'25SEP10 AM 11:55 CITY CLERK

DEPARTMENT OF DESIGN AND CONSTRUCTION
KA ʻOIHANA HAKULAU A ME KE KĀPILI
CITY AND COUNTY OF HONOLULU

650 SOUTH KING STREET, 11TH FLOOR • HONOLULU, HAWAIʻI 96813
PHONE: (808) 768-8480 • FAX: (808) 768-4567 • WEBSITE: honolulu.gov

RICK BLANGIARDI
MAYOR
MEIA

HAKU MILLES, P.E.
DIRECTOR
PO'O

MARK YONAMINE, P.E.
DEPUTY DIRECTOR
HOPE PO'O

LA25-387.SM
878907

September 8, 2025

The Honorable Tommy Waters
Chair and Presiding Officer
and Members
Honolulu City Council
530 South King Street, Room 202
Honolulu, Hawaiʻi 96813

Dear Chair Waters and Councilmembers:

SUBJECT: Haʻakea at Hoʻopili Subdivision

We request your consideration of the ensuing dedication documents conveying roadways and easements for public use in ʻEwa. All improvements have been constructed, completed and certified as meeting City requirements.

Ordinance 10-20 does not affect easements, therefore, we recommend that the Deed and Grant documents be approved and accepted by the Council of the City and County of Honolulu, effective as of the date of recordation at the Bureau of Conveyances. Also, accompanying this letter is a map showing the roadways and easements to be dedicated and copies of the Deed and Grant documents.

(1) Deed conveying roadway Lots 19886 and 19887;
(2) Grant of Flowage Easement 11180;
(3) Grant of Temporary Road Turnaround Easements 11178 and 11179.

Upon completion, please forward the documents to the Department of Design and Construction, Land Division, for further processing.

