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Recorder's Office, Los Angeles County,
California

08/07/20 AT 08:04AM

FEES:	0.00
TAXES:	0.00
OTHER:	0.00
PAID:	0.00



LEADSHEET



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011037634

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DAR - Courier (Hard Copy)



THIS FORM IS NOT TO BE DUPLICATED

ORIGINAL

2

RECORDING REQUESTED BY
County of Los Angeles
Department of Public Works

WHEN RECORDED MAIL TO:
Department of Public Works
Land Development Division
Subdivision Mapping Section
P.O. Box 1460
Alhambra, Ca 91802-1460
Attention Fabrizio Pachano



THIS DOCUMENT IS EXEMPT FROM DOCUMENTARY
TRANSFER TAX PURSUANT TO SECTION 11922 OF THE
REVENUE & TAXATION CODE.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

THIS DOCUMENT IS EXEMPT FROM RECORDING FEES
PURSUANT TO SECTION 27383 OF THE GOVERNMENT
CODE.

ROAD DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

16002 FRANCISQUITO LLC, a California Limited Liability Company

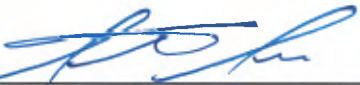
hereinafter referred to as "Grantor", does hereby grant to the COUNTY OF LOS ANGELES, a body corporate and politic, an easement for public road and highway purposes in, on, over, and across the real property in the unincorporated territory of the County of Los Angeles, State of California, described in Exhibit "A" and shown on Exhibit "B" as Parcel 1, both exhibits attached hereto and by this reference made a part hereof.

SEE ATTACHED EXHIBITS "A" AND "B"

It is understood that the undersigned Grantor grants said easement in, on, over, and across only that portion of the above described land, which is owned by said Grantor or which said Grantor has an interest.

Date: 7/23/2020

**16002 FRANCISQUITO LLC,
a California Limited Liability Company**

By: 
Steven Su, President

Road Dedication

A.P.N. 8741-001-003
I.M. 129-297
S.D. 1

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
COUNTY OF Los Angeles

On 07-23-20, before me, Joany C. Reymann, a Notary Public,
(INSERT NAME OF THE OFFICER) (INSERT TITLE OF THE OFFICER)

personally appeared Steven Su
(INSERT NAME(S) AND TITLE(S))

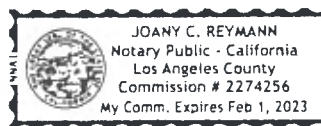
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument, the person(s) 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

[Signature]



(Seal)

NOTARIES: ATTACH ADDITIONAL OR OTHER FORMS, IF REQUIRED

RECOMMENDED FOR RECORDATION

Dated 8/6, 2020

COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
LAND DEVELOPMENT DIVISION

By:

[Signature]

FABRIZIO PACHANO
SENIOR CIVIL ENGINEER

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the within deed or grant is hereby accepted under the authority conferred by Ordinance No. 95-0052, duly and regularly adopted by the Board of Supervisors of the County of Los Angeles on the 26th day of September 1995, and the Grantee consents to the recordation thereof by its duly authorized officer.

Dated 8/6, 2020

By:

[Signature]

GREG EVEN
ACTING ASSISTANT DEPUTY DIRECTOR - LAND DEVELOPMENT DIVISION

LEGAL DESCRIPTION

PARCEL NO. 1 (EASEMENT FOR PUBLIC ROAD AND HIGHWAY PURPOSES)

THAT CERTAIN PARCEL OF LAND BEING A PORTION OF LOT 307 OF E.J. BALDWIN'S FIFTH SUBDIVISION OF A PORTION OF THE RANCHO LA PUENTE, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON MAP RECORDED IN BOOK 12 PAGES 134 AND 135 OF MAPS, IN THE OFFICE OF THE REGISTRAR-RECORDER/COUNTY CLERK OF SAID COUNTY, ALSO BEING A PORTION OF LAND DESCRIBED AS PARCELS 1 AND 2 IN GRANT DEED RECORDED ON MARCH 28, 2019, AS DOCUMENT NO. 20190273672, OF OFFICIAL RECORDS, IN THE OFFICE OF SAID REGISTRAR-RECORDER/COUNTY CLERK, WITHIN THE FOLLOWING DESCRIBED BOUNDARIES:

BEGINNING AT NORTHWESTERLY CORNER OF SAID LOT 307; THENCE SOUTH 01°04'00" WEST, ALONG THE WESTERLY LINE OF SAID LOT 307, 13.19 FEET; THENCE LEAVING SAID WESTERLY LINE, NORTH 46°04'00" EAST, 18.66 FEET TO A POINT ON THE NORTHERLY LINE OF SAID LOT 307; THENCE NORTH 88°56'00" WEST, ALONG SAID NORTHERLY LINE, A DISTANCE OF 13.19 FEET TO THE POINT OF BEGINNING.

TO BE KNOWN AS FRANCISQUITO AVENUE.

CONTAINING: 87 SQUARE FEET, MORE OR LESS.

ATTACHED HERETO AND MADE A PART HEREOF IS A MAP ENTITLED EXHIBIT "B".

LEGAL DESCRIPTION IS PREPARED BY OR UNDER THE DIRECT SUPERVISION OF:



A handwritten signature in cursive script, appearing to read "Jack C. Lee".

