

289339

dst-f-17-10846  
10/23/86

Recording Requested By:

When Recorded Mail To:

DESERT BREEZES ASSOCIATES  
c/o Cox, Castle & Nicholson  
5000 Birch, Suite 300  
Newport Beach, CA 92660

Attn: D. Scott Turner, Esq.

RECEIVED FOR RECORD

AT 8 30 O'CLOCK A.M.

At Request of

SAFECO TITLE INSURANCE CO.

NOV 14 1986

Recorded in Official Records  
of Riverside County, California

*William E. Stacey*  
RECORDER  
Fees \$ *14*

DECLARATION OF ANNEXATION

(DESERT BREEZES RESORT)

19/7

THIS DECLARATION OF ANNEXATION, made this 5th day of November, 1986, by DESERT BREEZES ASSOCIATES, a California joint venture ("Declarant"), is as follows:

RECITALS

A. Pursuant to that certain Assignment of Declarant's Rights recorded on February 11, 1986, as Instrument No. 33246 in the Official Records of Riverside County, Declarant is the successor-in-interest to FN Realty Services, Inc., a California corporation, under that certain Declaration of Covenants, Conditions and Restrictions for Timeshare Ownership (Desert Breezes Resort), dated December 4, 1984, and recorded December 5, 1984, as Document No. 260873, Official Records of the Riverside County Recorder (the "Declaration").

B. Declarant is the owner of certain real property (the "Property") located in the County of Riverside, State of California. The Property, known as the Desert Breezes Resort (the "Project") is presently improved with 18 dwelling units ("Units") together with related common area, all pursuant to the Declaration.

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C. Declarant is also the owner of certain real property adjacent to the Property (the "Adjacent Property") a portion of which is more particularly described in Exhibit A attached hereto. Developer has the right pursuant to Article VIII of the Declaration, to cause the Adjacent Property or a portion of the same to be annexed to the Project.

D. By this Declaration of Annexation, Declarant intends to annex the portion of Adjacent Property as described in Exhibit A, to the Project and to establish a common scheme and plan for the use, enjoyment, repair, maintenance, restoration and improvement of the Adjacent Property and the interests therein conveyed or reserved, and for the payment of taxes, assessments, insurance premiums and other expenses pertaining thereto, all as set forth in the Declaration.

NOW, THEREFORE, in furtherance of such intent, Declarant hereby declares that the annexed portion of Adjacent Property described in Exhibit A is to be held, conveyed, hypothecated, mortgaged, encumbered, leased, rented, used, occupied and improved subject to the easements, covenants, conditions and restrictions set forth in the Declaration, as the Declaration may be amended from time to time, and subject to the "Rules and Regulations," (as the quoted term is defined in the Declaration) all of which easements, covenants, conditions and restrictions and the Rules and Regulations are declared to be in furtherance of a plan established for the purpose of enhancing and perfecting the value, desirability and enjoyment of the annexed portion of the Adjacent Property, and the interest or interests therein to be conveyed or reserved. All such easements, covenants, conditions and restrictions and Rules and

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Regulations shall constitute covenants running with the land and equitable servitudes and liens, and shall be binding upon and for the benefit of Declarant and each such interest conveyed, to wit, each Timeshare, and shall be binding upon and for the benefit of all parties having or acquiring any right, title, interest or estate in the annexed portion of the Adjacent Property, including, but not limited to, the heirs, executors, administrators and assigns of any such parties and all subsequent owners and lessees of all or any part of the annexed portion of the Adjacent Property. The annexed portion of the Adjacent Property shall contain 18 Units, together with related common area, which Units are more particularly described in Exhibit B attached hereto and made a part hereof. Each of the Timeshares to be conveyed in the annexed portion of the Adjacent Property shall be identified by one of the identification numbers set forth in Exhibit B.

IN WITNESS WHEREOF, Declarant has hereunto caused this Declaration to be executed as of the day and year first above written.