Respectfully,

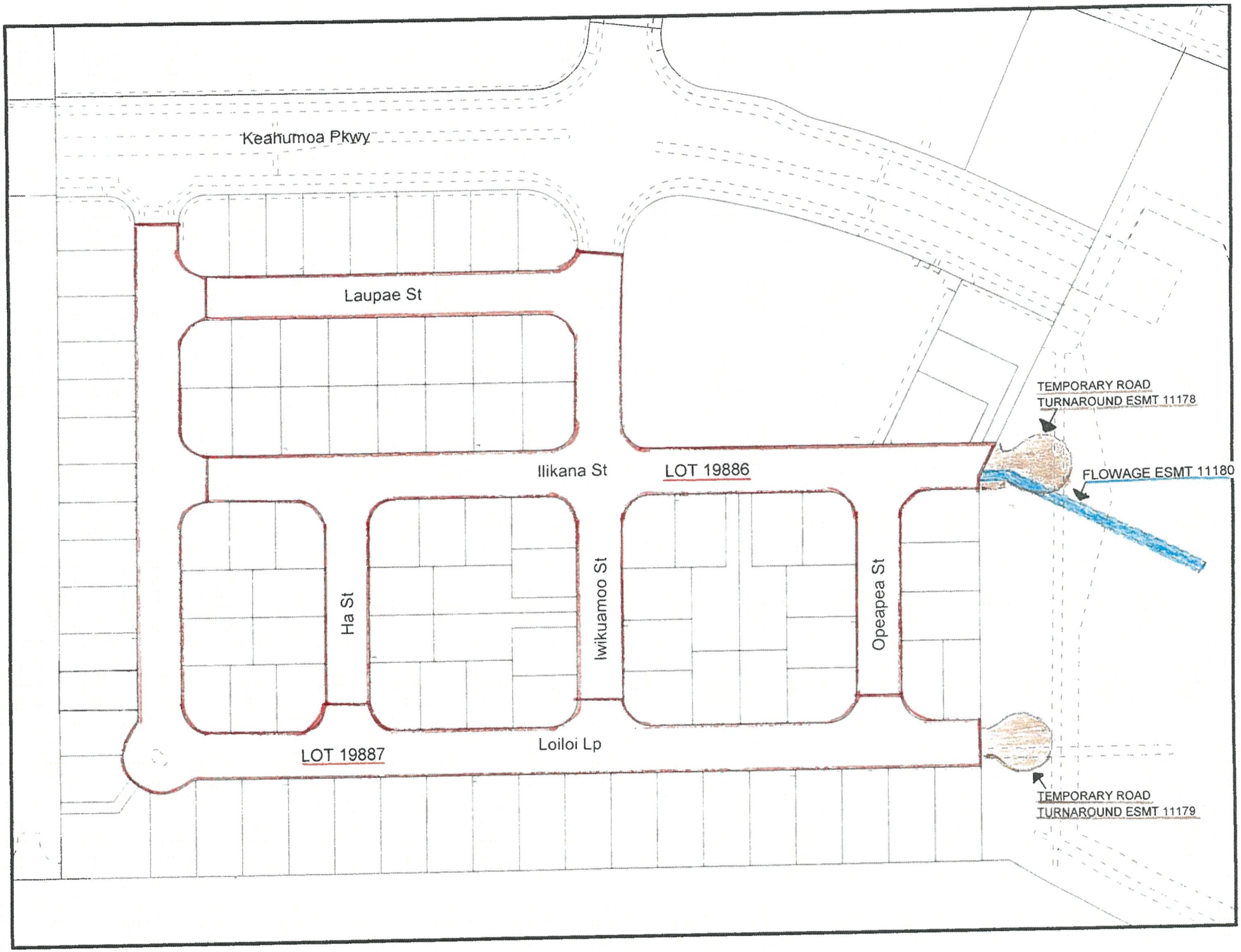
Haku Milles, P.E., LEED AP
Director

Enclosures (4)

APPROVED:

Michael D. Formby, Managing Director
Office of the Managing Director

DEPT. COM. 698


Keahumoa Pkwy
Laupae St
Ilikana St
LOT 19886
TEMPORARY ROAD
TURNAROUND ESMT 11178
FLOWAGE ESMT 11180
Ha St
Iwikuamoo St
Opeapea St
LOT 19887
Loiloi Lp
TEMPORARY ROAD
TURNAROUND ESMT 11179

AFTER RECORDATION MAIL [ ] PICKUP [X] TO:

DIVISION OF LAND SURVEY &
ACQUISITION
CITY AND COUNTY OF HONOLULU
PHONE: (808) 768-8706

TITLE OF DOCUMENT:

DEDICATION DEED
(Ha'akea at Ho'opili Roads)

PARTIES TO DOCUMENT:

Grantor: D.R. HORTON HAWAII LLC, 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813

Grantee: City and County of Honolulu, Honolulu Hale, Honolulu, Hawaii 96813

PROPERTY DESCRIPTION:	CERTIFICATE OF TITLE NO(S).: 795,123
Lots 19886 and 19887, Map 1666 of Land Court Appl. No. 1069	

Haakea at Ho'opili Subd
R/W Lots 19886 & 19887

DEDICATION DEED
(Ha'akea at Ho'opili Roads)

KNOW ALL MEN BY THESE PRESENTS:

THIS INDENTURE, made April 20, 20 22, by and between D.R. HORTON HAWAII LLC, a Delaware limited liability company, whose address is 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813, hereinafter called "Grantor", and the CITY AND COUNTY OF HONOLULU, a municipal corporation of the State of Hawaii, whose business and post office address is Honolulu Hale, Honolulu, City and County of Honolulu, State of Hawaii, hereinafter called "Grantee".

WITNESSETH THAT:

Grantor, in consideration of the sum of ONE DOLLAR ($1.00), to it paid by Grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey unto Grantee, its successors and assigns, the property described in Exhibit "A" attached hereto and made a part hereof ("Property"),

And the reversions, remainders, rents, issues and profits thereof, and all of the estate, right, title and interest of Grantor both at law and in equity therein and thereto,

TO HAVE AND TO HOLD the same, together with all improvements, rights, easements, privileges and appurtenances thereon and thereunto belonging or appertaining or held and enjoyed therewith, unto the Grantee, its successors and assigns, forever.

And, for the consideration aforesaid, Grantor does hereby covenant and agree with Grantee that Grantor has full power and authority to sell and convey the Property described in said Exhibit "A"; that Grantor is seised in fee simple of the Property; that the Property is free and clear of and from all encumbrances, except for the encumbrances set forth in said Exhibit "A" and for real property taxes not yet due and payable; that Grantor will WARRANT AND DEFEND the same unto Grantee, its successors and assigns, forever, against the lawful claims and demands of all persons, except as aforesaid.

The terms "Grantor" and "Grantee," as and when used herein, or any pronouns used in place thereof, shall mean and include the masculine, feminine or neuter, the singular or plural number, individuals, limited liability companies or corporations, and their and each of their respective successors and assigns, according to the context thereof.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties hereunto have caused these presents to be duly executed on the day and year first above written.

