

ATTACHMENT “F”

09CC100 - Foxen Oaks

APN: 133-070-035

5th Supervisorial District

Parcel Validity Study

APN 133-070-035

Summary

R. STEPHEN LEGER
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September 20, 2007

Mr. Michael Emmons
County Surveyor
County of Santa Barbara, Public Works Department
123 East Anapamu Street
Santa Barbara, Ca. 93101

RE: Summary Letter for CC Application 09-CC-078 (APN 133-070-035)

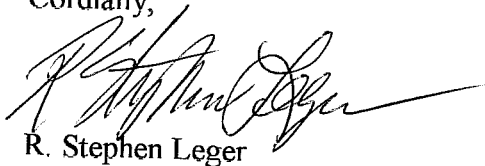
Dear Mr. Emmons:

This is a brief summary of my research concerning the application for an unconditional certificate of compliance concerning a parcel of land known as assessor's parcel number 133-070-035. My research shows that said parcel was created lawfully as a *remainder parcel*. The property in question is roughly a triangular shaped parcel of land lying within Section 33, Township 9 North, Range 32 West, San Bernardino Base and Meridian, and abutting the Rancho Tinaquaic.

The parcel was patented as the most easterly part of the lands described in the patent from the State of California to Fredrick Wickenden, as assignee of Benjamin Foxen, recorded September 20, 1875 in Book A, page 231 of Patents (Document #33). This patent created the northerly boundary of said parcel, as well as, the lands patented to the north in the patent from the State of California to James M. McElhany, recorded April 18, 1889 in Book A, page 664 of Patents (Document #34). The easterly boundary of said parcel of land was also created by said patent recorded as Book A, page 231 of Patents and the patent for the Rancho Tinaquaic recorded July 8, 1974 in Book A, page 198 of Patents (Documents #31). Finally, all the property to the west of the property in question was conveyed in the deed from Wickenden Company, a California corporation, to E. E. Henderson, recorded October 10, 1910 in Book 127, page 580 of Deeds, thus making said land a *remainder parcel*.

If you have any questions regarding this matter, please contact me.

Cordially,



R. Stephen Leger

Chain Abstract

ASSESSOR'S PARCEL NO. 133-070-035

The Fractions South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33, Township 9 North, Range 32 West, SBBM

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Pg 1

Item No.	Type of Document	From	To	Recorded	Instr. No.	Book/Page	Comments
30	Deed	Benjamin Foxen and Eduarda O. Foxen	Frederick Wickenden	August 31, 1869	-	G/738 Deeds	Fractional South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33 (APN 133-070-035)—Along with East $\frac{1}{2}$ of the West $\frac{1}{2}$ and the "Northeast $\frac{1}{4}$ " of the Southwest $\frac{1}{4}$ (probably should be NW $\frac{1}{4}$ SW $\frac{1}{4}$) See Plat No. 2
31	Patent	United States of America	William Domingo Foxen	July 8, 1874	-	A/198 Patents	Rio Tinguatic (Boundary to the southeast) See Plat No. 1
32	Decree of Distribution and Partition	Estate of William Domingo Foxen, deceased	Ramona Wickenden	March 20, 1875	-	O/209 Deeds	Tract 11 of Rio Tinguatic (Boundary to the southeast) See Plat No. 1
33	Patent	State of California	Fredrick Wickenden, assignee of Benjamin Foxen	September 20, 1875	-	A/231 Patents	Fractional South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33 (APN 133-070-035)—Along with East $\frac{1}{2}$ of the West $\frac{1}{2}$ and the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ (See Plat No. 2)
34	Patent	State of California	James M. McElhany	April 18, 1889	-	A/664 Patents	Fractional Northeast $\frac{1}{4}$ and the Fractional North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33 (Boundary to the North) See Plat No. 3
35	Deed	Frederick Wickenden and Ramona S. Wickenden, h/w	Wickenden Co., a California corporation	December 27, 1907	-	119/411 Deeds	Fractional South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33 (APN 133-070-035)—Along with East $\frac{1}{2}$ of the West $\frac{1}{2}$ and the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and other properties See Plat No. 2
36	Deed	Wickenden Co., a California corporation	E. E. Henderson	October 10, 1910	-	127/580 Deeds	Boundary to the West With this deed, the fractional South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33—9/32 SBBM becomes a REMAINDER PARCEL. See Patents Plat

ASSESSOR'S PARCEL NO. 133-070-035

The Fractions South ½ of the Southeast ¼ of Section 33, Township 9 North, Range 32 West, SBBM

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Pg 2

Item No.	Type of Document	From	To	Recorded	Instr. No.	Book/Page	Comments
37	Deed	Wickenden Co., acc	Margaret Wickenden 1/3 rd , W. C. Wickenden, 1/9 th , Eric Wickenden 1/9 th , Clarence Wickenden 1/9 th , James Wickenden 1/9 th , Amanda Zinsmaster 1/9 th , Wilhelmina Wasley 1/9 th	February 17, 1919		172/211 Deeds	<i>notes & documents description</i> The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic See Plat No. 6 & 6-A
38	Deed	W. C. Wickenden	Margaret S. Wickenden—1/9 th	April 13, 1933	2155	281/163 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
39	Decree of Distribution	Estate of Margaret S. Wickenden, deceased	W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Walter Zinsmaster, Admin for the Est. of Amanda Zinsmaster, dec., Wilhelmina Wasley	January 3, 1940	42	478/36 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
40	Decree of Distribution	Estate of Amanda W. Zinsmaster, deceased	W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Walter Zinsmaster, Wilhelmina Wasley	June 7, 1940	4437	489/388 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
41	Deed	Walter Zinsmaster	W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Wilhelmina Wasley	August 22, 1940	6674	494/246 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A

ASSESSOR'S PARCEL NO. 133-070-035

The Fractions South ½ of the Southeast ¼ of Section 33, Township 9 North, Range 32 West, SBBM

Item No.	Type of Document	From	To	Recorded	Instr. No.	Book/Page	Comments
42	Deed	W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Wilhelmina Wasley & spouses	Kathleen Kaetzel, an unmarried woman	February, 24, 1943	1244	566/380 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
43	Deed	Kathleen Kaetzel, an unmarried woman	W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Wilhelmina Wasley each a 1/5th interest	February 24, 1943	1245	564/478 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
44	Decree of Distribution	Estate of Eric C. Wickenden, deceased	Rae W. Wickenden, widow	April 12, 1946	5886	681/356 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
45	Decree of Final Distribution	Estate of Winifred C. Wickenden, deceased	Clarence F. Wickenden, 1/3rd, James D. Wickenden, 1/3rd, John D. Wasley, 1/6th, Helen Wasley Bouja, 1/6th	June 10, 1958	13211	1530/192 OR	An undivided 1/5th interest in: The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
46	Decree of Distribution	Estate of James D. Wickenden, deceased	Margaret Wickenden Robinson	November 1, 1970	11373	2307/1011 OR	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A
47	Quitclaim Deed (Out of Chronological Order)	Ansel E. Walters, husband	Merrilyn Wickenden McDonald Walters, wata, Merrilyn Wickenden McDonald	November 25, 2003	2003-0160497 OR	-	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Tiaquaic—with other property See Plat No. 6 & 6-A

ASSESSOR'S PARCEL NO. 133-070-035

The Fractions South ½ of the Southeast ¼ of Section 33, Township 9 North, Range 32 West, SBBM

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Item No.	Type of Document	From	To	Recorded	Instr. No.	Book/Page	Comments
48	Decree of Distribution	Estate of Opal W. Wickenden, deceased	Robert L. McCartney, as Trustee of the Opal Wickenden Trust (<i>testamentary</i>)	June 7, 2002	2002-0055824 OR	-	26.66% interest in The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Timaquac—with other property See Plat No. 6 & 6-A
49	Deed	Robert L. McCartney, as Trustee of the Opal Wickenden Trust (<i>testamentary</i>)	Robert L. McCartney, as trustee and any successor trustee, of the Opal Wickenden Trust, under Agreement dated July 26, 1995	June 7, 2002	2002-0055825 OR	-	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Timaquac—with other property See Plat No. 6 & 6-A
50	Deed	Robert L. McCartney, as trustee and any successor trustee, of the Opal Wickenden Trust, under Agreement dated July 26, 1995; Margaret Wickenden Robinson, unmarried woman; Merrylin Wickenden MacDonald (Walters), a married woman, sole and separate property; William T. Wasley, executor of the Estate of John De Late Wasley, deceased; Nicholas Bouja, an unmarried man	Warren Hart, an unmarried man, 13%; Me Loy H. Hart and Donna L. Hart, h/w, as Joint Tenants, 87%	November 25, 2003	2003-0160498 OR	-	The Fractional South ½ of the Southeast ¼ of Sec 33—9/32 SBBM described with a portion of the Rancho Timaquac—with other property See Plat No. 6 & 6-A

Chain Docs

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State of California }
 County of Santa Barbara }
 On this twenty first day of September A.D. One thousand eight hundred and sixty nine, before me S. W. Thompson County Clerk and ex-officio Clerk of the County Court in and for said County personally appeared Pierre Baron personally known to me to be the same person described in and who executed by Counsel of Attorney the annexed instrument as the attorney in fact of Jean Pierre Baron named in the annexed instrument as a party thereto and therein described as the party executing the same by his said Atty. and the said Pierre Baron acknowledged to me that he executed the same freely and voluntarily and for the act and deed of the said Jean Pierre Baron and for the uses and purposes therein mentioned. In Witness
 Whereof I have hereunto set my hand and
 Seal affixed the seal of said County Court, this day and Year in this Certificate first above written
 S. W. Thompson County Clerk

State of California }
 County of Santa Barbara }
 On this twenty first day of September A.D. one thousand eight hundred and sixty nine, personally appeared before me S. W. Thompson County Clerk and ex-officio Clerk of the County Court in and for the said Santa Barbara County Pierre Baron whose name is subscribed to the annexed instrument as a party thereto, personally known to me to be the same person described in and who executed the said annexed instrument as a party thereto, who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned. In Witness
 Whereof I have hereunto set my hand and
 Seal affixed the Seal of said Court this day and Year in this Certificate first above written
 S. W. Thompson County Clerk

Recorded at request of G. W. McLaughlin Sep 21st 1869 at 5:30 min past 9 o'clock A.M.
 S. W. Thompson
 County Recorder

G/138 DEEDS 8-31-1869

Benjamin Folger and
 Edwards Odum Folger }
 Frederick Wickenden }
 The Indenture, Made the Thirty-first day of August in the year One Thousand Eight Hundred and Sixty Nine, Between Benjamin Folger and Edwards Odum Folger his wife, both residents of the County of Santa Barbara, in the State of California, the parties of the first part and Frederick Wickenden of the same County and State the party of the second part Witnesseth That the said party of the first part for and in consideration of the sum of fifty (\$50.00) Dollars lawful money of the United States of America to them in hand

W. D. L.
 5th
 1869

part by the said party of the second part, at or before the making and delivery of these presents. The receipt whereof is hereby acknowledged, have granted, bargained, sold and conveyed and by these presents do grant, bargain and sell confirm and convey unto the said party of the second part and to his heirs and assigns forever, all that certain tract piece or parcel of land situate, lying and being in the County and State aforesaid and adjoining the Western line of the Truckee Ranch, described as follows to wit: The East 1/4 of S.W. quarter, East 1/4 of S.W. quarter, and from S. 1/4 of S.E. quarter and N.E. 1/4 of S.W. quarter of Section 33, and S.E. 1/4 of S.E. 1/4 of Section 32, in Township N. 10. 9. North Range N. 32 West San Bernardino Meridian. Together with all and singular the tenements, hereditaments and appurtenances therunto belonging or in any wise appertaining and the reversion and reversions, remainders and remainders, rents issues and profits thereof, And also all the estate, right title, interest, property, possession, claim and demand whatsoever, as well in law as in equity of the said parties of the first part, of in and to the above described premises and every part and parcel thereof with the appurtenances. To Have and to Hold all and singular the above mentioned and described premises, together with the appurtenances, unto the said party of the second part, his heirs and assigns forever, In Witness Whereof, the said parties of the first part, have hereunto set their hands and seals the day and year first above written.

Benjamin Tolan LS Edwarda Osuna de Tolan LS
Signed sealed and delivered in the presence of Arthur Thompson, parson
State of California
County of Santa Barbara

On this 31st day of August A.D. 1869, One thousand eight hundred and sixty nine before me Arthur Thompson, County Clerk of the County of Santa Barbara, and Ex Officio Clerk of the County Court in and for said County, personally appeared Benjamin Tolan and Edwarda Osuna de Tolan, personally known to me to be the individuals described in and who executed the within instrument as parties thereto, who each of them acknowledged to me that they each of them respectively executed the same freely and voluntarily and for the uses and purposes therein mentioned. And the said Edwarda Osuna de Tolan, wife of the said Benjamin Tolan, having been by me first made acquainted with the contents of said instrument, acknowledged to me as aforesaid that she executed the same without the hearing of her said husband that she executed the same freely and voluntarily without fear or compulsion or undue influence of her husband and that she did not wish to retract the execution of the same.

In Witness Whereof I have hereunto set my hand as aforesaid Clerk of said Court, this day and year in this forthright first above written. J. A. Thompson, County Clerk.

Recorded at the request of Maurice W. Wickenden August 31st A.D. 1869 at 30 min past 5 P.M.

J. A. Thompson, County Recorder
by Arthur Thompson, Deputy

E 1/2 NW 1/4
SE 1/2 SW 1/4
Frac. S 1/2 SE
NE 1/4 SW 1/4
S. 33
NE 1/4 SE 1/4
S. 32
T9N R 32W

31

6rd
0.3.2

The United States of America, to all to whom these presents shall come directing: Whereas, it appears from a duly authenticated transcript filed in the General Land Office of the United States that pursuant to the provisions of the act of Congress approved the third day of March, one thousand eight hundred and fifty one, entitled "An act to ascertain and settle the Private Land claims in the State of California", William Domingo Foxen, as claimant, filed his petition on the 7th day of May, 1852, with the Commissioners to ascertain and settle the Private Land claims in the State of California, sitting as a Board in the City of San Francisco, in which petition he claimed the confirmation of his title to a tract of land known by the name of Sinalquaic, situated in the County of Santa Barbara, and State aforesaid, said claim being founded on a Mexican grant to the petitioner, made on the 29th day of April, 1842, by Juan B. Alvarado, then Constitutional Governor of the Department of the Californias. And whereas, the Board of Land Commissioners aforesaid, on the 7th day of February, 1853, rendered a decree of Confirmation in favor of the claimant, which decree or decision having been taken by appeal, to the District Court of the United States for the Southern District of California, in the case entitled, "United States, Appellant }
vs } 'No. 200'"

William D. Foxen, Appellee."

It was ordered, adjudged and decreed that the decision of the said Commissioners be affirmed and that the claim of the said William D. Foxen to the land described in the grant in this case is a good and valid claim, and the same is hereby confirmed to the extent of two square leagues and no more, provided that the said quantity of two square leagues be contained within the limits called for in said grant and map to which, it refers, but if there be less than said last named quantity in the said boundaries, then the claim of the said appellee to said less quantity is hereby confirmed." And the Attorney General of the United States having given notice that appeal in this case would not be prosecuted to the Supreme Court, the aforesaid District Court at its December Term, 1856, "Ordered, adjudged, and decreed that the order granting an appeal to the Supreme Court heretofore made in this cause be, and the same is, hereby, vacated, and that the claimant have leave to proceed under the decree of this Court heretofore rendered in this cause as under a final decree." And whereas, under the 13th Section of said act of 3^d March, 1851, and the Supplemental legislation and in accordance with the proceedings had pursuant to said act and Supplemental legislation there has been deposited in the General Land Office a return with a certificate and plat of the survey of the said claim conjoin-

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ed as aforesaid, authenticated by the signature of the
United States Surveyor General of the State of California
which certificate and plat are in the words and figures
as follows, to wit: W. S. Surveyor General's Office

San Francisco California

"Under and by virtue of the provisions of the 13th Section
of the Act of Congress of the 3^d of March, 1851, entitled 'An
Act to ascertain and settle private land claims in the State
of California' and of the 13th Section of the Act of Congress ap-
proved on the 31st of August, 1853, entitled 'An Act making
appropriations for the civil and diplomatic expenses
of the Government for the year ending the 30th of June, 1853.
and for other purposes' and whereas the U. S. District
Court for the Southern District of California rendered
a decision whereby it recognized and confirmed the
title and claim of William D. Foxen to the tract of land
designated as 'Inagrawac', and the Attorney General
of the United States having given notice that on appeal
to the Supreme Court of the United States would be pro-
secuted therein as appears by the final decree of the said
District Court, a copy of which is herewith annexed.
The said tract of land was surveyed in conformity to
the grant thereof and the said decision, and I do here-
by certify that the accompanying map is a true and
accurate plat of the said tract of land as appears by
the field notes of the survey thereof, made by J. H. Lewis,
Deputy Surveyor, under the directions of this Office when
having been examined and approved and made of record in
said Office. And I do further certify that by a final de-
cree of the said District Court as appears by the certificate
thereof, which is also herewith annexed, the survey aforesaid
has become final and conclusive. And I do further cer-
tify that by virtue of the provisions of the Act of Congress
approved June 14th 1860, respecting the survey and loca-
tion of confirmed private land claims, a notice of the said
Survey was published in accordance therewith in two news-
papers, to wit: The Santa Barbara Gazette a newspaper
published in the County of Santa Barbara, State of Califor-
nia, being the newspaper published the nearest to where
the Ranch is located, the first publication being on the
30th day of August, 1860, and the last on the 20th day of Sep-
tember 1860. Also in the Los Angeles Star a newspaper
published in the City and County of Los Angeles, State
aforesaid, the first publication being on the 25th day of
August 1860, and the last on the 15th day of September 1860.
And I do further certify that the plat of said Survey was
retained in the Office, subject to inspection, during all
of four weeks and until the expiration thereof from the
date of the first publication, and that no order for the re-
turn thereof to the U. S. District Court has been filed in
this Office. And I do further certify that under and by

virtue of the said confirmation and other proceedings had in
 the matter, the said William D. Foxen is entitled to a pat-
 ent from the United States upon the presentation hereof to
 the General Land Office, for the said tract of land called
 "Simaguaco," the same being bounded and described as
 follows to wit: Beginning at a pile of stones near the
 mouth of the Arroyo Seco, thence according to the true me-
 ridian the variation of the magnetic needle being fourteen
 degrees, five minutes East South, Sixty nine degrees East,
 at five chains leaves the Valley of the Arroyo Seco and enters
 steep open hills. At two hundred and Fifty chains to a post
 house bears South, eleven degrees East, two hundred and nine-
 ten chains and twenty six links to a post marked T. B. 31.8
 32. W. S. 9 N. Secs. 25, 30, 31, 36 at intersection with line be-
 tween Range thirty one and thirty two West Township nine
 North six chains and twenty seven links South of corner to
 sections twenty one, thirty, thirty one and thirty six, four
 hundred and twenty chains to a post marked T. B. Station
 from which a white Oak tree, twelve inches in diameter bears
 North, thirty-three degrees East distant fifty seven links
 and a Live Oak, seventeen inches in diameter bears South
 eighty four degrees West, distant one chain. Thence South-
 West, one degree West, one chain and twenty links, to a
 post marked T. B. 31 W. S. 8, 9 N. Secs. 4, 5, 3, 2 & 33 at in-
 tersection with line between Townships eight and nine
 North, Range thirty one West, twenty two chains and forty
 five links East of corner to sections, four five thirty five
 and thirty three, from which a Live Oak, fourteen inches in di-
 ameter bears South, twenty degrees East distant one chain
 and seventy eight links and a Live Oak fourteen inches in
 diameter bears North, seventy six degrees West distant forty
 five links. One hundred and fifty chains to a valley corner
 North Sixty degrees West and South Sixty degrees East at
 one hundred and twenty chains and fifty links the South
 east corner of Foxen's barley field bears South, Sixty nine
 degrees West, distant fifteen chains. One hundred and ten
 to five chains to the road from San Luis Obispo course,
 South, Sixty degrees East and North, Sixty degrees West.
 One hundred and fifty one chains to the foot of Simaguaco
 Hills. Foxen's house bears North, fifty two degrees forty five
 minutes West, two hundred and eleven chains and thirty
 links to a post marked T. B. Station, from which a Live
 Oak tree fourteen inches in diameter marked T. and B.
 T. bears North, thirty four degrees West, distant one chain
 and seventy four links and a White Oak tree, thirty inches
 in diameter, marked T. S. N. R. 31 W. and T. B. T. bears South,
 eleven degrees East, distant three chains and five links.
 Thence North, Sixty nine degrees West, eighty chains to the
 dry bed of Gaudin creek six links wide, course, South
 One hundred and twenty one chains to a charred post at
 intersection with line between Range thirty one and thirty

two West, Torons up eight, North eight chains and eighty
 eight links North of corner to sections, seven, twelve, thir-
 teen and eighteen, four hundred and twenty chains to a
 post marked "P 4" Station from which a Live Oak ten in-
 ches in diameter bears South twenty three degrees east, dis-
 tant one chain, and forty five links and a Live Oak eleven
 inches in diameter bears South, twenty five degrees thirty
 minutes West, distant one chain and thirty three links.
 Thence North, twenty one degrees east, thirty four chains to the
 Canada de Santa, course, North, Sixty seven degrees west
 and South, Sixty seven degrees east, fifty four chains and
 thirty links to a post at intersection with line between
 Shippo Eight and Nine, North, Range thirty two West, twen-
 ty chains and twenty four links West of corner to sections
 three, four, thirty three and thirty four. At Seventy seven
 chains leaves the Canada de Santa, and enters Hills two
 hundred and six chains to the Valley of the Arroyo Seco, course
 North West, two hundred and ten chains and thirty links to
 the dry bed of the Arroyo Seco, twenty links wide, course,
 North, two hundred and eleven chains and thirty links
 to the point of beginning, containing Eight hundred and
 eighty eight and seven tenths of an acre, and six hundred
 and eighty four and seven tenths of an acre, and being designated upon the plat
 of the public survey as lots numbered thirty seven, thirty
 eight, thirty nine, forty, forty one and forty two East
 and lots numbered thirty seven, thirty eight, thirty nine
 North, Ranges thirty one and thirty two West, San Benito
 and Mendocino.

S. S.

In witness whereof I have hereunto signed
 my name, and caused the seal of the
 said Office to be affixed at the City of
 San Francisco, this 9th day of January
 A. D. 1868 "L. Upson"

U. S. Surveyor General

And whereas there has been deposited in the General Land
 Office a certificate dated January 8th 1868, from the Clerk
 of the Circuit Court of the United States for the District of
 California, and ex-officio clerk of the District Court of the
 United States for said District, showing that no proceedings
 have been taken in this cause since the aforesaid judi-
 cial decrees confirming title: Now know ye, that the
 United States of America, in consideration of the premises
 and pursuant to the provisions of an Act of Congress ap-
 passed of 3^d March, 1867, and the legislation supplemental
 thereto, have given and granted and by these presents
 do give and grant unto the said William D. Foxen,
 and to his heirs, the tract of land embraced and describ-
 ed in the foregoing survey, but with the stipulation that in
 virtue of the 15th Section of the said act, the confirmation
 of this said claim and this patent, "shall not affect the

LOTS 37
 T9N
 R 31 & 32
 LOTS 37
 T9N
 R 31 & 32

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State of California } On this Eighteenth day of March A. D. one
 County of Santa Barbara } 55 thousand eight hundred and seventy five
 before me H. P. Stone, County Clerk & Ex officio Clerk of the County Court
 in and for the said County of Santa Barbara personally appeared
 Nelson W. Winton and Isabella G. Winton, his wife, whose names are
 subscribed to the annexed instrument, known to me to be the same
 persons described in and who executed the said instrument, who each
 of them acknowledged to me that they respectively executed the
 same. And the said Isabella G. Winton, described as a married wom-
 an and the wife of the said Nelson W. Winton upon examination,
 without the hearing of her husband, I made her acquainted with
 the contents of said instrument, and thereupon she acknowledged
 to me that she executed the same, and that she does not wish to re-
 tract such execution. In witness whereof I have hereunto set
 my hand and affixed the seal of said Court, at my office in the
 said County of Santa Barbara the day and year in this certificate
 first above written.

(Seal)

H. P. Stone, County Clerk

By John C. Platt Deputy Clerk

Recorded at the request of Daniel S. Pearson, March 20th A. D.
 1875, at 21 min, past 2 O'clock P.M.

H. P. Stone, County Recorder

By John Janssens Deputy

0/209 Dds

Wm. Domingo Foxen

By Probate Court Decree

In

Wm. J. Foxen, Ramona McKendrew

Charles J. Foxen, Martina Foxen,

Francisca DelaCarrera,

Juana Maria Roth, Alexander Foxen,

Maria Antonia Stone,

Fredrick Foxen, Thomas Foxen,

Matthias Foxen,

In the Probate Court of the
 County of Santa Barbara,
 State of California. In the

matter of the Estate of Will-

iam Domingo Foxen, deceased.

The commissioners duly ap-

pointed by this Court to

make a partition and dis-

tribution of the real estate

deceased, having on the tenth day of March 1875, filed this report with the clerk of this Court, and the Honorable F. J. Maguire, Judge of this Court, having on said tenth day of March 1875 ordered that this be the time and place of hearing upon said report and directing that all parties interested in said Estate appear and show cause why said report shall not be confirmed and said real estate partitioned and distributed in accordance therewith, and due notice of said time and place of hearing and of said order to show cause having been given, as directed in said order, now upon hearing said report of said Commissioners & no objections to confirming the same having been made or filed, and R. M. Dillard Esq. duly appointed attorney to represent absent parties in interest having filed his written consent that the same be confirmed, It is ordered, that the said report of said Commissioners be and the same is hereby confirmed, and the said real estate partitioned and distributed in conformity with the same, and that the several devisees of said William Domingo Foxen, deceased have and hold the respective shares of said real Estate as distributed, set apart and allowed to them in said report, which is hereby referred to and made part hereof, the same being as follows, to wit; The said real estate is described as follows; All that certain tract of land situated in the County of Santa Barbara, State of California known as the Rancho "Sinaguain", being the same premises granted by Juan B. Alvarado, Governor of the Department of California to said William Domingo Foxen, on the 29th day of April 1843, and confirmed by the United States Board of Commissioners appointed to ascertain and settle private land claims in California, and finally surveyed by the United States Surveyor General for California, and duly patented by the United States to said William Domingo Foxen on the 25th day of June 1872, which Patent is recorded in the Office of County Recorder of Santa Barbara County in Book A of Patents pages 198 et seq. and is hereby referred to and made part hereof for purposes of description, which said premises are now divided into

Elmwood, as will more fully appear by plat of partition survey & subdivisions annexed hereto & made part hereof. The said partitions are distributed, set apart and allotted to said devisees of said deceased as follows; II. To William J. J. Foyers all of that certain tract numbered seven (7) as laid down and numbered on the said plat of partition survey and subdivisions hereto annexed and bounded on the north by the Siquio Rancho, on the East by tract numbered six (6) on said plat of partition survey, on the south by lands of Laguna Rancho owned by said William J. J. Foyers and on the west by tract numbered eight (8) on said plat of partition survey, containing eight hundred & six $\frac{7}{100}$ (806.74) acres and all improvements thereon. II To Ramona Wickenden tract num-

bered eleven (11) on said plat of partition survey, bounded on the north by the Rancho "Siquio", on the East by tract numbered ten (10) on said plat of partition survey; on the south by lands of the Laguna Rancho now owned by said William J. J. Foyers and on the west by lands of Frederick Wickenden; containing eight hundred and six $\frac{7}{100}$ (806.74) acres and being the tract upon which are the house and improvements now occupied by said Ramona Wickenden, -

x III. To Charles J. Foyers tract numbered five (5) on said plat of partition survey and bounded on the north by the Rancho Siquio on the East by tract numbered four (4) on said plat of partition survey; on the west by tract numbered six (6) on said plat of partition survey and on the south by lands of the Laguna Rancho owned by W. J. J. Foyers; containing eight hundred and six $\frac{7}{100}$ (806.74) acres & being the same tract of land upon which are the house and improvements occupied by the said William Domingo Foyers in his lifetime. IV To Martina Freeman tract numbered three

(3) on said plat of partition survey, bounded on the north by the Rancho Siquio on the East by tract numbered two (2) on said plat of partition survey, on the south by lands of the Laguna Rancho owned by said William J. J. Foyers and on the west by tract numbered four (4) on said plat of partition survey & containing eight hundred and six $\frac{7}{100}$ (806.74) acres.

V. To Francisco Dela Guerra, tract numbered two (2) on said plat of partition survey, and bounded on the North by the "Sisquoc" Rancho, on the East by tract numbered one (1) of said plat of partition survey, on the South by lands of the "Laguna" Rancho now owned by John S. Bell and on the West by tract numbered three (3) on said plat of partition survey; and containing eight hundred & six $\frac{7}{16}$ (806.74) acres.

VI. To Juana Maria Roth tract numbered ten (10) on said plat of partition survey, and bounded on the North by the "Sisquoc" Rancho, on the East by tract numbered nine (9) on the said plat of partition survey; on the South by lands of the "Laguna" Rancho and on the West by tract numbered eleven (11) on said plat of partition survey, and containing eight hundred & six $\frac{7}{16}$ (806.74) acres.


VII. To Alexander Foyen tract numbered six (6) on said plat of partition survey and bounded on the North by the "Sisquoc" Rancho; on the East by tract numbered five (5) on said plat of partition survey, on the South by lands of the "Laguna" Rancho owned by William J. Foyen and on the West by tract numbered seven (7) on said plat of partition survey and containing eight hundred & six $\frac{7}{16}$ (806.74) acres.

VIII. To Maria Antonia Stone tract numbered four (4) on plat of partition survey, and bounded on the North by the "Sisquoc" Rancho; on the East by tract numbered three (3) on said plat of partition survey; on the South by lands of the "Laguna" owned by William J. Foyen and on the West by tract numbered five (5) on said plat of partition survey, and containing eight hundred & six $\frac{7}{16}$ (806.74) acres.

IX. To Frederick Foyen, tract numbered eight (8) on said plat of partition survey, and bounded on the North by the "Sisquoc" Rancho, on the East by tract numbered seven (7) on said plat of partition survey; on the South by lands of "Laguna" Rancho owned by William J. Foyen and on the West by tract numbered nine (9) on said plat of partition survey, and containing eight hundred & six $\frac{7}{16}$ (806.74) acres.

X. To Thomas Foyen, tract numbered nine (9) on said plat of partition survey, and bounded on the North by the

Siaguo Ranch on the East by tract numbered eight (8) on said plat of partition survey; on the South by lands of the Laguna Ranch now owned by William J. J. Foxen, and on the West by tract numbered ten (10) on said plat of partition survey, and containing eight hundred & six $\frac{7}{10}$ (806.74) acres. XI. In Matilda Foxen, Tract numbered one (1) on said plat of partition survey, and bounded on the north by the Rancho Siaguo; on the East by lands of the Laguna Ranch now owned by John S. Bell; on the South by lands of the Laguna Ranch owned by John S. Bell and on the West by tract numbered two (2) on said plat of partition survey, and containing eight hundred & six $\frac{7}{10}$ (806.74) acres. Done in open Court this twentieth day of March A. D. one thousand eight hundred & seventy-five.


