

State of California,
County of Orange.) ss.

I, C. D. Lester, County Clerk and Ex-officio Clerk of the Superior Court, do hereby certify the foregoing to be a full, true and correct copy of the original on file in my office.

Witness my hand and the seal of the Superior Court, this 10th day of June, 1905.

((COURT SEAL))

C. D. Lester, County Clerk.

Filed June 8, 1905. C. D. Lester, Clerk. By L.

A full, true and correct copy of the original recorded at request of A. L. Cotant June 10, 1905, at 40 Min, past 10 A. M.

Geo. E. Patern, Recorder.

Eustine Whitney

Deputy.

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1905.

THIS INSTRUMENT, made this 30th, day of March, 1905, by and between THE UNION OIL COMPANY OF CALIFORNIA, a corporation, organized and existing under the laws of the State of California, and having its principal place of business at Los Angeles, California, party of the first part, and GRAHAM-LOFTUS OIL COMPANY, a corporation organized and existing under the laws of the State of California, and having its principal place of business at Santa Paula, Ventura County, California, party of the second part, WITNESSETH:

THAT WHEREAS the party of the first part is the owner of certain lands in the North-east portion of the Rancho San Juan Cajon de Santa Ana in Orange County, California, and the party of the second part is the owner of certain lands in the South-easterly portion of the Rancho Rincon de la Brea, in Orange County, California, which are immediately north of and adjoining said lands of party of the first part, and

WHEREAS a controversy had existed as to the location of the boundary lines between the said lands of the parties hereto, and

WHEREAS as the result of said controversy, party of the second part has commenced an action against party of the first part in the Superior Court of the State of California, in and for the County of Orange, entitled "Graham-Loftus Oil Company, Plaintiff vs. The Union Oil Company of California et al, Defendants", to quiet title to the territory claimed by it and which is also claimed by the party of the first part, and

WHEREAS it is the desire of the parties hereto to effect a compromise of the controversy and of said action and to settle all of their differences concerning the boundary lines between their said properties;

NOW THEREFORE, in consideration of the premises the parties hereto hereby covenant and agree, each with the other, that the lines hereinafter described and referred to as the "agreed boundary" shall be, and the same are hereby established as and for the boundary between their said properties the same being and to be the North boundary of said lands of party of first part, and the same being and to be the South boundary of said lands of party of the second part, which said "agreed boundary", and the two lines composing the same are all in Orange County, California, and are more particularly described as follows, to-wit:-

Commencing at a live oak stump 24 inches in diameter and red wood post 2" X 3" one (1) link North of S. S. 6"X8"X14" marked "J. C. S. A.", the same being at the North-east corner of the Rancho San Juan Cajon de Santa Ana and the Southeast corner of the Rancho Rincon de la Brea, which said point of commencement is acknowledged to be and is hereby established as the Northeast corner of said lands of party of the first part and the South-east corner of said lands of party of the second part and is hereinafter referred to as the

Eastern terminus of the "agreed boundary", running thence magnetic variation 15° East, North 55° 49' West, at 2579.94 feet a walnut tree 4 inches in diameter with nail on line, at 3841.94 feet point in brea bed, at 5017.32 feet o South edge of creek bank, at 7075.2 feet monument consisting of a 6 inch iron casing 5 feet long imbedded in and filled with concrete and stamped around collar, screwed on top of casing, "U. O. C." - "G-L. O. C." "Comp. Cor. No. 1 Dec. '04". which said monument is set on the South side of the creek of the Canada de la Brea and from which a sand stone marked "St. 2 Ro. R. B." set on North side of said creek-distant North 84° 14' West 7096.2 feet from the point of beginning, bears North 194.2 feet distant, - a stake set in the Northerly edge of brea bed bears South 194.2 feet distant: which said point, marked by said iron casing and concrete monument, is and shall be the angle point in the "agreed boundary", and this same is and shall be an angle point in the Northerly boundary line of said lands of party of the first part, and the same is and shall be an angle point in the Southerly boundary line of said lands of party of the second part; thence North 57° 58' West 2119.7 feet to a monument consisting of a 6 inch iron casing 5 feet long set in and filled with concrete and stamped around collar, screwed on top of casing, "U. O. C." - "G-L. O. C.", "Comp. Cor. No. 2 Dec. '04", said monument being set on the South side of the bed of the Canada de la Brea opposite the mouth of the Canada de Rodas, from which said monument an 8 inch iron pipe set on high bank of Canada de la Brea bears North 75-1/2° East 101.2 feet distant, and an iron pipe 8 inches in diameter set on high bank of Canada de la Brea bears South 104-1/2° East 104.4 feet distant, said iron casing and concrete monument being the Western terminus of said "agreed boundary". The lines composing said "agreed boundary" are more particularly delineated (in black, between green and yellow lines) on the map attached hereto, designated "Map showing Compromise line between Lands of Union Oil Company of California and Graham-Lortus Oil Co. in Rancho San Juan Cajon de Santa Ana, and Rancho Rincon de la Brea, Orange County, California, Surveyed Aug. 5 and 8th '04 by W. W. Orant Monumented Dec 04 by S. K. Finley" which said map is hereby referred to and by reference made a part hereof.

