

RECORDING REQUESTED BY  
AND MAIL TO:

City of Ukiah, City Clerk  
300 Seminary Avenue  
Ukiah, CA 95482  
No fee pursuant to Government Code Section 6103

GRANT OF EASEMENT

THE COUNTY OF MENDOCINO, ("GRANTOR(S)"), do hereby grant to the City of Ukiah, a Municipal Corporation, ("GRANTEE"), its successors and assigns forever, a non-exclusive easement for public utility purposes, on, over, under, and through land situated in the City of Ukiah, Mendocino County, California, owned by Grantor(s) and which is described as follows:

ALL THAT CERTAIN REAL PROPERTY situated in the City of Ukiah, County of Mendocino, State of California, more particularly described in Exhibit "A" and as shown on Exhibit "B" attached hereto and made a part hereof.

Said grant of easement includes the right to use, construct, reconstruct, repair, replace, maintain, and inspect facilities used to provide public utilities consisting of electrical, cable and telecommunications services. Said facilities include, but are not limited to, conduits, cables, manholes, vaults, utility poles, guying equipment, semi-buried or ground mounted facilities such as pads, transformers, cable or communication pedestals and other necessary or convenient facilities used for these purposes.

This grant of easement includes not only Grantee's right to use the easement as described above but also a right of access thereto across Grantor's property and to erect, maintain, and replace signs and markers warning of the location of said, facilities, to survey within said easement and to place or replace surveying stakes and monuments of a permanent nature therein.

Grantor retains the right to use the land subject to the easement provided that use does not obstruct or otherwise interfere with Grantee's use of the easement for the purposes as set forth herein.

[Signature]  
Name: Dan Gjende on Behalf of Mendocino County Date: Oct 4, 2021

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

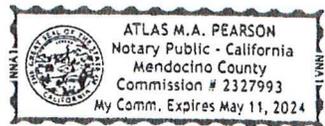
STATE OF CALIFORNIA  
COUNTY OF MENDOCINO

On OCTOBER 4, 2021, before me, ATLAS M. PEARSON,

Notary Public, personally appeared, DANIEL GJERDE,  
proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal  
[Signature]  
Signature



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant of Easement dated October 4, 2021 from: The County of Mendocino, to the City of Ukiah, general law municipal corporation is hereby accepted by order of the undersigned officer on behalf of the City Council pursuant to authority conferred by resolution of the City Council adopted on February 1, 1961, and the Grantee consents to recordation thereof by its duly authorized officer.

This document is presented for recordation by the City of Ukiah pursuant to Section 27281 of the Government Code.

By:   
Sage Sangiacomo, City Manager

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA  
COUNTY OF MENDOCINO

On October 6, 2021, before me, Kristine Lawler,

Notary Public, personally appeared Sage Sangiacomo, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

  
Signature

(Seal)



## Exhibit "A"

### Legal Description Electric Utility Easement

All that certain real property situated in the City of Ukiah, County of Mendocino, State of California, being more particularly described as follows:

An electric utility easement being a 5.00 feet wide strip of land lying 2.50 feet of each side of the following described centerline:

**Commencing** at the southwest corner of Lot B1 as shown on the Parcel Map recorded in Map Case 2, Drawer 54, Pages 14-15, Mendocino County Records; Thence along the south line of said Lot B1 North 84°40'059" West 120.47 feet to the **True Point of Beginning**; Thence leaving said south line North 06°38'51" East 75.39 feet to a point hereinafter referred to as Point "A"; Thence South 85°36'00" West 23.82 feet to a Point of Terminus of said centerline; Thence **Returning to** aforementioned Point "A"; Thence North 54°33'08" East 25.10 feet to a point hereinafter referred to as Point "B" also being a Point of Terminus of said centerline.

**Together with** an electric utility easement encompassing all that certain real property situated in the City of Ukiah, County of Mendocino, State of California, being more particularly described as follows:

**Returning to** aforementioned Point "B; Thence from said Point "B" South 05°14'42" East 1.33 feet; Thence North 84°39'56" East 10.00 feet; Thence North 05°14'42" West 10.00 feet; Thence South 84°39'56" West 10.00 feet; Thence South 05°14'42" East 3.60 feet to a point hereinafter referred to as Point "C"; Thence South 05°14'42" East 5.08 feet to said Point "B".

**Together with** an electric utility easement being a 5.00 feet wide strip of land lying 2.50 feet of each side of the following described centerline:

**Returning to** aforementioned Point "C"; Thence South 86°05'48" West 22.61 feet; Thence North 04°39'50" West 55.95 feet to a Point of Terminus of said centerline also being a point on the northerly line of Exhibit "A" Tract One, Lands of Mendocino County.

