

Recorded at the request of:  
Contra Costa County

When Recorded Mail Document and  
Tax Statements to:  
Contra Costa County  
Public Works Department  
Real Estate Division  
255 Glacier Drive  
Martinez, CA 94553

EXEMPT FROM RECORDING FEES PURSUANT TO GOV'T. CODE SECTION 27383 AND DOCUMENTARY TRANSFER TAX PURSUANT TO  
REVENUE AND TAXATION CODE SECTION 11922.

Portion of Assessor's Parcel No. 003-100-012  
Title Company Order No. 36301736-363-LB-KD

SIGNED IN COUNTERPART

## GRANT DEED

For Value Received, receipt of which is hereby acknowledged,

**Timothy S. Broderick, a single man, and James R. Boccio and Donna J. Boccio, Trustees of James R. Boccio and Donna J. Boccio Joint Living Trust dated March 28, 2003, and Krishna K.P. Moorthy and Subhashini K.P. Moorthy, husband and wife, as community property and Eric R. Norem, an unmarried man and Gary A. Norem, an unmarried man, and Cindi S. Brown, as Trustee of the Cindy Brown Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996, and Timothy R. Maggiore, as Trustee of the Timothy Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996, and Cindi S. Brown and Martin A. Maggiore, as Co-Trustees of the Martin Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996, and Mark J. Maggiore, as Trustee of the Mark Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996,**

GRANTS to

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

The following described real property in the unincorporated area of the County of Contra Costa, State of California,

**FOR DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

Date \_\_\_\_\_

**(Signature Page to Follow)**

Portion of Assessor's Parcel No. 003-100-012, Title Company Order No. 36301736-363-LB-KD

**GRANTORS:**

By \_\_\_\_\_  
Timothy S. Broderick

James R. Boccio and Donna J. Boccio Joint Living Trust dated March 28, 2003

By \_\_\_\_\_  
James R. Boccio Trustee

By \_\_\_\_\_  
Donna J. Boccio, Trustee

By \_\_\_\_\_  
Krishna K.P. Moorthy

By \_\_\_\_\_  
Subhashini K.P. Moorthy

By \_\_\_\_\_  
Eric R. Norem

By \_\_\_\_\_  
Gary A. Norem

The Cindy Brown Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996

By \_\_\_\_\_  
Cindi S. Brown, Trustee

The Timothy Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996

By \_\_\_\_\_  
Timothy R. Maggiore, Trustee

The Martin Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996

By \_\_\_\_\_  
Cindi S Brown, Co-Trustee

By \_\_\_\_\_  
Martin A. Maggiore, Co-Trustee

The Mark Maggiore Exempt Trust created under the Franklin A. Maggiore and Patti Maggiore Family Trust dated October 3, 1996

By \_\_\_\_\_  
Mark J. Maggiore, Trustee

**ATTACH APPROPRIATE ACKNOWLEDGMENTS**

**EXHIBIT "A"**

Real property in an unincorporated area of the County of Contra Costa, State of California, being a portion of the Northeast one-quarter of Section 4, Township 1 South, Range 3 East, Mount Diablo Meridian, also being a portion of the property described in the grant deed to Timothy S. Broderick, et.al., recorded October 1, 2010 in Recorder's Series number 2010-0211374, Contra Costa County records, described as follows:

**Parcel Four – Fee Title**

Commencing at a standard street monument at the intersection of Byron Highway and Byer Road as shown on the Record of Survey map filed September 18, 2009 in Book 141 of Licensed Surveyors Maps at Page 40, said monument bears south 0°59'33" west distant 1791.97 feet from a standard street monument located at the intersection of Byron Highway and Hoffman Lane (the bearing of south 0°59'33" west being taken for purposes of this description); thence from said Point of Commencement, north 89°11'31" west, 14.00 feet to the westerly Right of Way line of Byron Highway; thence along said Right of Way line, north 00°59'33" east, 11.37 feet to the southerly line of said Broderick parcel (2010-0211374), and the Point of Beginning; thence from said Point of Beginning, along the southerly line of said parcel, north 89°16'45" west, 9.00 feet; thence leaving said southerly line, north 0°59'33" east, 298.39 feet to the northerly line of said parcel; thence along said northerly line, south 89°00'27" east, 9.00 feet to the westerly Right of Way line of Byron Highway; thence along said Right of Way line, south 0°59'33" west, 298.35 feet to the Point of Beginning.

Containing an area of 2,685 square feet of land, more or less.

**Excepting Therefrom** all oil, gas, casinghead gasoline and other hydrocarbon and mineral substances and related storage rights below a point 500 feet below the surface of said land, together with the right to take, remove, mine, pass through and dispose of all said oil, gas, casinghead gasoline and other hydrocarbon and mineral substances, but without any right whatsoever to enter upon the surface of said land.

This real property description has been prepared by me or under my direction, in conformance with the Professional Land Surveyors Act.

Signature: 

Licensed Land Surveyor  
Contra Costa County Public Works Department

Date: 1/14/2021

