

DATED 5-9-94

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MWD

METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA
EXECUTIVE SECRETARY

MAY 10 1994

Loren E. Duff
EXECUTIVE SECRETARY

8-14

April 21, 1994

To: Board of Directors (Land Committee--Action)
(Legal and Claims Committee--Action)

From: General Manager

Subject: Resolution of Necessity Directing the General Counsel to
Condemn Property Required for the Domenigoni Valley Reservoir
Project in Riverside County, California, identified by
Riverside County Assessor's Parcel Numbers, MWD Right-of-Way
Parcel Numbers and Owners' Names, on the Attachment hereto.

Report

The Metropolitan Water District will require the real property or interests in real property described in Exhibits A and B, attached hereto, located in Domenigoni Valley, Riverside County, California, for portions of the Domenigoni Valley Reservoir Project. A list of Assessor's Parcel Numbers, MWD Right-of-Way Numbers, and Owners' Names is set forth in the Parcel List attached hereto. The location of each property is shown on the attached drawings designated as Exhibit B. Offers to purchase the property as required by California Government Code section 7262.2 were made.

A hearing for resolution of necessity is scheduled to be held by the Land Committee regarding these properties at its meeting on May 9, 1994. If the Land Committee recommends that the resolution of necessity be adopted, the matter will be presented to the Legal and Claims Committee and to the Board at its meeting on May 10, 1994.

On April 21, 1994, notices of intention to adopt a resolution of necessity and of an opportunity to appear and be heard before the Land Committee on May 9, 1994, as to the necessity for the Project and the taking of the property were served on the owners of the properties identified in Exhibits A and B. Under the law, we must have received a written request for a hearing within 15 days after the notice was served in order for a hearing to be required. A quorum of the Committee is required for such a hearing. Following the hearing a written summary of the hearing and a written recommendation by the Land Committee as to whether the Board

should adopt a resolution will be provided to the Board and to each person who received notice and appeared before the Committee.

Transmitted herewith is the form of resolution declaring the necessity of the Project and for the acquisition of the property described in Exhibits A and B, attached hereto, and directing the General Counsel to commence condemnation proceedings in Riverside County to acquire the property.

On October 8, 1991, your Board and its Advisory Committees acting on this matter certified that the Final Environmental Impact Report for the Eastside Reservoir Project, herein referred to as the Domenigoni Valley Reservoir Project, had been completed in compliance with the California Environmental Quality Act (CEQA) and the State Guidelines, and that it had reviewed and considered the information contained in that document. On February 8, 1994, your Board adopted a final Supplemental Environmental Impact Report and determined that the alignment of the Eastside Pipeline will not have a significant impact on the environment. Your action on the subject resolution is therefore in compliance with CEQA. No further environmental documentation or review is necessary for your Board to act on this request.

Board Committee Assignments

This letter is referred for action to:

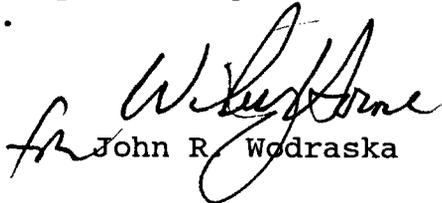
The Land Committee because of its authority (1) to advise, study, and make recommendations with regard to the initiation of condemnation proceedings under Administrative Code section 2451(g); and (2) to hold the hearing and make the recommendation required by Code of Civil Procedure section 1245.135(c) concerning adoption by the Board of a resolution of necessity to acquire property under Administrative Code section 8225; and

The Legal and Claims Committee because of its authority to advise, study, and make recommendations with regard to litigation brought by the District under Administrative Code section 2461(a).

Recommendation

LAND AND LEGAL AND CLAIMS COMMITTEES FOR ACTION.

It is recommended that the Board of Directors, by a two thirds vote, adopt the attached resolution declaring the necessity for the project and for the property described in Exhibits A and B, attached thereto, and directing the General Counsel to commence condemnation proceedings in Riverside County to acquire the property.


for John R. Wodraska

JV:ks
KARSCH\JVBOARD\RESNLT18
Attm.

A T T A C H M E N T

<u>ASSESSOR'S PARCEL NO.</u>	<u>MWD PARCEL NO.</u>	<u>OWNER'S NAMES</u>
465-030-007	144-3-4 144-3-4TEA1	Tung Pei Chen, Hsieh Tsu Chen, Mao-Nan Lin, Wang Li-Kuel Kuo, Raymond C.T. Ho and Li Hui Ho, Norman C. Hung and Sue H. Hung, Daniel M. Cho and Amy H. Cho
465-130-004	144-2-2 144-2-2TEA1	Leo Chen, Pu-Tao Chen Lee, Hsin Hung Chen, Chi Wen Chen, Shioh Hui Chen
465-100-028	144-2-020PEA1	William A. and Kimberly A. Hurst
431-200-013 014, and 015	144-5-2 144-5-2TEA1	Harold and Mary Nadine Jongsma
465-020-031 465-030-020	144-3-10TEA1	Charles E. Lester Ira Garson Realty Co. Profit Sharing Plan, Desert Bermuda Development Co., Dunray Land Co., Inc., Fred E. and Grace M. Cimino, E.W. and Elden Bainbridge, Valeria A. Bolton
465-130-007	144-2-4	Terry L. and Linda A. Raskey, Homer L. Trueblood, Karr V. and Grace M. Johnson, Garry K. Johnson
431-140-006	144-5-4 144-5-4TEA1	Johnnie Cornelius and Nell Marie Vanderham

STATEMENT OF GARY M. SNYDER IN SUPPORT OF
RESOLUTION OF NECESSITY (DOMENIGONI VALLEY RESERVOIR PROJECT)

I, GARY M. SNYDER, declare:

1. I am chief engineer of The Metropolitan Water District of Southern California.

2. In order for Metropolitan to insure reliable delivery of water to its member public agencies for service to the public, it is necessary to construct, operate and maintain a water reservoir in Domenigoni Valley, Riverside County, California. Construction of the reservoir requires construction of the Eastside Pipeline and Secondary Inlet Pipeline which will transport water to the reservoir.

3. The acquisition of the interests in the properties described in the proposed resolution of necessity is necessary for the construction, operation and maintenance of the Eastside Pipeline and Secondary Inlet Pipeline. The properties are located within Metropolitan's boundaries.

4. Metropolitan will require entry upon the properties in order to be able to commence construction of the project.

5. So that it may be assured that Metropolitan will have possession and may proceed with the work, it is necessary that the resolution be adopted in order that an action or actions may be commenced to condemn the properties described in the proposed resolution of necessity, and a court order or orders obtained authorizing Metropolitan to take possession of the properties.

Executed in Los Angeles, on April 26, 1994.


Gary M. Snyder

RESOLUTION NO. 8442A RESOLUTION OF THE BOARD OF DIRECTORS OF
THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA
DIRECTING THE CONDEMNATION OF CERTAIN PROPERTIES SITUATED
IN RIVERSIDE COUNTY (DOMENIGONI VALLEY RESERVOIR PROJECT)

BE IT RESOLVED, by the Board of Directors of The Metropolitan Water District of Southern California (District):

Section 1. The District's Board finds and determines that the public interest and necessity require, for public use, the construction, operation, and maintenance of a reservoir for the storage and transportation of water, and for the construction of the Eastside Pipeline and Secondary Inlet Pipeline in connection with the reservoir, in the County of Riverside, California, and that certain properties situated in the County of Riverside are necessary therefor.

Section 2. The properties to be acquired for the public use set forth in Section 1 hereof consist of the interests in the parcels of land described in Exhibit A attached hereto and incorporated herein by reference. The properties are located within the District's boundaries at the locations shown on Exhibit B attached hereto and incorporated herein by reference. The District's Board finds and determines that the properties are necessary for the proposed project.

Section 3. The District's Board of Directors hereby declares its intention to acquire the properties by proceedings in eminent domain as authorized by the Metropolitan Water District Act (Stats. 1969, Ch. 209, as amended).

Section 4. The proposed project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury.

Section 5. The offer required by section 7267.2 of the California Government Code has been made to the owners of record of the properties.

Section 6. The District's General Counsel is hereby directed to commence proceedings in the Superior Court of California, County of Riverside, for the purpose of condemning and acquiring the properties and to take such steps as may be necessary to secure an order of court permitting the District to take possession of the properties for the uses and purposes herein described. He is authorized to take such action and steps as he deems necessary in connection with such proceedings, including the amending of the complaint to reduce the extent of the property to be acquired so as to reduce the

compensation payable in the action where such change would not substantially impair the construction and operation of the said public works, and to incur expenses necessary and incidental to the action.

