

RECORDING REQUESTED BY AND RETURN TO:

PACIFIC GAS AND ELECTRIC COMPANY
245 Market Street, N10A, Room 1015
P.O. Box 770000
San Francisco, California 94177

Location: City/Uninc _____

Recording Fee \$ _____

Document Transfer Tax \$ _____

- This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911).
- Computed on Full Value of Property Conveyed, or
- Computed on Full Value Less Liens & Encumbrances Remaining at Time of Sale
- Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

Signature of declarant or agent determining tax

LD# 2402-04-1675

EASEMENT DEED

COUNTY OF CONTRA COSTA, a political subdivision of the State of California,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to excavate for, construct, reconstruct, install, replace, remove, maintain, inspect and use facilities of the type hereinafter specified, together with a right of way therefor, within the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situate in the unincorporated area of the County of Contra Costa, State of California, described as follows:

(APN 425-150-048-6)

The parcel of land shown upon the Record of Survey Map filed for record February 28, 1973 in Book 55 of Surveys at page 44, Contra Costa County Records.

Said facilities and easement area are described as follows:

Such underground conduits, pipes, manholes, service boxes, wires, cables, and electrical conductors; aboveground marker posts, risers, and service pedestals; underground and aboveground switches, fuses, terminals, and transformers with associated concrete pads; and fixtures and appurtenances necessary to any and all thereof, as Grantee deems necessary for the distribution of electric energy and communication purposes located within the strip of land described in EXHIBIT 'A' and shown on EXHIBIT 'B' attached hereto and made a part hereof.

Grantor further grants to Grantee the right, from time to time, to trim or to cut down any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor also grants to Grantee the right to use such portion of said lands contiguous to said easement area as may be reasonably necessary in connection with the excavation, construction, reconstruction, replacement, removal, maintenance and inspection of said facilities.

Grantor shall not place or construct, nor allow a third party to place or construct, any building or other structure, or store flammable substances, or drill or operate any well, or construct any reservoir or other obstruction within said easement area, or diminish or substantially add to the ground level within said easement area, or construct any fences that will interfere with the maintenance and operation of said facilities.

Grantor further grants to Grantee the right to apportion to another public utility (as defined in Section 216 of the California Public Utilities Code) the right to construct, reconstruct, replace, remove, maintain, inspect, and use the communications facilities within said easement area including ingress thereto and egress therefrom.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto, and all covenants shall apply to and run with the land.

Dated: _____, _____.

COUNTY OF CONTRA COSTA, a political
subdivision of the State of California

By _____
John Gioia,
Chair, 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'
LEGAL DESCRIPTION
PG&E EASEMENT

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE UNINCORPORATED AREA OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A PORTION OF PARCEL ONE AS DESCRIBED IN THE DEED TO CONTRA COSTA COUNTY RECORDED JULY 29, 1999 UNDER RECORDERS SERIES NO. 1999-203163 IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT A MONUMENT ON THE CENTERLINE OF APPIAN WAY AS SHOWN ON THE RECORD OF SURVEY FILED ON FEBRUARY 28, 1973 IN BOOK 55 OF LICENSED SURVEYORS MAPS AT PAGE 44 IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA, THENCE ALONG SAID CENTERLINE SOUTH 33°03'33" WEST, 5.00 FEET TO THE INTERSECTION WITH THE CENTERLINE OF GARDEN ROAD;

THENCE ALONG SAID CENTERLINE OF GARDEN ROAD NORTH 56°56'27" WEST, 147.27 FEET;

THENCE LEAVING SAID CENTERLINE SOUTH 33°03'33" WEST, 25.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF GARDEN ROAD, SAID POINT BEING THE POINT OF BEGINNING;

THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 56°56'27" EAST, 10.00 FEET;

THENCE LEAVING SAID RIGHT OF WAY LINE SOUTH 33°03'33" WEST, 28.00 FEET;

THENCE NORTH 56°56'27" WEST, 10.00 FEET;

THENCE NORTH 33°03'33" EAST, 28.00 FEET TO THE POINT OF BEGINNING;

CONTAINING 280 SQUARE FEET OF LAND, MORE OR LESS.

