

Recorded at the request of:  
Contra Costa County  
Board of Supervisors  
Return to:  
Public Works Department  
Engineering Services Division  
Records Section

Area: Martinez

Subdivision: MS 03-0039

APN: 362-110-025  
025

## GRANT DEED OF DEVELOPMENT RIGHTS (Alameda Whipsnake Habitat)

To meet conditions of approval number 8 and 9, of MS 03-0039, We, Vance R., Julie K., George D., and Margaret E. Hardisty (Owners) hereby grant to the **County of Contra Costa**, a political subdivision of the State of California (Grantee) and governmental successor or successors of said county, the future development rights, as defined herein below, over a portion of that real property known as the "Not A Part" Remainder parcel of Subdivision MS 03-0039, situated in the County of Contra Costa, State of California and more particularly described in Exhibit "A".

Development rights are defined to mean and refer to the right to approve or disapprove of any proposed construction, development or improvement within the areas marked "restricted development area." The development rights are and shall be a form of covenant, which shall run with the said property and shall bind the current Owner and any future Owner of all or any portion of said property. In the event of a disapproval of proposed construction by Grantee, or successor, said proposed construction shall not be performed. Grantee, or successor, may condition the approval of any proposed construction upon prior or subsequent performance of such conditions as Grantee, or successor, may deem appropriate.

The undersigned executed this instrument on August 13, 2007 (Date)

(Owner/Company)

Vance R. Hardisty  
By: Vance R. Hardisty  
Title: Owner

(Owner/Company)

Julie K. Hardisty  
By: Julie K. Hardisty  
Title: Owner

(Owner/Company)

George D. Hardisty  
By: George D. Hardisty  
Title: Owner

(Owner/Company)

Margaret E. Hardisty  
By: Margaret E. Hardisty  
Title: Owner

STATE OF CALIFORNIA                     )  
COUNTY OF CONTRA COSTA            )

On ~~July~~ <sup>August</sup> 13, 2007 before me, Loren L. Barr, Notary Public, personally appeared **VANCE R. HARDISTY, JULIE K. HARDISTY, GEORGE D. HARDISTY, and MARGARET E. HARDISTY**, personally known to me (or 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.

Signature  (Seal)



**MS 03-0039**

(Dev/No reference)

**EXHIBIT "A"**

All that real property situated in the County of Contra Costa, State of California, described as follows:

A portion of the Parcel "Not A Part" Remainder designated as Restricted Development Area (Alameda Whipsnake Habitat), shown on the parcel map of Subdivision MS 03-0039, on file at the County Recorder's Office as follows:

**Date:** \_\_\_\_\_

**Book:** \_\_\_\_\_

**Page:** \_\_\_\_\_