"DECLARANT"

DESERT BREEZES ASSOCIATES, A JOINT VENTURE COMPOSED OF E. G. WILLIAMS COMPANY, INC., A CALIFORNIA CORPORATION AND GIBRALTEER MANAGEMENT OF PROPERTIES INC., A CALIFORNIA CORPORATION

E. G. WILLIAMS COMPANY, INC., a California corporation, Joint Venturer

By: Elizabeth G. Williams  
ELIZABETH G. WILLIAMS,  
PRESIDENT

GIBRALTEER MANAGEMENT OF PROPERTIES, INC., a California corporation, Joint Venturer

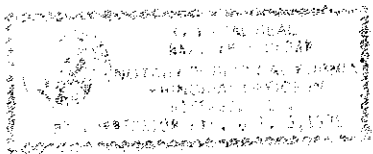
By: E. G. Williams  
E. G. WILLIAMS, Attorney-in-Fact

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STATE OF CALIFORNIA )  
COUNTY OF Riverside ) ss.

On November 5, 1986, before me, the undersigned, a Notary Public in and for said State, personally appeared E. G. Williams, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as President of E. G. Williams Company, Inc., the corporation that executed the within instrument as a joint venturer of Desert Breezes Associates, and acknowledged to me that such corporation executed the same both individually and as joint venturer of said joint venture and that such joint venture also executed the same.

WITNESS my hand and official seal.

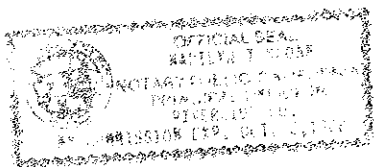


Nevada T. Sloan  
Notary Public

STATE OF CALIFORNIA )  
COUNTY OF Riverside ) ss.

On November 5, 1986, before me, the undersigned, a Notary Public in and for said State, personally appeared E. G. Williams, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as the Attorney-in-Fact of Gibraltar Management Properties, Inc. the corporation that executed the within instrument as a joint venturer of Desert Breezes Associates, and acknowledged to me that such corporation executed the same both individually and as joint venturer of said joint venture and that such joint venture also executed the same.

WITNESS my hand and official seal.



Nevada T. Sloan  
Notary Public

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ANNEXED PORTION OF ADJACENT PROPERTY

All that certain real property located in the County of Riverside, State of California, and more particularly described as Lot 44, Tract No. 19748-2, as shown by map on file in Book 147, Pages 13 through 18, inclusive, of Maps in the Official Records of the County Recorder of Riverside County, California; and as amended by Certificate of Correction recorded April 23, 1985 as Instrument No. 84677, Official Records of the County Recorder of Riverside County, California.

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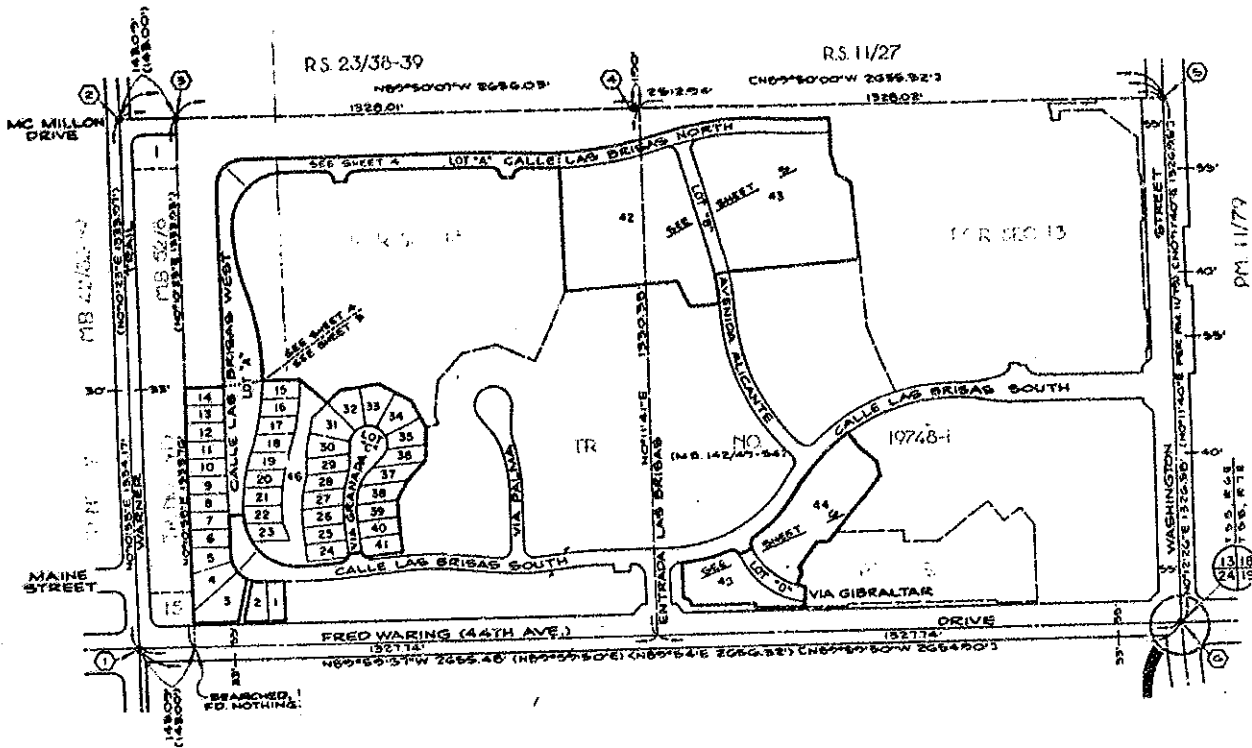
IDENTIFICATION OF UNITS  
AND TIMESHARE IDENTIFICATION NUMBERS