D.R. HORTON HAWAII LLC,
a Delaware limited liability company

By VERTICAL CONSTRUCTION CORPORATION,
a Delaware corporation
Its Manager

By _____
Tracy Tonaki
City Manager, Hawaii Division

"Grantor"

APPROVED AS TO CONTENTS

_____
Department of Facility Maintenance

APPROVED AS TO FORM AND LEGALITY

_____
Deputy Corporation Counsel
MARILYN C. USHIJIMA

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)

On April 20, 2022, before me personally appeared **TRACY TONAKI**, to me personally known, who, being by me duly sworn or affirmed, did say that such person executed the foregoing instrument as the free act and deed of such person in the capacity shown, having been duly authorized to execute such instrument in such capacity.



Print name: Colleen Mae Okashige
Notary Public, State of Hawaii
My commission expires: 11/14/2023

Date of Doc:	undated	# Pages:	4
Name of Notary:	Colleen Mae Okashige	Notes:	Pg. count does not include exhibit
Commission Expires:	11/14/2023		
Doc. Description:	Ha'akea Dedication Deed		

(stamp or seal)



Colleen Mae Okashige APR 2 0 2022
Notary Signature Date

First Circuit, State of Hawaii

NOTARY CERTIFICATION

EXHIBIT "A"

Being all of the following lots:

LOT	AREA
19886	106,007 sq. ft.
19887	83,062 sq. ft.

as shown on Map 1666, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii with Land Court Application 1069 of the Trustees under the Will and of the Estate of James Campbell, deceased.

Being the lands described in Transfer Certificate of Title No. 795,123 issued to D.R. HORTON-SCHULER HOMES, LLC, a Delaware limited liability company.

Situate at Honouliuli, Ewa, Oahu, Hawaii.



SUBJECT HOWEVER, to the following:

A. AS TO ALL LOTS:

1. Mineral and water rights in favor of the State of Hawaii.

2. Terms and provisions contained in that certain EXCHANGE DEED acknowledged March 13, 1997 and March 14, 1997, filed in the Office of the Assistant Registrar of the Land Court, State of Hawaii, as Document No. 2378009 and recorded in the Bureau of Conveyances, State of Hawaii, as Document No. 97-055315.

3. The terms and provisions contained in that certain DECLARATION OF CONDITIONS APPLICABLE TO AN AMENDMENT OF DISTRICT BOUNDARY FROM AGRICULTURAL TO URBAN dated August 16, 2012, filed in the Office of the Assistant Registrar of the Land Court, State of Hawaii, as Document No. T-8267285 and recorded in the Bureau of Conveyances, State of Hawaii, as Document No. A-46150824.

4. The terms and provisions contained in that certain UNILATERAL AGREEMENT AND DECLARATION FOR CONDITIONAL ZONING dated May 4, 2015, filed in the Office of the Assistant Registrar of the Land Court, State of Hawaii, as Document No. T-9254221 and recorded in the Bureau of Conveyances, State of Hawaii, as Document No. A- 56020836.

B. AS TO ONLY LOT 19887:

1. Designation of Easement 11266 for landscaping and irrigation purposes, as shown on Map 1673, as set forth by Order filed as Land Court Document No. T- 10222250.

2. GRANT OF LANDSCAPING AND IRRIGATION EASEMENTS (Ho'opili Roads - Land Court Maps 1672, 1673, 1683, 1684, 1693, 1698, 1699 and 1701) in favor of HO'OPILI COMMUNITY ASSOCIATION, a Hawaii nonprofit corporation, dated May 29, 2021, filed as Land Court Document No. T-11417206, granting a non-exclusive easement for landscaping and irrigation purposes over Easement 11266.

END OF EXHIBIT "A"

AFTER RECORDATION MAIL[ ] PICKUP [X] TO:
DIVISION OF LAND SURVEY &
ACQUISITION
CITY AND COUNTY OF HONOLULU
PHONE: (808) 768-8706

TITLE OF DOCUMENT:

GRANT OF FLOWAGE EASEMENT
(Ha'akea at Ho'opili– Easement 11180)

PARTIES TO DOCUMENT:

Grantor: D.R. HORTON HAWAII LLC, a Delaware limited liability company, 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813

Grantee: City & County of Honolulu; Honolulu Hale, Honolulu, Hawaii 96813

PROPERTY DESCRIPTION:	
Easement 11180, Map 1666 of Land Court Appl. 1069, affecting Lot 17 of File Plan 2529	DOCUMENT NO.: see Exhibit "A" CERTIFICATE OF TITLE NO(S).: N/A

Ha'akea at Ho'opili Subd
F/E 11180

GRANT OF FLOWAGE EASEMENT
(Ha'akea at Ho'opili– Easement 11180)

KNOW ALL MEN BY THESE PRESENTS:

THIS INDENTURE, made this 20th day of April, 2022, by and between D.R. HORTON HAWAII LLC, a Delaware limited liability company, the address of which is 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813 ("Grantor"), in accordance with and as Declarant under that certain Master Declaration of Covenants, Conditions, Restrictions and Easements for Ho'opili filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii as Document No. T-9864231, as the same may be amended, supplemented and/or restated from time to time ("Master Declaration"), pursuant to which Grantor has reserved the rights herein exercised, and the CITY AND COUNTY OF HONOLULU, a municipal corporation of the State of Hawaii, whose principal place of business and post office address of which is Honolulu Hale, Honolulu, Hawaii 96813, hereinafter called the "Grantee";

W I T N E S S E T H :

WHEREAS, the Grantor has submitted documents to Grantee conveying certain drainage easements for the drainage of storm and surface waters from that certain tract of land sometimes referred to as Ho'opili; and

WHEREAS, storm and surface waters from said drainage easements will be discharged upon certain lands owned by Grantor and more particularly described hereinafter; and

WHEREAS, the Grantee will not accept the easements for said subdivision of the Grantor unless and until flowage easements over said land of Grantor have been conveyed to the Grantee; and

WHEREAS, Grantor is agreeable to the conveyance of said flowage easements;

NOW THEREFORE, in consideration of the foregoing and in consideration of the sum of ONE DOLLAR ($1.00), paid to the Grantor, the receipt of which is hereby acknowledged, Grantor hereby grants to the Grantee, its successors and assigns, the Flowage Easement(s) described in Exhibit "A" attached hereto and made a part hereof;

EXCEPTING AND RESERVING, HOWEVER, unto the Grantor and its successors and assigns, the right to control, direct and contain within said easement areas in any manner whatsoever the flowage of such waters from said drainage easements.

AND the parties hereto agree as follows:

1. Except for the right to control, direct and contain the flowage of said storm and surface waters as hereinabove expressly reserved by the Grantor, Grantors shall not obstruct the flowage of such waters discharged from said drainage easements and Grantor shall keep and maintain said easement areas free and clear of any structures, plantings, and debris which might divert, retard or obstruct the free flowage of said storm and surface waters.

2. It is expressly understood by the parties hereto that in the event said easement areas are developed and subdivided and other means for the disposal of all waters from said Ho'opili are provided thereby making the easements hereby granted no longer necessary, then in such event upon the approval by the City and County of Honolulu by its Department of Facility Maintenance, of such other means of drainage, the easements hereby shall automatically be terminated and cancelled without further action on the part of any of the parties hereto; provided, that the Grantee will execute any instrument necessary to cancel this grant of easement of record.

3. The Grantor, and its successors and assigns shall make no claim against the Grantee for any damage to said easement areas or improvements thereon resulting from the discharge of waters over and across said easement areas as aforesaid.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed by their proper officers as of the day and year first above written.

D.R. HORTON HAWAII LLC,
a Delaware limited liability company,

By VERTICAL CONSTRUCTION CORPORATION,
a Delaware corporation
Its Manager

By _____
Tracy Tonaki
City Manager, Hawaii Division

Grantor

CITY AND COUNTY OF HONOLULU

By _____
_____, Mayor

"Grantee"

APPROVED AS TO CONTENTS

_____
Department of Facility Maintenance

APPROVED AS TO FORM AND
LEGALITY

_____
Deputy Corporation Counsel

MARILYN C. USHIJIMA

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)

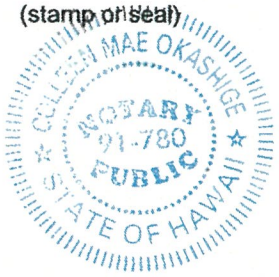
On April 20, 2022, before me personally appeared **TRACY TONAKI**, to me personally known, who, being by me duly sworn or affirmed, did say that such person executed the foregoing instrument as the free act and deed of such person in the capacity shown, having been duly authorized to execute such instrument in such capacity.

COLLEEN MAE OKASHIGE NOTARY 91-780 PUBLIC STATE OF HAWAII



Colleen Mae Okashige
Print name: Colleen Mae Okashige
Notary Public, State of Hawaii
My commission expires: 11/14/2023

Date of Doc:	undated	# Pages:	6
Name of Notary:	Colleen Mae Okashige	Notes:	Pg. count does not include exhibit
Commission Expires:	11/14/2023		
Doc. Description:	Ha'akea Flowage Grant		(stamp or seal)
			COLLEEN MAE OKASHIGE NOTARY 91-780 PUBLIC STATE OF HAWAII
Colleen Mae Okashige			
Notary Signature	Date		
First Circuit, State of Hawaii			
NOTARY CERTIFICATION			



STATE OF HAWAII)
: SS.
CITY AND COUNTY OF HONOLULU)

On this _____ day of _____, 20____, before me appeared _____, to me personally known, who, being by me duly sworn, did say that he is the Mayor of the CITY AND COUNTY OF HONOLULU, a municipal corporation, and that the seal affixed to said instrument is the corporate seal of said municipal corporation, and that the instrument dated _____, containing ____ pages, being a _____, was signed and sealed in behalf of said municipal corporation by authority of its City Council, and said _____ acknowledged the instrument to be the free act and deed of said municipal corporation.