I HEREBY CERTIFY, that the foregoing resolution was adopted at the meeting of the Board of Directors of The Metropolitan Water District of Southern California held the 10th day of May, 1994, by vote of two-thirds of all its members, and I further certify that the foregoing is a full, true and correct copy of the resolution.

Executive Secretary
The Metropolitan Water District
of Southern California

EXHIBIT A

(1) Fee simple interest in the properties described herein as Parcels 144-3-4, 144-2-2, 144-5-2, 144-2-4 and 144-5-4.

(2) Temporary construction easement commencing on the effective date of an order for possession and terminating on June 30, 1999, in the properties described herein as Parcels 144-3-4TEA1, 144-2-2TEA1, 144-5-2TEA1, 144-3-10TEA1, and 144-5-4TEA1, for the purpose of constructing a water pipeline and related facilities on land other than such parcels, and reserving to the owners the right of reasonable access over and across the easement area. The easement area shall be returned to its pre-existing condition upon completion of the construction work.

(3) A Permanent Easement in the property described herein as Parcel 144-2-020PEA1 to construct, reconstruct, maintain, operate, enlarge, remove, and replace a line or lines of pipe at any time and from time to time, for water transportation, with every appendage or structure necessary or convenient to be installed at any time in connection therewith. Use of the surface of said property by the Owner thereof shall be subject to the following conditions:

(a) At no point on said Easement area shall there be any fill greater than five feet in depth permitted over the surface of the ground as it presently exists;

(b) The ground surface within the Easement area shall not be lowered by grading or otherwise in such manner as to reduce the depth of the surface of the ground greater than four feet below the surface as it presently exists;

(c) Except for existing structures, which shall not be expanded, and paving for parking or roadway purposes, no building or other structure shall be constructed or maintained upon any portion of the Easement area, ;

(d) Access over and across this Easement shall be permitted to Owner at all times, including during any construction or maintenance activities on the pipeline.

(e) Deep-rooted trees are prohibited within this Easement. Shallow-rooted trees will not be permitted within 15 feet of the centerline of the pipeline, and such trees shall not be taller than 25 feet with a root spread no greater than 20 feet in diameter at maturity. Shrubs, bushes, vines, ground cover, and turf are permitted.

EXHIBIT A

144-3-4

Tung Pei Chen, et al

A strip of land, 65 feet wide, in the east half of the southeast quarter of the southwest quarter of Section 13, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, the southeasterly line of said strip of land 65 feet wide, being parallel with and distant southeasterly 65 feet, as measured at right angles, from the southeasterly line of that certain parcel conveyed to The Metropolitan Water District of Southern California by Grant Deed recorded August 25, 1960, in Book 2755, page 518, of Official Records in the office of the County Recorder of Riverside County.

The sidelines of said strip of land shall be prolonged or shortened so as to terminate northerly and southerly on the north and west lines, respectively, of said east half of the southeast quarter of the southwest quarter of said Section 13.

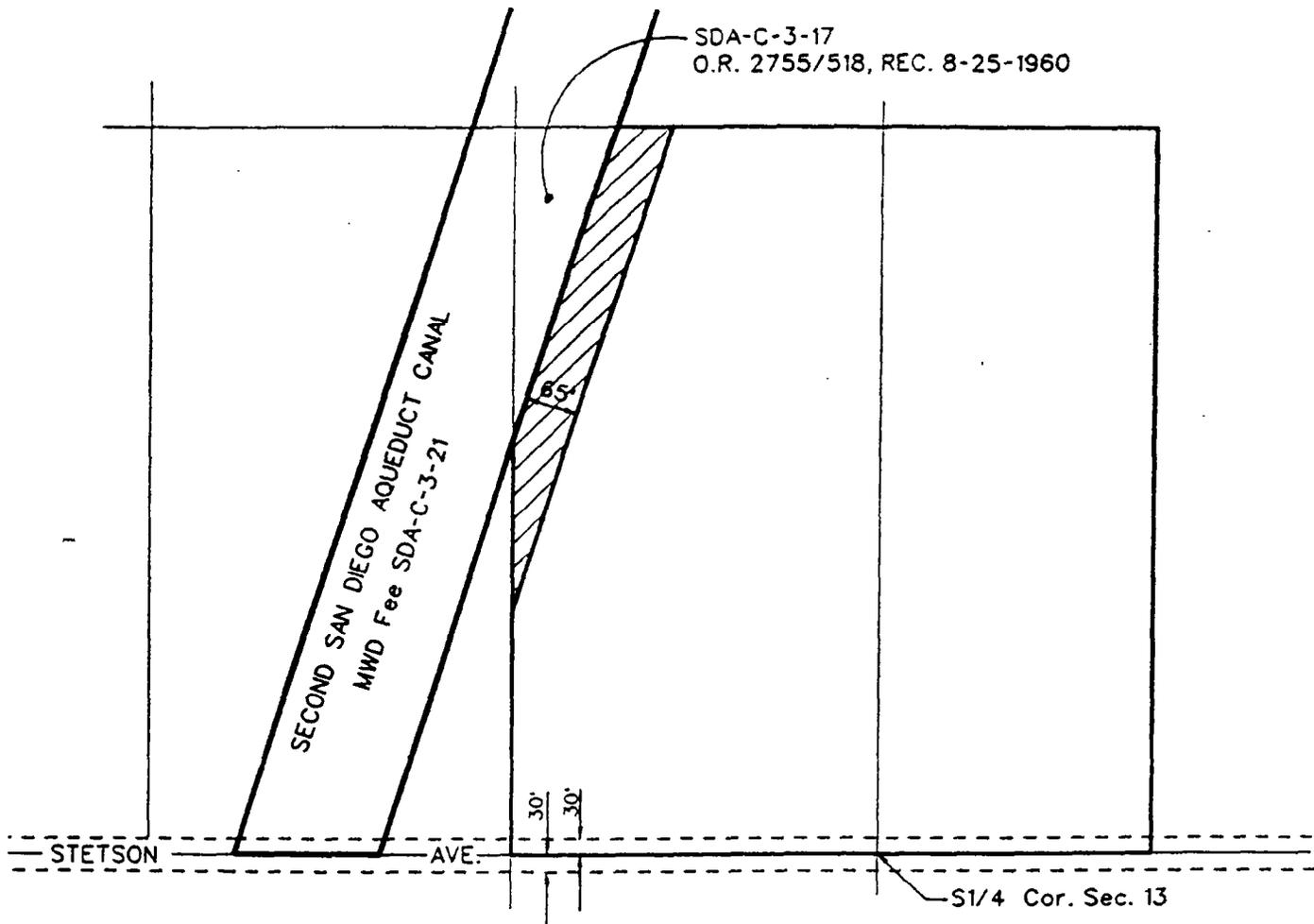
Containing 0.916 acres, more or less.

R.B./EP-3-4



EXHIBIT B

A PORTION OF THE E1/2, SE1/4, SW1/4 SEC. 13, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

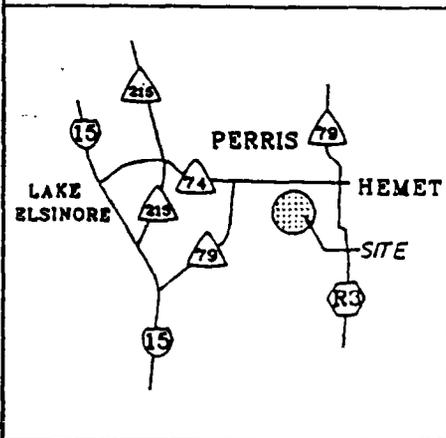


LEGEND



GRANT DEED
144-3-4
(0.916 ac. TOTAL)

VICINITY MAP
NOT TO SCALE



NOT TO SCALE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
GRANT DEED
TUNG PEI CHEN et al
TO
MWD
PARCEL 144-3-4

EXHIBIT A

144-3-4TEA1
Tung Pei Chen, et al

A strip of land, 85 feet wide, in the east half of the southeast quarter of the southwest quarter of Section 13, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, the southeasterly line of said strip of land 85 feet wide, being parallel with and distant southeasterly 150 feet, as measured at right angles, from the southeasterly line of that certain parcel conveyed to The Metropolitan Water District of Southern California by Grant Deed recorded August 25, 1960, in Book 2755, page 518, of Official Records in the office of the County Recorder of Riverside County.

