

Recording Requested By:
County of Fresno

When Recorded Mail To:

County of Fresno, Department
of Public Works and Planning
Design Division (Real Property)
2220 Tulare Street, 6th Floor
Fresno, CA 93721

GRANT OF EASEMENT

SR2S Auberry &
Copper
Traffic Signal Project

Parcel: 1
APN 580-040-10
Federal Project ID:
HSIPL- 5942(241)

For value received,

Rudolph J. Biglione and Joyce Biglione, Trustees of the Testamentary Trust in the Estate of Joseph Biglione, deceased, Fresno County Superior Court Probate Case. No. 268499-1, a certified copy having been recorded April 2, 1982 in Book 7885, Page 989, as Document No. 28251, Fresno County Records,

hereby grant(s) to the COUNTY OF FRESNO, a political subdivision of the State of California, an easement for public road purposes including the right of way and together with all incidents and appurtenances to any roadway purposes, on, over and through that certain real property in said County of Fresno, State of California, described as follows:

See attached Exhibit "1" and "Exhibit 2"

Date

Oct, 14, 2016

The Testamentary Trust in the Estate of
Joseph Biglione

Rudolph J. Biglione, Trustee

Rudolph J. Biglione, Trustee

Joyce Biglione, Trustee

Joyce Biglione, Trustee

ALL PURPOSE NOTARY ACKNOWLEDGEMENT FORM

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 Oregon
~~California~~

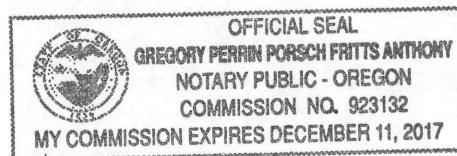
County of Washington

On 10/14/16 before me, G. Porsch Anthony, A Notary Public personally appeared Rudolph J. Bigliane 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.

By [Signature]
Signature



(Seal)

ALL PURPOSE NOTARY ACKNOWLEDGEMENT FORM

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State of Oregon
~~California~~

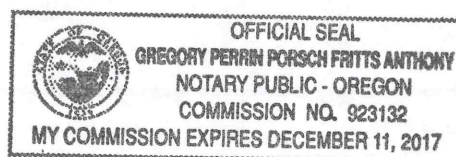
County of Washington

On 10/14/16 before me, G. Porsch Anthony, A Notary Public personally appeared Joyce Bigliane 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.

By [Signature]

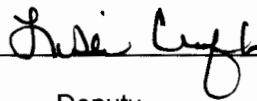


CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by this deed to the County of Fresno, a Governmental Agency, is hereby accepted by action of the Board of Supervisors of said County of Fresno on February 7, 2017 and the Grantee consents to the recordation thereof.

BERNICE E. SEIDEL

Clerk to the Board of Supervisors

By 
Deputy

**Auberry Road and Copper Avenue
Traffic Signal**

**Parcel 01A
Portion of APN 580-040-10**

Exhibit '1'

That portion of the Southwest Quarter of the Southeast Quarter of Section 7, Township 12 South, Range 21 East, Mount Diablo Base and Meridian, in the County of Fresno, State of California, described as follows:

COMMENCING at the Southeast corner of said Southwest Quarter; thence, North $00^{\circ}13'32''$ East, along the East Boundary line of said Southwest Quarter, a distance of 50.00 feet; thence, North $88^{\circ}14'56''$ West parallel with the South boundary line of said Southwest Quarter, a distance of 30.00 feet to a point on the existing West Right of Way line of Auberry Road, said point being the TRUE POINT OF BEGINNING;

- 1) Thence, North $00^{\circ}13'32''$ East, along said West Right of Way line, a distance of 24.19 feet;
- 2) Thence, South $45^{\circ}59'15''$ West, a distance of 61.66 feet to the North line of the South 30 feet of said Southwest Quarter;
- 3) Thence, South $88^{\circ}14'56''$ East, along said North line, a distance of 24.19 feet to an angle point on the existing North Right of Way line of Copper Avenue;
- 4) Thence, North $45^{\circ}59'11''$ East, a distance of 27.91 feet more or less to the TRUE POINT OF BEGINNING

Containing 0.018 acre of land more or less.



Basis of Bearings:

The North Line of the Northwest Quarter of the Northeast Quarter of Section 18, Township 12 South, Range 21 East, M. D. B. & M., has an assumed bearing of S 88°14'55" E.

LEGEND



RIGHT OF WAY ACQUISITION

T. 12 S., R. 21 E., M.D.B. & M.

EXHIBIT '2'
PARCEL 1A

WEST LINE OF 20' WIDTH
EASEMENT FOR PIPE LINES TO
GARFIELD WATER DISTRICT

RUDOLPH J. BIGLIONE AND JOYCE
BIGLIONE, TRS.
580-040-10



EXISTING R/W

S $\frac{1}{4}$ COR OF
SECTION 7,
12/21

S88°14'56"E
24.19'

COPPER AVENUE

S88°14'56"E
1,327.85'
SECTION LINE

PEACH AVENUE



EXISTING R/W

30'

N00°13'32"E

EAST BOUNDARY

LINE OF SW $\frac{1}{4}$ OF
THE SE $\frac{1}{4}$ OF SEC
7

P.O.B.

