

RECORD WITHOUT FEE UNDER
CALIFORNIA GOVERNMENT CODE
SECTION 6103

AFTER RECORDING RETURN TO:
REAL ESTATE SERVICES UNIT
SANTA CLARA VALLEY WATER
DISTRICT
5750 ALMADEN EXPRESSWAY
SAN JOSE, CALIFORNIA 95118

SPACE ABOVE THIS LINE FOR RECORDER'S USE

APN: _____

DOCUMENT NO.: 4021-305

EASEMENT DEED

_____, hereinafter "Grantor," do(es) hereby grant, convey and dedicate to the SANTA CLARA VALLEY WATER DISTRICT, a Special District, created by the California Legislature (Valley Water), an easement for water management and/or storm water drainage purposes in, upon, over, and across that certain real property in the City of San Jose, County of Santa Clara, State of California, described in Exhibit A attached hereto and made a part hereof by this reference.

ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE §1189

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 SANTA CLARA } SS

On this ___ day of _____, in the year 20 __, before me _____,

Notary Public, personally appeared _____
Name(s) of Signer(s)

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.

Notary Public in and for said County and State

CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

- Individual, Corporate Officer(s), Partner(s), Attorney-In-Fact, Trustee(s), Guardian/Conservator, Other

Signer is Representing (Name of Person(s) or Entity(ies))

CERTIFICATE OF CONSENT AND ACCEPTANCE

This is to certify that the interest in real property conveyed by the attached Deed or Grant to the Santa Clara Valley Water District, also referred to herein as the Grantee, is hereby accepted by the undersigned duly authorized agent on behalf of the Board of Directors of said Santa Clara Valley Water District, pursuant to authority conferred by Resolution No. 14-79 of said Board of Directors adopted on the 9th day of September 2014, and the Grantee consents to recordation thereof by its said duly authorized agent.

Dated: _____, 20__

Santa Clara Valley Water District

By: _____
Chief Executive Officer/Clerk of the Board of Directors
(Strike out inapplicable one)

EXHIBIT A
Santa Clara Valley Water District
San Jose, California

PROJECT: COYOTE CREEK FLOOD
MANAGEMENT MEASURE
PROJECTS

RESU File No.: 4021-305
By: B. Bains

An easement over that certain real property situate in the City of San Jose, County of Santa Clara, State of California, shown on that certain Record of Survey, recorded in Book 148 of Maps, page 39, filed on June 21, 1962, in the Office of the Recorder, County of Santa Clara, State of California, more particularly described as follows:

Permanent Easement (P.E.)

PARCEL 1

COMMENCING at a 2" x 3" witness post located on the northwesterly line of the lands described in that certain Deed recorded as Document Number 25149697 filed on October 29, 2021, said point also being on the southeasterly line of the land described as "EIGHTEENTH in that certain Official Record, recorded in Book 313, pages 579 thru 585, filed on January 14, 1907, all in the Office of the Recorder, County of Santa Clara, State of California;

Thence along said northwesterly line, S47° 45' 54"W, 161.42 feet;

Thence leaving said northwesterly line, N42° 14' 06"W, 50 feet to the **POINT OF BEGINNING**, said point also being on the northwesterly line of the lands described as "EIGHTEENTH";

Thence along said northwesterly line, S47° 45' 54"W, 32.74 feet;

Thence leaving said northwesterly line, N48° 29' 54"W, 7.22 feet, to a point on the general southerly line of "BERRYESSA ROAD" as shown on that certain Record of Survey, recorded in Book 148 of Maps, page 39, filed on January 7, 1960, in the Office of the Recorder, County of Santa Clara, State of California;

Thence along said general southerly line, N37° 29' 38"E, 34.48 feet;

Thence leaving said general southerly line, S40° 38' 32"E, 13.49 feet to the **POINT OF BEGINNING**.

Containing 345 square feet of land, more or less.