_____
Notary Public, First Circuit Court, State of Hawaii
Print Name:_____

My commission expires:_____

Date of Doc: _____	# Pages: _____
Name of Notary: _____	Notes: _____
Commission Expires: _____	_____
Doc. Description: _____	
_____	(stamp or seal)
_____	
_____	
Notary Signature Date	
First Circuit, State of Hawaii	
NOTARY CERTIFICATION	

EXHIBIT "A"

All of that certain parcel of land situate at Honouliuli, Ewa, Oahu, Hawaii, more particularly described as follows:

Description Compared and Checked Land Division

Being **Easement 11180**, area 2,639 square feet, for flowage purposes, as shown on Map 1666, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii with Land Court Application 1069 of the Trustees under the Will and of the Estate of James Campbell, deceased, affecting the land described as follows:

Lot 17 of the "HO'OPILI PHASE 5 BULK LOT SUBDIVISION", as shown on File Plan 2529, filed in the Bureau of Conveyances of the State of Hawaii.

Being the premises acquired by Trustees' Limited Warranty Deed with Covenants and Reservations of Rights

GRANTOR:	C.R. CHURCHILL, D.A. HEENAN, RICHARD W. GUSHMAN, II and RONALD J. ZLATOPER, the duly appointed, qualified and acting TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, DECEASED
GRANTEE:	D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company
DATED:	March 1, 2006
FILED:	Land Court Document No. 3398322
RECORDED:	Document No. 2006-039948

SUBJECT, HOWEVER, to the following:

1. Mineral and water rights of any nature.

2. The terms and provisions contained in the following:

INSTRUMENT:	EXCHANGE DEED
DATED:	--- (acknowledged March 13, 1997 and March 14, 1997)
FILED:	Land Court Document No. 2378009
RECORDED:	Document No. 97-055315

3. The terms and provisions contained in the following:

INSTRUMENT:	TRUSTEES' LIMITED WARRANTY DEED WITH COVENANTS AND RESERVATION OF RIGHTS
DATED:	March 1, 2006
FILED:	Land Court Document No. 3398322
RECORDED:	Document No. 2006-039948

4. The terms and provisions contained in the following:

INSTRUMENT:	DECLARATION OF RESERVED RIGHTS
DATED:	March 1, 2006

FILED: Land Court Document No. 3398323
RECORDED: Document No. 2006-039949
PARTIES: C.R. CHURCHILL, D.A. HEENAN, RICHARD W. GUSHMAN, II, and RONALD J. ZLATOPER, the duly appointed qualified and acting TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, deceased, "the Estate", and D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company, dba D.R. Horton-Schuler Division, "Horton"

ASSIGNMENT OF RIGHTS dated April 26, 2007, effective dated January 22, 2007, filed as Land Court Document No. 3593229, recorded as Document No. 2007-074790, by and between TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, DECEASED, acting in their fiduciary and not in their individual capacities, "Trustees", and JAMES CAMPBELL COMPANY LLC, a Delaware limited liability company, "Assignee".

PARTIAL ASSIGNMENT AND ASSUMPTION OF RIGHTS AND OBLIGATIONS effective April 26, 2007, filed as Land Court Document No. 3593230, recorded as Document No. 2007-074791, by and between JAMES CAMPBELL COMPANY LLC, a Delaware limited liability company, "Assignor", and ROMAN CATHOLIC CHURCH IN THE STATE OF HAWAII, a Hawaii nonprofit corporation, "Assignee".

5. The terms and provisions contained in the following:

INSTRUMENT: DECLARATION OF CONDITIONS APPLICABLE TO AN AMENDMENT OF DISTRICT BOUNDARY FROM AGRICULTURAL TO URBAN
DATED: August 16, 2012
FILED: Land Court Document No. T-8267285
RECORDED: Document No. A-46150824

6. The terms and provisions contained in the following:

INSTRUMENT: UNILATERAL AGREEMENT AND DECLARATION FOR CONDITIONAL ZONING
DATED: May 4, 2015
FILED: Land Court Document No. T-9254221
PARTIES: D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company, d.b.a. D.R. HORTONSCHULER DIVISION, "Declarant"

7. The terms and provisions contained in the following:

INSTRUMENT: MASTER DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HO'OPILI
DATED: January 3, 2017
FILED: Land Court Document No. T-9864231

AMENDMENT TO MASTER DECLARATION OF COVENANTS, CONDITIONS, RESTRICTION AND EASEMENTS FOR HO'OPILI dated March 29, 2021, recorded on April 22, 2021 as Document No. A-77820091 and filed on April 23, 2021 as Land Court Document No. T-11435152.