The sidelines of said strip of land shall be prolonged or shortened so as to terminate northerly and southerly on the north and west lines, respectively, of said east half of the southeast quarter of the southwest quarter of said Section 13.

Containing 1.706 acres, more or less.

R.B./EP-3-4T

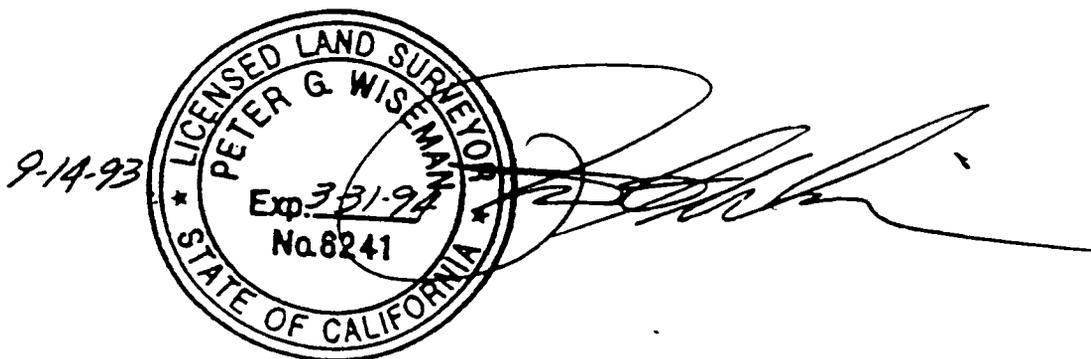
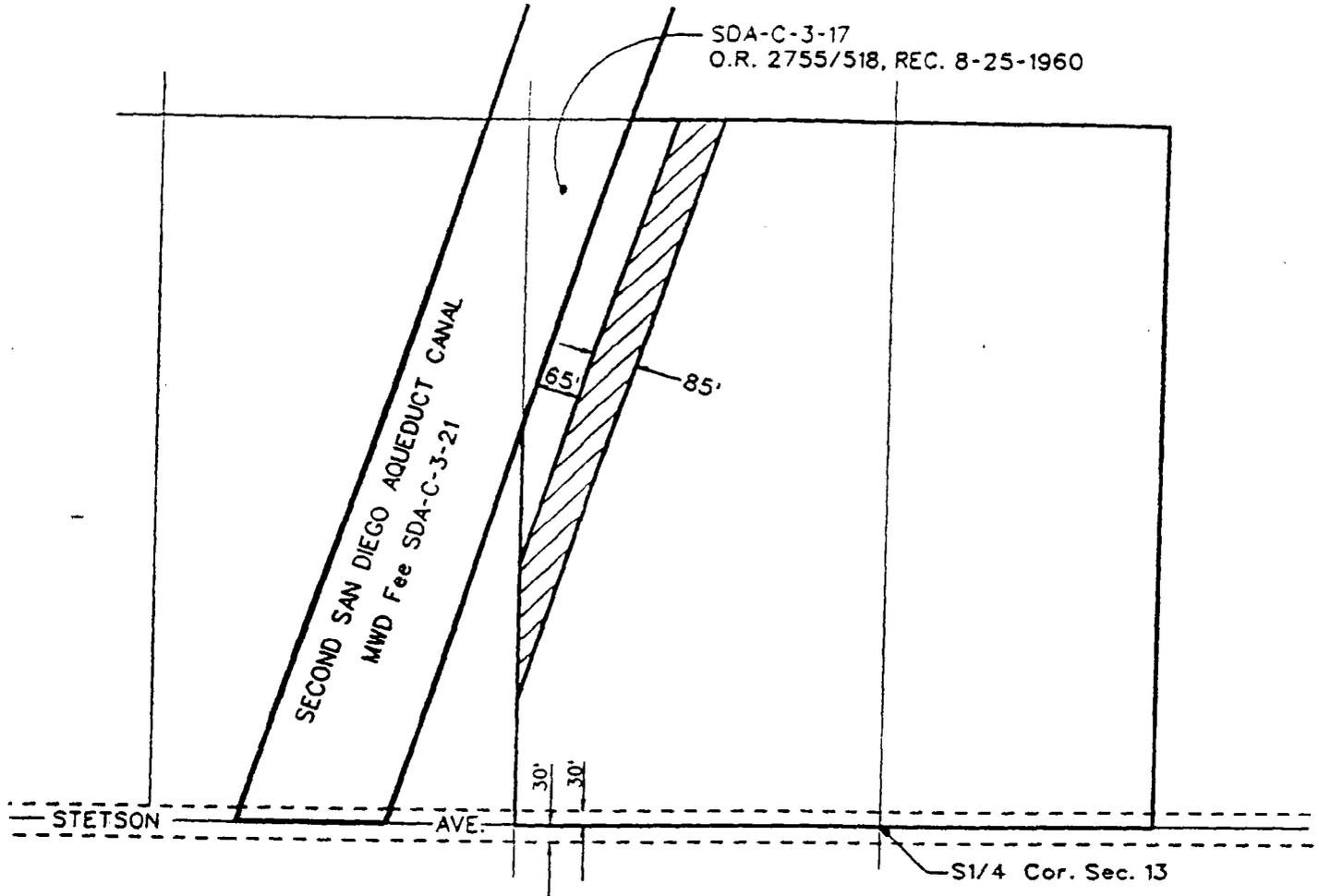


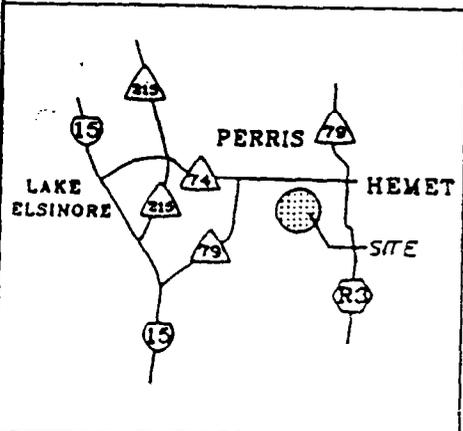
EXHIBIT B
A PORTION OF THE E1/2, SE1/4, SW1/4 SEC. 13, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND

 TEMPORARY EASEMENT
144-3-4TEA1
(1,706 sq. TOTAL)

VICINITY MAP
NOT TO SCALE



THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
TEMPORARY EASEMENT
TUNG PEI CHEN et al
TO
MWD
PARCEL 144-3-4TEA1

EXHIBIT A

144-2-2
Leo Chen, et al

The westerly 55 feet of Lot B of Parcel Map 11761, in the County of Riverside, State of California, as per map filed in Book 56, Pages 78 and 79, of Parcel Maps, in the office of the County Recorder of said County, said 55 feet being measured at right angles, to the westerly line of said Lot B.

Containing 1.608 acre, more or less.

