State of California
DEPARTMENT OF TRANSPORTATION

California State Transportation Agency

Tab 43

M e m o r a n d u m

To: CHAIR AND COMMISSIONERS
CALIFORNIA TRANSPORTATION COMMISSION

CTC Meeting: August 27, 2015

Reference No.: 2.4d.
Action Item

From: NORMA ORTEGA
Chief Financial Officer

Prepared by: Jennifer S. Lowden, Chief
Division of Right of Way
and Land Surveys

Subject: **DIRECTOR'S DEEDS**

RECOMMENDATION

The California Department of Transportation (Department) recommends the California Transportation Commission (Commission) authorize the execution of the Director's Deeds summarized below. The conveyance of excess State owned real property, including exchanges, is pursuant to Section 118 of the Streets and Highways Code.

The Director's Deeds included in this item involve an estimated current value of $3,370,608. The State will receive a return of $3,574,671 from the sale of these properties. A recapitulation of the items presented and corresponding maps are attached.

ISSUE

01-04-Ala-238 PM 12.7X — Hayward
Disposal Unit #DD 032597-01-01 — 0.32 acre
Convey to: Lorenzo Gibson & Stacy Dixon — $374,000
($374,000 Appraisal)

Direct sale to a qualified residential tenant pursuant to Commission resolution G-98-22. The property has been appraised at fair market value, the tenant has been in occupancy for more than five years, and the tenant is in good standing. The tenant originally became an occupant in 1993 totaling approximately 22 years of occupancy.

02-04-Ala-238 PM 8.0X — Hayward
Disposal Unit #DD 033853-01-01 — 0.09 acre
Convey to: Parvati Naickera — $283,000
($275,000 Public sale estimate)

Public sale. Selling price represents the highest bid received at the public auction. There were four bidders.

03-04-Ala-880 PM 25.6 — Oakland
Disposal Unit #DE 036980-X1-X1 — 0.33 acre
Convey to: San Francisco BART District — $300,000
($69,233 Appraisal)

Direct sale pursuant to Agreement of Purchase dated July 15, 2015 between Bay Area Rapid Transit (BART) and the Department. The sales price is a negotiated settlement for right of way acquired by BART for its Oakland Airport Connector Project.

04-04-Ala-238 PM 8.0X — Hayward
Disposal Unit #DD 039380-01-01 — 0.09 acre
Convey to: Community Partnership LLC — $294,000
($300,000 Public sale estimate)

Public sale. Selling price represents the highest bid received at the second public auction. There were no offers at the first public auction. There were six bidders.

05-04-Ala-238 PM 8.0X — Hayward
Disposal Unit #DD 042057-01-01 — 0.10 acre
Convey to: Vandana Vashisht, A Married Woman as Her Sole and Separate Property — $333,000
($275,000 Public sale estimate)

Public sale. Selling price represents the highest bid received at the public auction. There were five bidders.

06-04-CC-680 PM 20.9 — Pacheco
Disposal Unit #DE 041336-01-01 — 1,303 s.f.
#DE 048847-01-01 — 2,102 s.f.
Convey to: Contra Costa Flood Control and Water Conservation District, a flood control district organized under the laws of the State of California — $0
(Appraisal N/A)

Direct conveyance for no monetary consideration pursuant to Right of Way Contract dated June 9, 2015.

07-04-CC-80 PM 1.9 — El Cerrito
Disposal Unit #DK 051182-X1-X1 — 0.08 acre
Convey to: San Francisco BART District — $0
(Appraisal N/A)

Direct conveyance for no monetary consideration. The conveyance is to clear an expired temporary construction easement from the record title.

08-04-Sol-80 PM 20.3 — Fairfield
Disposal Unit #DD J00712-01-02 — 1.4 acres
Convey to: City of Fairfield — $851,000
($851,000 Appraisal)

Direct sale to the adjoining owner at the appraised value. This is a landlocked parcel that was offered to both adjoining owners and the City of Fairfield agreed to purchase at the appraised value. The City signed a two year option to purchase agreement.

09-05-Mon-101 PM 95.3 — Prunedale
Disposal Unit #DD 002643-01-01 — 0.13 acre
Convey to: Mark Holman, et al — $1,000
($1,000 Appraisal)

Direct sale. Sale price represents the fair market value of a landlocked property from an adjoining owner. The subject property is incapable of independent development. The highest and best use is as plottage to the adjoining ownership.

10-05-Mon-101 PM 95.3 — Prunedale
Disposal Unit #DD 002774-01-01 — 0.09 acre
Convey to: Frank Bigham, et al — $500
(Appraisal nominal)

Direct sale. Selling price represents the fair market value of the subject from an adjoining owner. The subject property is incapable of independent development. The highest and best use is as plottage to the adjoining ownership.

11-05-Mon-101 PM 98.45 — Prunedale
Disposal Unit #DD 010442-01-02 — 2.31 acres
Convey to: Nancy Tripp Edgin, et al — $68,000
($68,000 Appraisal)

Direct sale. Credit received represents appraised value of rights being exchanged pursuant to Right of Way Contract 10441-1 dated June 2, 2009.

12-06-Ker-46 PM 20.5 — Kern County
Disposal Unit #DD 084915-01-01 — 1.11 acres
Convey to: Blackwell Land, LLC — $1,675
($1,675 Appraisal)

Direct sale. Credit received represents appraised value of rights being exchanged pursuant to Right of Way Contract 84911-1 dated January 15, 2009.

13-06-Ker-46 PM 20.5 — Kern County
Disposal Unit #DE 084915-01-04 11 — 0.121 acre
Convey to: Verizon California Inc. — $23,796
(Appraisal N/A)

Direct sale. Conveyance is 50 percent State's obligation pursuant to Utility Agreement #06-1268-42, dated October 15, 2008.

14-08-Riv-15 PM 45.80 — Norco
Disposal Unit #DD 004914-01-01 — 0.391 acre
Convey to: Chino Basin Desalter Authority — $111,000
($111,000 Appraisal)

Direct sale. Selling price represents the fair market value of the subject from a public agency.

15-11-SD-125 PM 15.3 — La Mesa
Disposal Unit #DD 21925-01-01 — 0.24 acre
Convey to: William E. and Carri L. Novell — $255,000
($340,000 Public sale estimate)

Public Sale. The property is encumbered with road easements on the north and west end of the lot. The selling price represents the highest bid received at the first public auction. There was only one bidder for this parcel.

16-11-SD-52 PM 16.0 — Santee
Disposal Unit #DD 27498-01-02 — 0.96 acre
Convey to: 4891 Ltd., — $315,000
a California Limited Partnership — ($256,000 Public sale estimate)

Public sale. The selling price represents the highest bid received at the first public auction. There were two bidders for this parcel.

17-11-SD-52 PM 16.9 — Santee
Disposal Unit #DD 28013-01-01 — 0.07 acre
Convey to: Lourdes M. Vazquez and Pedro O. Vazquez — $21,000
($2,500 Public sale estimate)

Public sale. The selling price represents the highest bid received at the first public auction. There were three bidders.

18-11-SD-125 PM 10.7 — San Diego County
Disposal Unit #DD 32143-2 — 0.34 acre
Convey to: Sweetwater Authority — $15,000
($15,000 Appraisal)

Direct sale to only adjoining owner at the appraised value. Parcel is small in size, oddly shaped, and incapable of independent development.

19-11-SD-125 PM 10.9 — San Diego County
Disposal Unit #DD 32144-01-04 — 0.60 acre
Convey to: Sweetwater Authority — $15,700
($15,700 Appraisal)

Direct sale to only adjoining owner at the appraised value. Parcel is small in size, oddly shaped, and incapable of independent development.

20-11-SD-125 PM 12.2 — Bonita
Disposal Unit #DD 32162-01-01 — 0.54 acre
Convey to: Haly Family Trust dated 11/12/2009 — $312,000
($415,000 Public sale estimate)

Public sale. The parcel is oddly shaped and encumbered with drainage easements on the north and south end of the property. The selling price represents the highest bid received at the first public auction. There was only one bidder for this parcel.

21-12-Ora-5 PM 15.3 — Laguna Hills
Disposal Unit #DK 201074-1 — 0.08 acre
Convey to: Moulton Niguel Water District, a California Water District — $0
(Appraisal N/A)

Direct conveyance for no monetary consideration. Conveyance of easement is 100 percent State obligation pursuant to Utility Agreement 12-UT-1010 dated March 20, 2008.

22-12-Ora-5 PM 15.3 — Laguna Hills
Disposal Unit #DK 201082-1 — 0.075 acre
Convey to: Moulton Niguel Water District, a California Water District — $0
(Appraisal N/A)

Direct conveyance for no monetary consideration. Conveyance of easement is 100 percent State obligation pursuant to Utility Agreement 12-UT-1010 dated March 20, 2008.

Attachments

SUMMARY OF DIRECTOR'S DEEDS - 2.4d.
PRESENTED TO CALIFORNIA TRANSPORTATION COMMISSION - August 27, 2015

Table I - Volume by Districts

District	Direct Sales	Public Sales	Non-Inventory Conveyances	Other Funded Sales	Total Items	Current Estimated Value	Return From Sales	Recovery % % Return From Sales Current Value
01								
02								
03								
04	5	3			8	$2,144,233.00	$2,435,000.00	114%
05	3				3	69,500.00	69,500.00	100%
06	2				2	1,675.00	25,471.00	1521%
07								
08	1				1	111,000.00	111,000.00	100%
09								
10								
11	2	4			6	1,044,200.00	933,700.00	89%
12	2				2	-	-	
Total	**15**	**7**			**22**	**$3,370,608.00**	**$3,574,671.00**	**106%**

Table II - Analysis by Type of Sale

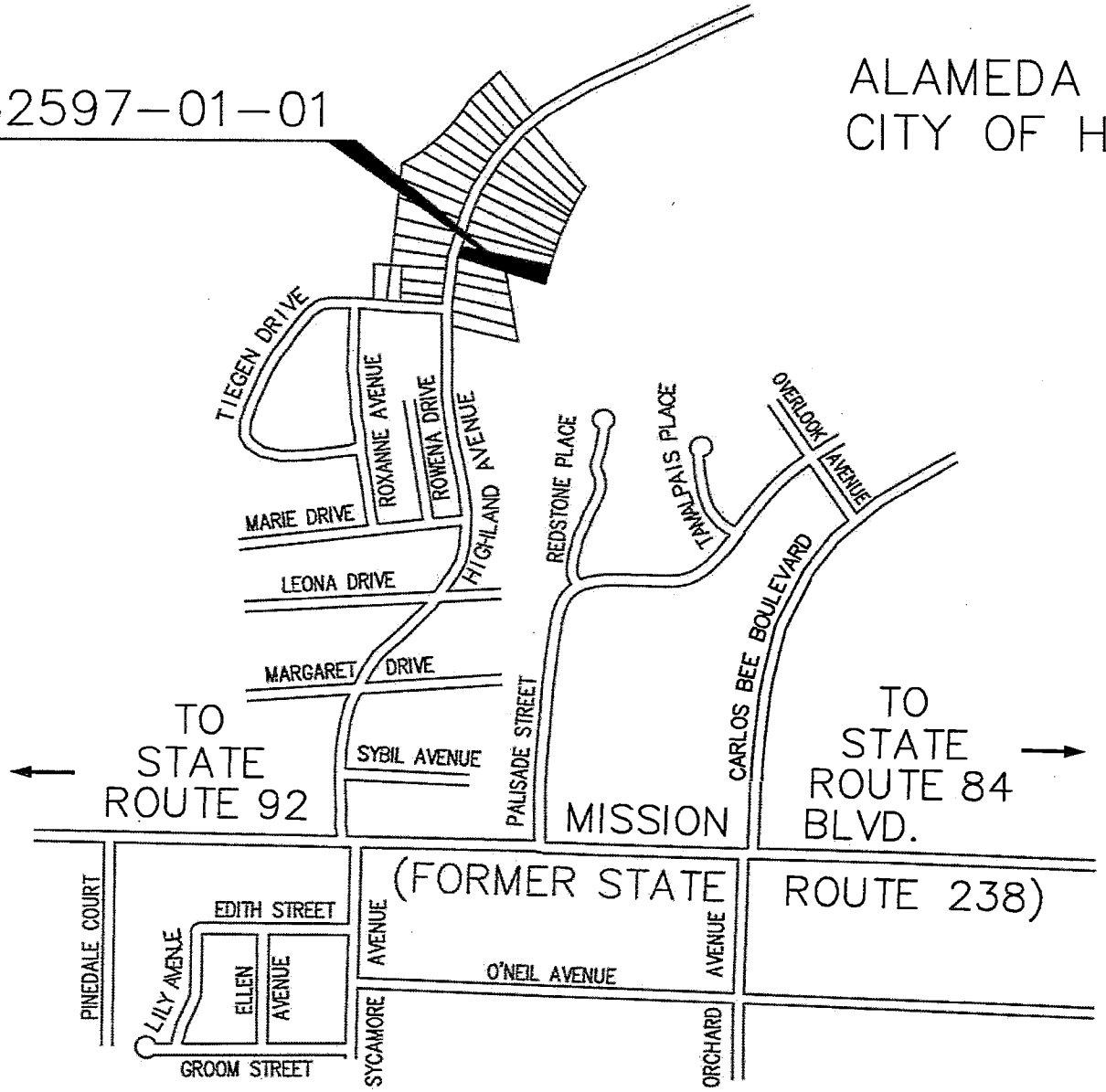
Type of Sale	# of Items	Current Estimated Value	Return From Sales	Recovery % % Return From Sales Current Value
Direct Sales	15	$1,507,108.00	$1,761,671.00	117%
Public Sales	7	$1,863,500.00	$1,813,000.00	97%
Non-Inventory				
Conveyances				
Sub-Total	**22**	**$3,370,608.00**	**$3,574,671.00**	**106%**
Other Funded				
Sales				
Total		**$3,370,608.00**	**$3,574,671.00**	**106%**

Attachment A

ATTACHMENT 1A

DD–032597–01–01

ALAMEDA COUNTY
CITY OF HAYWARD



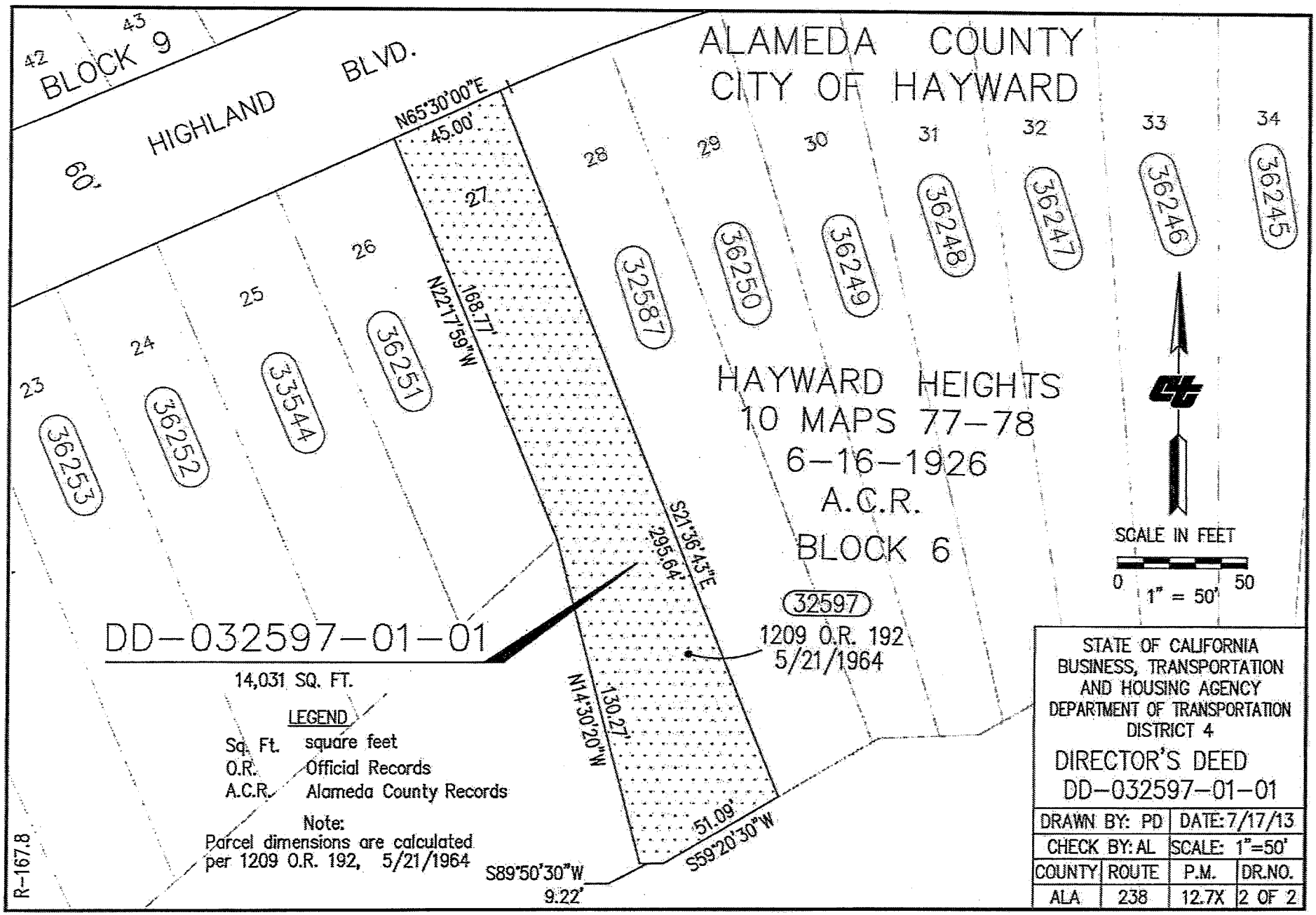
NOT TO SCALE

STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION
DISTRICT 4

DIRECTOR'S DEED
DD–032597–01–01

DRAWN BY: PD		DATE: 7/17/13	
CHECK BY: AL		NO SCALE	
COUNTY	ROUTE	P.M.	DR.NO.
ALA	238	12.7X	1 OF 2

R–167.0



ATTACHMENT 1B

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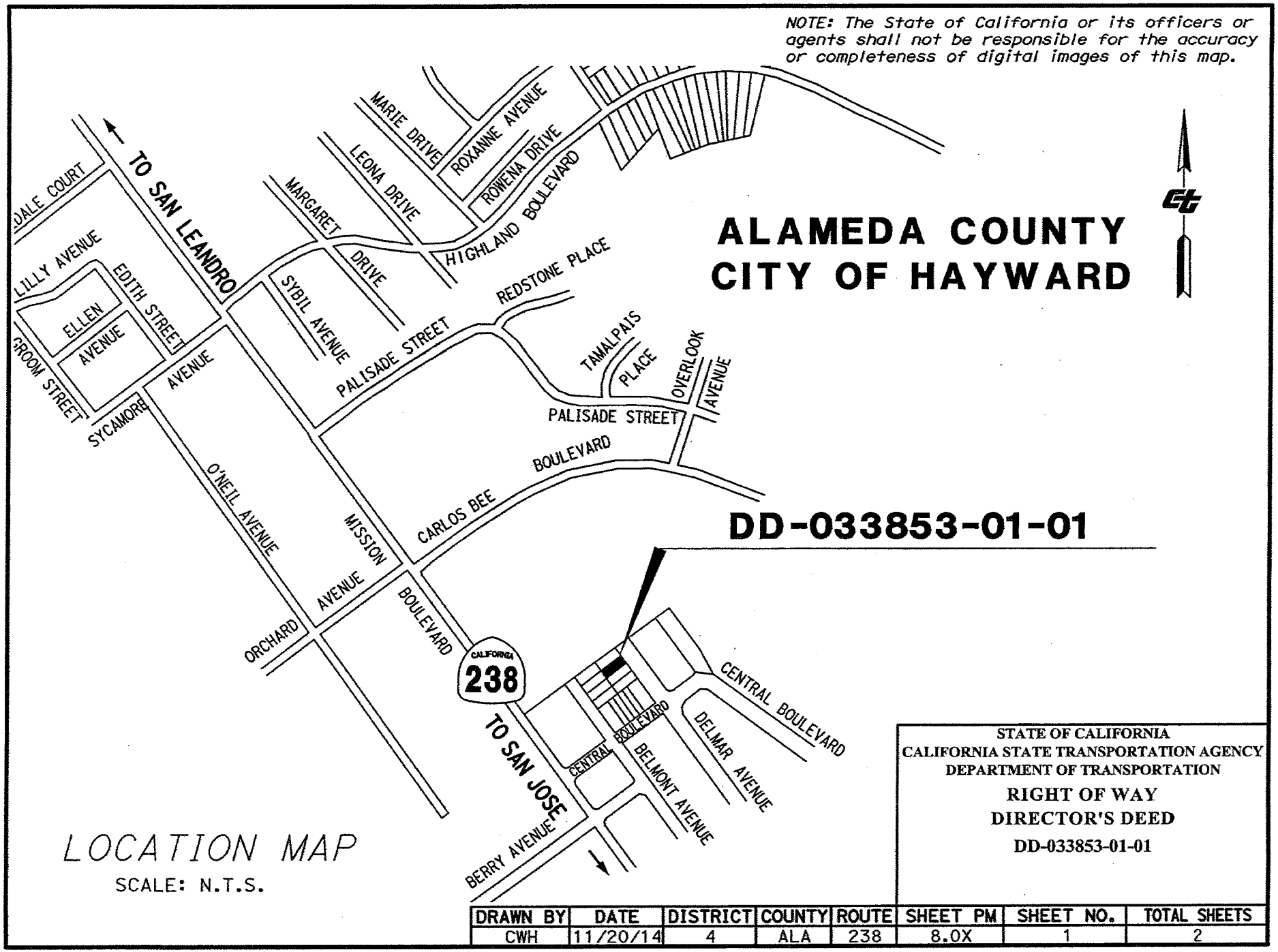


LOCATION MAP

SCALE: N.T.S.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD-033853-01-01

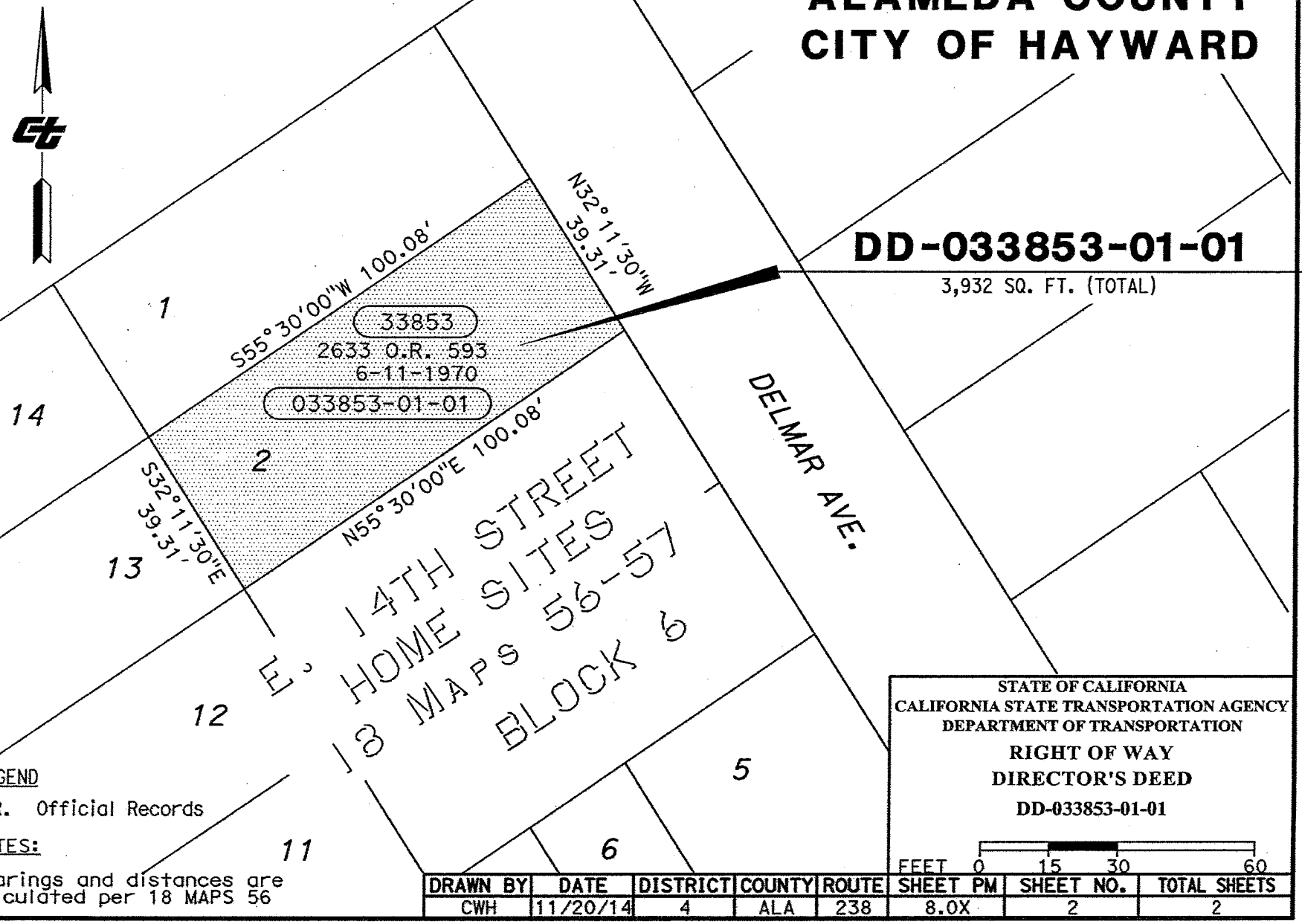
DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CWH	11/20/14	4	ALA	238	8.0X	1	2

ATTACHMENT 2A

ATTACHMENT 2B

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

ALAMEDA COUNTY
CITY OF HAYWARD



LEGEND

O.R. Official Records

NOTES:

Bearings and distances are calculated per 18 MAPS 56

R-97A.21

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

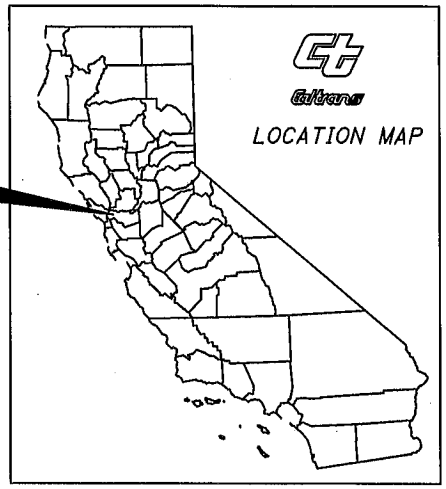
RIGHT OF WAY
DIRECTOR'S DEED
DD-033853-01-01

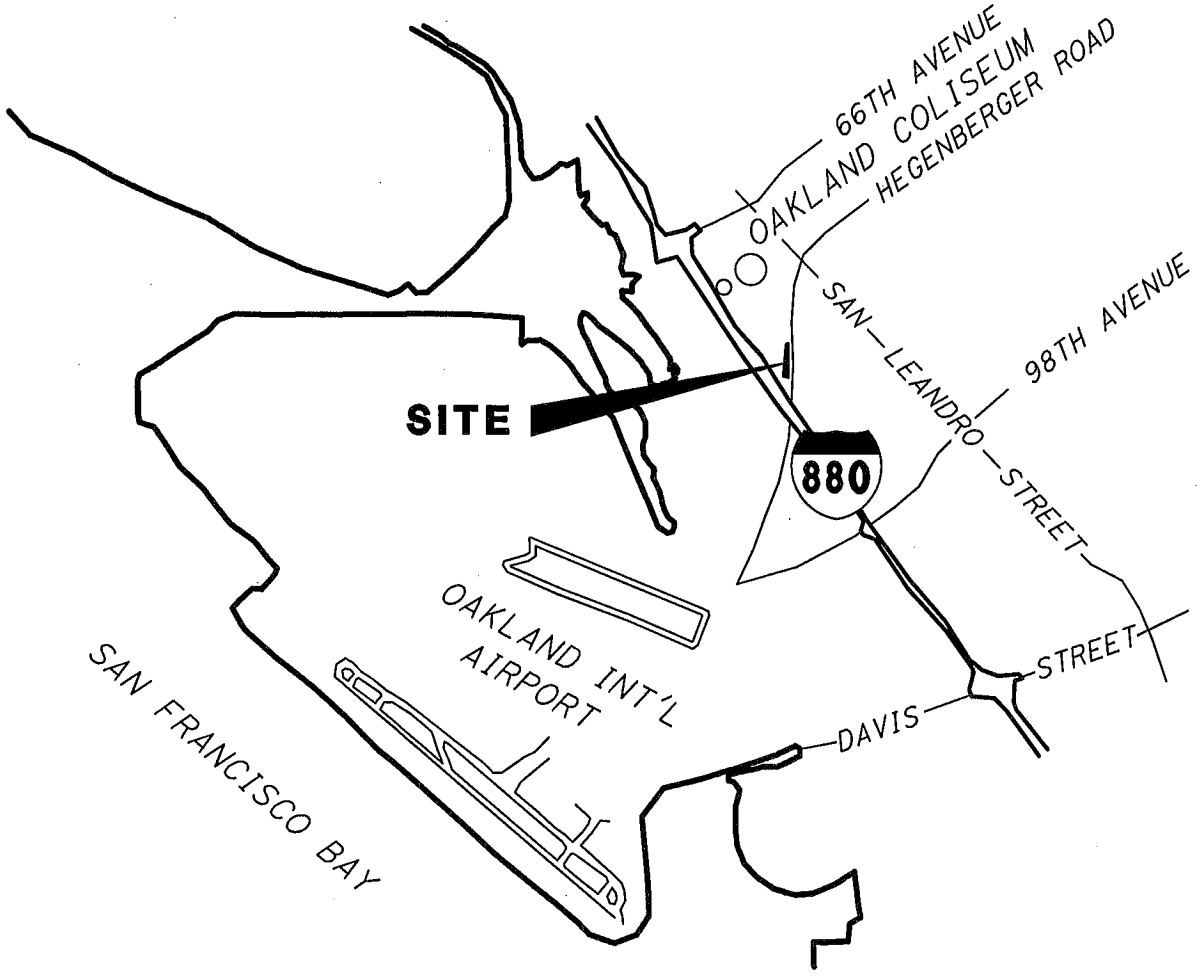
FEET 0 15 30 60

DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CWH	11/20/14	4	ALA	238	8.0X	2	2

