

RECORDING REQUESTED BY:

County of Mendocino
Clerk of the Board of Supervisors
501 Low Gap Road, Room 1090
Ukiah, CA 95482

WHEN RECORDED, MAIL TO:

NAME County of Mendocino
ADDRESS Department of Transportation
340 Lake Mendocino Drive
CITY & STATE Ukiah, CA 95482-9432
Attn: Howard N. Dashiell, Director

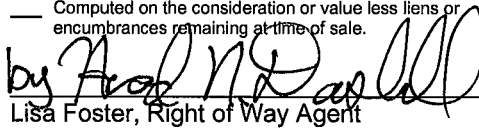
SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:

County of Mendocino
Clerk of the Board of Supervisors
501 Low Gap Road, Room 1090
Ukiah, CA 95482

DOCUMENTARY TRANSFER TAX: \$ -0-

☒ N/A non-taxable public agency R&T 11922
☐ Computed on the consideration or value of property conveyed; OR
☐ Computed on the consideration or value less liens or encumbrances remaining at time of sale.


Lisa Foster, Right of Way Agent
Signature of Declarant or Agent determining tax

A portion of APN 34-300-39

Grant Deed

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

ROBERT L. PINTANE and DIANE L. PINTANE, as Trustees of the Robert L. Pintane and Diane L. Pintane Revocable Trust dated August 9, 2002

do hereby GRANT to

THE COUNTY of MENDOCINO, a political subdivision of the State of California,

the real property in the **unincorporated area** in


County of Mendocino, State of California,

described as: See Exhibit "A" attached hereto and made a part hereof.

Dated: 12-7-2022

Grantor:


Robert L. Pintane, Trustee


Diane L. Pintane, Trustee

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.

ACKNOWLEDGEMENT

STATE OF CALIFORNIA

COUNTY OF Sonoma }

On 12/7/2022 before me,

Wanda L. Wright Notary Public
(Here Insert Name and Title of Officer)

personally appeared

Robert Pintane

Diane Pintane

Name(s) of Signer(s)

FOR NOTARY SEAL OR STAMP



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

Wanda L. Wright
Signature of Notary Public

SPACE BELOW FOR OFFICIAL USE:

**EXHIBIT A
HIGHWAY ROAD ACQUISITION
AND EASEMENTS**

Highway Parcel Acquisition

A portion of the south half of Section 22, Township 22 North, Range 12 West, Mount Diablo Base and Meridian, County of Mendocino, State of California, described in the Grant Deed to Robert L. Pintane and Diane L. Pintane, as Trustees of the Robert L. Pintane and Diane L. Pintane Revocable Trust dated August 9, 2002, recorded May 13, 2004, in Instrument No. 2004-10457, Mendocino County Official Records, more particularly described as follows:

TRACT ONE – PARCEL ONE – HIGHWAY RIGHT OF WAY

Commencing at the center south one sixteenth corner of Section 22, Township 22 North, Range 12 West, Mount Diablo Base and Meridian, marked by a 1/2 inch iron pipe as shown on that certain map filed in Map Case 2, Drawer 29, Page 68, Mendocino County Records; thence North 1°51'36" East, 914.900 feet (Record Calculated = North 1°06'46" East, 914.908 feet) to a 1/2 inch iron pipe as shown on the said filed map, herein named POINT "A"; thence North 1°51'36" East, 18.38 feet, to the POINT OF BEGINNING, being a point on the centerline of a 40 foot wide easement centered on Hill Road, County Road 327B, herein named as POINT "B"; Tract One, Parcel One is all the said 40 foot wide easement lying westerly of the aforementioned line bearing North 1°51'36" East, and southerly of the following described line:
Thence from POINT "B" Northwesterly 43.00 feet along the said centerline to the point of termination of Tract One, Parcel One.

