

Recorded at the request of:
Contra Costa County
Public Works Department
255 Glacier Drive
Martinez, CA 94553

Exhibit A *containing copy*

copy/duplicate has not been compared to original document

08/27/2019, 20190138269

Return to:
Contra Costa County
Public Work Department
Attn: Real Estate Division
255 Glacier Drive
Martinez, CA 94553

Assessor's Parcel Nos. 147-050-047, 148-120-012, 148-221-016, 172-100-038, 147-050-043, 147-050-044, 148-360-014, 148-360-024, 148-360-031, 148-180-047, 148-180-048, 148-180-049, 148-221-030

GRANT DEED

For valuable consideration, receipt of which is hereby acknowledged,

CONTRA COSTA COUNTY, in its capacity as successor agency to the CONTRA COSTA COUNTY REDEVELOPMENT AGENCY, a body corporate and politic existing under the laws of the state of California,

Grants to CONTRA COSTA COUNTY the following described real property in the City of Concord, Pleasant Hill, and Walnut Creek, County of Contra Costa, State of California,

AS DESCRIBED IN THE ATTACHED EXHIBITS "A-1", "A-2", "A-3", "A-4", "A-5" AND SHOWN ON THE ATTACHED EXHIBITS "B-1", "B-2", "B-3", "B-4", AND "B-5" ATTACHED HERETO AND MADE A PART HEREOF.

CONTRA COSTA COUNTY, SUCCESSOR AGENCY TO THE CONTRA COSTA COUNTY REDEVELOPMENT AGENCY;

Dated 7/09/19

By *Candace Anderson*
Candace Anderson
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 July 9, 2019 before me, Stacey M. Boyd Clerk of the Board of Supervisors, Contra Costa County, personally appeared Candace Anderson, 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: *Stacey M. Boyd*
Deputy Clerk



Exhibit A

Iron Horse Corridor Parcels 7, 11, 13 and 14
APNs 147-050-047, 148-120-012, 148-221-016 and 172-100-038

EXHIBIT "A-1"

Real property in the County of Contra Costa, State of California, being parcels described in the Grant Deed from Southern Pacific Transportation Company, a Delaware corporation, to Contra Costa County Redevelopment Agency and recorded December 28, 1984 in Book 12123 at page 961, Official Records of said County, and said parcels described in said deed as follows:

Parcel No. 7 (APN 147-050-047) Monument Blvd and south ± 250 feet

"That real property situated in the County of Contra Costa, described as follows:

That real property described in the deed from Charles S. Lohse to Southern Pacific Railroad Company, a California corporation, recorded June 10, 1891 in Book 60 of Deeds, Page 126, described as follows:

A strip or tract of land 100 feet wide, lying equally on each side of the located line of the San Ramon Branch of the Southern Pacific Railroad Company's railroad where the same is located through the Rancho Arroyo De Las Neucus Y Balbones in said County of Contra Costa, commencing at a point on the center line of said railroad where said center line intersects the Northwestern boundary line of land of said party of the first part at or near survey station 343+84 of said center line and running thence Southerly along said center line of said Southern Pacific Railroad and following the curvature thereof embracing a strip of land 50 feet wide on each side of said center line to the center of Walnut Creek at or near survey station 346+35 of said center line of said railroad a distance (of) 251 feet, more or less."

Parcel No. 11 (APN 148-120-012) Mayhew Road to Seemas Road

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

That real property described in the deed from John H. Haseltine, et ux, to Southern Pacific Railroad Company, a California corporation, recorded June 10, 1891 in Book 60 of Deeds, Page 122, described as follows:

Exhibit A

A strip or tract of land 100 feet wide, lying equally on each side of the located line of the San Ramon Branch of the Southern Pacific Railroad Company's railroad where the same is located through the Rancho Las Juntas in said County of Contra Costa, commencing at a point on the center line of said railroad where said center line intersects the northwesterly boundary line of land of said party of the first part at or near survey station 385+19 of said center line and running thence Southerly along said center line of said Southern Pacific Railroad embracing a strip of land 50 feet wide on each side of said center line to the southerly boundary line of land of said party of the first part at or near survey station 397+87 of said center line of said railroad a distance of 1,268 feet, more or less."

Parcel No. 13 (APN 148-221-016) Las Juntas Way to Treat Blvd.

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

The real property described in the deed from Eli R. Chase to Southern Pacific Railroad Company, a California corporation, recorded July 20, 1891 in Book 60 of Deeds, Page 216, described as follows:

A strip or tract of land 100 feet wide, lying equally on each side of the located line of the San Ramon Branch of the Southern Pacific Railroad Company's railroad where the same is located through the Rancho Las Juntas in said County of Contra Costa, and described as commencing at a point on the center line of said railroad where said center line intersects the northerly boundary line of land of said party of the first part at or near survey station 409+24 of said center line and running thence southerly along said center line of said Southern Pacific Railroad, embracing a strip of land 50 feet wide on each side of said center line to the southerly boundary line of land of said party of the first part at or near survey station 422+51 of said center line of said railroad a distance of 1,327 feet, more or less."