 Attest

F. J. Maguire
 Probate Judge

No. P. Stone Clerk

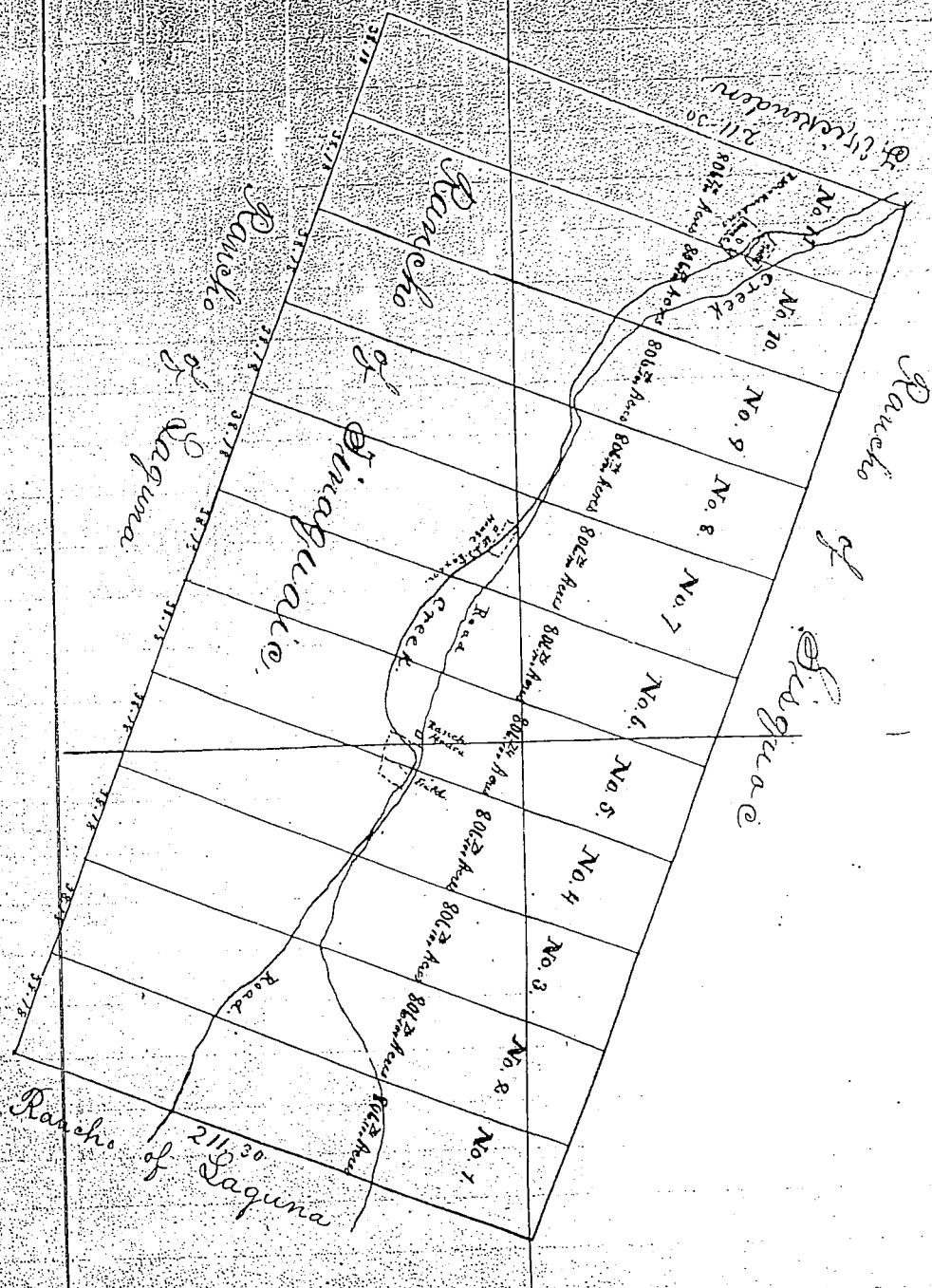
By John C. Platt, Deputy Clerk

Filed March 20th A. D. 1875, No. P. Stone Clerk By John C. Platt
 Deputy Clerk. Recorded at request of William J. J. Foxen, et als.
 March 20th A. D. 1875, at 45 mins, past 4 P. M. No. P. Stone, County
 Recorder, By John C. Platt, Deputy.

State of California } J. No. P. Stone, County
 County of Santa Barbara } Clerk, and ex officio Clerk
 County Clerks Office March 20th 1875 } of the Probate Court, in
 and for the County of Santa Barbara, do hereby certify
 that I have compared the foregoing copy of The Decree
 of Partition and Distribution of Real Estate of the Foxen Estate
 and of the endorsements thereupon, with the original
 records of the same remaining in this office, and that the
 same are correct transcripts therefrom, and of the whole
 of said original records. Witness my hand and the
 Seal of said Court this 20th day of March A. D. 1875.



No. P. Stone Clerk
 By John C. Platt, Deputy Clerk



Scale 40 chains to 1 inch.

Plat of the Rancho of Sinaguaira, as partitioned and distributed by commissioners for partition and distribution of the estate of William Domingo Foxen, deceased, made by order of the Hon. Probate Court of the County of Santa Barbara, State of California dated on the 13th day of February A. D. 1875.

Recorded at request of William J. Foxen et. al. March
20th A. D. 1875 at 45 min past 4 P. M. H. P. Stone
County Recorder By John C. Platt Deputy

Henry F. Sambert }
do }
Theodore C. Otis } Know all men, that I, Henry F.
Sambert, of the city and County of
Santa Barbara, State of California,
for and in consideration of the sum

of fifteen hundred and forty dollars, gold coin, do hereby
grant unto Theodore C. Otis of the same County and State
the following described real property situated within said
County of Santa Barbara, and bounded as follows: Begin-
ning at the Northwest corner of Lot numbered Thirty one (31)
on an Official Map of outside lands of the Pueblo of San-
ta Barbara, made by W. H. Norway and approved by the
Board of Trustees of the Town of Santa Barbara, thence 1st
East 15.50 chains to the west bank of a creek which runs
through said lot, thence 2nd South westerly along the west
bank of said creek to the South line of said lot no. 31, thence
3rd West 3.25 chains to the S. W. corner of said lot, thence
4th North 20.00 chains to the place of beginning, Being a part
of said lot no. 31 and containing 17⁴⁰⁰ acres of land. Wit-
ness my hand and Seal this Eighteenth day of March
A. D. 1875.

Henry F. Sambert seal

H. G. Crane.

State of California }
County of Santa Barbara, } p.

On this 18th day of March A. D. 1875
before me H. G. Crane a Justice of the Peace within and
for the 2^d Township, County of Santa Barbara, personally
appeared Henry F. Sambert known to me to be the per-
son whose name is subscribed to the within instru-
ment and he acknowledged to me that he executed
the same. In witness whereof I have hereunto set my

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day of May in the year of Our Lord One thousand eight hundred and seventy five and of the Independence
of the United States the Ninety-ninth

By the President U. S. Grant By S. D. Williamson Secretary
McLippin Receiver of the General Land Office

Seal

Recorded, Vol. 8, Page 295

Recorded at the Register of Ranuncius, Susata September 4th A.D. 1875 at 20 minutes past
11 o'clock A.M.

No. P. Stone County, Recorder
By John Jansons Deputy

United States of America A/231 PAT.
State of California A-20-1875

To all to whom these presents
Shall come, Greeting. Whereas, Under the provisions
of the several acts of the Congress of the United States, enti-
tled "An Act to appropriate the proceeds of the Sales of the
Public Lands and to grant the Emption Rights" ap-
proved September fourth, eighteen hundred and
fifty one, Five hundred thousand Acres of the Pub-
lic Lands were granted to the State of California and
an act entitled "An Act to provide for the Survey
of the Public Lands in California, the Granting of Pre-
emption Rights therein, and for other purposes," ap-
proved March third, eighteen hundred and fifty
three, Ten Sections of Land were granted for the erec-
tion of Public Buildings, and Sixty-two sections for
a Seminary of Learning, also the Sixteenth and thirty
sixth Sections of each Township in said State; also
an Act entitled "An Act donating Public lands to the
several States and Territories which may provide Col-
leges for the benefit of Agriculture and the Mechan-
ic Arts" approved July second, eighteen hundred
and sixty-two, One hundred and fifty thousand
Acres of the Public Lands were also granted to said State;
And Whereas, the Legislature of the State of California
has provided for the Sale and conveyance of said lands
by Statute enacted from time to time; And Whereas,
it appears by the Certificate of the Register of the State
Land Office No. 1785 issued in accordance with the
provisions of law, bearing date the 21st day of April
A.D. 1874, that the Tracts of Grant of Sixteenth and
thirty sixth Sections School Land hereinafter descri-
bed have been duly and properly located in accord-
ance with law. And that Frederick Wickenden as-
signed of Benjamin Foxen is entitled to receive a
patent therefor. Now, therefore, the State of Cali-
fornia hereby grants to the said Frederick Wicken-
den and to his heirs and assigns forever, the said
tracts of land located as aforesaid, and which

are known and described as follows, to wit: The East half of South West quarter, East half of South West quarter, fractional South half of South East quarter and North West quarter of South East quarter of Section 33, North Three, and North East quarter of South East quarter of Section thirty two (32) in Township Nine (9) North, Range thirty two (32) West San Bernardino Meridian and containing two hundred and forty five $\frac{1}{2}$ acres, taken in lieu of two hundred and eighty acres, together with all the privileges and appurtenances therunto appertaining and belonging. To have and to hold the aforesaid premises, to the said Frederick Weckenden and to his heirs and assigns, to his and their use. In testimony whereof, I, Newton Booth Governor of the State of California, have caused these Letters to be made patent, and the Seal of the State of California to be hereunto affixed. Given under my hand at the City of Sacramento, this third Seventy third day of April in the year of our Lord one thousand eight hundred and seventy four.

Newton Booth
Governor of State

Attest, Drury Melone
Secretary of State

Countersigned, Robert Gardner
Register of State Land Office
Recorded at request of Fred. Weckenden, September 20th A. D. 1875. at 4.5 minutes past 10 A. M.
H. P. Stone County Recorder By John Janssens Deputy

United States of America
State of California

To all to whom these presents shall come, Greeting:
Whereas, Under the provisions of the several Acts of the Congress of the United States, entitled "An Act to appropriate the proceeds of the Sales of the Public Lands and to grant Pre-emption Rights," approved September fourth, eighteen hundred and forty one, Five Hundred thousand Acres of the Public Land were granted to the State of California; and an act entitled "An Act to provide for the Survey of the Public Lands in California, the granting of Pre-emption Rights therein, and for other purposes," approved March third, eighteen hundred and fifty three, Ten Sections of Land were granted for the erection of Public Buildings, and Seventy-two Sections for a Seminary of Learning, also the

E 1/2 NW 1/4
E 1/2 SW 1/4
S 1/2 SE 1/4
NW 1/4 SW 1/4

S 33

AND

NE 1/4 SE 1/4
S 32

T 9 N R 32 W
24 S AC.

Seal

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Section North of range thirty three West of San Bernardino Meridian in California containing one hundred and fifty acres according to the official Plat of the Survey of the said land returned to the General Land Office by the Surveyor General.

Now Know All That there is hereto granted by the United States unto the said Guadalupe de Paez the tract of land above described. To have and to hold the said tract of land, with the appurtenances thereto, unto the said Guadalupe de Paez and to her heirs and assigns forever, subject to any vested and accrued water rights for mining, agricultural, manufacturing or other purposes, and rights to ditches and reservoirs used in connection with such water rights, as may be recognized and acknowledged by the local customs, laws, and decisions of Courts, and also subject to the right of the proprietor of a vein or lode to extract and remove his ore therefrom, should the same be found to penetrate or intersect the premises hereto granted as provided by law.

In Testimony Whereof I, Chester A. Arthur, President of the United States of America, have caused these letters to be made Patent, and the seal of the General Land Office to be hereto affixed.

Given under my hand at the City of Washington, the thirty first day of March, in the year of our Lord one thousand eight hundred and eighty four, and of the Independence of the United States the one hundred and eighth.

By the President: Chester A. Arthur
[Handwritten signature] By [Handwritten signature], Asst. Secretary.

Recorded Vol. 5 Page 364.

A. H. Clark Recorder of the General Land Office.

Recorded at request of H. H. Doughton. at 9. A. M.
March 23rd 1889.

C. H. Stuart. Recorder.

State of California
to
James M. McElhenny

A/064 PATENTS
United States of America.
State of California.

To all to whom these presents shall come, Greeting:
Whereas, Under the provisions of the several Acts of the Congress of the United States, entitled "An Act to appropriate the proceeds of the sales of Public Lands and to grant Pre-emption Rights", approved September 4th 1850, Five Hundred Thousand Acres of the Public Lands were granted to the State of California, and an Act entitled "An Act to provide for the Survey of the Public Lands in California, the granting of Pre-emption Rights therein, and for other purposes approved March 3^d 1853, Seven Sections of Land were granted for the erection of Public Buildings, and Twenty-two Sections for a Seminary of Learning, also the Sixteenth and Thirty-fifth Sections of each Township in said State; also, an Act entitled "An Act donating Public Lands to the several States and Territories which may provide Colleges for the benefit of Agriculture and the Mechanic Arts", approved July 2^d

1861. One Hundred and Fifty Thousand Acres of the Public Lands were also granted to said State.

And Whereas the Legislature of the State of California has provided for the sale and conveyance of said Lands by Statute enacted from time to time; And Whereas it appears by the Certificate of the Register of the State Land Office No. 6922 issued in accordance with the provisions of law bearing date the fourteenth day of December, 1888 that the tract of Grant of Sixteenth and Thirty-sixth Sections School Land hereinafter described have been duly and properly located in accordance with law, and that James M. McElhany is entitled to receive a Patent therefor.

Now, Therefore, The State of California hereby grants to the said James M. McElhany, and to his heirs and assigns forever the said tracts of land located as aforesaid and which are known and described as follows, to wit:

The fractional North East quarter and fractional North half of South East quarter of Section Thirty Three (33) in Township Nine (9) North, Range Thirty two (32) West San Bernardino Meridian, containing Two hundred and fifteen (215) $\frac{7}{10}$ acres, together with all the privileges and appurtenances thereto appertaining and belonging. To have and to hold the aforesaid premises to the said James M. McElhany and to his heirs and assigns, to him and their use and behoof forever.

In Testimony Whereof, J. R. W. Waterman, Governor of the State of California, have caused these Letters to be made Patent, and the Seal of the State of California to be hereunto affixed.

Given under my hand, at the City of Sacramento, this the fourteenth day of December, in the year of our Lord one thousand eight hundred and eighty eight.

Great Seal of State

R. W. Waterman,

Governor of State.

Attest: William C. Hendricks

State Land Office Seal

Secretary of State.

Countersigned: Thos. Reichert

Register of State Land Office

Recorded at request of J. M. McElhany at 9, A. M.
April 18th 1889.

C. A. Stewart, Recorder.

United States

to

Cassius N. Glines,

Certificate

No. 6922.

The United States of America;

To all to whom these presents shall come, Greeting:

Whereas Cassius N. Glines, of Santa Barbara County, California has deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at San Francisco, California whereby it appears that full payment has been made by the said Cassius N. Glines according to the provisions of the Act of Congress of the 24th

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FREDERICK WICKENDEN, et ux.

-to-

WICKENDEN CO.

a corporation

THIS INDENTURE, made this 10th day of December Nine-
teen Hundred and Seven, between Frederick Wickenden and
his wife Ramona S. Wickenden, of the County of Santa
Barbara, State of California, parties of the first part,

and the "Wickenden Co.", a Corporation organized under the laws of the state of California
and having its principal place of business at Sisquoc, in Santa Barbara County, California,
the party of the second part, Witnesseth: that the said parties of the first part, for and
in consideration of the sum of Ten Dollars, lawful money of the United States of America,
to them in hand paid by the said party of the second part, the receipt whereof is hereby
acknowledged, have granted, bargained and sold, conveyed and confirmed, and by these presents
do grant, bargain, sell, convey and confirm, unto the said party of the second part and to
its successors and assigns forever, all those certain lots, pieces or parcels of land,
situate, lying and being in the County of Santa Barbara, State of California, particularly
described as follows:

First. All that part of the Rancho called "La Laguna de San Francisco" as is particu-
larly described as sections or subdivisions twenty three (23), twenty four (24), twenty
five (25) and twenty six (26), and parts or fractions nineteen (19) and thirty (30), as
the same are surveyed, numbered and laid down on a map thereof made by John L. Stow, Sur-
veyor, in September 1870, and entitled "Map of a part of the Rancho La Laguna", situated in
the County of Santa Barbara, subdivided for Dr. J.B. Shaw", which map is on file in the office
of the County Recorder of said County, and is attached to page 71 of book B of Miscellaneous
records of said County; said tracts of land containing, in the aggregate, 2735 acres of
land.

Second. All of the following described parcels of land, in and a part of Township
number nine (9), Range Thirty two (32), West, San Bernardino Meridian, to wit: The South
West quarter of section number fifteen, (15); the North East quarter, the north half of the
north west quarter, and the south east quarter of the north west quarter, of section num-
ber twenty one (21); The W. 1/2 of the N.W. 1/4 and the 21.65 acres of the S.W. 1/4 of the N.W. 1/4
Section 22 as is particularly described in deed from the Sisquoc Investment Company of
record in the office of the County Recorder of said Santa Barbara County in Book 114 of ...
deeds, page 90; the north half of the south west quarter and the south east quarter of the
south west quarter, of section twenty two (22); fractional north east quarter of the north
west quarter of section twenty seven (27); the east half of the north west quarter, the east
half of the south west quarter, fractional south half of the south east quarter, and the
north west quarter of the south west quarter of section thirty three (33); and the north
east quarter of the south east quarter of section number thirty two (32); all in said Town-
ship and Range aforesaid.

Third. Tracts number ten (10) and eleven (11) of the Tinaquic Rancho, as said tracts
are laid down and numbered on the plat of partition survey of said Tinaquic Rancho annexed
to and made a part of the final decree of distribution and partition in the matter of the
estate of William Domingo Foxen, deceased, made and entered in the Probate Court of said
County of Santa Barbara on March 20, 1875 and recorded in the office of the County Recorder
of said County in book "0" of deeds, page 209 to 213; said tracts ten and eleven of said
Rancho containing, each, eight hundred and six (806) acres of land.

Fourth: In the Town of Los Alamos, lots twenty one (21), twenty two (22), twenty
three (23), twenty four (24), twenty five (25) and twenty six (26) in block number eight
(8); lots seven (7), eight (8) and nine (9) in block number seventeen (17); and the south

E 1/2 NW 1/4, E 1/2 SW 1/4; Sec. 5 1/2 SE 1/4; NW 1/4 SW 1/4 S. 33;

T9N
R32W
SW 1/4 S. 15

NE 1/4
N 1/2 NW 1/4
(N.W. 1/4)

SE 1/4 NW 1/4
S. 21

W 1/2 NW 1/4
21.65 Ac. of

SW 1/4 NW 1/4
S. 22

PER 114/90
Dds

N 1/2 SW 1/4

SE 1/4 SW 1/4
S. 22

SW 1/4 NW 1/4
S. 27

half of lot sixteen (16) in block number nine (9),---according to the official map of said town on file in the office of said County Recorder.----

And said parties of the first part do hereby sell, transfer and deliver to said party of the second part all the live stock, vehicles and farming implements by the said parties of the first part now owned, the same being situate upon the above described lands, and consisting of farming implements, wagons, a buggy, about three hundred head of cattle and about twelve head of horses.

Together with the appurtenances therunto belonging and appertaining, and the tene-
ments, hereditaments, the reversion and reversions, remainder and remainders, rents, issues
and profits thereof.

TO HAVE AND TO HOLD, the said premises and properties, together with the appurte-
nances, unto the said party of the second part and to its successors and assigns forever.

In Witness Whereof the said parties of the first part have herunto set their hands
and seals on this the day and year first in this instrument writ_en.

County of Santa Barbara, }
STATE OF CALIFORNIA } ss.

Frederick Wickenden (Seal)

Ramona S. Wickenden (Seal)

On this 24th day of December in the year 1907, before me, C. H. Pearson,
a Notary Public in and for said County and state, personally appeared Frederick Wickenden and
Ramona S. Wickenden his wife, known to me to be the persons described in and whose names are
subscribed to the foregoing instrument, and they acknowledged to me that they executed
the same.

Witness my hand and official seal.

(Notarial Seal)

C. H. Pearson,
Notary Public in and for the County of
Santa Barbara, State of California.

Filed for Record at the Request of R.A. Wickenden, Sec'y Dec. 27th A.D. 1907 at 10 o'clock, a.m.

MARK BRADLEY, Recorder.

By A. M. Knight Deputy Recorder.

ALFRED EDWARDS
-with-
SANTA BARBARA SCHOOL DISTRICT

This Agreement Made and entered into this 20th day of
December, 1907 by and between Alfred Edwards of the City
of Santa Barbara, State of California, party of the first
part and Santa Barbara School District, a municipal corpor-
ation of the State of California and in the County of Santa Barbara, the party of the second
part, Witnesseth:

That said party of the first part hereby agrees to sell and said party of the second
part hereby agrees to buy the following described parcel of land situated in the City of
Santa Barbara, County of Santa Barbara, State of California, and being part of Block No. 252
of said city and being bounded and described as follows, to wit:

Beginning at the south corner of said block, running thence northeasterly along the
NCEB southeast line of said block 100 feet;----- thence at a right angle and into said
NCEB block north westerly 100 feet more or less to northwest line of land now or formerly of...
NCEB A. Q. Norton, thence at a right angle southwesterly 100 feet to the southwest line of said
block, thence at a right angle southeasterly along the southwest line of said block 100
feet to the point of beginning.

The purchase price hereby agreed upon for said parcel of land is Two Thousand and
Seventy (\$2070.00) Dollars, whereof One Thousand (\$1000.00) Dollars has been paid by said

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particularly described as follows, to wit:

All that part of Section Thirty-three (33) Township Nine (9) North Range Thirty-two (32) West S. B. M. described as follows: Commencing at the North West Corner of the South West quarter of the South East quarter of said Section Thirty-three (33) and running thence North Sixty and 50/100 (60.50) chains to the North line of said section thirty-three (33); thence along said North line of section thirty-three (33) East twenty-three and 80/100 (23.80) chains; thence South Fifteen and 71/100 (15.71) chains; thence South 23 1/4 W. Forty-nine and 10/100 (49.10) chains; thence West Four and 30/100 (4.30) chains to the point of beginning, and containing One Hundred (100) acres of land, being the extreme western one hundred acres of what is known as the Blackman tract in said section thirty-three.

Together with all and singular the tenements, her appurtenances and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold all and singular the said premises, together with the appurtenances, unto the said party of the second part, and to his heirs and assigns forever.

In witness whereof, the said party of the first part has hereunto set his hand and seal, the day and year first above written.

Signed, Sealed and Delivered in
the Presence of

R. A. Wickenden (Seal)

State of California,
County of San Luis Obispo,) ss.

On this 29th day of April, 1909, before me, C. P. Maetzel, a Notary Public in and for said County of San Luis Obispo, State of California, personally appeared R. A. Wickenden, personally known to me to be the said person described in and whose name is subscribed to the within and foregoing instrument, and he duly acknowledged to me that he executed the same.

In witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Notarial Seal)

C. P. Maetzel
Notary Public
in and for said County of San Luis Obispo,
State of California.

FILED for record at the request of A. W. Bigler Oct. 10th A. D. 1910, at 12 min. past 9 o'clock, A. M.

Mark Bradley
Recorder.

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580 DEEDS

Wickenden Co.)
-to-)
W. W. Henderson,)

This Indenture, made this 29th day of April, 1909, between
~~The Wickenden Co.~~, a corporation organized and existing under and
by virtue of the laws of the State of California, the party of the
first part, and ~~W. W. Henderson~~, of the County of Santa Barbara, State of California,
the party of the second part,

Witnesseth: That the said party of the first part, for and in consideration of the
sum of Ten (\$10.00) Dollars, gold coin of the United States of America, to it in hand
paid by the said party of the second part, the receipt whereof is hereby acknowledged, does
by these presents grant, bargain, sell, convey and confirm unto the said party of the second
part, and to his heirs and assigns forever, all those certain lots, pieces or parcels of
land situate, lying and being in the County of Santa Barbara, State of California, and

particularly described as follows, to wit:

All that part of Section Thirty-three (33) Township Nine (9) North Range Thirty-two (32) West S. B. L. described as follows: Commencing at the North West Corner of the South West quarter of the South East quarter of said Section Thirty-three (33) and running thence North Sixty and 50/100 (60.50) chains to the North line of said section thirty-three (33); thence along said North line of section thirty-three (33) East twenty-three and 80/100 (23.80) chains; thence South Fifteen and 71/100 (15.71) chains; thence South 23 1/2 W. Forty-nine and 10/100 (49.10) chains; thence West Four and 30/100 (4.30) chains to the point of beginning, and containing One Hundred (100) acres of land, being the extreme western one hundred acres of what is known as the Blackman tract in said section thirty-three.

N 60.50 ch to N
E 23.80
S 15.71
S 23 1/2 W 49.10
W 4.30 49.10

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

To have and to hold all and singular the said premises, together with the appurtenances, unto the said party of the second part, and to his heirs and assigns forever.

In witness whereof, the said party of the first part has hereunto set his hand and seal, the day and year first above written.

Signed, Sealed and Delivered in the Presence of

R. A. Wickenden (Seal)

See next pg

State of California,

County of San Luis Obispo,) ss.

On this 29th day of April, 1909, before me, C. P. Kastzel, a Notary Public in and for said County of San Luis Obispo, State of California, personally appeared R. A. Wickenden, personally known to me to be the same person described in and whose name is subscribed to the within and foregoing instrument, and he duly acknowledged to me that he executed the same.

In witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Notarial Seal)

C. P. Kastzel
Notary Public
in and for said County of San Luis Obispo,
State of California.

FILED for record at the request of A. F. Bigler Oct. 10th A. D. 1910, at 10 min. past 9 o'clock, A. M.

Mark Bradley
Recorder.

Wickenden Co. }

-to-

F. E. Henderson, }

This Indenture, made this 29th day of April, 1909, Between The Wickenden Co., a corporation organized and existing under and by virtue of the laws of the State of California, the party of the first part, and F. E. Henderson, of the County of Santa Barbara, State of California, the party of the second part,

Witnesseth: That the said party of the first part, for and in consideration of the sum of Ten (\$10.00) Dollars, gold coin of the United States of America, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all those certain lots, pieces or parcels of land situate, lying and being in the County of Santa Barbara, State of California, and

bounded and particularly described as follows, to wit:-

The East half of the North West quarter, ~~the East half of the South West quarter and~~
the North West quarter of the South West quarter of Section Thirty-three (33), and the
North East quarter of the South East quarter of Section Thirty-two (32), all in Township
Nine (9) North Range Thirty-two (32) West San Bernardino Meridian, and containing Two
Hundred and Forty (240) acres of land.

Together with all and singular the tenements, hereditaments and appurtenances thereunto
belonging, or in anywise appertaining, and the reversion and reversions, remainder and
remainders, rents, issues and profits thereof.

To Have And To Hold all and singular the said premises, together with the appurtenances,
unto the said party of the second part, and to his heirs and assigns forever.

In Witness Whereof, the said party of the first part has caused these presents to be
executed by its President and Secretary, thereunto duly authorized, and its corporate
seal to be hereunto affixed, the day and year first above written.

{ Wickenden CO. }
{ Corporate Seal }

Wickenden CO.
By Frederick Wickenden President.
R. A. Wickenden Secretary

State of California, }
County of San Luis Obispo, } ss.

On this 29th day of April, 1909, before me, C P. Kaetzel, a Notary Public in and for
said County of San Luis Obispo, State of California, personally appeared Frederick Wickenden
known to me to be the President and R. A. Wickenden, known to me to be the Secretary of the
Corporation described in and that executed the within and foregoing instrument, and they
duly acknowledged to me the said corporation executed the same.

Witness my hand and official seal the day and year in this certificate first above
written.

(Notarial Seal)

C. P. Kaetzel
Notary Public
in and For said County of San Luis Obispo,
State of California.

RECORDED at request of A. P. Bigler at 15 min. past 9 o'clock A. M. Oct. 10, 1910.
MARTIN P. DANLEY, County Recorder.

By *J. M. Knight*
Deputy Recorder.

George C. Smith et ux,
-to-
Santa Maria Gas & Power Company
a corporation

This Indenture, made this fourth day of
October A. D. 1910, Between George C. Smith and
Lucretia H. Smith, his wife, both of the County

of Santa Barbara, State of California, the parties of the first part, and Santa Maria Gas
& Power Company, a corporation duly organized and existing under and by virtue of the laws
of the State of California, and having its principal place of business at Santa Maria,
California the party of the second part,

Witnesseth: that the said parties of the first part, for and in consideration of
the sum of Ten Dollars, gold coin of the United States of America, to them in hand paid by
the said party of the second part, the receipt whereof is hereby acknowledged, do by these
presents grant, bargain, sell, convey and confirm unto the said party of the second part,
and to its successors and assigns forever, all that certain lot, piece or parcel of land
situate lying and being in the City of Santa Maria, County of Santa Barbara, State of

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State of California
County of Santa Barbara

On this 21st day of February 1919, before me, A. P. Redington, a Notary Public in and for said County, personally appeared E. Raymond Driver and Mable Driver, husband and wife, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged that they executed the same.

WITNESS my hand and Official Seal.

A. P. REDINGTON, Notary Public in and for the County
(NOTARIAL SEAL) of Santa Barbara, State of California.

RECORDED at Request of Grantee at 12 min. past 4 o'clock P. M. Feb'y. 26th 1919.

MARK BRADLEY, County Recorder

By Hortense Bianchi Deputy Recorder.

WICKENDEN CO.,

TO

MARGARET WICKENDEN, ET AL.,

THIS INDENTURE, Made the 17th day of January, 1919,

BETWEEN Wickenden Co., a corporation organized and existing under and by virtue of the laws of the State of California, party of the first part, and Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley, parties of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of One Dollar, gold coin of the United States of America, to it in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said parties of the second part, and to their heirs and assigns forever, in the following proportions, to wit: To Margaret Wickenden an undivided one-third (1/3) thereof, and an undivided one-ninth (1/9) to said W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley, all those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to wit:

Commencing at a 3" pipe survey monument set in place of old Chaparral stake marked T. No. 4 LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet; thence

1st. N. 23° 45' E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.80 feet to a point where the center line of Section 33 T. 9 N. R. 32 W., S. B. M. as fenced and projected would intersect same; thence

2nd. N. 1° 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 88° 43' E., 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence

4th. N. 23° 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27½° E. 15.69 feet; thence

5th. S. 67° 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked NE Cor. 500 acres FFF set on north side of same, from which a spike in a live

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oak tree marked BTFF bears S. 80° 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10° 02' E. 18.07 feet; thence

8th. S. 23° 45' W. 8887.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaio Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 acres TFF set on north side of same, from which a spike in a white oak tree marked 500 A.S.E. Cor. BTFF bears N. 23° E. 18.32 feet; thence

7th. N. 67° 52' W. following the most southerly line of said Tinaquaio Rancho as per monuments 2481.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquaio Rancho, and a small portion of Section 33 T. 9 N. R. 32 W., S. B. M.