Located in
Oakland
Alameda County
California

NO SCALE





VICINITY MAP

DE-036980-X1-X1
DE-036980-X2-X1
DE-036980-X3-X1
DE-036980-X4-X1

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

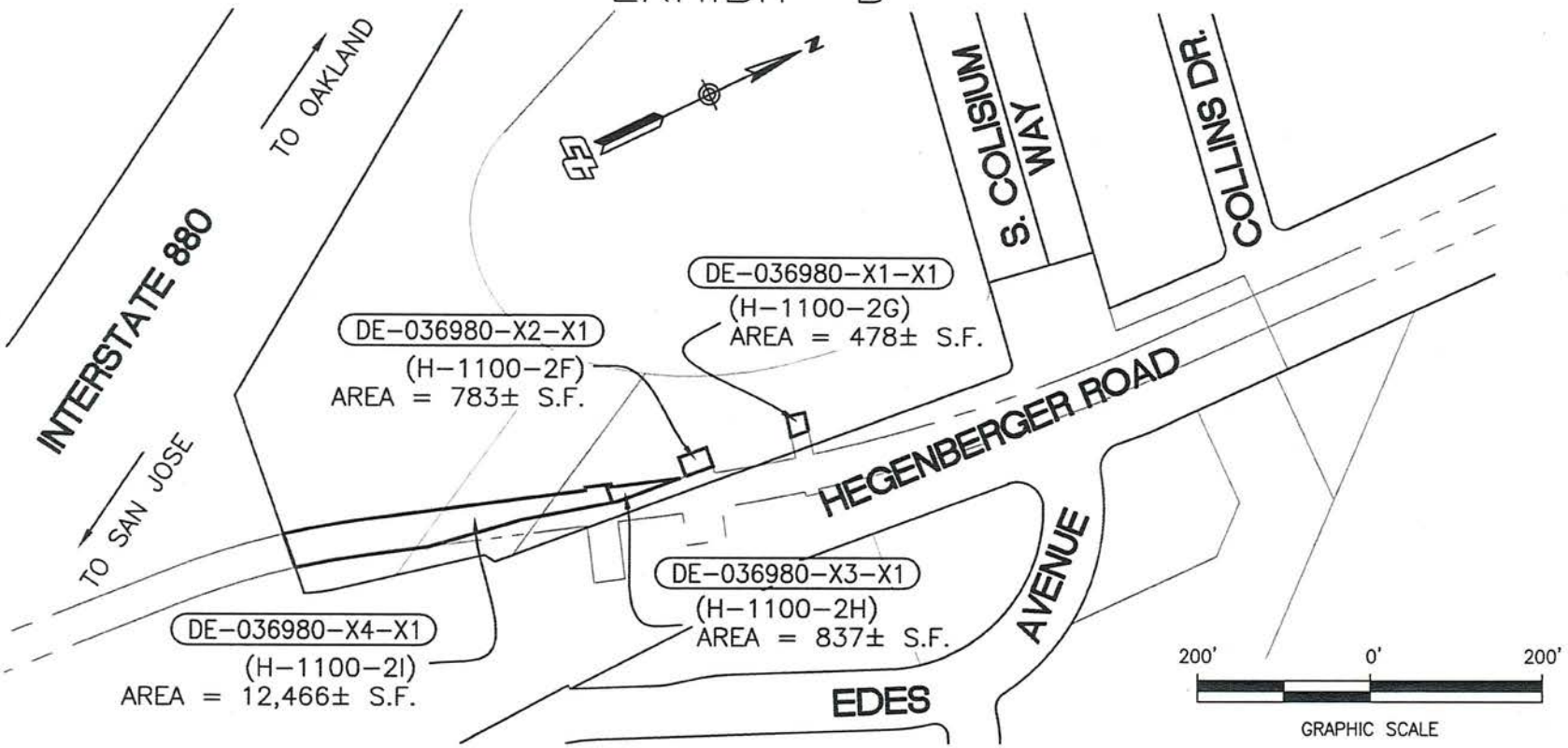
DIRECTOR'S AERIAL EASEMENT DEED

PID 0400000172 (EA 0A850)

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
04	ALA	880	25.6	1	1

ATTACHMENT 3A

EXHIBIT "B"



SURVEYOR'S STATEMENT
THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE LAND SURVEYORS' ACT IN 2015.

FRANK A. BORGES, PLS 7922
LICENSE EXPIRES: 12-31-2015

LEGEND:

———	AERIAL EASEMENT
— - - —	BART OAC JUMA LINE
H-1100-2F	BART PARCEL NUMBER
DE-036980-X1-X1	STATE PARCEL NUMBER
POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING

LICENSED LAND SURVEYOR
FRANK A. BORGES
Exp. 12/31/2015
No. 7922
STATE OF CALIFORNIA

M-1602

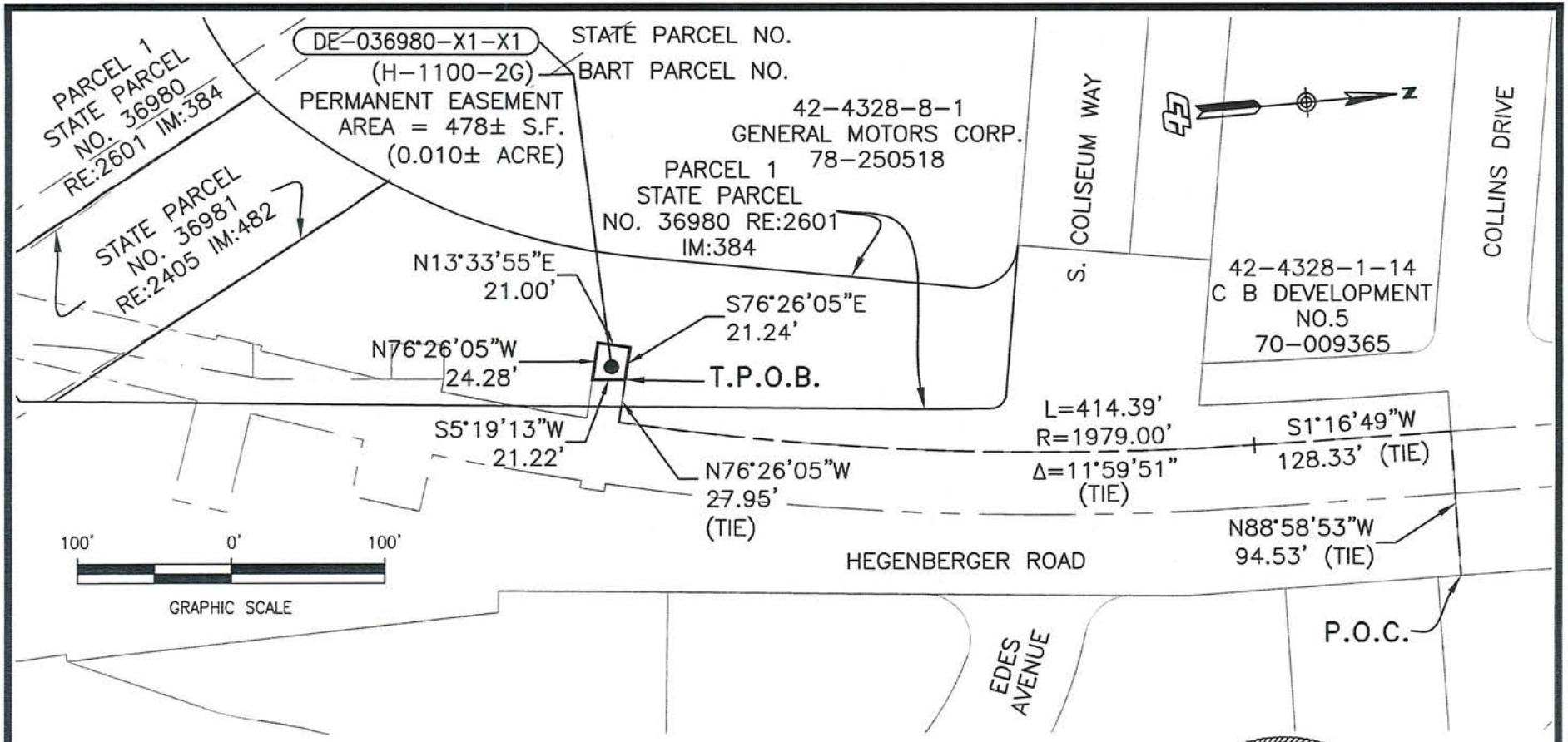
BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

BART

SCALE: 1"=200' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENTS) DE-036980-X1-X1, DE-036980-X2-X1, DE-036980-X3-X1, DE-036980-X4-X1

ATTACHMENT 3B



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THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE LAND SURVEYORS' ACT IN 2015.

FRANK A. BORGES, PLS 7922
LICENSE EXPIRES: 12-31-2015

LEGEND:

H-1100-2F	AERIAL EASEMENT
DE-036980-X1-X1	BART OAC JUMA LINE
POC	BART PARCEL NUMBER
POB	STATE PARCEL NUMBER
	POINT OF COMMENCEMENT
	POINT OF BEGINNING

LICENSED LAND SURVEYOR
FRANK A. BORGES
Exp. 12/31/2015
No. 7922
STATE OF CALIFORNIA

M-1602

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

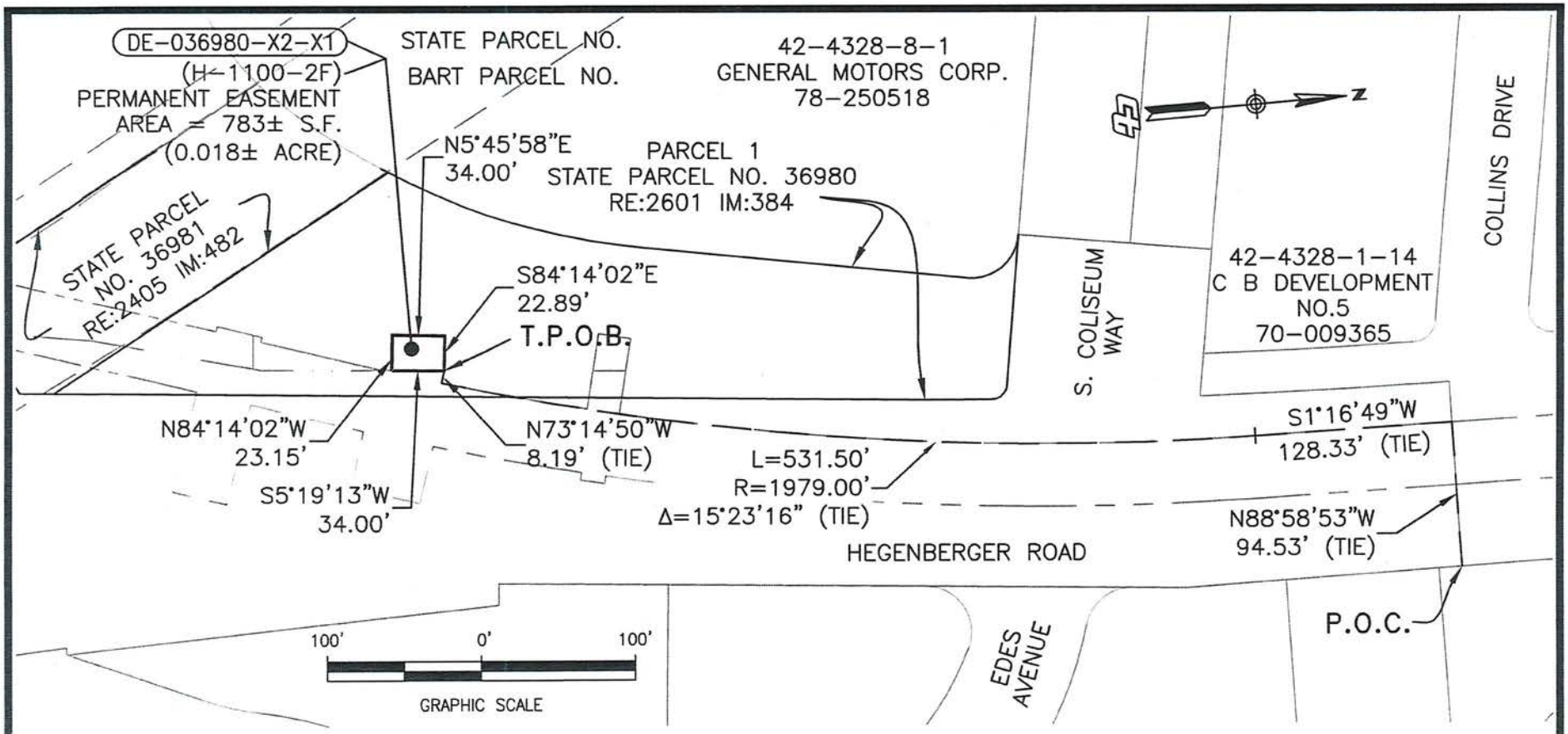
BART

SCALE: 1"=100' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENT)
DE-036980-X1-X1

CO. ALA	RTE. 880 P.M. 25.6	Sheet 2 of 6

ATTACHMENT 3C



SURVEYOR'S STATEMENT
THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE LAND SURVEYORS' ACT IN 2015.

FRANK A. BORGES, PLS 7922
LICENSE EXPIRES: 12-31-2015

LEGEND:

H-1100-2F	AERIAL EASEMENT
DE-036980-X1-X1	BART OAC JUMA LINE
POC	BART PARCEL NUMBER
POB	STATE PARCEL NUMBER
	POINT OF COMMENCEMENT
	POINT OF BEGINNING

LICENSED LAND SURVEYOR
FRANK A. BORGES
Exp. 12/31/2015
No. 7922
STATE OF CALIFORNIA

M-1602

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

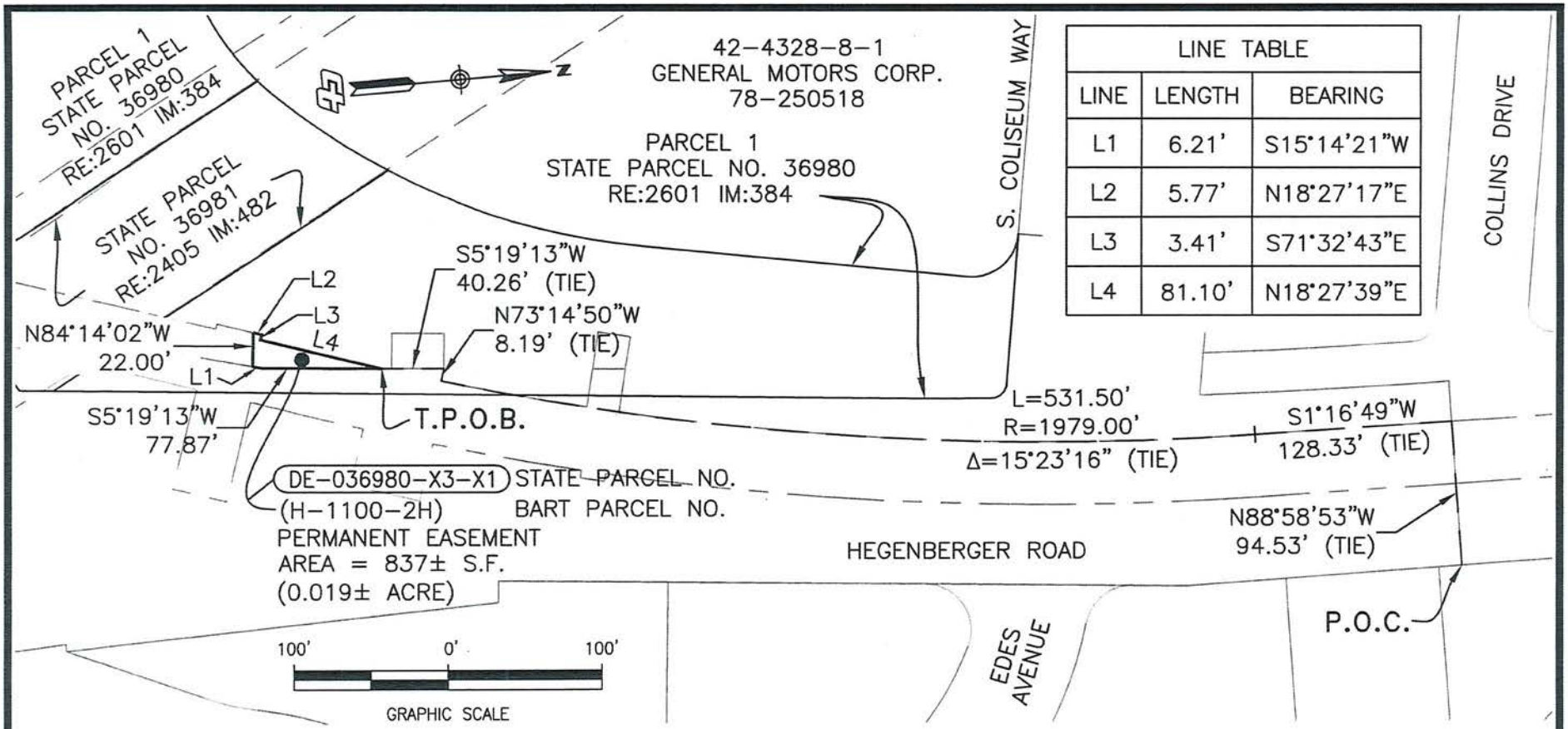
BART

SCALE: 1"=100' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENT)
DE-036980-X2-X1

CO. ALA	RTE. 880 P.M. 25.6	Sheet 3 of 6

ATTACHMENT 3D



LINE TABLE		
LINE	LENGTH	BEARING
L1	6.21'	S15°14'21"W
L2	5.77'	N18°27'17"E
L3	3.41'	S71°32'43"E
L4	81.10'	N18°27'39"E

SURVEYOR'S STATEMENT
THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE LAND SURVEYORS' ACT IN 2015.

FRANK A. BORGES, PLS 7922
LICENSE EXPIRES: 12-31-2015

LEGEND:

———	AERIAL EASEMENT
— - - —	BART OAC JUMA LINE
H-1100-2F	BART PARCEL NUMBER
DE-036980-X1-X1	STATE PARCEL NUMBER
POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING

LICENSED LAND SURVEYOR
FRANK A. BORGES
Exp. 12/31/2015
No. 7922
STATE OF CALIFORNIA

M-1602

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

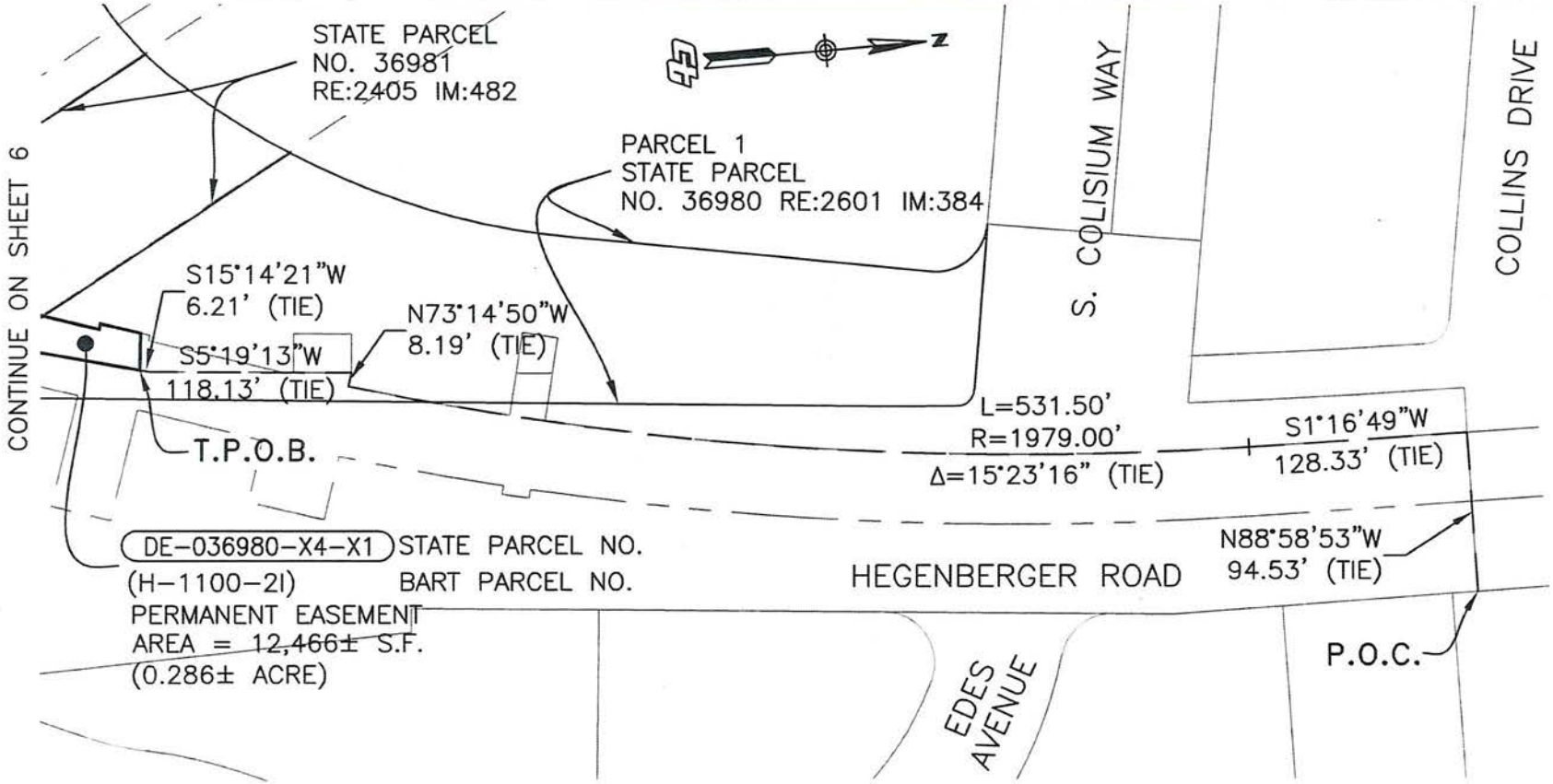
BART

SCALE: 1"=100' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENT)
DE-036980-X3-X1

CO. ALA	RTE. 880 P.M. 25.6	Sheet 4 of 6

ATTACHMENT 3E



SURVEYOR'S STATEMENT
THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE LAND SURVEYORS' ACT IN 2015.

FRANK A. BORGES, PLS 7922
LICENSE EXPIRES: 12-31-2015

100' 0' 100'
GRAPHIC SCALE

LEGEND:

———	AERIAL EASEMENT
— — —	BART OAC JUMA LINE
H-1100-2F	BART PARCEL NUMBER
DE-036980-X1-X1	STATE PARCEL NUMBER
POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING

LICENSED LAND SURVEYOR
FRANK A. BORGES
Exp. 12/31/2015
No. 7922
STATE OF CALIFORNIA

M-1602

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

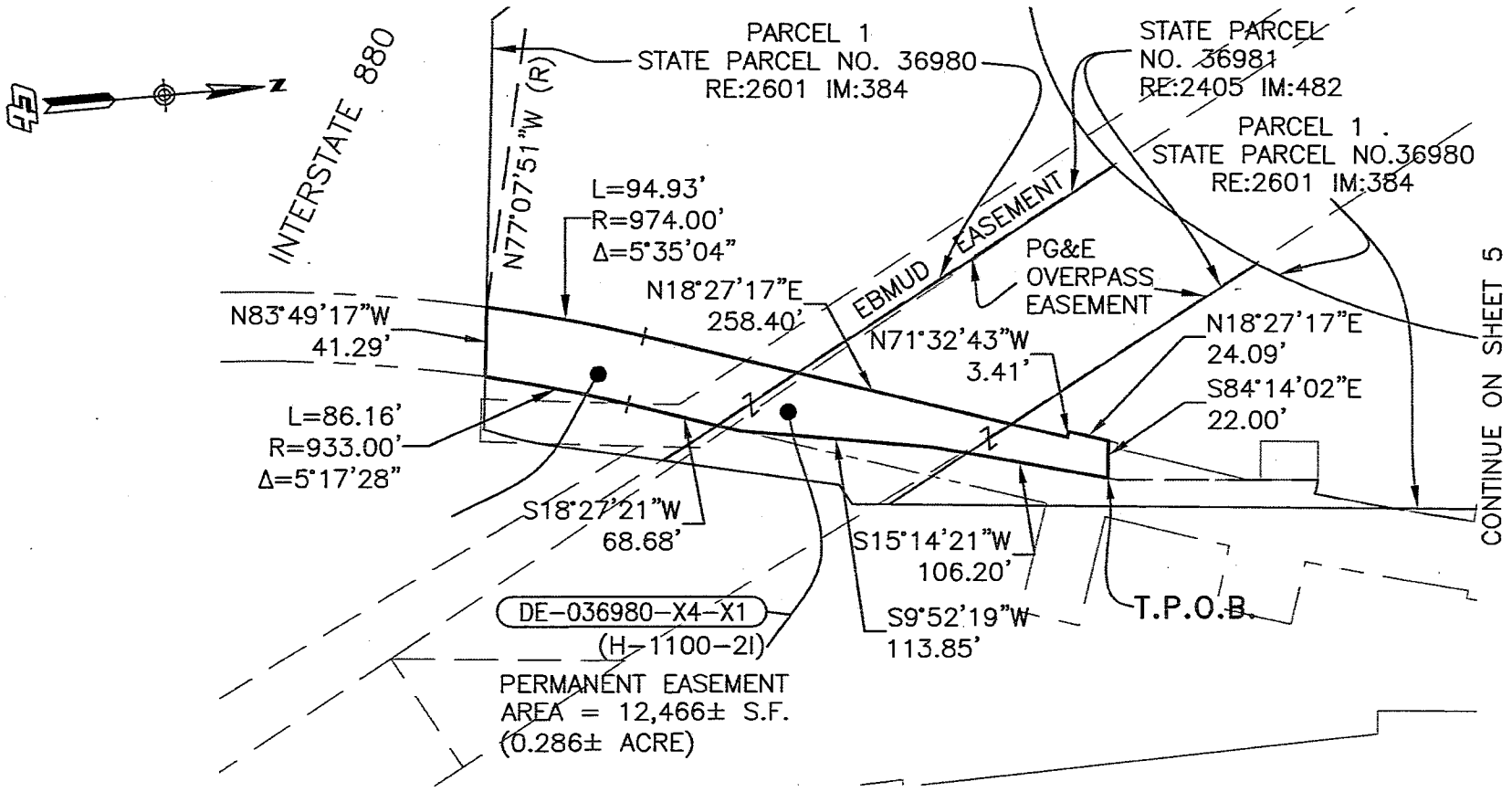
BART

SCALE: 1"=100' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENT)
DE-036980-X4-X1

CO. ALA	RTE. 880 P.M. 25.6	Sheet 5 of 6

ATTACHMENT 3F



100' 0' 100'

GRAPHIC SCALE

LEGEND:

———	AERIAL EASEMENT
— — —	BART OAC JUMA LINE
H-1100-2F	BART PARCEL NUMBER
DE-036980-X1-X1	STATE PARCEL NUMBER
POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING

M-1602

ATTACHMENT 3G

STATE PARCEL NO. DE-036980-X4-X1
PERMANENT EASEMENT

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83) ZONE 3, 1991.35 EPOCH. DISTANCES ARE GRID DISTANCES, TO OBTAIN GROUND LEVEL DISTANCES MULTIPLY BY 1.00006713.