R.B/EP-2-2

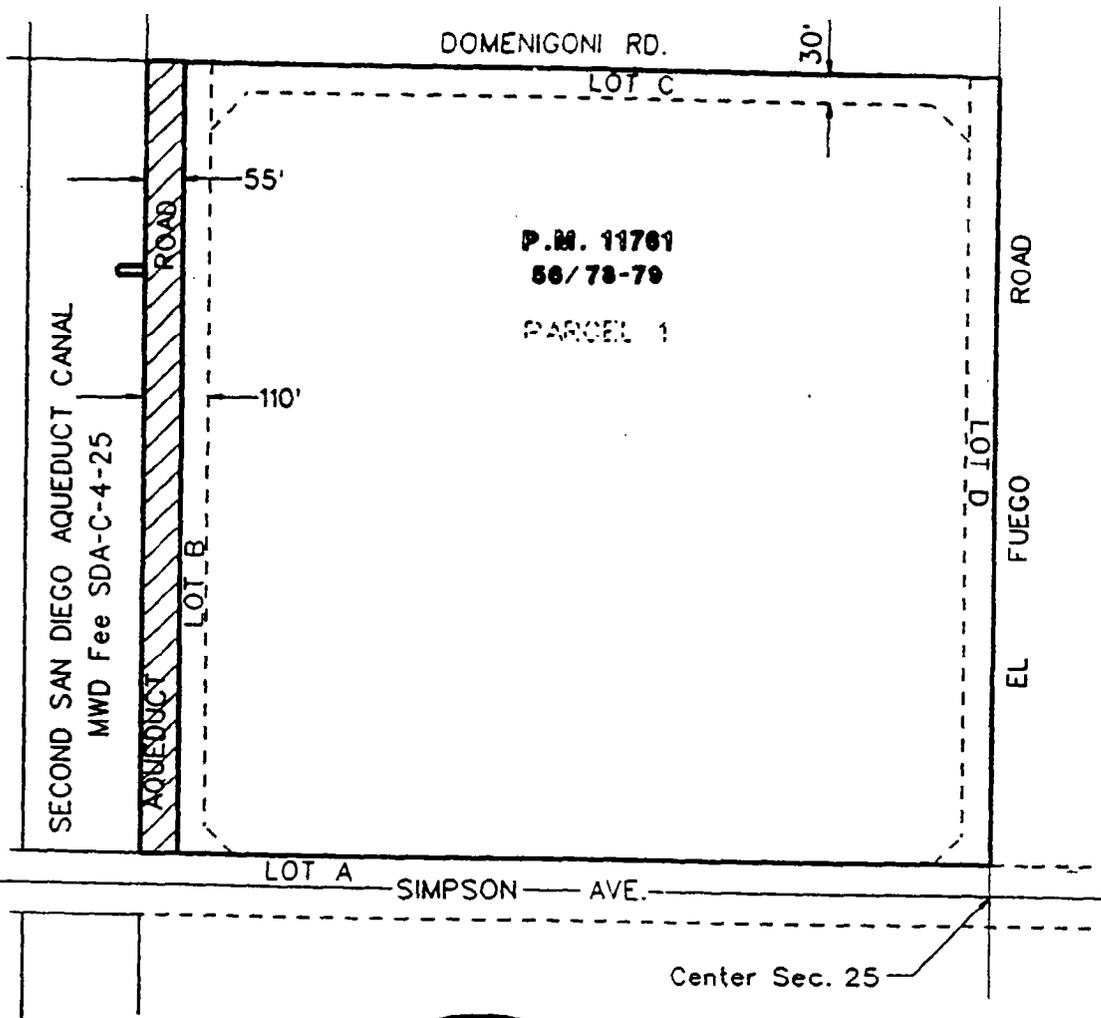
9-14-93



A handwritten signature in black ink, appearing to be "Peter G. Wiseman", written over the right side of the professional seal.

EXHIBIT B

SE1/4NW1/4 SEC. 25, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



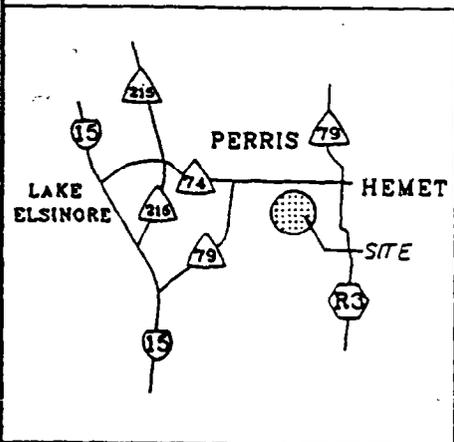
LEGEND

 GRANT DEED
144-2-2
(1.608 ac. TOTAL)

VICINITY MAP
NOT TO SCALE

9-14-93

LICENSED LAND SURVEYOR
PETER G. WISEMAN
Exp. 3-31-94
No. 6241
STATE OF CALIFORNIA



THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
GRANT DEED
LEO CHEN et al
TO
MWD
PARCEL 144-2-2

EXHIBIT A

144-2-2TEA1
Leo Chen, et al

A strip of land 95 feet wide, being a portion of Lot B, Lot C and Parcel 1, of Parcel Map 11761, in the County of Riverside, State of California, as per map filed in Book 56, Pages 78 and 79, of Parcel Maps, in the office of the County Recorder of said County, the easterly line of said 95 foot wide strip being parallel with and distant 150 feet easterly of, as measured at right angles, to the westerly line of said Lot B.

The sidelines of said strip of land, 95 feet wide, shall be prolonged or shortened so as to terminate northerly on the northerly line of said Lot B and Lot C respectively, and so as to terminate southerly on the southerly line of said Lot B and Parcel 1 respectively of said Parcel Map.

Containing 2.777 acre, more or less.

R.B/EP-2-2T

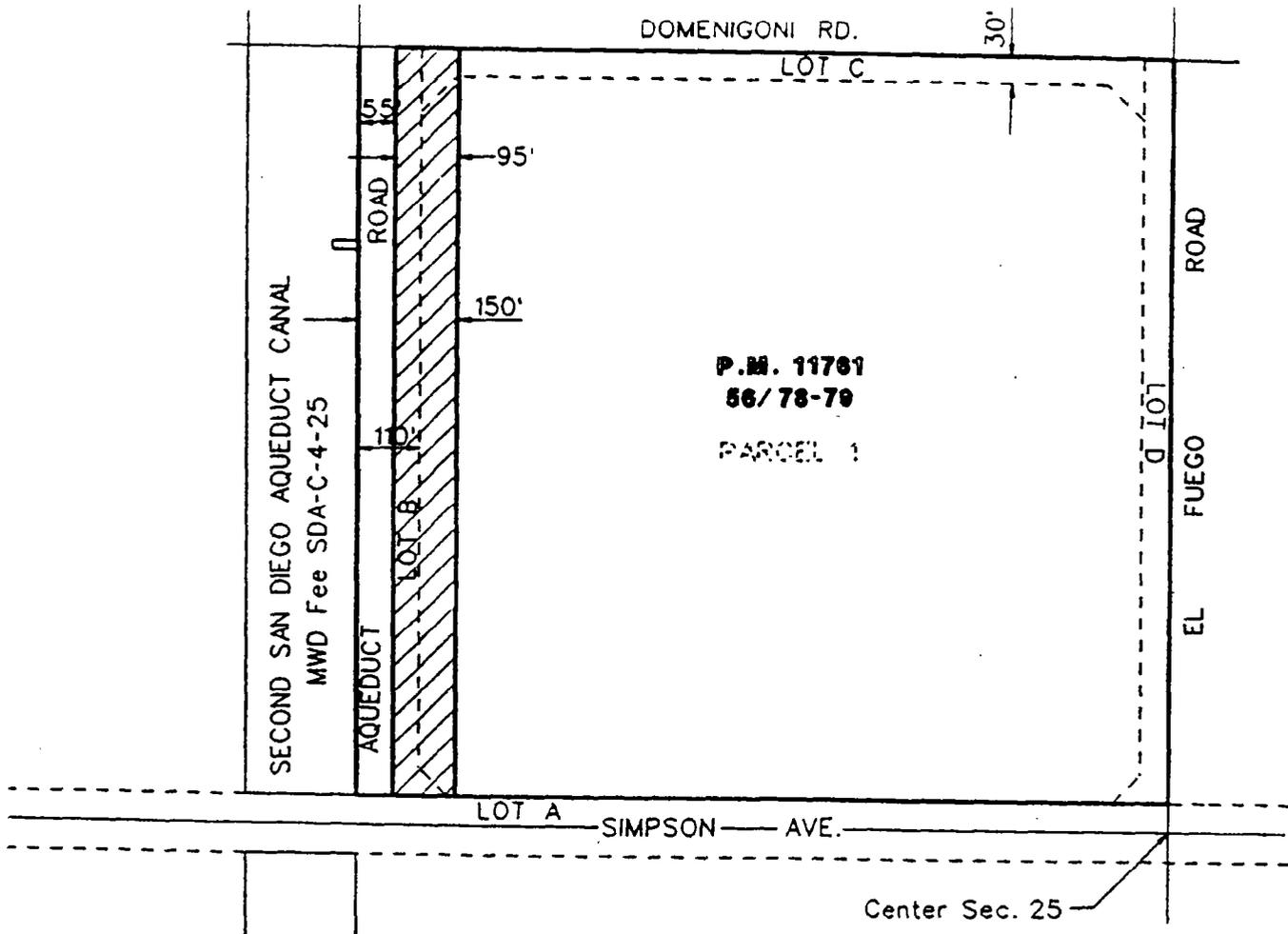
9-14-93



A handwritten signature in black ink, appearing to read "Peter G. Wiseman", written over the right side of the professional seal.

