

**RECORDED AT THE REQUEST OF, AND  
AFTER RECORDING, RETURN TO:**

Contra Costa County  
Public Works Department  
Real Estate Division  
255 Glacier Drive  
Martinez, CA 94553

APN: 203-020-023 (Portion)

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

**QUITCLAIM DEED**

For valuable consideration, receipt of which is hereby acknowledged, CONTRA COSTA COUNTY, a political subdivision of the State of California,

Does hereby remise, release and forever quitclaim to HIDDEN OAKS AT BLACKHAWK ASSOCIATION, INC., the following described real property in Blackhawk, unincorporated area of the County of Contra Costa, State of California,

**FOR DESCRIPTION AND PLAT MAP SEE EXHIBITS A AND B ATTACHED HERETO  
AND MADE A PART HEREOF.**

CONTRA COSTA COUNTY

Date \_\_\_\_\_

\_\_\_\_\_  
John Gioia  
Chair of the Board of Supervisors

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 CONTRA COSTA )

On \_\_\_\_\_ before me, \_\_\_\_\_, Clerk of the Board of Supervisors, Contra Costa County, 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: \_\_\_\_\_  
Deputy Clerk

EXHIBIT A

QUITCLAIM OF DEVELOPMENT RIGHTS

All of the "Development Rights" on a portion of Parcel "O" of Subdivision 4963 conveyed to Contra Costa County in the Grant Deed recorded August 24, 1977 in Book 8477 at Page 995, Official Records of said County, more particularly described as follows:

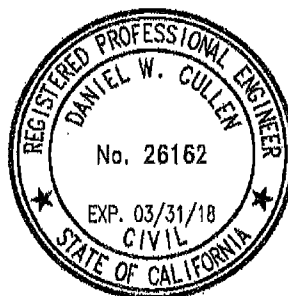
BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 13 AS SHOWN ON THE SUBDIVISION MAP ENTITLED "SUBDIVISION 4963", FILED MARCH 21, 1977, IN BOOK 194 OF MAPS AT PAGES 30 THROUGH 41, CONTRA COSTA COUNTY RECORDS' AND BEING AT THE MOST WESTERLY CORNER OF LOT 14 AS SHOWN ON SAID SUBDIVISION 4963; THENCE N55°36'32"W 5.54'; N38°45'45"E 173.76'; THENCE N44°36'29"W 2.19'; THENCE N40°27'03"E 144.27'; THENCE N48°15'35"E 154.47' THENCE N47°46'14"E 178.70'; THENCE N43°57'25"W 88.00'; THENCE S55°21 '10"E 2.05'; THENCE S55°21 '10"E 95.50' TO THE MOST NORTHERLY CORNER OF LOT 18 OF SUBDIVISION 4963; THENCE S59°31 '29"W 281.22'; THENCE S45°23'31"W 481.55' TO THE POINT OF BEGINNING.