BEING Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquaio Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December, 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises.

TOGETHER with the right of way as appurtenant to the land herein granted and the right to pass and repass with all convenient vehicles and appliances from the lands herein granted to parties of the second part by the nearest practicable route over the lands this day granted by party of the first part to J. R. Wickenden to what is known as the Cat Canyon County Road and also to what is known as the Foxen Canyon County Road; subject, however, to the rights of way granted by deed bearing even date herewith to Winfield Arata and Helen Arata Mills, and also to right of way granted by deed bearing even date herewith to J. R. Wickenden.

RESERVING, however, to the party of the first part, its successors and assigns forever all minerals and mineral rights, consisting of coal, lignite, asphaltum, brea, petroleum, bitumin, mineral oil, natural gas and all other hydrocarbons, and all similar substances and all minerals that may now or hereafter exist upon, or in or under the surface of all or any thereof and of passage upon, over and across the same and egress therefrom in all such places and in any such way or manner as may be necessary, proper or convenient, save that it shall so exercise said rights, and privileges as not unnecessarily to interfere with agricultural operations on said land or with the use of the same for grazing purposes or farming and so as not to interfere with the maintenance and use of water pipes and other appliances for irrigation, watering stock and supplying water for domestic or agricultural use, nor with the permanent maintenance and use of the roads now or hereafter laid out across said lands; and that for passage to and from the site of any well or mine which may be located on said land it will utilize, so far as may be practicable, the roads already or hereafter established on said land and where necessary to make any new road or access to any well site, mine or other improvement it will construct such road by the shortest practicable route to connect with the nearest road already established and wherever it may be necessary for it to pass through a fence of any field on said land for gaining access to the site of any well, mine or other improvements, it will construct at the place so selected by it for passage through said fence, if there be no gate at such place a substantial gate of a height not less than that of the fence and keep said gate (whether constructed by it or already there constructed) closed at all times except when necessarily open to permit the passage of persons or vehicles; With the right to extract, sever, take and remove the said minerals and all or any and every of them from the whole and any and every part and portion thereof, and to retain, save, collect, preserve, store and otherwise

handle and transport the same and to deal therewith, and for those purposes or any of them to drive and sink as many wells, shafts and tunnels as may be necessary to exhaust the whole deposit and supply of said minerals and to locate, erect and maintain all proper and convenient buildings, houses, workshops, pumping stations, derricks, tanks, mixing plants and other structures and appliances and to locate and establish all necessary, proper or convenient electric lines and telephone and telegraph lines at all necessary and proper places with the exclusive use of not less than one acre of land for every well sunk by it on said premises and as much land as may be necessary, proper or convenient for sites for all other structures for its own exclusive use and advantage, for exploring, prospecting, taking, mining and drilling for same and also the right to use any water which may be hereafter developed by it on said land and the right to develop, devote, take, appropriate and use any and all waters now or hereafter flowing upon or beneath the surface of said land or any part thereof, that is not retained for livestock, agricultural or domestic use by parties of the second part on said land.

PROVIDED, however, that party of the first part shall before entry upon or occupancy or use of any parcel of the aforesaid premises, whether as the site for well or for road, or for any building, appliances or operations hereunder, (save for pipe lines, telephone and telegraph lines,) pay to parties of the second part the agricultural value at the time of the notice herein provided for of said land so occupied, used or entered, together with all damage to the tract of which it is a part occasioned by its severance from said tract. Pipe lines shall be buried and maintained not less than 18 inches under the surface of the ground when the same pass through tillable land. Said party of the first part shall in event of its intention to enter, take, occupy or use any such parcel hereunder serve written notice upon the parties of the second part, their successors or assigns, of its intention to make said entry, particularly describing the land to be entered and in the event said parties cannot agree upon the price to be paid as aforesaid said first party shall select one disinterested person and said second parties shall select one disinterested person and the two persons so selected shall select a third person and any two of said three persons shall fix the price to be paid hereunder, and said party of the first part, its successors or assigns shall pay the price so fixed to parties of the second part within 30 days after the date of the said award or decision of any two of said arbitrators and it shall be entitled to enter, occupy and use the said parcel or parcels hereunder. Said privilege shall not be exhausted by one notice and entry but shall be a continuing one running with the said interest in said premises herein reserved to party of the first part.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issue and profits thereof.

TO HAVE AND TO HOLD, all and singular the above-mentioned and described premises, together with the appurtenances, unto the said parties of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, party of the first part hereto has caused these presents to be executed by its President and Secretary, thereunto duly authorized, the day and year first above written.

(CORPORATE SEAL OF)
(WICKENDEN CO.)

WICKENDEN CO.

By A. P. Wickenden, President.

By R. A. Wickenden, Secretary.

State of California }
County of San Luis Obispo } ss.

On this 17th day of January, 1919, before me, C. P. Kastzel, a Notary Public in and for the County of San Luis Obispo, State of California, residing therein, duly commissioned and sworn, personally appeared A. P. Wickenden, personally known to me to be the President, and R. A. Wickenden, personally known to me to be the Secretary of Wickenden Co., the Corporation described in and that executed the within and foregoing instrument and personally known to me to be the persons who executed the said instrument on behalf of said corporation, and they acknowledged to me that the said Corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year first hereinabove written.

(NOTARIAL SEAL)

C. P. KASTZEL, Notary Public Aforesaid

We, the undersigned owners in the aggregate of all of the Capital Stock of Wickenden Co., a corporation, and owners respectively of the number of shares of said Capital Stock set opposite our respective names hereunder, do consent to and ratify the within and foregoing conveyance to Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinmaster, and Wilhelmina Wasley,

Albert P. Wickenden	1250
J. R. Wickenden	1250
Ernest Wickenden	1250
R. A. Wickenden	3750
Helen Arata Mills	625
Eric Wickenden	139
Margaret S. Wickenden	418
C. F. Wickenden	139
Winfield H. Arata	625
Wilhelmina Wasley	139
James Wickenden	139
Amanda W. Zinmaster	139
W. C. Wickenden	139

I, R. A. Wickenden, Secretary of Wickenden Co., a corporation, do hereby certify that the total issued Capital Stock of Wickenden Co., a corporation is 10000 shares; that Ernest Wickenden, Albert P. Wickenden, J. R. Wickenden, Robert A. Wickenden, Helen Arata Mills, Winfield Arata, Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinmaster and Wilhelmina Wasley, whose names are hereinabove subscribed to the foregoing ratification are the owners respectively of the number of shares of said Capital Stock hereinabove set opposite their respective names.

(CORPORATE SEAL OF)
(WICKENDEN CO.)

R. A. WICKENDEN, Secretary of Wickenden Co.

a corporation.

State of California }
County of San Luis Obispo } ss.

(USIRS \$.50 Cancelled)
(1-17-1919 W. Co.)

On this 17th day of January, 1919, before me, C. P. Kastzel, a Notary Public in and for the County of San Luis Obispo, State of California, residing therein duly commissioned and sworn, personally appeared R. A. Wickenden, personally known to me to be the same person whose name is subscribed to the within and foregoing instrument as the Secretary of Wickenden Co., a corporation, and he acknowledged to me that he executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my Official Seal the day

and year in this Certificate first above written.

(NOTARIAL SEAL)

C. P. KAETZEL, Notary Public aforesaid.

"RESOLVED, that this corporation convey to Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley all that certain real property situate in the County of Santa Barbara, State of California, in the following proportions, to wit: To Margaret Wickenden an undivided one-third (1/3) thereof, and an undivided one-ninth (1/9) to said W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley.

Being Tract D as laid down and designated on that certain Map entitled 'Map of Survey made by F. F. Flourney showing Division of the Wickenden Rancho, a portion of the Tinaquaio Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15. T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif., December, 1918'.

I, R. A. Wickenden, the Secretary of Wickenden Co., a corporation do certify that the foregoing is a true copy of a Resolution passed and adopted by the stockholders of said corporation by the unanimous vote of the stockholders at a regular meeting of said stockholders held on the 18th day of December, 1918, at which meeting all the stockholders of said corporation were present.

(CORPORATE SEAL OF)
(WICKENDEN CO.)

R. A. WICKENDEN, Secretary of Wickenden Co.,

a corporation.

"RESOLVED, that this corporation convey to Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley all that certain real property situate in the County of Santa Barbara, State of California, in the following proportions, to wit: To Margaret Wickenden, an undivided one-third (1/3) thereof and an undivided one-ninth (1/9) to said W. C. Wickenden, Eric Wickenden, Clarence Wickenden, James Wickenden, Amanda Zinsmaster and Wilhelmina Wasley.

Being Tract D as laid down and designated on that certain Map entitled 'Map of Survey made by F. F. Flourney showing division of the Wickenden Rancho, a portion of the Tinaquaio Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15, T. 9 N. R. 32 W. S. B. M. Santa Barbara Co., Calif. December, 1918.' _

"RESOLVED, FURTHER, that the President and Secretary of this corporation be and they are hereby authorized and empowered to sign, execute and deliver any and all such deeds, conveyances, and other instruments which may be necessary or proper in the premises or for the conveyance of the aforesaid land."

I, R. A. Wickenden, the Secretary of Wickenden Co., a corporation, do certify that the foregoing is a true copy of a Resolution passed and adopted by the Board of Directors of said Corporation by unanimous vote of all the Directors held on the 18th day of December 1918, at which meeting all the directors of said corporation were present.

(CORPORATE SEAL OF)
(WICKENDEN CO.)

R. A. WICKENDEN, Secretary of Wickenden Co.,

a corporation.

State of California

County of San Luis Obispo

} ss.

On this 17th day of January, 1919, before me, C. P. Kaetzel, a Notary Public in and for the County of San Luis Obispo, State of California, residing therein duly commissioned and sworn, personally appeared R. A. Wickenden, personally known to me to be the same person whose name is subscribed to the within and foregoing instrument as the Secretary of Wickenden Co., a corporation, and he acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day

and year in this Certificate first above written.

(NOTARIAL SEAL)

C. P. KARTZEL, Notary Public aforesaid.

RECORDED at Request of R. A. Wickenden, at 15 min. past 9 o'clock A. M. Feby. 27th 1919.

MARK BRADLEY, County Recorder

By Vernice Branch Deputy Recorder.

HLB

WICKENDEN CO.,

TO

J. R. WICKENDEN

THIS INDENTURE, Made the 17th day of January, 1919,

BETWEEN Wickenden Co., a corporation organized and existing under and by virtue of the laws of the State of California, party of the first part, and J. R. Wickenden, of the County of Santa Barbara, State of California, party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of One Dollar, gold coin of the United States of America, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all those certain lots, pieces or parcels of land, situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to wit:

The North portion of Lots 10 and 11 of the Rancho Tinaquaic, commencing at a 3" pipe survey monument set at the most northwesterly corner of the Tinaquaic Rancho from which Siquoc Ranch Cor. No. 5 as fenced, bears S. 67° 12' E., 388.26 feet; thence

1st. S. 23° 45' W., following the most westerly line of said Tinaquaic Rancho, as per monuments of same, 7069.40 feet to a small pipe survey monument from which a spike in a live oak tree bears S. 81° W., 3.60 feet, and another spike in a live oak tree bears S. 37½° E., 15.69 feet; thence

2nd. S. 67° 12' E., 4948.50 feet to a small pipe survey monument from which a spike in a live oak tree marked BTFF. bears S. 31° 18' W. 40.43 feet, and another spike in a live oak tree marked B.T.F. bears S. 1° 48' E., 42.09 feet; thence

3rd. N. 23° 36' E., along general line of fence, 7069.40 feet to a small pipe survey monument set in the most northerly line of said Tinaquaic Rancho; as fenced; thence

4th N. 67° 12' W., following the northerly line of said Tinaquaic Rancho as fenced, 4939.40 feet to the place of beginning, containing 801.47 acres.

Being Tract C. as laid down and designated on that certain Map entitled "Map of Survey made by F. F. Flournoy showing division of the Wickenden Rancho, a portion of the Tinaquaic Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W. S.B.M. Santa Barbara Co., Calif. December, 1918" filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919 in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises.

TOGETHER with the right of way as appurtenant to the land herein granted and the right to pass and repass with all convenient vehicles and appliances from the land herein granted to party of the second part by the nearest practicable route over the lands this day granted by party of the first part to Margaret Wickenden, W. C. Wickenden, Eric Wickenden, Clarence

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RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Apr. 13, 1933,

at 9 min. past 5 o'clock A. M.

File No. 2150

Compared by: E. G. G. T. S.

YRIS COVARRUBIAS, County Recorder

By E. G. G. T. S. Deputy Recorder.

W. O. WICKENDEN

TO

MARGARET S. WICKENDEN

{ U.S.I.R.S. \$2.00 Cancelled }
{ 4/13/33 E.L.B. }

THIS INDENTURE, made the eleventh day of April, one thousand nine hundred and thirty-three, between W. O. WICKENDEN, a single man, the party of the first part, and MARGARET S. WICKENDEN, the party of the second part,

WITNESSETH: That the said party of the first part, in consideration of the sum of Two Thousand and 00/100 Dollars, lawful money of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain and sell unto the said party of the second part, and to her heirs and assigns forever, an undivided 1/9 interest in and to all those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and described as follows, to-wit:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked "T.No.4 LL" at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet; thence 1st, N. 23° 45' E. following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33, T. 9 N., R. 32 W., S.B.M. as fenced and projected would intersect same; thence 2nd, N. 1° 24' E. following the center line of said Section 33, in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence 3rd, S. 86° 43' E. 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence 4th, N. 23° 45' E. following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2° E. 15.69 feet; thence 5th, S. 67° 12' E. 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked "NE cor. 500 acres FFF" set on north side of same, from which a spike in a live oak tree marked BTI bears S. 80° 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10° 02' E. 16.07 feet; thence 6th, S. 23° 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked "SE Cor. 500 Acres FFF" set on north side of same, from which a spike in a white oak tree marked "500A.S.E. Cor. BTFFF" bears N. 22° E. 166.32 feet; thence 7th, N. 67° 52' W. following the most southerly line of said Tinaquaic Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the south portion of Lot 11, Tinaquaic Rancho, and a small portion of Section 33, T. 9 N., R. 32 W., S.B.M., being Tract B as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquaic Rancho and a small portion of Sec. 33, T. 9 N., R. 32 W., and Sec. 15, T. 9 N., R. 32 W., S.B.M., Santa Barbara Co., Calif., December, 1918", filed in the office of the County Recorder of said County of Santa Barbara, on the 2nd day of January, 1919, in Book 11 of Maps and Surveys, at Page 176, to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises.

ALSO. That portion of the fractional northeast one-quarter and fractional north one-half of the southeast one-quarter of Section 33, Township 9 North, Range 32 West, S.B.M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 26 and 33, Township 9 North, Range 32 West, S.B.M., intersects the monument line of Tinaquale Rancho as shown on map of survey of the western line of said Rancho, dated October, 1908, and recorded November 23, 1908, in Book 1, Page 5 of Maps and Surveys, in the office of the County Recorder of said County, said pipe having a redwood stake marked "FTT" set on the north side thereof and a live oak tree marked "FTT 26 & 33 S.T." bearing south 7° 47' east 65.3 feet; thence along said western monument line of said Rancho, south 23° 45' west 4326.3 feet to a pipe with marked stake on the north side set on the south line of said fractional north one-half of the southeast one quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less, to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymanoe, et al., dated July 25th, 1908, and recorded in Book 124 of Deeds, at Page 149, Records of said County; thence along the southeasterly line of said Wickenden tract north 23 1/2° east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.66 feet, more or less, to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less, to the place of beginning.

Together with all right, title, interest and claim of the said party of the first part in and to any other portion or portions of said fractional northeast one-quarter and fractional north one half of the southeast one quarter of Section 33, Township 9 North, Range 32 West, S.B.M.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part, and to her heirs and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand the day and year first above written.

Signed and Delivered in the
Presence of _____

W. C. WICKENDEN

STATE OF CALIFORNIA
County of San Luis Obispo } ss.

On this 12th day of April, 1933, before me, C. P. Kaetzel, a Notary Public in and for the County of San Luis Obispo, State of California, residing therein, duly commissioned and sworn, personally appeared W. C. Wickenden, a single man, personally known to me to be the same person described in and whose name is subscribed to the within and foregoing instrument, and he acknowledged to me that he executed the same.

WITNESS my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

C. P. KAETZEL, Notary Public as aforesaid.

RECORDED AT THE REQUEST OF W. C. Wickenden, Apr. 13, 1933, at 33 min. past 8 o'clock A. M.

File No. 2155

TRIS GOVARRUBIAS, Recorder

Compared by:-

By Tris Govarrubias Deputy Recorder.

39

FILE 3002
G.O. 39529
S.O. Santa Barbara
DIST. ATLAS SHEET No. 1203-1
1204-3

RECORDED AT REQUEST OF Southern Counties Gas Co., Jan. 3, 1940, at 1 min. past 8 o'clock A.M.

File No. 29

L. E. STROTHER

Compared by: - Y. COVARRUBIAS

YRIS COVARRUBIAS, County Recorder

By Evelyn Deputy Recorder

LESLIE C. COOK, ET UX.

TO

ETHEL M. MORGAN

NOTICE OF INTENDED MORTGAGE OF
STORE FIXTURES AND EQUIPMENT

NOTICE IS HEREBY GIVEN THAT Leslie C. Cook and Martha M. Cook, husband & wife intends to mortgage to Ethel M. Morgan, certain personal property consisting of those certain store fixtures, all stock and equipment situated at the premises commonly known and designated as "HONEY WAFFLE SHOP".

The name and address of the intended Mortgagors is as follows, to wit:

Leslie C. Cook and Martha M. Cook 10 West Figueroa Street Santa Barbara, California

The name and address of the intended Mortgagee is as follows, to-wit:

Ethel M. Morgan 10 West Figueroa Street Santa Barbara, California

The said personal property to be included in said Mortgage consists of

All stock, fixtures and equipment located at the said address of the said intended Mortgagors.

The date when and the place where the consideration of said intended Mortgage is to be paid are as follows, to-wit:

January 12, 1940 - 10:00 A.M. at the office of the Security Title Insurance and Guarantee Compan, 1014 State Street, Santa Barbara, California

Dated: January 2, 1940.

LESLIE C. COOK

MARTHA M. COOK.

STATE OF CALIFORNIA,)
COUNTY OF Santa Barbara) SS.

ON THIS 2nd day of January, 1940, before me, ___ a Notary Public in and for said County and State, personally appeared Leslie C. Cook and Martha M. Cook, known to me to be the persons whose names are subscribed to the within Instrument, and acknowledged to me that they executed the same.

WITNESS my hand and official seal.

(NOTARIAL SEAL)

A. E. BUSS, JR.

Notary Public in and for said County and State.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Jan. 3, 1940, at 7 min. past 8 o'clock A. M.

File No. 40

L. E. STROTHER

Compared by: - Y. COVARRUBIAS

YRIS COVARRUBIAS, County Recorder

By Evelyn Deputy Recorder

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

IN AND FOR THE COUNTY OF SAN LUIS OBISPO.

478/36 DR

In the Matter of the Estate

of

MARGARET S. WICKENDEN, Deceased.

No. 4677

Order Settling Final Account And Decree of Final Distribution

W. C. Wickenden, administrator of the Estate of Margaret S. Wickenden, deceased.

having rendered and presented for settlement and filed herein a full account and report of his administration of the Estate of said deceased, which account was for a final settlement and having with said account filed his petition for the final distribution of said Estate.

And the said account, petition and matter coming on regularly to be heard this 18th day of December, 1939, proof havin been made to the satisfaction of this Court that due notice of the filing of said petition and account and of the time and place of hearing the same has been given in all respects as required by law; and the Court having examined said account and the said account and petition having been fully heard and submitted.

And it appearing that said account is in all respects true and correct, and is supported by proper vouchers; that no person has appeared to contest said account, and no exceptions nor objections have been filed to the same; that the said account is entitled to be approved and allowed in all respects as presented, and the Court having duly considered said account and the matters aforesaid.

WHEREFORE, IT IS ORDERED, ADJUDGED AND DECREED, that due notice of the filing of said account and petition and of the time and place of hearing the same has been given as required by law; that the said account be and the same hereby is, in all respects as the same was rendered and presented for settlement, approved, allowed and settled; that no Income Tax is due to the State of California and none will become due from the said Estate.

And it further appearing to this Court that all Estate Tax and all Inheritance Tax due from, out of, or on account of said Estate or on any inheritance therein has been paid in full. That all claims against said deceased and against said estate, all funeral expenses and expenses of last illness of said deceased, all expenses of administration and all taxes that have attached to or accrued against said Estate have been fully paid and discharged; that due and legal notice to the creditors of said estate and of said deceased has been given and that the residue of said Estate is now ready for distribution, and the said Estate is in a condition to be closed.

That said Margaret S. Wickenden died intestate on the 14th day of March, 1938, and was at the time of her death a resident of the County of San Luis Obispo, State of California. That the said deceased was a widow at the time of her death, and the next of kin of said deceased and only heirs at law were the following six children of said deceased, to-wit:- W. C. Wickenden, Eric Wickenden, Clarence Wickenden, Amanda Zinsmaster, Wilhelmina Wasley and James D. Wickenden. That the said children of said deceased are entitled to have distributed to them the entire estate of said deceased, share and share alike, except that the said Amanda Zinsmaster died after the death of said Margaret S. Wickenden, while a resident of the County of Santa Clara, State of California, and that the Superior Court of the State of California in and for said County of Santa Clara, after proceedings duly had, duly appointed Walter Zinsmaster, her husband, administrator of her estate and he thereafter qualified as such administrator, and ever since has been and now is the duly appointed, qualified and acting administrator of the estate of Amanda Zinsmaster, and is entitled to have distributed to him, as such administrator, the interest of said Amanda Zinsmaster in and to the estate of said Margaret S. Wickenden, deceased.

That said deceased held and her said estate does now hold the legal title to certain real property hereinafter described and distributed to her said heirs at law other than W. C. Wickenden, which said real property was conveyed to her by W. C. Wickenden as security against loss by said deceased on or on account of the said promissory note and deed of trust executed by deceased as accommodation maker with the said W. C. Wickenden, who is the owner of the beneficial and equitable title to said real property, upon which promissory note and said deed of trust no claim was presented against the estate of said deceased, and the said heirs of law other than the said W. C. Wickenden are entitled to have distributed to them, and said W. C. Wickenden has requested that this Court distributed to them the said

legal title to said real property, share and share alike, as security aforesaid, subject to the equitable interest and ownership thereof of said W. C. Wickenden and his right to reconveyance thereof to him upon full discharge and payment by said W. C. Wickenden of the said promissory note.

WHEREFORE, IT IS FURTHER ORDERED, ADJUDGED AND DECREED that due and legal notice to the creditors of said deceased and of the said estate has been given as required by law; that all estate tax and all inheritance tax due from, out of, or on account of the estate of said deceased or on any property or inheritance therein has been paid in full; that there is no income tax due from said estate under the provisions of the Personal Income Tax of 1935 and the amendments thereto.

That there be and hereby is distributed to Eric Wickenden, Clarence Wickenden, Wilhelmina Wasley, James D. Wickenden, and Walter Zinsmaster, as administrator of the estate of Amanda Zinsmaster, deceased, as security against loss on or on account of a certain promissory note executed by deceased as accommodation maker for W. C. Wickenden, secured by deed of trust to real property of deceased, dated February 21, 1936, made by deceased, as trustor, to Corporation of America, a California corporation, as trustee, and Bank of America National Trust and Savings Association, a national banking association, beneficiary recorded in Volume 189 at page 357, of Official Records of the County of San Luis Obispo, California, the legal title in and to with all the rights of mortgagees thereof, beneficial interest, equitable title and all other interest therein, to and is hereby distributed to said W. C. Wickenden, with the right to reconveyance to him of said legal title upon full discharge and payment by him of said promissory note, and reconveyance by said trustee of the real property described in and covered by the aforesaid deed of trust, all that certain real property situate and described as follows, to-wit:-

An undivided one-ninth interest in and to all that certain real property situate in the County of Santa Barbara, State of California and bounded and particularly described as follows, to-wit:-

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet, thence

1st. N. 23° 45' E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9. N. R. 32 W., S.B.M. as fenced and projected would intersect same; thence

2nd. N. 1° 24' E., following the center line of said Section 33 in said township and range, as fenced 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 88° 43' E., 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence

4th. N. 23° 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2° E. 15.69 feet; thence

5th. S. 67° 12' E., 2458.60 feet to a pipe survey monument with a 4"x 4" redwood stake marked NE Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears S. 80° 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10° 02' E. 16.07 feet; thence

6th. S. 23° 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4"x 4" redwood stake marked SE Cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500

A. S. E. Cor. BTFTT bears N. 22° E. 166.32 feet; thence

7th N. 67° 52' W. following the most southerly line of said Tinaquaic Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquaic Rancho, and a small portion of Section 33 T. 9. N. R. 32 W., S. B. M.

BEING Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquaic Rancho and a small portion of Sec. 33 T. 9. N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December, 1918," filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises.

TOGETHER with the right of way as appurtenant to the land herein

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

An undivided one-ninth interest in and to that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:-

All that part of Block number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows: Commencing at a point in the present Northerly line of Higuera Street Forty-two and 65/100 (42.65) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street one hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54° 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence southeasterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet more or less to the point of beginning.

All of Lot Eight (8) in Block Ten (10) of the Central Addition to the City of San Luis Obispo, California, surveyed by E. Y. Buchanan, C. E. June 1887, revised and partially resurveyed by George Story, C. E. May 1890; also all of Lots 9, 10, 11, 12 and 13 in said Block 10 of said Central Addition, except the southerly 52 feet of said last named lots.

An undivided one-half interest in and to all those certain lots, pieces or parcels of land situate in the County of Mendocino, State of California, and bounded and described as follows, to-wit:-

The northwest quarter of the northeast quarter of Section twenty three, and the southwest quarter of the southeast quarter of Section fourteen, all in Township eighteen, north, Range twelve west, M.D.M. containing eighty acres, more or less.

An undivided one-half interest in and to all those certain lots, pieces or parcels of land situate in the County of Madera, formerly a portion of the County of Fresno, State

of California, and bounded and described as follows, to-wit:

Lots five hundred seventy-three (573) and five hundred seventy-four (574) in Block thirty-six (36) of Dairyland Farms Subdivision No. 2, according to map entitled "Map of Dairyland Farms Subdivision Number Two", filed and recorded in the office of the County Recorder of the County of Madera, State of California, July 8, 1914, in Volume 4, of Maps at pages 11, 12 and 13.

An undivided $1/5$ interest in and to the following described property in the City of San Luis Obispo, County of San Luis Obispo, California, to-wit:

Beginning at the east corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. $35^{\circ} 54'$ E. 112.27 feet; thence (2) N. $54^{\circ} 06'$ E. 41.05 feet; thence (3) N. $35^{\circ} 54'$ W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. $54^{\circ} 06'$ W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

In the County of San Luis Obispo, State of California, an undivided $1/2$ interest in and to all that certain described property, to-wit:

That part of the Lowe Tract, according to the Map thereof filed in the office of the County Recorder of the County of San Luis Obispo, on the 24th day of January, 1910, described as follows: Beginning at a point on the northerly line of Murray Street distant thereon $133 \frac{1}{3}$ feet westerly from the northwesterly corner of Murray and Stenner Streets, if said Stenner Street were produced northerly across Murray Street, and running thence westerly, along the northerly line of Murray Street $41 \frac{2}{3}$ feet; thence at right angles northerly one hundred and thirty (130) feet; thence at right angles easterly $41 \frac{2}{3}$ feet; thence at right angles southerly, one hundred and thirty feet, to the point of beginning.

IT IS FURTHER ORDERED, ADJUDGED and DECREED:- That all the rest and residue of the estate of said deceased and all property of whatsoever nature which may belong to said estate or in which said estate or said deceased may have any interest, whether or not the same be now known or discovered, be and the same hereby is distributed, share and share alike, to W. C. Wickenden, Eric Wickenden, Clarence Wickenden, Wilhelmina Wasley, James D. Wickenden and Walter Zinsmaster, as administrator of the estate of Amanda Zinsmaster deceased, one-sixth thereof to each; the residue of the estate of said deceased hereinabove referred to is as follows:-

An undivided one-seventh interest in and to that certain real property situate in the County of Santa Barbara, State of California, described as follows, to-wit:-

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33 Township 9 North, Range 32 West S.B.M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North Range 32 West S.B.M. intersects the monument line of Tinaquale Rancho as shown on map of survey of the western line of said Rancho, dated October 1908, and recorded November 23, 1908 in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof and a live oak tree marked "FFF 28 & 33 B.T." bearing south $7^{\circ} 47'$ east 88.3 feet; thence along said western monument line of said Rancho, south $23^{\circ} 45'$ west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Layman et al, dated July 25th 1908 and recorded in Book 24 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract North $23 \frac{1}{2}^{\circ}$ east 3240.6 feet to a corner of said tract; thence along the

easterly line of said tract north 1036.86 feet, more or less, to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less, to the place of beginning.

An undivided third interest in and to all those certain lots, pieces or parcels of land situate in the County of San a Barbara, State of California, and bounded and particularly described as follows, to-wit:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet 3 inches in diameter bears S. 24° E. 90.35 feet, thence

1st. N. 23° 45' E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9. N. R. 32 W., S.B.M. as fenced and projected would intersect same; thence

2nd. N. 1° 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 88° 43' E., 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence

4th. N. 23° 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2° E. 15.69 feet; thence

5th. S 67° 12' E., 2458.60 feet to a pipe survey monument with a 4"x4" redwood stake marked NE Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears S. 80° 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10° 02' E. 16.07 feet; thence

6th. S 23° 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. BTFFF bears N. 22° E. 166.32 feet; thence

7th. N. 67° 52' W. following the most southerly line of said Tinaquaic Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquaic Rancho, and a small portion of Section 33 T. 9. N. R. 32 W., S. B. M.

BEING Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquaic Rancho and a small portion of Sec. 33 T. 9. N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December, 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. TOGETHER with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February 1919 in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

That certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows, to-wit:-

That part of the property conveyed by Trinidad Bauer to William F. Bauer and Margaret Wickenden, by Deed dated August 31, 1924, which deed is recorded in the office of

the County Recorder of said County, in Volume 63 of Deeds, page 611, which part is described as follows, to-wit:- Commencing at a point on the easterly line of Rose Alley, which point is distant S. $35^{\circ} 54'$ E. (at right angles to Monterey Street) one hundred eighteen and $27/100$ (118.27) feet from the easterly corner of Monterey Street and Rose Alley; thence S. $35^{\circ} 54'$ E. along the easterly line of said Alley, seventy $1/2$ and $73/100$ (76.73) feet to the South end of Rose Alley; thence along the Southerly end of said Alley, S. $54^{\circ} 6'$ W. (parallel to the Southerly line of Monterey Street) sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said Trinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per deed dated August 15, 1903, recorded in the office of the Recorder of said County, in Volume 62 of Deeds, page 218; thence along said agreed line S. $36^{\circ} 53'$ E. (at right angles to Higuera Street) forty five (45) feet more or less, to the present northerly line of Higuera Street; thence easterly along said line of Higuera Street, twenty five (25) feet; thence North Westerly, at right angles to said line of Higuera Street, one hundred twenty two (122) feet more or less, to the northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. $54^{\circ} 6'$ W. along the last named line to the point of beginning.

