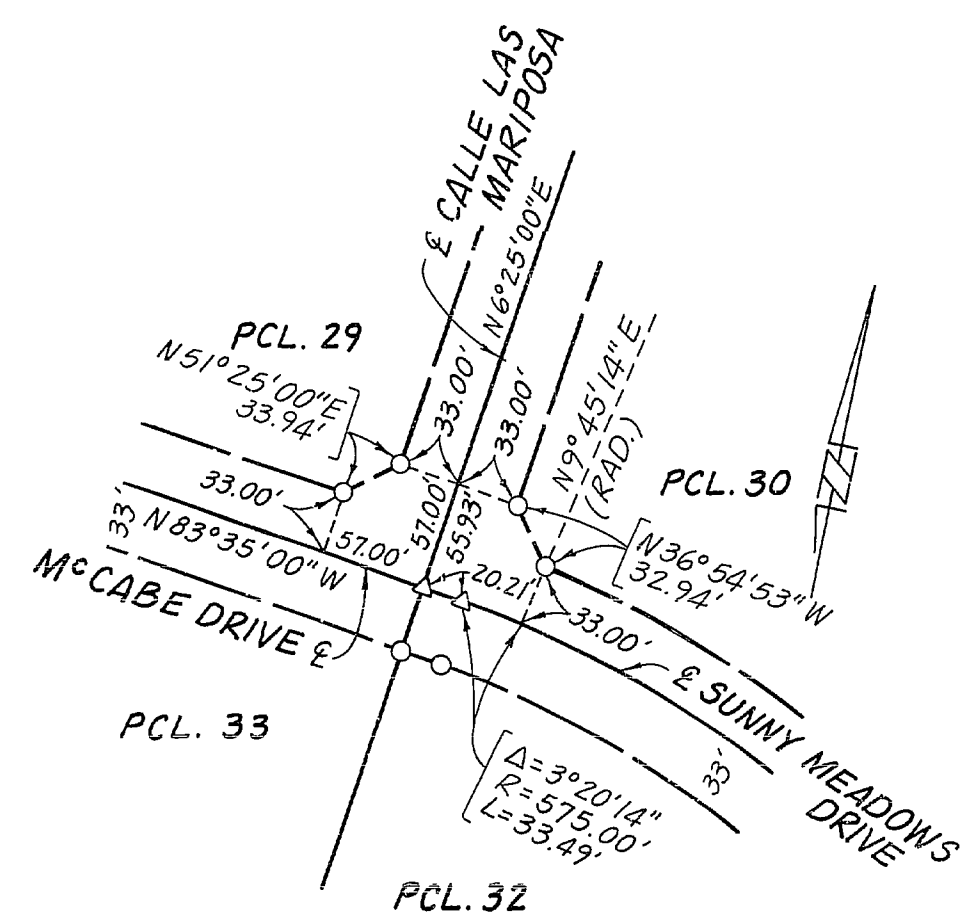
**DETAIL "R"**  
SEE SHEETS 16 & 17



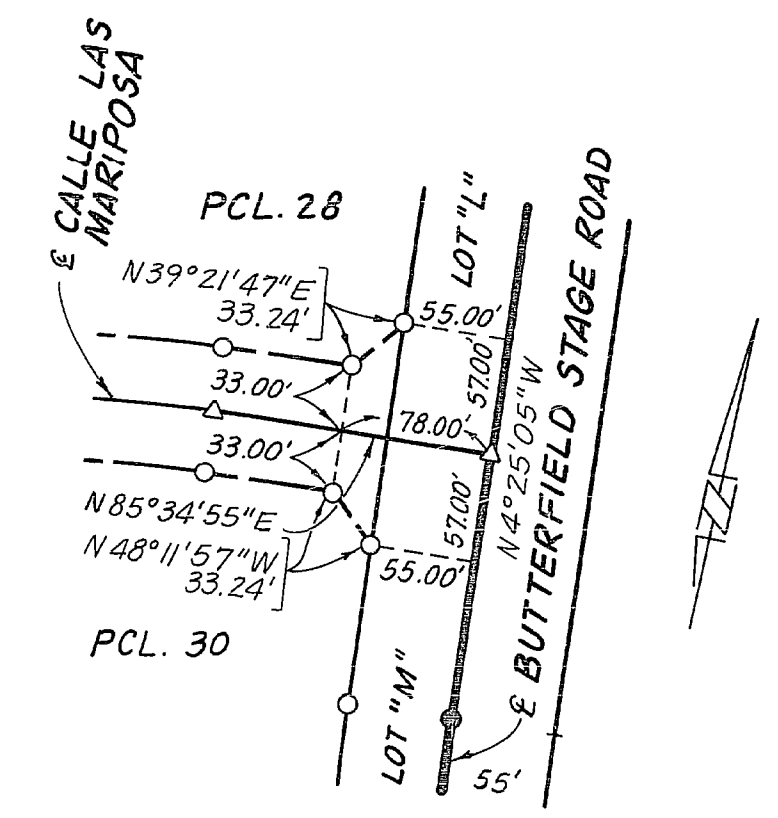
**DETAIL "S"**  
SEE SHEETS 18 & 19



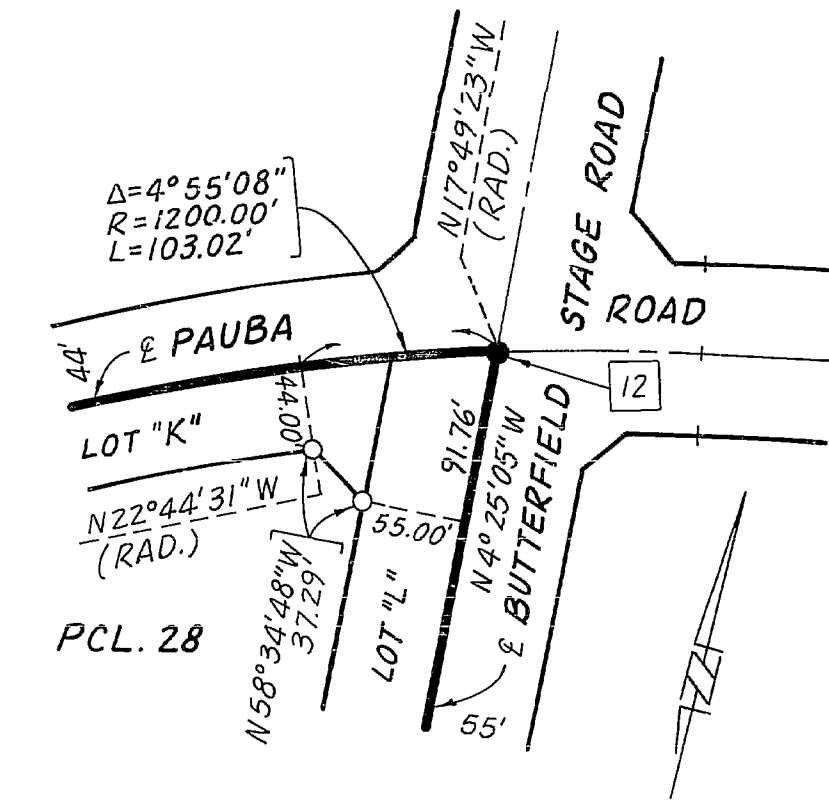
**DETAIL "T"**  
SEE SHEETS 18 & 19



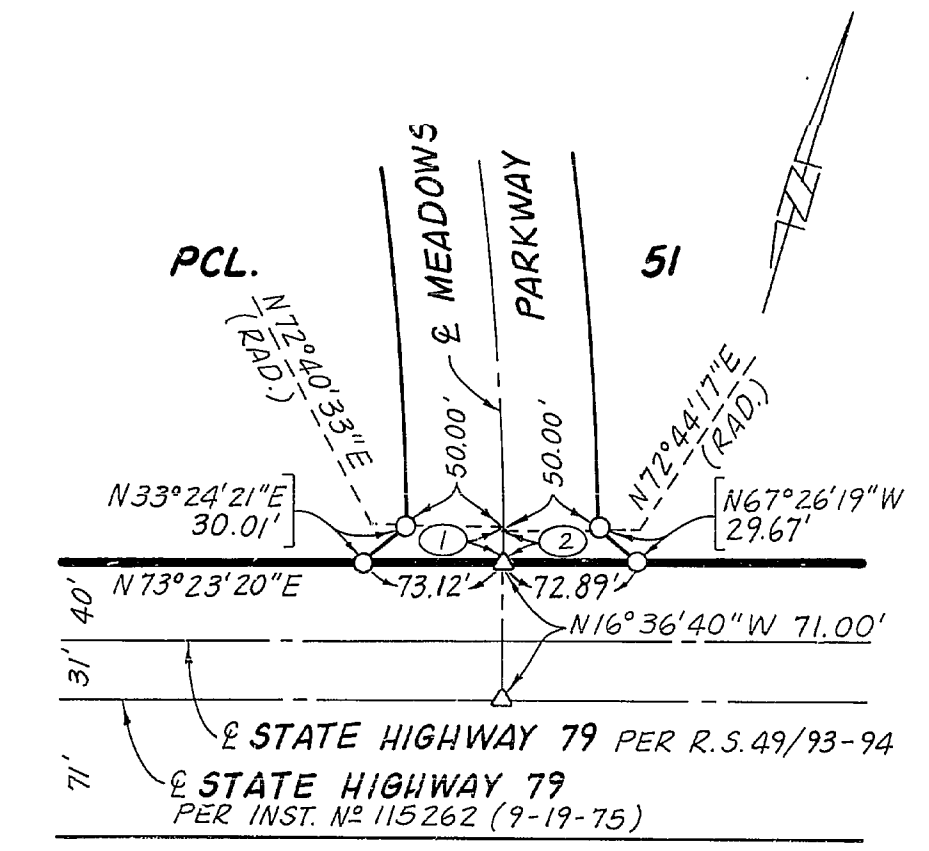
**DETAIL "U"**  
SEE SHEETS 20 & 21



**DETAIL "V"**  
SEE SHEETS 20 & 21



**DETAIL "W"**  
SEE SHEET 21



**DETAIL "Z"**  
SEE SHEETS 5 & 15  
**TABLE OF COURSES - DETAIL "Z"**

- ① Δ=0°42'47" R=1600.00' L=19.91'
- ② Δ=0°39'03" R=1600.00' L=18.17'