Parcel No. 14 (APN 172-100-038) Treat Blvd. to Walden Road

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

That real property described in the deed from John Larkey to Southern Pacific Railroad Company, a California corporation, recorded September 1, 1891 in Book 60 of Deeds, Page 304, described as follows:

Exhibit A

A strip or tract of land 100 feet wide, lying equally on each side of the located line of the San Ramon Branch of the Southern Pacific Railroad Company's railroad where the same is located through the Rancho Las Juntas in said County of Contra Costa, and described as commencing at a point on the center line of said railroad where said center line intersects the northerly boundary line of land of said party of the first part at or near survey station 422+51 of said center line and running thence southerly along said center line of said Southern Pacific Railroad, embracing a strip of land 50 feet wide on each side of said center line to the southerly boundary line of land of said party of the first part at or near survey station 457+16 of said center line of said railroad a distance of 3,465 feet, more or less."

Excepting from Parcels 7, 11, 13, and 14 (described above) that portion lying below a depth of 500 feet, measured vertically, from the contour of the surface of said property as described in said Grant Deed (12123 O.R. 961).

Exhibit "B-1", a plat, is attached hereto and by this reference made a part hereof.

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



Date: _____

Feb. 20, 2019

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Exhibit A

EXHIBIT "B-1"

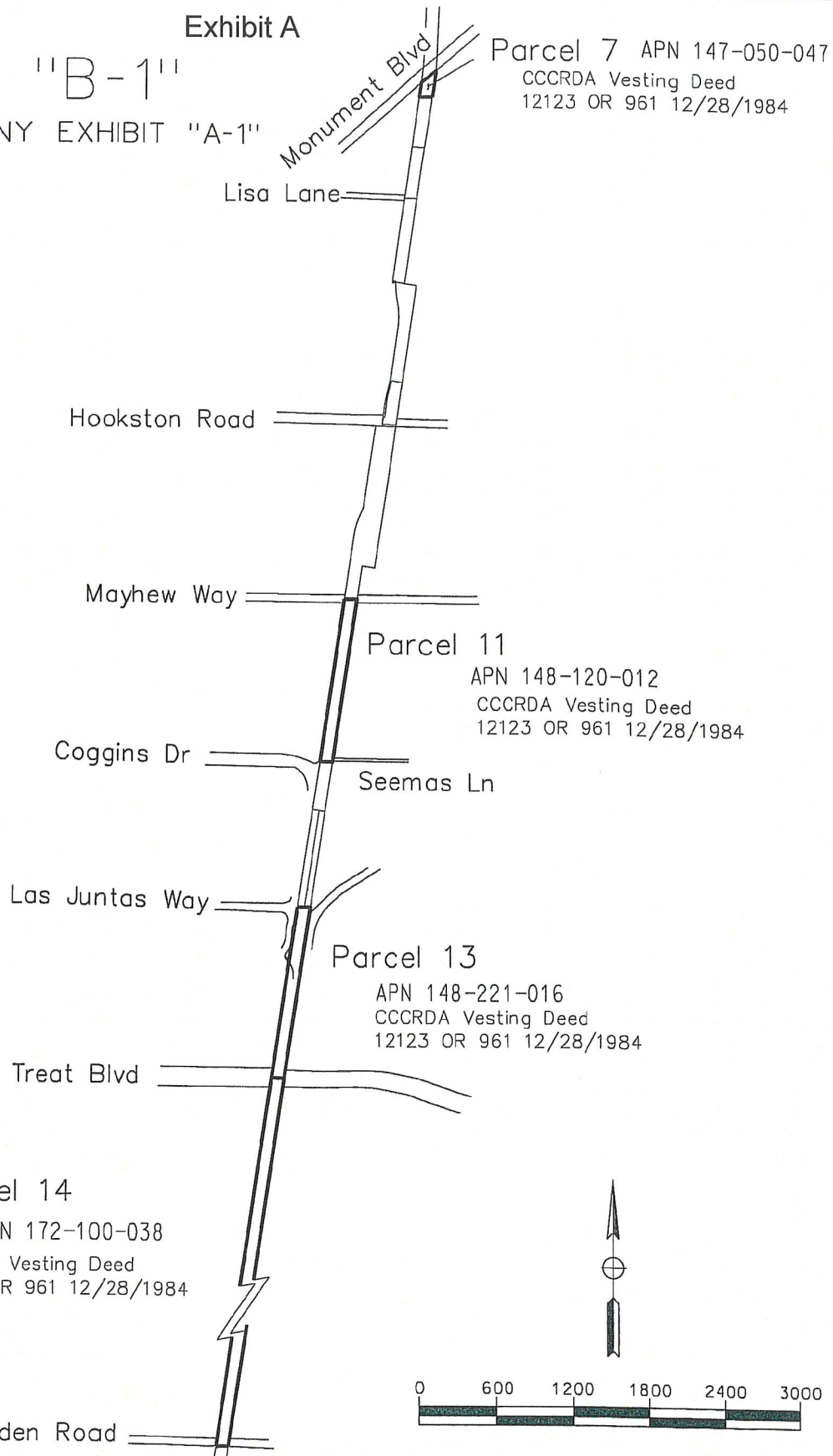
PLAT TO ACCOMPANY EXHIBIT "A-1"

Parcel 7 APN 147-050-047

CCCRDA Vesting Deed
12123 OR 961 12/28/1984



2-20-19



Parcel 14
APN 172-100-038
CCCRDA Vesting Deed
12123 OR 961 12/28/1984

Parcel 11
APN 148-120-012
CCCRDA Vesting Deed
12123 OR 961 12/28/1984

Parcel 13
APN 148-221-016
CCCRDA Vesting Deed
12123 OR 961 12/28/1984

Contra Costa County Redevelopment Agency (CCCRDA) Transfer:
Iron Horse Corridor, Parcels 7, 11, 13, 14