The sidelines of the 5.00 feet wide strip of land to be lengthened or shortened to points of intersection.

Excepting any portion herein described electric utility easement that would fall within a building.

See also Exhibit B Sketch.



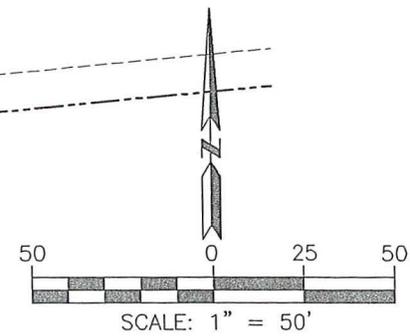
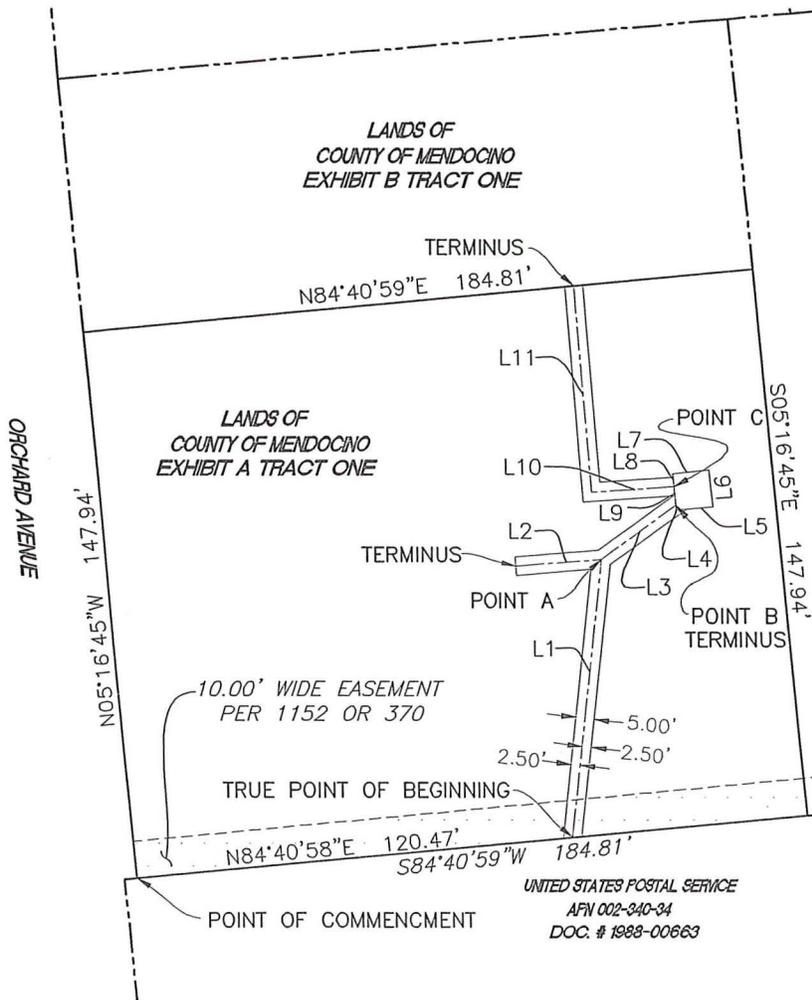
Bradley A. Thomas, PLS 5520  
My License Expires: 9/30/2022  
File No. 7746.28  
6, April 2021  
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# EXHIBIT 'B'

This sketch is for graphical purposes only.  
Any errors or omissions on this sketch shall not affect the deed description.

Line Table		
Line #	Direction	Length
L1	N06° 38' 51"E	75.39'
L2	S85° 36' 00"W	23.82'
L3	N54° 33' 08"E	25.10'
L4	S05° 14' 42"E	1.33'
L5	N84° 39' 56"E	10.00'
L6	S05° 14' 42"E	10.00'
L7	S84° 39' 56"W	10.00'
L8	S05° 14' 42"E	3.60'
L9	S05° 14' 42"E	5.08'
L10	S86° 05' 48"W	22.61'
L11	N04° 39' 50"W	55.95'



- LEGEND**
- SUBJECT BOUNDARY
  - - - - ADJOINER LOT LINE
  - - - - CENTERLINE EASEMENT
  - EASEMENT BOUNDARY
  - □ □ □ EXISTING EASEMENT



## ELECTRIC UTILITY EASEMENT ENCUMBERING THE LANDS OF COUNTY OF MENDOCINO

APN 002-340-XX  
MENDOCINO COUNTY CALIFORNIA  
SCALE 1"=50' APRIL 2021

BY  
**LACO ASSOCIATES**

1-800-515-5054 www.lacoassociates.com  
JOB# 7746.28 SHEET 1 OF 1