

Recording Requested by  
San Diego Gas & Electric Company

When recorded, mail to:

San Diego Gas & Electric Company  
P O Box 129831  
San Diego, CA 92123-1569  
Attn: Real Estate Records - CP12A

Recorded in Official Records, Orange County  
Hugh Nguyen, Clerk-Recorder



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2019000454988 9:07 am 11/15/19

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SPACE ABOVE FOR RECORDER'S USE

Project No.: 3-257833  
Notif. No.: 3-268302  
A.P. No. : 123-411-01  
SR No.: 427316

Transfer Tax- \$0 Consideration less than  
\$100.00 (R&T 11911)

SAN DIEGO GAS & ELECTRIC COMPANY

RW370782

*Crystal J. Azellano*

EASEMENT

CAPISTRANO UNIFIED SCHOOL DISTRICT, (Grantor), grants to SAN DIEGO GAS & ELECTRIC COMPANY, a corporation (Grantee), an easement and right of way in, upon, over, under and across the lands hereinafter described, to erect, construct, change the size of, improve, reconstruct, relocate, repair, maintain and use facilities consisting of:

1. Underground facilities, together with aboveground structures consisting of, but not limited to, pad-mounted electrical equipment, and appurtenances for the transmission and distribution of electricity.
2. Communication facilities, and appurtenances.

The above facilities will be installed at such locations and elevations upon, along, over and under the hereinafter described easement as Grantee may now or hereafter deem convenient or necessary. Grantee also has the right of ingress and egress, to, from and along this easement in, upon, over and across the hereinafter described lands. Grantee further has the right, but not the duty to clear and keep this easement clear from explosives, buildings, structures and materials.

The property in which this easement and right of way is hereby granted is situated in the City of Dana Point, County of Orange, State of California described as follows:

That portion of the Rancho Boca de La Playa, as shown on a Map recorded June 29, 1887 in Book 4, Pages 118 and 119 of Patents, Records of Los Angeles County, California, said portion is more particularly described in the Final Order of Condemnation, filed on February 09, 1961 in Book 5625, Page 188 of Official Records, in the Office of the County Recorder of said County of Orange.

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The easement in the aforesaid property shall be a strip of land, including all of the area lying between the exterior sidelines, which sidelines shall be three (3) feet, measured at right angles, on each exterior side of each and every facility installed, the approximate location being shown and delineated as "UTILITY FACILITIES" on the Exhibit "A", attached hereto and made a part hereof.

In order to provide adequate working space for Grantee, Grantor shall not erect, place or construct, nor permit to be erected, placed or constructed any building or other structure, park any vehicle, deposit any materials, plant any trees and/or shrubs or change ground elevation within eight (8) feet of the front of the door or hinged opening of any above ground facility installed within this easement.

Grantor grants to Grantee the right to erect and maintain on Grantor's property immediately adjacent to this easement retaining walls and/or protective barricades as may be necessary for Grantee's purposes.

Grantor shall not erect, place or construct, nor permit to be erected, placed or constructed, any building or other structure, plant any tree, drill or dig any well, within this easement.

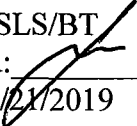
Grantor shall not increase or decrease the ground surface elevations within this easement after installation of Grantee's facilities, without prior written consent of Grantee, which consent shall not unreasonably be withheld.

Grantee shall have the right but not the duty, to trim or remove trees and brush along or adjacent to this easement and remove roots from within this easement whenever Grantee deems it necessary. Said right shall not relieve Grantor of the duty as owner to trim or remove trees and brush to prevent danger or hazard to property or persons.

CONDUITS CARRY HIGH VOLTAGE ELECTRICAL CONDUCTORS, therefore Grantor shall not make or allow any excavation or fill to be made within this easement WITHOUT FIRST NOTIFYING SAN DIEGO GAS & ELECTRIC COMPANY BY CALLING (619) 696-2000, and OBTAINING PERMISSION.

The legal description for this easement was prepared by San Diego Gas & Electric Company pursuant to Section 8730 of the Business and Professions Code, State of California.

This easement shall be binding upon and inure to the benefit of successors, heirs, executors, administrators, permittees, licensees, agents or assigns of Grantor and Grantee.

Drawn: SLS/BT  
Checked:   
Date: 07/21/2019

IN WITNESS WHEREOF, Grantor executed this instrument this 17th day of October, 20 19.

GRANTOR

CAPISTRANO UNIFIED SCHOOL DISTRICT

  
Signature

Clark Hampton  
Print Name

Deputy Superintendent  
Title

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 Orange

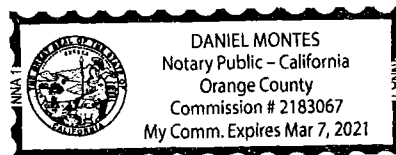
On October 17, 2019, before me Daniel Montes, Notary Public,  
(name, title of officer)

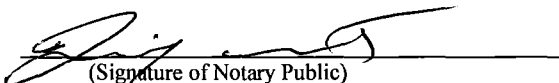
personally appeared Clark Hampton,

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.

