

RECORDING REQUESTED BY:

Chicago Title Company *SD*

WHEN RECORDED MAIL DOCUMENT AND TAX STATEMENT TO:

Tyler Jackson
10012 Bonnie Vista Drive
La Mesa CA 91941

APN: 501-340-11-00
TITLE ORDER NO.: 73723004814
ESCROW NO.: 9717-JMB

DOC# 2023-0253343



Sep 18, 2023 04:49 PM

OFFICIAL RECORDS
JORDAN Z. MARKS,
SAN DIEGO COUNTY RECORDER
FEES: \$1,265.50 (SB2 Atkins: \$0.00)
PCOR: YES
PAGES: 2

THIS SPACE FOR RECORDER'S USE ONLY

GRANT DEED

The undersigned Grantor(s) declare(s) that the **DOCUMENTARY TRANSFER TAX IS: \$1,248.50 County**
XX computed on the full value of the interest of property conveyed, or
___ computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale.
___ OR transfer is EXEMPT from tax for the following reason:

[Signature] ALLIANCE ESCROW, INC
Signature of declarant or agent determining tax Firm Name

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
KLWB, LLC, ~~X~~ Arizona Limited Liability Company
an

HEREBY GRANT(S) to
Tyler James Jackson, A single man

All that real property situated in the City of La Mesa, County of San Diego, State of California, described as:
LOT 11 IN MT. HELIX SOUTHRIDGE WEST UNIT NO. 1, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA,
ACCORDING TO MAP THEREOF NO. 5843 FILED IN THE OFFICE OF THE COUNTY RECORDER ON FEBRUARY 28,
1967 AS MORE PARTICULARLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Commonly Known As: 10012 Bonnie Vista Drive, La Mesa, CA 91941

August 31, 2023

KLWB, LLC, A Arizona Limited Liability Company

By: *[Signature]*
Justen Brown, Managing Member **

Justen Brown, managing member

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 San Diego }

On 8/31/2023, before me, J. Strickland, Notary Public
personally appeared Justen Brown

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)→

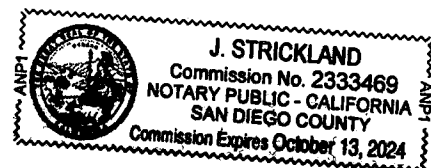


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 501-340-11-00

LOT 11 IN MT. HELIX SOUTHRIDGE WEST UNIT NO. 1, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 5843 FILED IN THE OFFICE OF THE COUNTY RECORDER ON FEBRUARY 28, 1967.