



Security National Guaranty

November 28, 2022

Ms. Laura Paxton
Administrative Officer
Seaside Groundwater Basin Watermaster
P.O. Box 51502
Pacific Grove, CA 93950

BY: US Registered Mail
email: watermasterseaside@sbcglobal.net

REF: Water Rights Split in Coastal Subarea

Dear Ms. Paxton,

Under the Decision, Case No. M66343, Superior Court, County of Monterey, Security National Guaranty, Inc. ("SNG") was granted 149afa for two Coastal Subarea parcels, Parcel I APN#011-501-014 and Parcel II APN# 011-501-004 [see Exhibit C of the Decision, attached], both of which were owned at the time by SNG (owned by Mr. Ghandour) and are adjacent coastal parcels. Parcel II was transferred to Mountain Lake Development Corporation ("MLDC") in 2012, also owned by Mr. Ghandour to this date. This is to advise the Watermaster, consistent with the Rules and Regulations of the Amended Decision, that SNG has now split its 149afa water rights, with 59afa retained by Coastal Subarea Parcel II owner MLDC. Please update the Watermaster records with this afa water rights split of SNG's water rights, reflecting 90afa owned by SNG and 59afa owned by MLDC. Secured lender Tanam Corporation has consented to this transfer.

Please add MLDC email (MountainLakeDevelopment@gmail.com) to your list of recipient and all notices and mailings. In the future, please provide both SNG and MLDC with separate notices regarding election of their Coastal Subarea Landowner Representative based on their respective afa ownership.

Sincerely yours,

Edmond Ghandour/sng

Edmond Ghandour
President

Enc.

Ccc: Mountain Lake Development Corporation
Tanam Corp.

Parcel Descriptions

Legal description:Parcel I:

A part of Rancho Noche Buena and Monterey City Lands Tract No. 1 in County of Monterey, State of California, being a part of that certain 86.75 acre tract of land conveyed by T.A. Work, et ux, to Mrs. E. Roberts by Deed dated May 16, 1921, recorded in Vol. 13 of Official Records at page 444, Records of Monterey County, and particularly described as follows:

Beginning at a 4" x 4" post standing at northeasterly corner of the above mentioned 86.75 acre tract of land and in the westerly boundary of that certain strip of land, 100 feet wide, as conveyed by David Jacks, to Monterey Railroad Company by Deed dated May 1, 1880, recorded in Vol. Z of Deeds at page 472, Records of Monterey County (now known as the right of way of the Southern Pacific Railroad, Monterey Branch) and from which point of beginning the S.P.R.R. Engineer's station 594 + 60.0 C.C.T. 201/2 in center line of tract bears S. 60° 10' E., 50.3 feet distant; thence southerly along westerly boundary of said 100 foot strip of land for a distance of 1570 feet, a little more or less, to a 4" x 4" post marked "AT 1386.6" "SPRR LINE," from which SPRR Engineer's Station 610 + 51.0, C.C.T2 in centerline of tract bears S. 63° 21' E., 61.1 feet distant; thence leave said westerly boundary and running N. 53° 06' W., 1386.6 feet, at 765.6 feet to a 4" x 4" post marked "A + 621.0" "LINE", at 1243.1 feet at a 4" x 4" post marked "AT 143.5" "LINE" "WP", 1386.6 feet to a point in the mean high water line of Monterey Bay; thence along mean high water of Monterey Bay, N. 32° 08 1/2' E., 1500 feet to a point in the Northerly boundary of said 86.75 acre tract; thence along said northerly boundary up middle of canyon S. 53° 06' E., 1115.0 feet, at 132.6 feet a 4" x 4" post marked "AT 132.6" "WP" at 523.8 feet to a 4" x 6" post marked "AT 523.8" at 905.0 feet a 4" x 4" fencepost, 1115.0 feet to the place of beginning. Courses all true, declination of magnetic needle being 17° 30' East.

Excepting therefrom all that certain real property described in the Final Order of Condemnation issued out of the Superior Court of the State of California for the County of Monterey, Case No. 55706 entitled The People of the State of California, acting by and through the Department of Public Works, plaintiff, vs. Bank of America National Trust and Savings Association, et al, defendants, recorded April 1, 1966 in Reel 455 of Official Records of Monterey County at Page 620.

Parcel II:

That certain tract of land conveyed by T.A. Work, et ux, to Edith A. Roberts by Deed dated January 3, 1927 and recorded in Volume 102 of Official Records at page 129, records of Monterey County, particularly described as follows:

Beginning at the above mentioned 4" x 4" post standing at the northeast corner of the first above described tract; thence northerly along westerly boundary of the above mentioned 100 foot strip of railroad property for a distance of 210.0 feet; thence in a direct line to a 4" x 4"

Legal description -- page 2:

fence post in the northerly boundary of the said 86.75 acre tract which bears N. 53° 06' W., 210.0 feet from the place of beginning; thence along said northerly boundary S. 53° 06' E., 210.0 feet to the place of beginning. Courses all true, variation of the magnetic needle 17° 30' East.

-APNS: 011-501-004
011-501-014

END OF DOCUMENT