

Recording Requested By:
County of Fresno No-Fee
Gov/t.
Code Sections 6103 & 27383

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

DEED OF EASEMENT

Tract Map 4968
CSA 34
Slope and Drainage Easement
APN: 300-340-28S (Portion)

For value received,

THE CLARKSFIELD COMPANY INC., A CALIFORNIA CORPORATION, GRANTOR,

hereby GRANT(S) to the COUNTY OF FRESNO, A POLITICAL SUBDIVISION OF THE STATE OF CALIFORNIA, GRANTEE, an easement for slope and drainage purposes including the right of way and together with all incidents and appurtenances to any slope and drainage purposes, on, over, under, through and across that certain real property in the County of Fresno, State of California, described as follows:

See Exhibit "A" and Exhibit "B" attached hereto and made a part hereof

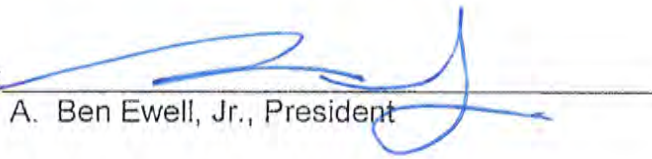
Dated: March 26, 2018

OWNER:

THE CLARKSFIELD COMPANY INC.,
A CALIFORNIA CORPORATION

By:

A. Ben Ewell, Jr., President



CALIFORNIA NOTARY ACKNOWLEDGEMENT

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 March 26, 2018 before me, Joline Gray, Notary Public,
(insert the name and title of the officer)

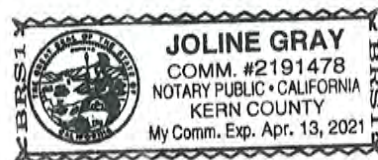
personally appeared A. Ben Ewell, Jr.

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 Joline Gray (SEAL)



APN 300-340-28S (PORTION)
SLOPE EASEMENT

EXHIBIT "A"
LEGAL DESCRIPTION

A PORTION OF LAND LYING WITHIN PARCEL 19 OF PARCEL MAP NO. 5349 RECORDED IN BOOK 34 AT PAGES 19 AND 20 OF PARCEL MAPS, FRESNO COUNTY RECORDS; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WESTERLY 37.00 FEET OF PARCEL 1 IN THE GRANT DEED RECORDED AS DOCUMENT NO. 2009-0112143, RECORDED AUGUST 13, 2009 FRESNO COUNTY RECORDS;



EXCEPTING THEREFROM ANY PORTION OF PARCELS 18 & 19 OF SAID PARCEL MAP NO. 5349 THAT LYE WITHIN THE FOLLOWING DESCRIBED PARCEL:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 19; THENCE NORTH 33°07'15" WEST A DISTANCE OF 322.28 FEET TO THE TRUE POINT OF BEGINNING SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID PARCEL 1; THENCE ALONG THE WEST LINE OF SAID PARCEL 1, NORTH 00°00'00" EAST A DISTANCE OF 157.02 FEET TO THE POINT OF BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 438.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 06°51' 23" WEST, THENCE NORTHEASTERLY, EASTERLY AND SOUTHEASTERLY ALONG SAID CURVE THRU A CENTRAL ANGLE (DELTA) OF 65°08'07" AN ARC LENGTH OF 497.93 FEET; THENCE SOUTH 31°43' 16" EAST A DISTANCE OF 6.55 FEET TO A POINT ON THE SOUTH LINE OF SAID PARCEL 1, SAID POINT ALSO BEING THE POINT OF BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 700.00 FEET, A RADIAL LINE TO SAID POINT BEARS SOUTH 03°48' 41" WEST, THENCE NORTHWESTERLY ALONG SAID CURVE THRU A CENTRAL ANGLE (DELTA) OF 13°15'17" AN ARC LENGTH OF 161.94 FEET; TO A POINT OF A REVERSE CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 650.00 FEET, THENCE NORTHWESTERLY, WESTERLY AND SOUTHWESTERLY ALONG SAID CURVE THRU A CENTRAL ANGLE (DELTA) OF 24°00'54" AN ARC LENGTH OF 272.44 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING ±28,554 SQUARE FEET, MORE OR LESS.