The property hereby described is part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Twenty five (25) feet on Higuera Street, and adjoins Rose Alley on the east.

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by deed dated August 31st, 1904, which deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to-wit:-

Commencing at a point on the present Northerly line of Higuera Street, twenty-five (25) feet easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218; and running from said point of commencement easterly along said line of Higuera Street Seventeen and $68/100$ (17.68) feet; thence Northwesterly, at right angles to said line of Higuera Street, one hundred and twenty-two (122) feet, more or less, to the Northerly line of said property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden as aforesaid; thence S. $54^{\circ} 6'$ W. along said last named line seventeen and $68/100$ (17.68) feet to the easterly line of land conveyed by William F. Sauer to said Margaret Wickenden by deed dated October 25th, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, page 90; thence South Easterly at right angles to said line of Higuera Street, One Hundred and Twenty-two (122) feet, more or less, to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and $68/100$ (17.68) feet on Higuera Street and is twenty-five (25) feet distant easterly from said agreed line between lands formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald.

In the City of San Luis Obispo:

Commencing at a point on the Southerly line of Monterey Street which is the North Easterly corner of the lot of land conveyed by Margaret S. Wickenden to W. C. Wickenden et al by Deed dated May 6th, 1922 and recorded May 10, 1922 in Volume 155 of Deeds at page 379; San Luis Obispo County Records; and running thence N. $54^{\circ} 06'$ E. along said Southerly line of Monterey Street, 25.70 feet; thence S. $35^{\circ} 54'$ E. 112.27 feet; thence S. $54^{\circ} 06'$ W. 25.70 feet and thence N. $35^{\circ} 54'$ W. 112.27 feet to the Southerly line of Monterey Street and the place of beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and designated upon the Official Map of said City on file in the Office of the County Recorder

of said County of San Luis Obispo and to which reference is hereby made.

All that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:-

An undivided 1/3 interest in and to the following described property in the City of San Luis Obispo:

All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows:

Commencing at a point in the present Northerly line of Higuera Street Forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street one hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54° 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence South Easterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet, more or less to the point of beginning.

An undivided 1/3 interest in and to the following described real property situate in the City of San Luis Obispo:

All of Lot Eight (8) in Block Ten (10) of the Central Addition to the City of San Luis Obispo, California, surveyed by E. Y. Buchanan, C. E. June 1887, revised and partially resurveyed by George Story, C. E. May 1890; also all of Lots 9, 10, 11, 12 and 13 in said Block 10 of said Central Addition, except the southerly 52 feet of said last named lots.

Certificate No. NF91263 for 20 shares of Pacific Gas & Electric Company

Certificate No. ^{NY}176709 for 20 shares of Standard Oil Company of California

Certificate No. C089368 for 20 shares of American Radiator & Standard Sanitary

Corporation

Certificate #A376998 for 4 shares of Atchison, Topeka & Santa Fe Railroad Company

Certificate No. 48 for 838 shares of Obispo Oil Company

Certificate No. 41 for 416 shares of Wickenden Co.

Certificate #8ff79657 for 1 share Bancamerica-Blair Corporation

Certificate #B53982 for 6 shares of Bank of America National Trust and Savings

Association

Certificate #B76043 for 1 share of Bank of America National Trust and Savings

Association

Certificate #SFB92340 for 1 share of Transamerica Corporation

Certificate No. ^{SF}35004 for 1 share of Transamerica Corporation

Certificate ^{SF}#50220 for 2 shares of Transamerica Corporation

Certificate #SFF53213 for 3 shares of Transamerica Corporation

Certificate ^{SF}#69807 for 5 shares of Transamerica Corporation

Certificate #SFG35430 for 20 shares of Transamerica Corporation

Certificate #SFK31437 for 36 shares of Transamerica Corporation

DONE in open Court this 18th day of December, 1939, and this decree signed the 18th day of December, 1939

RAY B. LYON
JUDGE OF THE SUPERIOR COURT

(ENDORSED)
FILED DEC 18 1939
GWEN MARSHALL, County Clerk
By CHARLOTTE NEGRICH
DEPUTY CLERK

STATE OF CALIFORNIA)
COUNTY OF SAN LUIS OBISPO) ss.

I, Gwen Marshall, County Clerk of the above entitled County, and ex-officio Clerk of the Superior Court thereof, do hereby certify that the foregoing is a full, true and correct copy of the original on file in my office, and that I have carefully compared the same with the original.

Witness, my hand and seal of said Superior Court this 18th day of December 1939

(SEAL OF SUPERIOR COURT)

GWEN MARSHALL
County Clerk and Ex-Officio Clerk, Superior Court

By Charlotte Negrich
Deputy Clerk

RECORDED AT REQUEST OF C. P. Kaetzel, DEC 19 1939 AT 10 MIN. PAST 4 O'CLOCK P.M. IN VOL. 269
OF OFFICIAL RECORDS PAGE 339 SAN LUIS OBISPO COUNTY, CALIFORNIA.

7191

W. L. RAMAGE
COUNTY RECORDER

Indexed E.M. Compared M.C.S. /V.G.

BY Virginia Gianolini
DEPUTY RECORDER

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Jan. 3, 1940, at 9 min.
past 8 o'clock A. M.

File No. 42

L E STROTHER

YRIS COVARRUBIAS, County Recorder

Compared by: Y. COVARRUBIAS

By E. L. Strotter Deputy Recorder

AFFIDAVIT

{ } DEATH CERTIFICATE

OF

{ AND }

OF

ROBERT NIXON

{ } ALICE NIXON

Affidavit--Death of Joint Tenant

State of California,)
County of SANTA BARBARA) ss.

ROBERT NIXON, of legal age, being first duly sworn, deposes and says:

That Alice Nixon, the decedent mentioned in the attached certified copy of Certificate of Death, is the same person as Alice R. Nixon named as one of the parties in that certain deed dated June 16, 1931, executed by The Loan and Building Association of Santa Barbara, a corporation to Robert Nixon and Alice R. Nixon, husband and wife, as joint tenants, recorded as Instrument No. 5439, on June 18, 1931, in Book 207, Page 412, of Official Records, Records of Santa Barbara County, California, covering the following described property situated in the City of Santa Barbara County of Santa Barbara, State of California:

That portion of Block 194 in said City, described as follows:

Beginning at a point on the northeasterly line of De La Vina Street, 112 1/2 feet southeasterly from its intersection with the southeasterly line of De La Guerra Street; thence southeasterly along said line of De La Vina Street 56 1/4 feet; thence at right angles northeasterly 100 feet; thence at right angles northwesterly 56 1/4 feet; thence at right angles southwesterly 100 feet to the point of beginning.

That the value of all property, subject to inheritance tax under the laws of the State of California, of which said decedent died seized or possessed, or which she had transferred prior to her death and subject to such tax, does not exceed the sum of \$3500.00, and that the interest of affiant in said property, by reason of her death or any taxable transfer thereof, as her heir, legatee, devisee, grantee, donee, successor, or otherwise, does

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STATE OF CALIFORNIA,
County of Santa Barbara

ss.

On this 5th day of June in the year one thousand nine hundred and forty, before me, Albert J. Hancock, a Notary Public in and for the said County of Santa Barbara, State of California, residing therein, duly commissioned and sworn, personally appeared Wilma C. Moody known to me to be the Assistant Secretary of the corporation described in and that executed the within instrument, and also known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in the said County of Santa Barbara the day and year in this certificate first above written.

(NOTARIAL SEAL)

ALBERT J. HANCOCK

My Commission Expires May 31, 1943.

Notary Public in and for the said County
of Santa Barbara State of California.

RECORDED AT REQUEST OF Loan and Building Association of Santa Barbara, Jun. 6, 1940 at 20 min.
past 3 o'clock P. M.

File No. 4430 L. E. STROTHER

ERIS GOVARRUBIAS, County Recorder

Compared by: A. GOVARRUBIAS

By *Ella J. Jones* Deputy Recorder

M. A. Fitzgerald
San Luis Obispo, Calif.
Attorney for Administrator

409/388 or

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

IN AND FOR THE COUNTY OF SANTA CLARA

IN THE MATTER OF THE ESTATE
OF

No. 22986

DEGREE OF DISTRIBUTION

AMANDA W. ZINSMASTER, Deceased.

Walter Zinsmaster, administrator of the estate of Amanda W. Zinsmaster, deceased, having rendered and presented for settlement and filed herein his First and Final Account and Report of his administration of the estate of said deceased, and having with said account filed his petition for the final distribution of said estate.

And said account and petition coming on regularly to be heard this 19th day of January, 1940, proof having been made to the satisfaction of this Court that due and legal notice of the time and place of hearing said account and said petition has been given in all respects as required by law; and said account having been approved, allowed and settled as rendered and presented.

And it appearing to the satisfaction of this Court that said administrator has duly presented and returned to this Court a true and correct inventory and appraisal of all of the estate of said deceased which has come into his possession or knowledge; that he has published notice to the creditors of said deceased requiring them to present their claims, in the manner and for the time required by law, and that the time within which claims must be presented has expired; that no claims were filed against said estate.

And it further appearing to this Court that all inheritance taxes due the State of California have been fully paid; that all expenses of last illness, funeral expenses and expenses of administration have been paid; that there is no income tax due from said estate and that the Certificate of the State Franchise Tax Commissioner is on file herein; that there are no property taxes due or payable on the personal property of said estate; and that said

estate is now in condition to be closed.

That said Amanda W. Zinsmaster died intestate on the 19th day of September, 1936, and was, at the time of her death, a resident of the County of Santa Clara, State of California; that the next of kin and only heirs at law of said deceased are the following: Walter Zinsmaster, the surviving husband of said deceased, and the following named brothers and sister of said deceased, to-wit: W. C. Wickenden, Eric Wickenden, Clarence Wickenden, Wilhelmina Wasley and James D. Wickenden.

That a portion of the property of said estate was the community property of said deceased and Walter Zinsmaster, the surviving husband of said deceased, and that said Walter Zinsmaster is entitled to have distributed to him all of said community property, which property is hereinafter particularly described.

That the balance of said estate, hereinafter particularly described, was the separate property of said deceased and that said Walter Zinsmaster is entitled to have distributed to him one-half of said separate property, and that each of the said brothers and sister of said deceased are entitled to have distributed to them one-tenth of said separate property; that such separate property consists of the property owned by said deceased at the time of her death and the property distributed to Walter Zinsmaster as administrator of the estate of Amanda W. Zinsmaster, deceased, by the Decree of Distribution made and entered by the Superior Court of the State of California, in and for the County of San Luis Obispo, in the matter of the Estate of Margaret S. Wickenden, deceased.

That in addition to the property belonging to said estate, being the property owned by said deceased and the property distributed to said Walter Zinsmaster as administrator by the aforesaid Decree of Distribution, there was also distributed to said administrator by such Decree of Distribution the legal title to fractional interests in certain real property, which fractional interests are hereinafter particularly described, and that the estate of Amanda W. Zinsmaster, deceased, now holds the legal title to such interest in said real property as security against loss on or on account of a certain promissory note executed by W. C. Wickenden, one of the heirs of said deceased, and secured by Deed of Trust on the real property described herein as parcel No. 7, said Deed of Trust being made to Corporation of America, a corporation, as Trustee, and Bank of America National Trust and Savings Association, a national savings association, as beneficiary, and recorded in Vol. 189 of official records, page 357, San Luis Obispo County Records; that such legal title is held, with all the rights of mortgages thereof, by said estate, subject to the equitable interest and ownership thereof of said W. C. Wickenden and his right to a reconveyance thereof upon full payment and discharge by said W. C. Wickenden of the said promissory note; that the said heirs at law of said deceased, other than W. C. Wickenden, are entitled to have distributed to them the said legal title and that said W. C. Wickenden has filed herein his petition and request that the legal title to such real property be so distributed, subject, however, to the equitable interest and ownership thereof of said W. C. Wickenden and his right to a reconveyance thereof as hereinbefore set forth.

WHEREFORE, IT IS ORDERED, ADJUDGED AND DECREED that due and legal notice to the creditors of said deceased and of said estate has been given as required by law; that all inheritance taxes due from said estate, or from any of the heirs of said deceased, or by reason of the death of said deceased, have been paid in full; that there is no income tax due from said estate under the provisions of the Personal Income Tax Act of 1935, as amended.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED as follows:

That there be, and hereby is distributed to Walter Zinsmaster the aforesaid community property, being the real property situated in the County of Tehama, State of California, described as follows:

An undivided one-half interest in and to Lots Five (5) and Six (6) of Block Two Hundred Twenty Nine (229) of Maywood Colony Number Twenty-seven (27) as laid down on the plot thereof now on file in the office of the County Recorder of the said Tehama County and containing Twenty (20) acres more or less.

That there be, and hereby is distributed to Walter Zinsmaster an undivided one-half interest, and to each of said Eric Wickenden, Clarence Wickenden, Wilhelmina Wasley and James D. Wickenden an undivided one-eighth interest, in and to the real property next hereinafter described, as security against loss on or on account of a certain promissory note executed by W. C. Wickenden, one of the heirs at law of said deceased, and secured by Deed of Trust on the real property described herein as parcel No. 7, said Deed of Trust being made to Corporation of America, a corporation, as Trustee, and Bank of America National Trust and Savings Association, as beneficiary, and recorded in Vol. 189 of Official Records, page 357, San Luis Obispo County Records; that such legal title is distributed, with all the rights of mortgages thereof, subject to the equitable interest and ownership thereof of said W. C. Wickenden and his right to a reconveyance thereof upon full payment and discharge by said W. C. Wickenden of the said promissory note. Said property is described as follows:

The following described real property situated in the City of San Luis Obispo, County of San Luis Obispo, State of California, to-wit:

An undivided $1/45$ th interest in and to the following real property:

All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows: Commencing at a point in the present Northerly line of Higuera Street Forty-two and $68/100$ (42.58) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and Land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street one hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. $54^{\circ} 06'$ W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence South Easterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet, more or less to the point of beginning.

An undivided $1/45$ th interest in and to the following real property:

All of Lot Eight (8) in Block Ten (10) of the Central Addition to the City of San Luis Obispo, California, surveyed by E. Y. Buchanan, C. E. June 1887, revised and partially resurveyed by George Story, C. E. May 1890; also all of Lots 9, 10, 11, 12 and 13 in said Block 10 of said Central Addition, except the southerly 52 feet of said last named lots.

An undivided $1/25$ th interest in and to the following property:

Beginning at the east corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. $35^{\circ} 54'$ E. 112.27 feet; thence (2) N. $54^{\circ} 06'$ E. 41.05 feet; thence (3) N. $35^{\circ} 54'$ W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. $54^{\circ} 06'$ W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

The following described real property situated in the County of Santa Barbara, State of California, to-wit:

An undivided 1/45th interest in and to the following real property:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4 LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet; thence 1st. N. 23° 45' E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W., S.B.M. as fenced and projected would intersect same; thence 2nd. N. 1° 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence 3rd. S. 68° 43' E., 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence 4th. N. 23° 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2° E. 15.69 feet; thence 5th. S. 67° 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked NE Cor. 500 Acres FFF set on north side of same from which a spike in a live oak tree marked BTF bears S. 80° 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10° 02' E. 16.07 feet; thence 6th. S. 23° 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A.S.E. Cor. BTFV bears N. 22° E. 166.32 feet; thence 7th. N. 67° 52' W. following the most southerly line of said Tinaquaic Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquaic Rancho, and a small portion of Section 33 T. 9 N. R. 32 W., S. B. M.

BEING tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquaic Rancho and a small portion of Sec. 33 T. 9, N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. TOGETHER with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

An undivided 1/10th interest in and to that certain parcel of land situated in the County of Mendocino, State of California, described as follows:

The northwest quarter of the northeast quarter of Section twenty three, and the southwest quarter of the southeast quarter of Section fourteen, all in Township eighteen, north, Range twelve west, M. D. M. containing eighty acres, more or less.

An undivided 1/10th interest in and to that certain parcel of land situated in the County of Madera, formerly a portion of the County of Fresno, State of California, described as follows:

Lots five hundred seventy-three (573) and five hundred seventy-four (574) in Block

thirty-six (36) of Dairyland Farms Subdivision No. 2, according to map entitled "Map of Dairyland Farms Subdivision Number Two", filed and recorded in the office of the County Recorder of the County of Madera, State of California, July 8, 1914, in Volume 4, of Maps at s 11, 12 and 13.

An undivided 1/10th interest in and to that certain parcel of land situated in the County of San Luis Obispo, State of California, described as follows:

That part of the Lowe Tract, according to the Map thereof filed in the office of the County Recorder of the County of San Luis Obispo, on the 24th day of January, 1910, described as follows: Beginning at a point on the northerly line of Murray Street distant thereon 133 1/3 feet westerly from the northwesterly corner of Murray and Stenner Streets, if said Stenner Street were produced northerly across Murray Street, and running thence westerly, along the northerly line of Murray Street 41 2/3 feet; thence at right angles northerly one hundred and thirty (130) feet; thence at right angles easterly 41 2/3 feet; thence at right angles southerly, one hundred and thirty feet, to the point of beginning.

That all the rest, residue and remainder of the estate of said deceased and all property of whatsoever nature which may belong to said estate, or in which said estate or said deceased may have an interest, whether the same be now known or discovered, be and the same is hereby distributed as follows:

To Walter Zinsmaster, an undivided one-half thereof.

To W. C. Wickenden, an undivided one-tenth thereof.

To Eric Wickenden, an undivided one-tenth thereof.

To Clarence Wickenden, an undivided one-tenth thereof.

To Wilhelmina Wasley, an undivided one-tenth thereof.

To James D. Wickenden, an undivided one-tenth thereof.

The rest, residue and remainder of the estate of said deceased is as follows:
PERSONAL PROPERTY

The following personal property owned by deceased at the time of her death:

Certif. No. 52 for 27 1/2 shares Obispo Oil Company

Certif. No. 42 for 139 shares Wickenden Co.

A one-sixth interest in the following personal property distributed from the estate of Margaret E. Wickenden, Deceased:

Certif. No. NF91263 for 20 shares of Pacific Gas & Electric Company

Certif. No. NY/O 176709 for 20 shares of Standard Oil Company of California

Certif. No. 0089368 for 20 shares of American Radiator & Standard Corporation

Certif. #AJ76998 for 4 shares of Atchison, Topeka & Santa Fe Railroad Company

Certif. No. 48 for 638 shares of Obispo Oil Company

Certif. No. 41 for 416 shares of Wickenden Co.

Certif. #SFF79657 for 1 share Bancamerica-Blair Corporation

Certif. #B53982 for 6 shares of Bank of America National Trust and Savings Association

Certif. #B76043 for 1 share of Bank of America National Trust and Savings Association

Certif. #SFB92340 for 1 share of Transamerica Corporation

Certif. No. SF/P 35004 for 1 share of Transamerica Corporation

Certif. #SF/S 50220 for 2 shares of Transamerica Corporation

Certif. #SFF53213 for 3 shares of Transamerica Corporation

Certif. #SF/P 69807 for 5 shares of Transamerica Corporation

Certif. #SFG35430 for 20 shares of Transamerica Corporation

Certif. #SFK31437 for 36 shares of Transamerica Corporation

REAL PROPERTY

The following described real property situated in the City of San Luis Obispo,

County of San Luis Obispo, State of California, to-wit:

Parcel No. 1. An undivided one-sixth interest in and to the following property:

All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows: Commencing at a point in the present Northerly line of Higuera Street Forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street one hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54° 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence South Easterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet, more or less to the point of beginning.

(The above one-sixth interest consists of a one-ninth interest of record in the name of deceased, plus a 1/18th interest distributed from the Estate of Margaret S. Wickenden, Deceased.)

Parcel No. 2. An undivided one-sixth interest in and to the following property:

All of Lot Eight (8) in Block Ten (10) of the Central Addition to the City of San Luis Obispo, California, surveyed by E. Y. Buchanan, C. E. June 1887, revised and partially resurveyed by George Story, C. E. May 1890; also all of Lots 9, 10, 11, 12 and 13 in said Block 10 of said Central Addition, except the southerly 52 feet of said last named lots.

(The above one-sixth interest consists of a one-ninth interest of record in the name of deceased, plus a 1/18th interest distributed from the Estate of Margaret S. Wickenden, Deceased.)

Parcel No. 3. An undivided one-fifth interest in and to the following property:

Beginning at the east corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. 35° 54' E. 112.27 feet; thence (2) N. 54° 06' E. 41.05 feet; thence (3) N. 35° 54' W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. 54° 06' W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

(The above one-fifth interest stands of record in the name of deceased.)

The following described real property situated in the County of Santa Barbara, State of California, to-wit:

Parcel No. 4. An undivided one-sixth interest in and to the following property:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4 LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet; thence 1st. N. 23° 45' E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W., S.B.M. as fenced and projected would intersect same thence 2nd. N. 1° 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence 3rd. S. 88° 43' E., 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence 4th. N. 23° 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a

pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2° E. 15.69 feet; thence S. 67° 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked NE Cor. 500 Acres FFF set on north side of same from which a spike in a live oak tree marked FFF bears S. 80° 31' W. 34.53 feet, and a spike in another live oak tree bears S. 10° 02' E. 16.07 feet; thence 6th. S. 23° 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquale Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. SEFFF bears N. 22° E. 166.32 feet; thence

7th. N. 67° 52' W. following the most southerly line of said Tinaquale Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquale Rancho, and a small portion of Section 33 T. 9 N. R. 32 W., S. B. M.

BEING Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquale Rancho and a small portion of Sec. 33 T. 9. N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December 1918," filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. TOGETHER with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

(The above one-sixth interest consists of a one-ninth interest of record in the name of deceased, plus a 1/18th interest distributed from the Estate of Margaret S. Wickenden, Deceased.)

Parcel No. 5. An undivided one-sixth interest in and to the following property:

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33 Township 9 North, Range 32 West S.B.M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North Range 32 West S.B.M. intersects the monument line of Tinaquale Rancho as shown on map of survey of the Western line of said Rancho, dated October 1908, and recorded November 23, 1908 in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof and a live oak tree marked "FFF 28 & 33 B.T." bearing south 7° 47' East 85.3 feet; thence along said western monument line of said Rancho, south 23° 45' west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Layman et al, dated July 25th 1908 and recorded in Book 124 of Deeds at page 149 records of said County; thence along the southeasterly line of said Wickenden tract, North 23 1/2° east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.86 feet, more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less, to the place of beginning.

(The above one-sixth interest consists of a one-seventh interest of record in the

name of deceased, plus a 1/42nd interest distributed from the Estate of Margaret S. Wickenden, Deceased.)

The following described real property situated in the City of San Luis Obispo, County of San Luis Obispo, State of California, to-wit:

Parcel No. 6. An undivided one-sixth interest in and to the following property:

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden, by Deed dated August 31, 1904, which deed is recorded in the office of the County Recorder of said County, in Volume 63 of Deeds, page 611, which part is described as follows, to-wit: Commencing at a point on the easterly line of Rose Alley, which point is distant S. 35° 54' E. (at right angles to Monterey Street) one hundred eighteen and 27/100 (118.27) feet from the easterly corner of Monterey Street and Rose Alley; thence S. 35° 54' E. along the Easterly line of said Alley, seventy six and 73/100 (76.73) feet to the South end of Rose Alley; thence along the Southerly end of said Alley, S. 54° 6' W. (parallel to the Southerly line of Monterey Street) sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said Trinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per deed dated August 15, 1903, recorded in the office of the Recorder of said County, in Volume 62 of Deeds, page 218; thence along said agreed line S. 36° 53' E. (at right angles to Higuera Street) forty five (45) feet more or less, to the present northerly line of Higuera Street; thence easterly along said line of Higuera Street, twenty five (25) feet; thence North Westerly, at right angles to said line of Higuera Street, one hundred twenty two (122) feet more or less, to the northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. 54° 6' W. along the last named line to the point of beginning.

The property hereby described is a part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts twenty five (25) feet on Higuera Street, and adjoins Rose Alley on the east.

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by deed dated August 31st, 1904, which deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to-wit: Commencing at a point on the present Northerly line of Higuera Street, twenty-five (25) feet easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218; and running from said point of commencement easterly along said line of Higuera Street Seventeen and 68/100 (17.68) feet; thence Northwesterly, at right angles to said line of Higuera Street, one hundred and twenty-two (122) feet, more or less, to the Northerly line of said property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden as aforesaid; thence S. 54° 6' W. along said last named line seventeen and 68/100 (17.68) feet to the easterly line of land conveyed by William F. Sauer to said Margaret Wickenden by deed dated October 25th, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, page 90; thence South Easterly at right angles to said line of Higuera Street, One Hundred and Twenty-two (122) feet, more or less to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and 68/100 (17.68) feet on Higuera Street and is twenty-five (25) feet distant easterly from said agreed line between lands formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald.

(The above one-sixth interest was distributed from the Estate of Margaret S. Wickenden, Deceased)

Parcel No. 7. An undivided one-sixth interest in and to the following property:
Commencing at a point on the Southerly line of Monterey Street which is the North-
westerly corner of the lot of land conveyed by Margaret S. Wickenden to W. C. Wickenden et al
by Deed dated May 6th, 1922 and recorded May 10, 1922 in Volume 155 of Deeds at page 379, San
Luis Obispo County Records, and running thence N. 54° 06' E. along said Southerly line of
Monterey Street, 25.70 feet; thence S. 35° 54' E. 112.27 feet; thence S. 54° 06' W. 25.70 feet
and thence N. 35° 54' W. 112.27 feet to the Southerly line of Monterey Street and the place of
beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and
designated upon the Official Map of said City on file in the Office of the County Recorder of
said County of San Luis Obispo and to which reference is hereby made.

(The above one-sixth interest was distributed from the Estate of Margaret S.
Wickenden, Deceased.)

That upon distribution being had in accordance herewith the said administrator be
discharged from his trust.

Done in open Court this 19th day of January, 1940, and this order signed this 19th
day of January, 1940.

WM. F. JAMES

Judge of the Superior Court

ENDORSED
FILED
JAN 19 1940
FRANK W. HOGAN, Clerk
BY T. R. BONETTI
DEPUTY

The foregoing instrument is a correct copy of the original on file in this office

ATTEST: JAN 19 1940

(SEAL OF SUPERIOR COURT)

FRANK W. HOGAN
County Clerk and ex-officio Clerk of the
Superior Court of the State of California
in and for the County of Santa Clara

By T. R. Bonetti Deputy

RECORDED AT REQUEST OF M. A. Fitzgerald, Atty MAY 10 1940 AT 40 MIN. PAST 11 O'CLOCK A. M. IN
VOL. 275 OF OFFICIAL RECORDS PAGE 205 SAN LUIS OBISPO COUNTY, CALIFORNIA.

2270 MC EM
Indexed E.M. Compared MS VG

W. L. RAMAGE
COUNTY RECORDER

BY Mary C. Sparman
DEPUTY RECORDER

RECORDED AT REQUEST OF M. A. Fitzgerald, Jun. 7, 1940 at 2 min. past 8 o'clock A. M.

File No. 4437 E. Goss
Compared by: Y. COVARRUBIAS

YRIS COVARRUBIAS, County Recorder
By *Y. Covarrubias* Deputy Recorder

GEORGE C. GEHRKE, GUARDIAN OF THE ESTATE
OF MARY DOROTHY GEHRKE, AN INSANE PERSON

TO

X. AZAR, ET UX.

GUARDIAN'S DEED.

(USIRS 50 Cents Cancelled)
(Security T. I. & G. Co.)
JUN 7 1940 M.

THIS INDENTURE, made this 5th day of June, 1940, by and between GEORGE C. GEHRKE, as
guardian of the estate of Mary Dorothy Gehrke, an insane person, party of the first part, and
X. AZAR, and ANGELA AZAR, his wife, parties of the second part,

W I T N E S S E T H:

THAT WHEREAS, pursuant to notices given thereof, said party of the first part did
sell, subject to confirmation by the Superior Court of the State of California, in and for the
County of Santa Barbara, the real property hereinafter described, and at such sale said parties
of the second part purchased said real property for the sum of Two Hundred and Seventy-five

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SECURITY TITLE INSURANCE AND GUARANTEE
COMPANY, TRUSTEE

TO

GEORGE F. WALLETT, ET AL.

Full Reconveyance

Register No. _____

Security Title Insurance and Guarantee Company, a corporation, trustee under that certain deed of trust executed by GEORGE F. WALLETT and JANE R. WALLETT as Trustors, dated August 23, 1934, and recorded August 30, 1934, in Book 308, Page 251 of Official Records, in the office of the County Recorder of Santa Barbara County, California, having been duly and legally requested in writing, by the owner and holder of the obligations secured by said deed of trust, to reconvey and release the whole of the estate derived by said Trustee under said deed of trust, in consideration of One Dollar, receipt whereof is hereby acknowledged, DOES HEREBY REMISE, RELEASE, QUITCLAIM AND RECONVEY unto the person or persons legally entitled thereto, but without warranty, all the estate, title and interest acquired by said Trustee under the above mentioned deed of trust in and to the property therein granted and conveyed.

In Witness Whereof, said Security Title Insurance and Guarantee Company, as trustee, has caused its corporate name and seal to be hereto affixed by its Vice President and Assistant Secretary thereunto duly authorized this 21st day of August, 1940.

(CORPORATE SEAL OF SECURITY
TITLE INSURANCE AND
GUARANTEE COMPANY)

SECURITY TITLE INSURANCE AND GUARANTEE
COMPANY, TRUSTEE.

By L. Dexter Barnard
Vice President

By May L. McGaw.
Assistant Secretary

State of California, }
County of Santa Barbara } ss.

On this 21st day of August, 1940, before me, A. E. Buss, Jr., a Notary Public in and for said County and State, personally appeared L. Dexter Barnard, known to me to be the Vice President, and May L. McGaw, known to me to be the Assistant Secretary of SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, Trustee, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as such Trustee.

WITNESS my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

A. E. BUSS, JR.

Notary Public in and for said County and
State.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Aug. 22, 1940, at 10 min.
past 8 o'clock A. M.

File No. 6665 L. E. STROTHER

Compared by: E. T. DOWE

YRIS OOVARRUBIAS, County Recorder

By Evelyn Jones Deputy Recorder

WALTER ZINSMASER

TO

W. C. WICKENDEN, ET AL.

60487-18

(USIRS \$7.70 Cancelled)
(AUG 13 1940 W.A.H.)

494/246 o.r.

IN CONSIDERATION of Ten and No/100 Dollars WALTER ZINSMASER, an unmarried man, does hereby grant to W. C. Wickenden, Eric Wickenden, Clarence Wickenden, Wilhelmina Wasley and James D. Wickenden, share and share alike, all that certain real property situate and

described as follows, to-wit:-

That certain real property situate in the County of Santa Barbara, State of California, (described as follows, to-wit:-

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33 Township 9 North, Range 32 West S.B.M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North Range 32 West S.B.M. intersects the monument line of Tinaquaic Rancho as shown on map of survey of the western line of said Rancho, dated October 1908, and recorded November 23, 1908 in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof and a live oak tree marked "FFF 28 & 33 B.T." bearing south $7^{\circ} 47'$ east 88.3 feet; thence along said western monument line of said Rancho, south $23^{\circ} 45'$ west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Layman et al, dated July 25th 1908 and recorded in Book 124 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract North $23\frac{1}{2}^{\circ}$ east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.86 feet, more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less, to the place of beginning.