N00°13'32"E
24.19'

30'

N88°14'56"W

N45°59'11"E
27.91'

30'

P.O.C.

AUBERRY ROAD

SW COR, SE $\frac{1}{4}$,
SE $\frac{1}{4}$ OF SECTION
7, 12/21



NAME:

DATE:

DRAWN: GMEDINA

09/06/16

CHECKED: GMEDINA

09/06/16

REVISION: XX

00/00/00



DEPARTMENT OF PUBLIC WORKS AND PLANNING

AUBERRY ROAD AND COPPER AVENUE

TRAFFIC SIGNAL

#NO.

SHEET NO. 1 OF 1

Recording Requested By:
County of Fresno

When Recorded Mail To:

County of Fresno, Department
of Public Works and Planning
Design Division (Real Property)
2220 Tulare Street, 6th Floor
Fresno, CA 93721

GRANT OF EASEMENT

SR2S Auberry &
Copper
Traffic Signal Project

Parcel: 2
APN 580-040-11
Federal Project ID:
HSIPL- 5942(241)

For value received,

PV Ricchiuti Family, L.P., a California limited partnership,

hereby grant(s) to the COUNTY OF FRESNO, a political subdivision of the State of California, an easement for public road purposes including the right of way and together with all incidents and appurtenances to any roadway purposes, on, over and through that certain real property in said County of Fresno, State of California, described as follows:

See attached Exhibit "1" and "Exhibit 2"

Date 1-3-17

PV Ricchiuti Family, L.P., a
California limited partnership

By: 
Pat Ricchiuti

Its: owder

**Auberry Road and Copper Avenue
Traffic Signal**

**Parcel 02A
Portion of APN 580-040-11**

Exhibit '1'

That portion of the Southeast Quarter of the Southeast Quarter of Section 7, Township 12 South, Range 21 East, Mount Diablo Base and Meridian, in the County of Fresno, State of California, described as follows:

COMMENCING at the intersection of the North line of the South 30 feet of said Southeast Quarter and West boundary line of said Southeast Quarter of the Southeast Quarter; thence, North $00^{\circ}13'32''$ East along said West boundary line, a distance of 20.00 feet; thence, South $88^{\circ}14'56''$ East parallel with the South line of said Southeast Quarter, a distance of 30.00 feet to a point on the existing East Right of Way line of Auberry Road, said point being the TRUE POINT OF BEGINNING;

- 1) Thence, North $00^{\circ}13'32''$ East, along said East Right of Way line, a distance of 20.00 feet;
- 2) Thence, South $44^{\circ}00'46''$ East, a distance of 57.31 feet to the North line of the South 30 feet of said Southeast Quarter;
- 3) Thence, North $88^{\circ}14'56''$ West, along said North line, a distance of 20.00 feet to an angle point on the existing North Right of Way line of Copper Avenue;
- 4) Thence, North $44^{\circ}00'49''$ West, a distance of 28.65 feet more or less to the TRUE POINT OF BEGINNING

Containing 0.014 acre of land more or less.



LEGEND



RIGHT OF WAY ACQUISITION

Basis of Bearings:

The North Line of the Northwest Quarter of the Northeast Quarter of Section 18, Township 12 South, Range 21 East, M. D. B. & M., has an assumed bearing of S 88°14'55" E.

T. 12 S., R. 21 E., M.D.B.& M.

EXHIBIT '2'
PARCEL 2A

PV RICCHIUTI FAMILY, L.P., a
California Partnership
580-040-11



AUBERRY ROAD

COPPER AVENUE

MINNEWAWA AVENUE

SW COR, SE $\frac{1}{4}$,
SE $\frac{1}{4}$, OF SECTION
7, 12/21

WEST LINE OF
THE SE $\frac{1}{4}$, OF THE
SECTION
7, 12/21

S88°14'56"E

1327.85'

N88°14'56"W
20.00'

SE COR OF
SECTION 7,
12/21

P.O.C.

50'

20'

N00°13'32"E

N00°13'32"E
20.00'

P.O.B.

S88°14'56"E

30'

N44°00'49"W
28.65'

S44°00'46"E

57.37'

EXISTING R/W

EXISTING R/W

30'

NAME:

DATE:

DRAWN: GMEDINA

09/02/16

CHECKED: GMEDINA

09/02/16

REVISION: XX

00/00/00

0

20

40

(IN FEET)



DEPARTMENT OF PUBLIC WORKS AND PLANNING

AUBERRY ROAD AND COPPER AVENUE

TRAFFIC SIGNAL

#NO.

ALL PURPOSE NOTARY ACKNOWLEDGEMENT FORM

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 _____)

On _____ before me, _____, A Notary Public personally appeared _____ 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.

By _____
Signature

(Seal)

COUNTY CLERK ACKNOWLEDGEMENT FORM

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 Fresno

On 1-3-17 before me, Donna Conley, Deputy County Clerk personally appeared Pat Ricchiuti 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,

BRANDI L. ORTH
County Clerk

By Donna Conley
Deputy



(Seal)

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by this deed to the County of Fresno, a Governmental Agency, is hereby accepted by action of the Board of Supervisors of said County of Fresno on February 7, 2017 and the Grantee consents to the recordation thereof.

BERNICE E. SEIDEL

Clerk to the Board of Supervisors

By Bernice E. Seidel
Deputy