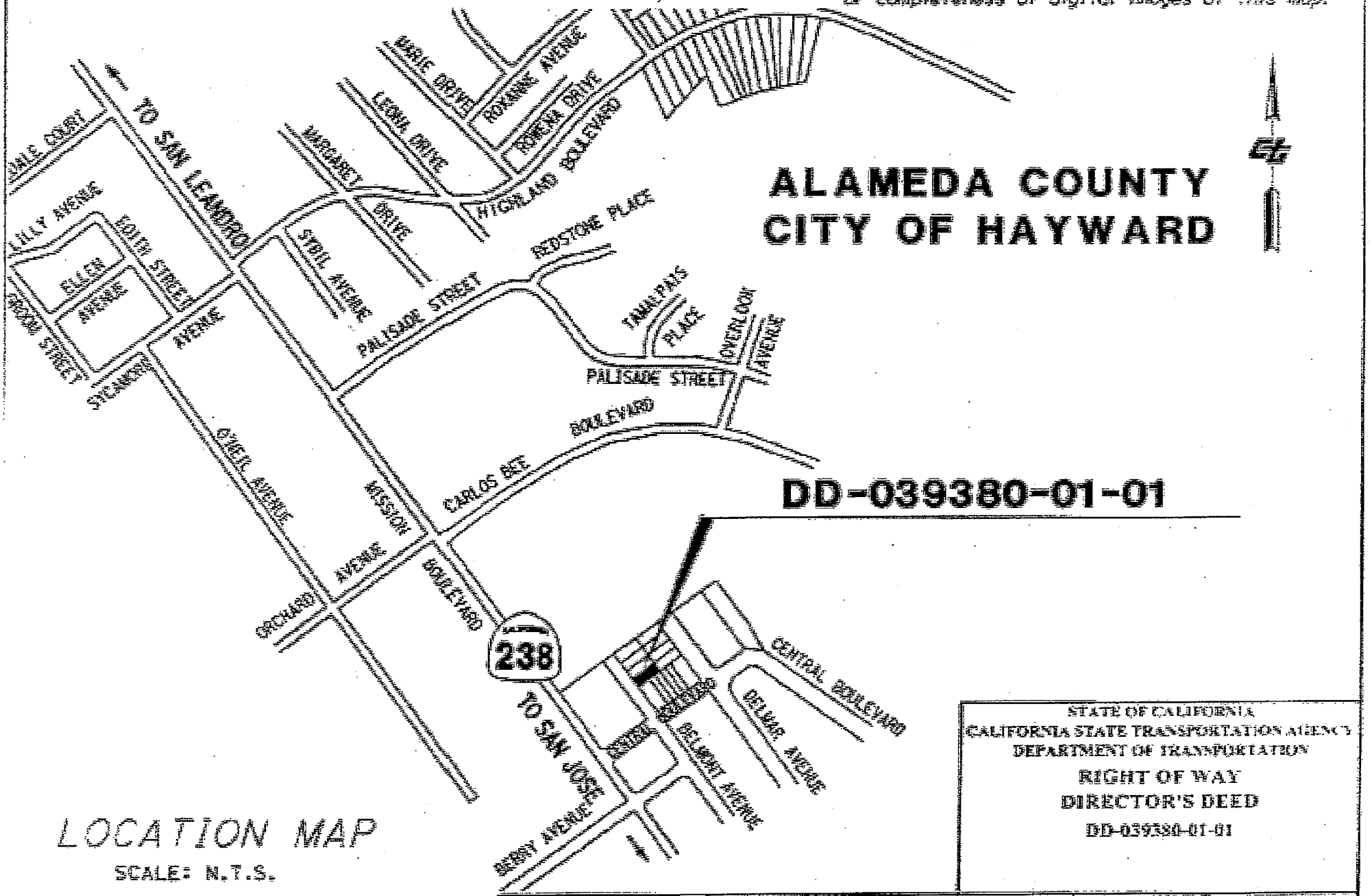
BART

SCALE: 1"=100' | DATE: 7/2/2015

DIRECTOR'S DEED (AERIAL EASEMENT)
DE-036980-X4-X1

CO. ALA	RTE. 880 P.M. 25.6	Sheet 6 of 6

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



ALAMEDA COUNTY
CITY OF HAYWARD

DD-039380-01-01

LOCATION MAP

SCALE: N.T.S.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD-039380-01-01

DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CMH	11/04/14	4	ALA	238	8.0X	1	2

ATTACHMENT 4A

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ALAMEDA COUNTY
CITY OF HAYWARD
DD-039380-01-01

3,932 SQ. FT. (TOTAL)

LEGEND
O.R. Official Records

E. 14TH STREET
HOME SITES
18 MAPS 56-57
BLOCK 6

DELMAR AVE.

BELMONT AVE.

S55°30'00"W 100.08'

N32°11'30"W 39.32'

N55°30'00"E 100.08'

S32°11'30"E 39.32'

39380
2606 O.R. 247
4-28-1970

039380-01-01

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
DIRECTOR'S DEED
DD-039380-01-01

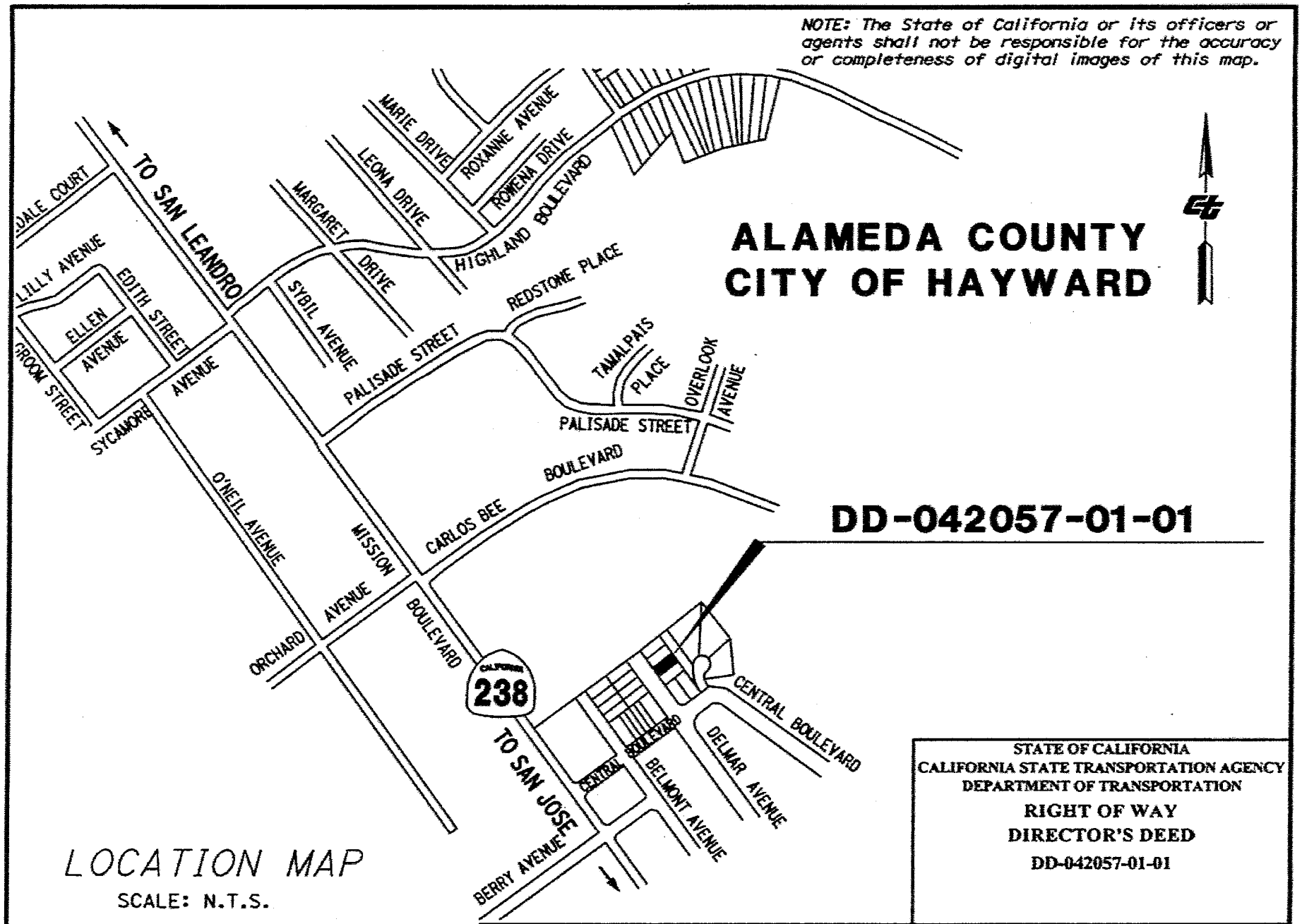
FEET 0 15 30 60

NOTES:
Bearings and distances are calculated per 18 MAPS 56

DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CWH	11/04/14	4	ALA	238	8.0X	2	2

ATTACHMENT 4B

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



ALAMEDA COUNTY
CITY OF HAYWARD

DD-042057-01-01

LOCATION MAP

SCALE: N.T.S.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD-042057-01-01

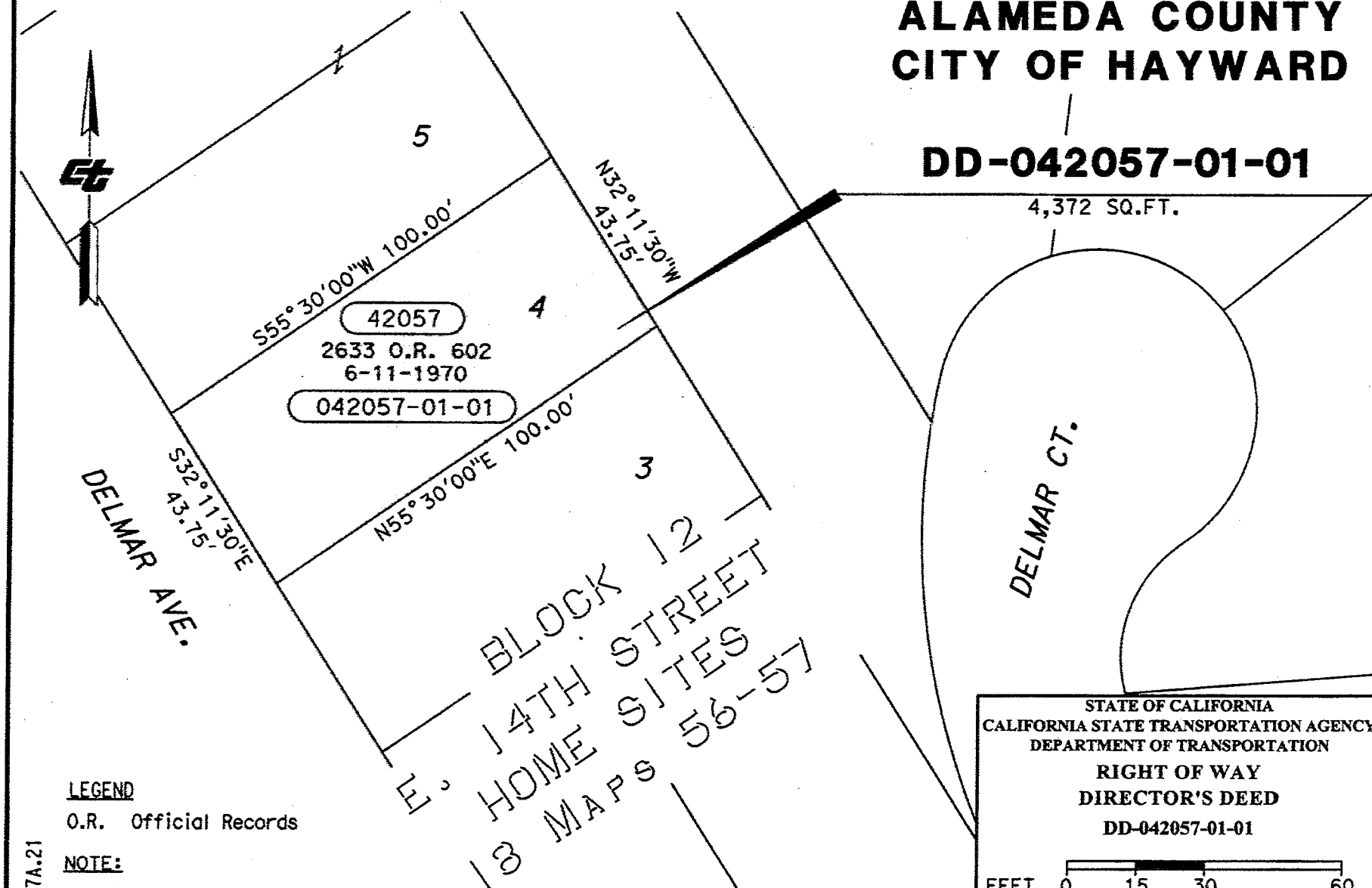
DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CWH	11/04/14	4	ALA	238	8.0X	1	2

ATTACHMENT 5A

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

ALAMEDA COUNTY
CITY OF HAYWARD

DD-042057-01-01



STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD-042057-01-01

FEET 0 15 30 60

LEGEND

O.R. Official Records

NOTE:

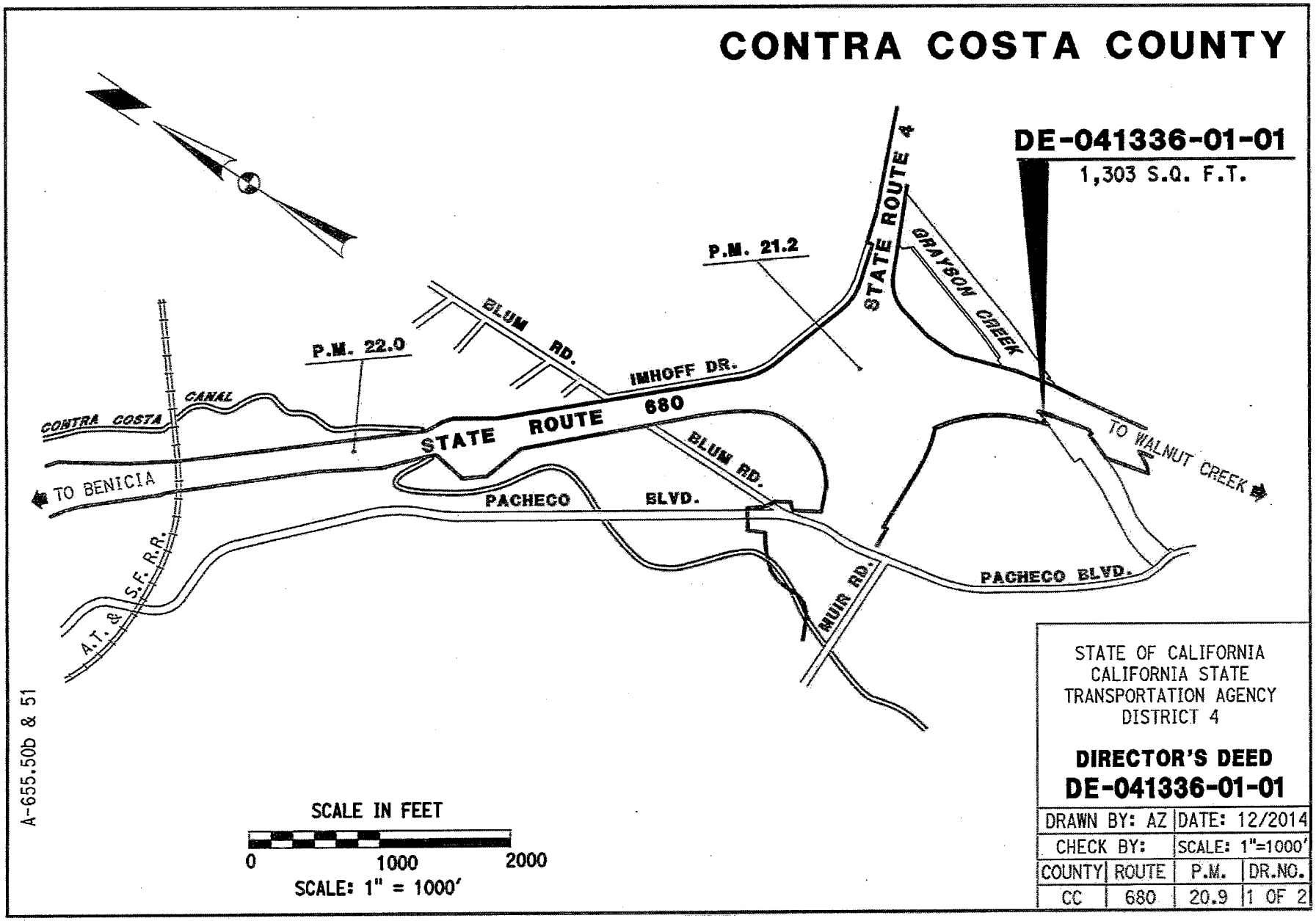
Bearings and distances are calculated per 18 MAPS 56

R-97A.21

DRAWN BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
CWH	11/04/14	4	ALA	238	8.0X	2	2