Instrument :	Scale	1"=1200'	Date	Feb 5, 2019
	Series No.	Recorded	Drawn By	JLH
			Checked By	KT
			Cad File	IHC-CCCRDA.dgn

Exhibit A

Iron Horse Corridor Parcels 8 and 9 (Northerly Portion)
APNs 147-050-047, 148-120-012, 148-221-016 and 172-100-038

EXHIBIT "A-2"

Real property in the unincorporated area of the County of Contra Costa, State of California, being parcels described in the Grant Deed from Contra Costa County Flood Control and Water Conservation District to Contra Costa County Redevelopment Agency and recorded July 21, 1986 as Document No. 86-114205 (Book 13007 at page 538), Official Records of said County, and said parcels described in said deed as follows:

Parcel No. 8 (APN 147-050-043 and 147-050-044) South of Monument Blvd to Lisa Lane

"All of those parcels of land described in the deeds to Contra Costa County Flood Control and Water Conservation District, recorded June 13, 1984 in Book 11834 of Official Records at page 406...records of Contra Costa County, State of California."

Northerly Portion of Parcel No. 9 (APN 148-360-014) Lisa Lane and south

"All of those parcels of land described in the deeds to Contra Costa County Flood Control and Water Conservation District, recorded...March 29, 1985 in Book 12247 of Official Records at page 979 records of Contra Costa County, State of California."

Subject to the exceptions and easements as described in all of the above cited deeds.

Exhibit "B-2", a plat, is attached hereto and by this reference made a part hereof.

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

Signature: _____

Janine L. Hampton

Licensed Land Surveyor
Contra Costa County Public Works

Date: Feb 20, 2019



Exhibit A

EXHIBIT "B-2"

PLAT TO ACCOMPANY EXHIBIT "A-2"



Monument Blvd

Parcel 8

APN 147-050-043

APN 147-050-044

CCCRDA Vesting Deed

86-114205 (13007 OR 538)

6/21/1986

Lisa Lane

Parcel 9 (Northerly)

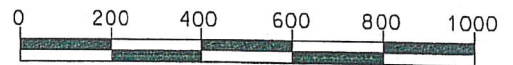
APN 148-360-014

CCCRDA Vesting Deed

86-114205 (13007 OR 538)

6/21/1986

Hookston Road



Contra Costa County Redevelopment Agency (CCCRDA) Transfer:
 Iron Horse Corridor, Parcels 8 and 9 (Northerly)

Instrument :	Scale	1"=400'	Date	Feb 5, 2019
Series No.	Recorded	Drawn By	JLH	Model: 2-Plat for 8 Nly 9
		Checked By	KT	Cad File IHC_CCCRDA.dgn

Exhibit A

Iron Horse Corridor Southerly portion of Parcel 9
APNs 148-360-024 and 148-360-031

EXHIBIT "A-3"

Real property in the unincorporated area of the County of Contra Costa, State of California, being the parcel described in the Grant Deed from David Randall Fischer to Contra Costa Redevelopment Agency and recorded May 30, 1986 as Document No. 86-81993 (Book 12911 at page 681), Official Records of said County, said parcel described in said deed as follows:

Southerly Portion of Parcel No. 9 (148-360-024 and 148-360-031) South of Lisa Lane to Hookston Road

"A parcel of land situate in the City of Pleasant Hill, County of Contra Costa, State of California, described as follows:

A portion of the lands described in the deed from W. E. Hook to the Southern Pacific Railroad Company, a corporation, dated August 21, 1890, recorded in Book 60 of Deeds at Page 97, Records of Contra Costa County, California, more particularly described as follows, to wit:

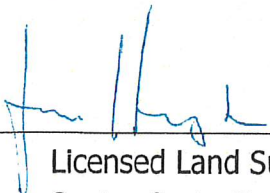
Beginning at the most northeasterly corner of the parcels of land shown on Sheet 3 of the record of survey map filed April 17, 1985 in Book 76 of Licensed Surveyors Maps at page 46, records of Contra Costa County, California; thence from said point of beginning along the most easterly line of said parcels, South $8^{\circ}44'37''$ West 1083.99 feet to the most southeasterly corner of said parcels (Sheet 3 of 76 LSM 46); thence along the most southerly line of said parcels, North $88^{\circ}49'31''$ West 113.10 feet to a point which shall hereinafter be referred to as Point "A"; thence leaving said line, North $7^{\circ}40'00''$ East 180.03 feet; thence northerly along the arc of a tangent curve, concave to the east having a radius of 710.00 feet through a central angle of $8^{\circ}58'07''$, a distance of 111.14 feet to a point of reverse curve from which a radial line of a curve concave to the west having a radius of 940.00 feet bears North $73^{\circ}21'53''$ West; thence northerly along the arc of said curve through a central angle of $7^{\circ}53'30''$, a distance of 129.47 feet; thence North $8^{\circ}44'37''$ East 324.99 feet; thence northerly along the arc of a tangent curve, concave to the west having a radius of 590.00 feet through a central angle of $20^{\circ}12'21''$, a distance of 208.07 feet to a point of reverse curve from which a radial line of a curve concave to the east having a radius of 710.00 feet bears North $78^{\circ}32'16''$ East; thence northerly along the arc of said curve through a central angle

Exhibit A

of 12°30'59" a distance of 155.10 feet to a point on the most northerly line of said parcels (Sheet 3 of 76 LSM 46), which said point shall hereinafter be referred to as Point "B" thence along said northerly line, South 81°16'23" East 173.61 feet to said northeasterly corner, the point of beginning, containing an area of Two and Eighty-six One-hundredths (2.86) acres, more or less..."

