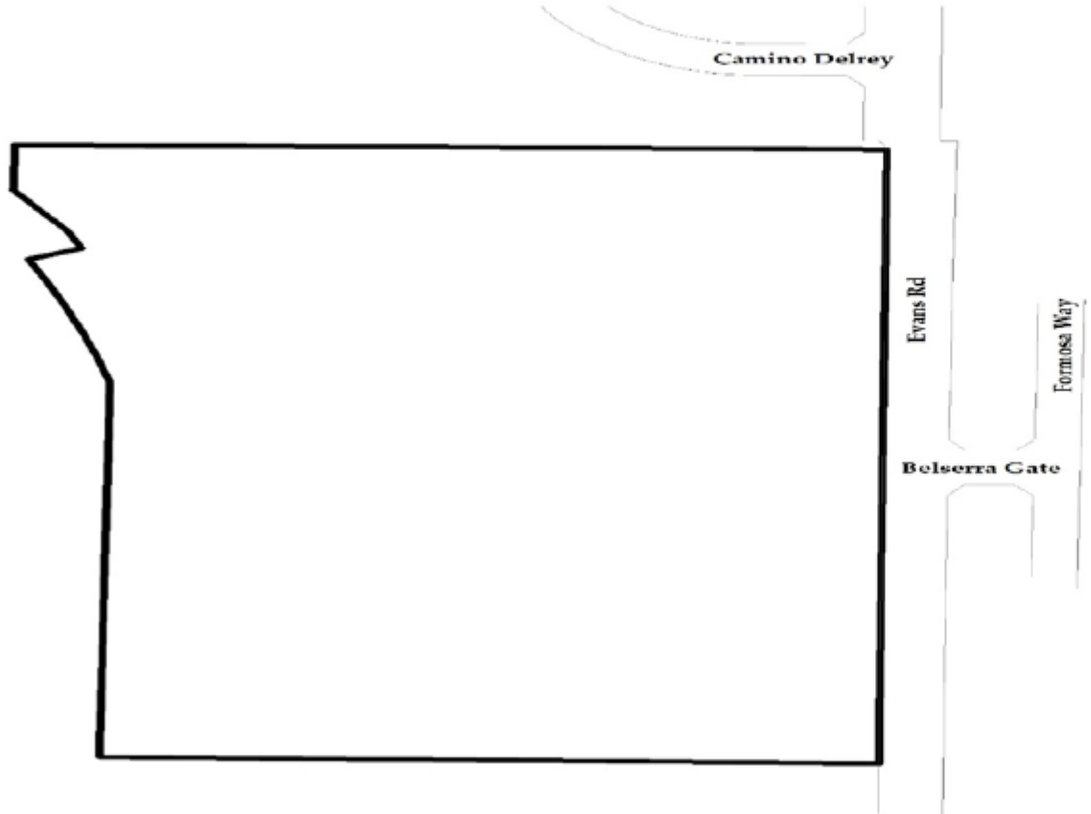
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Prepared by:
Cooperative Strategies, LLC

PROPOSED BOUNDARIES OF VAL VERDE UNIFIED SCHOOL DISTRICT COMMUNITY FACILITIES DISTRICT NO. 2018-2 (STRATFORD RANCH) IMPROVEMENT AREA NO. 2 RIVERSIDE COUNTY STATE OF CALIFORNIA



(1) Filed in the office of the Clerk of the Governing Board this 16 day of February, 2018.

D. Shelly Yarbrough
Clerk of the Governing Board

(2) I hereby certify that the within map showing the proposed boundaries of Val Verde Unified School District Community Facilities District No. 2018-2 Improvement Area No. 2, Riverside County, State of California, was approved by the Governing Board at a regular meeting thereof, held on this 16 day of February, 2018 by its Resolution No. 17-18-23.

D. Shelly Yarbrough
Clerk of the Governing Board

(3) Filed this 22 day of February 2018, at the hour of 1:45 o'clock P.m, in Book 82 of Maps of Assessment and Community Facilities Districts at page 11-12 and as Instrument No. 2018-0066776 in the office of the County Recorder of Riverside County, State of California.