All those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to-wit:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 411 at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23° W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24° E. 90.35 feet; thence

1st. N. $23^{\circ} 45'$ E., following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9. N. R. 32 W., S.B.M. as fenced and projected would intersect same; thence

2nd. N. $1^{\circ} 24'$ E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. $88^{\circ} 43'$ E. 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence

4th. N. $23^{\circ} 45'$ E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81° W. 3.60 feet, and a spike in another live oak tree bears S. $27\frac{1}{2}^{\circ}$ E. 15.69 feet; thence

5th. S. $67^{\circ} 12'$ E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked NE Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears S. $80^{\circ} 31'$ W. 34.83 feet, and a spike in another live oak tree bears S. $10^{\circ} 02'$ E. 16.07 feet; thence

6th. S. $23^{\circ} 45'$ W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked SE cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. BTFFF bears N. 22° E. 166.32 feet; thence

7th. N. $67^{\circ} 52'$ W. following the most southerly line of said Tinaquaic Rancho as

per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the South portion of Lot 11, Tinaquale Rancho, and a small portion of Section 33 T. 9. N. R. 32 W., S. B. M. BEING tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flourney showing Division of the Wickenden Rancho, a portion of the Tinaquale Rancho and a small portion of Sec. 33 T. 9. N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M. Santa Barbara Co., Calif. December, 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. TOGETHER with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February 1919 in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

That certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows, to-wit:-

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden, by Deed dated August 31, 1904, which deed is recorded in the office of the County Recorder of said County, in Volume 63 of Deeds, page 611, which part is described as follows, to-wit:- Commencing at a point on the easterly line of Rose Alley, which point is distant S. 35° 54' E. (at right angles to Monterey Street) one hundred eighteen and 27/100 (118.27) feet from the easterly corner of Monterey Street and Rose Alley; thence S. 35° 54' E. along the easterly line of said Alley, seventy six and 73/100 (76.73) feet to the South end of Rose Alley; thence along the Southerly end of said Alley, S. 54° 6' W. (parallel to the Southerly line of Monterey Street) sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said Trinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per deed dated August 15, 1903, recorded in the office of the Recorder of said County, in Volume 62 of Deeds, page 218; thence along said agreed line S. 36° 53' E. (at right angles to Higuera Street) forty five (45) feet more or less, to the present northerly line of Higuera Street; thence easterly along said line of Higuera Street, twenty five (25) feet; thence North Westerly, at right angles to said line of Higuera Street, one hundred twenty two (122) feet more or less, to the northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. 54° 6' W. along the last named line to the point of beginning.

The property hereby described is part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Twenty five (25) feet on Higuera Street, and adjoins Rose Alley on the East.

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by deed dated August 31st, 1904, which deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to-wit:- Commencing at a point on the present Northerly line of Higuera Street, twenty-five (25) feet easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218; and running from said point of commencement easterly along said line of Higuera Street Seventeen and 68/100 (17.68) feet; thence Northwesterly, at right angles to said line of Higuera Street, one hundred and

twenty-two (122) feet, more or less, to the Northerly line of said property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden as aforesaid; thence S. 54° 6' W. along said last named line seventeen and 68/100 (17.68) feet to the easterly line of land conveyed by William F. Sauer to said Margaret Wickenden by deed dated October 25th, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, page 90; thence South Easterly at right angles to said line of Higuera Street, One Hundred and Twenty-two (122) feet, more or less, to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and 68/100 (17.68) feet on Higuera Street and is twenty-five (25) feet distant easterly from said agreed line between lands formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald.

In the City of San Luis Obispo, County of San Luis Obispo, State of California:

Commencing at a point on the Southerly line of Monterey Street which is the North Easterly corner of the lot of land conveyed by Margaret S. Wickenden to W. C. Wickenden et al by Deed dated May 6th, 1922 and recorded May 10, 1922 in Volume 155 of Deeds at page 379, San Luis Obispo County Records, and running thence N. 54° 06' E. along said Southerly line of Monterey Street, 25.70 feet; thence S. 35° 54' E. 112.27 feet; thence S. 54° 06' W. 25.70 feet and thence N. 35° 54' W. 112.27 feet to the Southerly line of Monterey Street and the place of beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and designated upon the Official map of said City on file in the Office of the County Recorder of said County of San Luis Obispo and to which reference is hereby made.

All that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:-

All that part of Block number thirteen (13) of the said City of San Luis Obispo, particularly described as follows: Commencing at a point in the present Northerly line of Higuera Street Forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street one Hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54° 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence South Easterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet more or less to the point of beginning.

The following described real property situate in the City of San Luis Obispo, County of San Luis Obispo, California:

All of Lot Eight (8) in Block Ten (10) of the Central Addition to the City of San Luis Obispo, California, surveyed by E. Y. Buchanan, C. E. June 1887, revised and partially resurveyed by George Story, C. E. May 1890; also all of Lots 9, 10, 11, 12 and 13 in said Block 10 of said Central Addition, except the southerly 52 feet of said last named lots.

Also the following described property in the City of San Luis Obispo, County of San Luis Obispo, California, to-wit:-

Beginning at the east corner of Monterey Street and Rose Alley and running

thence on said alley line (1) S. 35° 54' E. 112.27 feet; thence (2) N. 54° 06' E. 41.05 feet; thence (3) N. 35° 54' W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. 54° 06' W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

It being the intention hereof to grant and the said Walter Zinsmaster does hereby grant to said W. C. Wickenden, Eric Wickenden, Clara Wickenden, Wilhelmina Wasley and James D. Wickenden, all real property situate in the said County of San Luis Obispo and all real property situate in the said County of Santa Barbara which was distributed to him by decree of distribution made by the Superior Court of the State of California, in and for the County of Santa Clara in the matter of the Estate of Amanda Zinsmaster, deceased.

WITNESS MY HAND this 9th. day of August, 1940

WALTER ZINSMASTER

State of California,

County of San Luis Obispo.

} SS.

On this 9th. day of August, in the year one thousand nine hundred and forty before me, M. A. FITZGERALD, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared Walter Zinsmaster known to me to be the person described in, and whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

M. A. FITZGERALD

Notary Public in and for the County of San
Luis Obispo, State of California.

RECORDED AT REQUEST OF Security Title Ins. and Guarantee Co. AUG 13 1940 AT 11 MIN. PAST
10 O'CLOCK A. M. IN VOL. 262 OF OFFICIAL RECORDS PAGE 24 SAN LUIS OBISPO COUNTY, CALIFORNIA.
4016

W. L. RAMAGE
COUNTY RECORDER

Indexed E.M. Compared M.C. V.G.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Aug. 22, 1940, at 15 min.
past 8 o'clock A. M.

File No. 6674

Compared by:- L. E. STROTHER
E. T. DOWE

YRIS COVARRUBIAS, County Recorder

By George M. McGuire Deputy Recorder

H. C. SWEETSER, TAX COLLECTOR

TO

GEORGE M. MCGUIRE

This Indenture, made the 1st day of August, 1940, between H. C. Sweetser, Tax Collector of the County of Santa Barbara, State of California, first party, and George M. McGuire second party, witnesseth:

That Whereas, the real property hereinafter described was duly assessed for taxation in the year 1934, to Eric Spencer Garner et ux and was thereafter on the 1st day of (Stating name as on assessment roll)

July, 1940 duly sold to George M. McGuire by H. C. Sweetser, Tax Collector of said County of Santa Barbara, for non-payment of delinquent taxes which had been legally levied in said year 1934, and were a lien on said real property, the total amount for which the same was sold being Thirteen and no/100 Dollars (\$13.00);

And Whereas, all taxes levied and assessed against said property prior to the year 1940 have been paid and discharged:

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SECURITY TITLE INSURANCE AND GUARANTEE
COMPANY, TRUSTEE

Full Reconveyance

Register No. _____

TO

MAURICE BARCLAY, ET AL.

Security Title Insurance and Guarantee Company, a corporation, trustee under that certain deed of trust executed by Maurice Barclay and Juliette Barclay as trustees, dated October 31, 1941, and recorded November 1, 1941, in Book 450, Page 401 of Official Records, in the office of the County Recorder of Santa Barbara County, California, having been duly and legally requested in writing, by the owner and holder of the obligations secured by said deed of trust, to reconvey and release the whole of the estate derived by said Trustee under said deed of trust, in consideration of One Dollar, receipt whereof is hereby acknowledged, DOES HEREBY REMISE, RELEASE, QUITCLAIM AND RECONVEY unto the person or persons legally entitled thereto, but without warranty, all the estate, title and interest acquired by said Trustee under the above mentioned deed of trust in and to the property therein granted and conveyed.

In Witness Whereof, said Security Title Insurance and Guarantee Company, as trustee, has caused its corporate name and seal to be hereto affixed by its Vice President and Assistant Secretary thereunto duly authorized this 23rd day of February, 1943.

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY,
TRUSTEE.

(CORPORATE SEAL OF SECURITY TITLE)
(INSURANCE AND GUARANTEE COMPANY)

By L. Dexter Barnard
Vice President

By May L. McGaw
Assistant Secretary

State of California,)
County of Santa Barbara) ss.

On this 23rd day of February, 1943, before me, Roberta B. Somerville, a Notary Public in and for said County and State, personally appeared L. Dexter Barnard, known to me to be the Vice President, and May L. McGaw, known to me to be the Assistant Secretary of SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, Trustee, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as such Trustee.

WITNESS my hand and official seal the day and year in this certificate first above written:

(NOTARIAL SEAL)

ROBERTA B. SOMERVILLE

Notary Public in and for said County and State.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Feb. 24, 1943 at 33 min. past 8 o'clock A.M.

File No. 1239
L. E. STROTHER
Compared by: V. COVARRUBIAS

YRIS COVARRUBIAS, County Recorder
By Arthur J. [Signature] Deputy Recorder

W. C. WICKENDEN, ET AL.

TO

KATHLEEN KAETZEL

566/380 O.R.

W. C. WICKENDEN, an unmarried man, ERIC WICKENDEN and RAE WICKENDEN, his wife; JAMES D. WICKENDEN and VIRGINIA WICKENDEN, his wife; CLARENCE WICKENDEN and GERTRUDE WICKENDEN, his wife; WILHELMINA WASLEY and JOHN WASLEY, her husband, parties of the first part, do hereby grant to KATHLEEN KAETZEL, an unmarried woman of the City of San Luis Obispo, California, all that certain real property situate in the County of Santa Barbara, State of California

Official
Record
566

described as follows, to-wit:-

That portion of the fractional Northeast one quarter and fractional North one-half of the Southeast one quarter of Section 33 Township 9 North, Range 32 West S. B. M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North Range 32 West S. B. M. intersects the monument line of Tinaquaic Rancho as shown on map of survey of the western line of said Rancho, dated October, 1908, and recorded November 23, 1908 in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof and a live oak tree marked "FFF 28 & 33 B.T." bearing south 7 degrees 47' east 86.3 feet; thence along said western monument line of said Rancho, south 23 degrees 45' west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymance et al, dated July 25th, 1908, and recorded in Book 124 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract North 23½ degrees east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.86 feet more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

All those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to-wit: Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23 deg. W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24 degrees E. 90.35 feet; thence

1st. N. 23 degrees 45' E. following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W. S. B. M. as fenced and projected would intersect same; thence

2nd. N. 1 degree 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 88 degrees 43' E. 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence

4th. N. 23 degrees 45' E., following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81 degree W. 3.60 feet, and a spike in another live oak tree bears S. 27½ degree E. 15.69 feet; thence

5th. S. 67 degrees 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked N. E. Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears S. 80 deg. 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10 degrees 02' E. 16.07 feet; thence

6th. S. 23 degrees 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 Acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. BTFFF bears N. 22 degrees E. 166.32 feet; thence

7th. N. 67 degrees 52' W. following the most southerly line of said Tinaquaic Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the

south portion of Lot 11, Tinaquiao Rancho, and a small portion of Section 33 T. 9 N. R. 32 W., S. B. M. Being Tract D. as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquiao Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S. B. M. Santa Barbara Co., Calif. December, 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. Together with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

Also all that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows, to-wit:-

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden, by Deed dated August 31, 1904, which deed is recorded in the office of the County Recorder of said County, in volume 63 of Deeds, page 611, which part is described as follows, to-wit:- Commencing at a point on the easterly line of Rose Alley, which point is distant S. 35 degrees 54' E. (at right angles to Monterey Street) one hundred eighteen and 27/100 (118.27) feet from the easterly corner of Monterey Street and Rose Alley; thence S. 35 deg. 54' E. along the easterly line of said Alley, seventy six and 73/100 (76.73) feet to the South end of Rose Alley; thence along the Southerly end of said Alley, S. 54 degrees 6' W. (parallel to the Southerly line of Monterey Street) sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said Trinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per deed dated Aug. 15, 1903, recorded in the office of the Recorder of said County, in Volume 62 of Deeds, page 218; thence along said agreed line S. 36 degrees 53' E. (at right angles to Higuera Street) forty five (45) feet more or less, to the present northerly line of Higuera Street; thence easterly along said line of Higuera Street, twenty five (25) feet; thence Northwesterly at right angles to said line of Higuera Street, one Hundred Twenty two (122) feet more or less, to the northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. 54 degrees 6' W. along the last named line to the point of beginning.

The property hereby described is part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Twenty five (25) feet on Higuera Street, and adjoins Rose Alley on the east.

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by deed dated August 31st, 1904, which deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to-wit:- Commencing at a point on the present Northerly line of Higuera Street, twenty five (25) feet easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218; and running from said point of commencement easterly along said line of Higuera Street Seventeen and 68/100 (17.68) feet; thence Northwesterly, at right angles to said line of Higuera Street, one hundred and twenty-two (122) feet, more or less to the northerly line of said property conveyed by Trinidad Sauer to

R.I.T.
N.P.

William F. Bauer and Margaret Wickenden as aforesaid; thence S. 54 degrees 6' W. along said last named line seventeen and 68/100 (17.68) feet to the easterly line of land conveyed by William F. Bauer to said Margaret Wickenden by deed dated October 25th, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, page 90; thence southeasterly at right angles to said line of Higuera Street, One Hundred and Twenty-two (122) feet, more or less, to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and 68/100 (17.68) feet on Higuera Street and is twenty-five (25) feet distant easterly from said agreed line between lands formerly owned by Trinidad Bauer and land formerly owned by A. F. Fitzgerald.

In the City of San Luis Obispo, County of San Luis Obispo, California:

Commencing at a point on the southerly line of Monterey Street which is the Northeasterly corner of the lot of land conveyed by Margaret S. Wickenden to W. C. Wickenden et al by Deed dated May 6th, 1922, and recorded May 10, 1922, in Volume 155 of Deeds at page 379, San Luis Obispo County Records, and running thence N. 54 degrees 06' E. along said Southerly line of Monterey Street, 25.70 feet; thence S. 35 degrees 54' E. 112.27 feet; thence S. 54 degrees 06' W. 25.70 feet and thence N. 35 degrees 54' W. 112.27 feet to the Southerly line of Monterey Street and the place of beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and designated upon the Official map of said City on file in the Office of the County Recorder of said County of San Luis Obispo and to which reference is hereby made.

All that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:-

All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows:

Commencing at a point in the present Northerly line of Higuera Street Forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Bauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 216, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street One hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Bauer, Margaret Wickenden and Trinidad Bauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54 degrees 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence Southeasterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet, more or less to the point of beginning.

Also: Beginning at the east corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. 35 degrees 54' E. 112.27 feet; thence (2) N. 54 degrees 06' E. 41.05 feet; thence (3) N. 35 degrees 54' W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. 54 degrees 06' W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

Together with all interest of the parties in the first part and of each, any and all of them in and to all real property and the appurtenances thereof situate in Block Thirteen of said City of San Luis Obispo, whether or not the same be herein particularly described.

WITNESS our hands this 16th day of December, 1942.

W. C. WICKENDEN
ERIC WICKENDEN
RAE W. WICKENDEN
JOHN WASLEY
WILHELMINA WASLEY
JAMES D. WICKENDEN
VIRGINIA WICKENDEN
CLARENCE WICKENDEN
GERTRUDE WICKENDEN

STATE OF CALIFORNIA)
County of San Luis Obispo) ss

On this 16th day of December, 1942, before me, C. P. Kaetzl, a Notary Public in and for the County of San Luis Obispo, State of California, personally appeared Eric.. Wickenden and Rae Wickenden, his wife; W. C. Wickenden, an unmarried man, known to me to be the same persons described in, and whose names are subscribed to the within and foregoing instrument, and they acknowledged to me that they executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

C. P. KAETZEL
Notary Public for State of Calif.
County of San Luis Obispo

STATE OF CALIFORNIA)
County of Monterey) ss.

On this 29th day of December in the year one thousand nine hundred and Forty-two before me, M. G. Carroll a Notary Public in and for the County of Monterey, State of California, residing therein, duly commissioned and sworn, personally appeared Clarence Wickenden and Gertrude Wickenden, his wife, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in the County of Monterey the day and year in this certificate first above written.

(NOTARIAL SEAL)

M. G. CARROLL
Notary Public in and for the County of
Monterey State of California.

My Commission Expires 9/15/43

STATE OF CALIFORNIA)
County of Alameda) ss

On this 23rd day of December, 1942, before me, Rosalyn I. Tully, a notary public in and for the County of Alameda, State of California, personally appeared James D. Wickenden and Virginia Wickenden, his wife, known to me to be the same persons described in, and whose names are subscribed to the within and foregoing instrument, and they acknowledged to me that they executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

My Com. exp. Feb. 29, 1944

ROSALYN I. TULLY
Notary Public for State of Calif.
County of Alameda

Official
Record
566

STATE OF CALIFORNIA)
City and County of San Francisco) ss

On this 26th day of December, 1942, before me, John Mertens a notary public in and for the City and County of San Francisco, State of California, personally appeared Wilhelmina Wasley and John Wasley, her husband, known to me to be the same persons described in, and whose names are subscribed to the within and foregoing instrument, and they acknowledged to me that they executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

JOHN MERTENS
NOTARY PUBLIC

in and for the City and County of
San Francisco, State of California.

My commission expires December 31, 1942

RECORDED AT REQUEST OF Security Title Ins. and Guarantee Co DEC 31 1942 AT 2 MIN.
PAST 10 O'CLOCK A.M. IN VOL. 335 OF OFFICIAL RECORDS PAGE 101 SAN LUIS OBISPO COUNTY,
CALIFORNIA.

W. L. RAMAGE
COUNTY RECORDER

9459

Indexed E.M. Compared E.M. V.G.

BY Mary C. Sparman
DEPUTY RECORDER

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Feb. 24, 1943 at
35 min. past 5 o'clock A.M.

File No. 1244

Compared by: L. E. STROTHER
V. COVARRUBIAS

YRIS COVARRUBIAS, County Recorder
By [Signature] Deputy Recorder

J. H. McCUNE

TO

O. E. CANFIELD

Grant Deed

In Consideration of \$10.00, receipt of which is acknowledged, J. H. McCUNE, an unmarried man, whose permanent address is Santa Barbara, California, does hereby grant to O. E. CANFIELD, an unmarried man, whose permanent address is Santa Barbara, California, the real property in the County of Santa Barbara, State of California, described as:

Beginning at the corner of No. twenty-eight (28) on the West line of Goleta Rancho as shown on the Map accompanying the commissioner's report of the petition of the Estate of Daniel A. Hill, deceased; thence South 0°19' West 333 feet; thence North 86°38' West 263.11 feet; thence North 14°0' West 121.22 feet to the southerly line of the State Highway; thence Southwesterly along said line 706.03 feet; thence South 63°24'30" West 12.96 feet to the beginning of the curve to the right having a radius of 980 feet tangent to said last mentioned course; thence southwesterly along said curve 158.93 feet; thence south 72°42' West 728.11 feet to the true point of beginning; thence south 72°42' West 50 feet; thence south 17°18' East 100 feet; thence North 72°42' East 50 feet; thence North 17°18' West 100 feet to the true point of beginning. The land described is shown as Lot 30 on the Map of a survey of the Oakley-Bonettie Tract filed in Book 19 Page 98 of Record of Surveys, Records of said County.

Dated this 26th day of April, 1941.

J. H. McCUNE

State of California,)
County of Santa Barbara) ss.

before me, T. H. CANFIELD a Notary Public in and for

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Beginning on the northwesterly line of Yanonali Street, 150 feet southwesterly from the southwesterly line of Alisos Street, and running thence southwesterly along said line of Yanonali Street 50 feet; thence at right angles northwesterly 190.9 feet to the southeasterly line of the tract described in the deed to A. W. Buell, recorded in Book "Q" of Deeds, at page 166, records of said County; thence northeasterly along said line 50 feet; thence southeasterly 192.50 feet to the point of beginning.

Subject to conditions, restrictions, rights, rights of way, taxes and encumbrances of record.

Dated this 23rd day of February, 1943.

GERALD LOUIS McNULTY

JEANNE G. McNULTY

State of California, }
County of Santa Barbara (88.

On this 23rd day of February, 1943, before me, Wilma Boardman, a Notary Public in and for said County, personally appeared GERALD LOUIS McNULTY and JEANNE G. McNULTY, his wife, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged that they executed the same.

Witness my hand and official seal.

(NOTARIAL SEAL)

WILMA BOARDMAN

Notary Public in and for said County and State.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Feb. 24, 1943, at 32 Min. past 5 o'clock A. M.

File No. 1238

Compared by:- E. COSS
E. T. DONE

YRIS COVARRUBIAS, County Recorder

By E. J. Schuler Deputy Recorder

KATHLEEN KAETZEL

TO

W. C. WICKENDEN, ET AL.

564/478 O.R.

KATHLEEN KAETZEL, an unmarried woman, party of the first part, does hereby grant to W. C. WICKENDEN, an unmarried man, ERIC WICKENDEN, JAMES D. WICKENDEN, CLARENCE WICKENDEN, and WILHELMINA WASLEY, parties of the second part in the following proportions, to-wit: to Wilhelmina Wasley an undivided one-twenty-fifth (1/25) interest therein, and an undivided twenty-four one hundredths (.24) interest therein to each of the other four (4) parties of the second part, all that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows, to-wit:-

Beginning at the east corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. 35 degrees 54' E. 112.27 feet; thence (2) N. 54 degrees 06' E. 41.05 feet; thence (3) N. 35 degrees 54' W. 112.27 feet to southeast line of Monterey Street; thence on last named street line (4) S. 54 degrees 06' W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo.

Party of the first part does further by these presents grant to the parties of the second part, share and share alike, an undivided one-fifth (1/5) interest to each of said parties of the second part, all that certain real property situate in the County of Santa Barbara, State of California, described as follows, to-wit:-

That portion of the fractional Northeast one quarter and fractional North one-half of the Southeast one quarter of Section 33, Township 9 North, Range 32 West S. B. M., County

of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North Range 32 West S. B. M. intersects the monument line of Tinaquialc Rancho as shown on map of survey of the western line of said Rancho, dated October, 1908, and recorded November 23, 1908, in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof, and a live oak tree marked "FFF 28 and 33 E. T." bearing south 7 degrees 47' east 88.3 feet; thence along said western monument line of said Rancho, south 23 degrees 45' west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Layman et al, dated July 25th, 1908, and recorded in Book 124 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract North 23 1/2 degrees east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.86 feet more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

All those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to-wit: Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most southwesterly corner of the Tinaquialc Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23 deg. W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24 degrees E. 90.35 feet; thence

1st. N. 23 degrees 45' E. following the most westerly line of said Tinaquialc Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W. S. B. M. as fenced and projected would intersect same; thence

2nd. N. 1 degree 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 88 degrees 43' E. 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquialc Rancho as above stated; thence

4th. N. 23 degrees 45' E., following said westerly line of said Tinaquialc Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81 degrees W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2 degrees E. 15.69 feet; thence

5th. S. 67 degrees 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked N. E. Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears S. 80 deg. 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10 degrees 02' E. 16.07 feet; thence

6th. S. 23 degrees 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquialc Rancho as per monuments, with a 4" x 4" redwood stake marked S. E. Cor. 500 acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. BTFFF bears N. 22 degrees E. 166.32 feet; thence

7th. N. 67 degrees 52' W. following the most southerly line of said Tinaquialc Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the south portion of Lot 11, Tinaquialc Rancho, and a small portion of Section 33 T. 9 N. R. 32 W., S. B. M. Being Tract D. as laid down and designated on that certain map

entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquale Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S. B. M. Santa Barbara Co., Calif. December, 1928." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. Together with the right of way as appurtenant to the land herein.

Excepting therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

Also all that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows, to-wit:-

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden, by deed dated August 31, 1904, which deed is recorded in the office of the County Recorder of said County, in volume 63 of deeds, page 611, which part is described as follows, to-wit:- Commencing at a point on the easterly line of Rose Alley, which point is distant S. 35 degrees 54' E. (at right angles to Monterey Street) one hundred eighteen and 27/100 (118.27) feet from the easterly corner of Monterey Street and Rose Alley thence S. 35 deg. 54' E. along the easterly line of said Alley, seventy six and 73/100 (76.73) feet to the south end of Rose Alley; thence along the southerly end of said Alley, S. 54 degrees 6' W. (parallel to the Southerly line of Monterey Street) sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said Trinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per deed dated August 15, 1903, recorded in the office of the Recorder of said County in Volume 62 of Deeds, page 218; thence along said agreed line S. 36 deg. 53' E. (at right angles to Higuera Street) forty five (45) feet more or less to the present northerly line of Higuera Street; thence easterly along said line of Higuera Street, twenty five (25) feet; thence Northwesterly at right angles to said line of Higuera Street, one Hundred Twenty two (122) feet more or less, to the northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. 54 degrees 6' W. along the last named line to the point of beginning.

The property hereby described is part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Twenty five (25) feet on Higuera Street and adjoins Rose Alley on the east.

That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by deed dated August 31st, 1904, which deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to-wit:- Commencing at a point on the present Northerly line of Higuera Street, twenty five (25) feet easterly from the southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218; and running from said point of commencement easterly along said line of Higuera Street seventeen and 65/100 (17.65) feet; thence northwesterly, at right angles to said line of Higuera Street, one hundred and twenty-two (122) feet, more or less to the northerly line of said property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden as aforesaid; thence S. 54 degrees 6' W. along said last named line seventeen and 65/100 (17.65) feet to the easterly line of land conveyed by William F. Sauer

to said Margaret Wickenden by deed dated October 25th, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, page 90; thence southeasterly at right angles to said line of Higuera Street, one hundred and twenty two (122) feet, more or less to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and 68/100 (17.68) feet on Higuera Street and is twenty-five (25) feet distant easterly from said agreed line between lands formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald.

In the City of San Luis Obispo, County of San Luis Obispo, California:

Commencing at a point on the southerly line of Monterey Street which is the northeasterly corner of the lot of land conveyed by Margaret S. Wickenden to W. C. Wickenden et al by deed dated May 6th, 1922, and recorded May 10, 1922, in Volume 155 of Deeds at page 379, San Luis Obispo County Records, and running thence N. 54 degrees 06' E. along said southerly line of Monterey Street, 25.70 feet; thence S. 35 degrees 54' E. 112.27 feet; thence S. 54 degrees 06' W. 25.70 feet and thence N. 35 degrees 54' W. 112.27 feet to the southerly line of Monterey Street and the place of beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and designated upon the official map of said City on file in the Office of the County Recorder of said County of San Luis Obispo and to which reference is hereby made.

All that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:-

All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows: Commencing at a point in the present Northerly line of Higuera Street Forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Bauer and land formerly owned by A. F. Fitzgerald as per deed dated August 15th, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty-five (25) feet; thence Northwesterly at right angles to said line of Higuera Street One Hundred and sixteen (116) feet, more or less, to the southerly line of a private alley way described in that certain deed made between Ignatz Steinhart, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, page 551 et seq; thence S. 54 degrees 06' W. along the southerly line of said alley twenty-five (25) feet to the easterly line of the lot belonging to Margaret Wickenden; thence southeasterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden lot one hundred and sixteen (116) feet, more or less to the point of beginning.

Together with all interest of the party of the first part in and to all real property and the appurtenances thereof, situate in Block Thirteen (13) of the City of San Luis Obispo, conveyed to her by W. C. Wickenden, James D. Wickenden and wife, Clarence Wickenden and wife, Eric.. Wickenden and wife, and Wilhelmina Wasley and husband, dated the 16th day of December, 1942, whether or not the same be herein particularly described.

Witness my hand this 30th day of December, 1942.

KATHLEEN KAETZEL

STATE OF CALIFORNIA

County of San Luis Obispo

ss

On this 30th day of December, 1942, before me, C. P. Kaetzel, a Notary Public in and for the County of San Luis Obispo, State of California, personally appeared

Kathleen Kaetzl, an unmarried woman, known to me to be the same person described in, and whose name is subscribed to the within and foregoing instrument, and she acknowledged to me that she executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

C. P. KAETZEL

Notary Public for State of California

County of San Luis Obispo

RECORDED AT REQUEST OF Security Title Ins. and Guarantee Co. DEC 31 1942 AT 3 MIN. PAST 10 O'CLOCK A. M. IN VOL 335 OF OFFICIAL RECORDS PAGE 105 SAN LUIS OBISPO COUNTY, CALIFORNIA.

9460

W. L. RAMAGE
COUNTY RECORDER

BY Mary C. Sparman
DEPUTY RECORDER

Indexed E. M. Compared E.M.V. G.G.S.

RECORDED AT REQUEST OF Security Title Insurance and Guarantee Co., Feb. 24, 1943, at 39 Min. past 8 o'clock A. M.

File No. 1245 E. GOS

Compared by:- E. T. DONE

YRIS COVARRUBIAS, County Recorder

By E. T. DONE Deputy Recorder

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY,
TRUSTEE

Full Reconveyance Register No. _

TO

JAMES R. STEWART, ET AL.

Security Title Insurance and Guarantee Company, a corporation, trustee under that certain deed of trust executed by James R. Stewart and Jean H. Stewart as trustors, dated April 14, 1938, and recorded April 20, 1938, in Book 404, Page 363 of Official Records, in the office of the County Recorder of Santa Barbara County, California, having been duly and legally requested in writing, by the owner and holder of the obligations secured by said deed of trust, to reconvey and release the whole of the estate derived by said Trustee under said deed of trust, in consideration of One Dollar, receipt whereof is hereby acknowledged, DOES HEREBY REMISE, RELEASE, QUITCLAIM AND RECONVEY unto the person or persons legally entitled thereto, but without warranty, all the estate, title and interest acquired by said Trustee under the above mentioned deed of trust in and to the property therein granted and conveyed.

In Witness Whereof, said Security Title Insurance and Guarantee Company, as trustee, has caused its corporate name and seal to be hereto affixed by its Vice President and Assistant Secretary thereunto duly authorized this 23rd day of February, 1943.

(CORPORATE SEAL OF SECURITY TITLE)
(INSURANCE AND GUARANTEE COMPANY)

SECURITY TITLE INSURANCE AND GUARANTEE COMPANY,
TRUSTEE.

By L. Dexter Barnard
Vice President

By May L. McGaw
Assistant Secretary

State of California, }
County of Santa Barbara } ss.

