

2022002238

Elaina Cano
San Luis Obispo - County Clerk-Recorder
01/14/2022 01:48 PM

Recorded at the request of:
CHICAGO TITLE | SACRAMENTO,
Titles: 1 Pages: 3

Fees: \$30.00
Taxes: \$1760.00
Total: \$1790.00

RECORDING REQUESTED BY:
CHICAGO TITLE COMPANY

WHEN RECORDED MAIL DOCUMENT AND TAX
STATEMENT TO:

JOHN GREGG
1011 BONNIE DOONE TERRACE
CORONA DEL MAR, CA 92625

APN:
TITLE ORDER NO.: 58602112664/58602112
ESCROW NO.: 5517-1

PCOR FILED

THIS SPACE FOR RECORDER'S USE ONLY

GRANT DEED

The undersigned Grantor(s) declare(s) that the DOCUMENTARY TRANSFER TAX IS: \$1,760.00 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:

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, KOURTNEY KANEY, A SINGLE WOMAN

HEREBY GRANT(S) to JOHN MICHAEL GREGG, AN UNMARRIED MAN

All that real property situated in the City of Cayucos, County of ^{San Luis Obispo} State of California, described as:

SEE EXHIBIT A ATTACHED HERETO MADE A PART HEREOF

Commonly Known As: 1670 RISING STAR PLACE, Cayucos, CA 93430

¹³
January 13, 2022

[Signature]
KOURTNEY KANEY

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 Luis Obispo
On January 13, 2022 before me, Linda Sue Furnari, a Notary Public
personally appeared Kourtney Kaney

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 Linda Sue Furnari (SEAL)

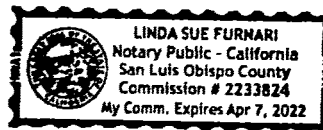


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 046-121-054

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE UNINCORPORATED AREA IN COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

PARCEL A:

A PORTION OF SECTION 18, TOWNSHIP 28 SOUTH RANGE 10 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, AS SHOWN ON MAP RECORDED ON MARCH 8, 1991 IN BOOK 65 PAGE 49 OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1-1/2 INCH IRON PIPE WITH BRASS CAP STAMPED RCE 29743, BEING THE WEST QUARTER CORNER OF SAID SECTION 18; THENCE SOUTH 0° 34' 44" WEST 2640.00 FEET ALONG THE WEST LINE OF SAID SECTION 18 TO A 5/8 INCH REBAR AND CAP LABELED RCE 29743, BEING THE SOUTHWEST CORNER OF SAID SECTION 18; THENCE NORTH 88° 40' 03" EAST 1312.40 FEET ALONG THE SOUTH LINE OF SAID SECTION 18 TO A 5/8 INCH REBAR AND CAP LABELED RCE 29743, BEING THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 18, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 0° 13' 11" EAST 1557.15 FEET ALONG THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 18 THENCE LEAVING SAID WEST LINE SOUTH 71° 15' 44" EAST 1379.00 FEET TO A POINT ON THE EAST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 18; THENCE, SOUTH 0° 10' 57" EAST 1083.56 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 18 TO A 5/8 INCH REBAR AND CAP LABELED RCE 29743, BEING THE SOUTH QUARTER CORNER OF SAID SECTION 18; THENCE SOUTH 88° 40' 03" WEST 1315.69 FEET ALONG THE SOUTH LINE OF SAID SECTION 18 TO THE TRUE POINT OF BEGINNING.

THIS LEGAL DESCRIPTION IS MADE PURSUANT TO THAT CERTAIN CERTIFICATE OF COMPLIANCE, LOT LINE ADJUSTMENT, NO. COAL 98-186, RECORDED SEPTEMBER 25, 2001 AS INSTRUMENT NO. 2001-072580 OF OFFICIAL RECORDS.

PARCEL B:

AN EASEMENT FOR INGRESS AND EGRESS, DESCRIBED AS FOLLOWS:

A PORTION OF SECTION 18, TOWNSHIP 28 SOUTH, RANGE 10 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, AS SHOWN ON MAP RECORDED MARCH 18, 1991 IN BOOK 65, PAGE 49 OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8 INCH REBAR AND CAP LABELED RCE 29743, BEING THE SOUTHWEST CORNER OF SAID SECTION 18; THENCE NORTH 88° 40' 03" EAST, 945.49 FEET ALONG THE SOUTH LINE OF SAID SECTION 18; THENCE LEAVING SAID SECTION LINE NORTH 01° 19' 57" WEST, 152.60 FEET TO A POINT OF INTERSECTION OF 2 EXISTING DIRT ROADS, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING OF A STRIP OF LAND 18 FEET WIDE, 9 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED LINE; THENCE ALONG THE CENTERLINE OF THE MOST NORTHERLY DIRT ROAD THE FOLLOWING COURSES: NORTH 01° 19' 57" WEST, 152.60; SOUTH 65° 18' 31" EAST, 59.41; SOUTH 50° 16' 20" EAST, 55.05 FEET'; SOUTH 50° 44' 22" EAST,

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69.77 FEET; SOUTH 65° 06' 36" EAST, 53.44 FEET; SOUTH 82° 40' 12" EAST, 47.35 FEET; NORTH 81° 39' 28" EAST, 55.59 FEET; NORTH 65° 48' 23" EAST, 56.99 FEET; NORTH 42° 15' 47" EAST, 26.52 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 18; SAID POINT BEING THE TERMINUS OF SAID 18 FOOT WIDE STRIP OF LAND. THE SIDELINES OF SAID STRIP OF LAND TO BE LENGTHENED OR SHORTENED TO MEET SAID EAST LINE; THENCE SOUTH 0° 13' 11" EAST, 62.39 FEET ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 18 TO A 5/8 INCH REBAR AND CAP STAMPED RCE 29743 ON THE SOUTH LINE OF SAID SECTION 18; THENCE SOUTH 88° 40' 03" WEST, 366.91 FEET ALONG THE SOUTH LINE OF SAID SECTION 18; THENCE NORTH 01° 19' 57" WEST, 152.60 FEET TO THE TRUE POINT OF BEGINNING.