Exhibit "B-3", a plat, is attached hereto and by this reference made a part hereof.

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

Date: Feb 20, 2019

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Exhibit A

EXHIBIT "B-3"

PLAT TO ACCOMPANY EXHIBIT "A-3"



Monument Blvd

Lisa Lane

Parcel 9 (Southerly)

APN 148-360-031

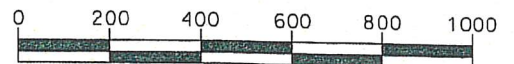
APN 148-360-024

CCCRDA Vesting Deed

86-81993 (12911 OR 681)

5/30/1986

Hookston Road



Contra Costa County Redevelopment Agency (CCCRDA) Transfer:
 Iron Horse Corridor, Parcel 9 (Southerly)

Instrument :	Scale	1"=400'	Date	Feb 5, 2019
Series No.	Recorded	Drawn By	JLH	Model: 3-Plat for Sly 9
		Checked By	KT	Cad File IHC-CCCRDA.dgn

Exhibit A

Iron Horse Corridor Parcel 12
APNs 148-180-047, 148-180-048 and 148-180-049

EXHIBIT "A-4"

Real property in the City of Pleasant Hill, County of Contra Costa, State of California, being the parcel described in the Grant Deed from Allan M. Ballard to Contra Costa County Redevelopment Agency, recorded November 8, 1985 in Book 12606 at page 31, together with the parcel described in the Grant Deed from Allan M. Ballard to Contra Costa County Redevelopment Agency, recorded as Document No. 86-82037 (12911 OR 828) on May 30, 1986, Records of Contra Costa County, California, both deeds taken together as being the parcel described in the deed from Charles E. Haseltine to the Southern Pacific Railroad Company, a corporation, dated September 11, 1890 and recorded in Book 60 of Deeds, Page 119, Records of Contra Costa County, California, and described in said Haseltine deed (60 Deeds 119) as follows:

Parcel No. 12 (APNs 148-180-047, 148-180-048 and 148-180-049) From Coggins Drive and Seemas Lane to Las Juntas Way

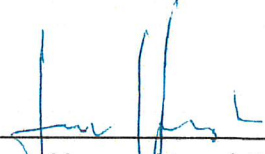
"A strip or tract of land 100 feet wide, lying fifty feet on each side of the located line of the San Ramon Branch of the Southern Pacific Railroad Company's railroad, where the same is located through the Rancho Las Juntas in said County of Contra Costa, and being more particularly described as follows, to wit: Commencing for the same at a point on the center of the said railroad where said center line intersects the northerly boundary line of the land formerly owned by Charles E. Haseltine, at or near survey station 397+87 of said center line and running thence southerly along said center line of said Southern Pacific Railroad embracing a strip of land fifty (50) feet wide on each side of said center line, a distance of one thousand one hundred thirty-seven (1137) feet to a point at or near survey station 409+24 of said center line."

Exhibit A

Exhibit "B-4", a plat, is attached hereto and by this reference made a part hereof.