On this 23rd day of February, 1943, before me, Roberta B. Somerville, a Notary Public in and for said County and State, personally appeared L. Dexter Barnard, known to me to be the Vice President, and May L. McGaw, known to me to be the Assistant Secretary of SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, Trustee, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf

44

A. V. MULLER
Wickenden Building
San Luis Obispo, Calif.
Telephone: 614

Attorney for Executrix

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

IN AND FOR THE COUNTY OF SAN LUIS OBISPO

In the Matter of the Estate

of

No. 5923

ERIC G. WICKENDEN, also known
as ERIC WICKENDEN, E. G.
WICKENDEN and MR. ERIC WICKENDEN,

Deceased.

681/356 O.R.
4-12-46

DECREE SETTLING FIRST AND FINAL
ACCOUNT AND OF FINAL DISTRIBUTION

Comes now Rae W. Wickenden, the executrix of the last will and testament of the said Eric G. Wickenden, also known as Eric Wickenden, E. G. Wickenden and Mr. Eric Wickenden, deceased, by A. V. Muller, her attorney, and proves to the satisfaction of the court that her first and final account, report and petition for final distribution herein has been filed; that the clerk of this court thereupon appointed the first day of April, 1946, for the settlement and hearing thereof; that due and legal notice of the time and place of said settlement and hearing has been given as required by law and said first and final account and report and petition for final distribution is now presented to the court, and no person appearing to except to or contest said first and final account or petition, the court, after hearing the evidence, finds that notice to creditors has been duly given as required by law; that all of the allegations of said petition are true; that an inheritance tax was found due and payable from the distributees of said estate to the State of California, and that the same has been paid in full; that all property taxes due and payable by said estate have been paid and finding that the distributee of the estate of this decedent is a resident of the State of California and for which reason no Franchise Tax Commissioner's Certificate is required to be filed herein in connection with the distribution of this estate under Section 15,201 of the Revenue and Taxation Code of the State of California, therefore this court settles said account as presented and orders distribution as follows, to wit:

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED by the court that notice to creditors has been duly given as required by law; that the inheritance tax found due and payable in this estate matter to the State of California has been paid in full; and that said executrix has in her possession belonging to said estate, after deducting credits to which she is entitled, a balance of \$288,969.68, of which \$60,977.16 is in cash, and the remainder consists of the property hereinafter described at the values set out against them; that said account be allowed and settled accordingly and that in pursuance of and according to the provisions of the last will and testament of said decedent the said property and all other property belonging to said estate, whether described herein or not, be and the same hereby is distributed as follows:

To Rae W. Wickenden, the surviving widow of said decedent.

The property of said estate hereby distributed, so far as the same is known, is described as follows:

Parcel 1:

Balance of cash as aforesaid

\$60,977.16

Official
Record
681

Parcel 2:

Twenty-four percent (24%) interest in the cash on August 18, 1945, in the account in the Bank of America, San Luis Obispo Branch, standing in the name of W. G. Wickenden & Co., in the total amount of \$1,614.17, appraised at \$387.40, reduced to

27.40

Parcel 3:

Commercial business account at the Bank of America, San Luis Obispo Branch under the name of Wickenden's in the sum of

12,366.54

Parcel 4:

Savings account No. 3152, standing in the name of Eric Wickenden at the Bank of America, San Luis Obispo branch, in the sum of \$6,000.00, appraised at

2,000.00

(Mrs. Wickenden points out that \$4,000.00 of this deposit came from sale of property at Pasadena which she inherited from the estate of her mother and that the remaining \$2,000.00 was accumulated by her out of community earnings. That this entire \$6,000.00 was in currency and in a joint safe deposit box of hers and her deceased husband and three or four days before going to Santa Barbara to the hospital the decedent took the entire \$6,000.00 and put it in said savings account with the idea of holding \$4,000.00 thereof as trustee for his wife.)

Parcel 5:

Household goods and effects situate at 1780 Conejo Drive in the City of San Luis Obispo, State of California, appraised at

1,000.00

Parcel 6:

Store fixtures, clothing racks and show cases at 537 Monterey Street in the City of San Luis Obispo, State of California, appraised at

1,438.83

Parcel 7:

All stock-in-trade, merchandise and articles for sale at 537 Monterey Street, situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, an itemized list of which stock-in-trade, merchandise and articles for sale was annexed and made a part of the Inventory and Appraisement on file herein as Exhibit A, appraised at \$37,212.41, reduced to

10,235.22

Parcel 8:

1941 Buick Sedanette bearing engine No. 44146160 and Serial No. 23946891, appraised at

600.00

Parcel 9:

Money due decedent from Louis H. Levy, now evidenced by promissory note dated September 7, 1945, in the sum of \$250.00, appraised at

250.00

Parcel 10:

444 shares of the par value of \$1.00 each of the capital stock of Obispo Oil Company, a California corporation, evidenced by Certificate No. 236 and No. 49, standing in the name of Eric Wickenden, appraised at

666.00

Parcel 11:

119 shares of the capital stock of the par value of \$1.00 each of Blair & Co., Inc., a New York corporation, evidenced by Certificates No. 810222 and No. 8F13155, appraised at

609.88

Parcel 12:

2 shares of the capital stock, without par value, of Transamerica corporation, a Delaware corporation, bearing No. SF 56511, dated February 17, 1936, standing in the name of Eric Wickenden, appraised at

12.13

Parcel 13:

1075 shares of the par value of \$2.00 each of the capital stock of Transamerica corporation, a Delaware corporation, standing in the name of Eric Wickenden, dated April 27, 1945, evidenced by Certificates Nos.

SF23096 to SF23102, inclusive;

SF23104 to SF 23106, inclusive;

and SF63902;

appraised at

13,034.38

Parcel 14:

45 shares of the par value of \$1.00 each of the common stock of Tri-Continental Corporation, a Maryland corporation, standing in the name of Eric Wickenden, bearing No. NVC 82936, appraised at

270.00

Parcel 15:

3 shares of the par value of \$1.00 each of the common stock of the Associated Gas and Electric Company, a New York corporation, evidenced by Certificate No. 0071668, appraised at

Nil

Parcel 16:

32 shares, without par value, of the capital stock of Phillips Petroleum Company, a Delaware corporation, standing in the name of Eric Wickenden, bearing No. O 498312, appraised at

1,488.00

Parcel 17:

100 shares of the common stock of the par value of \$5.00 each of Crown Zellerbach Corporation, a Nevada corporation, standing in the name of Eric Wickenden, bearing No. SF17231, appraised at

2,350.00

Parcel 18:

51 shares of the par value of \$5.00 each of the capital stock of The Home Insurance Company, a New York Corporation, standing in the name of Eric Wickenden, bearing No. B185571, appraised at

1,332.38

Parcel 19:

428 shares of the par value of \$2.00 each of the capital stock of National Liberty Insurance Company of America, a New York Corporation, standing in the name of Eric Wickenden, bearing Nos. N29531 to N29535, inclusive, appraised at

2,568.00

Parcel 20:

Stockholders' Script Certificate for 2/40 of one share, without par value, of the Class A Common stock of Pacific Public Service Company, a Delaware corporation, in favor of the bearer, bearing No. 884745, appraised at

0.40

Parcel 21:

500 shares of the common capital stock of the par value of \$12.50 each of Bank of America National Trust and Savings Association, organized under the

laws of the United States of America, standing in the name of Eric Wickenden, bearing Nos. 030494 to 030498, inclusive, appraised at 18,312.50

Parcel 22:

500 shares of the common capital stock of Bank of America National Trust and Savings Association, organized under the laws of the United States of America, standing in the name of Eric Wickenden, bearing Nos. E91413, 061330, and F11495, appraised at 18,312.50

Parcel 23:

139 shares of the capital stock of the Wickenden Co., a California corporation, standing in the name of Eric G. Wickenden, bearing No. 44, appraised at 347.50

Parcel 24:

3 shares of the capital stock of Orcutt Land Company, a California corporation, standing in the name of Eric Wickenden, evidenced by Certificates No. 145, 146 & No. 186, appraised at 150.00

Parcel 25:

Certificate of Preferred Beneficial Interest Monterey Heights Trust, representing one interest in favor of Eric Wickenden, evidenced by certificate bearing No. 21, appraised at Nil

Parcel 26:

90 shares of the capital stock of the Wickenden Co., a California corporation, standing in the name of Eric Wickenden, bearing No. 73, appraised at 225.00

Parcel 27:

Capital stock voting Trust Certificate covering 8 shares in 51 East 42nd Street Corporation, a New York corporation, standing in the name of Eric Wickenden, dated August 3, 1945, bearing No. VT01820, appraised at Nil

Parcel 28:

An undivided one-fifth (1/5) interest in and to one \$1,000.00 two and one-fourth percent (2 1/4) Bearer Treasury Bond of 1959-62 dated June 1, 1945, redeemable on and after June 15, 1959, bearing No. 42075E, the coupons upon which have been clipped to December 15, 1945; (growing out of operation carried under the name of W. F. Wickenden Estate in which decedent has an undivided one-fifth (1/5) interest) appraised at 201.00

Parcel 29:

An undivided one-fifth (1/5) interest in and to 4 United States Bearer Bonds, each in the face amount of \$500.00 (growing out of operation carried under the name of W. F. Wickenden Estate in which decedent has an undivided one-fifth (1/5) interest, and which aforesaid bonds are more particularly described as follows:

Two percent (2%) Treasury Bonds of 1952-54 dated June 26, 1944, due June 15, 1954, redeemable on or after June 15, 1952 and bearing Nos. 71049K, 4482B, 4481A, and 71050L respectively, and with coupons clipped on each of aforesaid bonds to the 15th day of December 1944; appraised at 412.50

Parcel 30:

An undivided 24/100th share in and to four United States Bonds

standing in the name of W. C. Wickenden & Co. (a partnership), Series F, having a face value of \$500.00 each, each due twelve years from issue date, and more particularly described as follows:

Number	Issue Date
D451877F	June 1, 1942
D451878F	June 1, 1942
D320432F	September 1, 1943
D451995F	January 1, 1944

Appraised at

375.00

Parcel 31:

2 First Mortgage Leasehold Three Percent (3%) Income Bonds, \$1,000.00 each, due March 1, 1956, of 51 East 42nd Street Corporation, a New York corporation, registered in the name of Bank of America, Pledgee for Eric Wickenden, as of February 10, 1941, per pledge agreement dated June 20, 1933, and evidenced by Certificates Nos. M1244 and M1245, appraised at

460.00

Parcel 32:

2 Los Angeles Pacific Company First Refunding Mortgage Gold Bonds, each in the face amount of \$1,000.00, payable to bearer, bearing four percent (4%) interest, principal due January 1, 1950, with coupons clipped to January 1, 1946, on each of said bonds, evidenced by Nos. 5397 and 5811, respectively, appraised at

2,100.00

Parcel 33:

2 Southern Pacific Company, 50 year, four and one-half percent (4½) Gold Bonds due May 1, 1951, payable to bearer, each in the face amount of \$1,000.00, with coupons clipped on each of said bonds to November 1, 1945, bearing Nos. 30692 and 30693, respectively, appraised at

1,875.00

Parcel 34:

United States Defense Savings Bond, Series E, issued on the first day of May, 1942, due ten years thereafter, in the face amount of \$25.00, standing in the name of Eric Wickenden, bearing No. Q28547272E, appraised at

19.50

Parcel 35:

One United States Defense Savings Bonds, Series E, issued on the first day of May, 1942, due ten years from issuance date, standing in the name of Mr. Eric Wickenden, and bearing No. C10230634E, in the face amount of \$100.00, appraised at

75.00

Parcel 36:

That certain parcel of land situate in the County of San Luis Obispo, State of California, more particularly described as follows:

That portion of Lot "F" of the Resubdivision of Lots 9 to 19, inclusive, of California Park, according to map recorded February 9, 1923, in Book 3 of of Maps, at Page 20, records of said County, described as follows:

Beginning at the Southeast corner of said Lot F; thence South 89° 50' West along the South line of said Lot, 140.14 feet to the Southwest corner of said Lot; thence North 0° 10' East along the West line of said Lot, 50 feet; thence North 89° 50' East and parallel with the South line of said Lot, 140.14 feet to the East line of said Lot; thence South 0° 10' West along said East line 50 feet to the point of beginning.

Subject to Agreement of Sale, as follows:

An Agreement of Sale dated September 7, 1943, executed by and between Eric C. Wickenden and Rae W. Wickenden, his wife, as parties of the first part and Melvin A. McGowan and Lucille McGowan, his wife, as parties of the second part, whereby parties of the first part agree to sell to parties of the second part as joint tenants, and parties of the second part agree to buy as joint tenants, the property above mentioned, according to the terms therein provided. Balance due on said contract of sale at date of death was \$4757.08, appraised at \$4757.08, total paid on principal since date of death of decedent \$135.79, reducing principal to

4,621.29

Parcel 37:

An undivided 24/100 interest in and to that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:

Beginning at the East corner of Monterey Street and Rose Alley and running thence on said alley line (1) S. 35 degrees 54' E. 112.27 feet; thence (2) N. 54 degrees 06' E. 41.05 feet; thence (3) N. 35 degrees 54' W. 112.27 feet to the Southeast line of Monterey Street; thence on last named street line (4) S. 54 degrees 06' W. 41.05 feet to point of beginning, being a part of Block 13 in said City of San Luis Obispo; appraised at

6,944.00

Parcel 38:

All that certain real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:

That part of Block Thirteen of said City, commencing at the Easterly corner of Monterey and Chorro Streets, (as said Streets are now established) and running thence Southeasterly along the Easterly line of Chorro Street, One Hundred Five (105) feet, to the center line of a concrete wall, thence Northeasterly at right angles to said line of Chorro Street, on the center line of said wall fifty-two and thirty five hundredths (52.35) feet to the Westerly line of a tract of land conveyed by Santiago Brizzolara to Bernard Binsheimer by Deed of January 24, 1884, recorded in Volume "R" of Deeds, Page 489, said San Luis Obispo County Records; thence at right angles Northwesterly along the Westerly line of said Binsheimer lot, One Hundred Five (105) feet to the Southerly line of Monterey Street; thence Southwesterly on said line of Monterey Street, fifty-two and thirty-five hundredths (52.35) feet to the point of beginning.

And also that part of Block Thirteen of said City, beginning at a point on the present Easterly line of Chorro Street distant Southeasterly one hundred forty-seven and 56/100 (147.56) feet from the Easterly corner of Monterey and Chorro Streets (as said Streets are now established); said point of beginning being the intersection of said Easterly line of Chorro Street with the center line of the Northerly brick wall of what is known as the H. M. Warden Jr. Building and which wall is mentioned in a Deed of March 1, 1905, made by Teresa Brizzolara Wade and Mariana Brizzolara to the H. M. Warden Co., a corporation, recorded in the office of the County Recorder of San Luis Obispo County, Cal., in Volume 66 of Deeds at page 82; thence Northerly along said line of Chorro Street forty-two 56/100 (42.56) feet to the point where said Easterly line intersects the center line of a concrete wall, and which point is One Hundred and five (105) feet South

Easterly from said corner of Monterey and Chorro Streets; thence at right angles, Northeasterly fifty-two and $35/100$ (52.35) feet to the Westerly line of a Tract of land conveyed by Santiago Brizzola to Bernard Einsheimer, by Deed of January 24, 1884, recorded in Volume "R" of Deeds, Page 489, said San Luis Obispo County records; thence South 35 degrees 41' East, along the Westerly line of the last mentioned tract Sixty and $25/100$ (60.25) feet to a point where said line intersects the center line of said brick wall of said H. M. Warden Jr., Building; thence South 74 degrees 32' West along the center line of said brick wall fifty-five and $95/100$ (55.95) feet to the point of beginning; appraised at \$0,000.00

Parcel 39:

An undivided one-fifth ($1/5$) interest in and to those certain parcels of real property situate in the City of San Luis Obispo, County of San Luis Obispo, State of California, described as follows:

A. That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden, by Deed dated August 31, 1904, which Deed is recorded in the office of the County Recorder of said County, in Volume 63 of Deeds, Page 611, which part is described as follows, to wit:

Commencing at a point on the Easterly line of Rose Alley, which point is distant S. 35 degrees 54' E. (at right angles to Monterey Street) one hundred eighteen and $27/100$ (118.27) feet from the Easterly corner of Monterey Street and Rose Alley thence S. 35 deg. 54' E. along the Easterly line of said Alley, seventy six and $73/100$ (76.73) feet to the South end of Rose Alley; thence along the Southerly end of said Alley, S. 54 degrees 6' W. (parallel to the Southerly line of Monterey Street) Sixty seven hundredths (0.67) of a foot, to the Northerly end of an agreed line, between land formerly owned by said T_rinidad Sauer, and land formerly owned by A. F. Fitzgerald, as per Deed dated August 15, 1903, recorded in the Office of the Recorder of said County in Volume 62 of Deeds, Page 218; thence along said agreed line S. 36 deg. 53' E. (at right angles to Higuera Street) forty five (45) feet more or less to the present Northerly line of Higuera Street; thence Easterly along said line of Higuera Street, twenty five (25) feet; thence Northwesterly at right angles to said line of Higuera Street, one hundred twenty two (122) feet more or less, to the Northerly line of said property conveyed by said Trinidad Sauer as aforesaid; thence S. 54 degrees 6' W. along the last named line to the point of beginning.

The property hereby described is part of the block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts twenty-five (25) feet on Higuera Street and adjoins Rose Alley on the East.

B. That part of the property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden by Deed dated August 31, 1904, which Deed is recorded in the office of the County Recorder of said County in Volume 63 of Deeds, page 611, which part hereby conveyed is described as follows, to wit:

Commencing at a point on the present Northerly line of Higuera Street, twenty five (25) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald, as per Deed dated August 15, 1903, and recorded in the office of the County Recorder of said County in Volume 62 of Deeds, page 218 running from said point of commencement Easterly

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along said line of Higuera Street Seventeen and 68/100 (17.68) feet; thence Northwesterly, at right angles to said line of Higuera Street, one hundred and twenty-two (122) feet, more or less to the Northerly line of said property conveyed by Trinidad Sauer to William F. Sauer and Margaret Wickenden as aforesaid; thence S. 54 degrees 6' W. along said last named line seventeen and 68/100 (17.68) feet to the Easterly line of land conveyed by William F. Sauer to said Margaret Wickenden by Deed dated October 25, 1905, and recorded in the office of the County Recorder of said County in Volume 68 of Deeds, Page 90; thence Southeasterly at right angles to said line of Higuera Street, one hundred and twenty two (122) feet, more or less, to the point of beginning.

The property hereby described is part of the Block bounded by Monterey, Chorro, Higuera and Morro Streets; it fronts Seventeen and 68/100 (17.68) feet on Higuera Street and is twenty-five (25) feet distant Easterly from said agreed line between lands formerly owned by T_inidad Sauer and land formerly owned by A. F. Fitzgerald.

C. Commencing at a point on the Southerly line of Monterey Street which is the Northeasterly corner of the lot conveyed by Margaret S. Wickenden to W. C. Wickenden et al by Deed dated May 6th, 1922, and recorded May 10, 1922, in Volume 155 of Deeds at Page 379, San Luis Obispo County Records, and running thence N. 54 degrees 06' E. along said Southerly line of Monterey Street, 25.70 feet; thence S. 35 Degrees 54' E. 112.27 feet; thence S. 54 degrees 06' W. 25.70 feet and thence N. 35 degrees 54' W. 112.27 feet to the Southerly line of Monterey Street and the place of beginning; and being a part of Block 13 of said City of San Luis Obispo as laid down and designated upon the official map of said City on file in the office of the County Recorder of said County of San Luis Obispo and to which reference is hereby made.

D. All that part of Block Number Thirteen (13) of the said City of San Luis Obispo, particularly described as follows:

Commencing at a point in the present Northerly line of Higuera Street forty-two and 68/100 (42.68) feet Easterly from the Southerly end of an agreed line between land formerly owned by Trinidad Sauer and land formerly owned by A. F. Fitzgerald as per Deed dated August 15, 1903, and recorded in the office of the County Recorder of said County of San Luis Obispo, in Volume "62" of Deeds, page 218, and running thence Easterly along said Northerly line of Higuera Street Twenty five (25) feet; thence Northwesterly at right angles to said line of Higuera Street One Hundred and Sixteen (116) feet, more or less, to the Southerly line of a private alley way described in that certain Deed made between Ignatz Steinhard, William F. Sauer, Margaret Wickenden and Trinidad Sauer, recorded in the office of the County Recorder of said County of San Luis Obispo in Volume "72" of Deeds, Page 551 et seq.; thence S. 54 degrees 06' W. along the Southerly line of said alley twenty-five (25) feet to the Easterly line of the Lot belonging to Margaret Wickenden; thence Southeasterly at right angles to said Northerly line of Higuera Street along the Easterly line of said Margaret Wickenden Lot one hundred and sixteen (116) feet, more or less to the point of beginning.

All of which was appraised at

14,618.00

Parcel 40;

That certain real property situate in the City of Santa Barbara, County of Santa Barbara, State of California, more particularly described as follows, to wit:

Lots Twenty-seven (27) and Twenty-eight (28) of Miramonte, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Map thereof recorded in Map Book 15, at page 42 and 43, in the office of the County Recorder of said County, appraised at 2,000.00

Parcel 41:

An undivided one-fifth (1/5) interest in and to all that certain real property situate in the County of Santa Barbara, State of California, described as follows, to wit:

That portion of the fractional northeast one quarter and fractional north one-half of the southeast one quarter of Section 33, Township 9 North, Range 32 West S. B. M., County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33 Township 9 North, Range 32 West S. B. M. intersects the monument line of Tinaquaic Rancho as shown on map of survey of the western line of said Rancho, dated October, 1908, and recorded November 23, 1908, in Book 1, page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the north side thereof, and a live oak tree marked "FFF 28 and 33 B. T." bearing south 7 degrees 47' East 68.3 feet; thence along said western monument line of said Rancho, south 23 degrees 45' west 4326.3 feet, to a pipe with marked stake on the north side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 33; thence westerly along said last mentioned line 119 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymance et al, dated July 25th, 1908, and recorded in Book 124 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract north 23 1/2 degrees east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1036.86 feet more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

All those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to wit: Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears south 23 deg. west 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears south 24 degrees east 90.35 feet; thence 1st, north 23° 45' east following the most westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W., S. B. M. as fenced and projected would intersect same; thence 2nd, north 1° 24' east following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at a corner of fence; thence 3rd, south 68° 43' east 403.40 feet to a pipe survey monument set on the most westerly line of said Tinaquaic Rancho as above stated; thence 4th, north 23° 45' east following said westerly line of said Tinaquaic Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears south 81° west 3.60 feet, and a spike in another live oak tree bears south 27 1/2° east 15.69 feet;

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thence 5th, south 67° 12' east 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked N. E. Cor. 500 Acres FFF set on north side of same, from which a spike in a live oak tree marked BTF bears south 80° 31' west 34.83 feet, and a spike in another live oak tree bears south 10° 02' east 16.07 feet; thence 6th, south 23° 45' west 6867.30 feet to a pipe survey monument set in the most southerly line of said Tinaquale Rancho as per monuments, with a 4" x 4" redwood stake marked S. E. Cor. 500 acres FFF set on north side of same, from which a spike in a white oak tree marked 500 A. S. E. Cor. BTTTT bears north 22° east 166.32 feet; thence 7th, north 67 degrees 52' west following the most southerly line of said Tinaquale Rancho as per monuments 2461.30 feet to the place of beginning containing 390.75 acres and being the south portion of Lot 11, Tinaquale Rancho, and a small portion of Section 33 T. 9N. R. 32 W., S. B. M. Being Tract D, as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinaquale Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9N. R. 32 W., S. B. M. Santa Barbara Co., California., December, 1918." filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. Together with the right of way as appurtenant to the land herein.

Excepting therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

All of which was appraised at

3,000.00

Parcel 42:

Cash on hand in business (Wickendens)

200.00

Parcel 43:

Accounts receivable in business (Wickendens), appraised at \$5,769.47,

reduced to

597.63

Parcel 44:

United States War Bonds, Series E, in the face amount of \$10,000.00 at

7,500.00

Parcel 45:

Accounts receivable arising from operation of business since death of the decedent to March 8, 1946

2,926.35

Done in open Court on this 1st day of April, 1946.

FILED April 1st 1946

Ray E. Lyon

GWEN HOURIHAN, County Clerk

Judge of the Superior Court

By CHARLOTTE HORN
DEPUTY CLERK

(STATE OF CALIFORNIA

COUNTY OF SAN LUIS OBISPO)

SS.

I, Owen Hourihan, County Clerk of the above entitled County, and ex-officio Clerk of the Superior Court thereof, do hereby certify that the foregoing is a full, true and correct copy of the original on file in my office, and that I have carefully compared the

(same with the original.)

Witness, my hand and seal of said Superior Court this 1st day of April 1946

(SEAL OF SUPERIOR COURT)

OWEN HOURIHAN

County Clerk and Ex-Officio Clerk,
Superior Court

By Charlotte Horn
Deputy Clerk

RECORDED AT REQUEST OF A. V. Muller, Apr. 12, 1946, at 33 min. past 8 o'clock A.M.

File No. 5886

IRIS COVARRUBIAS, County Recorder

Compared by: E.J. MILLER

Y. COVARRUBIAS

By A. Covarrubias Deputy Recorder

SECURITY TITLE INSURANCE AND
GUARANTEE COMPANY, TRUSTEE

Register No. _

TO

Full Reconveyance

PAUL W. DAVIDSON, ET UX.

Security Title Insurance and Guarantee Company, a corporation, trustee under that certain deed of trust executed by PAUL W. DAVIDSON and ELIZABETH A. DAVIDSON, husband and wife as Trustees, dated March 6, 1945, and recorded March 10, 1945, in Book 605, Page 53 of Official Records, in the office of the County Recorder of Santa Barbara County, California, having been duly and legally requested in writing, by the owner and holder of the obligations secured by said deed of trust, to reconvey and release the whole of the estate derived by said Trustee under said deed of trust, in consideration of One Dollar, receipt whereof is hereby acknowledged, DOES HEREBY REMISE, RELEASE, QUITCLAIM AND RECONVEY unto the person or persons legally entitled thereto, but without warranty, all the estate, title and interest acquired by said Trustee under the above mentioned deed of trust in and to the property therein granted and conveyed.

In Witness Whereof, said Security Title Insurance and Guarantee Company, as trustee, has caused its corporate name and seal to be hereto affixed by its Vice President and Assistant Secretary thereunto duly authorized this 12th day of April, 1946.

(CORPORATE SEAL OF SECURITY
TITLE INSURANCE AND
GUARANTEE COMPANY)

SECURITY TITLE INSURANCE AND
GUARANTEE COMPANY, TRUSTEE.

By L. Dexter Barnard
Vice President

By Helen A. Rose
Assistant Secretary

State of California, }
County of Santa Barbara } ss.

On this 12th day of April, 1946, before me, Leon Cassou, a Notary Public in and for said County and State, personally appeared L. Dexter Barnard, known to me to be the Vice President, and Helen A. Rose, known to me to be the Assistant Secretary of SECURITY TITLE INSURANCE AND GUARANTEE COMPANY, Trustee, the corporation that executed the within Instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as such Trustee.

WITNESS my hand and official seal the day and year in this certificate first above written.

(NOTARIAL SEAL)

LEON CASSOU

Notary Public in and for said County and
State.

45

1530 192

13211

1 GEORGE L. ANDRE
2 1711 San Luis Drive
3 San Luis Obispo, California
4 Telephone: Liberty 3-4045
5 Attorney for Executor

(ENDORSED)
FILED

JUN 4 1958

A. E. MALLAGH, County Clerk
By CATHERINE HOOVER
DEPUTY CLERK

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

IN AND FOR THE COUNTY OF SAN LUIS OBISPO

In the Matter of the Estate of

No. 8628

WINFRED C. WICKENDEN,

DEGREE OF FINAL DISTRIBUTION

also known as W. C. Wickenden,

Deceased.

The petition of CLARENCE F. WICKENDEN, as executor of the will of Winfred C. Wickenden, also known as W. C. Wickenden, deceased, for final distribution coming on regularly to be heard this 2d day of June, 1958, the Court after examining the petition and hearing the evidence finds that due notice of the hearing of such petition has been given as required by law, that notice to creditors has been duly given as required by law, that all the allegations of said petition are true, that all inheritance taxes, Federal estate taxes, and all personal property taxes due and payable by said estate have been paid, and that said final distribution should be ordered as prayed for.

It is therefore ORDERED, ADJUDGED, and DECREED by the Court that there be a final distribution of said estate as follows:

To Clarence F. Wickenden, an undivided one-third interest, to James D. Wickenden, an undivided one-third interest, to John D. Wasley, an undivided one-sixth interest, and to Helen Wasley Bouja, an undivided one-sixth interest in the following described property:

An undivided one-fifth interest in all that certain real property

13211

1 situate in the County of Santa Barbara, State of California, described as follows:

2 That portion of the fractional northeast one quarter and fractional
3 north one-half of the southeast one quarter of Section 33, Township 9
4 North, Range 32 West S.B.M., County of Santa Barbara, State of California,
5 bounded and described as follows:

6 Beginning at an iron pipe set at a point where the line between
7 Sections 28 and 33, Township 9 North, Range 32 West S.B.M., intersects
8 the monument line of Tinquale Rancho, as shown on map of survey of
9 the western line of said Rancho, dated October, 1908, and recorded
10 November 23, 1908, in Book 1, page 5, of Maps and Surveys in the office
11 of the County Recorder of said County, said pipe having a redwood stake
12 marked "FFF" set on the north side thereof, and a live oak tree marked
13 "FFF" 28 and 33 S.T." bearing south 7 degrees 47' east 88.3 feet; thence
14 along said western monument line of said Rancho south 23 degrees 45'
15 west 4,326.3 feet to a pipe with marked stake on the north side set on
16 the south line of said fractional north one-half of the southeast one-
17 quarter of said Section 33; thence westerly along said last mentioned
18 line 119 feet, more or less, to the southeast corner of that certain
19 tract of land conveyed to R. A. Wickenden by deed of M. J. Layman
20 et al., dated July 25, 1908, and recorded in Book 124 of Deeds at page
21 149, records of said county; thence along the southeasterly line of
22 said Wickenden tract north 29-1/2 degrees east 3,240.6 feet to a corner
23 of said tract; thence along the easterly line of said tract north 1,036.86
24 feet, more or less, to the north line of said Section 33; thence easterly
25 along said last mentioned line 501.7 feet, more or less, to the place
26 of beginning.