EXHIBIT B

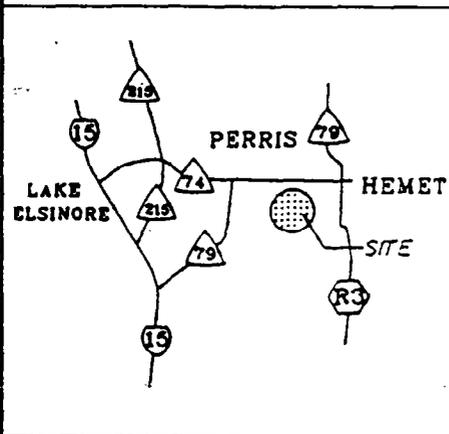
SE1/4NW1/4 SEC. 25, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND

 TEMPORARY EASEMENT
144-2-2TEA1
(2.777 ac. TOTAL)

VICINITY MAP
NOT TO SCALE



9-14-93



NOT TO SCALE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
TEMPORARY EASEMENT
LEO CHEN et al
TO
MWD
PARCEL 144-2-2TEA1

EXHIBIT A

144-2-20PEA1

William A. Hurst, et ux

A strip of land 25 feet wide in the west half of the northeast quarter of the northwest quarter of Section 24, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, the southeasterly line of said strip of land 25 feet wide, being parallel with and distant southeasterly 25 feet, as measured at right angles or radially, to the southeasterly line of that parcel of land conveyed to The Metropolitan Water District of Southern California by Grant Deed recorded March 7, 1960 as Instrument No. 20191, of Official Records of said County.

The sidelines of said strip of land 25 feet wide shall be prolonged or shortened so as to terminate northerly and southerly, on the north and south lines of said west half of the northeast quarter of the northwest quarter respectively.

Containing 0.784 acre, more or less

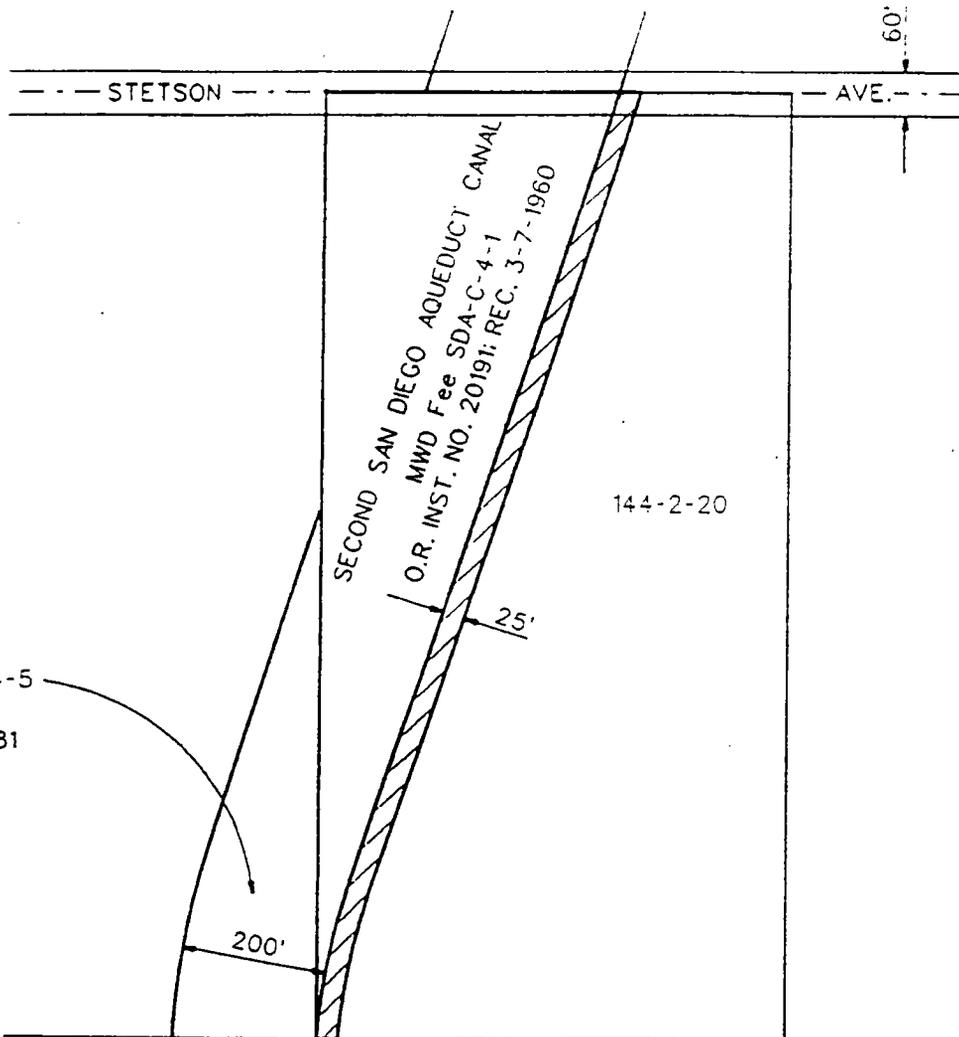
R.B./EP-2-20

1-24-94



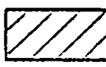
EXHIBIT B

W1/2 NE1/4 NW1/4 SEC. 24, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

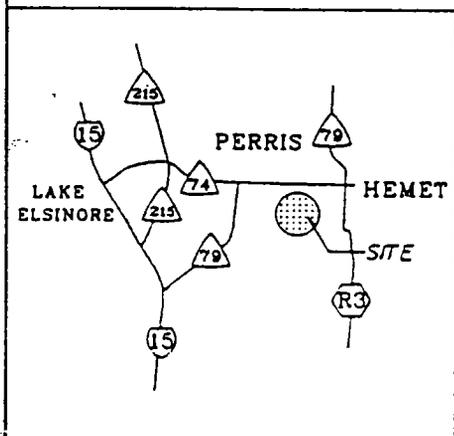


MWD Fee SDA-C-4-5
PARCEL 2
O.R. INST. NO. 74981
REC. 8-25-1960

LEGEND

 PERMANENT EASEMENT
144-2-20PEA1
(0.784 ac. TOTAL)

VICINITY MAP
NOT TO SCALE



1-24-94



NOT TO SCALE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
PERMANENT EASEMENT

WILLIAM A. HURST, et ux
TO
MWD

PARCEL 144-2-20PEA1

EXHIBIT A

144-5-2
Harold & Mary Nadine Jongsma,
Trustees

The westerly 55 feet, as measured at right angles, to the westerly line of Parcels 5, 6, 7, and Lot "H", of Parcel Map 12765, in the County of Riverside, State of California, as per map filed in Book 69, pages 63 and 64, of Parcel Maps, in the office of the County Recorder of said County.

The sidelines of said westerly 55 feet are to be shortened or lengthened so as to terminate on the north line of said Lot "H".

EXCEPTING therefrom, any portion lying within Lot "A".

Containing 3.284 acres, more or less.

R.B./EP-5-2



EXHIBIT A

144-5-2TEA1
 Harold & Mary Nadine Jongsma,
 Trustees

PARCEL A

The easterly 95 feet of the westerly 150 feet, as measured at right angles, to the westerly line of Parcels 5, 6, 7, and Lot "H", of Parcel Map 12765, in the County of Riverside, State of California, as per map filed in Book 69, pages 63 and 64, of Parcel Maps, in the office of the County Recorder of said County.

The sidelines of said easterly 95 feet are to be shortened or lengthened so as to terminate on the north line of said Lot "H".

EXCEPTING from said Parcel 7, the west 150 feet of the south 300 feet, as measured at right angles from the west line of said Parcel 7, and as measured at right angles from the north line of Lot "A", respectively, as shown on said Parcel Map.

PARCEL B

The west 255 feet of the south 300 feet of said Parcel 7, as measured at right angles, from the west line of said Parcel 7 and as measured at right angles, from the north line of said Lot "A" respectively.

EXCEPTING therefrom all that portion lying westerly of a line that is parallel with and distant 55 feet easterly of, as measured at right angles to, the westerly line of said Parcel 7.

Parcels A & B contain a combined total of
 6.402 acres, more or less.

