

RECORDING REQUESTED BY:
The County of Mendocino

AND WHEN RECORDED MAIL THIS DEED
AND UNLESS OTHERWISE SHOWN BELOW
MAIL TAX STATEMENTS TO:
County of Mendocino, Executive Office
501 Low Gap Rd., Room 1010
Ukiah, CA 95482

Exempt from Recording fee (Govt. Sec. 27383)
Exempt from Transfer Tax (Rev. & Tax sec.11922)

SPACE ABOVE THIS LINE FOR RECORDER'S USE

APN's: 002-340-480 & 002-340-50

QUITCLAIM DEED

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

The County of Mendocino, hereby REMISES, RELEASES, AND FOREVER QUITCLAIMS to:
The County of Mendocino

All right, title and interest in the real property situated in the City of Ukiah, County of Mendocino, State of California as described below:

SEE EXHIBITS "A", "B" & "C", ATTACHED HERETO AND MADE A PART HEREOF

Dated: _____

By: _____

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 _____)

On _____ before me, _____
(insert name and title of the officer)

personally appeared _____,
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

All that certain real property situated in the City of Ukiah, County of Mendocino, State of California, Recorded in Document No. 2019-11900 Mendocino County Records, being more particularly described as follows:

Tract One:

Commencing at the northwest 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 north line of said Lot B1 and Lot B2 of said map, North 84°54'11" East, 184.81 feet; Thence leaving said north line, South 05°16'45" East, 68.35 feet to the **True Point of Beginning**; Thence parallel with the south line of said Lot B1, South 84°40'59" West 184.81 feet to a point on the west line of said Lot B1; Thence along said west line, South 05°16'45" East 174.94 feet to the south west corner of said Lot B1; Thence along the south line of said Lot B1 and Lot B2, North 84°40'59" East 184.81 feet; Thence leaving said south line, North 05°16'45" West 174.94 feet to the point of beginning.

Being all of APN 002-340-48 &
A portion of APN 002-340-50

Tract Two:

A non-exclusive easement for ingress, egress, public utilities and drainage purposes over the area described below:

BEGINNING at the northwest 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 west line of said Lot B1, South 05°16'45" East, 25.00 feet; thence leaving said west line, North 84°54'11" East, 131.92 feet; thence along a curve to the right with a radius of 35.00 feet, a central angle of 89°49'04" and an arc length of 54.87 feet; thence South 05°16'45" East, 57.47 feet; thence South 84°40'59" West, 166.81 feet to a point on the west line of said Lot B1; thence along said west line, South 05°16'45" East, 24.00 feet; thence leaving said west line, North 84°40'59" East, 166.81 feet; thence South 05°16'45" East, 50.00 feet; thence South 84°40'59" West, 34.00 feet; thence South 05°16'45" East, 25.00 feet to a point on the south line of said Lot B1; thence along the south line of said Lot B1 and Lot 82 of said map, North 84°40'59" East, 64.00 feet; thence leaving said south line, North 05°16'45" West, 152.00 feet; thence North 84°43'15" East 17.19 feet; thence North 05°16'45" West, 84.19 feet; thence South 84°54'11" West, 214.00 feet to a point on the west line of Lot A1 of said map; thence along said west line, South 05°16'45" East, 20.00 feet to the Point of Beginning.

Tract Three:

A non-exclusive easement for drainage purposes over the area described below: BEGINNING at the southeast corner of Lot 83 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 Lot B2 and B3 of said map, South 84°40'59" West, 296.25 feet; thence leaving said south line, North 05°16'45" West, 10.00 feet; thence North 84°40'59" East, 296.74 feet to a point on the east of said Lot B3; thence along said east line, South 02°29'45" East, 10.01 feet to the Point of Beginning.

Exhibit "B"
Legal Description

All that certain real property situated in the City of Ukiah, County of Mendocino, State of California, Recorded in Document No. 2019-11900 Mendocino County Records, being more particularly described as follows:

Tract One:

Commencing at the northwest corner of Lot B1 as shown on the Parcel Map recorded in Map Case 2, Drawer 54, Pages 14-15, Mendocino County Records; said point being the **True Point Of Beginning**; Thence along the north line of said Lot B1 and Lot B2 of said map, North 84°54'11" East, 184.81 feet; Thence leaving said north line, South 05°16'45" East, 68.35 feet; Thence parallel with the south line of said Lot B1, South 84°40'59" West 184.81 feet to a point on the west line of said Lot B1; Thence along said west line, North 05°16'45" West 69.06 feet to the Point of beginning.

Being a portion of APN 002-340-50

Tract Two:

A non-exclusive easement for ingress, egress, public utilities and drainage purposes over the area described below:

BEGINNING at the northwest 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 west line of said Lot B1, South 05°16'45" East, 25.00 feet; thence leaving said west line, North 84°54'11" East, 131.92 feet; thence along a curve to the right with a radius of 35.00 feet, a central angle of 89°49'04" and an arc length of 54.87 feet; thence South 05°16'45" East, 57.47 feet; thence South 84°40'59" West, 166.81 feet to a point on the west line of said Lot B1; thence along said west line, South 05°16'45" East, 24.00 feet; thence leaving said west line, North 84°40'59" East, 166.81 feet; thence South 05°16'45" East, 50.00 feet; thence South 84°40'59" West, 34.00 feet; thence South 05°16'45" East, 25.00 feet to a point on the south line of said Lot B1; thence along the south line of said Lot B1 and Lot 82 of said map, North 84°40'59" East, 64.00 feet; thence leaving said south line, North 05°16'45" West, 152.00 feet; thence North 84°43'15" East 17.19 feet; thence North 05°16'45" West, 84.19 feet; thence South 84°54'11" West, 214.00 feet to a point on the west line of Lot A1 of said map; thence along said west line, South 05°16'45" East, 20.00 feet to the Point of Beginning.

