



LARRY WALKER
Auditor/Controller - Recorder

P Counter

Doc#: 2009 - 0432478

Title: 1 Pages: 6



Fees	54.00
Taxes	0.00
Other	2.00
PAID	\$56.00

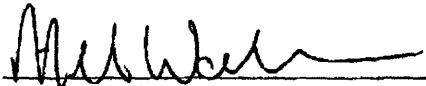
RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

Steven S. Wall, , Esq.
Luce, Forward, Hamilton & Scripps LLP
600 West Broadway, Suite 2600
San Diego, CA 92101

DOCUMENTARY TRANSFER TAX: \$0.00

This Space for Recorder's Use Only

Computed on the consideration or value of
property conveyed


Signature of Declarant or Agent determining tax

TITLE:

QUITCLAIM DEED

MAIL TAX STATEMENTS TO:

JB Gold
Mill Pond Partners, LP
80-225 Via Valerosa
La Quinta CA 92253

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(Govt. Code § 27361.6)
(Additional Recording Fee Applies)

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Arrowhead Woods Architectural Committee, Inc., a California Nonprofit Mutual Benefit Corporation ("AWAC"), does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Mill Pond Partners, L.P., a California Limited Partnership ("Mill Pond"), any and all interest AWAC has, or claims to have, in Mill Pond's real property located in Lake Arrowhead, County of San Bernardino, State of California, described in Exhibit "A" attached hereto and incorporated herein ("the Mill Pond Property"), including without limitation, any and all rights, covenants, conditions, restrictions, reservations, judgments, powers, and/or rights of enforcement derived from any source whatsoever including any instrument of record in the Official Records of the County of San Bernardino concerning or affecting the Mill Pond Property.

Specifically, but not by way of any limitation whatsoever of the foregoing quitclaim, AWAC does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Mill Pond any and all interest claimed by AWAC in the Mill Pond Property pursuant to the deeds/documents described in Exhibit "B" attached hereto and incorporated herein.

ARROWHEAD WOODS ARCHITECTURAL COMMITTEE, INC.,
A CALIFORNIA NONPROFIT MUTUAL BENEFIT
CORPORATION

By: Stacy McKay
9/29/09 Its Secy/Pres

STATE OF CALIFORNIA)
COUNTY OF San Bernardino)

On September 29, 2009, before me, Lillian Jackson, Notary Public,
personally appeared Stacy McKay,
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 and official seal.

Lillian Jackson
Signature

(Seal)

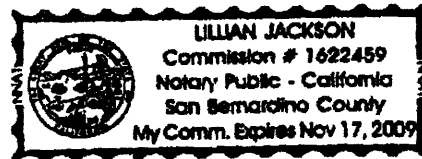


EXHIBIT "A"
LEGAL DESCRIPTION

DESCRIPTION: THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 15, AND THE NORTHEAST ONE-QUARTER OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, IN THE UNINCORPORATED AREA, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, ACCORDING TO GOVERNMENT SURVEY, DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST WESTERLY CORNER OF LOT 101, TRACT NO. 2492, ARROWHEAD WOODS, TRACT NO. 76, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 35 OF MAPS, PAGES 57 TO 59 INCLUSIVE, RECORDS OF SAID COUNTY; THENCE SOUTH 22 DEGREES 37 MINUTES EAST 88.18 FEET ALONG THE WESTERLY LINE OF SAID LOT 101 TO THE MOST SOUTHERLY CORNER OF SAID LOT; THENCE ALONG THE EASTERLY LINE OF SAID TRACT NO. 2492, NORTH 46 DEGREES 44 MINUTES EAST 82 FEET; THENCE NORTH 19 DEGREES 38 MINUTES EAST 153 FEET; THENCE NORTH 2 DEGREES 36 MINUTES EAST 372 FEET; THENCE NORTH 9 DEGREES 39 MINUTES WEST 135.31 FEET; THENCE NORTH 35 DEGREES 10 MINUTES EAST 123 FEET; THENCE NORTH 2 DEGREES 3 MINUTES EAST 67.34 FEET; THENCE NORTH 15 DEGREES 25 MINUTES WEST 99 FEET; THENCE NORTH 10 DEGREES 30 MINUTES EAST 49 FEET; THENCE SOUTH 84 DEGREES 3 MINUTES EAST 30 FEET; THENCE NORTH 20 DEGREES 35 MINUTES WEST 59 FEET; THENCE NORTH 35 DEGREES 42 MINUTES EAST 54.30 FEET; THENCE NORTH 82 DEGREES 15 MINUTES EAST 108.40 FEET; THENCE NORTH 49 DEGREES 4 MINUTES EAST 45.42 FEET; THENCE NORTH 5 DEGREES 7 MINUTES EAST 156.50 FEET; THENCE NORTH 86 DEGREES 55 MINUTES EAST 54.18 FEET; THENCE SOUTH 82 DEGREES 19 MINUTES EAST 108.42 FEET; THENCE NORTH 57 DEGREES 17 MINUTES EAST 22.83 FEET; THENCE NORTH 14 DEGREES 23 MINUTES EAST 64.65 FEET TO THE NORTHEAST CORNER OF LOT 126, AS SHOWN ON THE PLAT OF TRACT NO. 2492; THENCE ALONG THE SOUTHERLY AND EASTERLY LINE OF FREMONT ROAD AS SHOWN ON SAID PLAT SOUTH 81 DEGREES 21 MINUTES EAST 10.05 FEET; THENCE NORTH 14 DEGREES 23 MINUTES EAST 136.97 FEET; THENCE NORTH 01 DEGREE 54 MINUTES EAST 99.90 FEET; THENCE NORTH 5 DEGREES 44 MINUTES WEST 12.71 FEET; THENCE LEAVING