EXHIBIT "B"

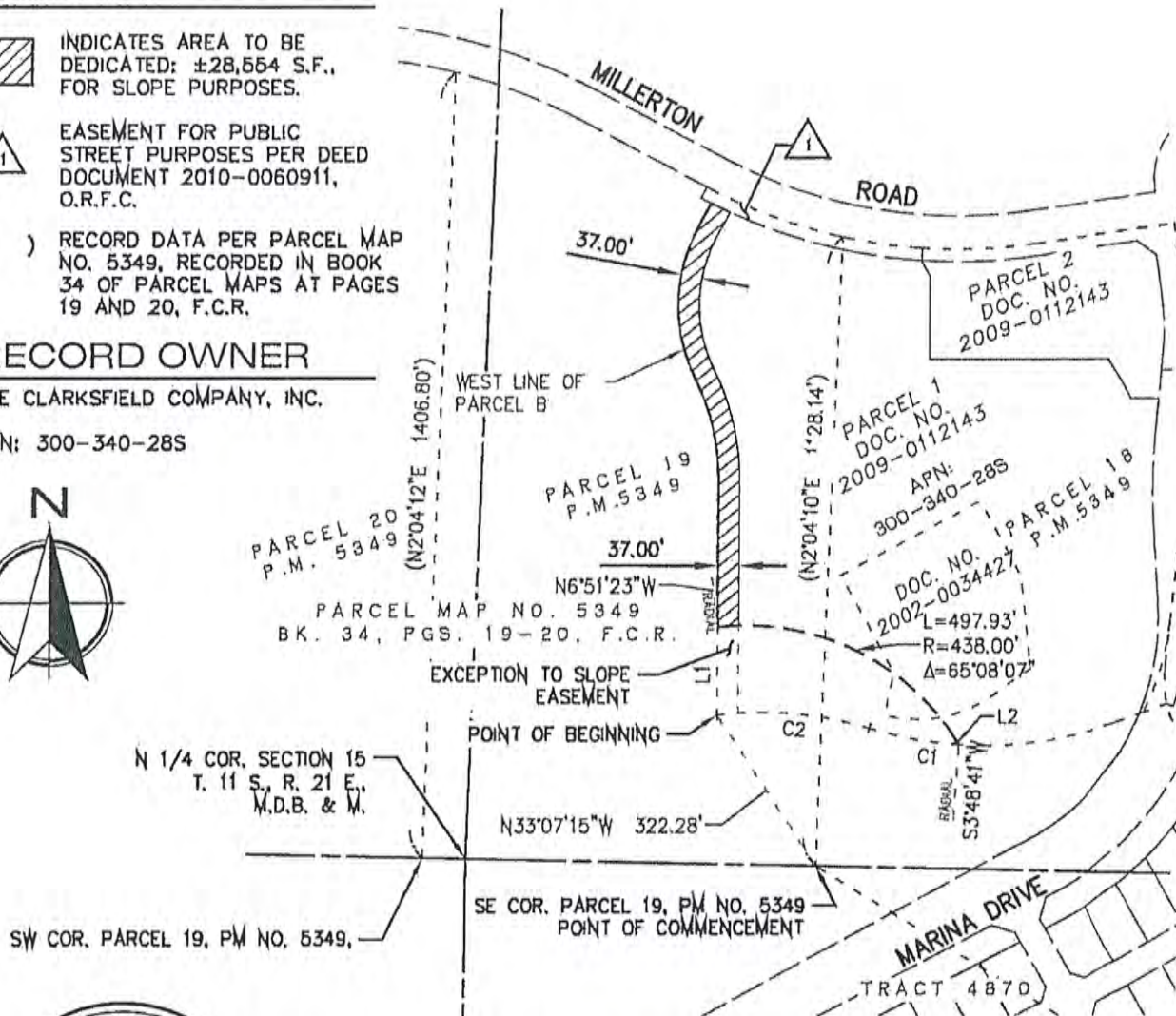
LEGEND:

-  INDICATES AREA TO BE DEDICATED: ±28,554 S.F., FOR SLOPE PURPOSES.
-  EASEMENT FOR PUBLIC STREET PURPOSES PER DEED DOCUMENT 2010-0060911, O.R.F.C.
- () RECORD DATA PER PARCEL MAP NO. 5349, RECORDED IN BOOK 34 OF PARCEL MAPS AT PAGES 19 AND 20, F.C.R.

RECORD OWNER

THE CLARKSFIELD COMPANY, INC.

APN: 300-340-285



CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA
C1	161.94'	700.00'	13° 15' 17"
C2	272.44'	650.00'	24° 00' 54"

LINE TABLE

LINE #	LENGTH	DIRECTION
L1	167.02'	N00° 00' 00"E
L2	6.55'	S31° 43' 16"E

GATEWAY
ENGINEERING, INC.

P. 559-320-0344 F. 559-320-0345 WWW.GEFRESNO.COM
5811 E. PRINCETON AVENUE, FRESNO, CA 93727-1377

PROJECT:

SLOPE EASEMENT
(EAST OF TRACT NO. 4968)

DESCRIPTION:

A PORTION OF SECTION 15,
T. 11 S., R. 21 E., M.D.B. & M.

JOB NO.:

199131

DATE:

3/21/18

SCALE:

1" = 300'

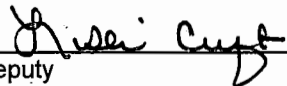
SHEET:

1 OF 1

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 April 17, 2018 and the Grantee consents to the recordation thereof.

BERNICE E. SEIDEL
Clerk of the Board of Supervisors
County of Fresno, State of California

By 
Deputy