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RECORDING REQUESTED BY DEPARTMENT OF GENERAL
SERVICES FOR THE BENEFIT OF THE COUNTY OF SAN DIEGO
PER GOVERNMENT CODE SECTION 27383

**WHEN RECORDED, PLEASE RETURN
THIS INSTRUMENT TO:**

(MAIL STATION A45)

Clerk, Board of Supervisors
San Diego County Administration Center
1600 Pacific Highway
San Diego, California 92101

DOC# 2025-0067786



07746250
Mar 17, 2025 03:25 PM
OFFICIAL RECORDS
JORDAN Z. MARKS,
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 7

SPACE ABOVE FOR RECORDER'S USE ONLY

SLOPE AND DRAINAGE EASEMENT FOR COUNTY HIGHWAY

NO TRANSFER TAX DUE

Document Transfer Tax: \$0

R & T Code 11922

Assessor's Parcel No.: 133-242-10

Project: Cole Grade Rd
RS 680 Phase 1

W.O. No.:

Work Task No.: WT - 4017687

R.E.S. Parcel No.: 2015-0015BC

Fund: PWR-00430

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

**EDWARD B. CONTI, AS TRUSTEE OF THE EDWARD B. CONTI FAMILY TRUST
INITIALLY CREATED JULY 27, 2022**

hereinafter called **GRANTOR(S)**, do(es) hereby grant to the **COUNTY OF SAN DIEGO**, a political subdivision of the State of California, hereinafter called **GRANTEE**, an easement for excavation and embankment slopes and drainage structures for a public highway upon, through, under, over and across that certain real property in the County of San Diego, State of California, described as follows:

Parcel No. 2015-0015-B1 & B2

(12.28.2020)

(PET:TJM:pet)

PARCEL 2015-0015-B1

THAT PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 10 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA ACCORDING TO OFFICIAL PLAT THEREOF, INCLUDED IN THAT LAND DESCRIBED IN DEED TO BERNADETTE M. CONTI, AS SUCCESSOR TRUSTEE OF THE CONTI FAMILY TRUST, RECORDED ON APRIL 8, 2003 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AS DOC. NO. 2003-0392262 (CONTI'S LAND), LYING EASTERLY OF A LINE THAT IS PARALLEL WITH AND 68.00 FEET WESTERLY, MEASURED AT RIGHT ANGLES TO THE EAST LINE OF SAID SOUTHWEST QUARTER OF SECTION 30, **TOGETHER WITH THE EASTERLY 102.60 FEET OF THE SOUTHERLY 29.00 FEET OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30.**

EXCEPTING THEREFROM THE SOUTHERLY 20.00 FEET THEREOF, PORTIONS LYING EASTERLY OF THE EASTERLY 51.00 FEET OF SAID CONTI'S LAND AND ANY PORTION LYING WITHIN THAT

THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES, CALIFORNIA, HAS THIS DAY CONSIDERED AND APPROVED THE FOLLOWING RESOLUTION:

RESOLUTION NO. 100000

WHEREAS, the Board of Supervisors of the County of Los Angeles, California, has the honor to receive from the Board of Directors of the Los Angeles County Flood Control District, a request for the Board of Supervisors to appropriate the sum of \$100,000.00 for the purpose of purchasing the land situated in the City of Los Angeles, California, and known as the "Los Angeles County Flood Control District Land," and

BEFORE ME, the County Clerk of the County of Los Angeles, California, this day of April, 2025, the following officers of the Board of Supervisors of the County of Los Angeles, California, have appeared:

_____, Supervisor of the County of Los Angeles, California, and _____, County Clerk of the County of Los Angeles, California.

Given under my hand and the seal of the County of Los Angeles, California, this day of April, 2025, at Los Angeles, California.

_____, County Clerk of the County of Los Angeles, California.

_____, Supervisor of the County of Los Angeles, California.

_____, Supervisor of the County of Los Angeles, California.

_____, Supervisor of the County of Los Angeles, California.

WITNESSETH MY HAND AND SEAL OF THE COUNTY OF LOS ANGELES, CALIFORNIA, THIS DAY OF APRIL, 2025.

_____, Supervisor of the County of Los Angeles, California.

_____, Supervisor of the County of Los Angeles, California.

_____, Supervisor of the County of Los Angeles, California.

**Received by COSD BOARD OF SUPERVISORS
2025 APR 10 PM 1:41
Mail**

CERTAIN ROAD EASEMENT GRANTED TO THE COUNTY OF SAN DIEGO IN A DEED RECORDED ON OCTOBER 19, 1961 IN SAID COUNTY RECORDER'S OFFICE AS FILE NO. 61-181802.