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA

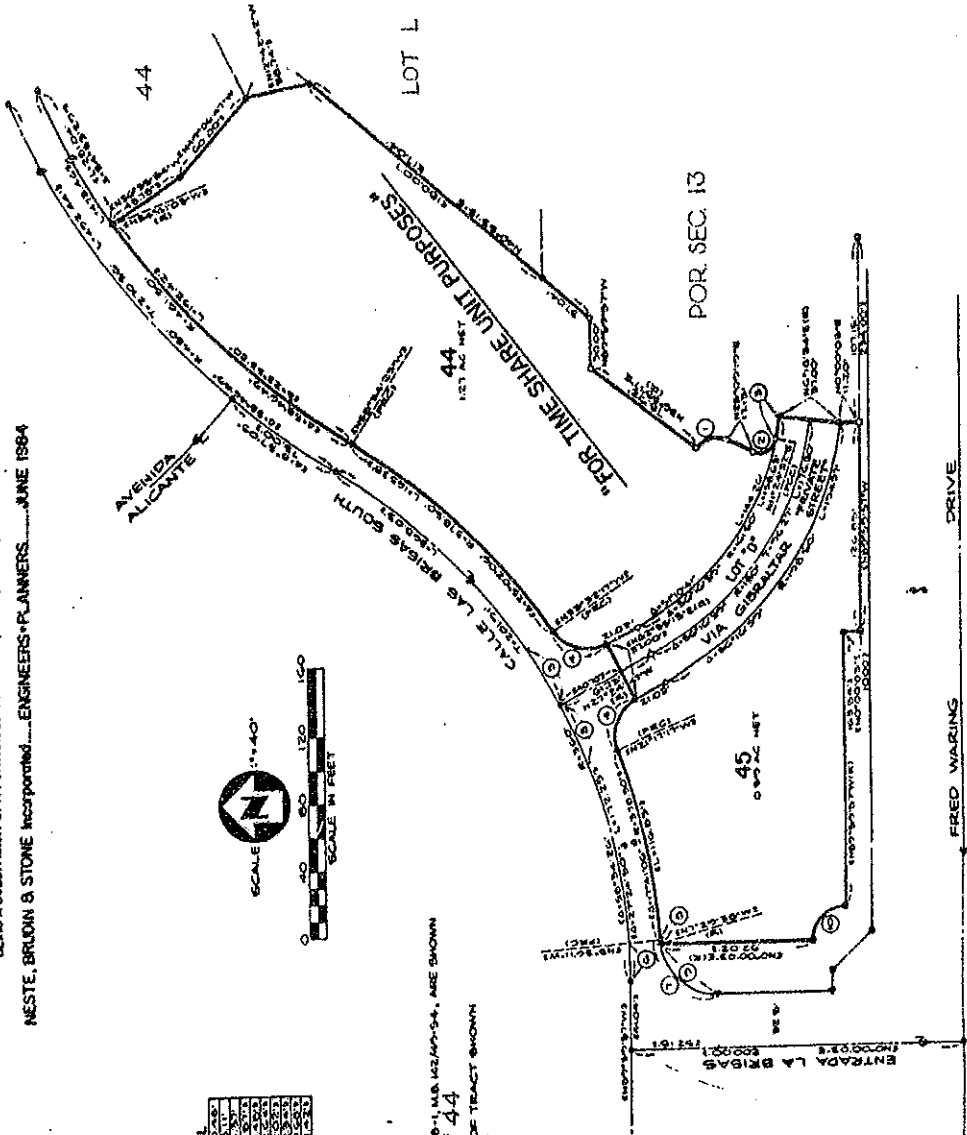
**TRACT NO. 19748-2**

BEING A SUBDIVISION OF A PORTION OF SECTION 13, T. 5 S., R. 6 E., S.B.M.

NESTE, BRUDIN & STONE Incorporated.....ENGINEERS•PLANNERS.....JUNE 1984

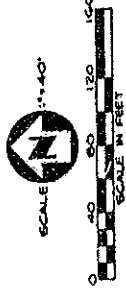


IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 19748-2**  
 BEING A SUBDIVISION OF A PORTION OF SECTION 13, T.9S., R.3E., S.B.M.  
 NESTE, BRUON & STONE, Incorporated...ENGINEERS-PLANNERS...JUNE 1984



**CURVE DATA**

Curve No.	A	B	T	L
1	10.00	10.00	10.00	10.00
2	10.00	10.00	10.00	10.00
3	10.00	10.00	10.00	10.00
4	10.00	10.00	10.00	10.00
5	10.00	10.00	10.00	10.00
6	10.00	10.00	10.00	10.00
7	10.00	10.00	10.00	10.00
8	10.00	10.00	10.00	10.00
9	10.00	10.00	10.00	10.00
10	10.00	10.00	10.00	10.00
11	10.00	10.00	10.00	10.00
12	10.00	10.00	10.00	10.00
13	10.00	10.00	10.00	10.00
14	10.00	10.00	10.00	10.00
15	10.00	10.00	10.00	10.00
16	10.00	10.00	10.00	10.00
17	10.00	10.00	10.00	10.00
18	10.00	10.00	10.00	10.00
19	10.00	10.00	10.00	10.00
20	10.00	10.00	10.00	10.00



NOTE:  
 ADJOINING LOTS IN TRACT NO. 19748-1, M.S. 12/21/73-74, ARE SHOWN  
 IN SHADOW LETTERING. EXAMPLE: 44  
 TOTAL GROSS AREA OF PORTION OF TRACT SHOWN  