ATTACHMENT 5B

CONTRA COSTA COUNTY

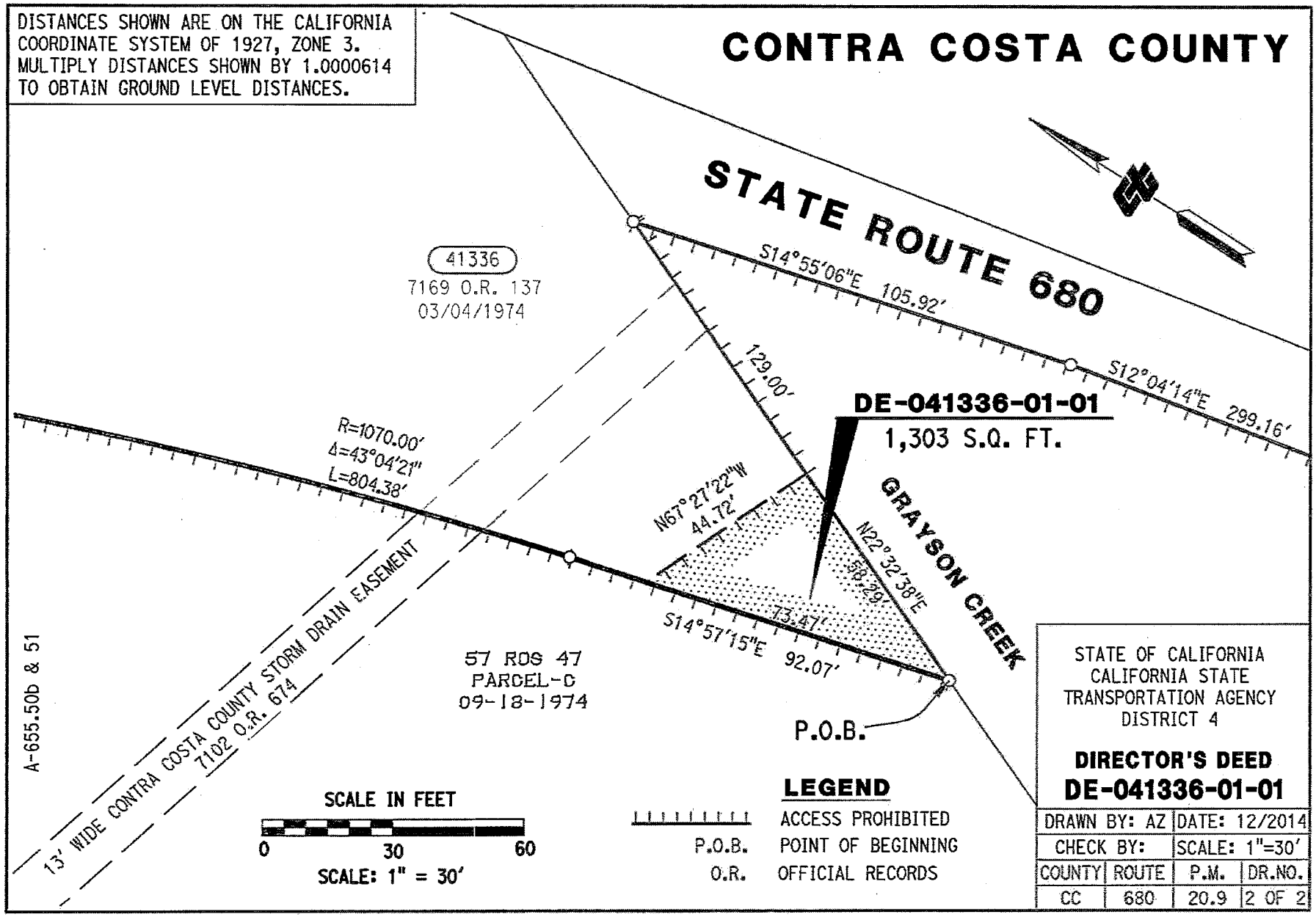


STATE OF CALIFORNIA
CALIFORNIA STATE
TRANSPORTATION AGENCY
DISTRICT 4

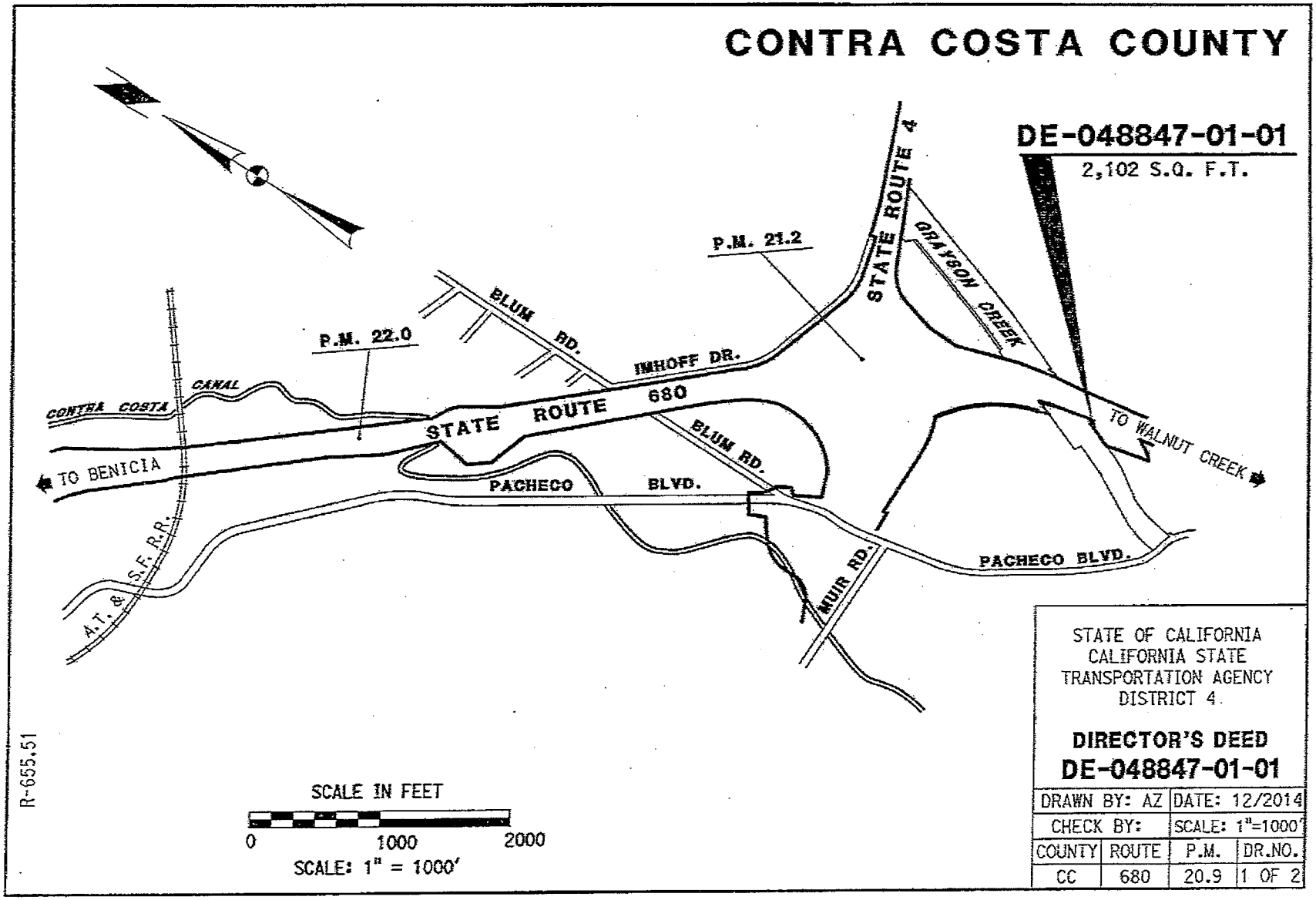
DIRECTOR'S DEED
DE-041336-01-01

DRAWN BY: AZ		DATE: 12/2014	
CHECK BY:		SCALE: 1"=1000'	
COUNTY	ROUTE	P.M.	DR.NO.
CC	680	20.9	1 OF 2

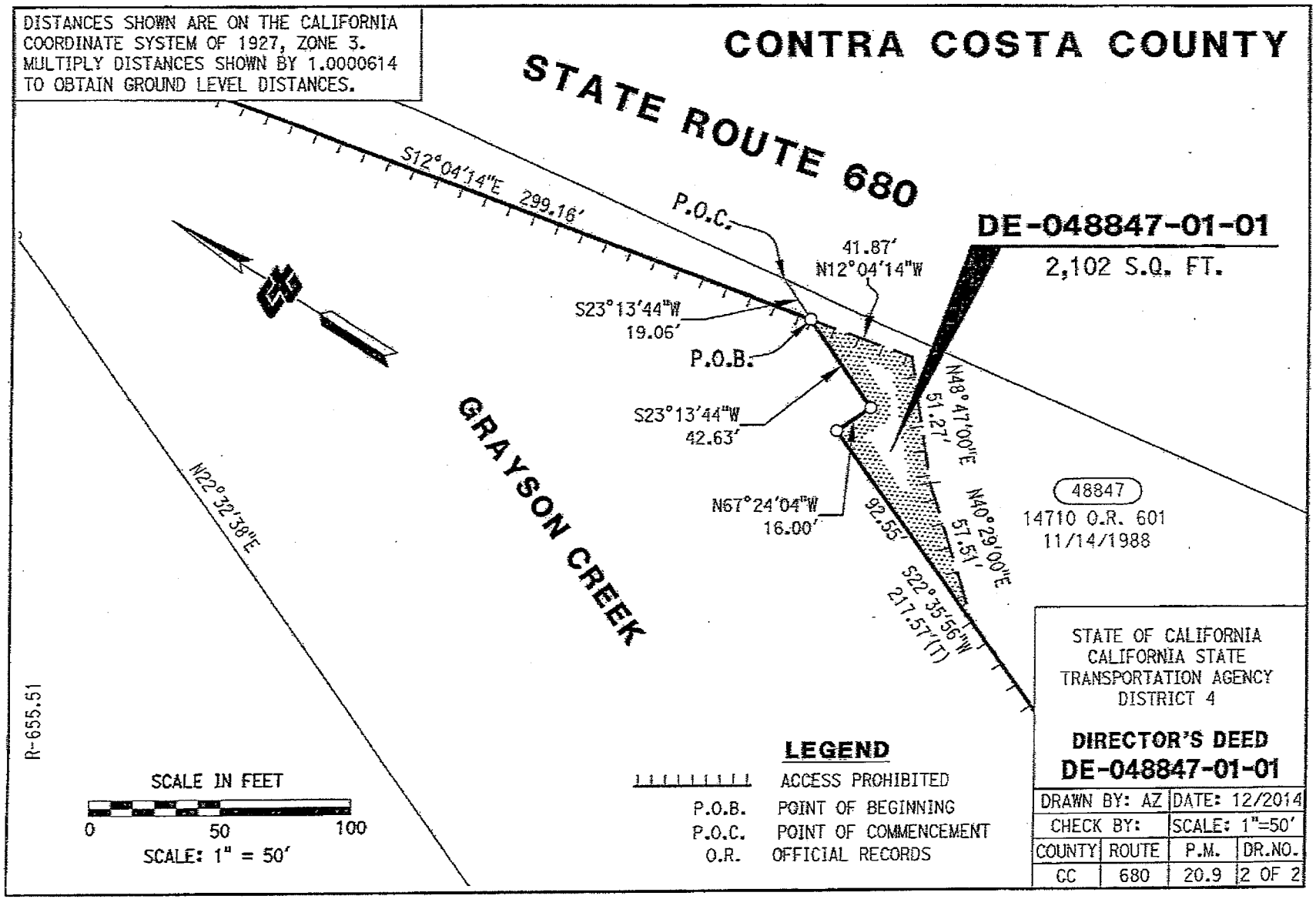
ATTACHMENT 6A



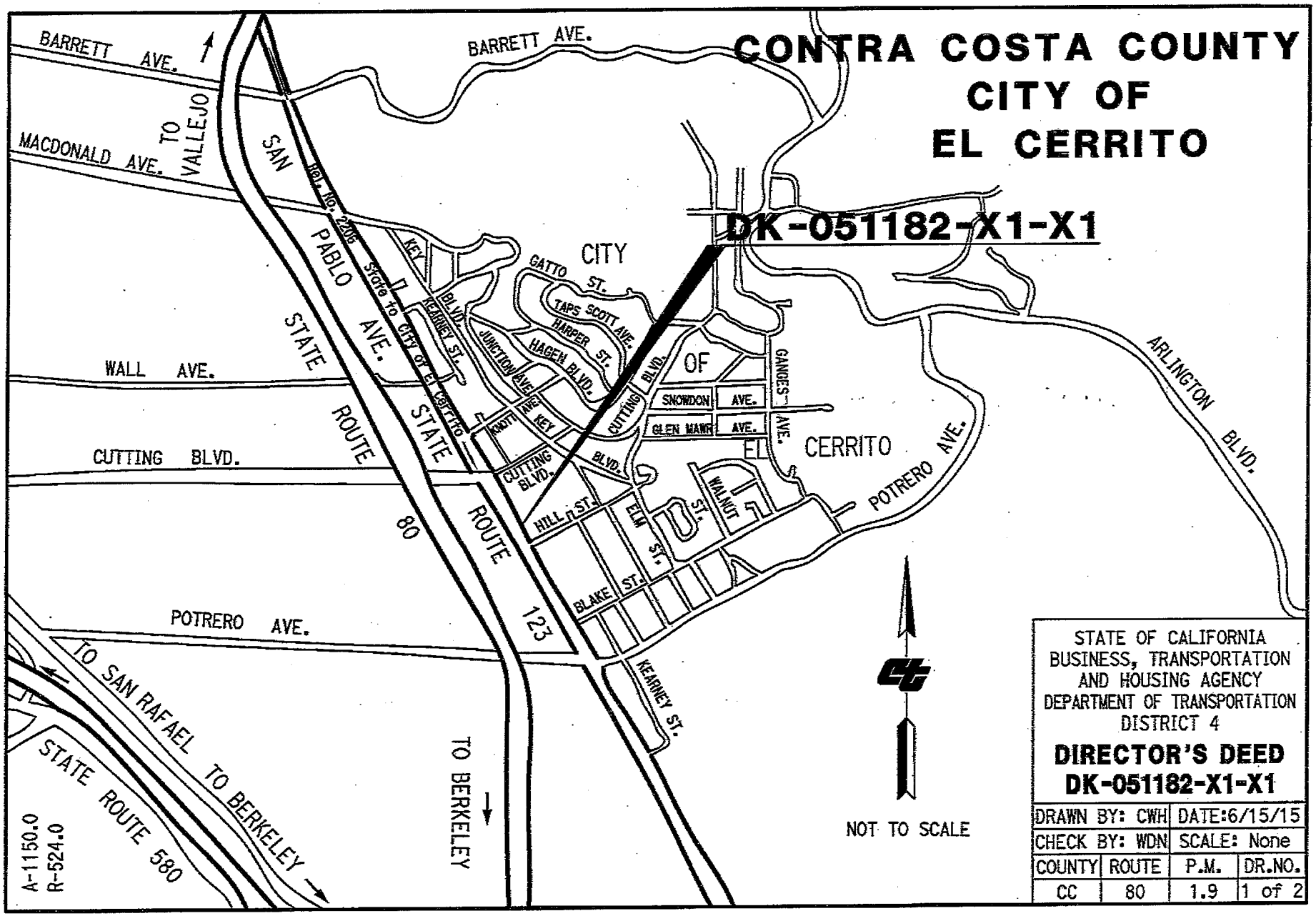
ATTACHMENT 6B



ATTACHMENT 6C



ATTACHMENT 6D



ATTACHMENT 7A

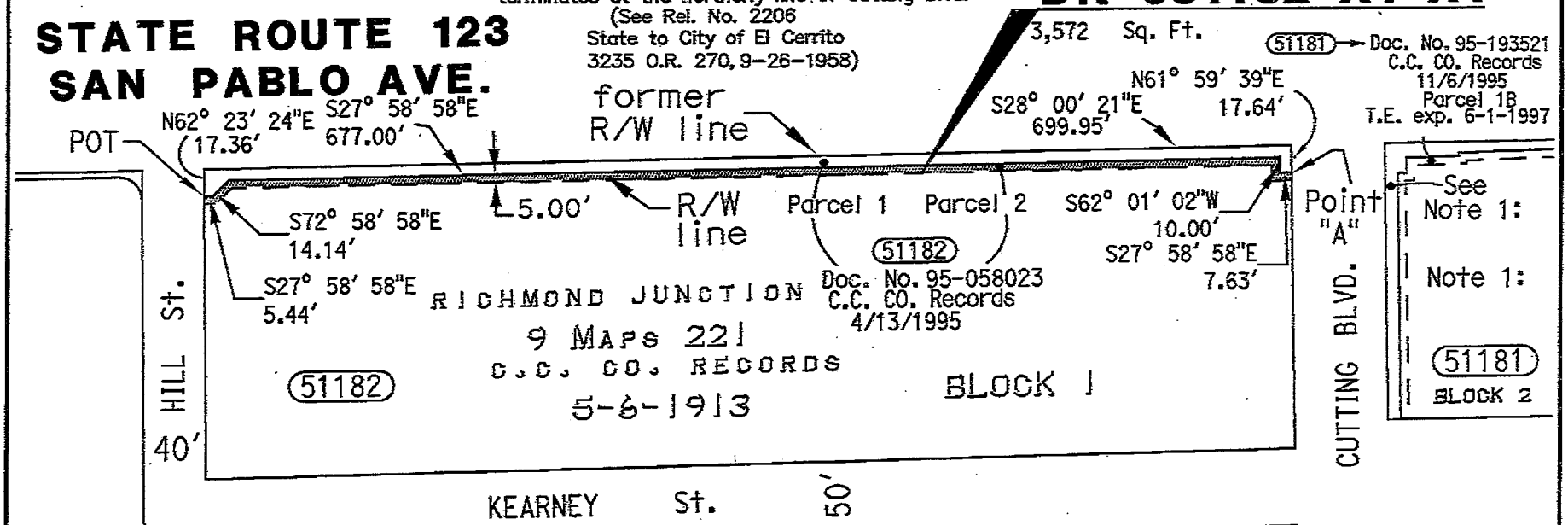
BEARINGS & DISTANCES SHOWN ARE ON THE CALIFORNIA COORDINATE SYSTEM OF 1927, ZONE 3. MULTIPLY DISTANCES SHOWN BY 1.0000717 TO OBTAIN GROUND LEVEL DISTANCES.

CONTRA COSTA COUNTY
CITY OF EL CERRITO

Note: The State Route 123 portion of San Pablo Ave. terminates at the northerly line of Cutting Blvd. (See Rel. No. 2206 State to City of El Cerrito 3235 O.R. 270, 9-26-1958)

DK-051182-X1-X1

STATE ROUTE 123
SAN PABLO AVE.



LEGEND

Sq. Ft.	square feet
O.R.	Official Records
C.C. CO.	Contra Costa County
TPOB	true point of beginning
(51182)	State parcel number
R/W	right-of-way
T.E.	tempory easement
exp.	expired
Rel.	relinquishment
POT	point of termination

SCALE IN FEET
0 1" = 100' 100

Note 1:
State to City of El Cerrito
Rel. No. 56018
Segment 1
Instrument No. 99-0107415-00
4/21/1999

STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION
DISTRICT 4

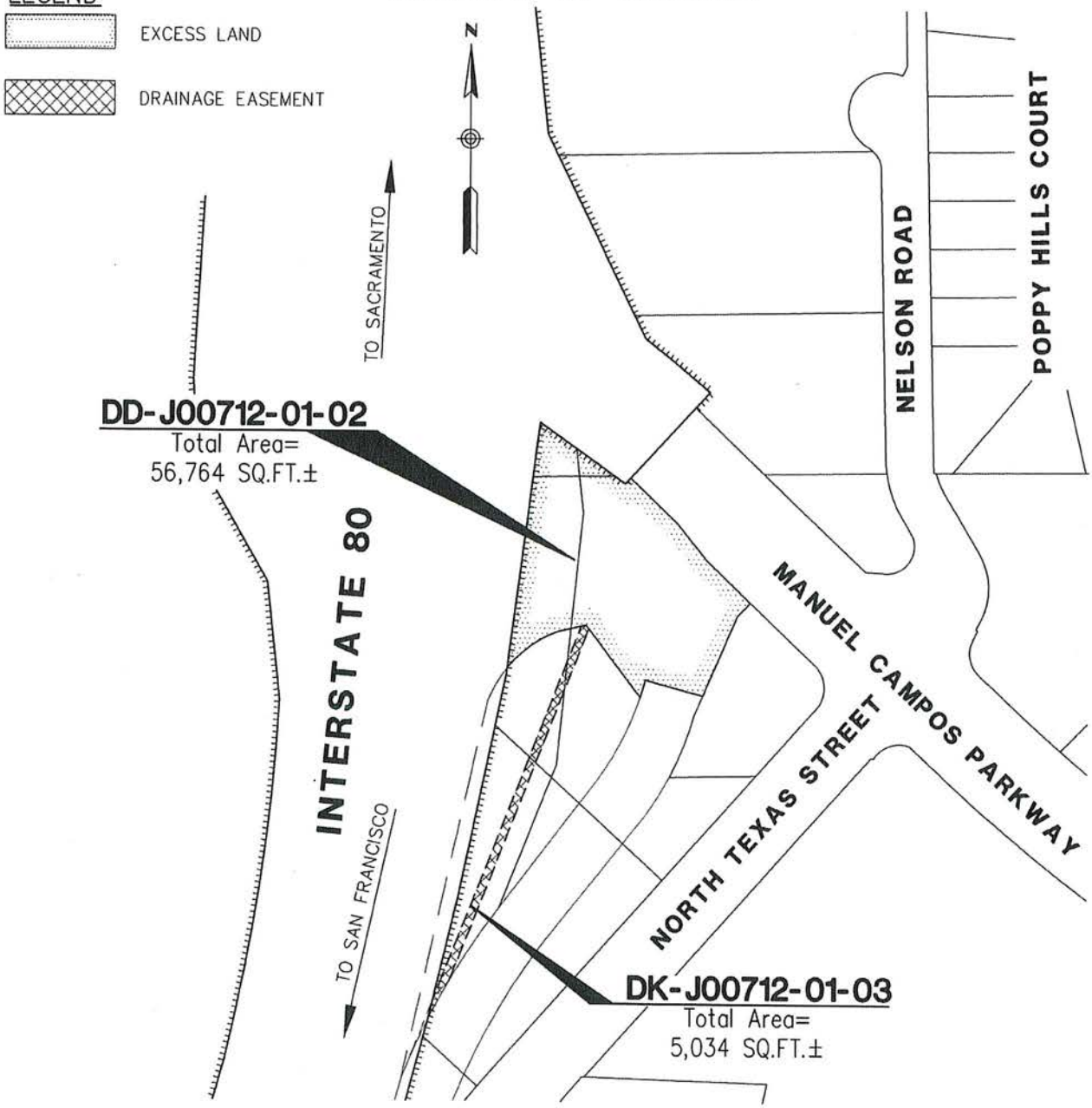
DIRECTOR'S DEED
DK-051182-X1-X1

DRAWN BY: CWH		DATE: 6/15/15	
CHECK BY: WDN		SCALE: 1"=50'	
COUNTY	ROUTE	P.M.	DR.NO.
CC	80	1.9	2 of 2

A-1150.3
R-524.10

ATTACHMENT 7B

CITY OF FAIRFIELD
COUNTY OF SOLANO



LICENSED LAND SURVEYOR
LARRY E. JOHNSON
No. 4998
STATE OF CALIFORNIA

THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION

12/10/2014
SIGNATURE DATE

BEARINGS AND DISTANCES USED ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 2. MULTIPLY DISTANCES SHOWN BY 0.999991 TO OBTAIN GROUND DISTANCES.

STATE OF CALIFORNIA
DEPARTMENT OF
TRANSPORTATION DISTRICT 4

DIRECTOR'S DEED
DD-J00712-01-02

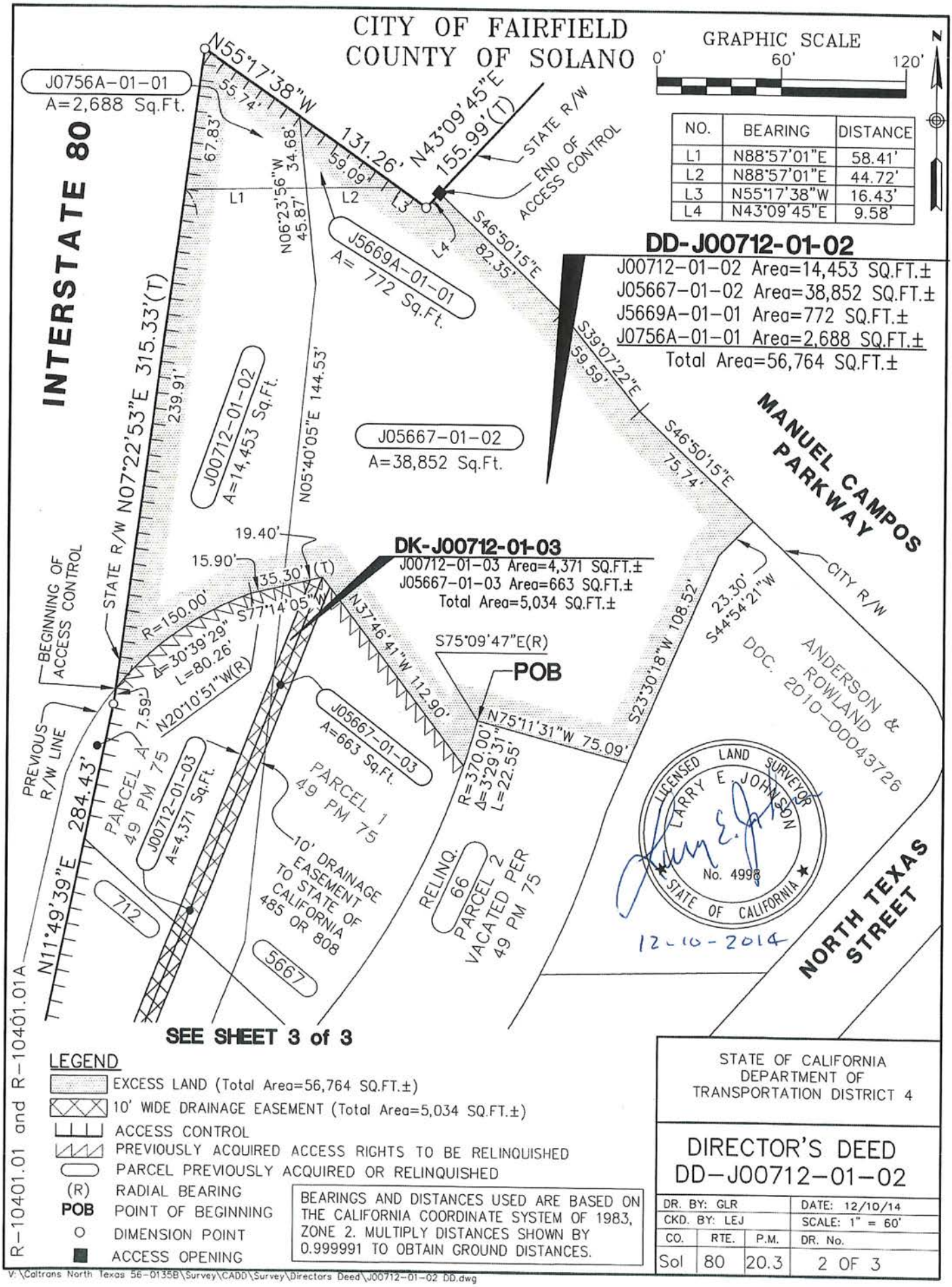
DR. BY: JCL			DATE: 12/10/14
CKD. BY: LEJ			SCALE: 1" = 200'
CO.	RTE.	P.M.	DR. No.
Sol	80	20.3	1 OF 3

MARK THOMAS & COMPANY, INC.
Providing Engineering, Surveying, and Planning Services
3000 Oak Road, Suite 650
Walnut Creek, CA 94597
(925) 938-0383

R-10401.01 and R-10401.01A

V:\Caltrans North Texas 56-0135B\Survey\CADD\Survey\Directors Deed\ALT-J00712-01-02 DD index.dwg

ATTACHMENT 8A



NO.	BEARING	DISTANCE
L1	N88°57'01"E	58.41'
L2	N88°57'01"E	44.72'
L3	N55°17'38"W	16.43'
L4	N43°09'45"E	9.58'

LEGEND

- EXCESS LAND (Total Area=56,764 SQ.FT.±)
- 10' WIDE DRAINAGE EASEMENT (Total Area=5,034 SQ.FT.±)
- ACCESS CONTROL
- PREVIOUSLY ACQUIRED ACCESS RIGHTS TO BE RELINQUISHED
- PARCEL PREVIOUSLY ACQUIRED OR RELINQUISHED
- (R) RADIAL BEARING
- POB POINT OF BEGINNING
- O DIMENSION POINT
- ■ ACCESS OPENING

BEARINGS AND DISTANCES USED ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 2. MULTIPLY DISTANCES SHOWN BY 0.999991 TO OBTAIN GROUND DISTANCES.

R-10401.01 and R-10401.01A

STATE OF CALIFORNIA
DEPARTMENT OF
TRANSPORTATION DISTRICT 4

DIRECTOR'S DEED
DD-J00712-01-02

DR. BY: GLR			DATE: 12/10/14
CKD. BY: LEJ			SCALE: 1" = 60'
CO.	RTE.	P.M.	DR. No.
Sol	80	20.3	2 OF 3

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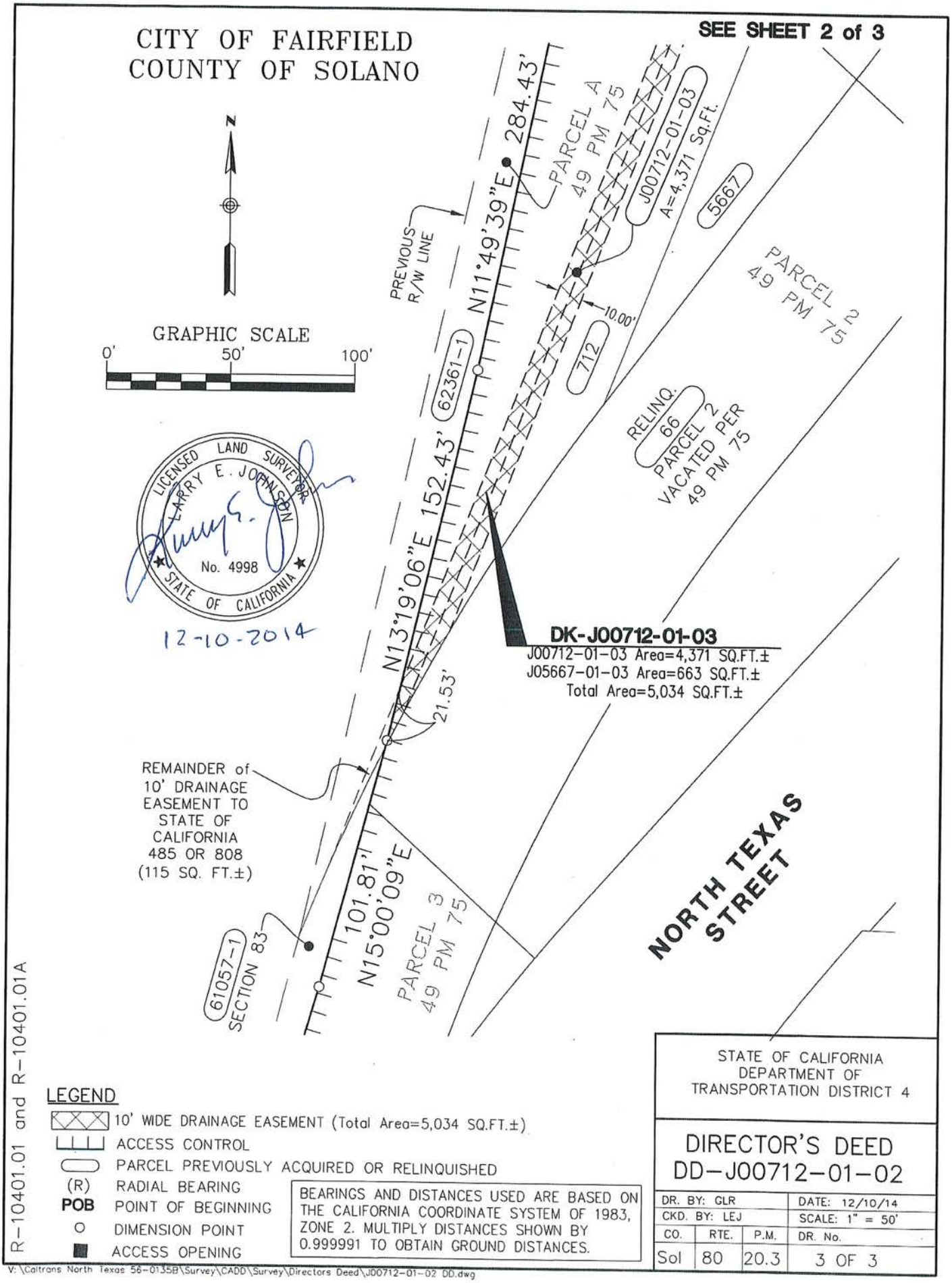
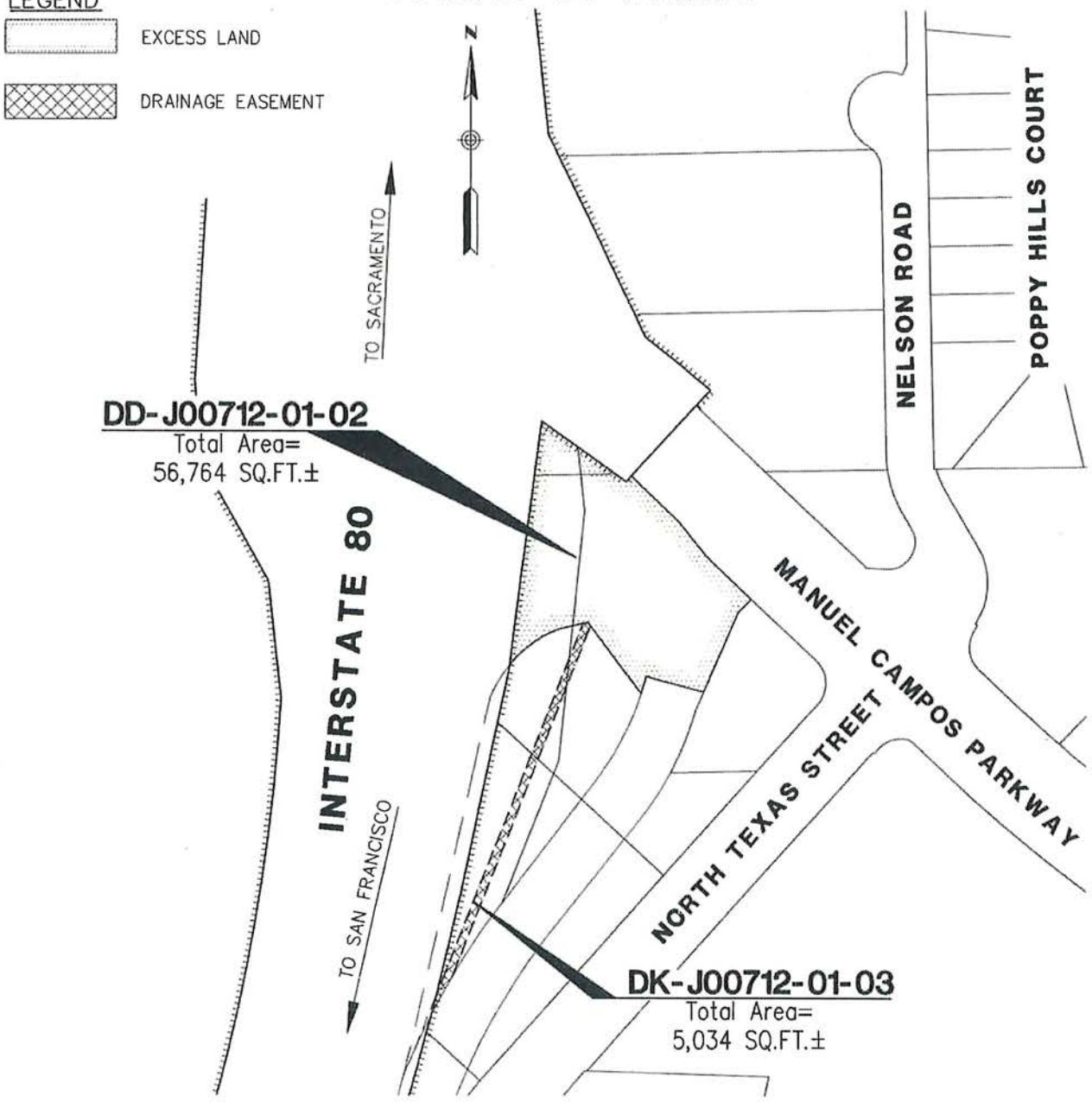
ATTACHMENT 8B



ATTACHMENT 8C

CITY OF FAIRFIELD
COUNTY OF SOLANO



R-10401.01 and R-10401.01A

LICENSED LAND SURVEYOR
LARRY E. JOHNSON
No. 4998
STATE OF CALIFORNIA

THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION

12/10/2014
SIGNATURE DATE

BEARINGS AND DISTANCES USED ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 2. MULTIPLY DISTANCES SHOWN BY 0.999991 TO OBTAIN GROUND DISTANCES.

STATE OF CALIFORNIA
DEPARTMENT OF
TRANSPORTATION DISTRICT 4

DIRECTOR'S DEED
DD-J00712-01-02

DR. BY: JCL			DATE: 12/10/14
CKD. BY: LEJ			SCALE: 1" = 200'
CO.	RTE.	P.M.	DR. No.
Sol	80	20.3	1 OF 3

MARK THOMAS & COMPANY, INC.
Providing Engineering, Surveying, and Planning Services
3000 Oak Road, Suite 650
Walnut Creek, CA 94597
(925) 938-0383

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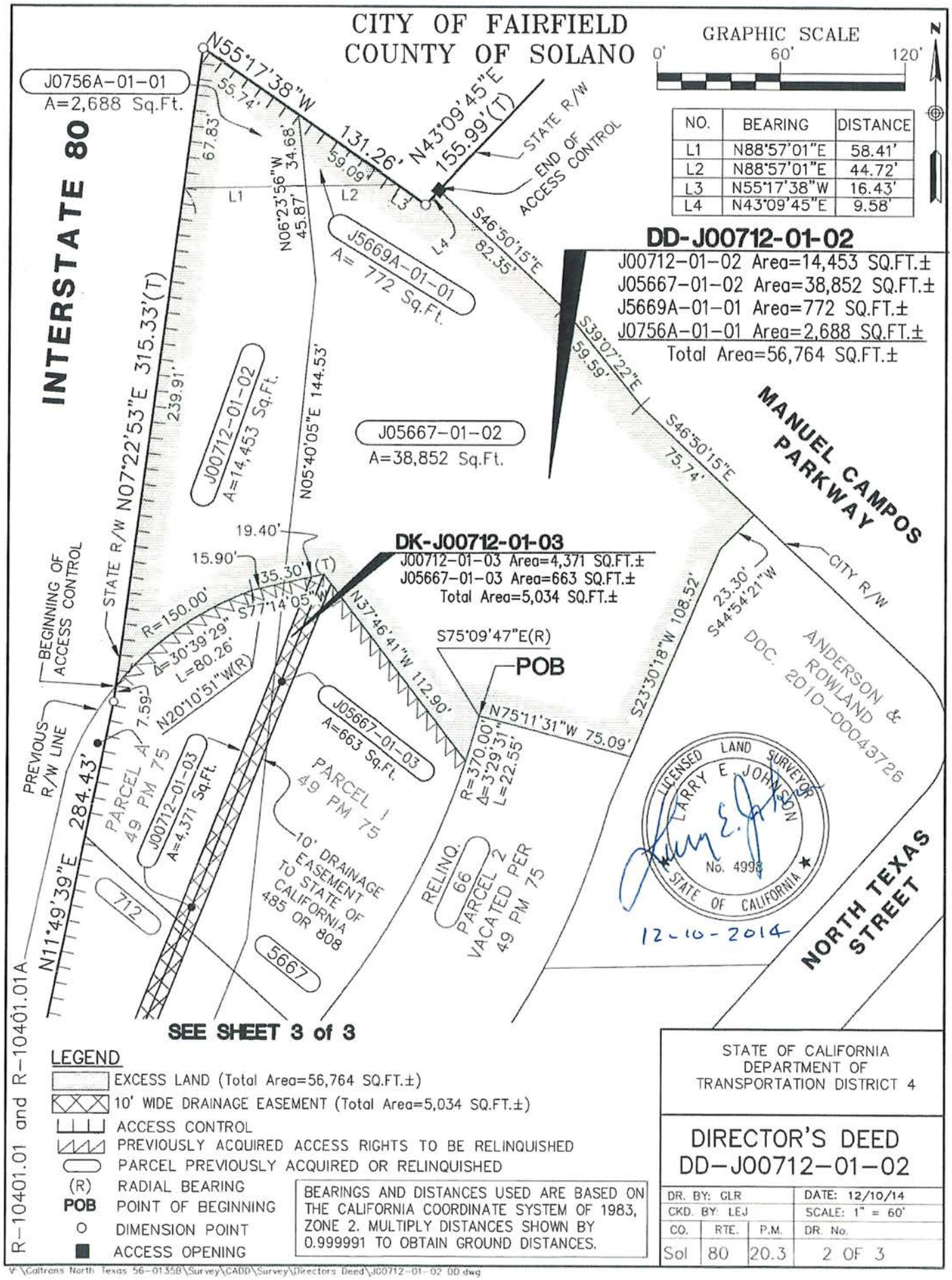
ATTACHMENT 8D



NO.	BEARING	DISTANCE
L1	N88°57'01"E	58.41'
L2	N88°57'01"E	44.72'
L3	N55°17'38"W	16.43'
L4	N43°09'45"E	9.58'

LEGEND

- EXCESS LAND (Total Area=56,764 SQ.FT.±)
- 10' WIDE DRAINAGE EASEMENT (Total Area=5,034 SQ.FT.±)
- ACCESS CONTROL
- PREVIOUSLY ACQUIRED ACCESS RIGHTS TO BE RELINQUISHED
- PARCEL PREVIOUSLY ACQUIRED OR RELINQUISHED
- (R) RADIAL BEARING
- POB POINT OF BEGINNING
- ○ DIMENSION POINT
- ■ ACCESS OPENING

BEARINGS AND DISTANCES USED ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 2. MULTIPLY DISTANCES SHOWN BY 0.999991 TO OBTAIN GROUND DISTANCES.