27 All those certain lots, pieces, or parcels of land situate in the
28 County of Santa Barbara, State of California, and bounded and particularly
29 described as follows: Commencing at a 2" pipe survey monument set in
30 place of old Chaparral stake marked T. No. 411 at the most southwesterly
31 corner of the Tinquale Rancho, from which the old blaze on a live oak
32 tree one foot eight inches in diameter bears south 23 degrees, west
33 81.10 feet, and old blaze on another live oak tree two feet three inches
34 in diameter bears south 24 degrees, east 90.35 feet; thence

35 1st north 23 degrees 45' east following the most westerly line of said
36 Tinquale Rancho, as per monuments, 2,303.60 feet to a point where the
37 center line of Section 33, Township 9 North, Range 32 West, S.B.M., as
38 fenced and projected, would intersect same; thence

39 2d. north 1 degree 24' east following the center line of said Section
40 33 in said township and range, as fenced, 908.90 feet to a pipe survey
41 monument set at corner of fence; thence

42 3d south 88 degrees 43' east 403.40 feet to a pipe survey monument
43 set on the most westerly line of said Tinquale Rancho as above stated;
44 thence

45 4th north 23 degrees 45' east following said westerly line of said
46 Tinquale Rancho 3,532.60 feet to a pipe survey monument from which a
47 spike in a live oak tree bears south 81 degrees, west 3.60 feet, and a
48 spike in another live oak tree bears south 27-1/2 degrees, east 15.69
49 feet; thence

50 5th south 67 degrees 12' east 2,458.60 feet to a pipe survey monument
51 with a 4" x 4" redwood stake marked "N.E. Cor. 500 Acres FFF" set on
52 the north side of same, from which a spike in a live oak tree marked
53 DTF bears south 80 degrees 31' west 34.83 feet, and a spike in another
54 live oak tree bears south 10 degrees 2' east 16.07 feet; thence

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6th south 23 degrees 45' west 6,657.30 feet to a pipe survey monument set in the most southerly line of said Tinequale Rancho as per monuments, with a 4" x 4" reduced stake marked "S.E. Cor. 500 Acres 777" set on the north side of same, from which a spike in a white oak tree marked "500 A. S.E. Cor. B1777" bears north 22 degrees east 166.32 feet; thence

7th north 67 degrees 32' west following the most southerly line of said Tinequale Rancho as per monuments 2,461.30 feet to the place of beginning, containing 390.75 acres and being the south portion of Lot 11, Tinequale Rancho, and a small portion of Section 33, Township 9 North, Range 32 West, S.B.M. Being Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. F. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinequale Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S.B.M., Santa Barbara Co., Calif. December, 1918," filed in the office of the County Recorder of said County of Santa Barbara on the 24 day of January, 1919, in Book 11 of Maps and Surveys at page 176, to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. Together with the right of way as appurtenant to the land herein.

Excepting therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al., dated January 17, 1919, and recorded on February 27, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

Dated: June 4, 1958.

RAY B LYON

Judge of the Superior Court

STATE OF CALIFORNIA	
COUNTY OF SAN LUIS OBISPO } ss	
I, A. E. Mallagh, County Clerk of the above entitled County, and ex-officio Clerk of the Superior Court thereof, do hereby certify that the foregoing is a full, true and correct copy of the original on file in my office, and that I have carefully compared the same with the original.	
Witness my hand and seal of said Superior Court this 4th day of June 1958	
A. E. MALLAGH	
County Clerk and ex-officio Clerk Superior Court	
by <i>[Signature]</i>	Deputy Clerk

13211

RECORDED AT REQUEST OF

C. F. Wickenden

JUN 10 1958 at 9:31 am

BOOK 1530 PAGE 194

OFFICIAL RECORDS

Santa Barbara County, Calif.

JAMES G. FOWLER, Recorder

John W. Livingston, Deputy

FEE \$3.60

ANDRE & ANDRE
ATTORNEYS AT LAW
1041 CHORRO ST.
SAN LUIS OBISPO
CALIFORNIA

-3-

PHOTOCOPY BY: *[Signature]*
Deputy

CHECKED BY: *[Signature]*
Deputy

Deputy

JAMES G. FOWLER,
County Recorder

46

11373

2307 PAGE 1011

1 MILLER & SPIEGELMAN
2 Suite 1430 Alcoa Building
3 One Maritime Plaza
4 San Francisco, California 94111
5 Phone: (415) 421-7956

6 Attorneys for Petitioner

FILED
JACK G. BLUE, County Clerk
JAMES WICKENDEN

8 IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

9 IN AND FOR THE COUNTY OF ALAMEDA

11 In the Matter of the Estate)

12 of)

13 JAMES D. WICKENDEN, also known)
14 as JAMES WICKENDEN, also known)
15 as J. D. WICKENDEN,)

16 Deceased.)

No. 178982

DECREE SETTLING FIRST AND
FINAL REPORT OF ADMINISTRATION
AND MAKING FINAL DISTRIBUTION
AND ORDER ALLOWING EXTRAORDINARY
FEES TO ATTORNEYS FOR EXECUTRIX

17 The first and final report of administration by MARGARET
18 W. ROBINSON as executrix of the estate of JAMES D. WICKENDEN,
19 alias deceased, and petition for final approval and for final
20 distribution and for allowance of extraordinary fees to the
21 attorneys for executrix came on regularly for approval of the
22 report and hearing of the petition by the Court on the 28th day
23 of April, 1970. Petitioner appeared by MILLER & SPIEGELMAN by
24 Alfred M. Miller, her attorneys.

25 The Court finds from proof made to the satisfaction of the
26 Court:

27 1. Notice of the Time and Place for settlement of the
28 report and hearing of the petition has been duly given as required
29 by law.

30 2. That MARGARET W. ROBINSON, the sole beneficiary has
31 heretofore filed a waiver of accounting by the executrix.

32 3. The report is full, verified, true and correct and

No. 11373

1 all allegations of the petition for final settlement and for final
2 distribution are true.

3 4. All inheritance taxes and all personal property
4 taxes due and payable in said estate have been paid.

5 5. The report should be allowed and distribution ordered
6 as prayed.

7 6. That the executrix has waived her fees herein.

8 7. That the statutory attorneys fees are Five Thousand
9 Sixty-Three and 40/100 (\$5,063.40) Dollars and that the sum of
10 Two Thousand Five Hundred and no/100 (\$2,500.00) Dollars has
11 heretofore been paid to the attorneys, leaving a balance of
12 Two Thousand Five Hundred Sixty-Three and 40/100 (\$2,563.40)
13 Dollars.

14 8. That MILLER & SPIEGELMAN have rendered extraordinary
15 legal services to the executrix of the estate and that MILLER &
16 SPIEGELMAN are entitled to the sum of _____
17 9,140 Dollars as and for fees for the
18 said extraordinary services.

19 IT IS HEREBY ORDERED AND DECREED as follows:

20 1. Notice to creditors herein has been duly given as
21 required by law;

22 2. The said report is approved and all acts and trans-
23 actions of the executrix relating to the matters in the report
24 and petition are ratified, confirmed and approved;

25 3. That the executrix is authorized to pay unto MILLER
26 SPIEGELMAN, her attorneys, the sum of Two Thousand Five Hundred
27 Sixty-Three and 40/100 (\$2,563.40) Dollars being the balance due
28 as attorneys fees;

29 4. That the executrix is authorized to pay unto MILLER
30 SPIEGELMAN, her attorneys, the sum of _____
31 9,140 Dollars as and for compensation
32 for extraordinary legal services rendered by MILLER & SPIEGELMAN

1 to the executrix.

2 5. That all of the right, title and interest of JAMES
3 D. WICKENDEN, alias deceased, in the following described real
4 property is hereby distributed to MARGARET WICKENDEN ROBINSON:

5 (A) All that real property located in the City of
6 San Luis Obispo, State of California, described as follows:

7 Parcel 1: That portion of Block 13 of the City of San Luis Obispo, in the City of
8 San Luis Obispo, County of San Luis Obispo, State of California, according to Map
9 filed for record May 1, 1878 in Book A, at Page 168 of Maps, in the Office of the
County Recorder of said County, described as follows:

10 Beginning at the East corner of Monterey Street and Rose Alley; thence South 35° 54'
11 East, along the Easterly line of said alley, 112.27 feet; thence North 54° 06' East
12 41.05 feet; thence North 35° 54' West, 112.27 feet to the Southeast line of Monterey
13 Street; thence South 54° 06' West, along said Southeast line, 41.05 feet to the point
14 of beginning.

15 Parcel 2: That portion of Block 13 of the City of San Luis Obispo, in the City of
16 San Luis Obispo, County of San Luis Obispo, State of California, according to Map
17 filed for record May 1, 1878 in Book A, at Page 168 of Maps, in the Office of the
18 County Recorder of said County, described as follows:

19 Beginning at a point on the Southerly line of Monterey Street, which is the North-
20 easterly corner of the property conveyed to W. C. Wickenden, et al., by deed dated
21 May 6, 1922 and recorded May 10, 1922 in Book 155, at Page 379 of Deeds; thence
22 North 54° 06' East, along said Southerly line of Monterey Street, 25.71 feet; thence
23 South 35° 54' East, 118.27 feet to a point on the Northerly line of the property
24 conveyed to William F. Bauer, et al., by deed dated August 31, 1904 and recorded
25 September 8, 1904 in Book 63, at Page 611 of Deeds; thence South 54° 06' West, along
26 said Northerly line, 66.75 feet to a point on the Easterly line of Rose Alley; thence
27 North 35° 54' West, along said Easterly line, 6 feet to the Southwest corner of the
28 property conveyed to W. C. Wickenden, et al., as aforesaid; thence North 54° 06'
29 East along the Southeast line of said Wickenden property, 41.05 feet to the Southeast
30 corner thereof; thence North 35° 54' West, along the Northeasterly line thereof, 112.27
31 feet to the point of beginning.

32 Parcel 3: That portion of Block 13 of the City of San Luis Obispo, according to Map
33 filed for record May 1, 1878 in Book A, at Page 168 of Maps, and that portion of Lot
34 4 in Block 13 of Mission Vineyard Tract, according to Map filed for record March 5,
35 1873 in Book A, at Page 143 of Maps, in the City of San Luis Obispo, County of San
Luis Obispo, State of California, described as follows:

36 Commencing at point on the Easterly line of Rose Alley, which point is distant
37 South 35° 54' East, at right angles to Monterey Street, 112.27 feet from the Easterly
38 corner of Monterey Street and Rose Alley; thence South 35° 54' East along the Easterly
39 line of said Alley, 76.73 feet to the South end of Rose Alley; thence along the
40 Southerly end of said Alley, South 54° 06' West, parallel to the Southerly line of
41 Monterey Street, 0.67 feet to the Northerly end of an arched line between land formerly
42 owned by Trinidad Bauer and land formerly owned by A. F. Fitzgerald, as per deed
43 dated August 13, 1903 and recorded in Book 62, at Page 418 of Deeds; thence along
44 said arched line, South 36° 53' East, at right angles to Higuera Street, 45 feet,
45 more or less, to the present Northerly line of Higuera Street; thence Easterly along
46 said line of Higuera Street, 25 feet; thence Northwesterly at right angles to said
47 line of Higuera Street, 122 feet, more or less, to the Northerly line of the property
48 conveyed to William F. Bauer, et al., by deed dated August 31, 1904 and recorded
49 September 8, 1904 in Book 63, at Page 611 of Deeds; thence South 54° 06' West, along
50 said Northerly line to the point of beginning.

51 Parcel 4: That portion of Block 13 of the City of San Luis Obispo, according to Map
52 filed for record May 1, 1878 in Book A, at Page 168 of Maps, and that portion of Lot
53 4 in Block 13 of Mission Vineyard Tract, according to Map filed for record March 5,
54 1873 in Book A, at Page 143 of Maps, in the City of San Luis Obispo, County of San
Luis Obispo, State of California, described as follows:

RECORDED & INDEXED - LIBRARY OF WRITING,
TYPING OR PRINTING UNLAWFUL IN THIS
DOCUMENT WHEN RECEIVED.

1 1873 in Book A, at Page 143 of Maps, in the City of San Luis Obispo, County of San
 2 Luis Obispo, State of California, described as follows:

3 Commencing at a Point on the present Northerly line of Higuera Street, 25 feet
 4 Easterly from the Southerly end of an agreed line between land formerly owned by
 5 Trinidad Sauer, and land formerly owned by A. P. Fitzgerald as per deed dated
 6 August 17, 1905 and recorded in Book 62, at Page 218 of Deeds; thence Easterly
 7 along said line of Higuera Street, 17.68 feet; thence Northwesterly at right angles
 8 to said line of Higuera Street, 122 feet, more or less to the Northerly line of the
 9 property conveyed to William F. Sauer, et al., by deed dated August 31, 1904 and
 10 recorded September 8, 1904 in Book 63, at Page 611 of Deeds; thence South 54° 06'
 11 West, along said Northerly line, 17.68 feet to the Northeasterly corner of the
 12 property conveyed to Margaret Wickenden, by deed dated October 25, 1905 and recorded
 13 October 30, 1905 in Book 68, at Page 90 of Deeds; thence Southeasterly along the
 14 Northeasterly line of the property so conveyed, 122 feet, more or less to the point
 15 of beginning.

16 Parcel 5: That portion of Block 13 of the City of San Luis Obispo, according to
 17 Map filed for record May 1, 1878 in Book A, at Page 156 of Maps, and that portion
 18 of Lot 4 in Block 13 of Mission Vineyard Tract, according to Map filed for record
 19 March 6, 1873 in Book A, at Page 143 of Maps, in the City of San Luis Obispo,
 20 County of San Luis Obispo, State of California, described as follows:

21 Commencing at a point in the present Northerly line of Higuera Street, 42.68 feet
 22 Easterly from the Southerly end of an agreed line between land formerly owned by
 23 Trinidad Sauer and land formerly owned by A. P. Fitzgerald as per deed dated August
 24 15, 1903 and recorded in Book 62, at Page 218 of Deeds; thence Easterly along said
 25 Northerly line of Higuera Street, 25 feet to the Southeasterly corner of the property
 26 conveyed to William F. Sauer, et al., by deed dated October 16, 1906 and recorded
 27 November 1, 1906 in Book 72, at Page 548 of Deeds; thence Northwesterly along the
 28 Northeasterly line of the property so conveyed, 122 feet, more or less to the Northerly
 29 line of the property conveyed to William F. Sauer, et al., by deed dated August 31,
 30 1904 and recorded September 8, 1904 in Book 63, at Page 611 of Deeds; thence South
 31 54° 06' West, along said Northerly line, 25 feet to the Northeasterly corner of the
 32 property conveyed to Margaret Wickenden, by deed dated January 14, 1909 and recorded
 33 January 16, 1909 in Book 79, at Page 559 of Deeds; thence Southeasterly along the
 34 Northeasterly line of the property so conveyed, 122 feet, more or less to the point
 35 of beginning.

36 Excepting therefrom that portion thereof conveyed to Theo. M. Maino, by deed dated
 37 March 31, 1960 and recorded May 25, 1960 in Book 1066, at Page 295 of Official
 38 Records, being more particularly described as follows:

39 Beginning at a point on the Southeasterly line of Monterey Street which is the North-
 40 easterly corner of the land described in the deed from Margaret S. Wickenden to W. C.
 41 Wickenden, et al., recorded May 10, 1922 in Book 155, Page 379 of Deeds; thence East
 42 54° 6' East along the Southeasterly line of Monterey Street, 25.70 feet; thence East
 43 35° 54' East 110.27 feet to the true point of beginning; thence continuing South 35°
 44 24' East 10.39 feet; thence North 54° 6' East parallel with the Southeasterly line of
 45 Monterey Street, 1.53 feet; thence North 35° 54' East 10.39 feet; thence South 54° 6'
 46 West parallel with the Southeasterly line of Monterey Street 1.53 feet to the true
 47 point of beginning.

48 (B) All that real property located in the County of
 49 Santa Barbara, State of California, described as follows:

50 That portion of the fractional Northeast one quarter and fractional
 51 corner one-half of the Southeast one quarter of Section 23 Township
 52 9 North, Range 32 East S. B. M., County of Santa Barbara, State
 53 of California, bounded and described as follows:

RECORDS MAN, LIBRARY OF WRITING
 TYPING OR PRINTING UNSATISFACTORY IN THIS
 DOCUMENT WHEN RECEIVED.

Beginning at an iron pipe set at a point where the line between Sections 26 and 28 Township 9 North Range 32 West S. B. L. intersects the monument line of Tunaquale Rancho as shown on map or survey of the western line of said Rancho, dated October, 1908, and recorded November 23, 1908 in Book 1 page 5 of Maps and Surveys in the office of the County Recorder of said County, said pipe having a redwood stake marked "PTF" set on the North side thereof and a live oak tree marked "PTF 28 & 26 S.B.L." bearing south 7 degrees 47' east 88.5 feet; thence along said western monument line of said Rancho, south 25 degrees 45' west 4326.3 feet, to a pipe with marked stake on the North side set on the south line of said fractional north one-half of the southeast one-quarter of said Section 26; thence westerly along said last mentioned line 110 feet, more or less to the southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of H. J. Layman et al, dated July 25th, 1908, and recorded in Book 124 of Deeds at page 149 records of said county; thence along the southeasterly line of said Wickenden tract North 23 1/2 degrees east 3240.6 feet to a corner of said tract; thence along the easterly line of said tract north 1056.85 feet more or less to the north line of said Section 33; thence easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

All those certain lots, pieces or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows, to-wit: Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 414 at the most southwesterly corner of the Tunaquale Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears S. 23 deg. W. 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears S. 24 degrees E. 90.35 feet; thence

1st. N. 23 degrees 45' E. following the most westerly line of said Tunaquale Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33 T. 9 N. R. 32 W. S. B. M. as fenced and projected would intersect same; thence

2nd. N. 1 degree 24' E., following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence, thence

3rd. S. 08 degrees 43' E. 403.40 feet to a pipe survey monument set on the most westerly line of said Tunaquale Rancho as above stated; thence

4th. N. 23 degrees 45' W., following said westerly line of said Tunaquale Rancho, 3532.60 feet to a pipe survey monument from which a spike in a live oak tree bears S. 81 degree W. 3.60 feet, and a spike in another live oak tree bears S. 27 1/2 degree E. 15.69 feet; thence

5th. S. 67 degrees 12' E., 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked N. E. Cor. 500 Acres PTF set on north side of same, from which a spike in a live oak tree marked STF bears S. 60 deg. 31' W. 34.83 feet, and a spike in another live oak tree bears S. 10 degrees 02' E. 16.07 feet; thence

6th. S. 23 degrees 45' W. 6867.30 feet to a pipe survey monument set in the most southerly line of said Tunaquale Rancho as per monuments, with a 4" x 4" redwood stake marked SE Cor. 500 Acres PTF set on north side of same, from which a spike in a white oak tree marked

500 A. S. E. Cor. STTF bears N. 22 degrees E. 166.32 feet; thence

7th. N. 67 degrees 52' W. following the most southerly line of said Tunaquale Rancho as per monuments 2451.30 feet to the place of beginning containing 390.75 acres and being the south portion of Lot 11, Tunaquale Rancho, and a small portion

RECORDED'S NOTICE: LEGIBILITY OF WRITING.
TYPING OR PRINTING UNSATISFACTORY IN THIS
DOCUMENT WHEN RECEIVED.

of Section 33 T. 9 N. R. 32 W., S. B. M. Being Tract D as laid down and designated on that certain map entitled "Map of Survey made by F. P. Flournoy showing Division of the Wickenden Rancho, a portion of the Tinajas Rancho and a small portion of Sec. 33 T. 9 N. R. 32 W., and Sec. 15 T. 9 N. R. 32 W., S. B. M. Santa Barbara Co., Calif. December, 1918," filed in the office of the County Recorder of said County of Santa Barbara on the 2nd day of January, 1919, in Book 11 of Maps and Surveys at page 176 to which map and the field notes from which the same was compiled reference is hereby made for a more particular description of said premises. Together with the right of way as appurtenant to the land herein.

Excepting therefrom however all minerals and mineral rights: petroleum, bitumen, mineral/oil, natural gas and all hydro-carbons, as reserved in deed from Wickenden Co., a corporation, to Margaret Wickenden, et al, dated January 17th, 1919, and recorded on the 27th day of February, 1919, in Book 172 of Deeds, page 211, Records of said County of Santa Barbara, and subject to the rights of way and easements in said deed reserved or specified.

(C) All that real property located in the County of San Luis Obispo, State of California, described as follows:

Lots 5 and 11 in Block 2, and Lots 4, 5, 9, 15 and 17, in Block 3, all in Tract No. 93, in the County of San Luis Obispo, as per Map recorded December 14, 1959, in Book 6, Page 34 of Maps, in the Office of the County Recorder of said County.

6. That the following described property is distributed to MARGARET WICKENDEN ROBINSON:

(a) United States Defense Bonds

- (1) 0550 625 751E issued December 1944
Face amount \$25.00
- (2) Q742 407 247E issued December 1945
Face amount \$25.00
- (3) L114 671 868E Issued May 1945
Face amount \$50.00
- (4) C/O 3058037E issued May 1945
Face amount \$100.00
- (5) D 9668295E issued July 1944
Face amount \$500.00

(b) Loan in the principal sum of \$1,526.14
Due from Margaret W. Robinson

(c) Books and Magazines

(d) Partnership interest of James D. Wickenden, alias deceased, in Wickenden Holding Company, a partnership

(e) Partnership interest of James D. Wickenden, alias deceased, in W. C. Wickenden & Co., a partnership

(f) Partnership interest of James D. Wickenden, alias deceased, in Vista Del Morro subdivision, a partnership

11373

(g) Stocks and Bonds

- (1) 39 shares common stock -- Arizona Public Service Company
 - (2) 25 shares common stock - Bethlehem Steel Corporation
 - (3) 88 shares common stock - Consolidated Edison Company of New York, Inc.
 - (4) 23 shares common stock - Crane Company
 - (5) 14 shares preferred stock - Eltra Corporation
 - (6) 100 shares common stock - Granite City Steel Corporation
 - (7) 336,736 shares Massachusetts Investors Trust
 - (8) 165 shares common stock - Pacific Gas and Electric Company
 - (9) 400 shares common stock - Pan American World Airways, Inc.
 - (10) 14 shares common stock - Phelps-Dodge Corporation
 - (11) 21 shares common stock - Sperry Rand Corporation
 - (12) 34 shares common stock - Steep Rock Iron Mines Limited
 - (13) 350 shares common stock - Southern Pacific Company
 - (14) 51 shares \$5.50 cumulative convertible stock - Tenneco, Inc.
 - (15) 19 shares common stock - U.S. Industries, Inc.
 - (16) 466 shares common stock - Wickenden Co.
- (h) Household furniture and furnishings
- (i) Collection of Guatemalan Textiles
- (j) All cash on hand

7. That all property in the estate, whether described

herein or not, is distributed to MARGARET WICKENDEN ROBINSON and

all property which may hereinafter be acquired by the estate is

ordered distributed to MARGARET WICKENDEN ROBINSON.

The foregoing instrument is a
correct copy of the original Dated: April 28, 1970.
on file in this office.

ATTEST: APR 28 1970

JACK G. BLUE, County Clerk
County Clerk and County Clerk of the
State of California
By *[Signature]* Deputy

Donald K. Quayle

Judge of the Superior Court

11373

-7-

RECORDED AT REQUEST OF

Miller & Speigleman
BOOK 2307 PAGE 1611

MAY 1 9 00 AM '70

OFFICIAL RECORDS
SANTA BARBARA COUNTY
RITA VAN SUSAINE, RECORDER

FEE \$6⁰⁰

47

RECORDING REQUESTED BY
CHICAGO TITLE COMPANY
AND WHEN RECORDED MAIL TO

Chicago Title

Attn: Trisha Keiser



2003-0160497

Recorded
Official Records
County Of
SANTA BARBARA
JOSEPH E. HOLLAND
Recorder

REC FEE 16.00

08:00AM 25-Nov-2003

Page 1 of 4

Chicago Title
Escrow No. 200286 - TVK
Order No. 200286 - KJ

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

Assessor's Parcel No:
133-070-23 & 101-070-67

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS NONE-NO CONSIDERATION

☒ unincorporated area ☐ City of

☒ computed on the full value of the interest or property conveyed, or is

☐ computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

ANSEL E. WALTERS, HUSBAND OF GRANTEE HEREIN

hereby REMISE, RELEASE AND FOREVER QUITCLAIM to

MERRYLYN WICKENDEN MCDONALD WALTERS, WHO ACQUIRED TITLE AS MERRYLYN WICKENDEN MCDONALD

the following described real property in the
County of Santa Barbara

, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated June 15, 2001

STATE OF CALIFORNIA

COUNTY OF ~~SANTA BARBARA~~ San Luis Obispo, ss.

On June 19, 2001 before me,

Kathryn House

a Notary Public in and for said County and State, personally appeared

ANSEL E. WALTERS

ANSEL E. WALTERS



personally known to me (or 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.

WITNESS my hand and official seal.

Kathryn House
Signature of Notary

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City, State & Zip

QD1-08/12/94bk

LEGAL DESCRIPTION EXHIBIT

PARCEL ONE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23 degrees, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24 degrees East 90.35 feet; thence

1st, North 23 degrees 45' east following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2,303.60 feet to a point where the certain line of Section 33, Township 9 North, Range 32 West, S.B.M., as fenced and projected, would intersect same; thence

2nd, North 1 degree 24' east following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence

3rd, South 88 degrees 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence

4th, North 23 degrees 45' east following said westerly line of said Tinaquaic Rancho 3,532.60 feet to a pipe survey monument from which a spike in a live oak tree bears South 81 degrees, West 3.60 feet, and a spike in another live oak tree bears South 27-1/2 degrees east 15.69 feet; thence

5th, South 67 degrees 12' east 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked "N.E. cor. 500 Acres FFF" on the north side of same, from which a spike in a live oak tree marked BTF bears South 80 degrees 31' West 34.83 feet, and a spike in another live oak tree bears South 10 degrees 2' East 16.07 feet; thence

6th, South 23 degrees 45' West 6,867.30 feet to a pipe survey monument set in the most Southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked "S.E. Cor. 500 Acres FFF" set on the north side of same, from which a spike in a white oak tree marked "500 A.S.E. Cor. BTFFF" bears North 22 degrees east 166.32 feet; thence

7th, North 67 degrees 52' West following the most Southerly line of said Tinaquaic Rancho as per monuments 2,461.30 feet to the place of beginning.

EXCEPTING THEREFROM all those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23°, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60

DEEDLEGL-08/09/94bk

LEGAL DESCRIPTION EXHIBIT

feet to a point where the center line of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, as fenced and projected, would intersect same being the true point of beginning; thence North 1° 24' East following the center line of said Section 33 in said Township and Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly line of said Tinaquaic Rancho to the true point of beginning.

EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa Barbara and subject to the rights of way and easements in said deed reserved or specified.

APN#133-070-23

PARCEL TWO:

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33, Township 9 North, Range 32 West, San Bernardino Meridian, intersects the monument line of Tinaquaic Rancho, as shown on Map of Survey of the Western line of said Rancho, dated October, 1908 and recorded November 23, 1908 in Book 1, Page 5 of Maps and Surveys in the Office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof, and a live oak tree marked "FFF 28 and 33 B.T." bearing South 7° 47' East 88.3 feet; thence along said Western monument line of said Rancho South 23° 45' West 4326.3 feet to a pipe with marked stake on the North side set on the South line of said fractional North one-half of the Southeast one-quarter of said Section 33; thence Westerly along said last mentioned line 119 feet more or less, to the Southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymance et al., dated July 25, 1908, and recorded in Book 124 of Deeds at Page 149, records of said County; thence along the Southeasterly line of said Wickenden Tract North 23-1/2° East 3240.6 feet to a corner of said tract; thence along the Easterly line of said Tract North 1036.86 feet, more or less, to the North line of said Section 33; thence Easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

APN#101-070-67

PARCEL THREE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one footeight inches in diameter bears South

DEEDLEGL-08/09/94bk

LEGAL DESCRIPTION EXHIBIT

23°, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, as fenced and projected, would intersect same being the true point of beginning; thence North 1° 24' East following the center line of said Section 33 in said Township and Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly line of said Tinaquaic Rancho to the true point of beginning.

EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa Barbara and subject to the rights of way and easements in said deed reserved or specified.

APN#101-070-35

48

**RECORDING REQUESTED BY:**

Harris & Harris, P.C.
One Kaiser Plaza, Suite 1010
Oakland, CA 94612-3601

AND WHEN RECORDED MAIL TO:

Mr. Robert L. McCartney
Opal Wickenden Trust
P.O. Box 795
Graeagle, CA 96103

2002-0055824

Recorded
Official Records
County Of
SANTA BARBARA
KENNETH A. PETTIT
Recorder
LARRY G. HERRERA
Assistant
08:02AM 07-Jun-2002

REC FEE 37.00

CCD
Page 1 of 11

THIS SPACE FOR RECORDER'S USE ONLY

APN: 101-070-23
APN: 101-070-67
APN: 101-070-35

ORDER SETTLING FIRST AND FINAL REPORT
OF EXECUTOR ON WAIVER OF ACCOUNTING,
ALLOWING FOR EXECUTOR'S FEES,
ALLOWING FOR ATTORNEY'S FEES,
ALLOWING FOR EXTRAORDINARY FEES AND
FOR FINAL DISTRIBUTION.

This page added to provide adequate space for recording information.
(Govt. Code § 27361.6)
(Additional recording fee applies)

FILED

APR 19 2002

SHERRIL PEDERSEN
CLERK OF THE SUPERIOR COURT
S. Pedersen DEPUTY

1 Heather J. Kendrick, Esq. (#203644)
2 Harris & Harris,
3 a Professional Corporation
4 One Kaiser Plaza, Suite 1010
5 Oakland, CA 94612
6 (510) 419-4979

7 Attorneys for Robert L. McCartney
8 Petitioner and Executor

9 SUPERIOR COURT OF THE STATE OF CALIFORNIA
10 IN AND FOR THE COUNTY OF MONTEREY

11 Estate of)
12 OPAL W. WICKENDEN,)
13 Deceased.)
14)
15)
16)
17)
18)

Case No. MP15213

ORDER SETTLING FIRST AND FINAL
REPORT OF EXECUTOR ON WAIVER
OF ACCOUNTING, ALLOWING FOR
EXECUTOR'S FEES, ALLOWING FOR
ATTORNEY'S FEES, ALLOWING FOR
EXTRAORDINARY FEES AND FOR
FINAL DISTRIBUTION.

Hearing Date: ~~3-15-02~~ 4/19/02
Place : Dept. 14
Time : 10:30 a.m.

19 ROBERT L. MCCARTNEY, as Petitioner and Executor of the ESTATE OF OPAL W.
20 WICKENDEN, deceased, having filed his REPORT OF STATUS OF ADMINISTRATION AND
21 PETITION FOR ITS SETTLEMENT ON WAIVER OF ACCOUNTING; FOR ALLOWANCE OF
22 STATUTORY COMPENSATION OF EXECUTOR; FOR ALLOWANCE OF ATTORNEY'S
23 FEES; FOR ALLOWANCE OF EXTRAORDINARY FEES; AND FOR FINAL DISTRIBUTION,
24 coming on this day regularly for hearing, this Court finds:
25 1. Notice. Proper notice of the time and date of this hearing has been given.
26 2. Acts and Transactions of Executor. All acts and transactions of petitioner, Robert L.
27 McCartney, during the period of the Report are truly shown and should be approved and all
28 allegations of the Petition for its settlement and for final distribution are true.

ORDER SETTLING FIRST AND FINAL REPORT OF EXECUTOR ON WAIVER OF ACCOUNTING, ALLOWING FOR EXECUTOR'S FEES, ALLOWING FOR
ATTORNEY'S FEES, ALLOWING FOR EXTRAORDINARY FEES AND FOR FINAL DISTRIBUTION Page 1

1 3. Letters Testamentary Issued: Decedent's will was lodged with the court on April 2,
2 1998 and Letters Testamentary were issued to Petitioner on December 14, 2000. At all times since
3 Petitioner has been the duly appointed, qualified and acting Executor of decedent's estate.

4 4. Authority to Act Under Independent Administration of Estates Act: Petitioner was
5 granted full authority to administer the estate under The Independent Administration of Estates Act
6 (IAEA) on December 14, 2000. Said authority has not been revoked. The following is an accurate
7 list and description of all independent acts by the Petitioner during the period covered by this report
8 in which notice of the proposed action was required. The period for the notice of the proposed
9 action was met and all parties required to receive notice consented to the following act:

10 a. No action taken.