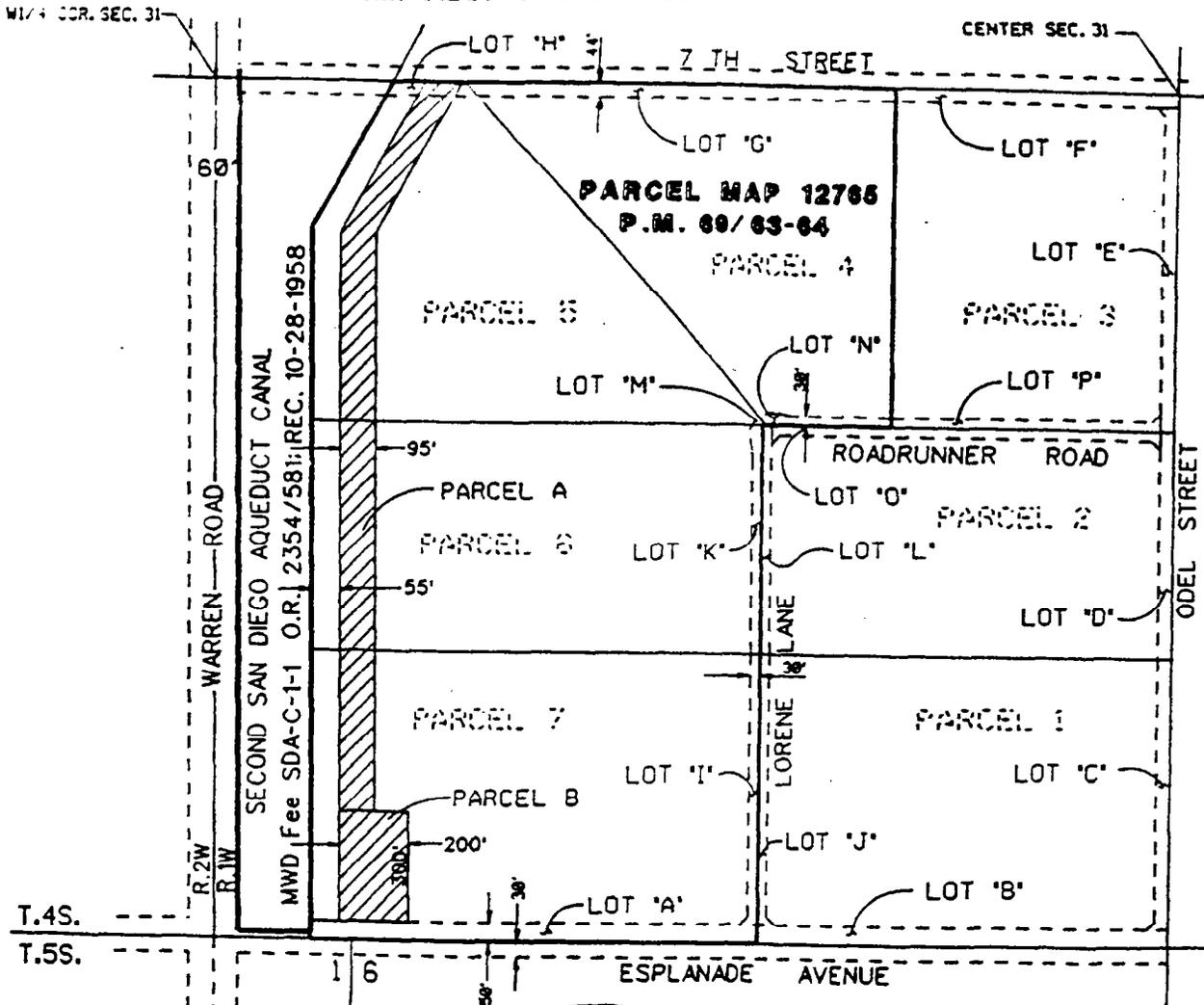
R.B./EP-5-2T

9-14-93



EXHIBIT B

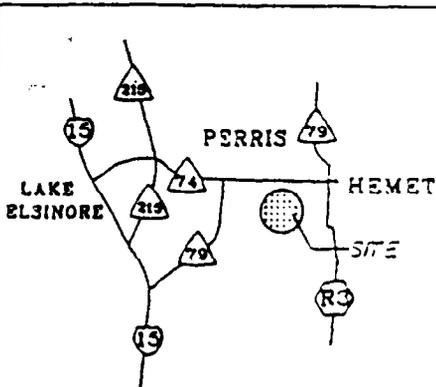
SW1/4 SEC. 31, T.4S. R.1W.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
PORTION OF LOT 182 OF THE LANDS
OF THE SAN JACINTO LAND ASSOCIATION
M.B. 8-387
SAN DIEGO COUNTY RECORDS



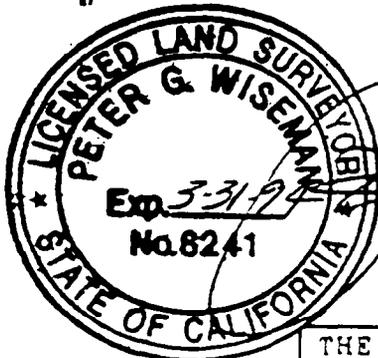
LEGEND

 TEMPORARY EASEMENT
144-5-2TEA1
(6,402 ac. TOTAL)

VICINITY MAP
NOT TO SCALE



9-14-93



THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
TEMPORARY EASEMENT
HAROLD & MARY NADINE JONGSMA,
TRUSTEES
TO
MWD

PARCEL 144-5-2TEA1

NOT TO SCALE

EXHIBIT A

144-3-10TEA1

Charles E. Lester, et al

A strip of land 35 feet wide in the east half of Section 13, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, bounded as follows:

The southeasterly line of said 35 foot wide strip being 35 feet southeasterly, as measured at right angles to the southeasterly line of that certain real property as conveyed to The City of Hemet by Grant Deed recorded December 20, 1988 as Instrument No. 372042, of Official Records of said County. The northerly and southerly lines of said 35 foot wide strip being bounded by the northerly and westerly lines of that certain real property as conveyed to Elden W. Bainbridge by Grant Deed recorded October 11, 1990 as Instrument No. 375539 of Official Records of said County.

Containing 1.143 acres, more or less

R.B./EP-3-10T

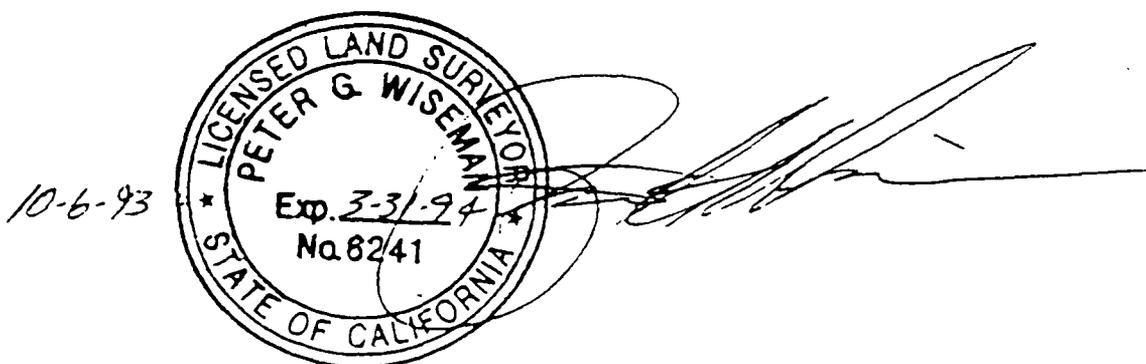


EXHIBIT B
E1/2 SEC. 13, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE STATE OF CALIFORNIA

12 1 7
13 18

/ /

EXHIBIT A

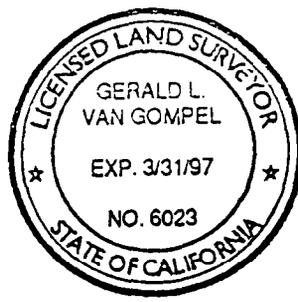
144-2-4
Terry L. Raskey, et al

A parcel of land, in the southwest quarter of the northwest quarter of Section 25, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, said parcel of land being more particularly described as follows:

Commencing at the northeast corner of said southwest quarter of the northwest quarter of Section 25; thence south, on the easterly line of the southwest quarter of the northwest quarter of said Section, 329.16 feet to the TRUE POINT OF BEGINNING; thence at right angles, westerly 40.00 feet; thence at right angles, southerly 15.00 feet; thence at right angles, easterly 40.00 feet to the easterly line of the southwest quarter of the northwest quarter of said Section; thence northerly on the easterly line of said southwest quarter of the northwest quarter of said Section, 15.00 feet to the True Point of Beginning.