-Note:- Various Supplemental Declarations affecting lands other than those described are not shown.

SUPPLEMENTAL DECLARATION OF ANNEXATION (HO'OPILI) dated October 6, 2017, filed as Land Court Document No. T-10145148, recorded as Document No. A-64930547.

SUPPLEMENTAL DECLARATION REGARDING SINGLE FAMILY USES OF DWELLING UNITS AT HO'OPILI dated January 17, 2019, filed as Land Court Document No. T-10623205, recorded as Document No. A-69710594.

8. DESIGNATION OF EASEMENT 11132

PURPOSE:	overhead communication lines and guy wires
SHOWN:	on Map 1665 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-9975279, on October 16, 2016

9. DESIGNATION OF EASEMENT 11178

PURPOSE:	access and utility
SHOWN:	on Map 1666 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-10012301, on May 31, 2017

10. DESIGNATION OF EASEMENT 11343

PURPOSE:	flowage
SHOWN:	on Map 1686 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-10517139, on October 18, 2018

END OF EXHIBIT "A"

Return by Mail ( ) Pickup (X) to:

DIVISION OF LAND SURVEY &
ACQUISITION
CITY AND COUNTY OF HONOLULU
PHONE: (808) 768-8706

GRANT OF TEMPORARY ROAD TURNAROUND EASEMENT
(Ha'akea at Ho'opili)

PARTIES TO DOCUMENT:

Grantor: D.R. HORTON HAWAII LLC, a Delaware limited liability company, 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813

Grantee: City & County of Honolulu; Honolulu Hale, Honolulu, Hawaii 96813

PROPERTY DESCRIPTION:

Easements 11178 and 11179
shown on Map 1666 of
Land Court Application 1069,
Affecting Lot 17 of File Plan 2529

DOCUMENT NO.: see Exhibit "A"
CERTIFICATE OF TITLE NO.: N/A

Ha'akea at Ho'opili Subd
Temp Turnaround Esmts 11178 & 11179

GRANT OF TEMPORARY ROAD TURNAROUND EASEMENT
(Ha'akea at Ho'opili)

THIS INDENTURE, made this 20th day of April, 2022, by and between D.R. HORTON HAWAII LLC, a Delaware limited liability company, the address of which is 130 Merchant Street, Suite 112, Honolulu, Hawaii 96813 ("Grantor"), in accordance with and as Declarant under that certain Master Declaration of Covenants, Conditions, Restrictions and Easements for Ho'opili filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii as Document No. T-9864231, as the same may be amended, supplemented and/or restated from time to time ("**Master Declaration**"), pursuant to which Grantor has reserved the rights herein exercised, and the CITY AND COUNTY OF HONOLULU, a municipal corporation of the State of Hawaii, the principal place of business and post office address of which is Honolulu Hale, Honolulu, City and County of Honolulu, State of Hawaii, hereinafter called "Grantee",

WITNESSETH:

Grantor, in consideration of the sum of ONE AND NO/100 DOLLARS ($1.00), to it paid by Grantee, the receipt of which is hereby acknowledged, and of the covenants of Grantor and Grantee as hereinafter contained, does hereby grant, bargain, sell and convey unto Grantee, its successors or permitted assigns, an easement to enter upon the following designated areas, hereinafter referred to as the "Easement Area", to be used by vehicles and other portable equipment for turnaround purposes in connection with the use of the adjoining public roadway.

THE PARTIES HERETO DO FURTHER MUTUALLY COVENANT AND AGREE AS FOLLOWS:

That Grantor shall not at any time during the term of this indenture construct any buildings or structures, of any kind, of a permanent nature, above or upon the surface of the Easement Area, nor plant any trees or shrubs thereon;

That Grantee, upon exercising the rights granted herein, shall keep and maintain the surface of the Easement Area in a condition suitable for the purpose intended;

That Grantee shall not assign any right herein granted or otherwise given, except to a successor or permitted assign, without the prior written consent of Grantor;

That any structure or structures, manholes or other appurtenant equipment constructed, reconstructed or installed within the Easement Area and maintained, operated or repaired by Grantee shall be and remain the property of Grantee;

That in the event that any parcel or parcels of land comprising the Easement Area is dedicated to any city, county, state or federal government department or agency, or should the Grantee abandon the use of said Easement Area for the purpose aforementioned, or should the roadway be extended in any manner, then the rights herein granted and the obligations herein imposed shall thereupon automatically and immediately terminate, as to the entirety of the Easement Area, without any action on the part of Grantor.