Party of the first part, in consideration of the premises and for the purpose of settling said controversy, compromising said suit and adjusting all of said differences between the parties hereto, and in further consideration of the sum of Ten Dollars (\$10.00) to it in hand paid by party of the second part, the receipt whereof is hereby acknowledged hereby grants, bargains, sells, conveys and confirms to party of the second part, its successors and assigns forever, all its right, title and interest of, in and to

All that portion of that certain tract of land in Orange County, California, which is described in and conveyed by those two certain deeds, made and executed to the party of the first part herein by The Stearns Ranchos Company, bearing date, respectively, the 4th day of December 1896, and the thirty-first day of August 1898, and recorded, respectively in Book 30 of Deeds, at page 11, and in Book 44 of Deeds, at page 280 in the office of the County recorder of said County of Orange, which lies to the North of the beforementioned and described "agreed boundary", and is bounded westerly by a line running N. 25° 30' E. from the point which is the western terminus of said "agreed boundary".

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

The party of the first part excepts from this conveyance, however, and reserves for itself its buildings on said granted premises and the right to remove the same therefrom.

To have and to hold, all and singular, said premises, together with the appurtenances unto and said party of the second part and to its successors and assigns forever.

And party of the second part, in consideration of the premises and for the purpose

of settling said controversy, compromising said suit and adjusting all differences between the parties hereto, and in further consideration of the sum of Ten Dollars (\$10.00) to it in hand paid by party of the first part, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells conveys and confirms unto the party of the first part, its successors and assigns forever, all of its right, title and interest of, in and to

All that portion of that certain tract of land in Orange County, California, which is described in and conveyed by that certain deed made and executed to the said party of the second part by the Peoples Bank of Pomona, bearing date the 10th day of February, 1900 and recorded in Book 49 of Deeds at page 200, in the County Recorder's office of said County of Orange, which lies to the South of the beforementioned and described "agreed boundary" and is bounded on the west by a line running S. 28° 30' W. from the point which is the western terminus of said "agreed boundary".

Also the right to the use of the road running from the road in Rodeo Canon, over and across the tract of land, heretofore granted to party of the second part by the party of the first part, to land of party of the first part South of said "agreed boundary".

Also, the right to erect and maintain telephone and telegraph poles and lines and the right to lay and maintain pipe lines for oil, or water, or both, over and across the tract of land heretofore granted to party of the second part by party of the first part, to land of the party of the first part South of said "agreed boundary". It being understood that at any time party of the second part desires to erect any building or buildings, rig, derrick, jack, tank or other structures or works on said territory heretofore granted to it where the same would be interfered with by said road or said pipe line or lines, or said telephone or telegraph line or lines, or either or any thereof, that the said road, pipe line, telephone line or lines, or telegraph line or lines, or any or all thereof, so interfering shall be so changed that the same shall not interfere with the construction and maintenance of such structures or the operation of any of the works of party of the second part on said granted premises.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold, all and singular, said premises, together with the appurtenances unto the said party of the first part and to its successors and assigns forever.

IN WITNESS WHEREOF, on the day and year first above written, the party of the first part has hereunto affixed its corporate name and seal by its President and its Secretary, and the party of the second part has hereunto affixed its corporate name and seal by its President and its Secretary under and by virtue of resolutions of the respective Boards of Directors of said corporation, duly authorizing such execution thereof.

The Union Oil Company of California.

(((CORPORATE SEAL)))

By Lyman Stewart, Its President.

By Giles Kellogg, Its Secretary.

Graham-Leftus Oil Company.

(((CORPORATE SEAL)))

By Wm. Leftus, Its President,

By C. H. McNeve, Its Secretary.