CONTAINING 29,532.53 SQUARE FEET, MORE OR LESS

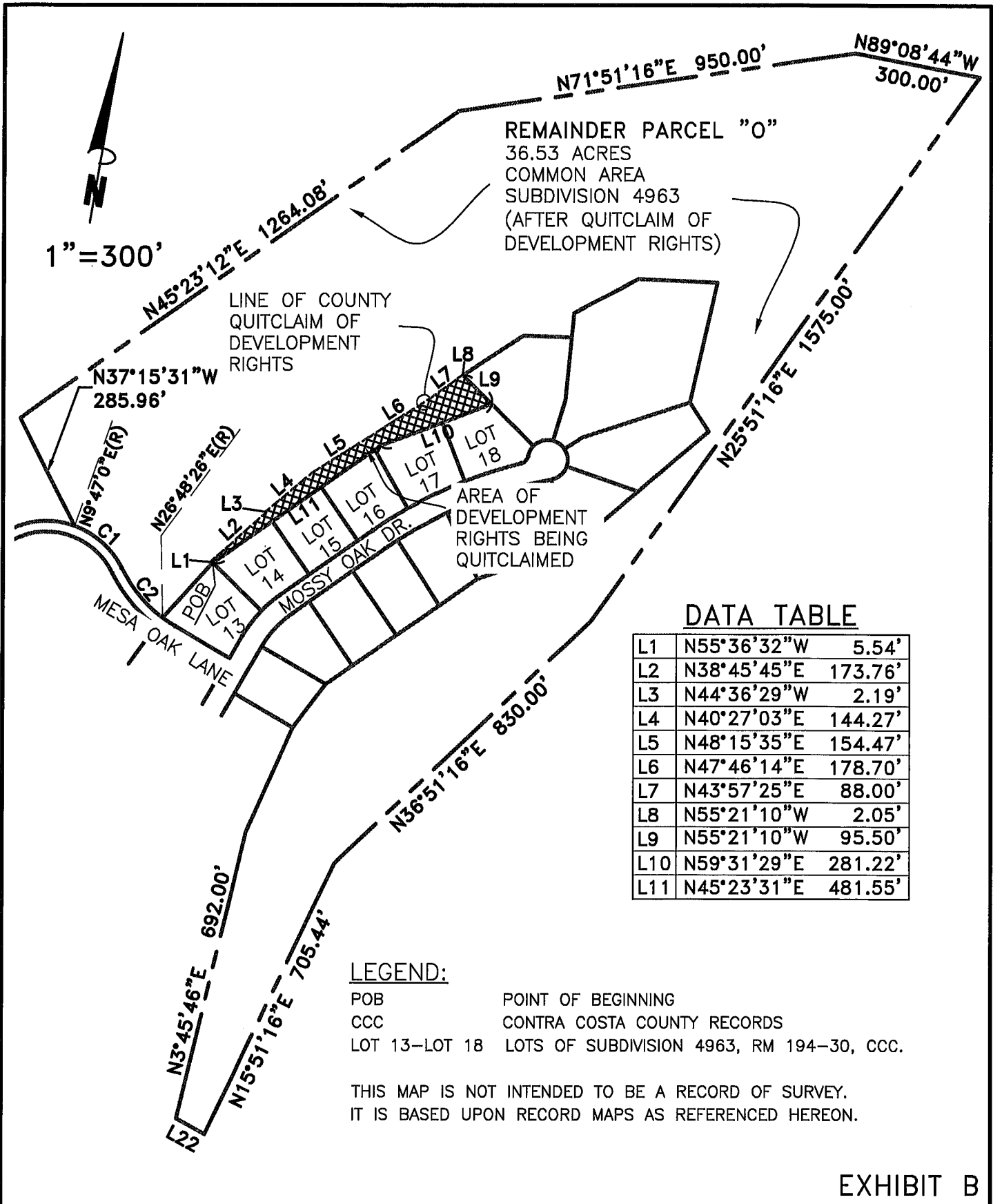
SEE EXHIBIT B ATTACHED HERETO AND MADE A PART HEREOF

Signature: Dan Cullen

Date: 11-15-17



STAMP



REMAINDER PARCEL "O"  
 36.53 ACRES  
 COMMON AREA  
 SUBDIVISION 4963  
 (AFTER QUITCLAIM OF  
 DEVELOPMENT RIGHTS)

LINE OF COUNTY  
 QUITCLAIM OF  
 DEVELOPMENT  
 RIGHTS

AREA OF  
 DEVELOPMENT  
 RIGHTS BEING  
 QUITCLAIMED

**DATA TABLE**

|     |             |         |
|-----|-------------|---------|
| L1  | N55°36'32"W | 5.54'   |
| L2  | N38°45'45"E | 173.76' |
| L3  | N44°36'29"W | 2.19'   |
| L4  | N40°27'03"E | 144.27' |
| L5  | N48°15'35"E | 154.47' |
| L6  | N47°46'14"E | 178.70' |
| L7  | N43°57'25"E | 88.00'  |
| L8  | N55°21'10"W | 2.05'   |
| L9  | N55°21'10"W | 95.50'  |
| L10 | N59°31'29"E | 281.22' |
| L11 | N45°23'31"E | 481.55' |

**LEGEND:**

- POB POINT OF BEGINNING
- CCC CONTRA COSTA COUNTY RECORDS
- LOT 13–LOT 18 LOTS OF SUBDIVISION 4963, RM 194–30, CCC.

THIS MAP IS NOT INTENDED TO BE A RECORD OF SURVEY.  
 IT IS BASED UPON RECORD MAPS AS REFERENCED HEREON.

**EXHIBIT B**

**DEVELOPMENT RIGHTS  
 QUITCLAIM PLAT  
 VICINITY OF MOSSY OAK DR. DANVILLE**



Cullen-Sherry  
 & Associates, Inc.  
 Civil Engineering - Surveying

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 (707) 745-8219 Fax (707) 745-9436 csa-engineers.com

|             |          |
|-------------|----------|
| SCALE:      | 1"=300'  |
| DATE:       | 12-09-15 |
| DRAWN BY:   | DC       |
| CHECKED BY: | DC       |
| PROJECT NO: | 10176    |