Containing 0.014 acre, more or less.

R.B/EP-2-4



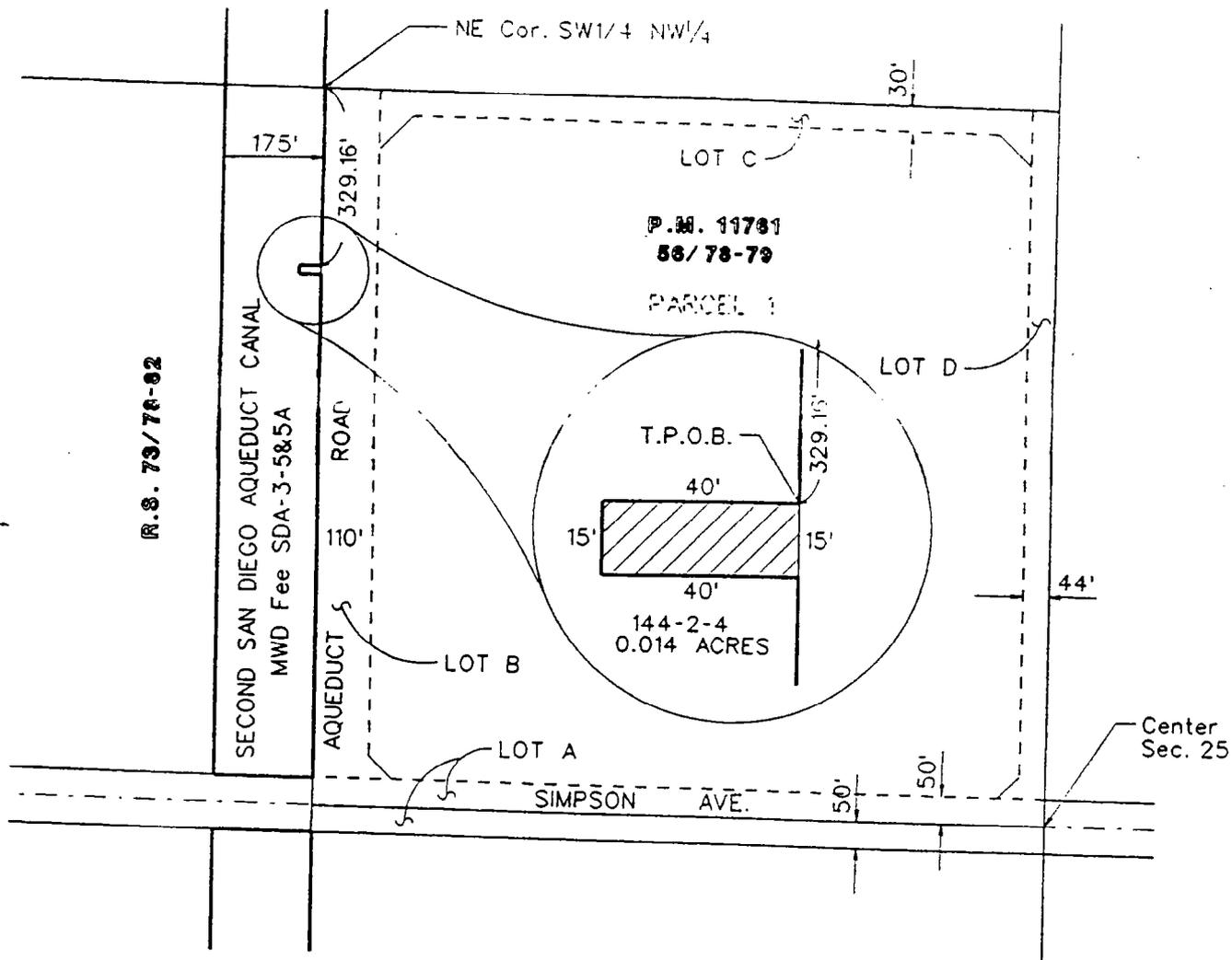
PREPARED UNDER
MY SUPERVISION.

Gerald L. Van Gompel
GERALD L. VAN GOMPEL

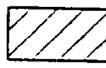
9-2-93
DATE

EXHIBIT B

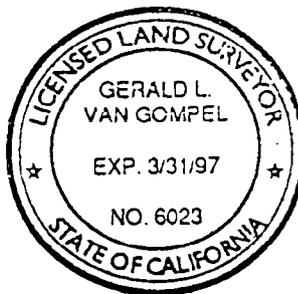
SW1/4NW1/4 SEC. 25, T.5S. R.2W., S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND

 GRANT DEED
144-2-4
(0.014 ac. TOTAL)

VICINITY MAP
NOT TO SCALE



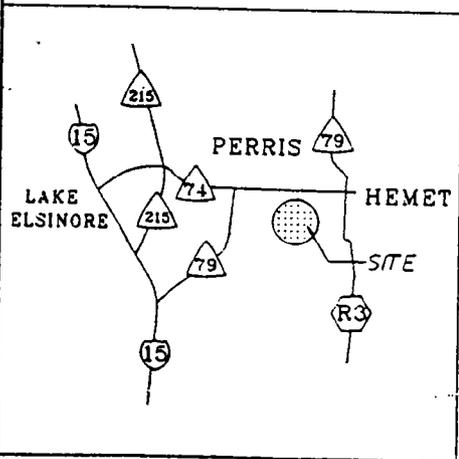
PREPARED UNDER
MY SUPERVISION.

Gerald L. Van Gompel
GERALD L. VAN GOMPEL

9-2-93
DATE



NOT TO SCALE



THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT

GRANT DEED
TERRY L. RASKEY et al
TO
MWD
PARCEL 144-2-4

EXHIBIT A

144-5-4

Nell Marie Vanderham et al

The westerly 55 feet of Parcel 1 of Parcel Map No. 18393, in the County of Riverside, State of California, as shown on map filed in Book 106, pages 62 through 64, inclusive, of Parcel Maps, in the office of the County Recorder of said County, said 55 feet being measured at right angles or radially, to the westerly line of said Parcel 1.

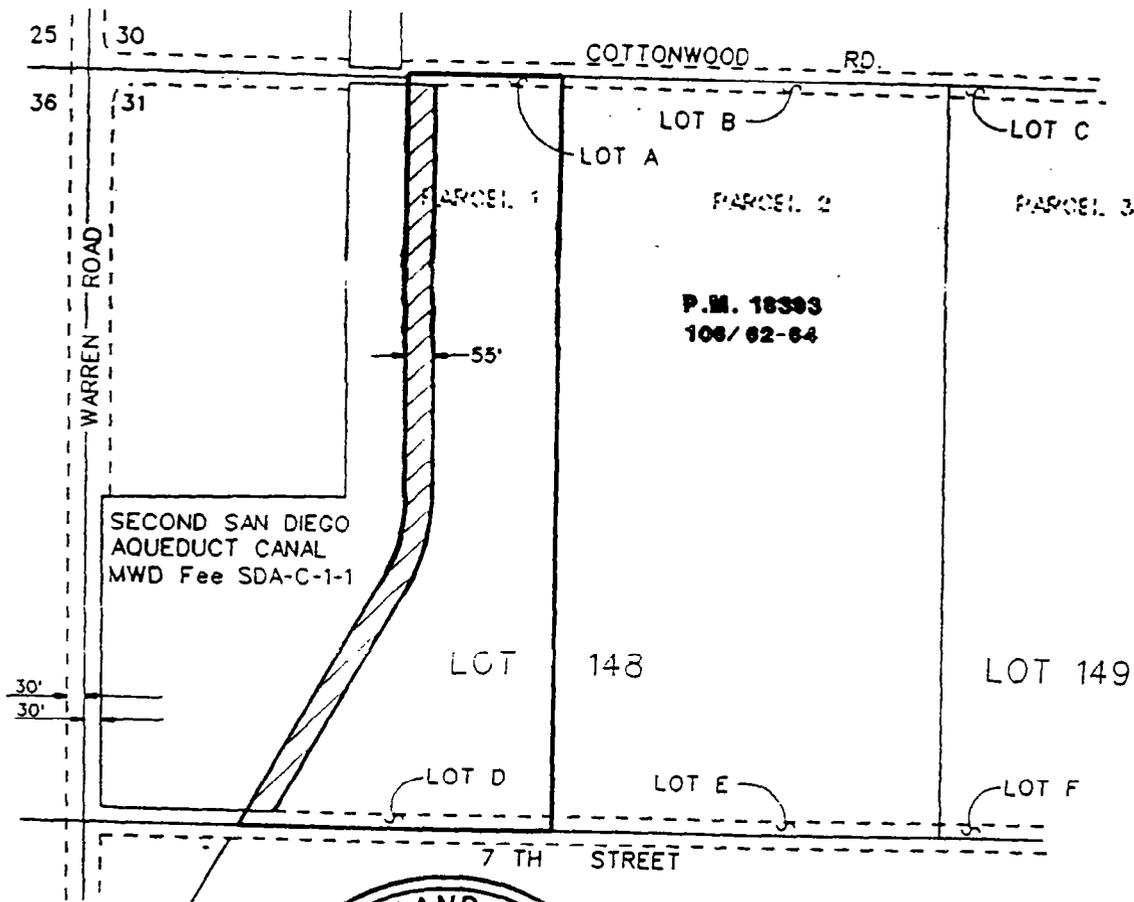
EXCEPTING therefrom those portions lying within Lot "A" and Lot "D" of said Parcel 1.