 ON THIS SHEET ONLY IS 2.07 AC.

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TIMESHARE IDENTIFICATION NUMBERS

For purposes of identifying each Timeshare in the Project, each Timeshare shall be assigned a specific and separate identification number from the series of numbers set forth below:

			<u>SEASON</u>		
			<u>HIGH (RED)</u>	<u>SWING (WHITE)</u>	<u>LOW (BLUE)</u>
			<u>(23 Weeks)</u>	<u>(21 Weeks)</u>	<u>(7 Weeks)</u>
<b>BUILDING 28</b>					
Unit	211	2 Bedroom	212307-212329	222583-222603	232835-232841
Unit	212	1 Bedroom	112001-112023	122139-122159	132265-132271
Unit	213	1 Bedroom	112024-112046	122160-122180	132272-132278
Unit	214	2 Bedroom	212330-212352	222604-222624	232842-232848
Unit	215	2 Bedroom	212353-212375	222625-222645	232849-232855
Unit	216	2 Bedroom	212376-212398	222646-222666	232856-232862

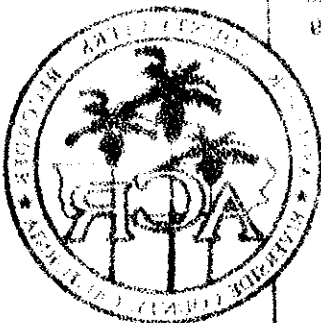
**BUILDING 29**

Unit	217	2 Bedroom	212399-212421	222667-222687	232863-232869
Unit	218	1 Bedroom	112047-112069	122181-122201	132279-132285
Unit	219	1 Bedroom	112070-112092	122202-122222	132286-132292
Unit	220	2 Bedroom	212422-212444	222688-222708	232870-232876
Unit	221	2 Bedroom	212445-212467	222709-222729	232877-232883
Unit	222	2 Bedroom	212468-212490	222730-222750	232884-232890