R-10401.01 and R-10401.01A

STATE OF CALIFORNIA
DEPARTMENT OF
TRANSPORTATION DISTRICT 4

DIRECTOR'S DEED
DD-J00712-01-02

DR. BY: GLR			DATE: 12/10/14
CKD. BY: LEJ			SCALE: 1" = 60'
CO.	RTE.	P.M.	DR. No.
Sol	80	20.3	2 OF 3

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ATTACHMENT 8E

SEE SHEET 2 of 3

CITY OF FAIRFIELD
COUNTY OF SOLANO

GRAPHIC SCALE
0' 50' 100'

12-10-2014

PREVIOUS R/W LINE

N11°49'39"E 284.43'

PARCEL A 49 PM 75

J00712-01-03 A=4,371 Sq.Ft.

5667

PARCEL 2 49 PM 75

10.00'

712

62361-1

RELINQ. 66 PARCEL 2 VACATED PER 49 PM 75

N13°19'06"E 152.43'

DK-J00712-01-03
J00712-01-03 Area=4,371 SQ.FT.±
J05667-01-03 Area=663 SQ.FT.±
Total Area=5,034 SQ.FT.±

21.53'

REMAINDER of 10' DRAINAGE EASEMENT TO STATE OF CALIFORNIA 485 OR 808 (115 SQ. FT.±)

N15°00'09"E 101.81'

61057-1 SECTION 83

PARCEL 3 49 PM 75

NORTH TEXAS STREET

LEGEND

- 10' WIDE DRAINAGE EASEMENT (Total Area=5,034 SQ.FT.±)
- ACCESS CONTROL
- PARCEL PREVIOUSLY ACQUIRED OR RELINQUISHED
- (R) RADIAL BEARING
- **POB** POINT OF BEGINNING
- O DIMENSION POINT
- ACCESS OPENING

BEARINGS AND DISTANCES USED ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 2. MULTIPLY DISTANCES SHOWN BY 0.999991 TO OBTAIN GROUND DISTANCES.

STATE OF CALIFORNIA
DEPARTMENT OF
TRANSPORTATION DISTRICT 4

DIRECTOR'S DEED
DD-J00712-01-02

DR. BY: GLR			DATE: 12/10/14
CKD. BY: LEJ			SCALE: 1" = 50'
CO.	RTE.	P.M.	DR. No.
Sol	80	20.3	3 OF 3

R-10401.01 and R-10401.01A

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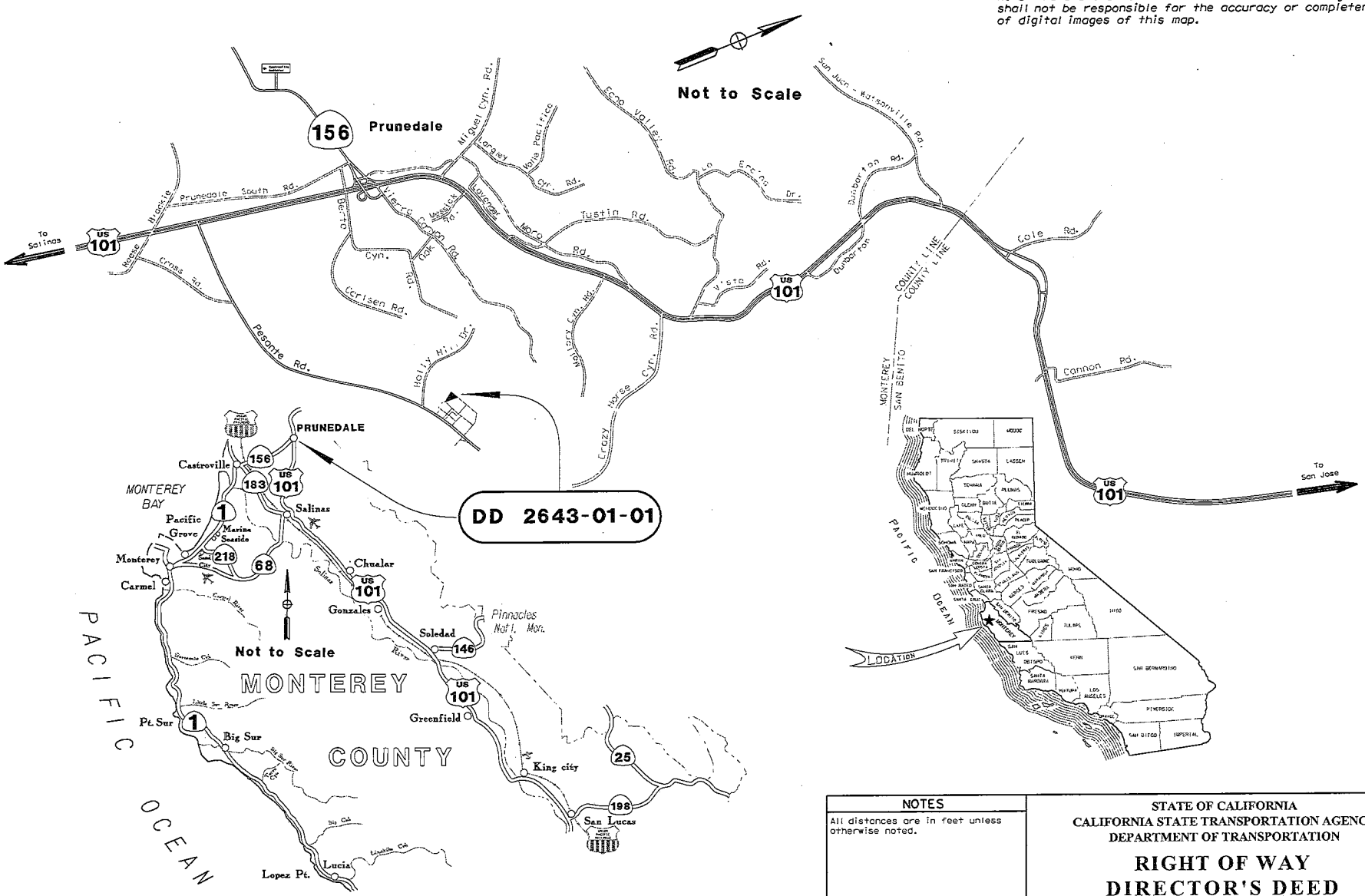
ATTACHMENT 8F

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



NOTES
All distances are in feet unless otherwise noted.
LEGEND

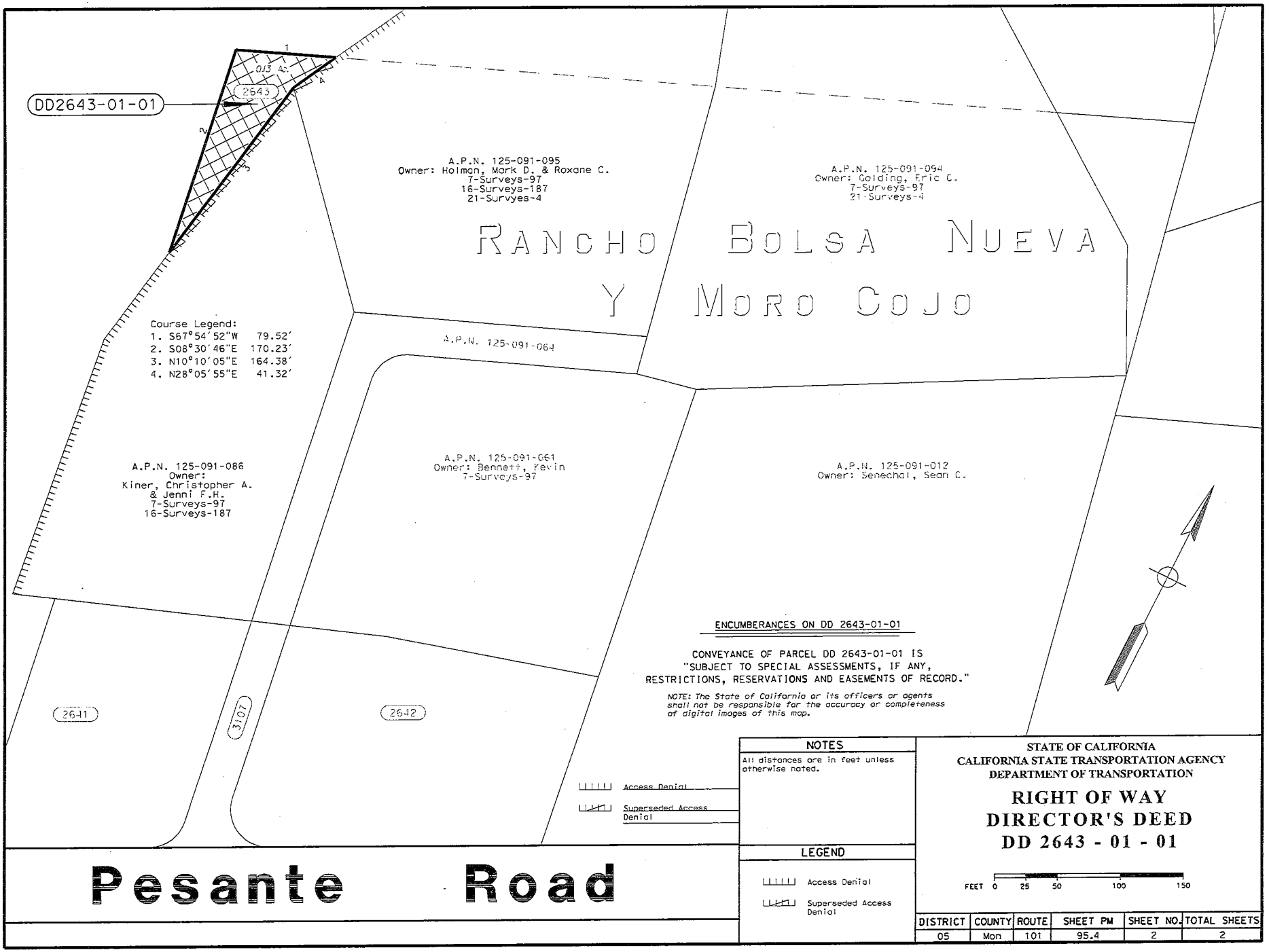
STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD 2643 - 01 - 01

Not to Scale

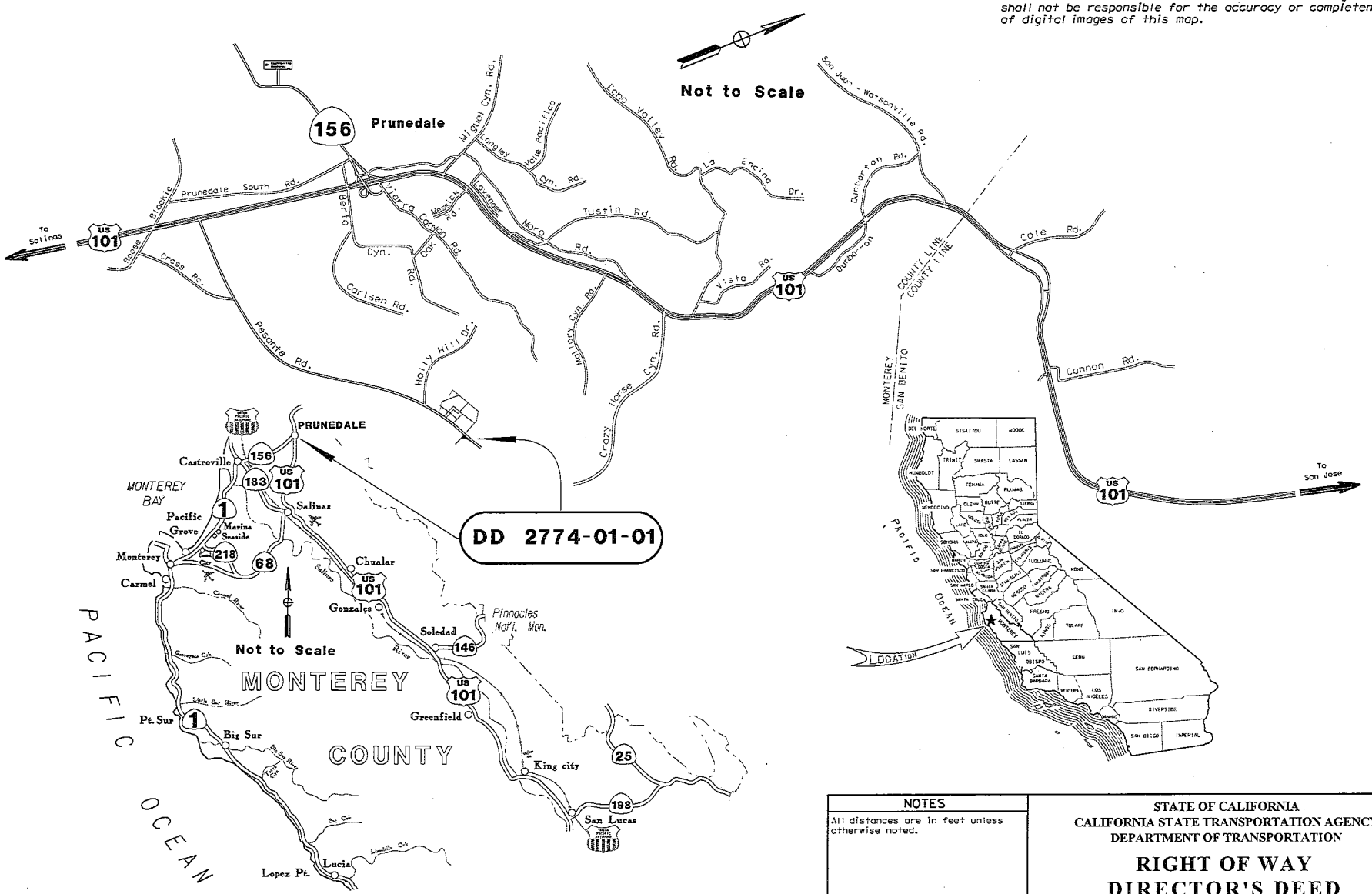
DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
05	Mon	101	95.4	1	2

ATTACHMENT 9A



ATTACHMENT 9B

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



NOTES
All distances are in feet unless otherwise noted.
LEGEND

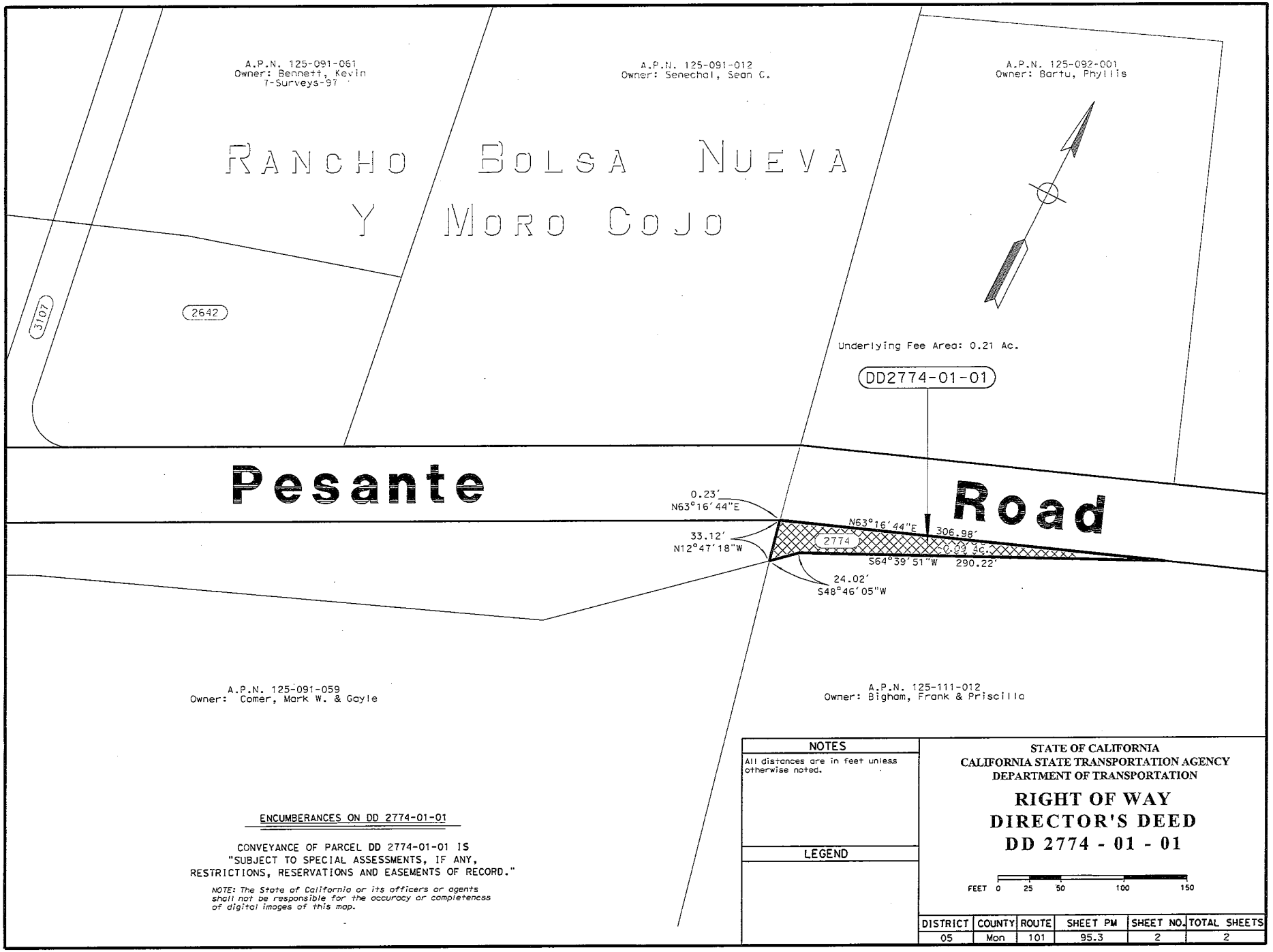
STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD 2774 - 01 - 01

Not to Scale

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
05	Mon	101	95.3	1	2

ATTACHMENT 10A



ENCUMBERANCES ON DD 2774-01-01

CONVEYANCE OF PARCEL DD 2774-01-01 IS "SUBJECT TO SPECIAL ASSESSMENTS, IF ANY, RESTRICTIONS, RESERVATIONS AND EASEMENTS OF RECORD."