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



Date: _____

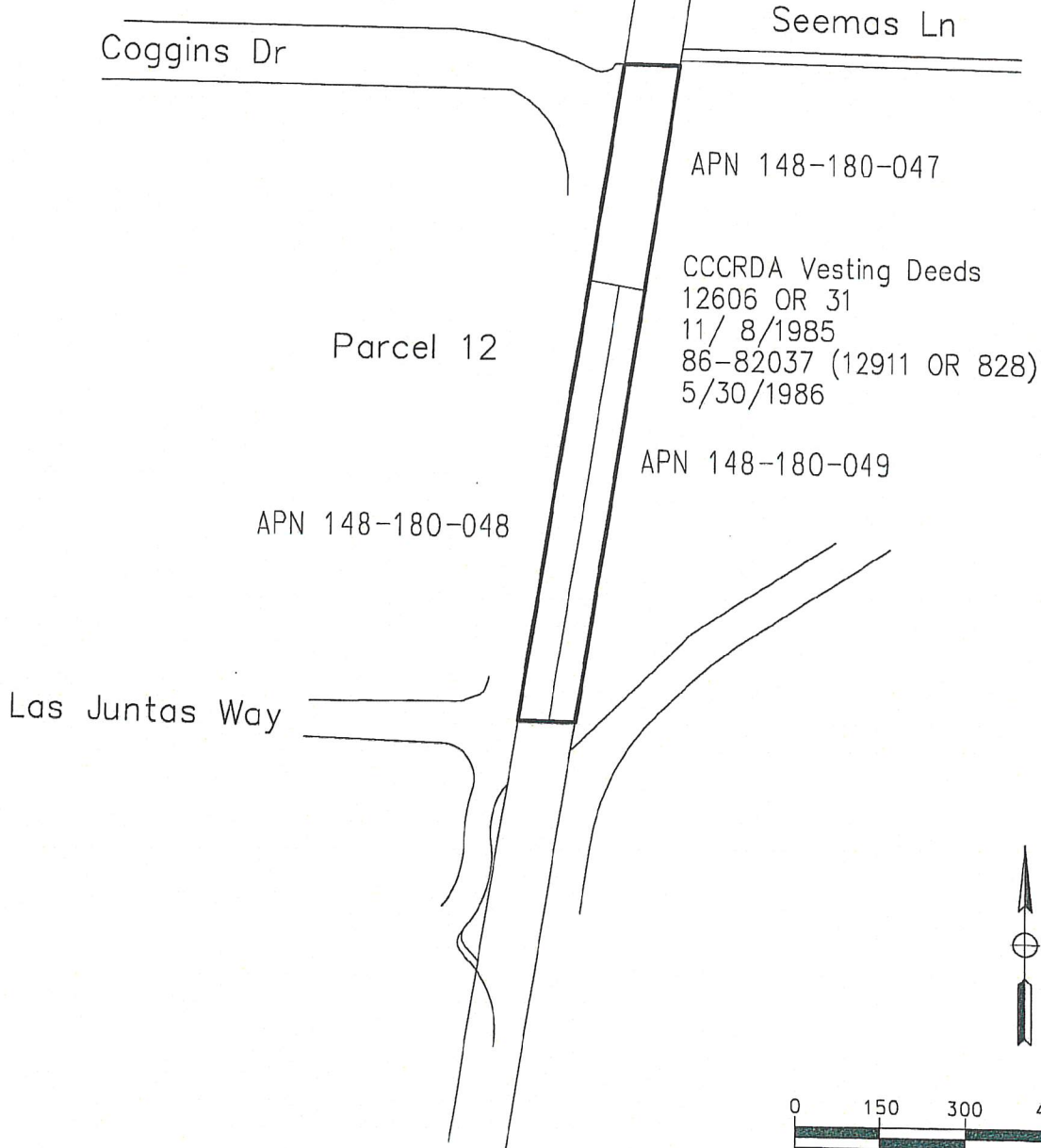
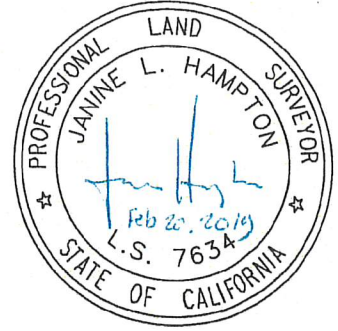
Feb 20, 2019

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JLH: 2/20/2019 3:29:00 PM

Exhibit A

EXHIBIT "B-4"

PLAT TO ACCOMPANY EXHIBIT "A-4"



Contra Costa County Redevelopment Agency (CCCRDA) Transfer:
Iron Horse Corridor, Parcel 12

Instrument :	Scale	1"=300'	Date	Feb 5, 2019
Series No.	Recorded	Drawn By	JLH	Model: 4-Plat for Pcl 12
		Checked By	KT	Cad File IHC-CCCRDA.dgn

Exhibit A

Iron Horse Corridor Parcel 13A
Portion of APN 148-221-030

EXHIBIT "A-5"

Real property in the unincorporated area of the County of Contra Costa, State of California, being a portion of PARCEL B-23 as described in the Grant Deed from San Francisco Bay Area Rapid Transit District (SFBARTD) to Contra Costa County Redevelopment Agency (CCCRDA) recorded September 16, 1986, as Document 86-152713 (Book 13123 at page 371), Official Records of California, more particularly described as follows:

Parcel No. 13A (APN 148-221-030) Remainder adjoiner at west line of IHC Parcel 13

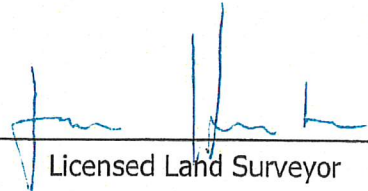
All that portion of said PARCEL B-23 excepting that part conveyed in the Grant Deed from Contra Costa County Redevelopment Agency (CCCRDA) to Contra Costa County recorded May 8, 2007, as Document 2007-0135591-00, Official Records of said county.

Subject to the perpetual easement reserved by SFBARTD (86-152713) for right of way purposes.

Exhibit "B-5", a plat, is attached hereto and by this reference made a part hereof.

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

Date: _____

Feb 20, 2019

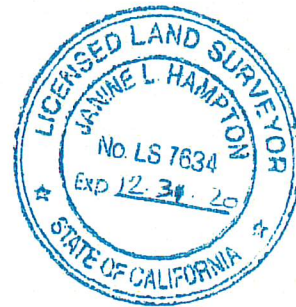


Exhibit A

EXHIBIT "B-5"

PLAT TO ACCOMPANY EXHIBIT "A-5"



SFBARTD Easement
86-152713
Sept 16, 1986



APN 148-221-045

Coggins Dr.

Parcel 13
RS 2330
Record of Survey
113 LSM 46

Iron Horse Corridor

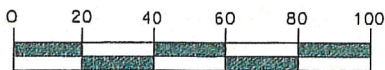
Del Hombre Ln.

Contra Costa County
2007-0135591-00
May 8, 2007

APN 148-221-030

Jones Rd.

