

Recorded at the request of:  
Contra Costa County Public Works  
Department

When recorded mail tax statements  
and return to:  
Meadow Creek Group, LLC  
1500 Willow Pass Court  
Concord, CA 94520  
Attn: David B. Sanson

Portion of Assessor's Parcel No. 099-210-037

## GRANT DEED OF ACCESS RIGHTS

For valuable consideration, receipt of which is hereby acknowledged,

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

**Grants to** Meadow Creek Group, LLC, the right to access Evora Road, a public road owned by CONTRA COSTA COUNTY, over and across certain real property in the unincorporated area of the County of Contra Costa, State of California.

**FOR DESCRIPTION AND DEPICTION SEE EXHIBITS "A" AND "B" ATTACHED HERETO AND MADE A PART HEREOF.**

CONTRA COSTA COUNTY

Dated \_\_\_\_\_

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'**

ROAD No. 5085  
EVORA ROAD ACCESS RIGHTS  
APPURTENANT TO APN: 099-210-037

REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA, BEING A PORTION OF LOT 16 AND LOT 17 AS IS SHOWN ON SUBDIVISION 8918 "WILLOW PASS BUSINESS PARK" FILED ON OCTOBER 23, 2006 IN BOOK 497 OF MAPS AT PAGE 6, ALSO BEING A PORTION OF RESULTANT LOT "B" CONVEYED MEADOW CREEK GROUP LLC., A CALIFORNIA LIMITED LIABILITY COMPANY, RECORDED ON JUNE 30, 2021, UNDER DOCUMENT No. 2021-0187239-00, OFFICIAL RECORDS OF CONTRA COSTA COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**ACCESS RIGHTS**

GRANTOR IS THE OWNER OF EVORA ROAD, A CONTROLLED ACCESS HIGHWAY, AND THE GRANTOR HAS ACQUIRED ABUTTER'S RIGHTS, INCLUDING ACCESS RIGHTS, FROM PROPERTIES ADJACENT TO SAID ROAD. GRANTOR HEREBY CONVEYS TO GRANTEE THE RIGHT OF ACCESS TO SAID HIGHWAY, OVER AND ACROSS THE FOLLOWING DESCRIBED LINE:

**COMMENCING** AT THE SOUTHEASTERLY CORNER OF SAID RESULTANT LOT "B" (2021-0187239-00); THENCE ALONG THE SOUTHERLY LINE THEREOF, SAID SOUTHERLY LINE ALSO BEING THE NORTHERLY RIGHT-OF-WAY LINE OF EVORA ROAD; SOUTH 80°00'37" WEST, 25.69 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINIUNG ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, SOUTH 80°00'37" WEST, 59.00 FEET TO THE **POINT OF TERMINATION**.

A PLAT ENTITLED **EXHIBIT 'B'** SHOWING THE ABOVE DESCRIBED LINES IS ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

**END OF DESCRIPTION**

PREPARED BY:








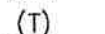
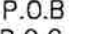
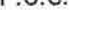
VINCENT J. D'ALO  
LS 4210