**BUILDING 30**

Unit	223	2 Bedroom	212491-212513	222751-222771	232891-232897
Unit	224	1 Bedroom	112093-112115	122223-122243	132293-132299
Unit	225	1 Bedroom	112116-112138	122244-122264	132300-132306
Unit	226	2 Bedroom	212514-212536	222772-222792	232898-232904
Unit	227	2 Bedroom	212537-212559	222793-222813	232905-232911
Unit	228	2 Bedroom	212560-212582	222814-222834	232912-232918

(Nothing herein contained shall be deemed to convey with any Timeshare an interest in any specific Unit identified above.)



of the State of Florida, Department of Banking and Finance, is hereby certified that the foregoing information is true and correct as shown on the records of the Department of Banking and Finance, State of Florida.

*[Signature]*

Assistant Secretary, Department of Banking and Finance, State of Florida

Dated: \_\_\_\_\_

END RECORDED DOCUMENT



296714

AR 9670

Recording Requested By:  
CHICAGO TITLE COMPANY

Glen Ivy Resorts, Inc.  
268 N. Lincoln Avenue, Suite 11  
Corona, California 91720

Attention: James C. Vellema

RECEIVED FOR RECORD  
AT 8:30 O'CLOCK A.M.  
At Request of  
CHICAGO TITLE INS. CO.

OCT 13 1988

Recorded in Official Records  
of Riverside County, California

*William E. Green*  
RECORDER  
Fee \$ 15

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DECLARATION OF ANNEXATION

(DESERT BREEZES RESORT)

THIS DECLARATION OF ANNEXATION, made this 24<sup>th</sup> day of SEPTEMBER, 1988, by GLEN IVY RESORTS, INC., A California corporation ("Declarant"), is as follows:

RECITALS

A. Pursuant to that certain Declaration of Covenants, Conditions and Restrictions for Timeshare Ownership (Desert Breezes Resort), dated December 4, 1984, and recorded December 5, 1984, as Document No. 260873, Official Records of the Riverside County Recorder (the "Declaration") which affects certain real property (the "Property") located in the County of Riverside, State of California. The Property, known as the Desert Breezes Resort (the "Project") is presently improved with 36 dwelling units ("Units") together with related common area, all pursuant to the Declaration.

B. Declarant is the owner of certain real property adjacent to the Property (the "adjacent Property") which is more particularly described in Exhibit A attached hereto. Developer has the right pursuant to Article VIII of the Declaration, to cause the Adjacent Property or a portion of the same to be annexed to the Project.

C. By this Declaration of Annexation, Declarant intends to annex the portion of Adjacent Property as described in Exhibit A, to the Project and to establish a common scheme and plan for the use, enjoyment, repair, maintenance, restoration and improvement of the Adjacent Property and the interests therein conveyed or reserved, and for the payment of taxes, assessments, insurance premiums and other expenses pertaining thereto, all as set forth in the Declaration.

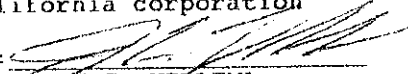
296714

NOW THEREFORE, in furtherance of such intent, Declarant hereby declares that the annexed portion of Adjacent Property described in Exhibit A is to be held, conveyed, hypothecated, mortgaged, encumbered, leased, rented, used, occupied and improved subject to the easements, covenants, conditions and restrictions set forth in the Declaration, as the Declaration may be amended from time to time, and subject to the "Rules and Regulations," (as the quoted term is defined in the Declaration) all of which easements, covenants, conditions and restrictions and the Rules and Regulations are declared to be in furtherance of a plan established for the purpose of enhancing and perfecting the value, desirability and enjoyment of the annexed portion of the Adjacent Property, and the interest or interests therein to be conveyed or reserved. All such easements, covenants, conditions and restrictions and Rules and Regulations shall constitute covenants running with the land and equitable servitudes and liens, and shall be binding upon and for the benefit of Declarant and each such interest conveyed, to wit, each Timeshare, and shall be binding upon and for the benefit of all parties having or acquiring any right, title, interest or estate in the annexed portion of the Adjacent Property, including, but not limited to, the heirs, executors, administrators and assigns of any such parties and all subsequent owners and leasees of all or any part of the annexed portion of the Adjacent Property. The annexed portion of the Adjacent Property shall contain 40 Units, together with related common area, which Units are more particularly described in Exhibit B attached hereto and made a part hereof. Each of the Timeshares to be conveyed in the annexed portion of the Adjacent Property shall be identified by one of the identification numbers set forth in Exhibit E.