TRACT ONE – PARCEL TWO – HIGHWAY RIGHT OF WAY

All the said 40 foot wide easement lying easterly of the aforementioned line bearing North 1°51'36" East from the Point of Beginning at POINT "B" described above; Thence following the centerline of said Hill Road southeasterly, easterly, and northeasterly to a point on the eastern boundary of the said lands of Pintane.

Tract One, Parcel One & Parcel Two Combined Right of Way Area Contain 15,317 Sq Ft +/-

TRACT TWO – PERMANENT EASEMENT

Commencing at POINT "A", described above, thence South 49°25'50" East, 239.92 feet, to a point on the southern line of the said 40 foot easement of Hill Road, herein named POINT "C", being the True POINT OF BEGINNING;
Thence, leaving the southerly line of said easement, South 5°31'15" West, 35.15 feet;
Thence South 52°37'35" East, 19.21 feet;
Thence North 37°22'25" East, 66.66 feet, more or less, to a point on the southerly line of said easement, herein named POINT "D";
Thence, along the southerly line of said easement, South 82°08'15" West, 35.37 feet, to a point on a curve to the right; Thence along the arc of said curve, with a radius of 155.00 feet, a central angle of 6°24'02", and an arc length of 17.31 feet, to the Point of Beginning.

Containing: 1524 Sq Ft +/-

TRACT THREE – PARCEL ONE – TEMPORARY CONSTRUCTION EASEMENT

BEGINNING at POINT "C", described above, thence leaving the southerly line of said easement, South 5°31'15" West, 35.15 feet;
Thence South 52°37'35" East, 19.21 feet;
Thence North 76°03'45" West, 36.45 feet;

Thence North 71° 57' 03" West, 29.42 feet;
Thence South 67° 01' 07" West, 44.16 feet;
Thence North 21° 19' 04" West, 96.50 feet;
Thence North 28° 56' 11" West, 48.99 feet;
Thence North 29° 01' 13" West, 30.27 feet;
Thence North 34° 03' 34" West, 40.15 feet;
Thence North 42° 08' 36" West, 56.05 feet;
Thence North 48° 45' 56" East, 2.13 feet, more or less, to a point on the southwesterly line of said easement;
Thence southeasterly and easterly along the southerly line of said 40 foot wide easement, 315 feet, more or less, to the Point of Beginning.

Containing 6486 Sq Ft +/-

TRACT THREE - PARCEL TWO - TEMPORARY CONSTRUCTION EASEMENT
Commencing at POINT "D", described above, thence, leaving the said easement, South 37° 22' 28" West, 14.15 feet;
Thence North 82° 22' 25" East, 83.33 feet;
Thence North 6° 15' 26" West, 10.23 feet, to a point on the southerly line of said easement;
Thence, along the said easement, South 82° 08' 15" West, 53.57 feet, to the Point of Beginning.

Containing 591 Sq Ft +/-

The rights, title and interest of TRACT THREE are to be extinguished and title shall revert to the Grantee three years after the Notice of Completion is filed for DOT Project 3041-C11003.

The aforementioned 1/2 inch iron pipe, located North 1° 51' 36" East, 914.900 feet from the center south one sixteenth corner of Section 22, Township 22 North, Range 12 West, Mount Diablo Base and Meridian, marked by a 1/2 inch iron pipe as shown on that certain map filed in Map Case 2, Drawer 29, Page 68, Mendocino County Records, has the following established grid coordinates:

N: 2,401,133.25 feet, E: 6,229,214.41 feet

The bearings and distances used in the above description are on the California Coordinate System of NAD 1983 (2011), Epoch 2010.00, Zone 2. Divide the above distances by 0.99992445 to obtain ground level distances.

Portion of A.P.N. 034-300-39

This description of real property was prepared by me, or under my direction, in conformance with the Professional Land Surveyor's Act.

George C. Rau
George C. Rau R.C.E. 21908
License Exp. 09-30-2023

July 15, 2022
Date

PINTANE
HIGHWAY DEED