State of California,)
County of Los Angeles,) ss.
On this 6th, day of May in the year of our Lord One Thousand and nine hundred five, before me, N. S. Deaman, a Notary Public in and for said County of Los Angeles, State of California, residing therein, duly commissioned and sworn, personally appeared Lyman Stewart known to me to be the President and Giles Kellogg known to me to be the Secretary of the Union Oil Company of California, a corporation that executed the within instrument, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(((SEAL)))

R. S. Dossan, Notary Public in and for the
County of Los Angeles, State of California.

State of California,)
County of Ventura)

ss.
On this 23rd day of May A. D. 1905 before me J. B. Titus,
a Notary Public in and for said County of Ventura, State

of California, residing therein, duly commissioned and sworn, personally appeared C. H. McKevert known to me to be the Secretary of the Graham-Leftus Oil Company the corporation that executed the within instrument, and they acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(((SEAL)))

J. B. Titus, Notary Public in and for
Ventura County, State of California.

State of California,)
County of Los Angeles,)

ss.
On this first day of June in the year 1905 before me,

T. L. Chapin a Notary Public in and for said County of Los Angeles, State of California, personally appeared Wm. Leftus known to me to be the President of Graham-Leftus Oil Company the corporation described in and that executed the within instrument; and known 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 same. My Commission expires Dec. 11 1907.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.

(((SEAL)))

T. L. Chapin, Notary Public in and for the
County of Los Angeles, State of California.

RESOLUTION OF THE BOARD OF DIRECTORS OF THE UNION OIL COMPANY OF CALIFORNIA.

WHEREAS there has been presented to, read and considered by this Board of Directors, copy of a deed, dated March 20th, 1905, wherein The Union Oil Company of California is party of the first part and the Graham-Leftus Oil Company is party of the second part, purpose of which is the settlement of the disputes and controversies between said two corporations of the boundary lines between their respective properties in Orange County, California, and the same having been fully considered and understood by this Board of Directors as has also been the lease hereinafter referred to.

NOW THEREFORE RESOLVED, That the President and Secretary of this Company be, and they are hereby authorized, empowered and directed, for and on behalf of this company, in its name, under its seal and as its act and deed, to execute in duplicate said deed, dated March 20th, 1905 from this Company to said Graham-Leftus Oil Company, and also a Lease of a part of the lands in dispute running to this corporation from said Graham-Leftus Oil Company, bearing even date with said deed; said lease being a part of said compromise.

I, the undersigned, Secretary of the Union Oil Company of California, hereby certify and declare that the foregoing is a true, full and correct copy of the resolution of the Board of Directors of said The Union Oil Company of California, adopted at a regular meeting of said Board, held on 20 day of April 1905, at which meeting a majority of said Board of Directors were present and voting, and that said resolution was adopted by the unanimous vote of the Directors present; that said resolution has been recorded in the minutes of said meeting of said Board and is now in full force and effect.

I hereby further certify and declare that the deed to which the foregoing copy of said resolution is attached is the same deed which was presented to, read and considered by said

Board of Directors and which is referred to in the foregoing resolution.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the corporation this 6th. day of May 1905.

(((CORPORATE SEAL)))

Giles Kellogg, Secretary of The Union Oil Company of California, said corporation.

RESOLUTION OF BOARD OF DIRECTORS OF GRAHAM-LOFTUS OIL COMPANY.

WHEREAS There has been presented to, read and considered by this Board of Directors copy of a deed, dated March 20th. 1905 wherein The Union Oil Company of California, is party of the first part and the Graham-Loftus Oil Company is party of the second part, purpose of which is the settlement of the disputes and controversies between said two corporations of the boundary lines between their respective properties in Orange County, California, and the same having been fully considered and understood by this Board of Directors, as also has been the lease hereinafter referred to.

NOW THEREFORE RESOLVED That the President and Secretary of this Company be, and they are hereby authorized, empowered and directed, for and on behalf of this Company, in its name, under its seal and as its act and deed to execute in duplicate said deed, dated March 20th. 1905 from this Company to said The Union Oil Company of California, and also a lease of a part of the lands in dispute running from this corporation to said Union Oil Company, bearing even date with said deed; said lease being a part of said compromise.

I, the undersigned, Secretary of the Graham-Loftus Oil Company, hereby certify and declare that the foregoing is a true, full and correct copy of the resolution of the Board of Directors of the said Graham-Loftus Oil Company adopted at a regular meeting of said Board, held on the 23rd. day of May 1905, at which meeting a majority of said Board of Directors were present and voting, and that said resolution was adopted by the unanimous vote of the Directors present; that said resolution has been recorded in the minutes of said meeting of said Board and is now in full force and effect.