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

NOTES
All distances are in feet unless otherwise noted.
LEGEND

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD 2774 - 01 - 01

FEET 0 25 50 100 150

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
05	Mon	101	95.3	2	2

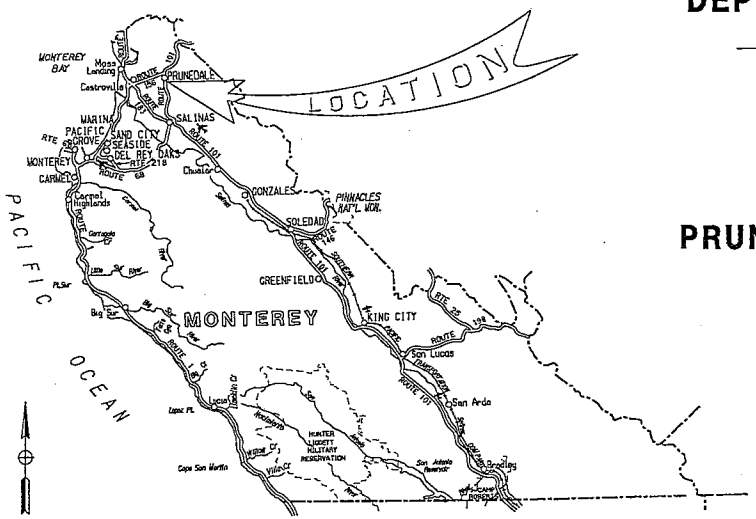
ATTACHMENT 10B

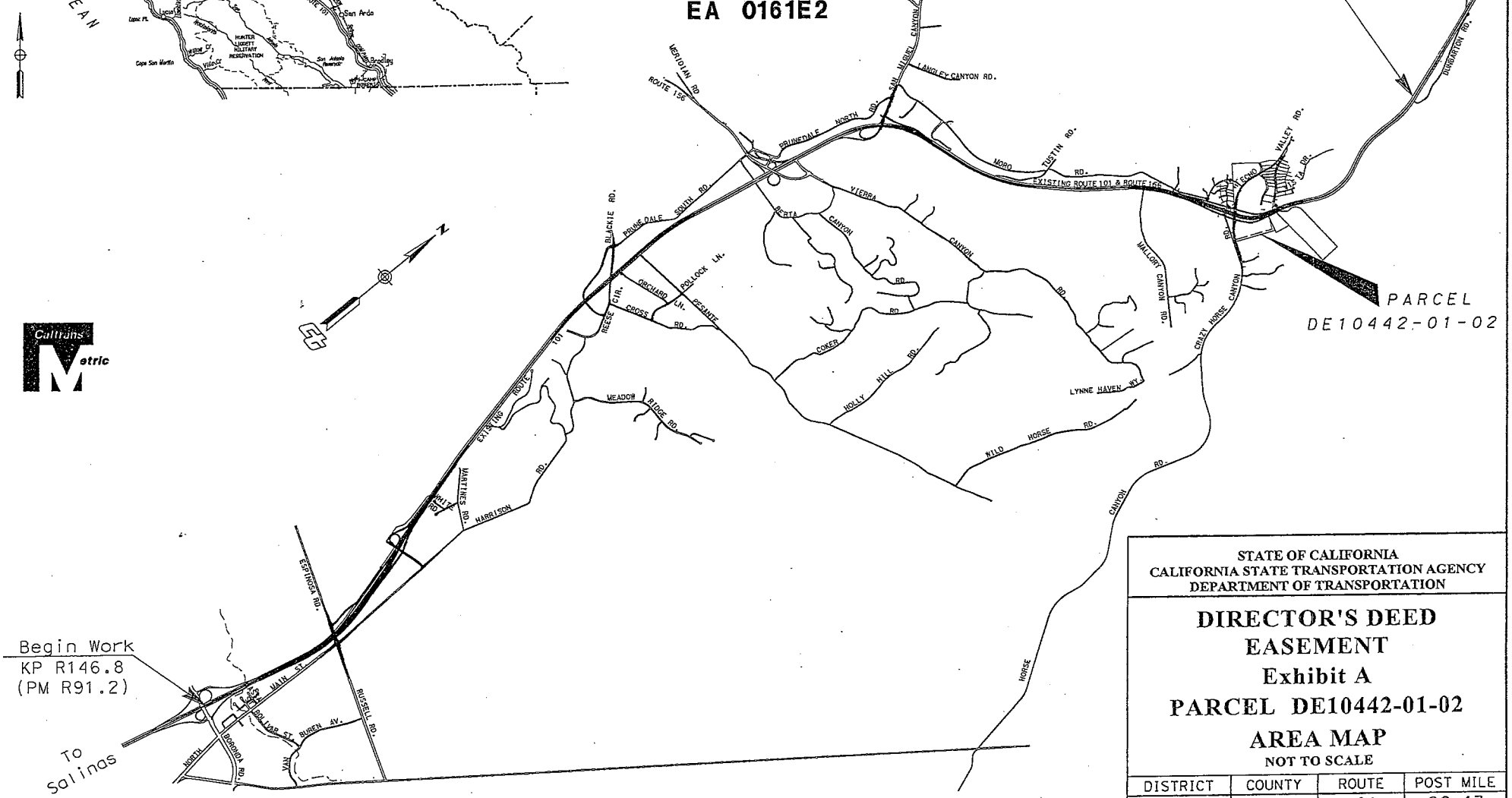
DEPARTMENT OF TRANSPORTATION

STATE HIGHWAY
US 101

IN MONTEREY COUNTY
PRUNEDALE IMPROVEMENT PROJECT

Crazy Horse Cyn Rd
KP R146.8 to 161.6
(PM 91.2 to 100.4)
EA 0161E2



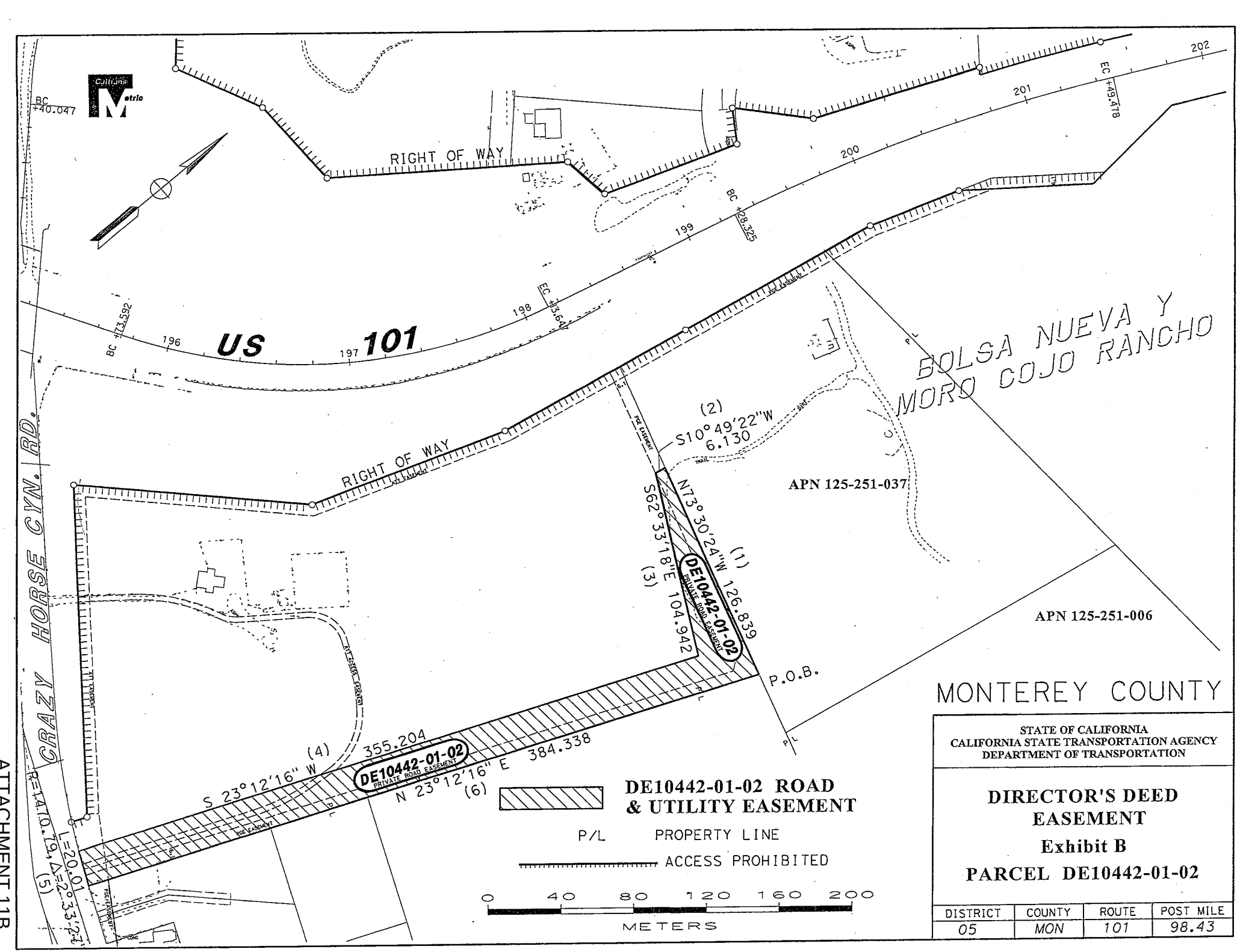


STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

DIRECTOR'S DEED
EASEMENT
Exhibit A
PARCEL DE10442-01-02
AREA MAP
NOT TO SCALE

DISTRICT	COUNTY	ROUTE	POST MILE
05	MON	101	98.43

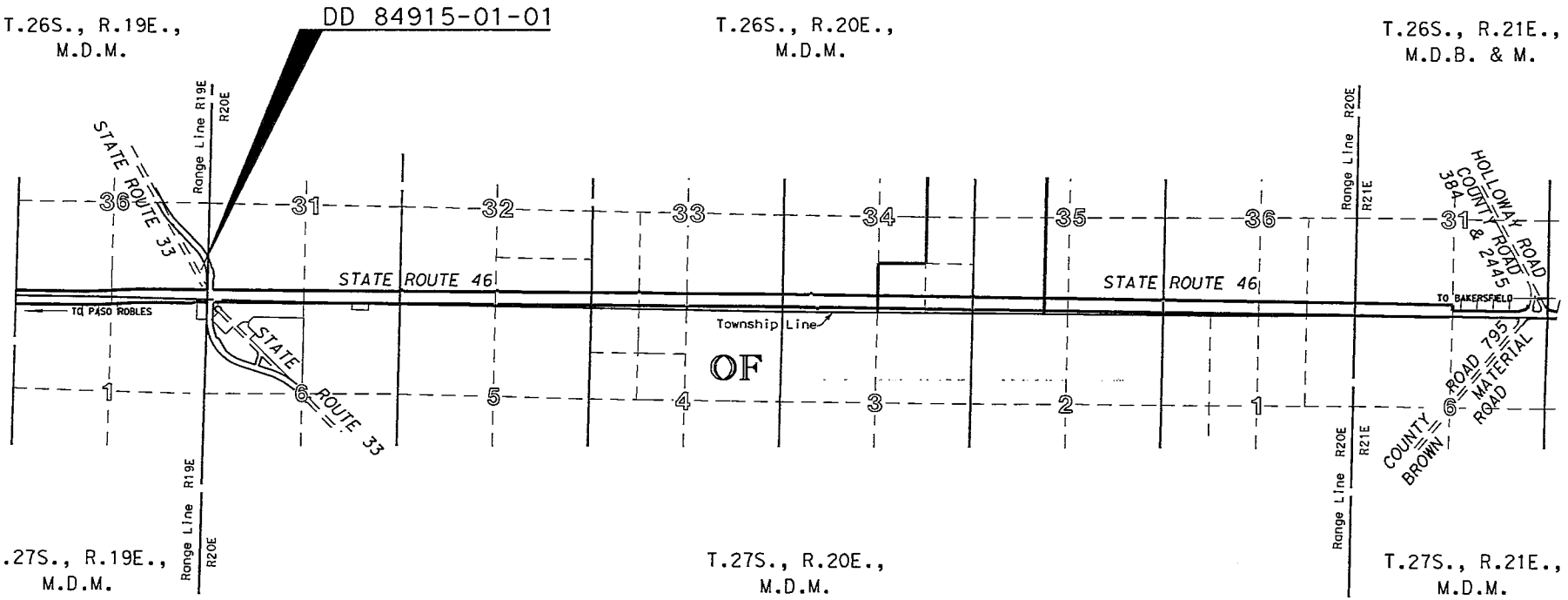
ATTACHMENT 11A



ATTACHMENT 11B

Caltrans Metric

COUNTY



KERN

NO SCALE

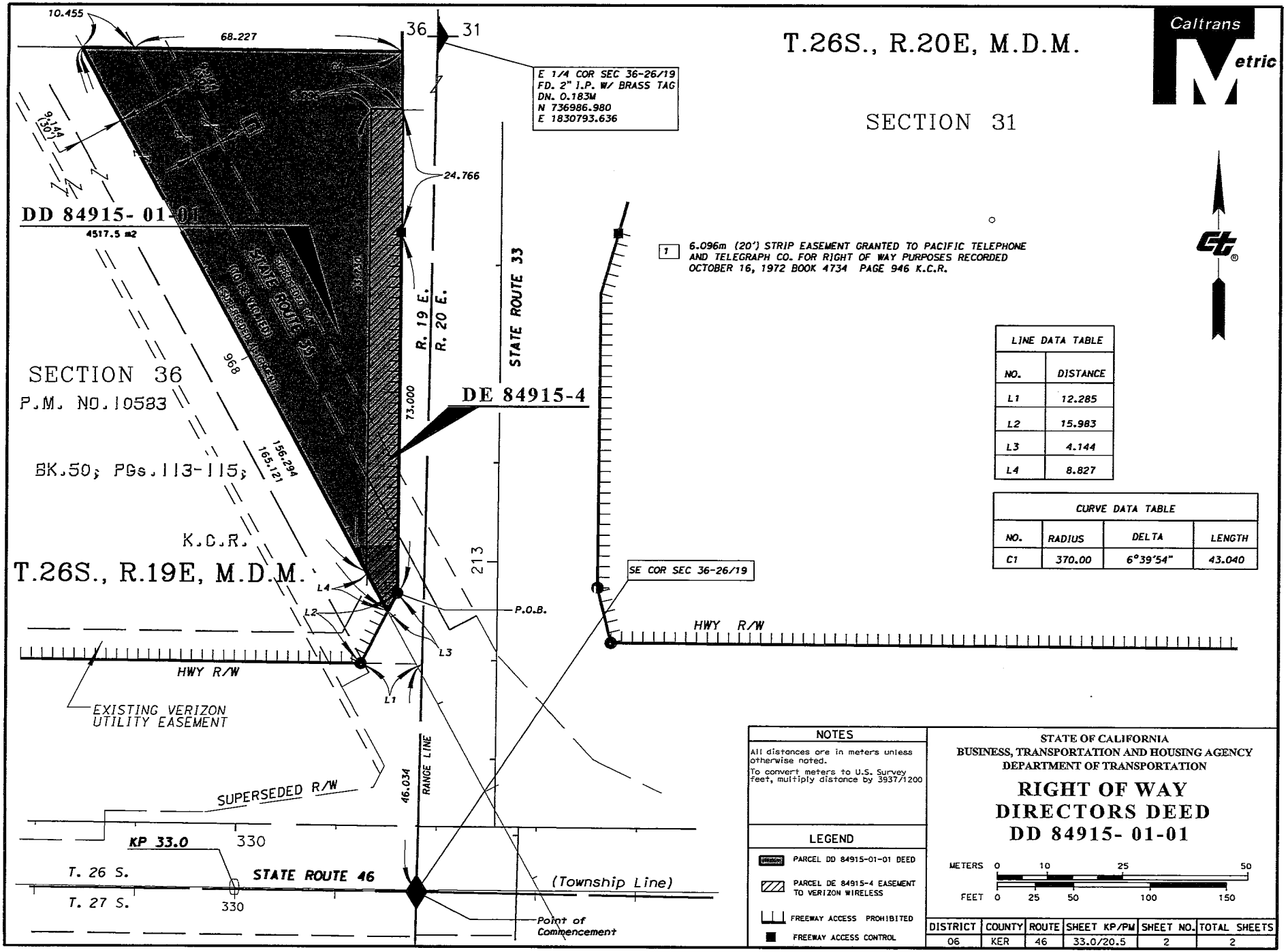
STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY DIRECTORS EASEMENT INDEX MAP DD 84915- 01-01

METERS 0 10 25 50
FEET 0 25 50 100 150

DISTRICT	COUNTY	ROUTE	SHEET KP/PM	SHEET NO.	TOTAL SHEETS
06	KER	46	33.0/20.5	1	2

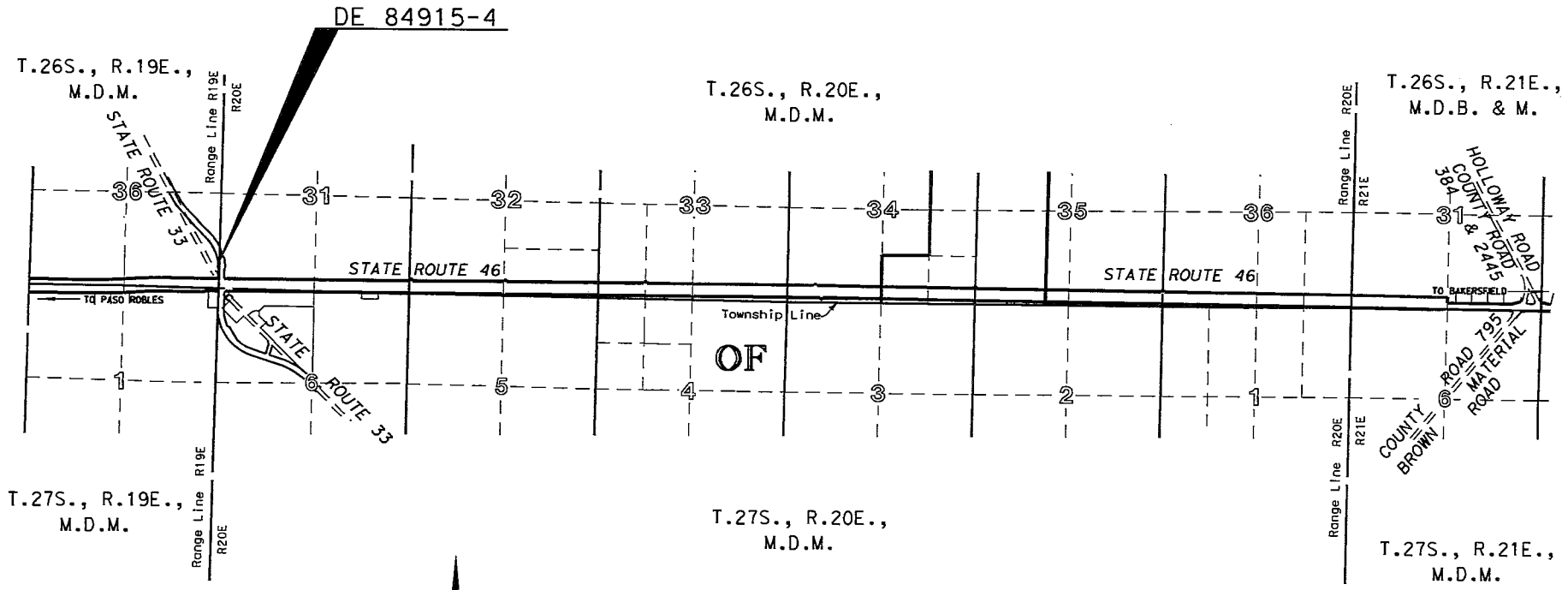
ATTACHMENT 12A



ATTACHMENT 12B

Caltrans Metric

COUNTY



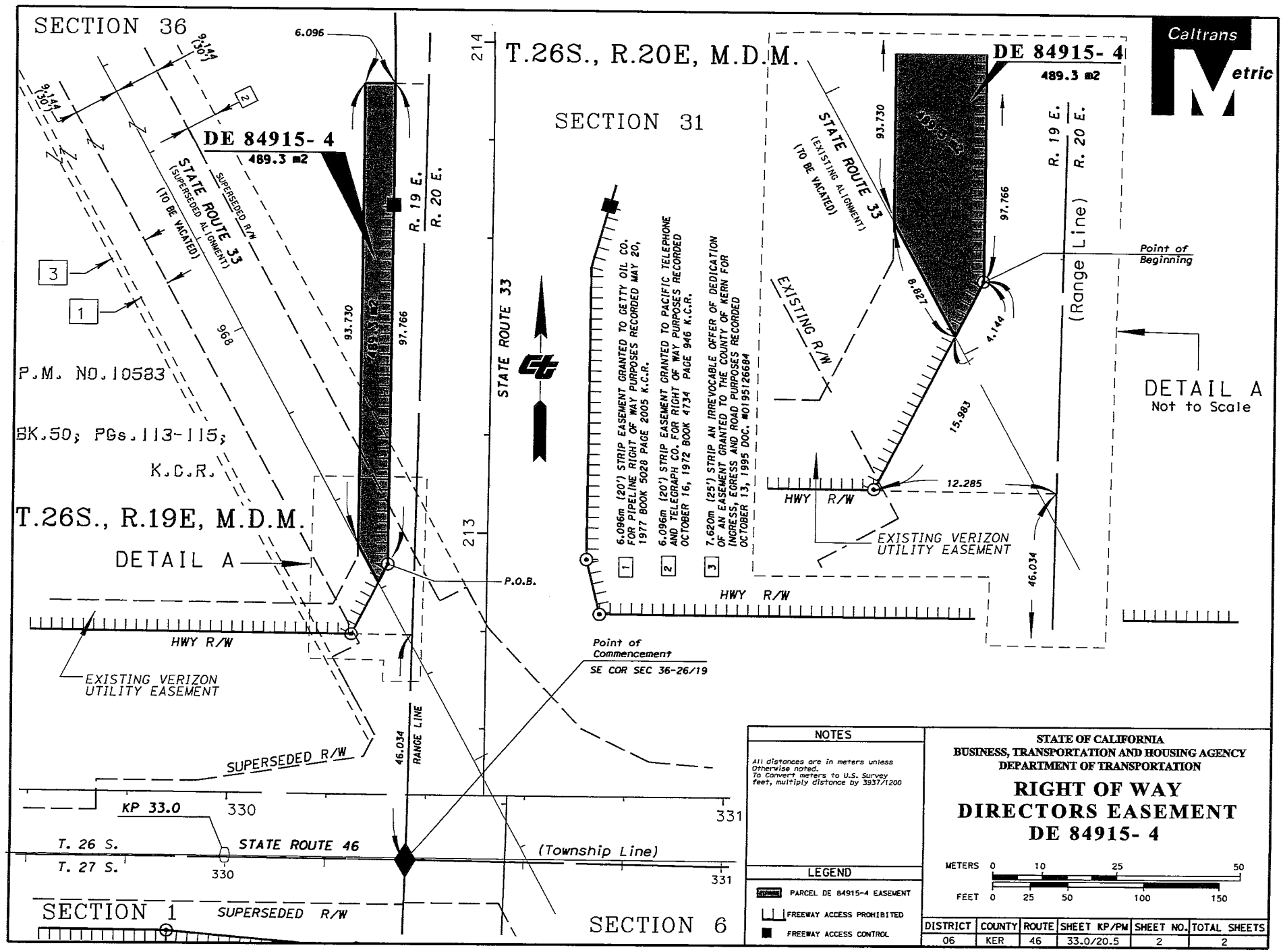
STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY DIRECTORS EASEMENT INDEX MAP for DE 84915- 4

METERS 0 10 25 50
FEET 0 25 50 100 150

DISTRICT	COUNTY	ROUTE	SHEET KP/PM	SHEET NO.	TOTAL SHEETS
06	KER	46	33.0/20.5	1	2

ATTACHMENT 13A



NOTES

All distances are in meters unless Otherwise noted.
To Convert meters to U.S. Survey feet, multiply distance by 3937/1200

LEGEND

- PARCEL DE 84915-4 EASEMENT
- FREEWAY ACCESS PROHIBITED
- FREEWAY ACCESS CONTROL

STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY DIRECTORS EASEMENT DE 84915- 4

METERS 0 10 25 50
FEET 0 25 50 100 150

DISTRICT	COUNTY	ROUTE	SHEET KP/PM	SHEET NO.	TOTAL SHEETS
06	KER	46	33.0/20.5	2	2

ATTACHMENT 13B

DIST.	COUNTY	ROUTE	POST MILE
08	RIV.	15	45.9

DD4914-01-01

STATE OF CALIFORNIA
BUSINESS, TRANSPORTATION AND HOUSING AGENCY
DEPARTMENT OF TRANSPORTATION

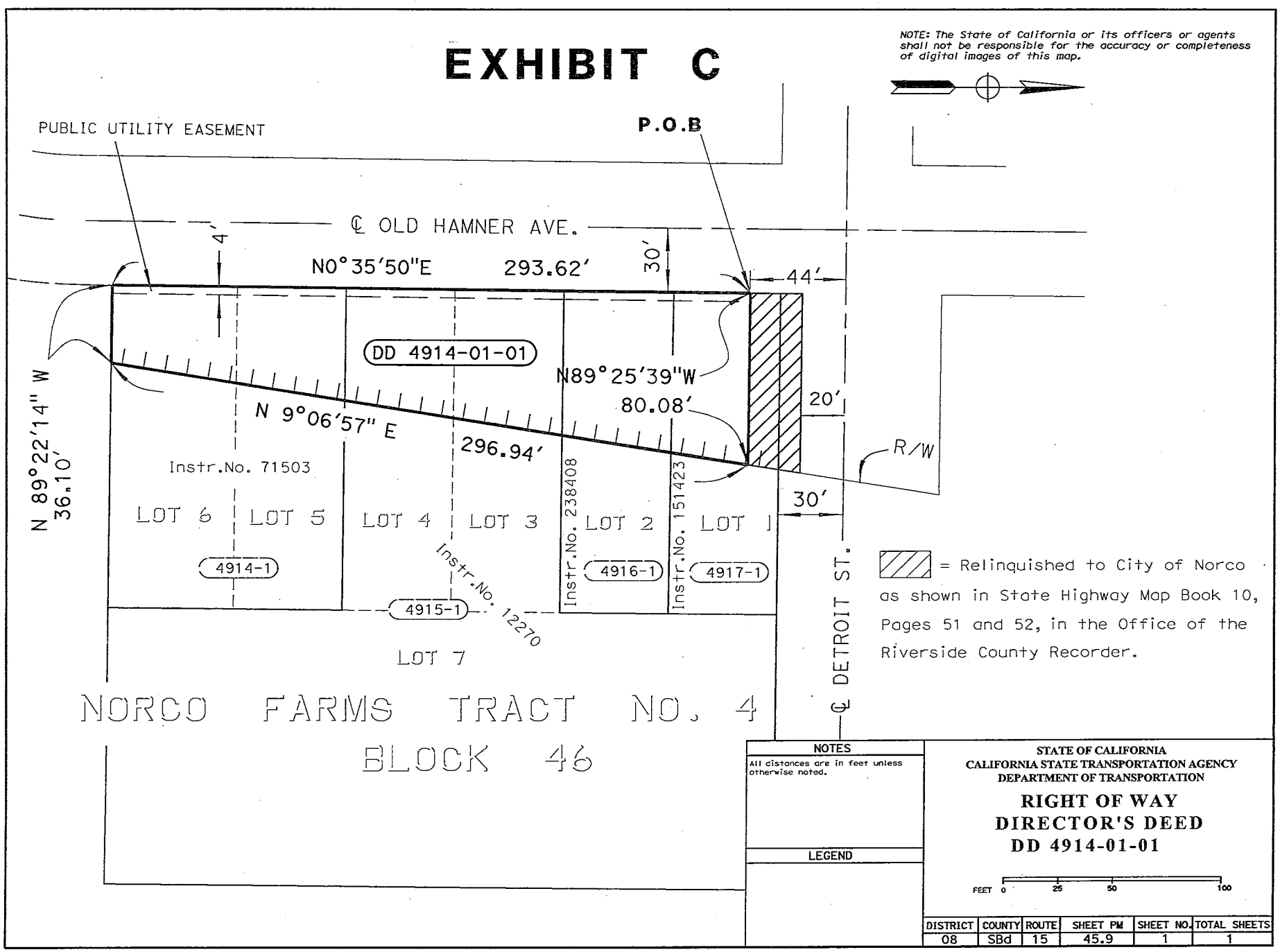
DIRECTOR'S DEED
EXHIBIT "B"

no scale

ATTACHMENT 14A

EXHIBIT C

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



= Relinquished to City of Norco as shown in State Highway Map Book 10, Pages 51 and 52, in the Office of the Riverside County Recorder.

NOTES

All distances are in feet unless otherwise noted.

LEGEND

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY DIRECTOR'S DEED DD 4914-01-01

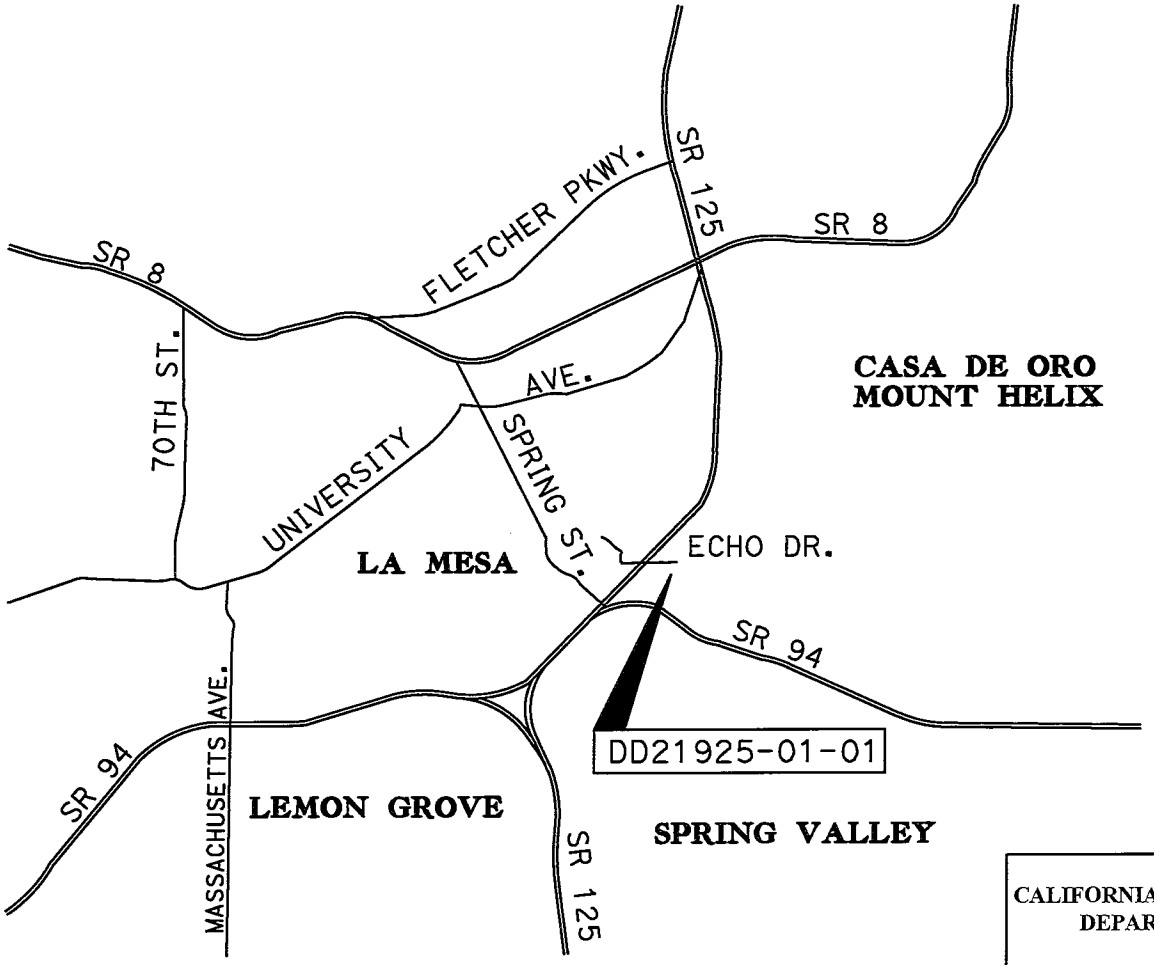
FEET 0 25 50 100

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
08	SBd	15	45.9	1	1

ATTACHMENT 14B

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

COUNTY OF SAN DIEGO



SCALE: NONE

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
EXHIBIT "B"
DD21925-01-01

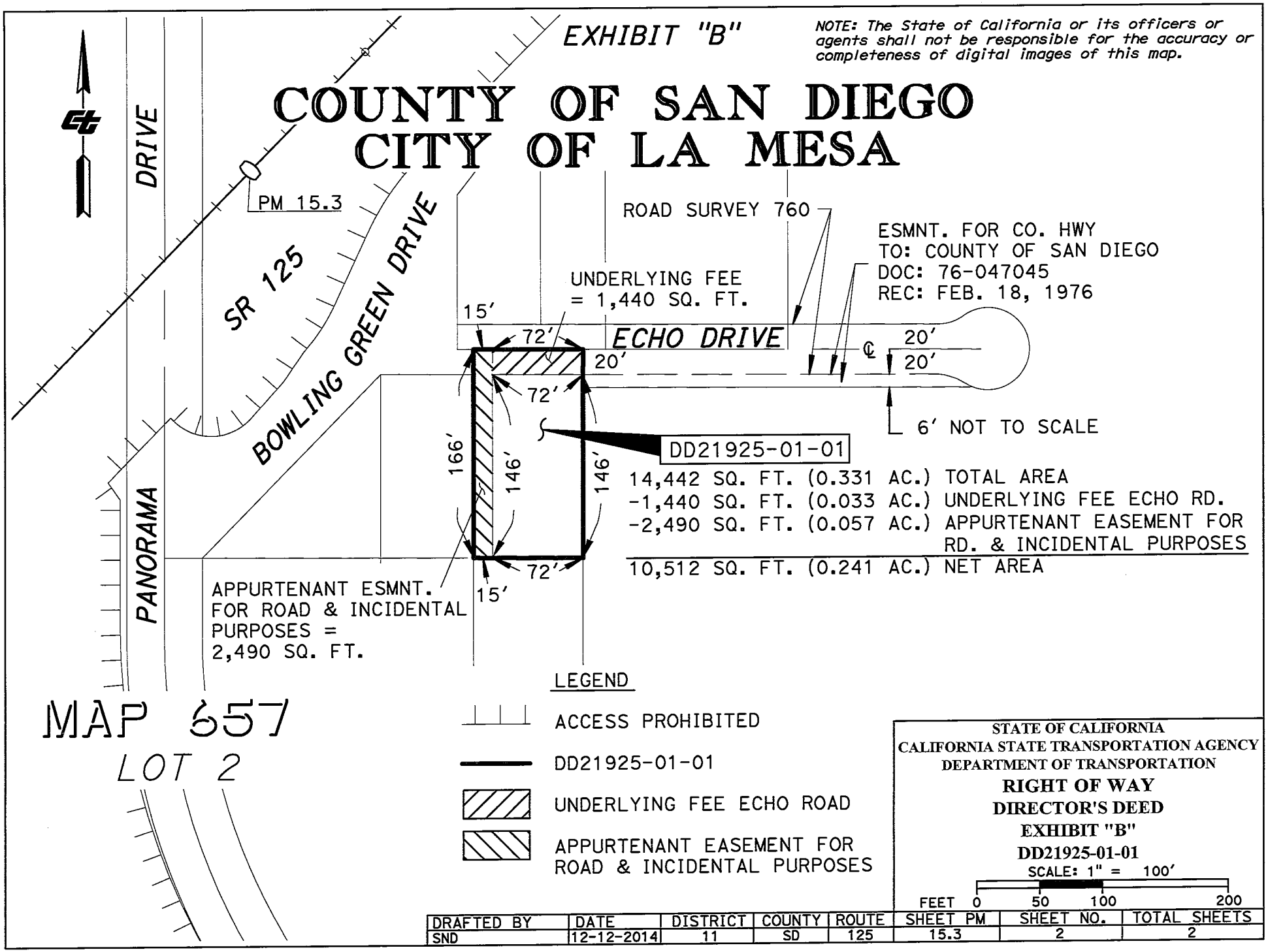
DRAFTED BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
SND	12-12-2014	11	SD	125	15.3	1	2

ATTACHMENT 15A

EXHIBIT "B"

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

COUNTY OF SAN DIEGO
CITY OF LA MESA



14,442 SQ. FT. (0.331 AC.) TOTAL AREA
-1,440 SQ. FT. (0.033 AC.) UNDERLYING FEE ECHO RD.
-2,490 SQ. FT. (0.057 AC.) APPURTENANT EASEMENT FOR RD. & INCIDENTAL PURPOSES
10,512 SQ. FT. (0.241 AC.) NET AREA

LEGEND

- ACCESS PROHIBITED
- DD21925-01-01
- UNDERLYING FEE ECHO ROAD
- APPURTENANT EASEMENT FOR ROAD & INCIDENTAL PURPOSES

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY
DIRECTOR'S DEED
EXHIBIT "B"
DD21925-01-01
SCALE: 1" = 100'

FEET 0 50 100 200

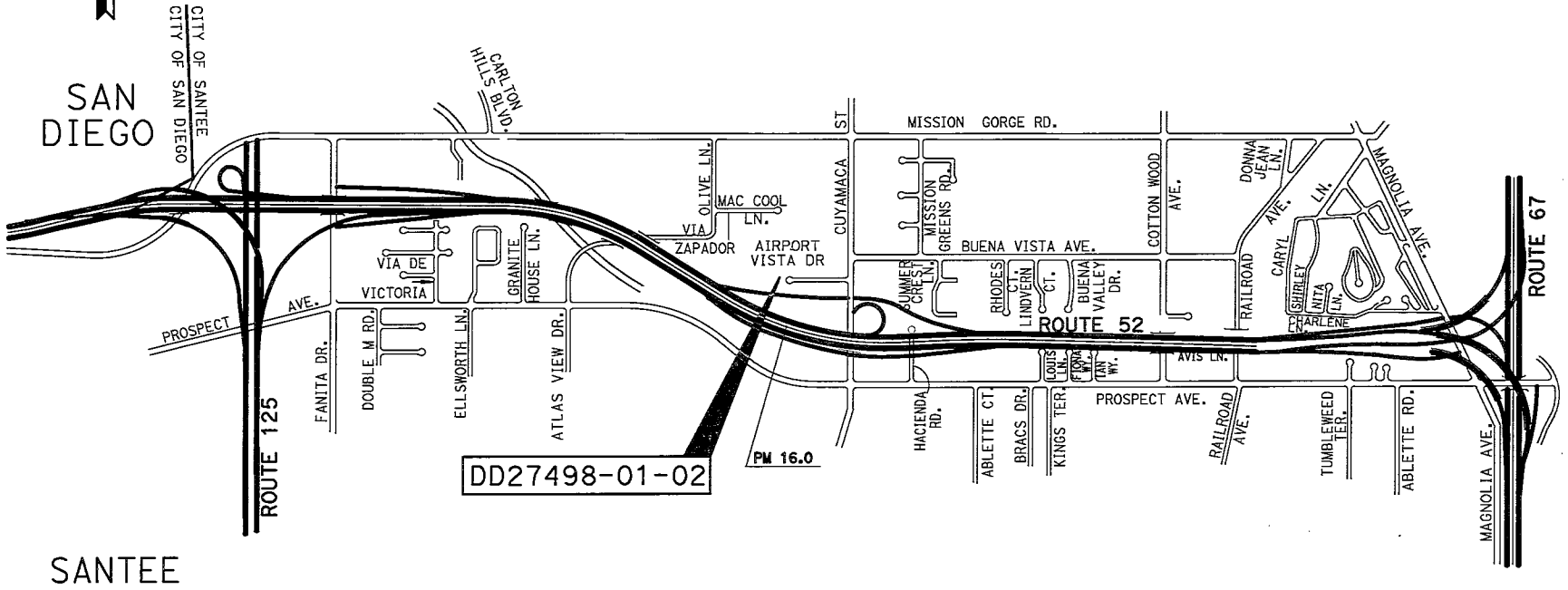
DRAFTED BY	DATE	DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
SND	12-12-2014	11	SD	125	15.3	2	2

ATTACHMENT 15B

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.