That when more than one person is involved in the grant of this indenture and the covenants herein contained, the terms "Grantor" and "Grantee" in the singular shall include the plural;

That the term "Grantor" whenever used herein shall be held to mean and include the Grantor and its successors and assigns, and that the term "Grantee" wherever used herein shall be held to mean the City and County of Honolulu and its successors or permitted assigns, and

That this instrument shall be binding upon and shall inure to the benefit of the parties hereto and their said respective successors and assigns.

That the parcel of land herein referred to as the "Easement Area" is more particularly described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the same, unto Grantee, its successors and assigns, for the use and purposes aforesaid.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK.]

IN WITNESS WHEREOF, the parties hereto have executed this instrument the day and year first above written.

D.R. HORTON HAWAII LLC,
a Delaware limited liability company,

By VERTICAL CONSTRUCTION CORPORATION,
a Delaware corporation
Its Manager

By _____
Tracy Tonaki
City Manager, Hawaii Division

Grantor

CITY AND COUNTY OF HONOLULU

By _____
_____, Mayor

"Grantee"

APPROVED AS TO FORM
AND LEGALITY

_____
Deputy Corporation Counsel
MARILYN C. USHIJIMA

APPROVED AS TO CONTENTS

_____
Department of Facility Maintenance

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)

On April 20, 2022, before me personally appeared **TRACY TONAKI**, to me personally known, who, being by me duly sworn or affirmed, did say that such person executed the foregoing instrument as the free act and deed of such person in the capacity shown, having been duly authorized to execute such instrument in such capacity.

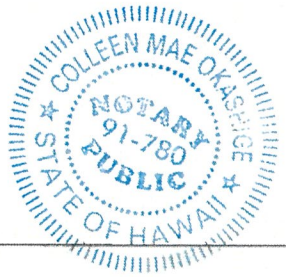


Colleen Mae Okashige

Print name: Colleen Mae Okashige
Notary Public, State of Hawaii
My commission expires: 11/14/2023

Date of Doc:	undated	# Pages:	6
Name of Notary:	Colleen Mae Okashige	Notes:	Pg. count does not include exhibit
Commission Expires:	11/14/2023		
Doc. Description:	Ha'akea Turnaround Easement Grant		

(stamp or seal)



Colleen Mae Okashige — APR 20 2022
Notary Signature — Date

First Circuit, State of Hawaii

NOTARY CERTIFICATION

(City & County of Honolulu)

STATE OF HAWAII)
) SS.
CITY AND COUNTY OF HONOLULU)

On _____, before me personally appeared _____, to me personally known, who, being by me duly sworn, did say that he is the Mayor of the CITY AND COUNTY OF HONOLULU, a municipal corporation, and that the seal affixed to said instrument is the corporate seal of said municipal corporation, and the instrument was signed and sealed in behalf of said municipal corporation by authority of its City Council, and said _____, acknowledged the instrument to be the free act and deed of said municipal corporation.

_____
Notary Public, State of Hawaii
Type or print name: _____

My commission expires: _____

Date of Doc: _____	# Pages: _____
Name of Notary: _____	Notes: _____
Commission Expires: _____	_____
Doc. Description: _____	(stamp or seal)
_____	
_____	
_____	
Notary Signature Date	

First Circuit, State of Hawaii

NOTARY CERTIFICATION

EXHIBIT "A"
(Easement Area)

All of that certain parcel of land situate at Honouliuli, Ewa, Oahu, Hawaii, more particularly described as follows:

Description Compared and Checked 4/4 Land Division

Being **Easements 11178 and 11179**, area 4,439 and 3,655 square feet, respectively, for access and utility purposes, as shown on Map 1666, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii with Land Court Application 1069 of the Trustees under the Will and of the Estate of James Campbell, deceased, affecting the land described as follows:

Lot 17 of the "HO'OPILI PHASE 5 BULK LOT SUBDIVISION", as shown on File Plan 2529, filed in the Bureau of Conveyances of the State of Hawaii.

