

CITY OF REDLANDS

AGREEMENT FOR WATER SERVICE TO
THE IHRIG GROVE

This agreement is executed by and between the City of Redlands, hereinafter called "City", the Lugonia Mutual Water Company, hereinafter called "Company" and Mr. and Mrs. Ihrig, on this 11th day of January 1989.

RECITALS

1. The Ihrigs maintain an orange grove of approximately 6.5 acres located north of Redlands Boulevard, east of New York Street and south of the I-10 Freeway. The legal description of said property is attached hereto as Exhibit "A" and incorporated herein.
2. The Ihrig grove is currently provided irrigation water from the Company based on the Ihrig's ownership of 13 1/4 shares of Company stock and renting 12 additional shares of stock, for a total of 25 1/4 shares.
3. The Company desires to abandon an old deteriorated irrigation pipeline west of Judson Street which currently only serves the Ihrig grove.
4. The Company Zanjero cannot accurately measure or control the flow of water to the Ihrig grove because of removal of weir boxes and the deteriorated condition of the pipeline.
5. The California Department of Transportation is obtaining more right-of-way near the Ihrig grove which necessitates the relocation of the Company irrigation pipeline at a substantial expense to the State.
6. The City is a large shareholder in the Company and has the capability to serve the Ihrig grove with water through its water distribution system and through a meter located on Texas Street.

COVENANTS

For and in consideration of the mutual covenants set forth herein, City, Company and Ihrigs agree as follows:

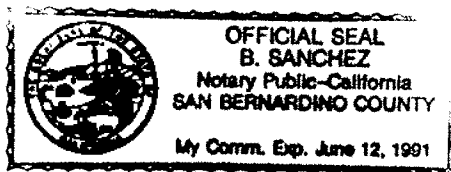
1. The City will provide water to the Ihrig grove up to the the entitlement from 25 1/4 Company shares from a water meter located on Texas Street under the same terms and conditions as they currently enjoy with Company.
2. Company agrees that City can obtain delivery at the City's Hinckley Water Treatment Plant of an amount of raw water equal to Ihrig's water entitlement from Company based on their ownership and rental of Company stock.
3. The amount of water delivered by Company per share is as follows: May 1 through October 31, 3.8 miner inch days per month and November 1 through April 30, 2.4 miner inch days per month.
4. Water utilized by the Ihrig's in excess of their Company water entitlement will be billed at the City's normal commodity water rate.
5. The Ihrigs will provide written notice to the City of their agreement to rent Company shares and the number of shares both owned and rented by them on April first of each year.
6. The City water meter on Texas Street will connect to the existing Ihrig irrigation pipeline which extends to the grove from Texas Street by way of an easement along the property line between the City property leased to the Armory on the north and the Redlands Unified School District property on the south. The City consents to entry of the Ihrigs or their agent on said City property for the maintenance and repair of their private irrigation pipeline.
7. This agreement terminates when the grove is taken out of production or the property is sold.

IN WITNESS WHEREOF, the parties have subscribed their names this day and year, herinabove written.

ATTEST

[Signature]
City Clerk, City of Redlands

NOTARY FOR LUGONIA WATER COMPANY:



NOTARY FOR IHRIG GROVE:

State of California
County of San Bernardino
On this the 11 day of January 19 89
before me, Alice E. Smith
the undersigned Notary Public, personally appeared
Loueva Y. Ihrig and Carl W. Ihrig

☒ personally known to me
☐ proved to me on the basis of satisfactory evidence
to be the person(s) whose name(s) are subscribed to the
within instrument, and acknowledged that they executed it.
WITNESS my hand and official seal.

[Signature]
Notary's Signature

Trustors Security Service 1624 Hamlet Ave. Whittier, CA 90602

GENERAL ACKNOWLEDGMENT GA 103 HB

CITY OF REDLANDS

[Signature]

Mayor

State of California

County of San Bernardino

On this the 11th day of January 19 89

before me B. Sanchez

the undersigned Notary Public, personally appeared

G. R. Rees

☐ personally known to me

☒ proved to me on the basis of satisfactory evidence
to be the person(s) who executed the within instrument as

President

or on behalf of the corporation therein
named, and acknowledged to me that the corporation executed it.
WITNESS my hand and official seal.

[Signature]
Notary's Signature Commission Expires 6-12-91

LUGONIA WATER COMPANY

[Signature]
G. R. Rees, President

IHRIG GROVE

[Signature]
Carl W. Ihrig

[Signature]
Loueva Ihrig

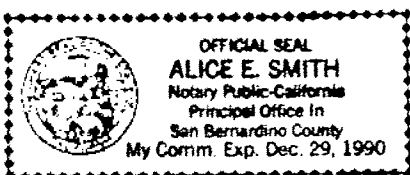


EXHIBIT "A"

Real property in the County of San Bernardino, State of California, described as follows:

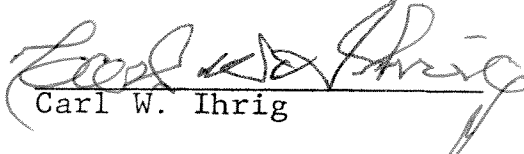
The Southwest quarter of Lot or Block 28 of BARTON RANCH, in the City of Redlands, County of San Bernardino, State of California, as per plat recorded in Book 6 of Maps, page 19, records of said County.

SAVING AND EXCEPTING therefrom the right of way of the Southern California Railroad Company, as located across said Block.

ALSO EXCEPT that portion lying South of said Railroad right of way.

Assessor's Parcel No. 501 169 261 24


Loueva Y. Ihrig


Carl W. Ihrig