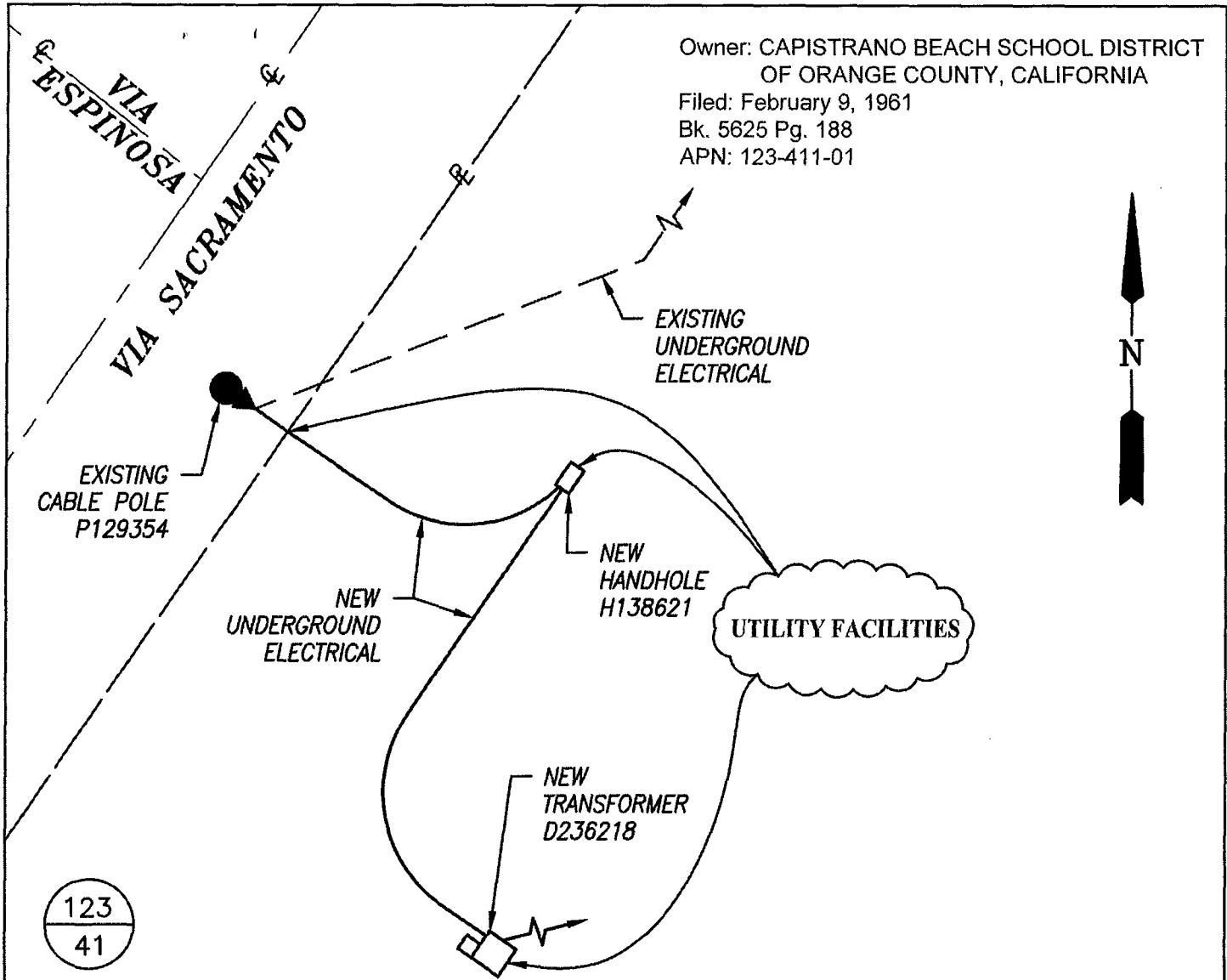
WITNESS my hand and official seal.



  
(Signature of Notary Public)

(Notary Seal)

Owner: CAPISTRANO BEACH SCHOOL DISTRICT  
 OF ORANGE COUNTY, CALIFORNIA  
 Filed: February 9, 1961  
 Bk. 5625 Pg. 188  
 APN: 123-411-01



POR. RANCHO BOCA DE LA PLAYA  
 BK 4 PG 118&119 OF PATENTS  
 06-29-1887  
 (LOS ANGELES CO. REC.)

SDG&E RW 370782

**UG ELEC. EXHIBIT "A"**

<b>SAN DIEGO GAS &amp; ELECTRIC</b> SAN DIEGO, CALIFORNIA	ORIGINATOR: STAMPON	OK TO INSTALL:	PROJECT NO. 3-257833
	SURVEYED BY: NONE	R/W OK:	NOTIF. NO. 3-268302
<b>CUSD PALISADES ELEMENTARY SCHOOL</b> 26462 VIA SACRAMENTO CAPISTRANO BEACH ORANGE COUNTY	DRAWN BY: SLS/BT	DATE: 7/21/19	DRAWING NO.
	DATE: 07/21/2019	THOS. BROS. 972-C7	
	SCALE: NOT TO SCALE		

NO.	SUPPLEMENTS	DATE:	BY	APP'D