Tract Three:

A non-exclusive easement for drainage purposes over the area described below: BEGINNING at the southeast corner of Lot 83 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 Lot B2 and B3 of said map, South 84°40'59" West, 296.25 feet; thence leaving said south line, North 05°16'45" West, 10.00 feet; thence North 84°40'59" East, 296.74 feet to a point on the east of said Lot B3; thence along said east line, South 02°29'45" East, 10.01 feet to the Point of Beginning.

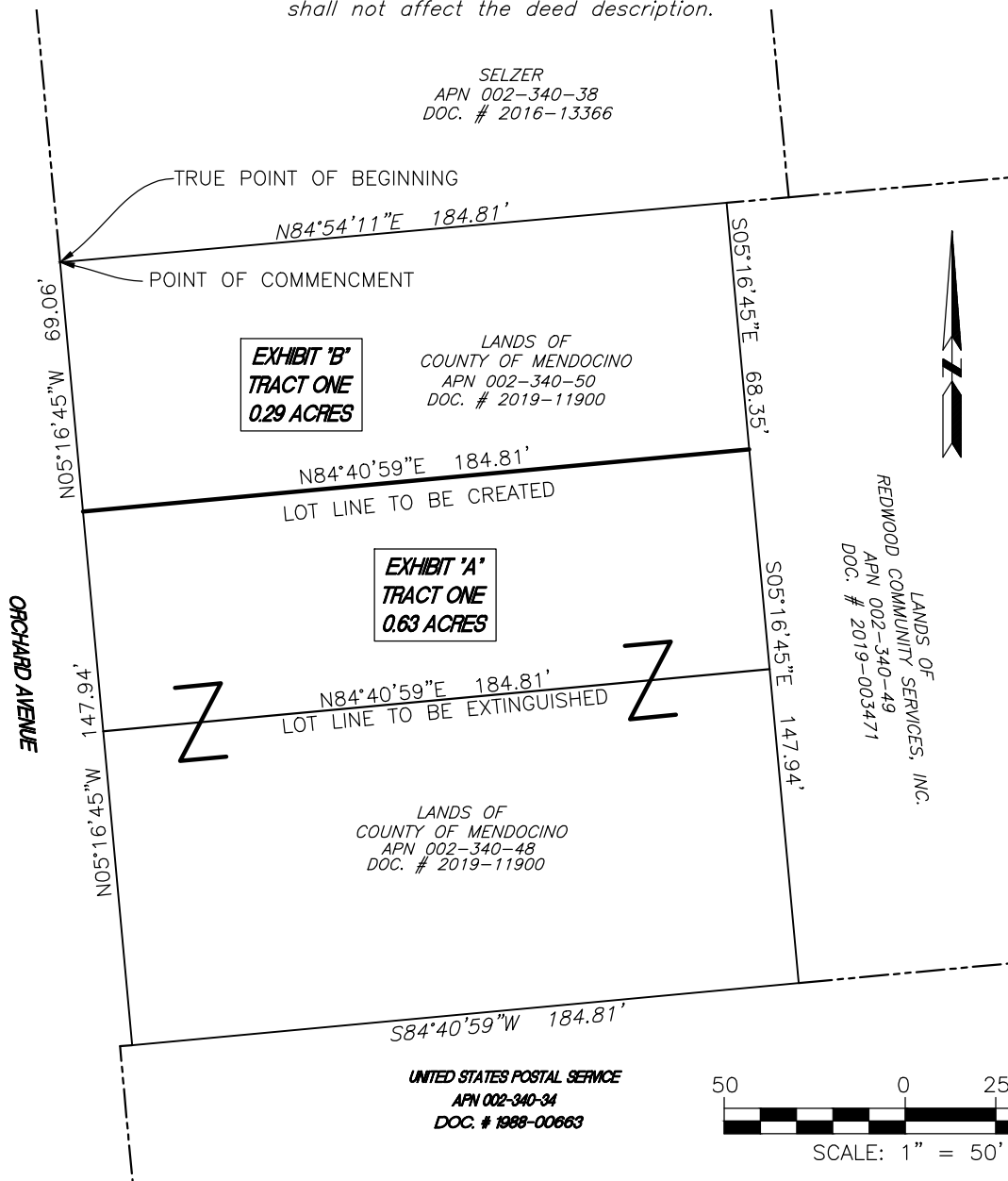


Bradley A. Thomas, PLS 5520
My License Expires: 9/30/2022
File No. 7746.28
5, April 2021
Page 1 of 1



EXHIBIT 'C'

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



LEGEND

- SUBJECT BOUNDARY
- LOT LINE TO BE EXTINGUISHED
- LOT LINE TO BE CREATED
- - - - ADJOINER LOT LINE

LOT LINE ADJUSTMENT LANDS OF COUNTY OF MENDOCINO



APN 002-340-48,50
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