APN 148-221-016
12123 OR 961
12/28/1984



Contra Costa County Redevelopment Agency (CCCRDA) Transfer:
Iron Horse Corridor, Parcel 13A

Instrument :	Scale	1"=50'	Date	Feb. 4, 2019
Series No.	Recorded	Drawn By	JLH	Model: 5-Plat for 13A
		Checked By	KT	Cad File IHC-CCCRDA.dgn

Exhibit A

C.149



Contra
Costa
County

To: Board of Supervisors
From: Brian M. Balbas, Public Works Director/Chief Engineer
Date: July 9, 2019

Subject: ACCEPT Grant Deed conveying 13 former Redevelopment Agency owned parcels which are portions of Iron Horse Trail Corridor, District IV.

RECOMMENDATION(S):

ACCEPT Grant Deed conveying 13 Contra Costa County Successor Agency (former Redevelopment Agency) owned Parcels, identified as Assessor Parcel Numbers: 147-050-043-8, 147-050-044-6, 147-050-047-9, 148-120-012-7, 148-180-047-0, 148-180-048-8, 148-180-049-6, 148-221-016-6, 148-221-030-7, 148-360-014-2, 148-360-024-1, 148-360-031-6, and 172-100-038-6 ("Parcels"), which are portions of the Iron Horse Trail Corridor from the former Redevelopment Agency to Contra Costa County, pursuant to Health and Safety Code Section 34180 and 34181(a). (Project No. 4500-6X5489)

DIRECT the Real Estate Division of the Public Works Department to cause said Grant Deed to be recorded in the office of the County Clerk-Recorder.

FISCAL IMPACT:

Staff costs related to the acceptance are covered by the Successor Agency Administrative budget. Other sources of funding will continue to be used to maintain the Iron Horse

- APPROVE OTHER
- RECOMMENDATION OF CNTY ADMINISTRATOR RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: 07/09/2019 APPROVED AS RECOMMENDED OTHER

Clerks Notes:

VOTE OF SUPERVISORS

AYE: Candace Andersen, District II Supervisor
Diane Burgis, District III Supervisor
Karen Mitchoff, District IV Supervisor
Federal D. Glover, District V Supervisor

ABSENT: John Gioia, District I Supervisor

Contact: Jewel Lopez, (925) 957-2485

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: July 9, 2019

David J. Twa, County Administrator and Clerk of the Board of Supervisors

By: *Stacey M. Boyd*
Stacey M. Boyd, Deputy



cc:

Exhibit A

FISCAL IMPACT: (CONT'D)

Trail Corridor. Since the properties are being conveyed for continued public uses, there is no cost for the land.

BACKGROUND:

The former Redevelopment Agency is conveying 13 Parcels that are part of the Iron Horse Trail Corridor. As part of the dissolution of the Redevelopment Agency, the disposition of the Parcels to Contra Costa County (County) is necessary in order for them to retain their public use. The Contra Costa County Oversight Board adopted Resolution 2018-3 on January 24, 2018, directing the Contra Costa County Successor Agency to the Contra Costa County Redevelopment Agency to convey the Parcels to the County; and the Department of Finance reviewed the Oversight Board resolution and approved the action on April 13, 2018.

The County's acceptance of the Parcels, will not cause any new effects on the physical environment. The July 9, 2019 Board Agenda also includes a Notice of Exemption prepared by the Department of Conservation and Development under the California Environmental Quality Act (CEQA) pursuant to Article 5, Section 15061(b)(3) of the CEQA Guidelines.

CONSEQUENCE OF NEGATIVE ACTION:

The Parcels will not retain the public use of the Iron Horse Trail Corridor if they are not conveyed to another public agency.

CHILDREN'S IMPACT STATEMENT:

The Iron Horse Corridor is used for bicycle and pedestrian transportation and recreational opportunities for families. Accepting the Parcels will ensure its continued public use.

ATTACHMENTS

Grant Deed and Exhibits

Oversight Board Resolution

Department of Finance Approval

EXHIBIT 'B'



1" = 600'