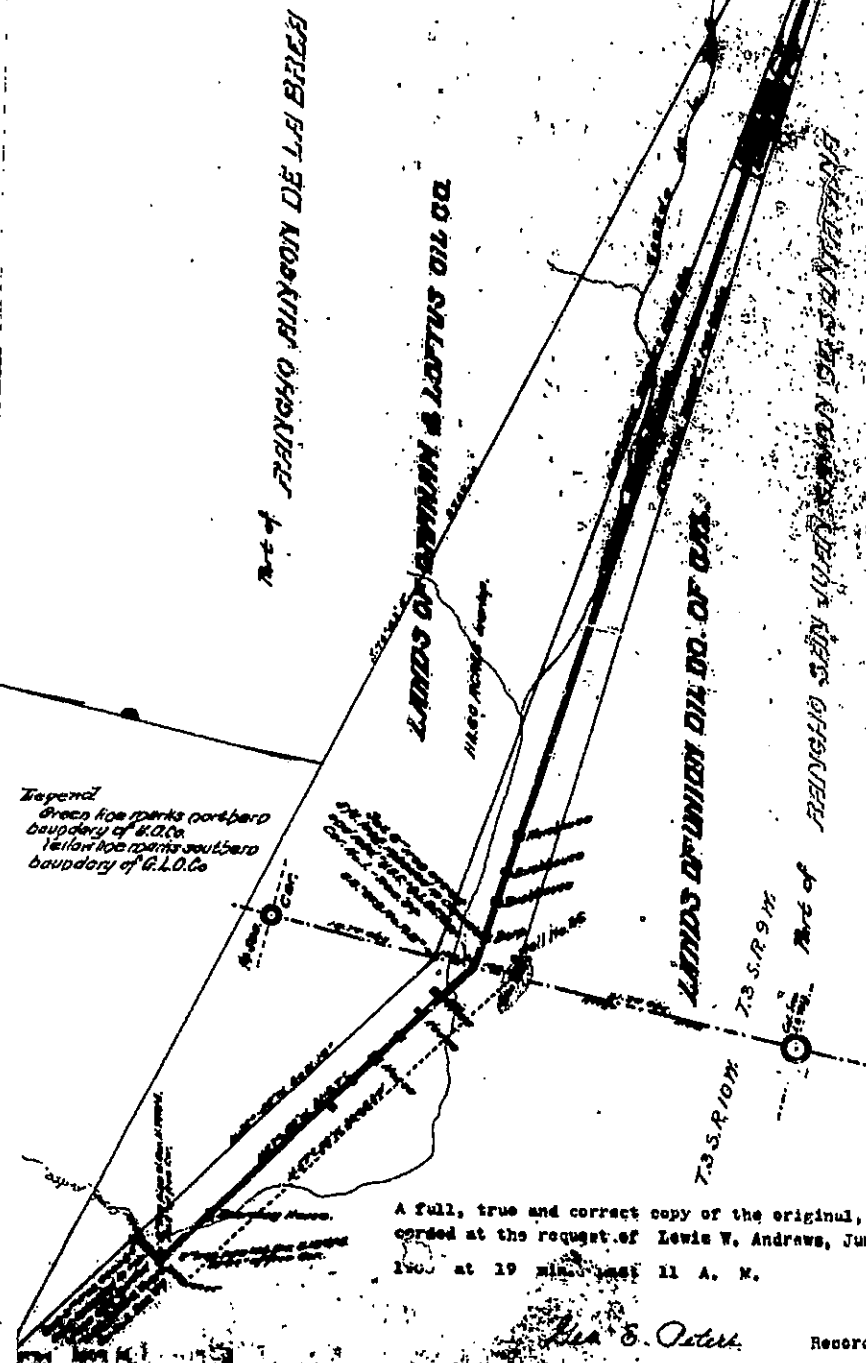
I hereby certify and declare that the deed to which the foregoing copy of said resolution is attached is the same deed which was presented to, read and considered by said Board of Directors and which is referred to in the foregoing resolution.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the corporation this 23rd. day of May 1905.

(((CORPORATE SEAL)))

C. H. McKeveatt, Secretary of the Graham-Loftus Oil Company, said corporation.

Map Showing
COMPROMISE LINE
between the lands of
UNION OIL CO. OF CAL. & GRAHAM & LOFTUS OIL CO.
In Rancho San Juan Cien de Santa Rosa Rancho Pico de la Orea
ORANGE COUNTY CALIFORNIA
Surveyed Aug 5-6 '04 by H.W. Orcutt - Monuments Dec 04 by J.H. Poley.
SCALE 1" = 500' M.R. 114135-6.



A full, true and correct copy of the original, recorded at the request of Lewis W. Andrews, Jun 10, 1900 at 10 o'clock and 11 A. M.

H.W. Orcutt

Recorder