8/8/2022  
DATE

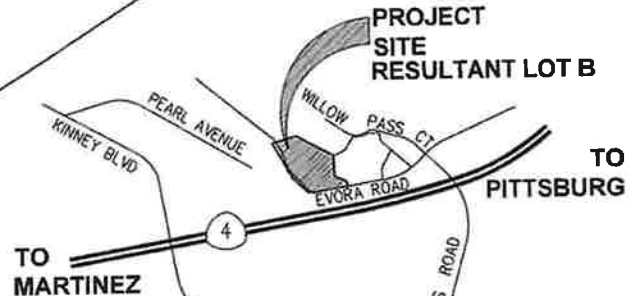
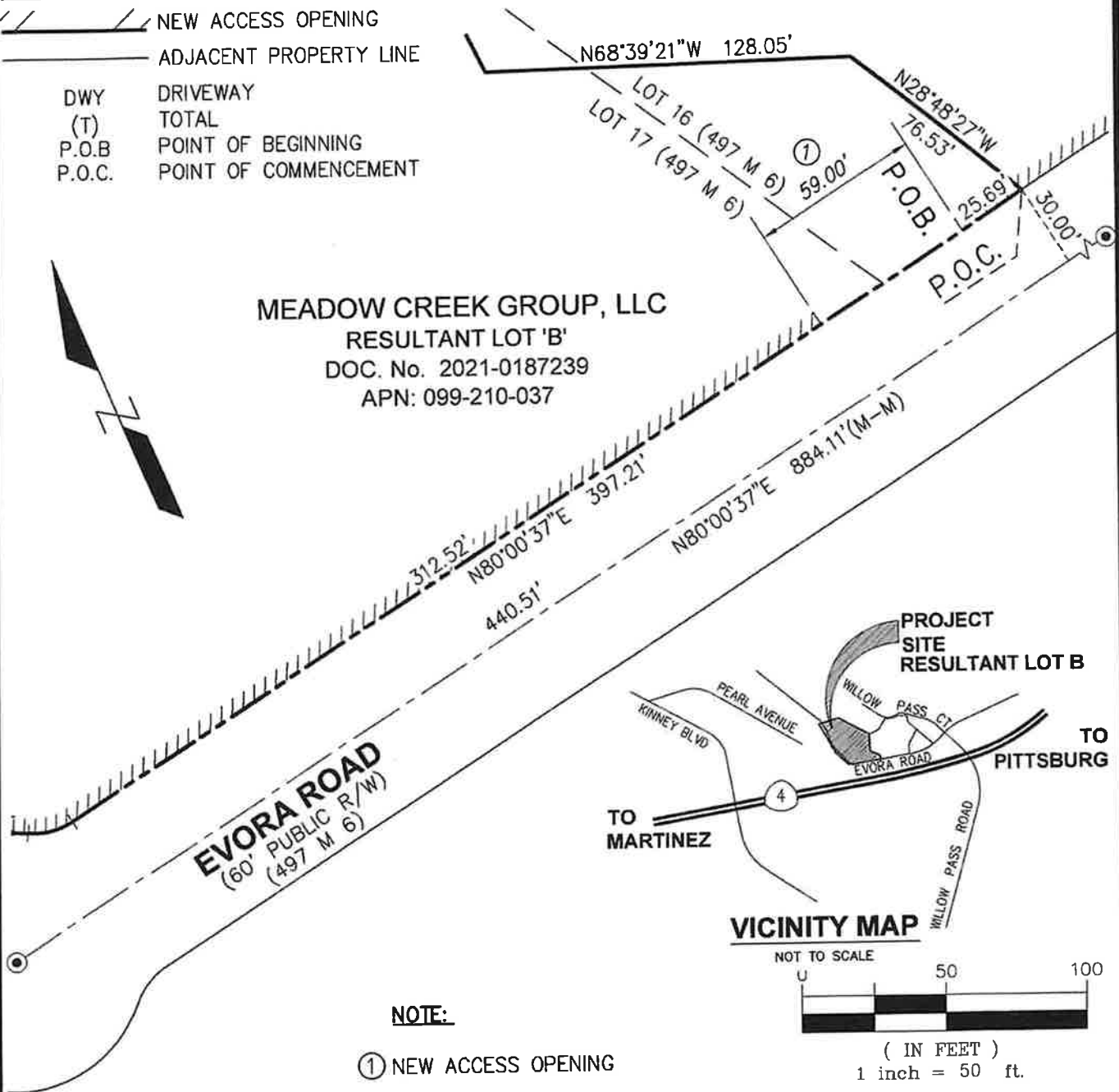
# EXHIBIT B

## LEGEND

-  RELINQUISHMENT OF EXISTING ABUTTERS' RIGHTS
-  RIGHT-OF-WAY LINE
-  NEW ACCESS OPENING
-  ADJACENT PROPERTY LINE
-  DWY DRIVEWAY
-  (T) TOTAL
-  P.O.B. POINT OF BEGINNING
-  P.O.C. POINT OF COMMENCEMENT

PARCEL 1  
 RESULTANT LOT 'A'  
 DOC. No. 2019-0233124  
 APN: 099-210-033

MEADOW CREEK GROUP, LLC  
 RESULTANT LOT 'B'  
 DOC. No. 2021-0187239  
 APN: 099-210-037



**NOTE:**

① NEW ACCESS OPENING

UNINCORPORATED

CONTRA COSTA COUNTY

CALIFORNIA



Civil Engineers  
 Traffic Engineers  
 Surveyors

Aliquot Associates, Inc.  
 1390 S. Main St. - Ste. 310  
 Walnut Creek, CA 94596  
 Telephone: (925) 476-2300  
 Fax: (925) 476-2350

Subject ACCESS RIGHTS TO EVORA ROAD  
 Job No. 205033.91 Scale 1"=50'  
 By MM Date 8/8/2022 Chkd. VJD  
 SHEET 1 OF 1