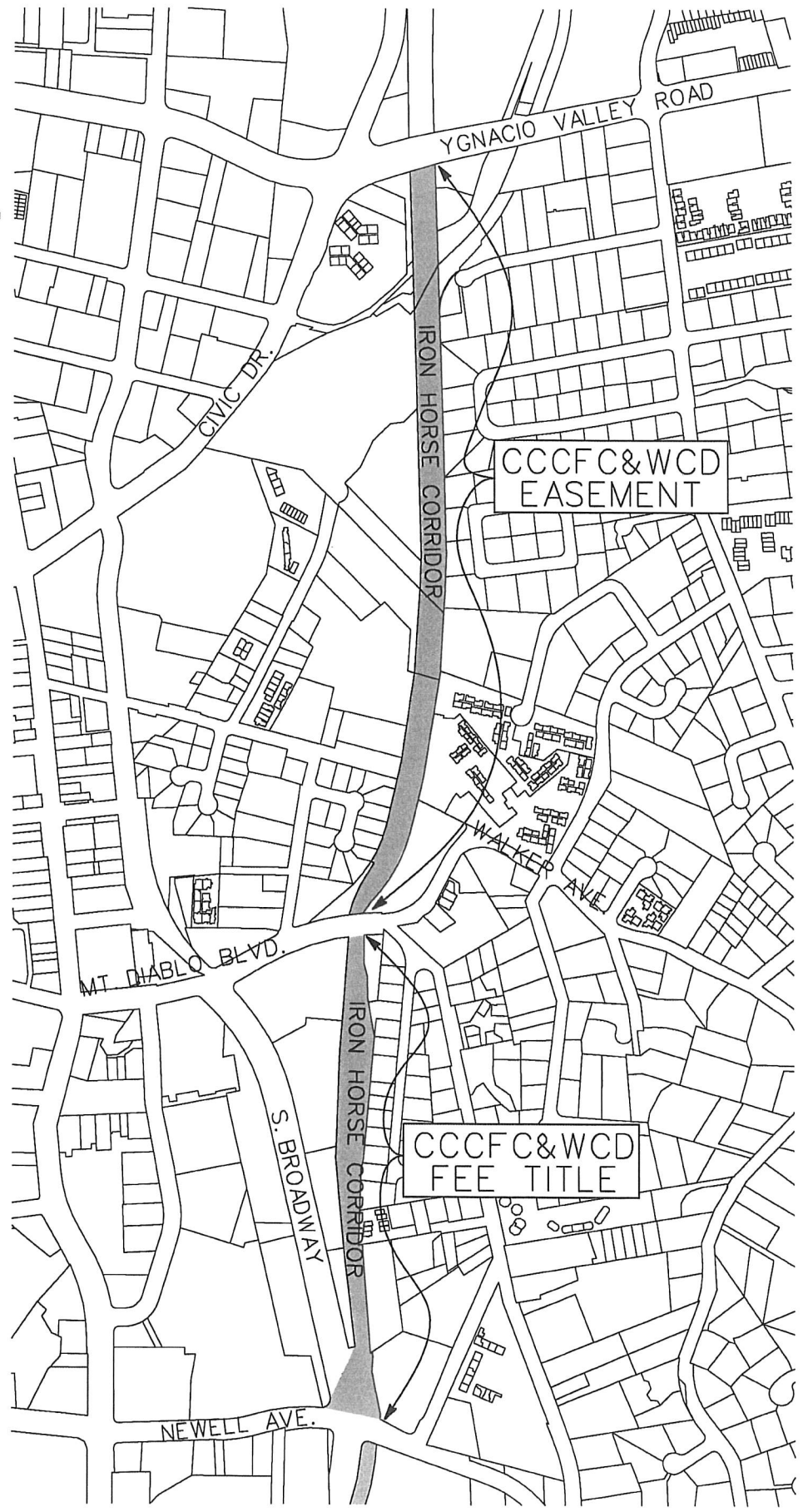
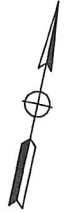


EXHIBIT 'B'



1" = 600'

