



Electronically  
Recorded in Official Records  
San Bernardino County

Assessor-Recorder-County Clerk

DOC# 2023-0230077

RECORDING REQUESTED BY:

Chicago Title Company  
Order No. 7102308547-DA  
Escrow No. 243484-MJT  
Parcel No. 0629-352-07-0-000

Mail tax  
AND WHEN RECORDED MAIL TO:

TIMOTHY W. CASSELL  
5280 RAVENSTONE DRIVE  
HEMET, CA 92545

09/18/2023  
08:00 AM  
SAN

14311

Titles: 1 Pages: 3

Fees	\$30.00
Taxes	\$76.45
CA SB2 Fee	\$0.00
<b>Total</b>	<b>\$106.45</b>

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS \$76.45 and CITY \$0

- computed on full value of property conveyed, or
- computed on full value less liens or encumbrances remaining at the time of sale.
- unincorporated area: **Landers, and**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Timothy J. Wolfe and Antje Strom, Husband and Wife as Community Property**

hereby GRANT(S) to **Timothy W. Cassell, a married man as his sole and separate property as to an undivided 50% interest and Kenneth Mark Johnson, a married man as his sole and separated property as to an undivided 50% interest as Tenants In Common**

the following described real property in the County of **San Bernardino**, State of California: SEE "EXHIBIT A" ATTACHED

Date August 24, 2023

\_\_\_\_\_  
Timothy J. Wolfe

\_\_\_\_\_  
Antje Strom

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.

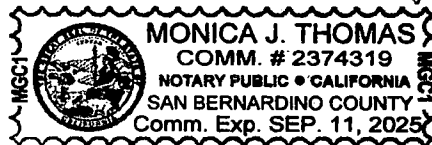
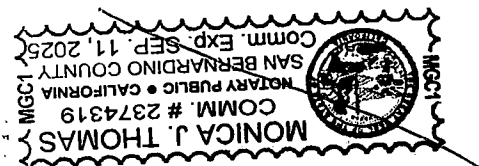
STATE OF CALIFORNIA  
COUNTY OF San Bernardino }s.s.

On August 25, 2023, before me, Monica J. Thomas, Notary Public, personally appeared Timothy J. Wolfe and Antje Strom, 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)



Mail tax statements to:  
SAME AS ABOVE

### 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 San Bernardino

On August 31, 2023 before me, Monica J. Thomas Notary Public  
(here insert name and title of the officer)  
personally appeared Timothy J. Wolfe x  
\_\_\_\_\_ x  
\_\_\_\_\_ x

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 [Handwritten Signature]



(Seal)

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 0629-352-07-0-000**

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

THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 12 NORTH, RANGE 5 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPT ALL COAL, OIL, GAS AND ALL OTHER MINERAL DEPOSITS, TOGETHER WITH THE RIGHTS TO PROSPECT FOR, MINE AND REMOVE THE SAME, ACCORDING TO THE PROVISIONS OF SAID ACT OF JUNE 1, 1938 AS RESERVED IN THE PATENT FROM THE UNITED STATES, RECORDED JULY 21, 1961 IN BOOK 5489, PAGE 500, OFFICIAL RECORDS.