

RECORDED AT REQUEST OF  
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CITY OF CAMARILLO  
P.O. BOX 248  
CAMARILLO, CALIFORNIA 93010

031278

RECORDING OF  
VENTURA COUNTY RECORDER  
ROBERT L. HAMM

COVENANT AND AGREEMENT  
REGARDING USE AND MAINTENANCE

APR 6 9 35 AM '81

FREE -4

OF

CONJUNCTIONAL PARKING SPACE

This Covenant and Agreement is entered into by and between the City of Camarillo (hereinafter the "City") and Camarillo I Investment Group, Camarillo II Investment Group and Camarillo III Investment Group, (hereinafter individually "Owner" and collectively the "Owners"). The Owners hereby certify as follows:

A. They are the owners of the hereinafter legally described real property located in the City of Camarillo, State of California, all more particularly described as follows:

Parcels 1, 2 and 3 of Parcel Map L.D. 131 A as recorded in the County Recorder's Office of the County of Ventura, City of Camarillo, State of California, in Book 31, page 45 and 46 of Parcel Maps.

B. An application was submitted to the City by Murray Siegel for permission to develop Parcels 1, 2 and 3 of Parcel Map LD-131 A, which proposed development is referred to as IPD-54 and as a condition to approval of the proposed development, the City has required the Owners of Parcels 1, 2 and 3 of Parcel Map 131 A to enter into this agreement. It shall be binding on the successors and assigns of the Owners and may not be altered, amended, or terminated without the written consent of the City.

Now, therefore, in consideration of their mutual covenants and conditions, the parties hereto agree as follows:

1. The northwesterly four parking spaces (or portion thereof) of Parcel 1, as set forth on Exhibit "A" attached hereto and incorporated herein by this reference, for parking automobiles and the approaches thereto and the entry into and egress therefrom shall be hereby granted by the undersigned Owner of Parcel 1 for maintenance and use by the undersigned Owner of Parcel 2, and the successors in interest and used by the employees, customers, patrons, and business invitees of and of the successors in interest.

2. The northwesterly nine parking spaces of Parcel 2, as set forth on said Exhibit "A", for parking automobiles and the approaches thereto and the entry into and egress therefrom shall be hereby granted by the undersigned Owner of Parcel 2 for the maintenance and use by the undersigned Owner of Parcel 3, and the successors in interest and used by the employees, customers, patrons, and business invitees of and of the successors in interest.

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3. This Covenant and Agreement shall run with the land and shall be binding upon the Owners, any future owners, encumbrancers, their successors, heirs or assigns, and shall continue in effect until released by the City, at such time as it is no longer necessary to serve the subject property, as required by the provisions of the Codes and Regulations of the City of Camarillo.

DATED this 3rd day of February, 1981.

Camarillo I Investment Group

Camarillo I Investment Group

Camarillo II Investment Group

Camarillo II Investment Group

Camarillo III Investment Group

Camarillo III Investment Group

Owners

Owners

February 12, 1981

By Murray Siegel  
General Partner

By Murray Siegel  
General Partner

By Murray Siegel  
General Partner

By Murray Siegel  
General Partner

By Murray Siegel  
General Partner

By Murray Siegel  
General Partner

CITY OF CAMARILLO

By Thomas W. Cole  
City Manager

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TO 1946 CA (9-74)  
(Partnership)

STATE OF CALIFORNIA

COUNTY OF Los Angeles } SS.

On February 12, 1981

before me, the undersigned, a Notary Public in and for said State, personally appeared

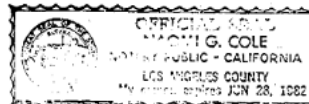
Murray Siegel

known to me  
to be one of the partners of the partnershipS  
that executed the within instrument, and acknowledged to me  
that such partnership executed the same.

WITNESS my hand and official seal.

Signature

Naomi G. Cole  
Naomi G. Cole



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(This area for official notarial seal)

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STATE OF CALIFORNIA  
COUNTY OF VENTURA

ON February 2, 1981 BEFORE ME, KATHLEEN MARY  
KELLY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY  
APPEARED Thomas W. Oglesby

City Manager - City of Camarillo, CA

KNOWN TO ME TO BE THE PERSON(S) WHOSE NAME(S) is SUBSCRIBED  
TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT he EXECUTED THE  
SAME.

WITNESS MY HAND AND OFFICIAL SEAL.

