FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, RANCHO MONSERATE, a general partnership, a Statement of Partnership as required by Section 15010.5 of the Corporation Code of the State of California having been filed for record in the office of the County Recorder of San Diego County, hereby grants to FALLBROOK UNION HIGH SCHOOL DISTRICT OF SAN DIEGO COUNTY, the following described real property in the County of San Diego, State of California:

Portion of Tract "B" of the Monserate Rancho, as more particularly described on the legal description attached hereto and marked Exhibit "A".

Dated July 5, 1967

By

RANCHO MONSERATE
By Del Monte Lemon Company

By

President

By

Partner

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

By

Acting Secretary

On July 13, 1967, before me, the undersigned, a Notary Public in and for the State, personally appeared

DEAN J. MILLER

known to me

to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.

Signature

Name (Typed or Printed)

MAIL TAX STATEMENTS AS DIRECTED ABOVE
STATE OF CALIFORNIA
COUNTY OF San Diego

On July 13, 1967
Before me, the undersigned, a Notary Public in and for said State, personally appeared

DEAN J. MILLER

Knox to me to be one of the partners of the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

STATE OF CALIFORNIA
COUNTY OF Los Angeles

On July 18, 1967, before me, the undersigned, a Notary Public in and for said State, personally appeared

W. THOS. DAVIS

Knox to me to be the person who executed the within instrument on behalf of the corporation (therein named), and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

STATE OF CALIFORNIA
COUNTY OF Los Angeles

On July 18, 1967
Before me, the undersigned, a Notary Public in and for said State, personally appeared

JAMES H. DALE

Knox to me to be the Secretary of the corporation that executed the within instrument, and acknowledged to me that such corporation executed the within instrument.

No. 131614
Title Insurance and Trust Company

DESCRIPTION

That portion of tract "b" of the Monserate Rancho in the County of San Diego, State of California, according to the map thereof on file in the Office of County Recorder of San Diego County, recorded in Book 1 in Page 164 of patents, described as follows:

Beginning at the corner common to Sections 1, 5, 6 and 9 in Township 18 South Range 9 West San Diego Base and Meridian and being the West corner of the land described in the deed from William E. Judy and Nina Allen, gift, to Katie Cim, dated April 19, 1931, recorded in Book 1874, Page 122 of deed records, thence along the South line of said Shiley Lake, south 88° 31' 10" east, 1,199.26 feet, to a point in the center line of said road as shown on Map of Road Survey No. 820 on file in the Office of the County Surveyor of San Diego County, said point being the true point of beginning; thence retracing South 88° 31' 10" east 1,199.26 feet to point "a" of this description; thence north 78° 25' 35" east 1,199.26 feet to a point in the center line of said road; said point being in the arc of a true foot radius curve concave eastwardly, the radial line through said point bears north 79° 04' 26" west; thence along said center line as follows:

NORTHERLY along said curve through an angle of 3° 16' 12", a distance of 375.00 feet; thence tangent to said curve north 18° 24' 06" east 294.79 feet — record north 17° 39' 13" east 294.79 feet — to the beginning of a tangent 1096.83 foot radius curve concave easterly — record radius 1100 feet — thence northerly along said curve through an angle of 3° 41' 31" a distance of 566.97 feet — record 867.80 feet — thence tangent to said curve north 11° 41' 26" west 284.99 feet — record north 12° 4' 20" west 284.99 feet — to the beginning of a tangent 1096.83 foot radius curve concave easterly — record radius 1100 feet — thence northerly along said curve through an angle of 2° 47' 19" a distance of 393.40 feet to the true point of beginning.
Title Insurance and Trust Company

DESCRIPTION

THAT PORTION OF TRACT "B" OF THE MONSENGATE RANCHO, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS DESCRIED TO THE MAP THEREOF ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, RECORDED IN BOOK 1, PAGE 108 OF PATENTS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE CORNER COMMUNE TO SECTIONS 15, 16, 25 AND 26, TOWNSHIP 12 NORTH, RANGE 4 EAST, SAN DIEGO COUNTY, CALIFORNIA, AND BEING THE WEST CORNER OF THE LAND DESCRIBED IN THE DEED FROM WILLIAM E. GIRD AND NINA ALLEN GIRD TO KATE G. SHIPLEY AND THEE G. SHIPLEY, DATED FEBRUARY 26, 1934, RECORDED IN BOOK 1570, PAGE 184 OF DEED RECORDS, THEN IN A SLOPE TO THE SOUTH LINE OF SAID SHIPLEY LANDS, SOUTH 88°37'25" WEST, 304.8 FEET; THEN SOUTH 29°30'57" WEST, 179.65 FEET, TO POINT "B" OF THIS DESCRIPTION THEN EAST 781'15" FEET TO A POINT IN THE CENTER LINE OF GIRD ROAD AS SHOWN ON MAP OF ROAD SURVEY NO. 820 ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF SAN DIEGO COUNTY, SAID POINT BEING THE TRUE POINT OF BEGINNING.

THENCE RECESSING SOUTH 5°52'38" WEST 31.61 FEET AND NORTH 78°02'25" WEST 1294'35 FEET TO POINT "A" THENCE SOUTH 5°57'06" WEST 1899.91 FEET, THENCE SOUTH 5°43'16" EAST 911.51 FEET, THENCE SOUTH 79°43'20" EAST 1546.30 FEET TO A POINT IN THE CENTER LINE OF SAID GIRD ROAD. SAID POINT BEING IN THE ARC OF A 500 FOOT RADIUS CURVE, CONCAVE EASTERLY, AT THE RADIAL LINE THROUGH SAID POINT BEARS NORTH 75°51'12" WEST; THENCE ALONG SAID CENTER LINE AS FOLLOWS:

NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 4°15'12", A DISTANCE OF 371.02 FEET; THENCE TANGENT TO SAID CURVE NORTH 19°29'40" EAST 514.79 FEET; THENCE NORTH 17°59'30" EAST 514.44 FEET — TO THE BEGINNING OF A TANGENT 1398.39 FOOT RADIUS CURVE, CONCAVE EASTERLY — RECORD RADIUS 1110 FEET — THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 20°34'35", A DISTANCE OF 566.97 FEET — THENCE TANGENT TO SAID CURVE NORTH 13°15'26" WEST 280.94 FEET — RECORD NORTH 13°15'26" WEST 280.94 FEET — TO THE BEGINNING OF A TANGENT 1394.33 FOOT RADIUS CURVE, CONCAVE EASTERLY — RECORD RADIUS 1100 FEET — THENCE NORTHERLY ALONG SAID CURVE THROUGH AN ANGLE OF 20°34'35", A DISTANCE OF 371.02 FEET TO THE TRUE POINT OF BEGINNING.

END OF "A"
CERTIFICATION

This is to certify that the interest in the real property conveyed by the Grant Deed dated July 5, 1947, from Rancho Monserate to the Fallbrook Union High School District of San Diego County is hereby accepted by the undersigned officer on behalf of the Board of Trustees of the Fallbrook Union High School District, and grantee consents to the recordation thereof.

[Signature]
James C. McDonald, Secretary
Board of Trustees
Fallbrook Union High School District

Dated: August 10, 1967