PARCEL 2

COMMENCING at a 2" x 3" witness post located on the northwesterly line of the lands described in that certain Deed recorded as Document Number 25149697 filed on October 29, 2021, said point also being on the southeasterly line of the land described as "EIGHTEENTH" in that certain Official Record, recorded in Book 313, pages 579 thru 585, filed on January 14, 1907, all in the Office of the Recorder, County of Santa Clara, State of California;

Thence along said northwesterly line, S47° 45' 54"W, 161.42 feet;

Thence leaving said northwesterly line, N42° 14' 06"W, 50 feet to a point on the northwesterly line of said lands described as "EIGHTHTEENTH";

Thence along said northwesterly line, N47° 45' 54"E, 180.06 feet to the **POINT OF BEGINNING**;

Thence leaving said northwesterly line, the following three (3) courses:

- 1) N47° 38' 26"W, 25.36 feet;
- 2) N42° 21' 34"E, 27.75 feet;
- 3) S47° 38' 26"E, 27.98 feet, to a point on said northwesterly line;

Thence along said northwesterly line, S47° 45' 54"W, 27.87 feet to the **POINT OF BEGINNING**.

Containing 740 square feet of land, more or less.

BASIS OF BEARINGS:

The bearing of S47° 45' 54"W, described as N46° 46'E along the northwesterly line of the lands described in that certain Deed, recorded as Document Number 25149697, filed on October 29, 2021, in the Office of the Recorder, County of Santa Clara, State of California, was used as Basis of Bearings shown hereon.

SURVEYOR'S STATEMENT:

The description was prepared by me or under my direction in conformance with the requirements of the Land Surveyor's Act.



 Jessica DeMartini, PLS 9095

9/22/22
 Date

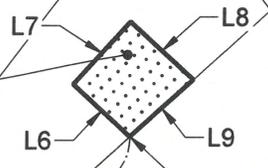


SCVWD S:\REQUESTS\COYOTE CREEK\2022_13712 Working\Office\ROW\Plats and Legal Descriptions\Reach 5\XXX-XX-XXX Unknown Owner\4021-305 PE\2022-137_4021-305_PE.dwg



ROS 115 M 31

P.E. PARCEL 2
AREA = 740 SQ.FT.±



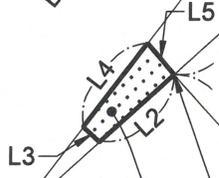
P.O.B. PARCEL 2

ROS 148 M 39

COYOTE CREEK

BERRYESSA ROAD

N47°45'54"E 180.06'



P.O.B. PARCEL 1

P.E. PARCEL 1
AREA = 345 SQ.FT.±

S47°45'54"W 161.42'
BASIS OF BEARINGS

P.O.C. PARCEL 1 AND 2
2" x 3"
WITNESS POST

DOC. 25149697

313 O.R. 579
EIGHTEENTH



P.E. : PERMANENT EASEMENT

SANTA CLARA VALLEY WATER DISTRICT



SCALE: 1" = 60'

RESU FILE NO.	4021-305
APN	
TITLE REPORT NO.	
DRAWN	B. BAINS

SHEET 1 OF 2

Attachment 1
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SCVWD S:\REQUESTS\COYOTE CREEK\2022_137\2 Working\Office\ROW\Plats and Legal Descriptions\Reach 5\XXX-XX-XXX Unknown Owner\4021-305 PE\2022-137_4021-305_PE.dwg



Line Table		
Line #	Bearings	Distance
L1	N42°14'06"W	50.00'
L2	S47°45'54"W	32.74'
L3	N48°29'54"W	7.22'
L4	N37°13'38"E	34.48'
L5	S40°38'32"E	13.49'
L6	N47°38'26"W	25.36'
L7	N42°21'34"E	27.75'
L8	S47°38'26"E	27.98'
L9	S47°45'54"W	27.87'



SANTA CLARA VALLEY WATER DISTRICT



SCALE: N.T.S.

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