*Kathleen M. Kelly*



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BUILDING ADDRESS

|         |                     |          |            |
|---------|---------------------|----------|------------|
| Bldg. A | 551 Calle San Pablo | Parcel 1 | Tract 2620 |
| Bldg. B | 557 Calle San Pablo | Parcel 1 | Tract 2620 |
| Bldg. C | 487 Calle San Pablo | Parcel 2 | Tract 2620 |
| Bldg. D | 461 Calle San Pablo | Parcel 3 | Tract 2620 |

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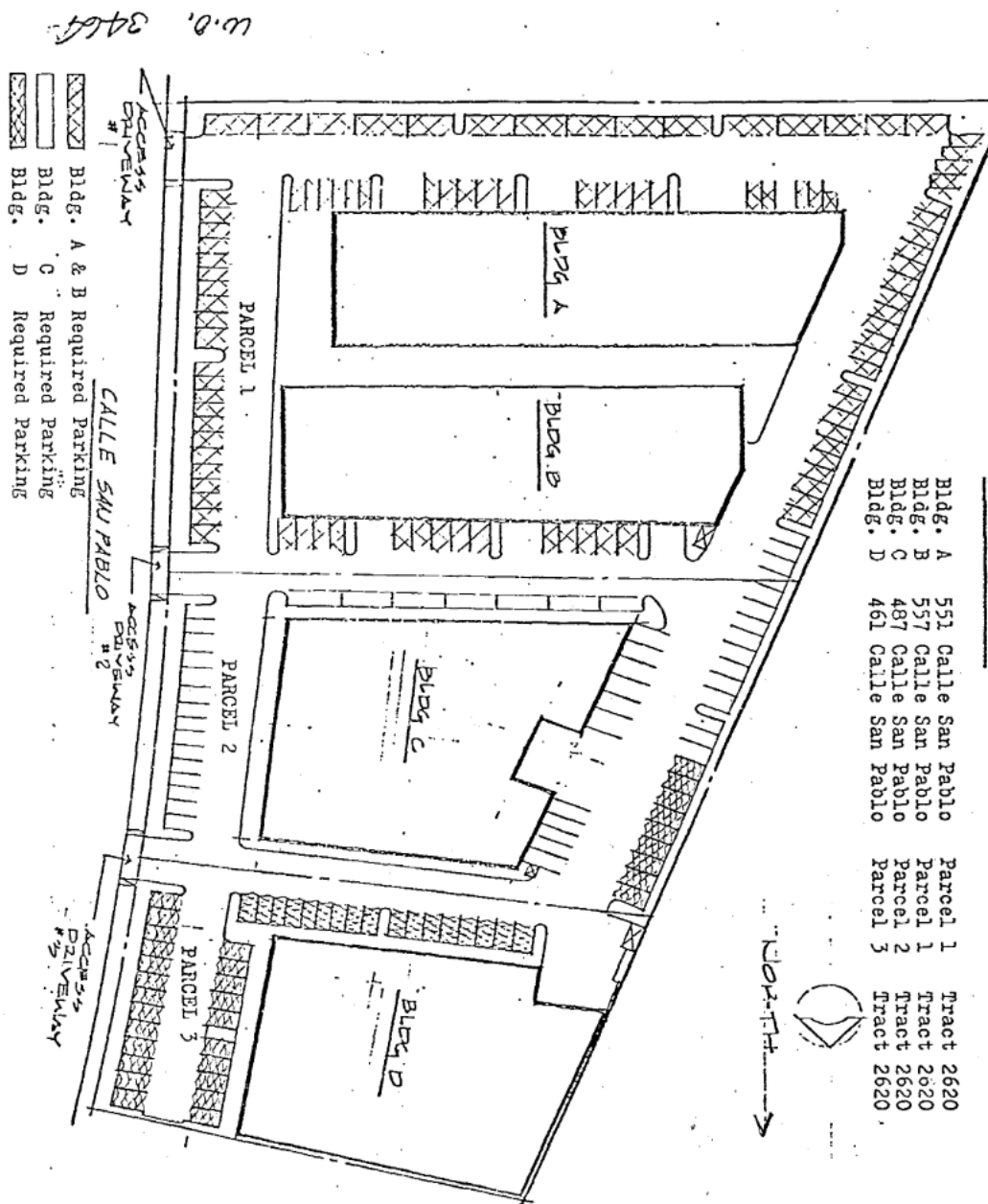


EXHIBIT "A"

MEMO: Legibility of  
Typing or Printing  
UNSATISFACTORY in  
Portions of this Document