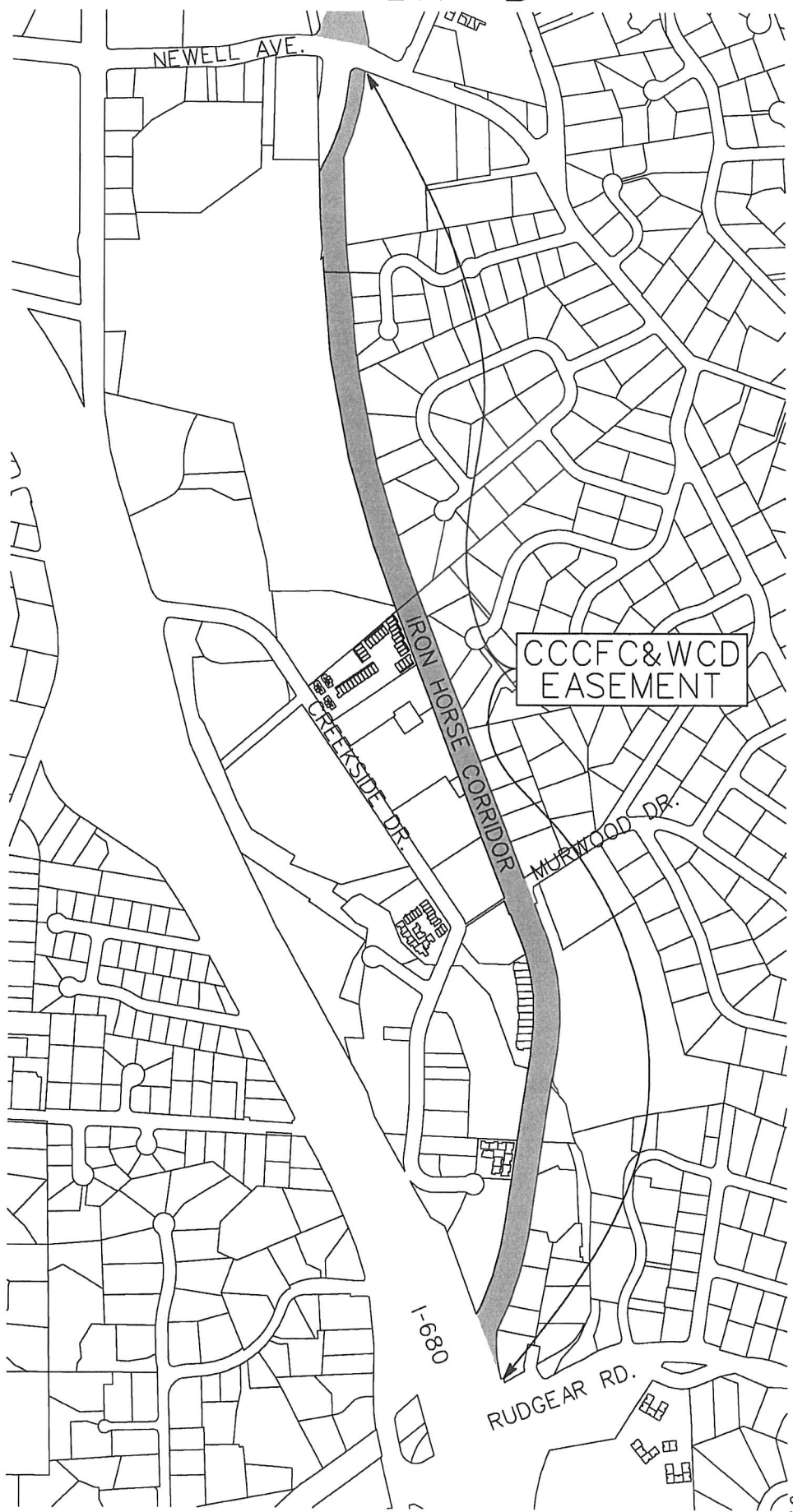


Exhibit C

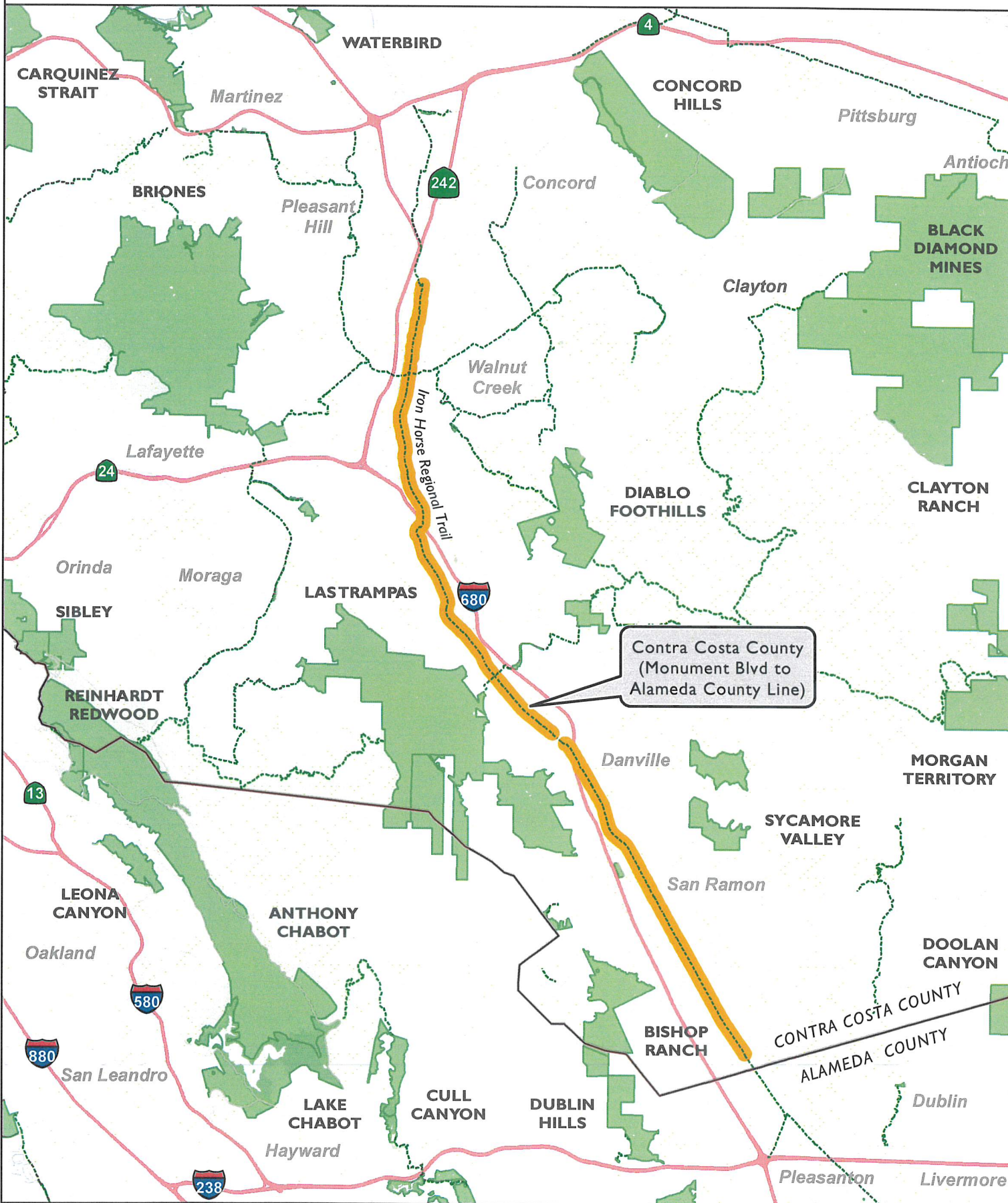


Iron Horse Regional Trail License Agreement

----- Existing Regional Trail



0 5,000 10,000 Feet



Contra Costa County
(Monument Blvd to
Alameda County Line)

