

**RECORDING REQUESTED BY  
STATE OF CALIFORNIA**

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**WHEN RECORDED RETURN TO  
DEPARTMENT OF TRANSPORTATION  
PO BOX 23440, MS-11A  
OAKLAND, CA 94623-0440  
Attn: Michael O'Callaghan**

Space above this line for Recorder's Use

**GRANT DEED**

District	County	Route	Postmile	Number
04	CC	I-80	5.17	63755-1

(63756-1)

CONTRA COSTA COUNTY, a political subdivision of the State of California, hereinafter called GRANTOR, hereby grants to the State of California, Department of Transportation, hereinafter called STATE, all that real property in the unincorporated area of the County of Contra Costa, State of California, described as follows:

See Exhibit "A", attached.

Transfer Tax Not Applicable: R & T Code 11922

STATE BUSINESS: Free

This is to certify that this document is presented for recordation by the State of California under Government Code 27383 and is necessary to complete the chain of title of the State to property acquired by the State of California.

DISTRICT DIRECTOR

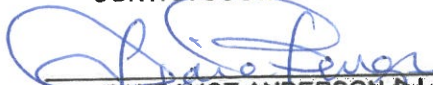
BY \_\_\_\_\_

**MARK L. WEAVER**  
Deputy District Director  
Right of Way and Land Surveys

Number
63755-1
(63756-1)

The GRANTOR further understands that the present intention of the STATE is to construct and maintain a public highway on the lands hereby conveyed and the GRANTOR, for itself and its successors and assigns, hereby waives any and all claims for damages to GRANTOR's remaining property contiguous to the property hereby conveyed by reason of the location, construction, landscaping or maintenance of the highway.

Dated: 6/9/21

CONTRA COSTA COUNTY  
  
DIANE ANDERSON DIANE BURGIS  
Chair, Board of Supervisor

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 June 9, 2021 before me, Stacey M. Boyd Clerk of the Board of Supervisors, Contra Costa County, personally appeared Diane Burgis, 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

Number
63755-1

(63756-1)

This is to certify that the State of California, acting by and through the Department of Transportation (according to Section 27281 of the Government Code), accepts for public purposes the real property described in this deed and consents to its recordation.

Dated \_\_\_\_\_

ADETOKUNBO OMISHAKIN  
Director of Transportation

By \_\_\_\_\_  
MARK L. WEAVER, Attorney in Fact  
Deputy District Director  
Right of Way and Land Surveys

**ACKNOWLEDGMENT**

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 } SS  
County of \_\_\_\_\_

On \_\_\_\_\_ before me, \_\_\_\_\_  
*Here insert Name and Title of the Officer*

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 \_\_\_\_\_ (Seal)

Number
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(63756-1)

## EXHIBIT "A"

All that certain real property in the unincorporated area of Contra Costa County, State of California, described as follows:

### **Parcel 63755-1 (Fee)**

Being a portion of that certain Parcel 63755, as described in the Grant Deed to Contra Costa County recorded December 9, 2013 under Recorder's Series Number 2013-0283909, Official Records of said County, described as follows:

**BEGINNING** at the southeasterly corner of Lot 5, as shown on that certain map of Wilart Park, Contra Costa County, California filed April 6, 1950 in Map Book 40 at Page 1, Contra Costa County Records;

1. Thence North  $33^{\circ}09'13''$  West 58.81 feet to the southerly line of that parcel of land described in the Grant Deed to Sameer Bhokare recorded March 28, 2018 under Recorder's Series Number 2018-0047664-00, Official Records of said County, said point also being the beginning of a non-tangent curve concave southerly and having a radius of 74.58 feet (a radial bearing of said curve through said point bearing North  $39^{\circ}18'28''$  West);
2. Thence easterly 28.70 feet along said curve and last said line through a central angle of  $22^{\circ}03'02''$  to the easterly line of said Lot 5;
3. Thence South  $06^{\circ}24'09''$  East 63.15 feet along last said line to the **POINT of BEGINNING**.

Containing 862 square feet (0.020 acres), more or less.

### **Parcel 63756-1 (Fee)**

Being a portion of that certain Parcel 63756, as described in the Grant Deed to Contra Costa County recorded January 17, 2014 under Recorder's Series Number 2014-0008892, Official Records of said County, described as follows:

**BEGINNING** at the southwesterly corner of Lot 4, as shown on that certain map of Wilart Park, Contra Costa County, California filed April 6, 1950 in Map Book 40 at Page 1, Contra Costa County Records;

1. Thence North  $06^{\circ}24'09''$  West 63.15 feet along the westerly line of said Lot 4 to the southerly line of that parcel of land described in the Grant Deed to Sameer Bhokare recorded March 28, 2018 under Recorder's Series Number 2018-0047664-00, Official Records of said County, said point also being the beginning of a non-tangent curve concave southerly and having a radius of 74.58 feet (a radial bearing of said curve through said point bearing North  $17^{\circ}15'25''$  West);

Thence along last said line the following (4) courses;

2. Easterly and southeasterly 43.20 feet along said curve through a central angle of  $33^{\circ}11'21''$  to the beginning of a reverse curve northerly and having a radius of 39.17 feet;
3. Easterly 13.94 feet along said curve through a central angle of  $20^{\circ}23'43''$ ;
4. North  $85^{\circ}32'13''$  East 4.98 feet;
5. North  $76^{\circ}34'23''$  East 3.57 feet to the easterly line of said Parcel 63756;

Thence along last said line and along the southeasterly and southerly lines of said Parcel 63756 the following four (4) courses;

6. South  $13^{\circ}25'37''$  West 19.99 feet;

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7. South 27°36'29" West 15.86 feet to the beginning of a curve concave northwesterly and having a radius of 15.00 feet;
8. Southwesterly and westerly 11.09 feet along said curve through a central angle of 42°22'05" to the beginning of a reverse curve southerly and having a radius of 270.00 feet;
9. Westerly 52.10 feet along said curve through a central angle of 11°03'23" to the **POINT of BEGINNING.**

Containing 3139 square feet (0.072 acres), more or less

TOGETHER WITH underlying fee interest, if any, contiguous to the above-described property in and to the El Portola Drive.

ALSO, TOGETHER WITH all those certain rights, including access rights, reserved to the County of Contra Costa by Grant Deed recorded March 28, 2018 in Series No. 2018-0047664-00, Official Records of said County and described in said deed as "RESERVING unto Grantor any and all abutter's rights of access appurtenant to the above-described parcel in and to the adjacent state freeway over and across courses 5, 6 and easterly 71.91 feet (arc distance) of course 7 described above".

AND, TOGETHER WITH all those certain rights, including access rights, conveyed to the County of Contra Costa by Grant Deed of Relinquishment of Access Rights recorded January 25, 2021 under Recorder's Series Number 2021-0022242, Official Records of said County and described in said deed as " Parcel 62766-1, BEGINNING at the northeasterly terminus of that certain course described as South 76°34'23" West 3.57 feet in said Grant Deed (2019-0018787-00); Thence South 76°34'23" West 3.57 feet to the Point of Terminus.

"This conveyance is made for the purpose of a freeway and the GRANTOR hereby releases and relinquishes to the STATE any and all abutters' rights of access, appurtenant to GRANTOR's remaining property, in and to the freeway."

The bearings and distances used in the above description are based on the California Coordinate System 1983, Zone 3, CA-HPGN EPOCH 1991.35. Multiply distances shown above by 1.000677 to obtain ground level distances.

**End of Description**

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



Dan S. Scott III, PLS 7840

April 2, 2021

Date