IN WITNESS WHEREOF, Declarant has hereunto caused this Declaration to be executed as of the day and year first-above written.

"DECLARANT"

GLEN IVY RESORTS, INC., a  
California corporation

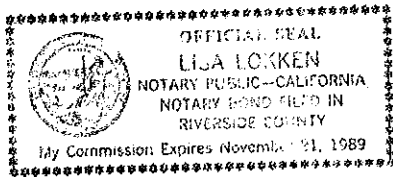
By:   
JAMES C. VELLEMA  
ASSISTANT SECRETARY

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STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF RIVERSIDE )

On SEPTEMBER 2, 19 88, before me, the undersigned, a Notary Public in and for said State, personally appeared James C. Vellema, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as Assistant Secretary of Glen Ivy Resorts, Inc., the corporation that executed the within instrument as a joint venturer of Desert Breezes Associates, and acknowledged to me that such corporation executed the same both individually and as joint venturer of said joint venture and that such joint venture also executed the same.

WITNESS my hand and official seal.



Lisa Lokken  
Notary Public

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ANNEXED PORTION OF ADJACENT PROPERTY

LOTS 83, 86 AND LOT "C" OF TRACT NO. 19748-3, AS SHOWN BY MAP ON  
FILE IN BOOK 156 PAGES 78 TO 83 OF MAPS, RECORDS OF RIVERSIDE  
COUNTY, CALIFORNIA.

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TIMESHARE IDENTIFICATION NUMBERS

For purposes of identifying each Timeshare in the Project, each Timeshare in this Declaration shall be assigned a specific and separate identification number from the series of numbers set forth below:

SEASON

	HIGH(Red)	SWING(White)	LOW(Blue)
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Building 31  
 One Bedroom  
 Unit Nos.  
 77-824C  
 77-826  
 77-828C  
 77-830C  
 77-832  
 77-834C

	711000 through 711138	712000 through 712126	713000 through 713042
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Lockout Unit Nos.

77-824B  
 77-828B  
 77-830B  
 77-834B

	701000 through 701092	702000 through 702084	703000 through 703028
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Building 32  
 One Bedroom  
 Unit Nos.

77-850C  
 77-852  
 77-854C  
 77-856C  
 77-858  
 77-860C

	711139 through 7111276	712127 through 712252	713043 through 713084
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Lockout Unit Nos.

77-850B  
 77-854B  
 77-856B  
 77-860B

	701093 through 701184	702085 through 702168	703029 through 703056
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296714

SEASON

HIGH(Red)	SWING(White)	LOW(Blue)
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Building 33  
One Bedroom  
Unit Nos.

77-880C  
77-882  
77-884C  
77-886C  
77-888  
77-890C

711277 through 711414	712253 through 712378	713085 through 713126
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Lockout  
Unit Nos.

77-880B  
77-884B  
77-886B  
77-890B

701185 through 701276	702169 through 702252	703057 through 703084
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Building 34  
One Bedroom  
Unit Nos.

77-936C  
77-938  
77-940C  
77-942C  
77-944  
77-946C

711415 through 711553	712379 through 712504	713127 through 713168
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Lockout  
Unit Nos.

77-936B  
77-940B  
77-942B  
77-946B

701277 through 701368	702253 through 702336	703085 through 703112
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END RECORDED DOCUMENT

DBannex



EXHIBIT "A"  
Page 3 of 3

is a true and correct copy of the original as shown to me by the person who presented it to me.

I, \_\_\_\_\_, Clerk of the Court, do hereby certify that the foregoing is a true and correct copy of the original as shown to me by the person who presented it to me.

Witness my hand and the seal of the Court at \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
Clerk of the Court