Containing 3.359 acres, more or less

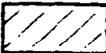
R.B./EP-5-4



EXHIBIT B
 SEC. 31, T. 4S, R. 1W.
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
 PORTION OF LOT 148 OF THE LANDS
 OF THE SAN JACINTO LAND ASSOCIATION
 M.S. 8-357
 SAN DIEGO COUNTY RECORDS

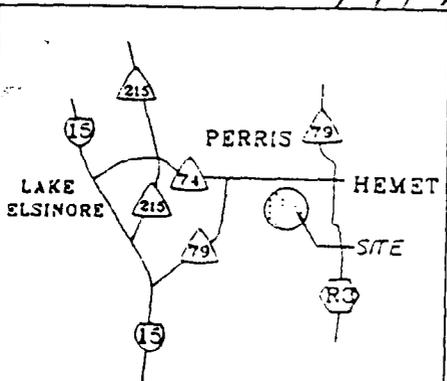


LEGEND

 GRANT DEED
 144-5-4
 (3.359 ac. TOTAL)

VICINITY MAP
 NOT TO SCALE

9-14-93



NOT TO SCALE

THE METROPOLITAN WATER DISTRICT
 OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
 GRANT DEED
 NELL MARIE VANDERHAM et al
 TO
 MWD
 PARCEL 144-5-4

EXHIBIT A

144-5-4TEA1

Nell Marie Vanderham et al

The westerly 150 feet of Parcel 1 of Parcel Map No. 18393, in the County of Riverside, State of California, as shown on map filed in Book 106, pages 62 through 64, inclusive, of Parcel Maps, in the office of the County Recorder of said County, said 150 feet being measured at right angles or radially, to the westerly line of said Parcel 1.

EXCEPTING therefrom all that portion lying westerly of a line that is parallel with and distant 55 feet easterly, as measured at right angles or radially, to the westerly line of said Parcel 1.

ALSO EXCEPTING therefrom those portions lying within Lot "A" and Lot "D" of said Parcel 1.

Containing 5.794 acres, more or less

R.B./EP-5-4T

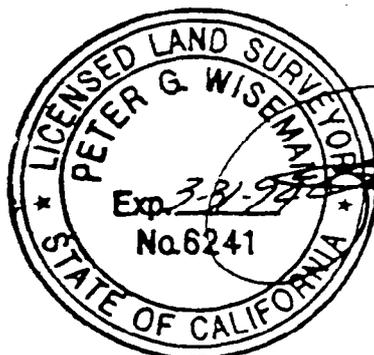
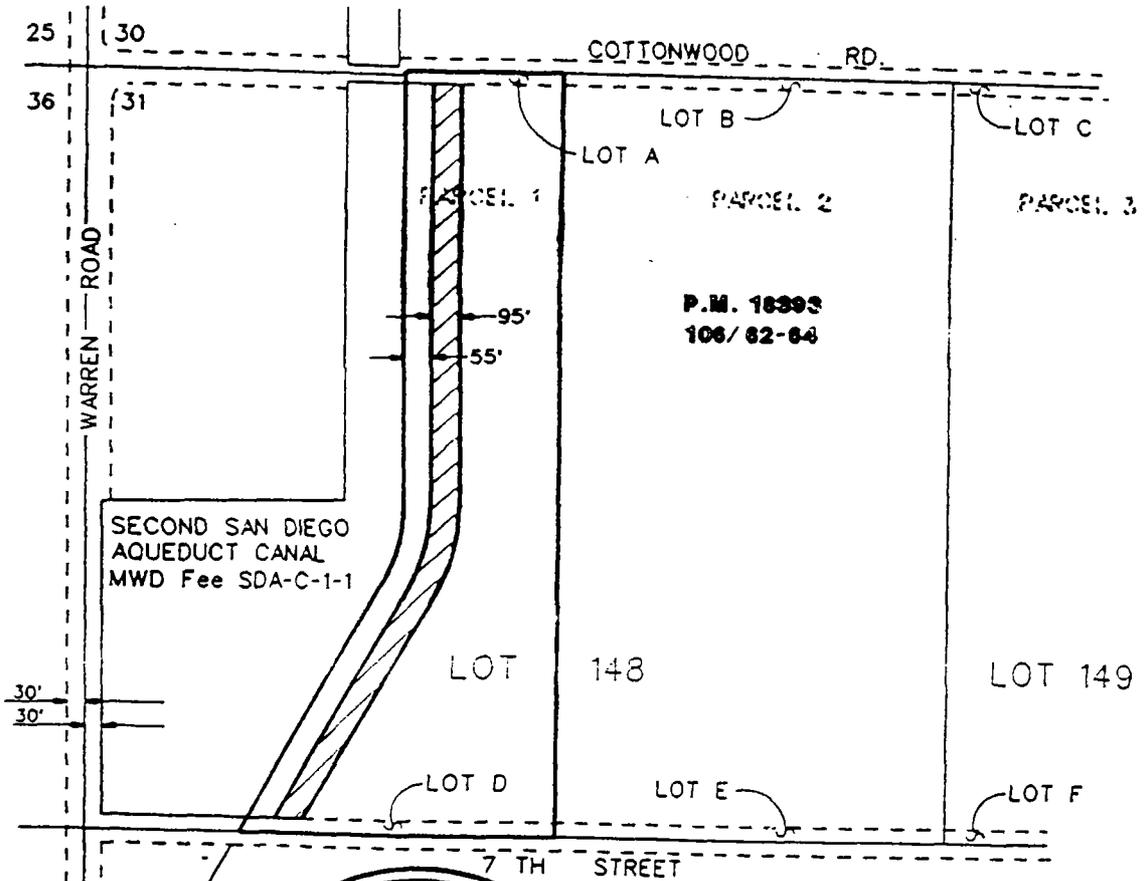
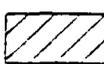


EXHIBIT B
SEC. 31, T. 4S, R. 1W.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
PORTION OF LOT 148 OF THE LANDS
OF THE SAN JACINTO LAND ASSOCIATION
M.B. 9-357
SAN DIEGO COUNTY RECORDS

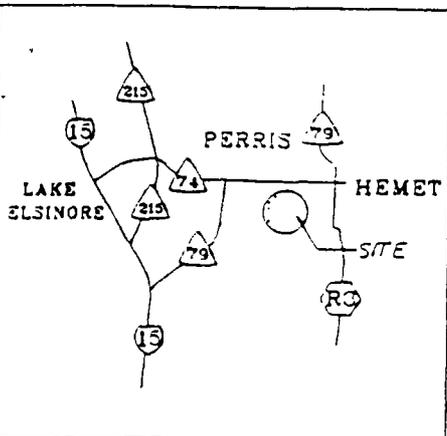


LEGEND

 TEMPORARY EASEMENT
 144-5-4TEA1
 (5.794 ac. TOTAL)

VICINITY MAP
 NOT TO SCALE

9-14-93



NOT TO SCALE

THE METROPOLITAN WATER DISTRICT
 OF SOUTHERN CALIFORNIA

EASTSIDE PIPELINE PROJECT
 TEMPORARY EASEMENT
 NELL MARIE VANDERHAM et al
 TO
 MWD
 PARCEL 144-5-4TEA1