PARCEL 2015-0015-B2

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30; THENCE ALONG THE SOUTHERLY LINE THEREOF NORTH 89°50'31" WEST 188.60 FEET; THENCE LEAVING SAID SOUTHERLY LINE NORTH 0°28'47" EAST 20.00 FEET TO THE NORTHERLY LINE OF THE EASEMENT FOR COUNTY HIGHWAY RECORDED IN THE OFFICE OF SAID COUNTY RECORDER ON OCTOBER 19, 1961 AS FILE/PAGE NO. 181802 AND THE TRUE POINT OF BEGINNING; THENCE NORTH 44°19'38" WEST 25.23 FEET; THENCE NORTH 89°50'36" WEST 26.00 FEET; THENCE SOUTH 51°06'49" WEST 28.58 FEET TO SAID NORTHERLY LINE; THENCE ALONG SAID NORTHERLY LINE SOUTH 89°50'31" EAST 65.87 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THE PERPETUAL RIGHT TO REMOVE BUILDINGS, STRUCTURES, TREES, BUSHES, SILT, UNDERGROWTH, AND ANY OTHER OBSTRUCTION INTERFERING WITH THE USE OF SAID EASEMENTS AND RIGHTS-OF-WAY BY THE GRANTEE. TO HAVE AND TO HOLD SAID EASEMENTS AND RIGHTS-OF-WAY UNTO ITSELF AND UNTO ITS SUCCESSORS AND ASSIGNS FOREVER TOGETHER WITH THE RIGHT TO CONVEY SAID EASEMENTS, OR ANY PORTION OF SAID EASEMENTS, TO OTHER PUBLIC AGENCIES. THESE EASEMENTS PROHIBIT ALL OF THE FOLLOWING ON ANY PORTION OF THE LAND SUBJECT TO SAID EASEMENTS BY GRANTOR, ITS SUCCESSORS AND ASSIGNS: GRADING, EXCAVATION, PLACEMENT OF SOIL, SAND, ROCK, GRAVEL OR OTHER MATERIALS, CONSTRUCTION, ERECTION OR PLACEMENT OF ANY BUILDING OR STRUCTURE, VEHICULAR ACTIVITIES, TRASH DUMPING OR ANY OTHER USE NOT CONSISTENT WITH A SLOPE, EXCAVATION, EMBANKMENT, DRAINAGE, IRRIGATION AND LANDSCAPING PURPOSES, EXCEPT AS PERMITTED BY THE GRANTEE, ITS SUCCESSORS AND ASSIGNS.

RESERVING unto grantor of the above described parcel of land, his successors or assigns, the right to modify such slopes and/or drainage structures or portions thereof, when in the written opinion of the County and/or District Engineer of Grantee, the necessity therefore is removed by substituting other protection, support and/or drainage facility, provided such substitution is first approved in writing by the Engineer(s).

Parcel No. 2015-0015-C1 AND C2

(12.28.2020)

(PET:TJM:pet)

TEMPORARY CONSTRUCTION EASEMENTS AND RIGHTS-OF-WAY UPON, THROUGH, UNDER, OVER AND ACROSS THE HEREINAFTER DESCRIBED REAL PROPERTY FOR THE RECONSTRUCTION OF UTILITY LATERALS, RECONNECTING PRIVATE IMPROVEMENTS, AND FOR ANY OTHER OPERATIONS NECESSARY AND INCIDENT TO THE CONSTRUCTION OF A PUBLIC HIGHWAY KNOWN AS COLE GRADE ROAD, WITH THE RIGHT TO GRADE, PLACE OR REMOVE SOIL, EQUIPMENT AND OTHER MATERIALS WITHIN SAID RIGHT-OF-WAY AND TO USE THE SAME IN SUCH MANNER AND AT SUCH LOCATIONS AS SAID GRANTEE MAY DEEM PROPER, NEEDFUL OR NECESSARY IN THE IMPROVEMENT OF SAID PUBLIC HIGHWAY OR STRUCTURES APPURTENANT THERETO.

PARCEL 2015-0015-C1

THAT PORTION OF CONTI'S LAND LYING EASTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTHERLY BOUNDARY OF SAID CONTI'S LAND WITH THE WESTERLY BOUNDARY OF **PARCEL NO. 2015-0015-B1** DESCRIBED ABOVE;

THENCE ALONG SAID NORTHERLY BOUNDARY, NORTH 89°24'56" EAST, 98.00 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID BOUNDARY, SOUTH 0°09'20" WEST, 30.00 FEET;

THENCE SOUTH 89°24'56" EAST, 88.00 FEET TO A LINE THAT IS PARALLEL WITH AND 68.00 FEET WESTERLY, MEASURED AT RIGHT ANGLES TO THE EAST LINE OF SAID SOUTHWEST QUARTER OF SECTION 30;

THENCE ALONG SAID PARALLEL LINE SOUTH 0°09'20" WEST, 166.46 FEET TO A LINE PARALLEL WITH AND 39.00 FEET NORTHERLY, MEASURED AT RIGHT ANGLES TO THE SOUTHERLY LINE OF SAID SOUTHEAST QUARTER OF SOUTHWEST QUARTER OF SECTION 30;

