

Mail Tax statements and

When Recorded Mail To:

Solano County
Department of Resource Management
Public Works Engineering
675 Texas Street, Suite 5500
Fairfield, CA 94533

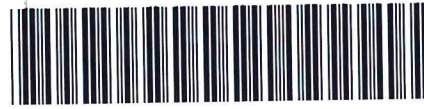
APN: 0180-050-020

Recorded In Official Records of Solano County

Marc C. Tonnesen
Assessor/Recorder

RESOURCE MANAGEMENT

Doc # **201700052886**



6/22/2017
10:58:03 AM
AR51
06

Titles: 1	Pages: 4
Fees	\$0.00
Taxes	\$0.00
Other	
Paid	\$0.00

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

GRANT DEED

DOCUMENTARY TRANSFER TAX \$ NONE

FREE RECORDING REQUESTED Essential to acquisition by
County of Solano, California See Govt. Code 6103

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
TCD BROWN, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY WHICH ACQUIRED
TITLE IN PART AS TCD BROWN, LLC, hereby GRANT to SOLANO COUNTY, a political
subdivision of the State of California, the following described real property in the Unincorporated
Area, County of Solano, State of California:

SEE EXHIBIT "A" ATTACHED HERETO AND
BY THIS REFERENCE MADE A PART HEREOF

Dated: April 28, 2017

TCD BROWN, LLC, A CALIFORNIA
LIMITED LIABILITY COMPANY

By [Signature]

Name Matthew D Brown

Title MANAGING MEMBER

By _____

Name _____

Title _____

By _____

NOTARY ACKNOWLEDGEMENT
[California 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 Idaho)

County of Ada)

On April 28th, 20 17 before me, Alana K. Dasaro,
a notary public, personally appeared Matthew D. Brown

_____,
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 Alana K. Dasaro



EXHIBIT ±A≤

LEGAL DESCRIPTION

For APN/Parcel ID(s): 0180-050-020

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE UNINCORPORATED AREA, COUNTY OF SOLANO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

PARCEL ONE:

That certain parcel of land in Sections 21 and 22, T. 4 N., R. 3 W., M.D.B. & M., which is designated as containing 151.35 acres on Solano County Tax Assessors Parcel Map for year 1963, as Parcel No. 45-200-21 in Code Area 7101 and being that portion lying Northwest of the Northwest boundary of the Highway Right-of-Way of the land described in Deed from Manuel Borges Azevedo in favor of Mary Azevedo, dated April 28, 1952 and recorded April 30, 1952 as Recorder's Instrument No. 5997, in Book 620, Official Records, as page 227, as follows:

COMMENCING at the Southeast corner of land conveyed by John B. Frisbie to Chas J. Moseley, et al., by Deed dated October 14, 1856 and recorded December 26, 1856 in Book "K" of Deeds Page 187, thence North 13° 5' West along "Stone Line" 20.30 chains; thence North 26° East 1529.88 chains; thence North 33° 30' East 185.46' chains; thence North 52° 30' East 4.17 chains; thence North 75-3/4° West 1560.90' chains to the Southeasterly corner of land conveyed by Peter Wild to John Torney, et al., by Deed dated September 27, 1870 and recorded September 29, 1870 in Book L-1 of Deeds, Page 73; thence North 75° 55' West 765.60 chains; thence North 72° 50' West 1975.38 chains to the corner of land formerly owned by Torney, Fagan, and Lankashim; thence North 1-1/4° West 40.26 Chains; thence North 51-3/4° West 533.28 chains to the most Northerly corner of land conveyed by Vallejo Savings and Commercial Bank to Thomas Mathews, by Deed dated November 1, 1877 and recorded November 5 1877 in Book 66 of Deeds, Page 261; thence along line of land so conveyed as follows: South 1-1/4° East 1755.60 chains; thence North 59° East 127.38'; thence North 51-3/4° East 658.68'; thence South 51-3/4° East 830.28'; thence South 10° East 302.28' to the Southeasterly line of land so conveyed to Thomas Mathews; thence South 43° 30' West about 545.82' to the Easterly boundary of 38.60 acre tract of land conveyed to Francisco Borges Azevedo by Deed dated January 7, 1898 and recorded January 8, 1898, in Book 129 of Deeds, Page 272; thence South 30° 32' East 2453.22'; thence East 1697.52' to the PLACE OF BEGINNING and being property conveyed by Francisco Borges Azevedo to Manuel Borges Azevedo, by Deed dated August 13, 1894 and recorded August 14, 1894 in Book 116 of Deeds, Page 236, also property conveyed by Frank B. Azevedo to Manuel Borges Azevedo, by Deed dated March 17, 1910 and Recorded April 16, 1910 in Book 181 of Deeds, Page 8.

The highway right of way which forms the Southeasterly boundary of the land herein described is the right-of-way acquired by State of California by three instruments, to wit:

(A) Deed from M.B. Azevedo and wife, dated July 14, 1933, recorded August 31, 1933, in Book 110 of Official Records, Page 143, as Recorder's Instrument No. 2962;

(B) Deed from Manuel Borges Azevedo and Mary Azevedo, father and daughter, dated April 16, 1949, recorded July 8, 1949 in Book 479 of Official Records, Page 431, as Recorder's Instrument No. 7225;

(C) Final Order of Condemnation entered in Civil Action No. 35534, dated February 8, 1962 and recorded February 8, 1962, in Book 1123 of Official Records, Page 119, as Recorder's Instrument No. 3137.

PARCEL TWO:

Parcel Two:

The roadway easement which is an appurtenance to the acreage herein described as Parcel no. Three over a strip of land approximately 40 feet in width running from Southwest corner of said acreage Southwesterly along state highway right-of-way, and connecting said acreage to highway access road, and being the easement particularly described in the Director's Deed from the State of California to Manuel P. Azevedo, husband and wife, dated August 3, 1962 recorded August 13, 1962, in Book 1156 Official Records, Page 139, as Recorder's Instrument No. 20229.

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant Deed dated April 28, 2017, from TCD Brown, LLC, a California limited liability company, (Grantor) to the County of Solano, a political subdivision of the State of California, is accepted by the undersigned officer or agent on behalf of the Board of Supervisors of the County of Solano, pursuant to authority conferred by Resolution No. 2017-65 of the Board of Supervisors of said County, adopted on April 25, 2017, and that the County consents to recordation of the Grant Deed by the undersigned authorized officer.

Dated 5/8/17

By: Bill E

END OF
DOCUMENT