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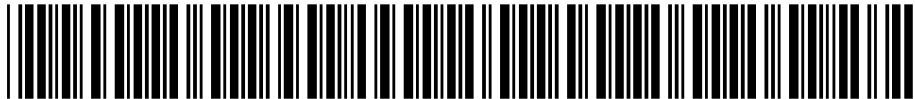


Pages:
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Recorded/Filed in Official Records
Recorder's Office, Los Angeles County,
California

05/13/22 AT 08:00AM

FEES:	31.00
TAXES:	0.00
OTHER:	0.00
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PAID:	31.00



LEADSHEET



202205131020008

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013402344

SEQ:
01

SECURE - 8:00AM



THIS FORM IS NOT TO BE DUPLICATED

58602203149

RECORDING REQUESTED BY

Chicago Title Company

AND WHEN RECORDED MAIL DOCUMENT TO:

NAME Kristie Calucag

STREET ADDRESS 428 W. Main Street #1D

CITY, STATE & ZIP CODE Alhambra, CA 91801

SPACE ABOVE FOR RECORDER'S USE ONLY

Interspousal Transfer Grant Deed

Title of Document

Pursuant to Senate Bill 2 – Building Homes and Jobs Act (GC Code Section 27388.1), effective January 1, 2018, a fee of seventy-five dollars (\$75.00) shall be paid at the time of recording of every real estate instrument, paper, or notice required or permitted by law to be recorded, except those expressly exempted from payment of recording fees, per each single transaction per parcel of real property. The fee imposed by this section shall not exceed two hundred twenty-five dollars (\$225.00).

- Exempt from fee per GC 27388.1 (a) (2); recorded concurrently "in connection with" a transfer subject to the imposition of documentary transfer tax (DTT).
- Exempt from fee per GC 27388.1 (a) (2); recorded concurrently "in connection with" a transfer of real property that is a residential dwelling to an owner-occupier.
- Exempt from fee per GC 27388.1 (a) (1); fee cap of \$225.00 reached.
- Exempt from the fee per GC 27388.1 (a) (1); not related to real property.

THIS COVER SHEET ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

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- Exempt from the fee per GC 27388.1 (a) (1); not related to real property.

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(\$3.00 Additional Recording Fee Applies)

RECORDING REQUESTED BY:
Prominent Escrow Services,
Inc.
Order No. 58602203149
Escrow No. 04-12711-LS

MAIL TAX STATEMENTS AND
WHEN RECORDED MAIL TO:
KRISTIE CALUCAG
428 W. MAIN STREET, #1D
ALHAMBRA, CA 91801

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Parcel No. 5344-017-045

INTERSPOUSAL TRANSFER GRANT DEED

Undersigned Grantor Declares: (Excluded from reappraisal under California Constitution Act 13 A 1.et.seq.)

DOCUMENTARY TRANSFER TAX \$NONE

This is an Interspousal Transfer and not a change in ownership under §63 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion from reappraisal:

From One Spouse to the Other Spouse

This conveyance established sole and separate property of a spouse, R&T 11911.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, GRANTOR **Jack-Edward HP Calucag, spouse of the grantee** hereby GRANTS to **Kristie Michelle Calucag, A Married Woman as Her Sole and Separate Property.**

the real property in the City of **Alhambra** County of **Los Angeles**, State of California:
SEE EXHIBIT "A" ATTACHED HERETO AND TO BE MADE A PART HEREOF.
More commonly known as: **428 W. Main St. Unit 1D, Alhambra, CA 91801**

Dated April 27, 2022

[Signature]
Jack-Edward HP Calucag

Jack - Edward HP Calucag

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 Los Angeles } S.S.