THENCE ALONG SAID PARALLEL LINE NORTH 89°50'36" WEST, 44.49 FEET;

THENCE LEAVING SAID PARALLEL LINE SOUTH 0°28'47" WEST, 19.00 FEET;

THENCE SOUTH 0°28'47" WEST, 20.00 FEET TO THE SOUTHERLY LINE OF SAID CONTI'S LAND, **AND THE POINT OF TERMINUS.**

EXCEPTING THEREFROM THE SOUTHERLY 20.00 FEET THEREOF, AND THOSE PORTIONS LYING EASTERLY OF THE WESTERLY BOUNDARY OF **PARCEL NO. 2015-0015-B1** DESCRIBED ABOVE.

PARCEL 2015-0015-C2

THAT PORTION OF CONTI'S LAND, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30; THENCE ALONG THE SOUTHERLY LINE THEREOF NORTH 89°50'31" WEST 188.60 FEET; THENCE LEAVING SAID SOUTHERLY LINE NORTH 0°28'47" EAST 20.00 FEET TO THE NORTHERLY LINE OF THE EASEMENT FOR COUNTY HIGHWAY RECORDED IN THE OFFICE OF SAID COUNTY RECORDER ON OCTOBER 19, 1961 AS FILE/PAGE NO. 181802; THENCE SOUTH 89°50'31" EAST 10.00 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE NORTH 32°06'38" WEST 33.11 FEET; THENCE NORTH 89°50'36" WEST 46.00 FEET; THENCE SOUTH 38°33'31" WEST 35.73 FEET TO SAID NORTHERLY LINE; THENCE ALONG SAID NORTHERLY LINE SOUTH 89°50'31" EAST 85.87 FEET TO THE **TRUE POINT OF BEGINNING.**

EXCEPTING THEREFROM THAT PORTION LYING WITHIN PARCEL NO. 2015-0015-B2, HEREINABOVE DESCRIBED.

THIS TEMPORARY CONSTRUCTION EASEMENT WILL BE IN EFFECT FOR TWELVE MONTHS BEGINNING UPON COMMENCEMENT OF CONSTRUCTION OF SAID PUBLIC HIGHWAY ON GRANTOR'S PROPERTY, AND MAY BE EXTENDED AS NEEDED, ON A MONTH - BY - MONTH BASIS THEREAFTER. IN ANY EVENT THIS EASEMENT WILL TERMINATE ON COMPLETION OF CONSTRUCTION ON GRANTOR'S PROPERTY.

The Grantor hereby further grants to Grantee all trees, growths (growing or that may hereafter grow), and road building materials within said right-of-way including the right to take water, together with the right to use the same in such manner and at such locations as said Grantee may deem proper, needful or necessary, in the construction, reconstruction, improvement or maintenance of said highway.

The Grantor, for itself and its successors and assigns, hereby waive any claim for any and all damages to Grantor's remaining property contiguous to the easements and right-of-way hereby conveyed by reason of (a) the severance of the remainder from the part taken; and (b) the construction and use of the public highway project for which the property is taken in the manner proposed by the County whether or not the damage is caused by a portion of the project located on the part taken.

Dated this 14th day of March, 2025.

**EDWARD B. CONTI, AS TRUSTEE OF THE EDWARD B. CONTI FAMILY TRUST INITIALLY
CREATED JULY 27, 2022**

Edward B. Conti
EDWARD B. CONTI, 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.

STATE OF _____ }
COUNTY OF _____ } SS

On _____ before me, _____
_____, a Notary Public, 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 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.

FOR NOTARY SEAL OR STAMP

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: _____

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 SAN DIEGO

SS

ON MARCH 14th, 2024, BEFORE ME, VICTORIA ROSALES, DEPUTY COUNTY CLERK OF THE COUNTY OF SAN DIEGO, PERSONALLY APPEARED

EDUARDO B. CONTI

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 THIS 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.

JORDAN Z. MARKS
COUNTY ASSESSOR/RECORDER/COUNTY CLERK

BY:

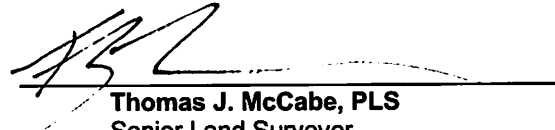

VICTORIA ROSALES, DEPUTY COUNTY CLERK



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the foregoing deed or grant to the **County of San Diego**, a political subdivision, is hereby accepted on behalf of the Board of Supervisors of said County of San Diego pursuant to authority conferred by Resolution of said Board adopted on **January 7, 1992**, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: 3/13/2025



Thomas J. McCabe, PLS
Senior Land Surveyor
County of San Diego
Department of General Services
Asset Management Division
Real Estate Services
Surveying Section