THE WESTERLY LINE OF FREMONT ROAD NORTH 42 DEGREES 27 MINUTES 30 SECONDS EAST 434.14 FEET TO A POINT FROM WHICH THE SOUTHEAST CORNER OF SECTION 15 BEARS SOUTH 24 DEGREES 34 MINUTES EAST A DISTANCE OF 634.78 FEET; THENCE SOUTH 14 DEGREES 42 MINUTES EAST 160.13 FEET; THENCE SOUTH 17 DEGREES 55 MINUTES WEST 193.84 FEET; THENCE SOUTH 4 DEGREES 32 MINUTES WEST 89.38 FEET; THENCE SOUTH 7 DEGREES 2 MINUTES EAST 174.61 FEET; THENCE SOUTH 6 DEGREES 34 MINUTES EAST 92.05 FEET; THENCE SOUTH 22 DEGREES 36 MINUTES EAST 127.60 FEET; THENCE SOUTH 17 DEGREES 8 MINUTES WEST 104.50 FEET; THENCE SOUTH 5 DEGREES 51 MINUTES WEST 174.40 FEET; THENCE SOUTH 2 DEGREES 55 MINUTES EAST 69.63 FEET; THENCE SOUTH 2 DEGREES 25 MINUTES EAST 173.65 FEET; THENCE SOUTH 7 DEGREES 39 MINUTES WEST 67.93 FEET; THENCE SOUTH 2 DEGREES 30 MINUTES WEST 76.75 FEET; THENCE SOUTH 8 DEGREES 44 MINUTES EAST 65.09 FEET; THENCE SOUTH 25 DEGREES 24 MINUTES EAST 71.80 FEET; THENCE SOUTH 46 DEGREES 43 MINUTES EAST 100.04 FEET; THENCE SOUTH 4 DEGREES 30 MINUTES WEST 119.36 FEET; THENCE SOUTH 2 DEGREES 52 MINUTES WEST 167.70 FEET; THENCE SOUTH 72 DEGREES 49 MINUTES WEST 101.37 FEET; THENCE SOUTH 88 DEGREES 57 MINUTES WEST 160.14 FEET; THENCE SOUTH 80 DEGREES 9 MINUTES WEST 192.46 FEET; THENCE SOUTH 63 DEGREES 40 MINUTES WEST 178.25 FEET; THENCE NORTH 60 DEGREES 36 MINUTES WEST 116.17 FEET; THENCE SOUTH 72 DEGREES 20 MINUTES WEST 208.60 FEET; THENCE SOUTH 35 DEGREES 56 MINUTES WEST 115.61 FEET; THENCE NORTH 54 DEGREES 44 MINUTES WEST 107.85 FEET; THENCE NORTH 2 DEGREES 10 MINUTES EAST 165.15 FEET; THENCE NORTH 10 DEGREES 2 MINUTES WEST 106.21 FEET TO A POINT IN THE SOUTH LINE OF FREMONT ROAD AS SHOWN ON THE MAP OF TRACT NO. 2492; THENCE ON THE SOUTHERLY LINE OF FREMONT ROAD, NORTH 76 DEGREES 38 MINUTES EAST 40.90 FEET TO THE POINT OF BEGINNING.

SAID LAND IS ALSO NOW KNOWN AS TRACT MAP 15740 IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST 1/4 OF SECTION 15 AND THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 2 NORTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, SAN BERNARDINO COUNTY, CALIFORNIA, RECORDED ON NOVEMBER 22, 2006 AS DOCUMENT NO. 2006-0797792 IN BOOK 324 OF TRACT MAPS, PAGE 43-50.

EXHIBIT "B"

1. That certain Corporation Grant Deed executed by Arrowhead Lake Corporation, a California Corporation, and recorded in the Official Records of San Bernardino County on November 29, 1944, in Book 1727, Page 147, as Instrument No. 65.

2. That certain Grant Deed executed by Arrowhead Lake Corporation, a California Corporation recorded in the Official Records of San Bernardino County on November 24, 1945 in Book 1838, Page 161, as Instrument No. 119.

3. That certain Corporation Quitclaim Deed executed by Arrowhead Mutual Service Company, a California Corporation, and recorded in the Official Records of San Bernardino County on July 7, 1965, in Book 6425, Page 729, as Instrument No. 447.

4. That certain Corporation Quitclaim Deed executed by Arrowhead Lake Association, a California non-profit corporation, and recorded in the Official Records of San Bernardino County on July 7, 1976, in Book 8963, Page 1166, as Instrument No. 794.

5. That certain Assignment and Quitclaim of Rights, Powers and Reservations Contained in Deed executed by Gardena Service Company, a California corporation and recorded in the Official Records of San Bernardino County on December 20, 1990, as Instrument No. 90-501337.