

DOC# 2022-0258311



Jun 22, 2022 01:00 PM

OFFICIAL RECORDS

Ernest J. Dronenburg, Jr.,

SAN DIEGO COUNTY RECORDER

FEES: \$1,213.50 (SB2 Atkins: \$0.00)

PCOR: YES

PAGES: 3

**RECORDING REQUESTED BY:**

Chicago Title Company

**When Recorded Mail Document  
and Tax Statement To:**

Abdikadir Osman and Fatuma Muhamed  
6952 Biddle Court  
San Diego, CA 92111

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**Escrow Order No.:** 73722004686

Exempt from fee per GC 27388.1 (a) (2); recorded in connection with a concurrent transfer subject to the imposition of documentary transfer tax.

**APN/Parcel ID(s):** 419-740-07-00

**GRANT DEED**

**The undersigned grantor(s) declare(s)**

- This transfer is exempt from the documentary transfer tax.
- The documentary transfer tax is \$1,193.50** 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 San Diego**.

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,** Charles Wilson Young and Lita J. MacDonald, Trustees of the Young-MacDonald Family Trust dated June 19, 2012

**hereby GRANT(S) to** Abdikadir Osman and Fatuma Muhamed, husband and wife as joint tenants

**the following described real property in the** City of San Diego, County of San Diego, State of California:

**For APN/Parcel ID(s):** 419-740-07-00

(SEE ATTACHED LEGAL DESCRIPTION) *exhibit "A"*

**PROPERTY COMMONLY KNOWN AS:** 6952 Biddle Court, San Diego, CA 92111

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**

**GRANT DEED**  
(continued)

Dated: May 20, 2022

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

The Young-MacDonald Family Trust dated June 19, 2012

BY: Charles Wilson Young  
Charles Wilson Young  
Trustee

BY: Lita J. MacDonald  
Lita J. MacDonald  
Trustee

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

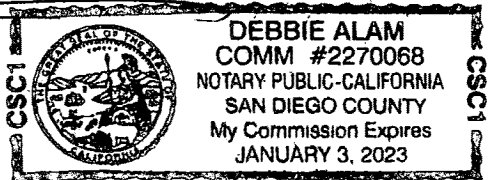
On 6/10/2022 before me, Debbie Alam, Notary Public,  
(here insert name and title of the officer)

personally appeared Charles Wilson Young, Lita J. MacDonald,  
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]



## EXHIBIT A

Order No.: 73722004686

**For APN/Parcel ID(s): 419-740-07-00**

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LOT 232 OF CLAIREMONT MESA SOUTH UNIT 4, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 5778, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY SEPTEMBER 2, 1966.