Being the premises acquired by Trustees' Limited Warranty Deed with Covenants and Reservations of Rights

GRANTOR:	C.R. CHURCHILL, D.A. HEENAN, RICHARD W. GUSHMAN, II and RONALD J. ZLATOPER, the duly appointed, qualified and acting TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, DECEASED
GRANTEE:	D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company
DATED:	March 1, 2006
FILED:	Land Court Document No. 3398322
RECORDED:	Document No. 2006-039948

SUBJECT, HOWEVER, to the following:

1. Mineral and water rights of any nature.

2. The terms and provisions contained in the following:

INSTRUMENT:	EXCHANGE DEED
DATED:	--- (acknowledged March 13, 1997 and March 14, 1997)
FILED:	Land Court Document No. 2378009
RECORDED:	Document No. 97-055315

3. The terms and provisions contained in the following:

INSTRUMENT:	TRUSTEES' LIMITED WARRANTY DEED WITH COVENANTS AND RESERVATION OF RIGHTS
DATED:	March 1, 2006
FILED:	Land Court Document No. 3398322
RECORDED:	Document No. 2006-039948

4. The terms and provisions contained in the following:

INSTRUMENT:	DECLARATION OF RESERVED RIGHTS

DATED: March 1, 2006
FILED: Land Court Document No. 3398323
RECORDED: Document No. 2006-039949
PARTIES: C.R. CHURCHILL, D.A. HEENAN, RICHARD W. GUSHMAN, II, and RONALD J. ZLATOPER, the duly appointed qualified and acting TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, deceased, "the Estate", and D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company, dba D.R. Horton-Schuler Division, "Horton"

ASSIGNMENT OF RIGHTS dated April 26, 2007, effective dated January 22, 2007, filed as Land Court Document No. 3593229, recorded as Document No. 2007-074790, by and between TRUSTEES UNDER THE WILL AND OF THE ESTATE OF JAMES CAMPBELL, DECEASED, acting in their fiduciary and not in their individual capacities, "Trustees", and JAMES CAMPBELL COMPANY LLC, a Delaware limited liability company, "Assignee".

PARTIAL ASSIGNMENT AND ASSUMPTION OF RIGHTS AND OBLIGATIONS effective April 26, 2007, filed as Land Court Document No. 3593230, recorded as Document No. 2007-074791, by and between JAMES CAMPBELL COMPANY LLC, a Delaware limited liability company, "Assignor", and ROMAN CATHOLIC CHURCH IN THE STATE OF HAWAII, a Hawaii nonprofit corporation, "Assignee".

5. The terms and provisions contained in the following:

INSTRUMENT: DECLARATION OF CONDITIONS APPLICABLE TO AN AMENDMENT OF DISTRICT BOUNDARY FROM AGRICULTURAL TO URBAN
DATED: August 16, 2012
FILED: Land Court Document No. T-8267285
RECORDED: Document No. A-46150824

6. The terms and provisions contained in the following:

INSTRUMENT: UNILATERAL AGREEMENT AND DECLARATION FOR CONDITIONAL ZONING
DATED: May 4, 2015
FILED: Land Court Document No. T-9254221
PARTIES: D.R. HORTON - SCHULER HOMES, LLC, a Delaware limited liability company, d.b.a. D.R. HORTONSCHULER DIVISION, "Declarant"

7. The terms and provisions contained in the following:

INSTRUMENT: MASTER DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HO'OPILI
DATED: January 3, 2017
FILED: Land Court Document No. T-9864231

AMENDMENT TO MASTER DECLARATION OF COVENANTS, CONDITIONS, RESTRICTION AND EASEMENTS FOR HO'OPILI dated March 29, 2021, recorded on

April 22, 2021 as Document No. A-77820091 and filed on April 23, 2021 as Land Court Document No. T-11435152.

-Note:- Various Supplemental Declarations affecting lands other than those described are not shown.

SUPPLEMENTAL DECLARATION OF ANNEXATION (HO'OPILI) dated October 6, 2017, filed as Land Court Document No. T-10145148, recorded as Document No. A-64930547.

SUPPLEMENTAL DECLARATION REGARDING SINGLE FAMILY USES OF DWELLING UNITS AT HO'OPILI dated January 17, 2019, filed as Land Court Document No. T-10623205, recorded as Document No. A-69710594.

8. -AS TO EASEMENT 11178, ONLY:-

(A) DESIGNATION OF EASEMENT 11132

PURPOSE: overhead communication lines and guy wires
SHOWN: on Map 1665 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-9975279, on October 16, 2016

(B) DESIGNATION OF EASEMENT 11180

PURPOSE: flowage
SHOWN: on Map 1666 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-10012301, on May 31, 2017

9. -AS TO EASEMENT 11179, ONLY:-

DESIGNATION OF EASEMENT 11342

PURPOSE: flowage
SHOWN: on Map 1686 of Land Court Application No. 1069, as set forth by Order filed as Land Court Document No. T-10517139, on October 18, 2018

END OF EXHIBIT "A"