Sophia Gomez Deputy
County Recorder of Riverside County
Peter Aldana

Reference is hereby made to the Recorded Boundary Map for Val Verde Unified School District Community Facilities District No. 2018-2 Improvement Area No. 2 of the County of Riverside recorded on February 22, 2018, as Instrument Number 2018-0066776 in Book 82 at Pages 11 - 12 in the records of the County of Riverside, California, for an exact description of the lines and dimensions of each lot and parcel.

LEGEND

☐	Boundaries of Community Facilities District No. 2018-2 Improvement Area No. 2

Copy 82/12

Prepared by:
Cooperative Strategies, LLC

PROPOSED BOUNDARIES OF
VAL VERDE UNIFIED SCHOOL DISTRICT
COMMUNITY FACILITIES DISTRICT NO. 2018-2
IMPROVEMENT AREA NO. 2
RIVERSIDE COUNTY
STATE OF CALIFORNIA

Legal Description of Parcel

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 5 SAID POINT ALSO BEING THE NORTHEAST CORNER OF SAID PARCEL 1;

THENCE SOUTH 00°26'18" WEST ALONG THE EASTERLY LINE OF SAID SECTION 5, A DISTANCE OF 1362.33 FEET;

THENCE NORTH 89°33'42" WEST, A DISTANCE OF 1007.91 FEET TO THE EASTERLY
LINE OF THE PERRIS VALLEY STORM DRAIN RIGHT OF WAY CONVEYED TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER GRANT DEED RECORDED MAY 24, 2017 AS DOCUMENT NO. 2017-0208314, OFFICIAL RECORDS OF SAID COUNTY;

THENCE NORTH 00°35'52" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 49.49 FEET TO THE SOUTHERLY LINE OF THE PERRIS VALLEY STORM DRAIN RIGHT OF WAY CONVEYED TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER GRANT DEED RECORDED MAY 24, 2017 AS DOCUMENT NO. 2017-0208316, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 89°18'35" EAST ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 0.17 FEET TO THE SOUTHEAST CORNER OF SAID CONVEYED RIGHT OF WAY;

THENCE NORTH 00°35'26" WEST ALONG THE EASTERLY LINE OF SAID CONVEYED RIGHT OF WAY, A DISTANCE OF 663.07 FEET TO THE SOUTHEAST CORNER OF THE PERRIS VALLEY STORM DRAIN RIGHT OF WAY CONVEYED TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER GRANT DEED RECORDED MAY 24, 2017 AS DOCUMENT NO. 2017-0208317, OFFICIAL RECORDS OF SAID COUNTY;

THENCE ALONG THE EASTERLY BOUNDARY OF SAID CONVEYED RIGHT OF WAY, THE FOLLOWING SEVEN (7) COURSES;

1) **THENCE** NORTH 00°35'26" WEST, A DISTANCE OF 70.29 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 364.00 FEET;

2) **THENCE** NORTHERLY AND NORTHWESTERLY ALONG SAID CURVE, TO THE LEFT, THROUGH A CENTRAL ANGLE OF 18°15'04", AN ARC DISTANCE OF 115.95 FEET;

3) **THENCE** NORTH 19°25'15" WEST, A DISTANCE OF 140.10 FEET;

4) **THENCE** NORTH 25°02'27" WEST, A DISTANCE OF 92.23 FEET;

5) **THENCE** NORTH 19°57'33" EAST, A DISTANCE OF 56.57 FEET;

6) **THENCE** NORTH 25°02'27" WEST, A DISTANCE OF 29.26 FEET;

7) **THENCE** NORTH 33°03'07" WEST, A DISTANCE OF 79.87 FEET;

THENCE NORTH 00°35'26" EAST ALONG THE WESTERLY LINE OF SAID PARCEL 1, A DISTANCE OF 105.50 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 1;

THENCE NORTH 89°29'23" WEST ALONG THE NORTHERLY LINE OF SAID PARCEL 1, A DISTANCE OF 1148.42 FEET TO THE **POINT OF BEGINNING**.

CONTAINING (32.49 AC), MORE OR LESS.