On 4/29/2022, before me, Bryan Vargas, Notary Public, Notary Public

personally appeared Jack-Edward HP Calucag

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is 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)

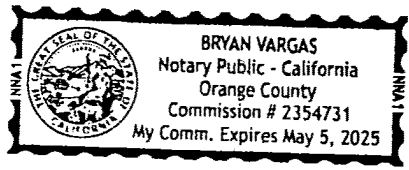


EXHIBIT A

Order No.: 58602203149

For APN/Parcel ID(s): 5344-017-045

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

A CONDOMINIUM COMPRISED OF:

PARCEL 1:

A ONE-TWENTY-SIXTH (1/26TH) UNDIVIDED FRACTIONAL FEE INTEREST IN AND TO ALL OF THE PROPERTY LOCATED IN THE CITY OF ALHAMBRA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AND/OR DEPICTED AS MODULE "B" ON THAT CERTAIN CONDOMINIUM PLAN FOR PHASE 6 OF ALHAMBRA MAIN STREET COLLECTION RECORDED ON JUNE 26, 2012, AS INSTRUMENT NO. 2012-945798, IN THE OFFICIAL RECORDS OF LOS ANGELES COUNTY, CALIFORNIA ("CONDOMINIUM PLAN").

PARCEL 2. THE CONDOMINIUM UNIT:

UNIT 201 OF A PORTION OF LOT 1 OF TRACT 71347, IN THE CITY OF ALHAMBRA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA PER MAP FILED IN BOOK 1367, PAGES 20 AND 21 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DEPICTED AND/OR DESCRIBED AS A PORTION OF MODULE "A" ON THE CONDOMINIUM PLAN, AND AS DEFINED IN THE "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, AND RESERVATION OF EASEMENTS FOR ALHAMBRA MAIN STREET COLLECTION" RECORDED ON NOVEMBER 22, 2011, AS INSTRUMENT NO. 2011-1585361, AND THE "NOTICE OF ANNEXATION FOR PHASE 6 OF ALHAMBRA MAIN STREET COLLECTION" RECORDED ON JUNE 26, 2012 AS INSTRUMENT NO. 2012-945799, TOGETHER WITH ANY AMENDMENTS, MODIFICATIONS, OR RE-RECORDATIONS THERETO, AS MAY OCCUR FROM TIME TO TIME, IN THE OFFICIAL RECORDS OF LOS ANGELES COUNTY, CALIFORNIA (COLLECTIVELY, THE "DECLARATION").

PARCEL 3. EASEMENT FOR EXCLUSIVE USE CORPORATION PROPERTY:

EXCLUSIVE USE CORPORATION PROPERTY EASEMENTS APPURTENANT TO THE AFOREDESCRIBED CONDOMINIUM UNIT AS MORE PARTICULARLY DESCRIBED AND/OR DEPICTED IN THE CONDOMINIUM PLAN AND/OR DECLARATION (E.G., PATIOS, BALCONIES, SOLAR PANELS, AIR CONDITIONING PADS, ETC "EXCLUSIVE USE CORPORATION PROPERTY").

PARCEL 4. NONEXCLUSIVE EASEMENTS OVER CORPORATION PROPERTY:

SUBJECT TO THE RESTRICTIONS SET FORTH IN THE DECLARATION, A NONEXCLUSIVE EASEMENT APPURTENANT TO THE AFORE-DESCRIBED CONDOMINIUM UNIT FOR INGRESS, EGRESS, USE, AND ENJOYMENT IN, ON, OVER, ACROSS, AND THROUGH ALL PORTIONS OF THE CORPORATION PROPERTY OF THE PROJECT (AS DEFINED IN THE DECLARATION), EXCEPT THEREFROM THOSE PORTIONS DESCRIBED THEREIN AS EXCLUSIVE USE CORPORATION PROPERTY, AND ACROSS ALL PORTIONS OF ANY CORPORATION PROPERTY SUBSEQUENTLY ANNEXED INTO THE PROJECT, IF ANY, WHICH ARE NOT DESCRIBED AS EXCLUSIVE USE CORPORATION PROPERTY.