

RECORD WITHOUT FEE UNDER
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: 022-31-020 (PORTION)

DOCUMENT NO.: 4018-22

EASEMENT DEED

ONE HANSON LLC, a California limited liability company, hereinafter "Grantor," does hereby grant, convey and dedicate to the **SANTA CLARA VALLEY WATER DISTRICT**, a Special District, created by the California Legislature (District), an easement for water management and/or storm water drainage purposes in, upon, over, and across that certain real property in the City of Milpitas, County of Santa Clara, State of California, described in

EXHIBIT A attached hereto and made a part hereof by this reference.



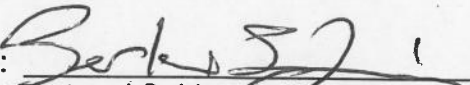
Said easement area shall be kept clear of any type of building, fences, structure, pavement, or trees unless prior written approval is obtained from the District.

The easement shall include the right to construct, reconstruct, inspect, maintain, and repair a channel, protection works, and appurtenant structures, together with the right to trim or remove such trees or brush within the easement area as may constitute a hazard to persons or property or may interfere with the use of said area for the purpose granted. It also shall include the right to enter upon said land with vehicles, tools, implements, and other materials, take there from and use earth, rock, sand, and gravel for construction, maintenance, and repair of said channel, protection works, and appurtenant structures by said District, its officers, agents, and employees, and by persons under contract with it and their employees whenever and wherever necessary for flood control or storm drainage purposes.

(As used above, the term "grantor" shall include the plural as well as the singular number. The words "himself" and "his" shall include the feminine gender as the case may be.)

Dated this 2nd day of April 2018

ONE HANSON LLC,
A California limited liability company

BY: 
Bertrand S. Irissou, Manager

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.

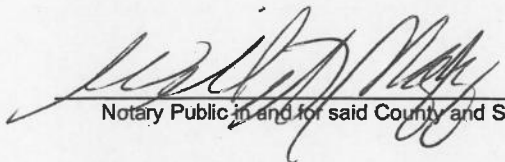
STATE OF CALIFORNIA }
COUNTY OF SANTA CLARA } SS

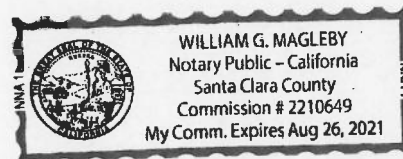
On this 2ND day of April, in the year 2018, before me William G. Magleby
Notary Public, personally appeared Bertrand S. Irissou
Name(s) of Signer(s)

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.

- | | |
|---|---|
| <input type="checkbox"/> Individual | <input type="checkbox"/> Trustee(s) |
| <input type="checkbox"/> Corporate Officer(s): _____ | <input type="checkbox"/> Guardian/Conservator |
| <input type="checkbox"/> Partner(s) <input type="checkbox"/> Limited <input type="checkbox"/> General | <input checked="" type="checkbox"/> Other: <u>MANAGER</u> |
| <input type="checkbox"/> Attorney-In-Fact _____ | |

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

ONE HANSON LLC

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

5750 Almaden Expressway
San Jose, CA 95118

Original By: HZ
Date: 12/12/2016

Revised By:
Revision Date:

PROJECT: CALERA CREEK
PROPERTY: ONE HANSON LLC

APN: 022-31-020
RESU File No.: 4018-22

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE CITY OF MILPITAS, COUNTY OF SANTA CLARA, STATE OF CALIFORNIA, BEING A PORTION OF THE LANDS DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED ON JUNE 25, 2014 AS DOCUMENT NUMBER 22629645 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER, SANTA CLARA COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF SAID LANDS AS DESCRIBED IN SAID DOCUMENT NUMBER 22629645;

THENCE ALONG THE NORTHERLY LINE OF SAID LANDS, NORTH 86°47'34" EAST, 382.27 FEET;

THENCE LEAVING SAID NORTHERLY LINE, SOUTH 71°14'12" EAST, 29.25 FEET TO A POINT ON THE EASTERLY LINE OF SAID LANDS AS DESCRIBED IN SAID DOCUMENT NUMBER 22629645, SAID POINT ALSO BEING ON THE WESTERLY LINE OF HANSON COURT, FORMERLY KNOWN AS NORTH MAIN STREET AND SAN JOSE-OAKLAND HIGHWAY, AS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN BOOK 90 OF MAPS AT PAGE 35, IN THE OFFICE OF THE RECORDER, COUNTY OF SANTA CLARA;

THENCE ALONG SAID EASTERLY LINE, SOUTH 9°03'10" EAST, 18.57 FEET;

THENCE LEAVING SAID EASTERLY LINE, SOUTH 73°02'49" WEST, 23.50 FEET TO A POINT ON A LINE PARALLEL WITH AND 35.00 FEET SOUTHERLY MEASURED AT RIGHT ANGLES OF THE NORTHERLY LINE OF SAID LANDS AS DESCRIBED IN SAID DOCUMENT NUMBER 22629645;

THENCE ALONG SAID PARALLEL LINE, SOUTH 86°47'34" WEST, 376.96 FEET TO THE WESTERLY LINE OF SAID LANDS;

THENCE ALONG SAID WESTERLY LINE, NORTH 21°23'10" WEST, 36.84 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 13,943 SQUARE FEET OF LAND, MORE OR LESS.

EXHIBIT "B" ATTACHED HERETO AND BY THIS MADE A PART HEREOF.


EXHIBIT A
(continued)

BASIS OF BEARING:

BEARINGS ARE BASED ON AND IDENTICAL TO THAT CERTAIN GRANT DEED RECORDED ON FEBRUARY 25, 2011 AS DOCUMENT NUMBER 21094836 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER, COUNTY OF SANTA CLARA, STATE OF CALIFORNIA.

SURVEYOR'S STATEMENT:

THE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE LAND SURVEYOR'S ACT.



GISELA SILKE JOBST, L9169

1-4-2017
Date



ONE HANSON LLC

S.C.V.W.D. ESMT.
DOC. 7112565

S.C.V.W.D. ESMT.
DOC. 6278263

APN = ASSESSOR PARCEL NUMBER
P.O.B. = POINT OF BEGINNING
ESMT.= EASEMENT

ROS 344-M-3

MILPITAS
MATERIALS COMPANY
APN 022-02-023

S.C.V.W.D. ESMT.
DOC. 6395834

MILPITAS MATERIALS CO.
DOC. 4111906
022-02-014

CALERA CREEK
PER DOC. 21094836

ONE HANSON LLC
DOC. 22629645
APN 022-31-020

S.C.V.W.D. ESMT.
DOC. 6333285

P.O.B.

BASIS OF BEARING N86°47'34"E

S86°47'34"W 376.96'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S71°14'12"E	29.25'
L2	S09°03'10"E	18.57'
L3	S73°02'49"W	23.50'
L4	N21°23'10"W	36.84'

AREA TO BE ACQUIRED
13,943 SQ. FT.±

SANTA CLARA VALLEY
TRANSPORTATION AUTHORITY
DOC. 16678056
022-31-017

EXHIBIT "B"



Santa Clara Valley Water District

SCALE: 1" = 60'

PROJ. NO.	4018
FILE NO.	22
APN	022-31-020
TITLE REPORT NO.	0616014906-RR
DRAWN	HZ
DATE	12/12/2016

REV.	APPR.	DATE	DESCRIPTION
2			
3			

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