EXHIBIT "B"

CITY OF SANTEE



NOTES
All distances are in feet unless otherwise noted.

STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD27498-01-02

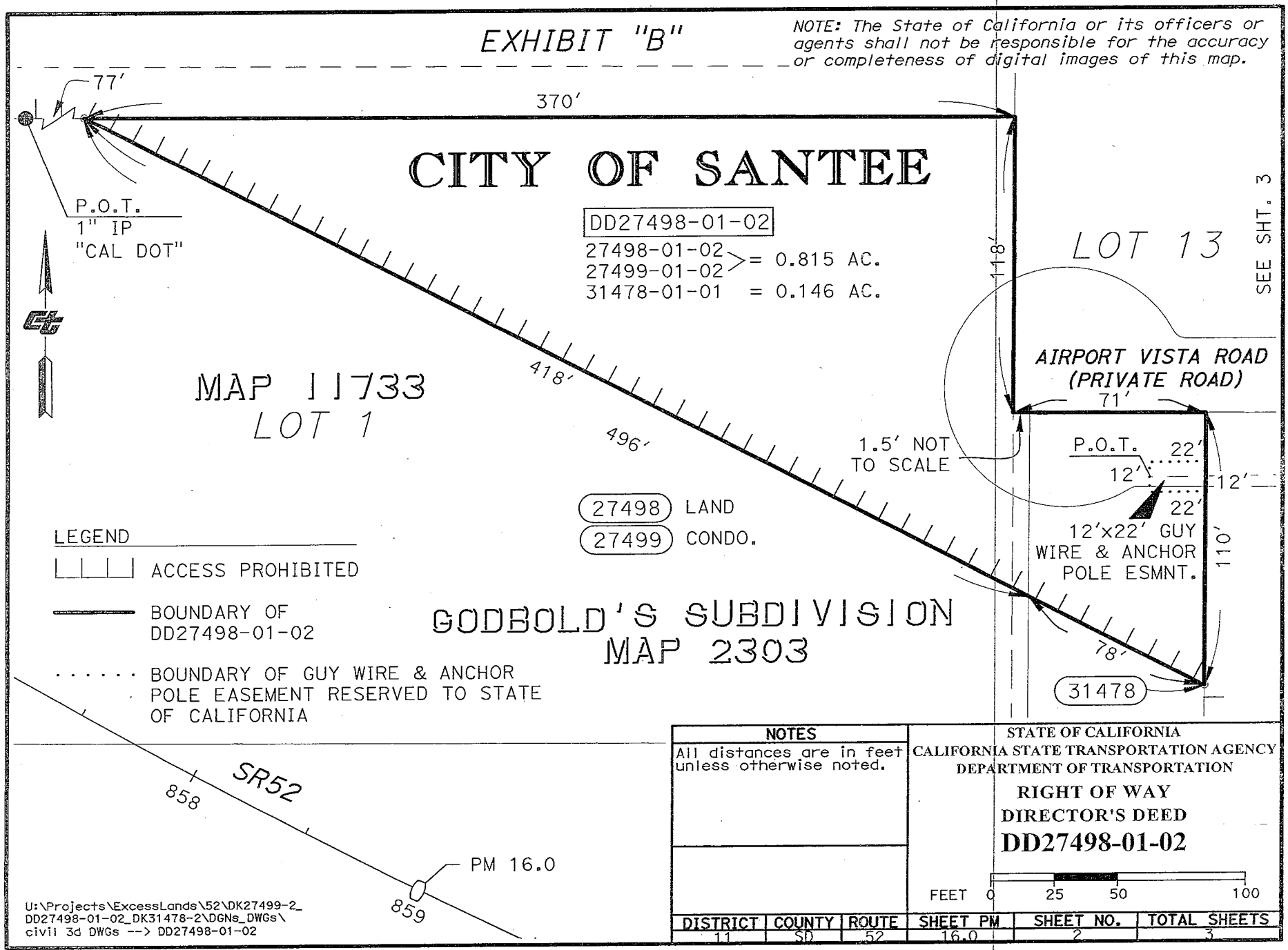
FEET 0 500 1000 2000

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
11	SD	52	16.0	1	3

ATTACHMENT 16A

EXHIBIT "B"

NOTE: The State of California or its officers or agents shall not be responsible for the accuracy or completeness of digital images of this map.



U:\Projects\ExcessLands\52\DK27499-2_DD27498-01-02_DK31478-2\DGNs_DWGs\civil 3d DWGs --> DD27498-01-02

NOTES
All distances are in feet unless otherwise noted.

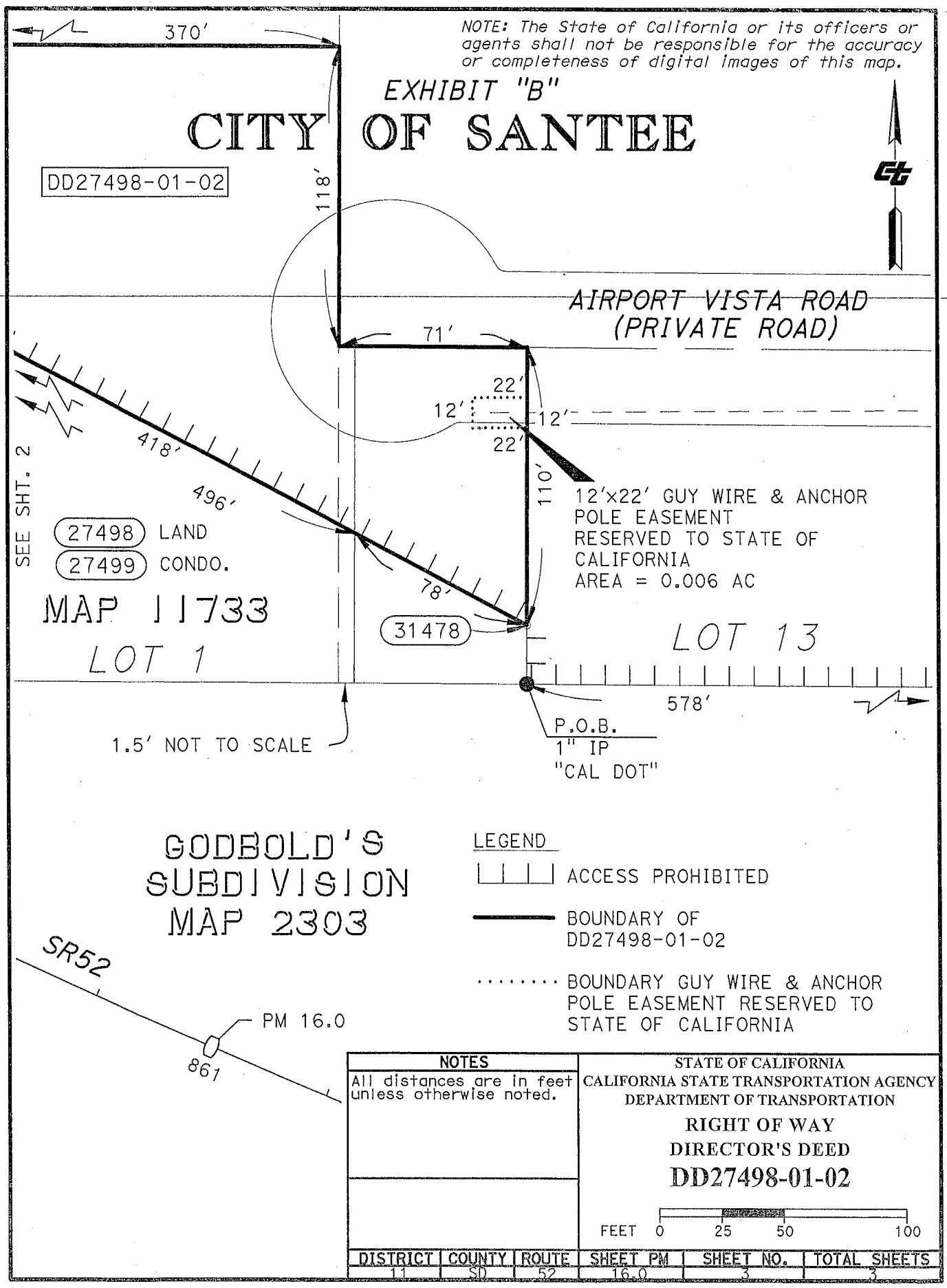
STATE OF CALIFORNIA
CALIFORNIA STATE TRANSPORTATION AGENCY
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY
DIRECTOR'S DEED
DD27498-01-02

FEET 0 25 50 100

DISTRICT	COUNTY	ROUTE	SHEET PM	SHEET NO.	TOTAL SHEETS
11	SD	52	16.0	2	3

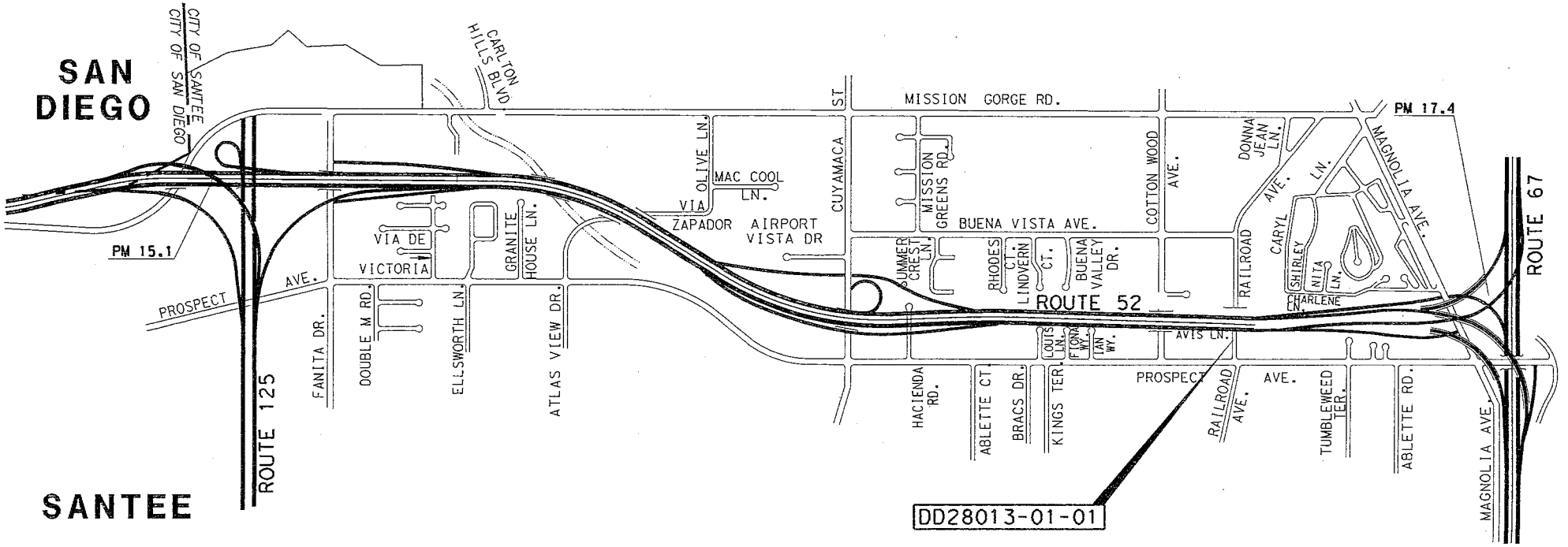
ATTACHMENT 16B



ATTACHMENT 16C

EXHIBIT "B"

CITY OF SANTEE



ATTACHMENT 17A

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

DIRECTOR'S DEED MAP
DD28013-01-01

RIGHT OF WAY MAP NO. Por. 47526.1Km

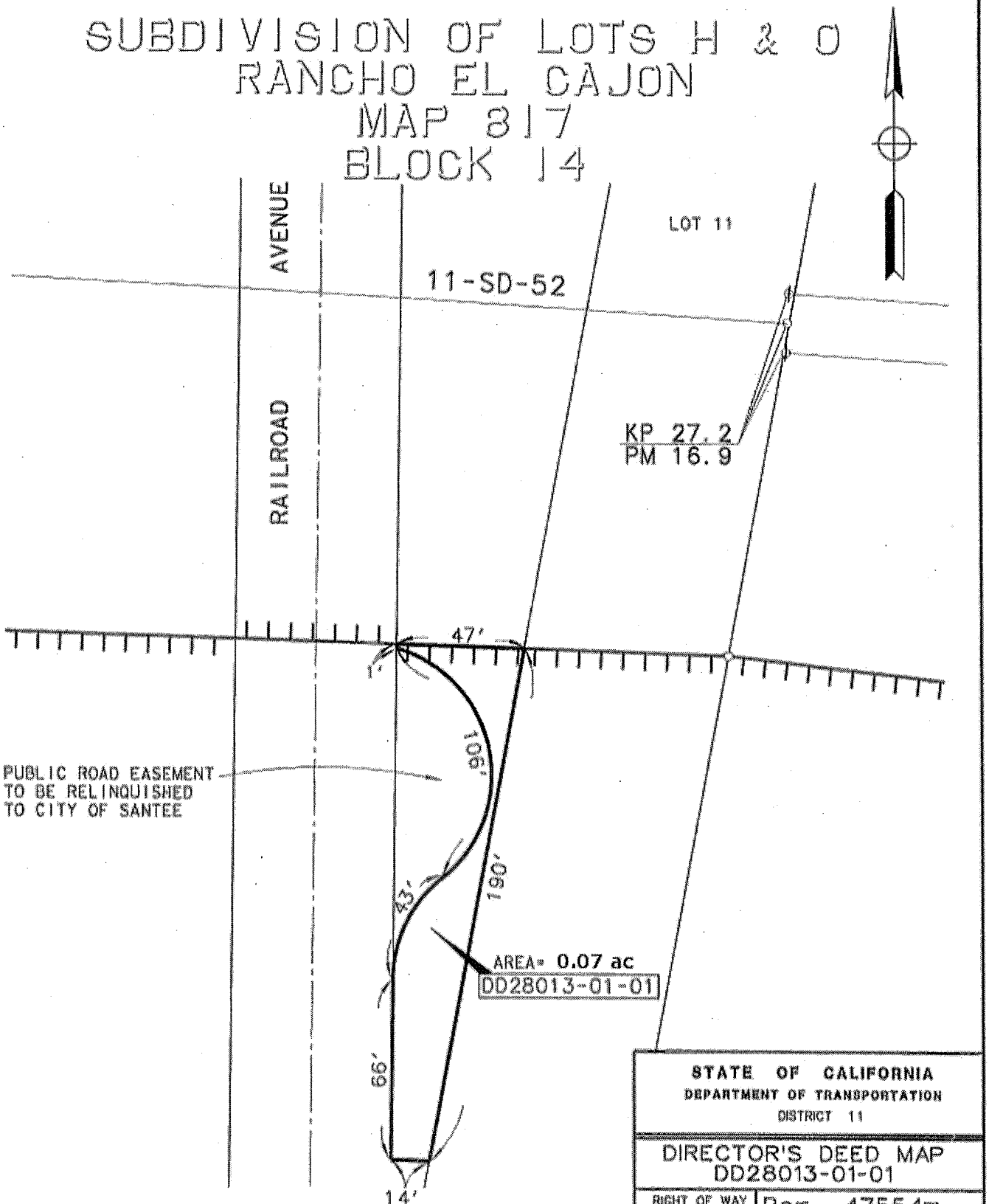
COUNTY	ROUTE	KP/PM	SCALE
SD	52	27.2/16.9	NONE
			SHEET 1 OF 2

E.A. 010622

EXHIBIT "B"

CITY OF SANTEE

SUBDIVISION OF LOTS H & O
RANCHO EL CAJON
MAP 817
BLOCK 14



STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

DIRECTOR'S DEED MAP
DD28013-01-01

RIGHT OF WAY MAP NO.			Por. 47554m
COUNTY	ROUTE	KP/PM	SCALE
SD	52	27.2/16.9	NONE
			SHEET 2 OF 2

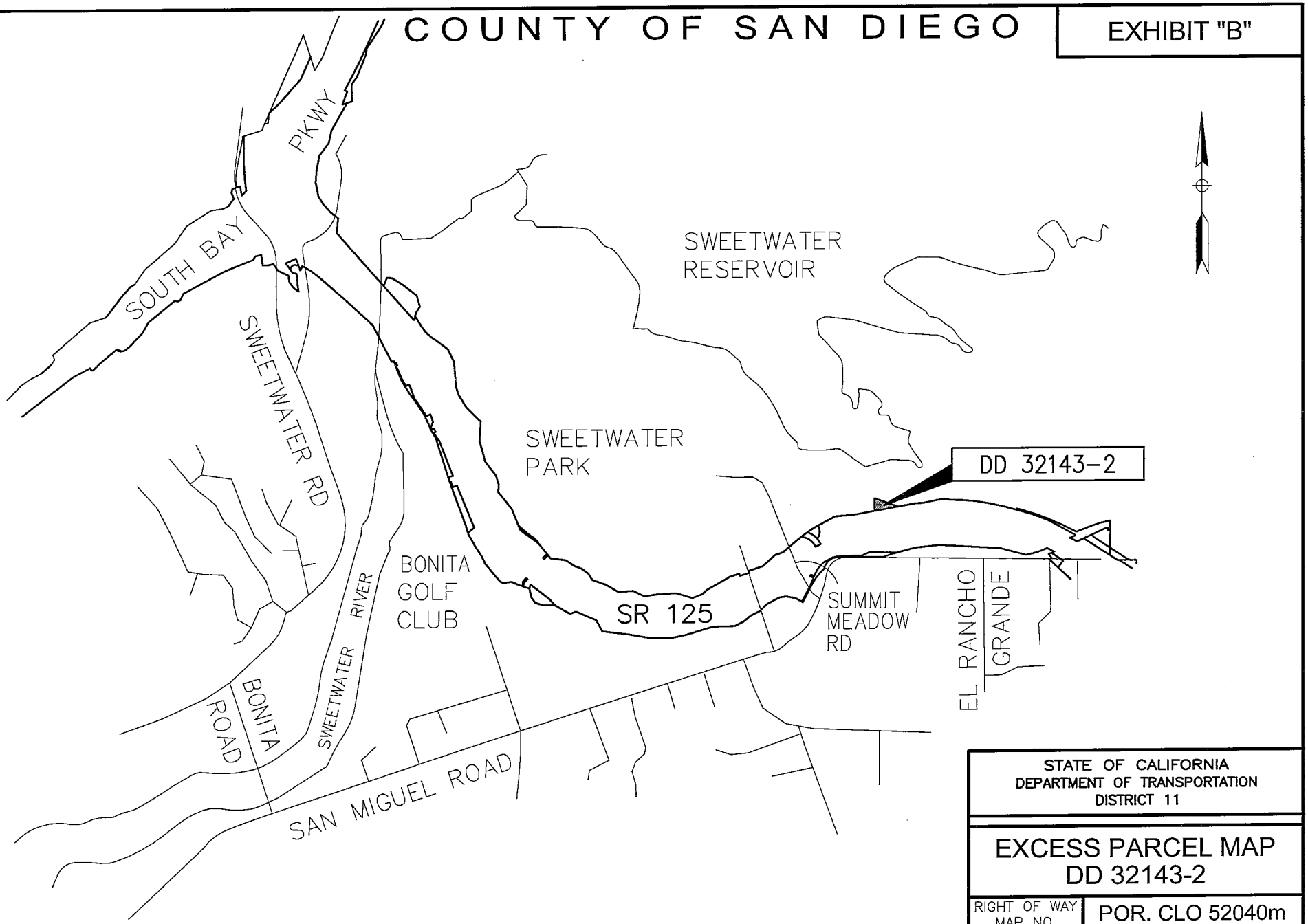
E.A. 010622

ATTACHMENT 17B

ATTACHMENT 18A

COUNTY OF SAN DIEGO

EXHIBIT "B"



STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD 32143-2

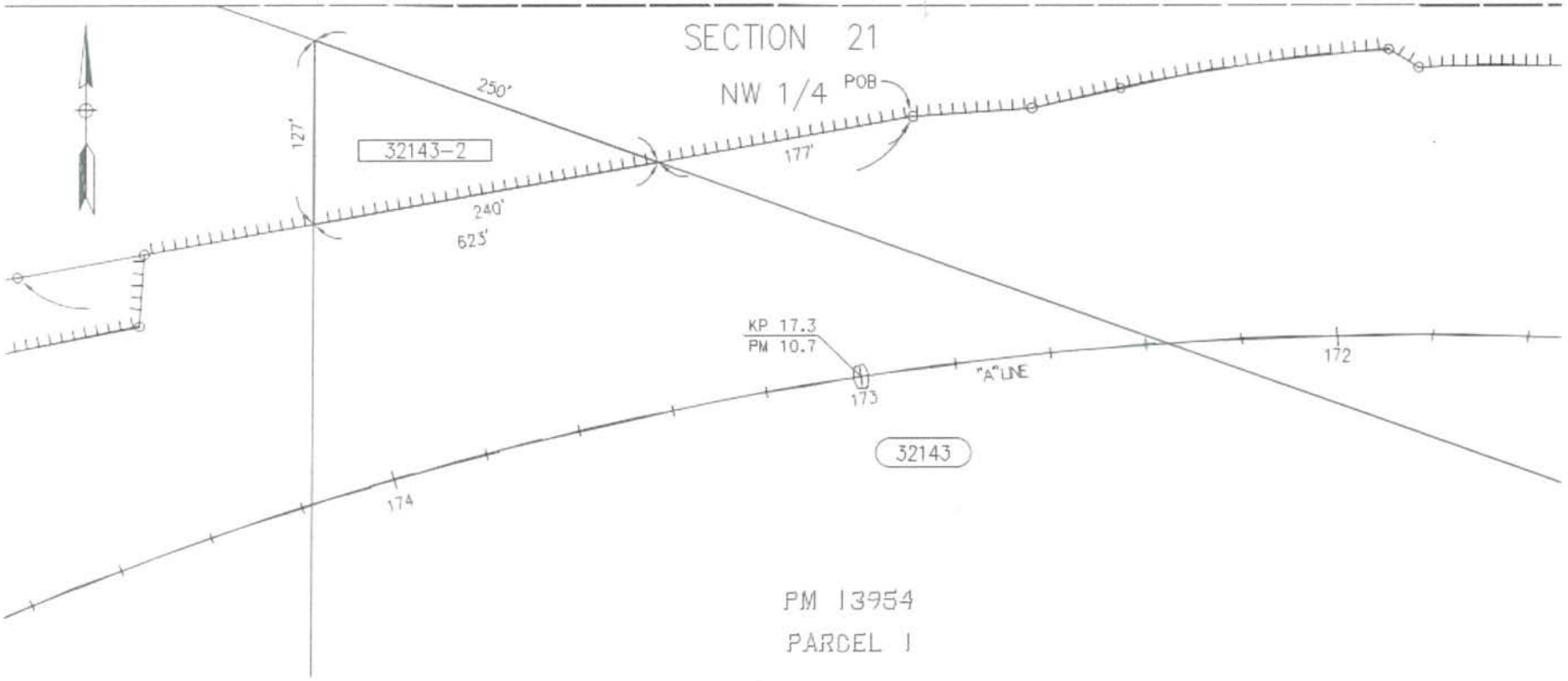
RIGHT OF WAY MAP NO.	POR. CLO 52040m	
COUNTY	ROUTE	KP/PM	SCALE
SD	125	17.3/10.7	NO SCALE
			SHEET 1 OF 2

E.A. 003002

COUNTY OF SAN DIEGO

EXHIBIT "B"

T. 17 S., R. 1 W. S.B.M.



PM 13954
PARCEL 1

AREA CALCULATIONS

32143-2 = 0.34 ac

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD 32143-2

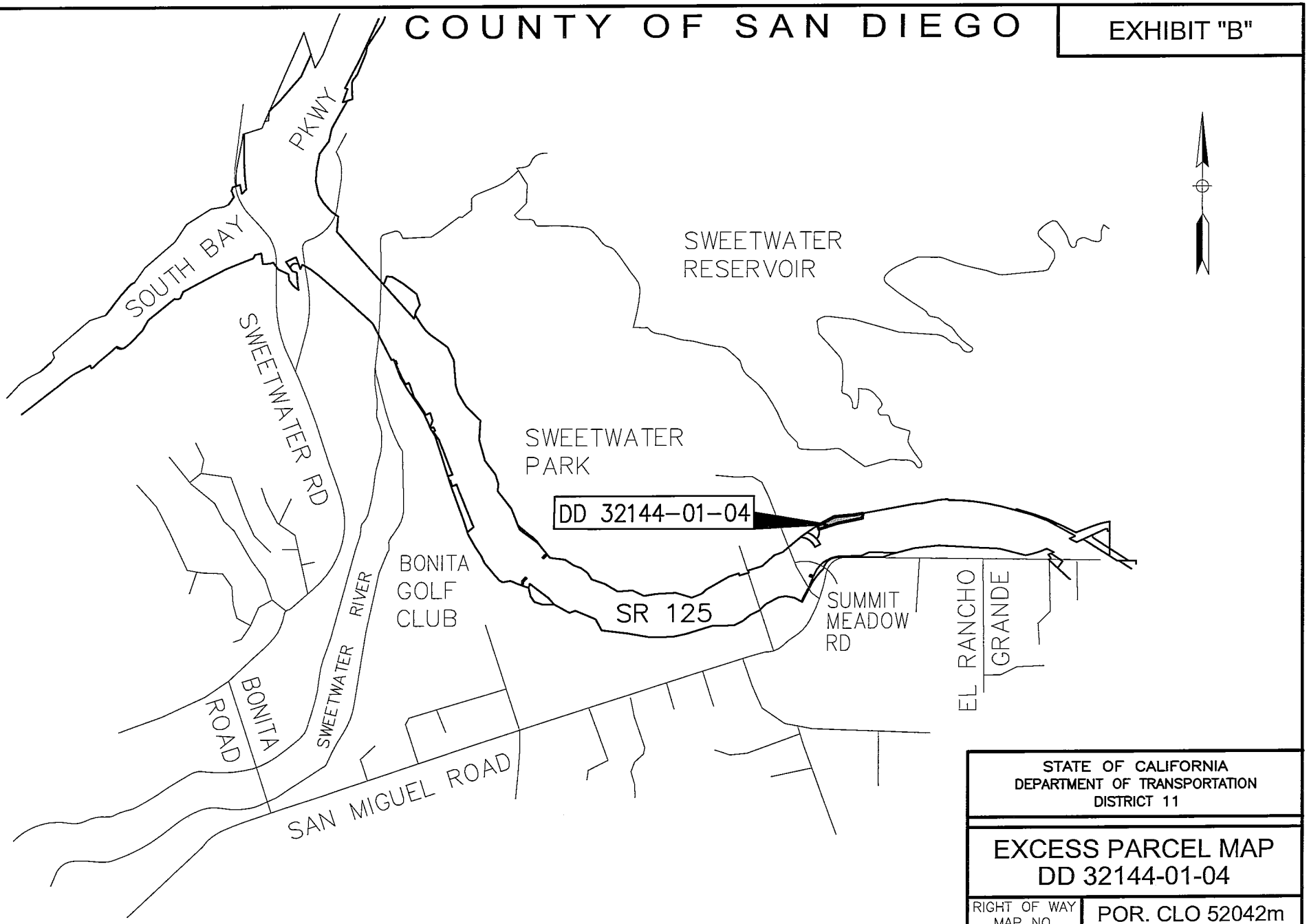
RIGHT OF WAY MAP NO.			POR. CLO 52040m
COUNTY	ROUTE	KP/PM	SCALE
SD	125	17.3/10.7	NO SCALE
			SHEET 2 OF 2

E.A. 003002

ATTACHMENT 18B

COUNTY OF SAN DIEGO

EXHIBIT "B"



STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD 32144-01-04

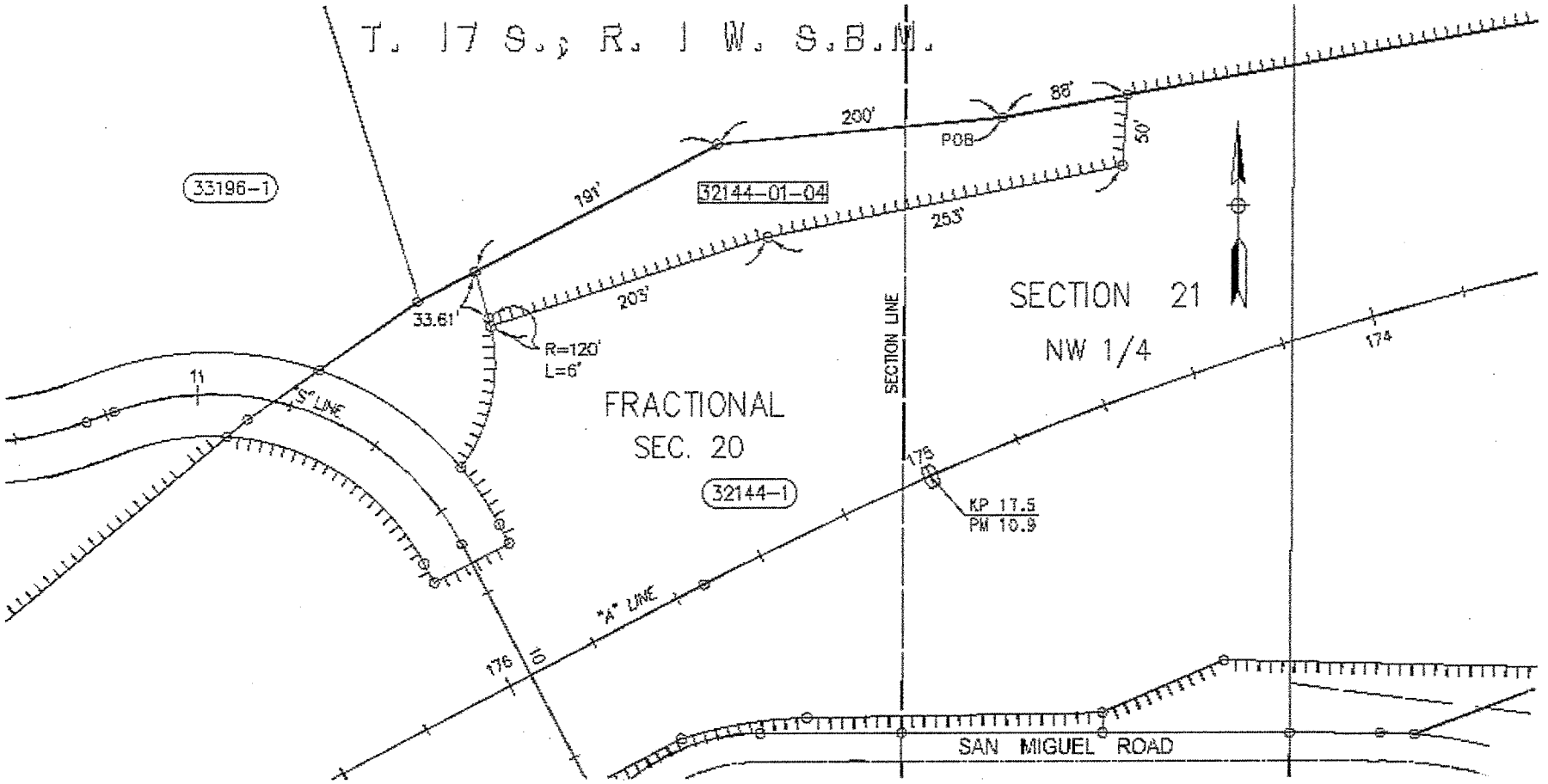
RIGHT OF WAY MAP NO.	POR. CLO 52042m		
COUNTY	ROUTE	KP/PM	SCALE
SD	125	17.5/10.9	NO SCALE
			SHEET 1 OF 2

E.A. 003002

ATTACHMENT 19A

COUNTY OF SAN DIEGO

EXHIBIT "B"



AREA CALCULATIONS

DD32144-01-04 = 0.60 ac

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD 32144-01-04

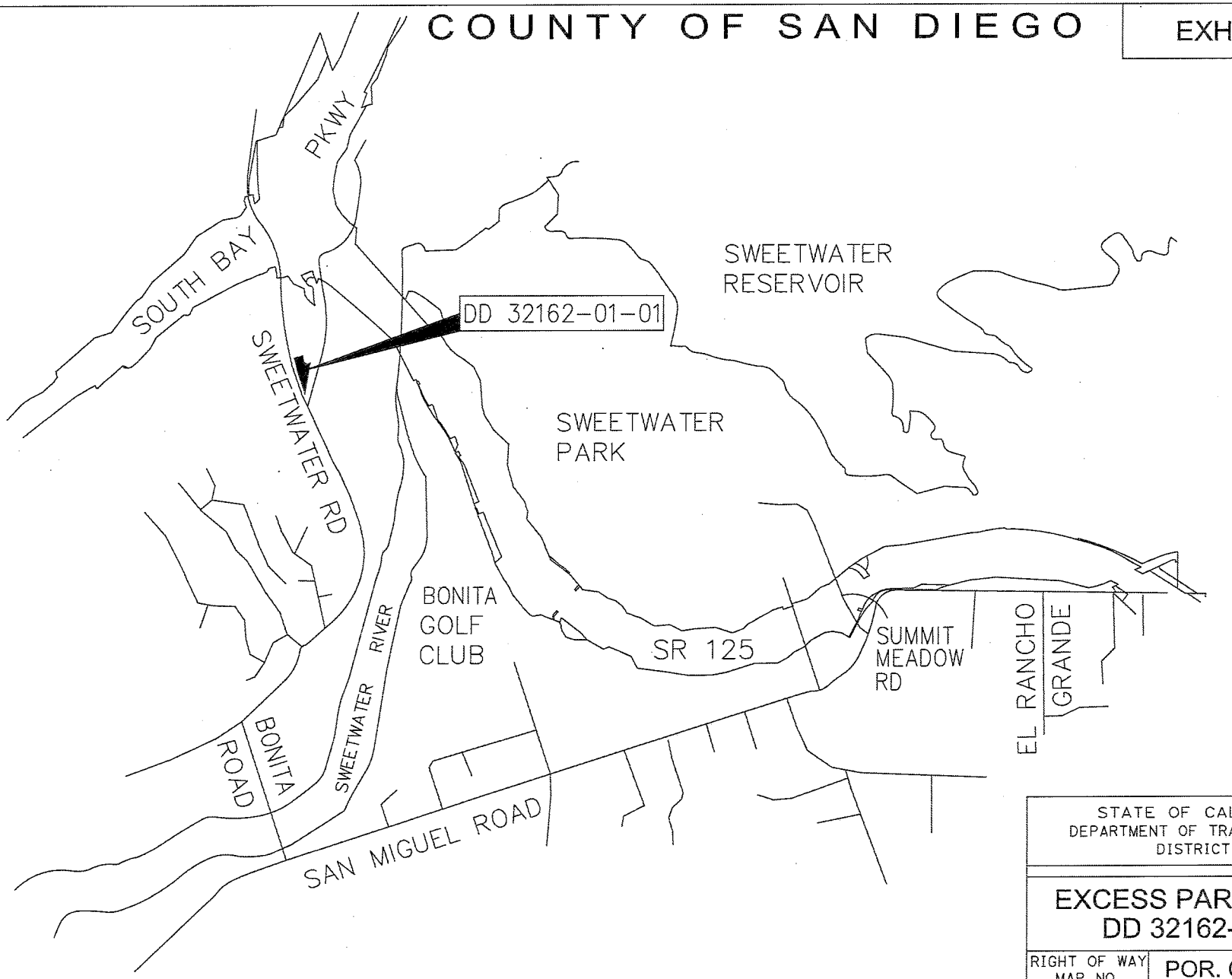
RIGHT OF WAY MAP NO.		POR. CLO 52042m	
COUNTY	ROUTE	KP/PM	SCALE
SD	125	17.5/10.9	NO SCALE
			SHEET 2 OF 2

E.A. 003002

ATTACHMENT 19B

COUNTY OF SAN DIEGO

EXHIBIT "B"



STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

EXCESS PARCEL MAP
DD 32162-01-01

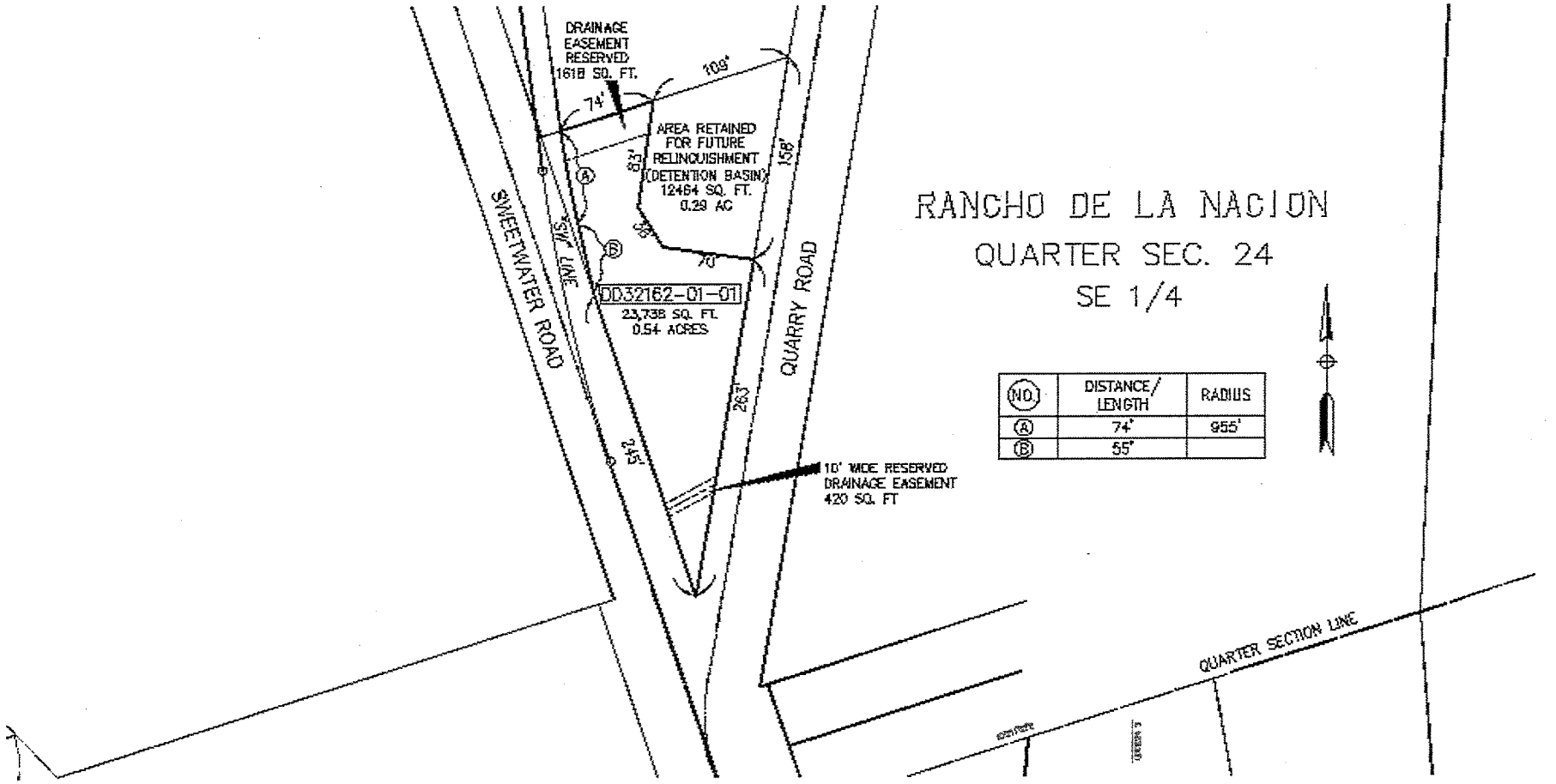
RIGHT OF WAY MAP NO.		POR. CLO 52053m	
COUNTY	ROUTE	KP/PM	SCALE
SD	125	19.7/12.2	NO SCALE
			SHEET 1 OF 2

E.A. 003002

ATTACHMENT 20A

COUNTY OF SAN DIEGO

EXHIBIT "B"



NO.	DISTANCE/ LENGTH	RADIUS
A	74'	955'
B	55'	

AREA CALCULATIONS

32162-01-01 = 0.54 ac

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
DISTRICT 11

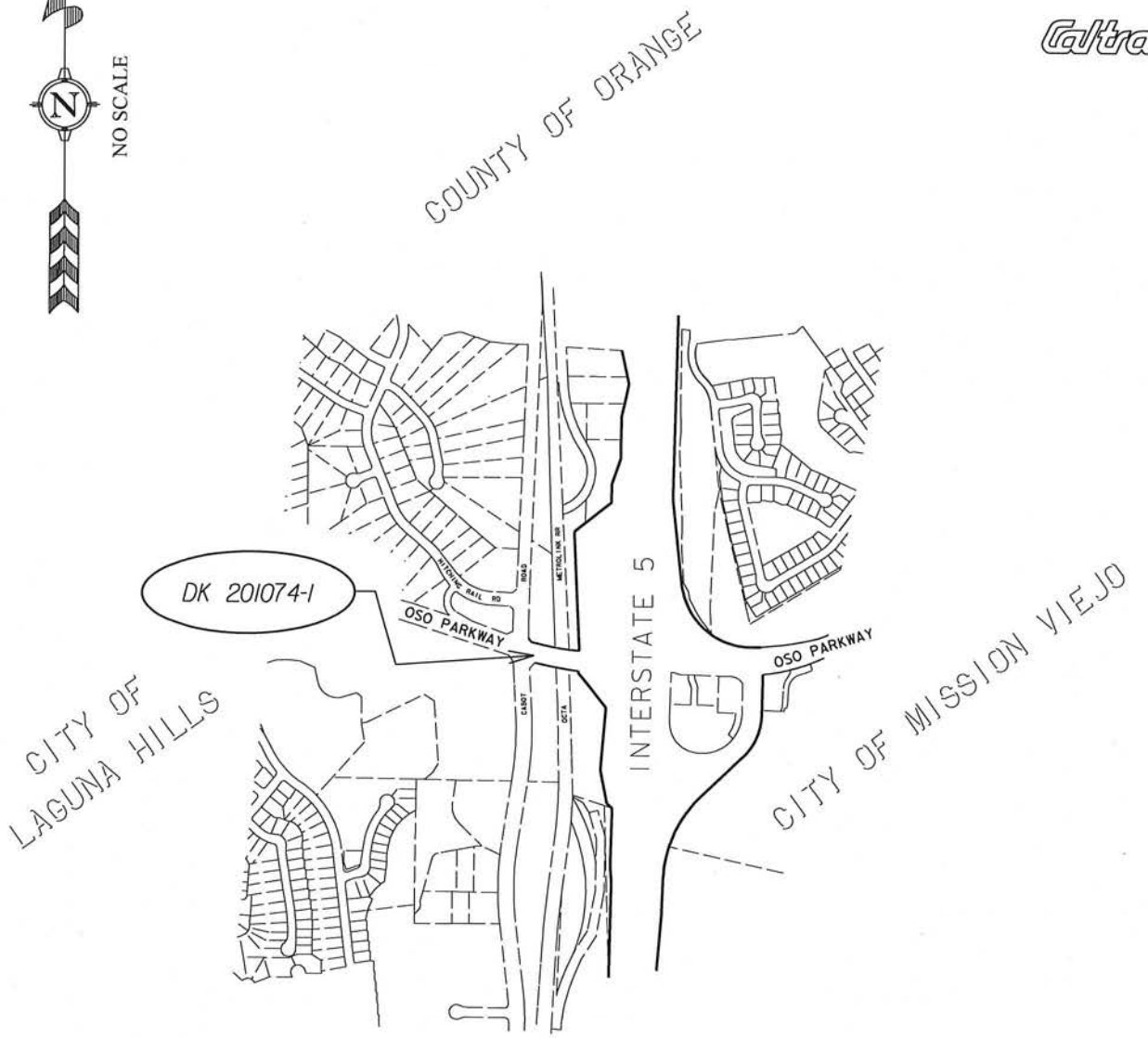
EXCESS PARCEL MAP
DD 32162-01-01

RIGHT OF WAY MAP NO.		POR. CLO 52053m	
COUNTY	ROUTE	KP/PM	SCALE
SD	125	19.7/12.2	NO SCALE
			SHEET 2 OF 2

E.A. 003002

ATTACHMENT 20B

Caltrans



DO NOT RECORD - CTC EXHIBIT ONLY

PROFESSIONAL LAND SURVEYOR
TODD T. ARITA
EXP 12/31/14
NO. 7218
STATE OF CALIFORNIA

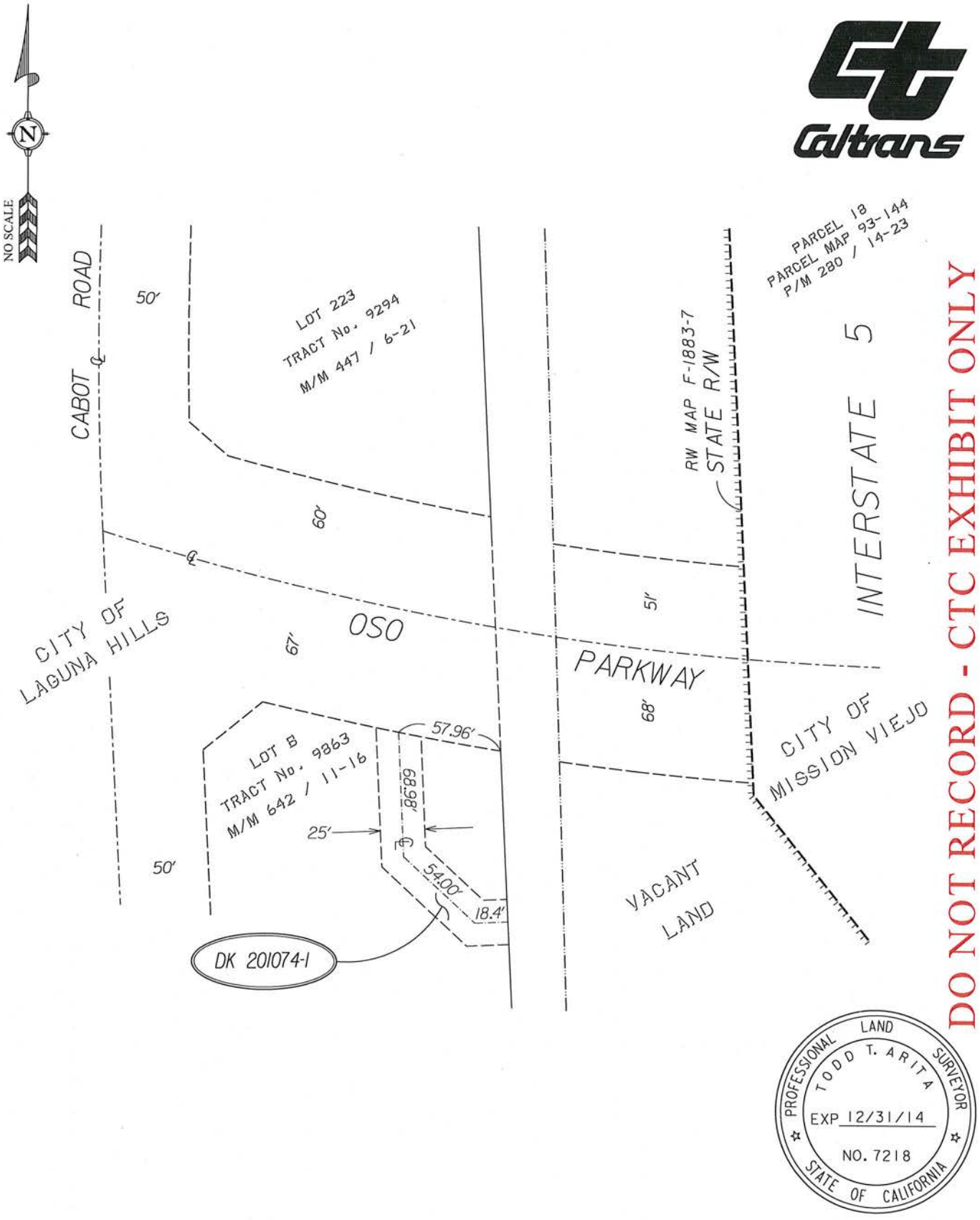
VICINITY MAP

STATE OF CALIFORNIA--DEPARTMENT OF TRANSPORTATION--DISTRICT 12

PARCEL DK 201074-1 DIRECTOR'S DEED	"C.T.C." - EXHIBIT ONLY PAGE 1 OF 2	SCALE: NO SCALE DRAWN: T.A. CHECKED: R.R. DATE: SEPT/2014	DISTRICT: 12 COUNTY: ORA RTE: 5 P.M.: 15.3

V8 Directors Deed EXHBIT A.dgn 9/25/2014 1:17:09 PM

ATTACHMENT 21A



DO NOT RECORD - CTC EXHIBIT ONLY

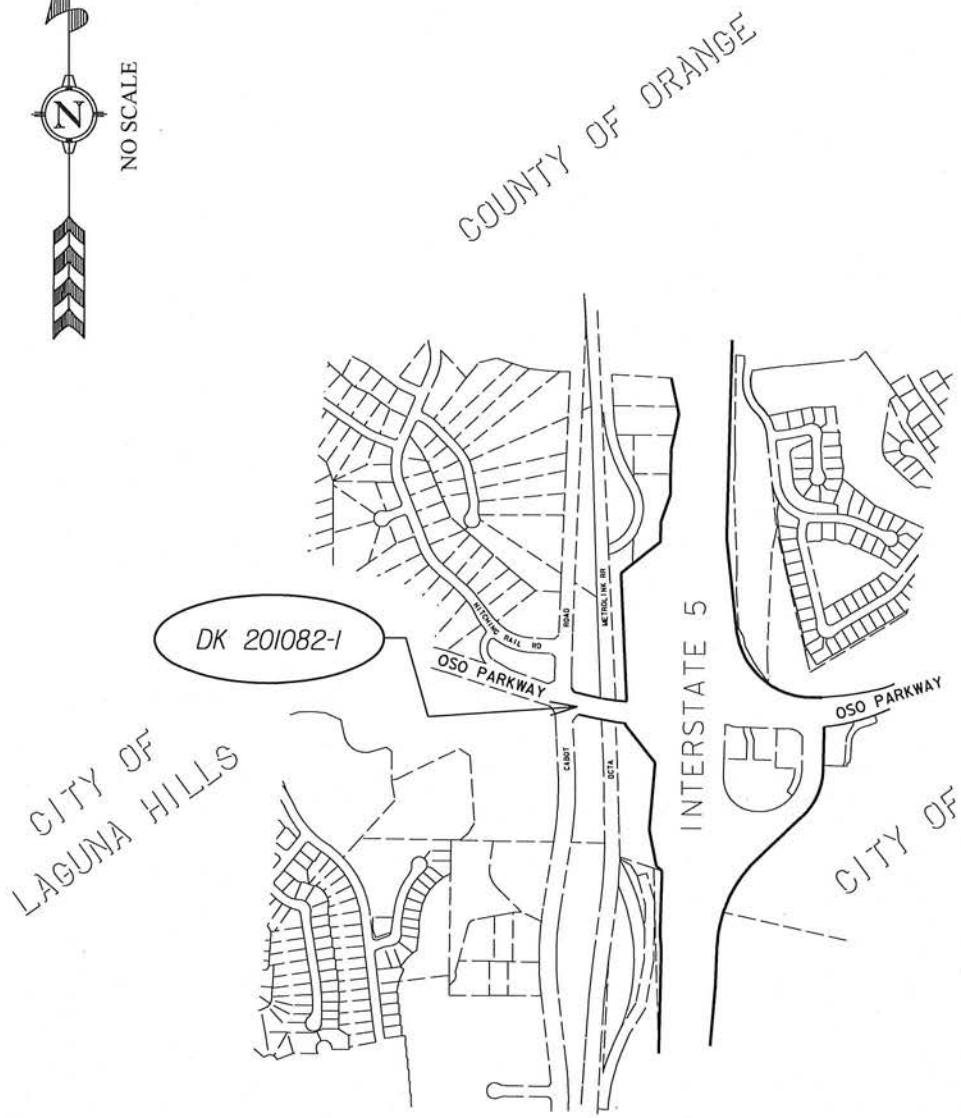
PROFESSIONAL LAND SURVEYOR
TODD T. ARITA
EXP 12/31/14
NO. 7218
STATE OF CALIFORNIA

STATE OF CALIFORNIA--DEPARTMENT OF TRANSPORTATION--DISTRICT 12

PARCEL DK 201074-1 DIRECTOR'S DEED	"C.T.C." - EXHIBIT ONLY PAGE 2 OF 2	SCALE: NO SCALE DRAWN: T.A. CHECKED: R.R. DATE: SEPT/2014	DISTRICT: 12 COUNTY: ORA RTE: 5 P.M.: 15.3

ATTACHMENT 21B

Caltrans



DO NOT RECORD - CTC EXHIBIT ONLY

PROFESSIONAL LAND SURVEYOR
TODD T. ARITA
EXP 12/31/14
NO. 7218
STATE OF CALIFORNIA

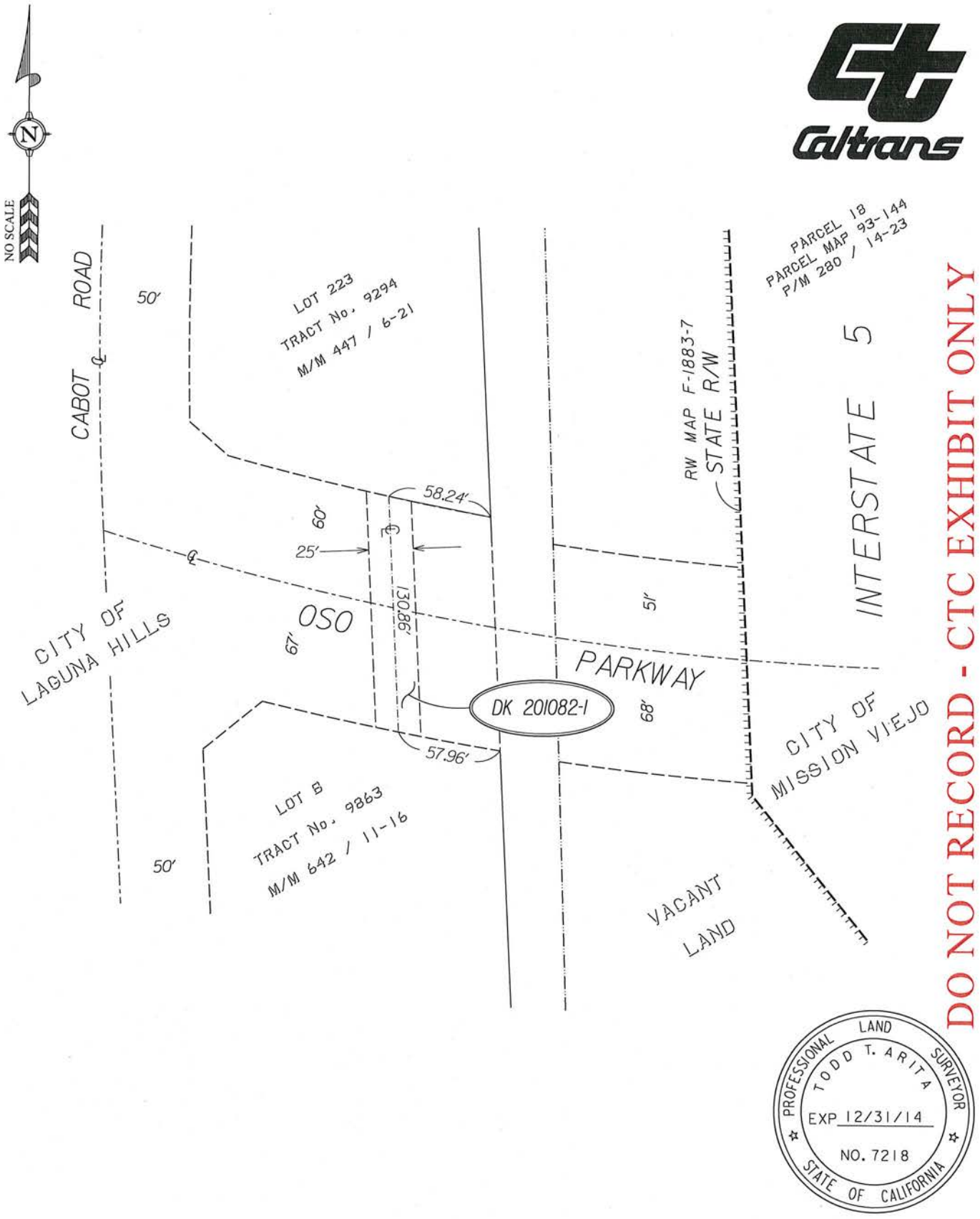
VICINITY MAP

STATE OF CALIFORNIA--DEPARTMENT OF TRANSPORTATION--DISTRICT 12

PARCEL DK 201082-1 DIRECTOR'S DEED	"C.T.C." - EXHIBIT ONLY PAGE 1 OF 2	SCALE: NO SCALE DRAWN: T.A. CHECKED: R.R. DATE: SEPT/2014	DISTRICT: 12 COUNTY: ORA RTE: 5 P.M.: 15.3

V8 Directors Deed EXHIBIT A.dgn 9/25/2014 1:19:16 PM

ATTACHMENT 22A



STATE OF CALIFORNIA--DEPARTMENT OF TRANSPORTATION--DISTRICT 12

PARCEL DK 201082-1 DIRECTOR'S DEED	"C.T.C." - EXHIBIT ONLY PAGE 2 OF 2	SCALE: NO SCALE DRAWN: T.A. CHECKED: R.R. DATE: SEPT/2014	DISTRICT: 12 COUNTY: ORA RTE: 5 P.M.: 15.3

ATTACHMENT 22B