INDIVIDUAL GRANT DEED

The undersigned grantor(s) declare(s):

DOCUMENTARY TRANSFER TAX IS $ 952.50
XX) computed on full value of property conveyed, or
( ) computed on full value less value of liens and encumbrances remaining at time of sale.
( ) Unincorporated area: ( ) City of ____________________________, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
WAYNE E. COMBS AND PATRICIA COMBS, HUSBAND AND WIFE, AS COMMUNITY PROPERTY AS TO AN UNDIVIDED 35% INTEREST; AND ROY L. RAMEY AND CLOYE RAMEY, HUSBAND AND WIFE, AS COMMUNITY PROPERTY AS TO AN UNDIVIDED 65% INTEREST
hereby GRANT(S) to
ROBAR ENTERPRISES INC., a California Corporation

the following described real property in the
County of Los Angeles, State of California:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"

Dated: March 7, 1989

Wayne E. Combs
Patricia Combs
Roy L. Ramey
Cloye Ramey

On this the 13th day of March 1989 before me, Darth Eliopoulos
the undersigned Notary Public, personally appeared

Wayne E. Combs and Patricia Combs, Roy L. Ramey, and Cloye Ramey, personally known to me, and

I verified that the person(s) whose name(s) are subscribed to the

within instrument, and acknowledged that they executed it.

WITNESS my hand and official seal.

Notary's Signature

Darth Eliopoulos

Title Order No. 8838520-23
Escrow or Loan No. 39465E
he southern Pacific Railroad Company, recorded September 14, 1915 in book 4563 page 284 of official records of Los Angeles County, and the title of said tract is described as a tract in the North Half of the South Half of the South Quarter of the Northwest Quarter of the City of Los Angeles, County of Los Angeles, State of California.

 parcel 2:

section 10.

84.24 feet from said South line of the Northwest quarter of the tract described as a tract in the South Half of the South Quarter of the Northwest Quarter of the City of Los Angeles, County of Los Angeles, State of California.

 parcel 3:

section 10.

84.24 feet from said South line of the Northwest quarter of the tract described as a tract in the South Half of the South Quarter of the Northwest Quarter of the City of Los Angeles, County of Los Angeles, State of California.
Southern Pacific Railroad right-of-way.

Division Street as it now exists to the boundary line of the

said Section 10, extending westerly from the west line of

the said South half of South half of Northeast quarter of

Northeast quarter of Section 10, commencing at the North boundary

of the County of Los Angeles, with a strip of land 60 feet in

width, on the north edge of the City of Lancaster.

All of that portion of the South half of the South half of

the said Section 10, being a certain strip of land described as

in easement and right-of-way for road purposes in common

with others over a certain strip of land described as

Parcel 3.

Beginning

said Easement Line, 69.17 feet to the true point of

thence North 7 degrees 27 minutes 29 seconds West, along

the south line of the Northeast Quarter of Section 10,

from said South line of the Northeast Quarter of Section 10,

north 7 degrees 27 minutes 29 seconds West, 988.21 feet.

Railroad Company's Land (200 feet wide), distant from

said 214.76 feet, to a point on said Easement Line of said

minute 22 seconds West, tangent to last described curve.

an arc distance of 88.38 feet; thence South 29 degrees 58