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**20220058814**



Pages:  
0005

Recorded/Filed in Official Records  
Recorder's Office, Los Angeles County,  
California

01/14/22 AT 08:00AM

FEES:	43.00
TAXES:	0.00
OTHER:	0.00
SB2:	75.00
PAID:	<u>118.00</u>



LEADSHEET



202201143310012

00021822287



013073843

SEQ:  
01

SECURE - 8:00AM



THIS FORM IS NOT TO BE DUPLICATED

122160572

RECORDED AT THE REQUEST OF  
CHICAGO TITLE COMPANY

RECORDING REQUESTED BY:  
Chicago Title Company

When Recorded Mail Document  
and Tax Statement To:  
Elonzo M. Lee  
3969 S. Norton Avenue  
Los Angeles, CA 90008

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow Order No.: 122160572  
APN/Parcel ID(s): 5021-006-035

**GRANT DEED**

The undersigned grantor(s) declare(s)

- This transfer is exempt from the documentary transfer tax.  
This conveyance transfers an interest into or out of a Living Trust, R & T 11930.
  - The documentary transfer tax is \$0.00 and is computed on:
    - the full value of the interest or property conveyed.
    - the full value less the liens or encumbrances remaining thereon at the time of sale.
- The property is located in  the City of Los Angeles.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Elonzo M. Lee, Trustee of the  
Elonzo M. Lee Trust Agreement, dated March 7, 2005,

hereby GRANT(S) to Elonzo M. Lee, an unmarried man

the following described real property in the City of Los Angeles, County of Los Angeles, State of California:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

PROPERTY COMMONLY KNOWN AS: 4128 South Harvard Boulevard, Los Angeles, CA 90062

Dated: December 16, 2021

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Elonzo M. Lee, Trustee of the Elonzo M. Lee Trust Agreement, dated March 7, 2005

BY:   
Elonzo M. Lee, Trustee

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**

RECORDED AT THE REQUEST OF  
CHICAGO TITLE COMPANY

RECORDING REQUESTED BY:  
Chicago Title Company

When Recorded Mail Document  
and Tax Statement To:  
Elonzo M. Lee  
3969 S. Norton Avenue  
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SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow Order No.: 122160572

APN/Parcel ID(s): 5021-006-035

### GRANT DEED

The undersigned grantor(s) declare(s)

- This transfer is exempt from the documentary transfer tax.  
    **This conveyance transfers an interest into or out of a Living Trust, R & T 11930.**
- The documentary transfer tax is \$0.00 and is computed on:
- the full value of the interest or property conveyed.
  - the full value less the liens or encumbrances remaining thereon at the time of sale.
- The property is located in  the **City of Los Angeles**.

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Elonzo M. Lee, Trustee of the  
Elonzo M. Lee Trust Agreement, dated March 7, 2005,**

**hereby GRANT(S) to Elonzo M. Lee, an unmarried man**

**the following described real property in the City of Los Angeles, County of Los Angeles, State of California:**

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**PROPERTY COMMONLY KNOWN AS: 4128 South Harvard Boulevard, Los Angeles, CA 90062**

Dated: December 16, 2021

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Elonzo M. Lee, Trustee of the Elonzo M. Lee Trust Agreement, dated March 7, 2005

BY:   
Elonzo M. Lee, Trustee

### MAIL TAX STATEMENTS AS DIRECTED ABOVE

GRANT DEED  
(continued)

APN/Parcel ID(s): 5021-006-035

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 CA

County of Los Angeles

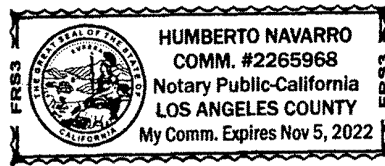
On Jan. 12, 2022 before me, Humberto Navarro, Notary Public,  
(here insert name and title of the officer)

personally appeared Elonzo M. Lee  
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.

[Handwritten Signature]  
Signature



MAIL TAX STATEMENTS AS DIRECTED ABOVE

ILLEGIBLE NOTARY SEAL DECLARATION

GOVERNMENT CODE 27361.7

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary Humberto Navarro  
Date Commission Expires November 5, 2022  
Notary Identification Number 2265968  
(For Notaries commissioned after 1/1/1992)  
Manufacturer/Vendor Identification Number NCC1  
(For Notaries commissioned after 1/1/1992)  
Place of Execution of this Declaration Palmdale  
Date 1-13-2022

  
Signature (Firm name if any)

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): 5021-006-035**

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THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

LOT 28 OF TRACT 2319, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 23, PAGES 166 AND 167 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**