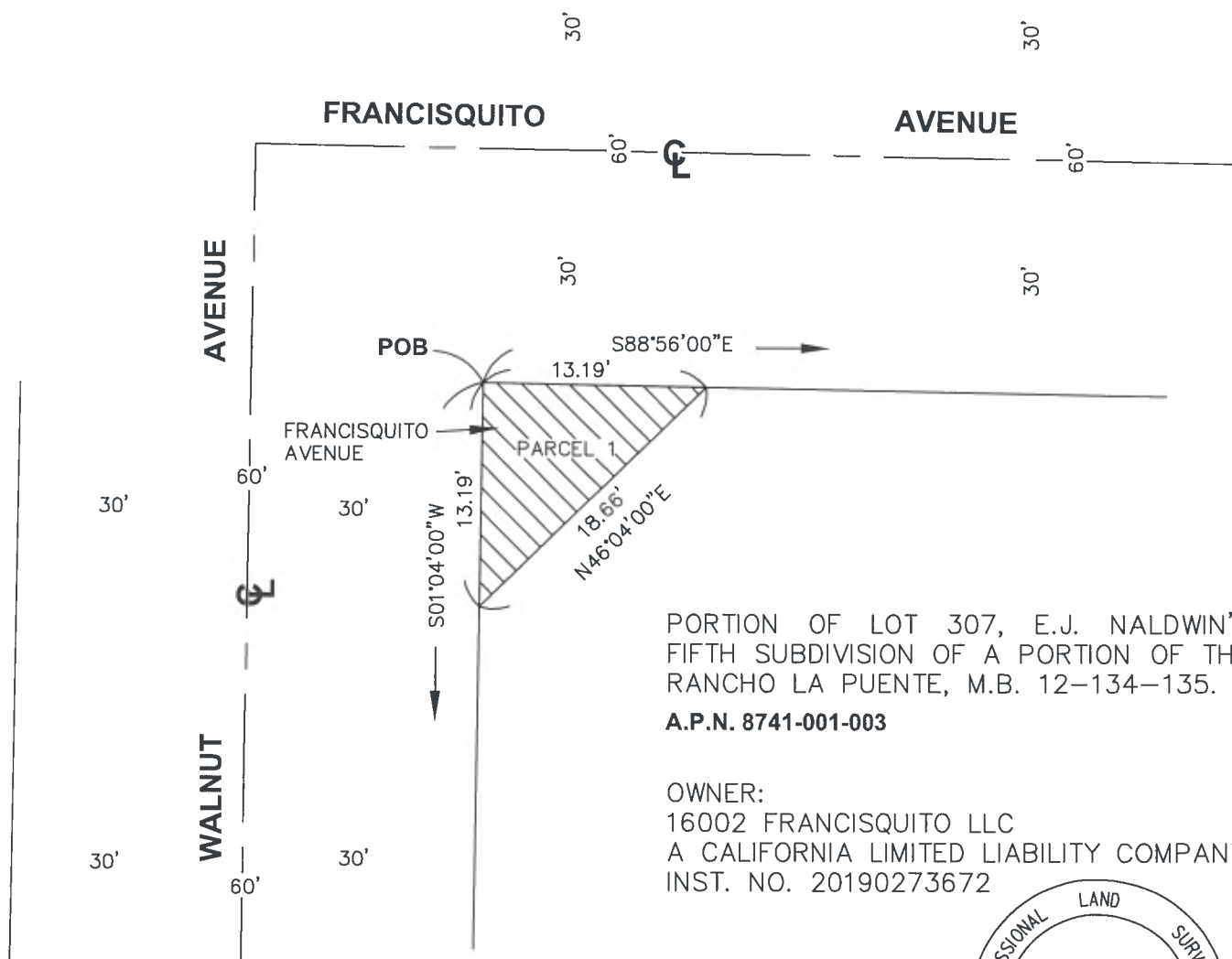
JACK C. LEE, LS 8407

EXHIBIT "A"

DEDICATION OF PUBLIC ROAD AND HIGHWAY EASEMENT TO THE COUNTY OF LOS ANGELES



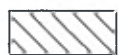
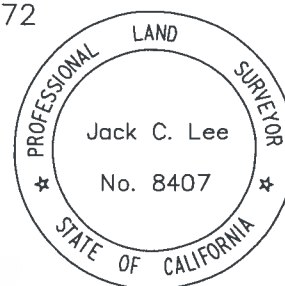
SCALE 1" = 10'



PORTION OF LOT 307, E.J. NALDWIN'S
FIFTH SUBDIVISION OF A PORTION OF THE
RANCHO LA PUENTE, M.B. 12-134-135.

A.P.N. 8741-001-003

OWNER:
16002 FRANCISQUITO LLC
A CALIFORNIA LIMITED LIABILITY COMPANY
INST. NO. 20190273672



PARCEL 1

FOR: 16002 FRANCISQUITO AVENUE
RE: E.J. NALDWIN'S FIFTH SUBDIVISION OF A
PORTION OF THE RANCHO LA OUENTE
M.B. 12-134-135
POB: POINT OF BEGINNING

Plat prepared by or under the direct
supervision of:

Jack C. Lee

Jack C. Lee PLS 8407
May 14, 2020