THE BEARINGS FOR THE FOLLOWING DESCRIPTION ARE BASED ON THE CENTERLINE OF GARDEN ROAD AS SHOWN ON THE RECORD OF SURVEY FILED ON FEBRUARY 28, 1973 IN BOOK 55 OF LICENSED SURVEYORS MAPS AT PAGE 44 IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA

END OF DESCRIPTION

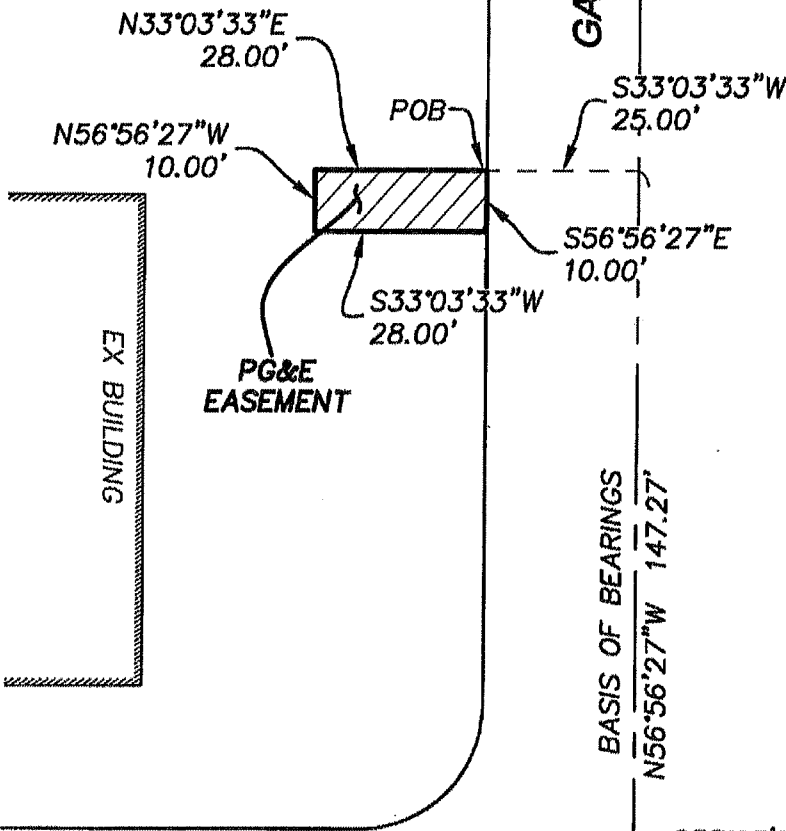
PREPARED BY:


BOB LEZCANO, PLS 8514



TOBIASON
 (99-118966)
 APN 425-150-023

CONTRA
 COSTA COUNTY
 PARCEL ONE
 (1999-203163)



GRAPHIC SCALE



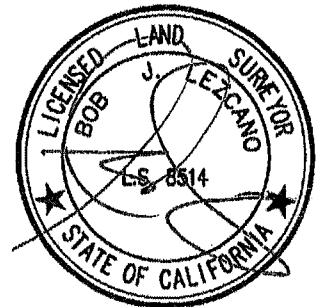
(IN FEET)
 1 inch = 30 ft.

LEGEND

POB POINT OF BEGINNING
 POC POINT OF COMMENCEMENT



PG&E EASEMENT
 AREA=280 SF±



BASIS OF BEARINGS

BEARINGS ARE BASED ON
 THE CENTERLINE OF GARDEN
 ROAD AS SHOWN ON THE
 RECORD OF SURVEY FILED IN
 BOOK 55 LSM 44 TAKEN AS
 NORTH 56°56'27" WEST

APPIAN WAY (80' WIDE)

(PORTION OF THE SAN PABLO RANCHO)

POC @ FOUND
 MONUMENT

ADDRESS:
 4300 GARDEN ROAD, PINOLE, CA.

APN:
 425-150-048

PROJECTED
 SW 1/4 SEC 33, T2N, R4W



817 Arnold Drive, Ste. 50
 Martinez, CA 94553
 Ph: (925) 476-8499

EXHIBIT 'B'
 PLAT TO
 ACCOMPANY LEGAL
 DESCRIPTION

DRAWN BY:
 RJL
 PROJECT NO:
 18113
 SCALE:
 1"=30'

SHEET
 1 OF 1
 DATE:
 1-15-19

Attach to LD: 2402-04-1675

Area, Region or Location: Area 2, East Bay Division

Land Service Office: Concord RMC

Line of Business: Electric Distribution (43)

Business Doc Type: Easements

MTRSQ: (24.02.04.33.32, 24.02.04.33.23) Rancho San Pablo

FERC License Number: N/A

PG&E Drawing Number: N/A

Plat No.: C0407

LD of Affected Documents: N/A

LD of Cross-Referenced Documents: N/A

Type of interest: Communication Easements (6), Electric Underground Easements (4)

SBE Parcel: N/A

% Being Quitclaimed: N/A

Order or PM: 35053219, Ops# 3200

JCN: N/A

County: Contra Costa

Utility Notice Number: N/A

851 Approval Application No: N/A; Decision: N/A

Prepared By: JK1B

Checked By: A5SZ

Approved By: P1A8 