11 5. Notice of Administration. Notice of administration has been published for the period
12 and in the manner prescribed by law, the first publication being made on October 30, 2000. On
13 November 9, 2000, a Proof of Publication showing due publication in the manner and form required
14 by law was filed with this Court.

15 6. Creditor's Claims: Notice of the commencement of the estate's administration was
16 duly given to all of Decedent's known and reasonably ascertainable creditors as required by law.
17 The time for filing or presenting claims expired on April 14, 2001, four months after Letters
18 Testamentary were issued to the Executor. Petitioner did not acquire knowledge of any additional
19 estate creditors within the last thirty (30) days of the creditors' claim period. Petitioner made a
20 diligent search for all known and reasonably ascertainable creditors, each of whom received the
21 notice of administration described in Probate Code Section 9052 or as to whom such notice was not
22 required pursuant to Probate Code Section 9054. No claims were rejected. No claims were
23 presented or filed in the estate.

24 7. Debts of Estate and of the Decedent. Expenses of Administration: All debts and
25 expenses of administration of the estate and of the Decedent, including legal advertising and probate
26 referee fees, have been paid, except the statutory compensation of the Executor and his attorneys.
27
28

1 Status of Estate: Petitioner has performed all duties required of him as Executor with respect to the
2 administration of the estate. The estate is now in a condition to be closed.

3 8. Accounting not Required: All interested persons, namely, Robert L. McCartney, as
4 trustee of the OPAL WICKENDEN TRUST. Robert L. McCartney, as an individual, Bonnie L.
5 McCartney, an individual, and Martha D. Garberich, an individual, have waived an accounting by
6 Petitioner, and the Waivers of Account were filed with this court on May 31, 2001 and on December
7 17, 2001.

8 10. No Medi-Cal Benefits: Decedent was not a recipient of health care under the
9 provisions of Chapter 7 or Chapter 8 (commencing with Section 14000 and 14200) Welfare and
10 Institutions Code. The Petitioner notified the Department of Health Services Recovery of
11 Decedent's death on April 18, 2001. On April 26, 2001 the Department of Health Services Recovery
12 informed Petitioner that it will not file a creditors claim in this proceeding under Sections 215, 9202
13 or 9203 of the California Probate Code.

14 11. Probate Code Section 8800. In accordance with Probate Code section 8800,
15 Petitioner has certified that the requirement of Rev. & Tax. Code §480 has been satisfied by the
16 filing of a Statement of Death of Real Property Owner with the county assessor in each county in
17 which the decedent owned real property.

18 12. Probate Code Section 1064, Liabilities. There are no existing liabilities of the estate.
19 No family or affiliate relationship between the fiduciary and any agent hired by the fiduciary existed
20 during the administration of the estate.

21 13. Inventory and Appraised Value of Estate. An Inventory and Appraisalment was filed
22 on July 13, 2001 showing estate assets of a value of One Hundred and Fifty Two Thousand Nine
23 Hundred and Twenty Dollars (\$152,920.00). Petitioner alleges that said Inventory contains all the
24 assets of decedent's probate estate that have come to Petitioner's knowledge or into his possession.

25 14. Character of Estate Property. The estate consists entirely of decedent's separate
26 property.

27 15. Cash Invested in Interest-bearing Accounts: Petitioner has kept any cash of the estate
28 invested in an interest-bearing account as authorized by law, except such amounts as have been

1 necessary for the estate's orderly administration.

2 16. Estate Taxes. Petitioners' accountant filed Form 706, United States Estate Tax
3 Return and Form ET-1, California Estate Tax Return, on June 26, 1999. Federal estate taxes in the
4 amount of \$1,066,627.00 and California estate taxes in the amount of \$214,838 were paid on or
5 before June 26, 1999.

6 17. Income Taxes. All California and federal income taxes due by the estate have been
7 paid and final returns will be filed on the close of the estate.

8 18. Personal Property Taxes. There are no personal property taxes due and payable by
9 the estate.

10 19. Real Property Taxes. There are no real property taxes due and payable by the estate.

11 20. Beneficiaries. In accordance with the provisions of the Decedent's will, the estate
12 should be distributed to Robert L. McCartney, as trustee of the OPAL WICKENDEN TRUST, as
13 provided in Article Third of the Will admitted to probate on April 2, 1998. The beneficiaries of the
14 OPAL WICKENDEN TRUST are as follows:

15	16	17	18	19	20	21
	<u>Name</u>	<u>Relationship To Decedent</u>	<u>Age</u>	<u>State of Residence</u>		
22	Robert L. McCartney	Nephew	Adult	California		
23	Bonnie L. McCartney	Niece	Adult	California		
24	Martha D. Garberich	Sister	Adult	California		

25 21. Balance on hand. As of August 14, 2001, the balance on hand in the probate estate is
26 \$152,920.00, consisting of the assets listed below.

27	1.	A 26.66% undivided interest in the real property located in the County of Santa Barbara, State of California, commonly known as 7200 Foxen Canyon Area and more particularly described on Exhibit A attached hereto and incorporated herein	\$152,920.00
----	----	---	--------------

ORDER SETTLING FIRST AND FINAL REPORT OF EXECUTOR ON WAIVER OF ACCOUNTING, ALLOWING FOR EXECUTOR'S FEES, ALLOWING FOR
ATTORNEY'S FEES, ALLOWING FOR EXTRAORDINARY FEES AND FOR FINAL DISTRIBUTION Page 4

by this reference.

APN: 133-070-23, 101-070-67, 101-070-35

TOTAL:

\$152,920.00

22. Bond. A bond was not required to be filed in this proceeding.

23. Nonresident Beneficiary. There are no non-resident beneficiaries of the estate. As such, pursuant to California Revenue & Tax Code section 19513, no income tax clearance certificate is required.

24. Statutory Compensation of Executor and Executor's Attorneys: The statutory compensation due to each the Personal Representative and the statutory attorneys' fees payable for their ordinary services, are \$4,208.40, is computed as follows:

FEE BASE

Inventory and Appraisalment	\$152,920.00
Receipts	\$0.00
Gains on Sales	\$0.00
Less Losses on Sales	\$0.00

FEE COMPUTATION

4% on first \$15,000.00	\$600.00
3% of next \$85,000.00	\$2,550.00
2% on next \$900,000.00	\$1,058.40
Total	\$4,208.40

Petitioner exercises his right to statutory commissions in the amount of \$4,208.40. The attorneys for petitioner have agreed to be paid the statutory fees. Such fees to date have not been paid.

25. Extraordinary Attorneys' Compensation. Harris & Harris, P.C., attorneys for Petitioner, have rendered extraordinary legal services for the benefit of the estate. They are entitled to reasonable compensation for these extraordinary legal services, and a reasonable sum is

1 Two Thousand and One Hundred Dollars (\$2,100).

2 26. No Preliminary Distributions. No preliminary distributions have been made.

3 27. Proposed Distribution: The estate is to be distributed in trust to Robert L.
4 McCartney, Trustee or any successor trustee, of the OPAL WICKENDEN TRUST:

5 Name and Address % Share

6
7 Opal Wickenden Trust 100%
8 Robert L. McCartney, Trustee
9 P.O. Box 795
Graeagle, CA 96103

10
11 28. Request for Special Notice: No one has filed a Request for Special Notice in this
12 proceeding.

13 ~~29. Reserve for Closing Expenses: The Petitioner is authorized to withhold from
14 distribution the sum of \$5,000.00 for closing expenses and as a reserve for any liabilities that may
15 hereafter be determined to be due from estate.~~

16
17 THEREFORE IT IS ORDERED AND ADJUDGED THAT:

18 1. Proper notice of the time and date of this hearing has been duly given as required by
19 law;

20 2. Administration of Decedent's estate be brought to a close without the requirement of an
21 accounting;

22 3. All acts and transactions of petitioner as described in this report be ratified, confirmed
23 and approved;

24 4. Petitioner be authorized and directed to pay himself ordinary compensation in the
25 amount of \$4,208.40 and his attorneys, Harris and Harris, a Professional Corporation, ordinary
26 statutory compensation in the sum of \$4,208.40;

27 5. Petitioner be authorized and directed to pay his attorneys, Harris & Harris, a
28 Professional Corporation, extraordinary fees in the sum of \$2,100.00

1 6. Distribution of the estate of decedent in the hands of petitioner be made to those entitled
2 to it, as set forth in Section 27, Proposed Distribution.

3 7. Any other property of decedent or the estate not now known or discovered be
4 distributed in its entirety in trust to Robert L. McCartney, Trustee or any successor trustee of the
5 OPAL WICKENDEN TRUST.

6 ~~8. Petitioner is authorized to retain \$5,000.00 in cash for closing expenses of~~
7 ~~administration, to pay liabilities if any and to deliver the unused part to the heirs of the estate~~
8 ~~without further court order after the closing expenses and liabilities, if any, have been paid.~~ (R)

9 9. Such other relief be granted as the Court considers proper.

10
11 DATED: APR 19 2002


ROBERT O'FARRELL
JUDGE OF THE SUPERIOR COURT

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28 MP 15213

EXHIBIT A

PARCEL ONE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23 degrees, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24 degrees East 90.35 feet; thence

1st, North 23 degrees 45' east following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2,303.60 feet to a point where the certain line of Section 33, Township 9 North, Range 32 West, S.B.M., as fenced and projected, would intersect same; thence

2nd, North 1 degree 24' east following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence

3rd, South 88 degrees 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence

4th, North 23 degrees 45' east following said westerly line of said Tinaquaic Rancho, 3,532.60 feet to a pipe survey monument from which a spike in a live oak tree bears South 81 degrees, West 3.60 feet, and a spike in another live oak tree bears South 27-1/2 degrees east 15.69 feet; thence

5th, South 67 degrees 12' east 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked "N.E. cor. 500 Acres FFF" on the north side of same, from which a spike in a live oak tree marked BTF bears South 80 degrees 31' West 34.83 feet, and a spike in another live oak tree bears South 10 degrees 2' East 16.07 feet; thence

6th, South 23 degrees 45' West 6,867.30 feet to a pipe survey monument set in the most Southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked "S.E. Cor. 500 Acres FFF" set on the north side of same, from which a spike in a white oak tree marked "500 A.S.E. Cor. BTFFF" bears North 22 degrees east 166.32 feet; thence

7th, North 67 degrees 52' West following the most Southerly line of said Tinaquaic Rancho, as per monuments 2,461.30 feet to the place of beginning.

1 EXCEPTING THEREFROM all those certain lots, pieces, or parcels of land situate in the
2 County of Santa Barbara, State of California, and bounded and particularly described as
3 follows:

4 Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake
5 marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which
6 the old blaze on a live oak tree one foot eight inches in diameter bears South 23°, West
7 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears
8 South 24°, East 90.35 feet, thence commencing North 23° 45' East following the most
9 Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where
10 the center line of Section 33, Township 9 North, Range 32 West, San Bernardino
11 Meridian, as fenced and projected, would intersect same being the true point of beginning;
12 thence North 1° 24' East following the center line of said Section 33 in said Township and
13 Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence
14 South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line
15 of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly
16 line of said Tinaquaic Rancho to the true point of beginning.

17 APN# 133-070-23

18
19 PARCEL TWO:

20 That portion of the fractional Northeast one-quarter and fractional North one-half of the
21 Southeast one-quarter of Section 33, Township 9 North, Range 32 West, San Bernardino
22 Meridian, County of Santa Barbara, State of California, bounded and described as follows:

23 Beginning at an iron pipe set at a point where the line between Sections 28 and 33,
24 Township 9 North, Range 32 West, San Bernardino Meridian, intersects the monument
25 line of Tinaquaic Rancho, as shown on Map of Survey of the Western line of said Rancho,
26 dated October, 1908 and recorded November 23, 1908 in Book 1, Page 5 of Maps and
27 Surveys in the Office of the County Recorder of said County, said pipe having a redwood
28 stake marked "FFF" set on the North side thereof, and a live oak tree marked "FFF 28 and
29 33 B.T." bearing South 7° 47' East 88.3 feet; thence along said Western monument line of
30 said Rancho South 23° 45' West 4326.3 feet to a pipe with marked stake on the North side
31 set on the South line of said fractional North one-half of the Southeast one-quarter of said
32 Section 33; thence Westerly along said last mentioned line 119 feet more or less, to the
33 Southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M.
34 J. Laymance et al., dated July 25, 1908, and recorded in Book 124 of Deeds at Page 149,
35 records of said County; thence along the Southeasterly line of said Wickenden Tract North
36 23-1/2° East 3240.6 feet to a corner of said tract; thence along the Easterly line of said
37 Tract North 1036.86 feet, more or less, to the North line of said Section 33; thence
38 Easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

39 APN# 101-070-67

1 PARCEL THREE:

2 All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara,
3 State of California, and bounded and particularly described as follows:

4 Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake
5 marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which
6 the old blaze on a live oak tree one foot eight inches in diameter bears South 23°, West
7 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears
8 South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most
9 Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where
10 the center line of Section 33, Township 9 North, Range 32 West, San Bernardino
11 Meridian, as fenced and projected, would intersect same being the true point of beginning;
12 thence North 1° 24' East following the center line of said Section 33 in said Township and
13 Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence
14 South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line
15 of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly
16 line of said Tinaquaic Rancho to the true point of beginning.

17 EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen,
18 mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a
19 corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on
20 February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa
21 Barbara and subject to the rights of way and easements in said deed reserved or
22 specified.

23 APN# 101-070-35



I HEREBY CERTIFY THAT THE FOREGOING DOCUMENT IS A
TRUE COPY OF THE ORIGINAL ON FILE IN MY OFFICE
MAY 09 2002

DATE _____
SHERRI L. PEDERSEN, CLERK OF THE SUPERIOR COURT
BY [Signature] DEPUTY

49

1301.4/454.ded

RECORDING REQUESTED BY:

Harris & Harris, P.C.
One Kaiser Plaza, Suite 1010
Oakland, CA 94612-3601

**AND WHEN RECORDED MAIL THIS
DEED AND MAIL TAX STATEMENTS TO:**

Robert L. McCartney, Trustee
Opal Wickender Trust
P.O. Box 795
Graeagle, CA 96103



2002-0055825

Recorded Official Records County Of SANTA BARBARA KENNETH A. PETTIT Recorder LARRY G. HERRERA Assistant 08:02AM 07-Jun-2002	REC FEE 19.00 CCD Page 1 of 5
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5

APN: 101-070-23

APN: 101-070-67

APN: 101-070-35

DOCUMENTARY TRANSFER TAX \$

☒ NOT PURSUANT TO A SALE; NO CONSIDERATION
☐ COMPUTED ON FULL VALUE OF PROPERTY CONVEYED
☐ COMPUTED ON FULL VALUE LESS LIENS AND
ENCUMBRANCES REMAINING AT TIME OF SALE

Harris & Harris, P.C., By:

SIGNATURE OF DECLARANT OR AGENT DETERMINING TAX.

DEED TO REAL PROPERTY

FOR CONSIDERATION,

I, ROBERT L. MCCARTNEY, as Executor of the Estate of OPAL W. WICKENDEN, deceased, by order of the Superior Court of California, for the County of Monterey, made in the matter of the Estate of OPAL W. WICKENDEN, on April 19, 2002, directing the execution of a conveyance,

HEREBY CONVEY TO:

Robert L. McCartney, as trustee and any successor trustee, of the OPAL WICKENDEN TRUST, under agreement dated July 26, 1995,

without any representation, warranty, or covenant of any kind, express or implied, all right, title, interest, and estate of the decedent at the time of death and all right, title, and interest that the estate may have subsequently acquired in the real property commonly known as 7200 Foxen Canyon Area, in the County of Santa Barbara, State of California, more particularly described as follows:

For Legal Description see Exhibit "A" attached hereto and incorporated herein.

PLEASE MAIL TAX STATEMENTS TO THE ADDRESS INDICATED ABOVE

DATED: May 20, 2002


ROBERT L. MCCARTNEY
as Executor of the Estate of
OPAL W. WICKENDEN, deceased

ACKNOWLEDGMENT

State of California

County of Plumas

)
) ss
)

On May 20, 2002 before me Charlene Thiessen, a notary public in and for the State of California, personally appeared ROBERT L. MCCARTNEY, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Charlene Thiessen

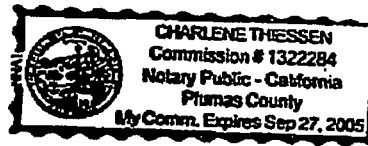


EXHIBIT A

PARCEL ONE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23 degrees, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24 degrees East 90.35 feet; thence

1st, North 23 degrees 45' east following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2,303.60 feet to a point where the certain line of Section 33, Township 9 North, Range 32 West, S.B.M., as fenced and projected, would intersect same; thence

2nd, North 1 degree 24' east following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence

3rd, South 88 degrees 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence

4th, North 23 degrees 45' east following said westerly line of said Tinaquaic Rancho, 3,532.60 feet to a pipe survey monument from which a spike in a live oak tree bears South 81 degrees, West 3.60 feet, and a spike in another live oak tree bears South 27-1/2 degrees east 15.69 feet; thence

5th, South 67 degrees 12' east 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked "N.E. cor. 500 Acres FFF" on the north side of same, from which a spike in a live oak tree marked BTF bears South 80 degrees 31' West 34.87 feet, and a spike in another live oak tree bears South 10 degrees 2' East 16.07 feet; thence

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7th, North 67 degrees 52' West following the most Southerly line of said Tinaquaic Rancho as per monuments 2,461.30 feet to the place of beginning.

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APN# 133-070-23

PARCEL TWO:

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33, Township 9 North, Range 32 West, San Bernardino Meridian, intersects the monument line of Tinaquaic Rancho, as shown on Map of Survey of the Western line of said Rancho, dated October, 1908 and recorded November 23, 1908 in Book 1, Page 5 of Maps and Surveys in the Office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof, and a live oak tree marked "FFF 28 and 33 B.T." bearing South 7° 47' East 88.3 feet; thence along said Western monument line of said Rancho South 23° 45' West 4326.3 feet to a pipe with marked stake on the North side set on the South line of said fractional North one-half of the Southeast one-quarter of said Section 33; thence Westerly along said last mentioned line 119 feet more or less, to the Southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymance et al., dated July 25, 1908, and recorded in Book 124 of Deeds at Page 149, records of said County; thence along the Southeasterly line of said Wickenden Tract North 23-1/2° East 3240.6 feet to a corner of said tract; thence along the Easterly line of said Tract North 1036.86 feet, more or

less, to the North line of said Section 33; thence Easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

APN# 101-070-67

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EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa Barbara and subject to the rights of way and easements in said deed reserved or specified.

APN# 101-070-35

1301.4487.exa

50

RECORDING REQUESTED BY
CHICAGO TITLE COMPANY
AND WHEN RECORDED MAIL TO

WARREN HART

C/o M.H. Hart
4602 Green River Dr.
Corona, CA 92880

Escrow No. 222722
Order No. 222722

2003-0160498

Recorded
Official Records
County Of
SANTA BARBARA
JOSEPH E. HOLLAND
Recorder

REC FEE 46.00
SURVEY 18.00

08:00AM 25-Nov-2003 Page 1 of 14

14 Nth sur

SPACE ABOVE THIS LINE FOR RECORDER'S USE

APR # 101-070-67

GRANT DEED

Monument survey \$10.00

THE UNDERSIGNED GRANTOR(S) DECLARE(S)
DOCUMENTARY TRANSFER TAX IS

☒ unincorporated area ☐ City of

☒ computed on the full value of the interest or property conveyed, or is

☐ computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SEE GRANTOR EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

TRANSFER TAX NOT MADE PART
OF THE PERMANENT RECORD

hereby GRANT(S) to
WARREN HART, an unmarried man, AS TO AN UNDIVIDED 13% INTEREST AND ME LOY H. HART AND
DONNA L. HART, husband and wife, as joint tenants, AS TO AN UNDIVIDED 87% INTEREST, AS
TENANTS IN COMMON

the following described real property in the
County of Santa Barbara, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated November 5, 2003

SEE SIGNATURE EXHIBIT ATTACHED HERETO

STATE OF CALIFORNIA

COUNTY OF Central Costa) SS.

On Nov. 10, 2003 before me,

Kevin Menegus
a Notary Public in and for said County and State, personally appeared

William F. Hasker
personally known to me (or 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.

WITNESS my hand and official seal.



Signature of Notary

Date: Dec. 15, 2004
My Commission Expires

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City, State & Zip

GD1 --05/30/97bk

Escrow No. 222722
Order No. 222722

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)
DOCUMENTARY TRANSFER TAX IS

☒ unincorporated area ☐ City of

☒ computed on the full value of the interest or property conveyed, or is

☐ computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SEE GRANTOR EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

hereby GRANT(S) to
WARREN HART, an unmarried man, AS TO AN UNDIVIDED 13% INTEREST AND ME LOY H. HART AND
DONNA L. HART, husband and wife, as joint tenants, AS TO AN UNDIVIDED 87% INTEREST, AS
TENANTS IN COMMON

the following described real property in the
County of Santa Barbara, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated November 5, 2003

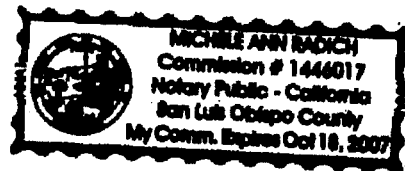
SEE SIGNATURE EXHIBIT ATTACHED HERETO

STATE OF CALIFORNIA
COUNTY OF San Luis Obispo

On November 7, 2003 before me,
Michele Ann Radich, Notary Public

a Notary Public in and for said County and State, personally appeared
Merrilyn Wickenden McDonald Walters

personally known to me (or 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.



WITNESS my hand and official seal.

Michele Ann Radich
Signature of Notary

10/18/07
Date My Commission Expires

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City, State & Zip

GD1 -05/30/97bk

Escrow No. 222722
Order No. 222722

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS

☒ unincorporated area ☐ City of

☒ computed on the full value of the interest or property conveyed, or is

☐ computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
SEE GRANTOR EXHIBIT ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

hereby GRANT(S) to

WARREN HART, an unmarried man, AS TO AN UNDIVIDED 13% INTEREST AND ME LOY H. HART AND
DONNA L. HART, husband and wife, as joint tenants, AS TO AN UNDIVIDED 87% INTEREST, AS
TENANTS IN COMMON

the following described real property in the
County of Santa Barbara

, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated November 5, 2003

SEE SIGNATURE EXHIBIT ATTACHED HERETO

STATE OF CALIFORNIA

COUNTY OF SANTA CLARA } SS.

On *NOV 7 2003* before me,

(X) *NICHOLAS BOUTJA* JIN CARRETERO*

a Notary Public in and for said County and State, personally appeared

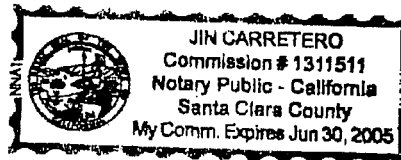
NICHOLAS BOUTJA

~~personally known to me~~ (or 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.

WITNESS my hand and official seal.

Jin Carretero
Signature of Notary

6-30-05
Date My Commission Expires



FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City, State & Zip

GD1 -05/30/97bk

GRANTOR EXHIBIT

ROBERT L. MCCARTNEY, AST TRUSTEE AND ANY SUCCESSOR TRUSTEE, OF THE OPAL WICKENDEN TRUST, UNDER AGREEMENT DATED JULY 26, 1995 AS TO AN UNDIVIDED 26.6% INTEREST, MARGARET WICKENDEN ROBINSON, AN UNMARRIED WOMAN AS TO AN UNDIVIDED 26.6% INTEREST, MERRYLN WICKENDEN MCDONALD WALTERS*, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, AS TO AN UNDIVIDED 20.2% INTEREST, WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY, AS TO AN UNDIVIDED 13.3% INTEREST AND NICHOLAS BOUJA, AN UNMARRIED MAN AS TO AN UNDIVIDED 13.3% INTEREST, ALL AS TENANTS IN COMMON

* who acquired title as merryln wickenden mcdonald

Page 1

Escrow No. 222722 -TVK

SIGNATURE EXHIBIT

OPAL W. WICKENDEN TRUST


ROBERT L. MCCARTNEY, TRUSTEE

MARGARET WICKENDEN ROBINSON

MERRYLE WICKENDEN McDONALD

WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY

BY. _____

NICHOLAS BOUJA

08/29/2009 4:27:10 PM PST

Page 1

Escrow No. 222722 -TVK

SIGNATURE EXHIBIT

~~ROBERT L. MCCARTNEY, EXECUTOR OF THE ESTATE OF~~ OPAL W. WICKENDEN *Trust*

BY: _____

MARGARET WICKENDEN ROBINSON

MERRYL N WICKENDEN MCDONALD

WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY

BY: *William T. Wasley*

NICHOLAS BOUJA

DEEDSIGS-08/09/84bk

Page 1

Escrow No. 222722 - TVK

SIGNATURE EXHIBIT

~~ROBERT L. MCCARTNEY, EXECUTOR OF THE ESTATE OF~~ OPAL W. WICKENDEN Trust

BY: _____

Margaret Wickenden Robinson
MARGARET WICKENDEN ROBINSON

MERRYLN WICKENDEN MCDONALD

WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY

BY: _____

NICHOLAS BOUJA

DEEDSIGS-08/08/B4bk

Page 1

Escrow No. 222722 -TVK

SIGNATURE EXHIBIT

~~ROBERT L. MCCARTNEY, EXECUTOR OF THE ESTATE OF OPAL W. WICKENDEN~~ Trust

BY: _____

MARGARET WICKENDEN ROBINSON

MERRYL N WICKENDEN MCDONALD

WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY

BY: _____



NICHOLAS BOUJA

DEEDS\SGS-08\08\94bk

Page 1

Escrow No. 222722 -TVK

SIGNATURE EXHIBIT

~~ROBERT L. MCCARTNEY, EXECUTOR OF THE ESTATE OF~~ OPAL W. WICKENDEN Trust

BY: _____

MARGARET WICKENDEN ROBINSON

Merryl N. Wickenden McDonald Walters
MERRYL N. WICKENDEN MCDONALD

WILLIAM T. WASLEY, AS EXECUTOR OF THE WILL OF JOHN DE LATE WASLEY

BY: _____

NICHOLAS BOUJA

DEEDSIGS-08/09/94bk

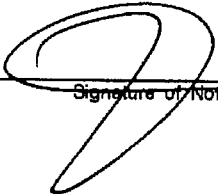
STATE OF CALIFORNIA)
COUNTY OF SANTA BARBARA) SS.

On November 6, 2003 before me, TRISHA KEISER

a Notary Public in and for said County and State, personally appeared MARGARET WICKENDEN ROBINSON

personally known to me (or 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.

WITNESS my hand and official seal.


Signature of Notary



STATE OF CALIFORNIA)
COUNTY OF _____) SS.

On _____ before me, _____

a Notary Public in and for said County and State, personally appeared _____

personally known to me (or 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.

WITNESS my hand and official seal.

Signature of Notary

OT1 --09/25/88bk

GENERAL ACKNOWLEDGMENT

State of California

County of Plumas

On Nov 20, 2003 before me, Kris Miravalle

personally appeared Robert L McCartney

☒ personally known to me

or

☐ 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.



WITNESS my hand and official seal

Kris Miravalle

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☒ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S) ☐ LIMITED
☐ GENERAL

- ☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

Grant deed
TITLE OR TYPE OF DOCUMENT

6
NUMBER OF PAGES

11-5-03
DATE OF DOCUMENT

Margaret Wickenden Robinson and
SIGNER(S) OTHER THAN NAMED ABOVE
Merrilyn Wickenden McDonald

LEGAL DESCRIPTION EXHIBIT

PARCEL ONE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2" pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23 degrees, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24 degrees East 90.35 feet; thence

1st, North 23 degrees 45' east following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2,303.60 feet to a point where the certain line of Section 33, Township 9 North, Range 32 West, S.B.M., as fenced and projected, would intersect same; thence

2nd, North 1 degree 24' east following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence

3rd, South 88 degrees 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence

4th, North 23 degrees 45' east following said westerly line of said Tinaquaic Rancho 3,532.60 feet to a pipe survey monument from which a spike in a live oak tree bears South 81 degrees, West 3.60 feet, and a spike in another live oak tree bears South 27-1/2 degrees east 15.69 feet; thence

5th, South 67 degrees 12' east 2458.60 feet to a pipe survey monument with a 4" x 4" redwood stake marked "N.E. cor. 500 Acres FFF" on the north side of same, from which a spike in a live oak tree marked BTF bears South 80 degrees 31' West 34.83 feet, and a spike in another live oak tree bears South 10 degrees 2' East 16.07 feet; thence

6th, South 23 degrees 45' West 6,867.30 feet to a pipe survey monument set in the most Southerly line of said Tinaquaic Rancho as per monuments, with a 4" x 4" redwood stake marked "S.E. Cor. 500 Acres FFF" set on the north side of same, from which a spike in a white oak tree marked "500 A.S.E. Cor. BTFFF" bears North 22 degrees east 166.32 feet; thence

7th, North 67 degrees 52' West following the most Southerly line of said Tinaquaic Rancho as per monuments 2,461.30 feet to the place of beginning.

EXCEPTING THEREFROM all those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23°, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60

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LEGAL DESCRIPTION EXHIBIT

feet to a point where the center line of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, as fenced and projected, would intersect same being the true point of beginning; thence North 1° 24' East following the center line of said Section 33 in said Township and Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly line of said Tinaquaic Rancho to the true point of beginning.

EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa Barbara and subject to the rights of way and easements in said deed reserved or specified.

APN#133-070-23

PARCEL TWO:

That portion of the fractional Northeast one-quarter and fractional North one-half of the Southeast one-quarter of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, County of Santa Barbara, State of California, bounded and described as follows:

Beginning at an iron pipe set at a point where the line between Sections 28 and 33, Township 9 North, Range 32 West, San Bernardino Meridian, intersects the monument line of Tinaquaic Rancho, as shown on Map of Survey of the Western line of said Rancho, dated October, 1908 and recorded November 23, 1908 in Book 1, Page 5 of Maps and Surveys in the Office of the County Recorder of said County, said pipe having a redwood stake marked "FFF" set on the North side thereof, and a live oak tree marked "FFF 28 and 33 B.T." bearing South 7° 47' East 88.3 feet; thence along said Western monument line of said Rancho South 23° 45' West 4326.3 feet to a pipe with marked stake on the North side set on the South line of said fractional North one-half of the Southeast one-quarter of said Section 33; thence Westerly along said last mentioned line 119 feet more or less, to the Southeast corner of that certain tract of land conveyed to R. A. Wickenden by deed of M. J. Laymance et al., dated July 25, 1908, and recorded in Book 124 of Deeds at Page 149, records of said County; thence along the Southeasterly line of said Wickenden Tract North 23-1/2° East 3240.6 feet to a corner of said tract; thence along the Easterly line of said Tract North 1036.86 feet, more or less, to the North line of said Section 33; thence Easterly along said last mentioned line 501.7 feet, more or less to the place of beginning.

APN#101-070-67

PARCEL THREE:

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one footeight inches in diameter bears South

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LEGAL DESCRIPTION EXHIBIT

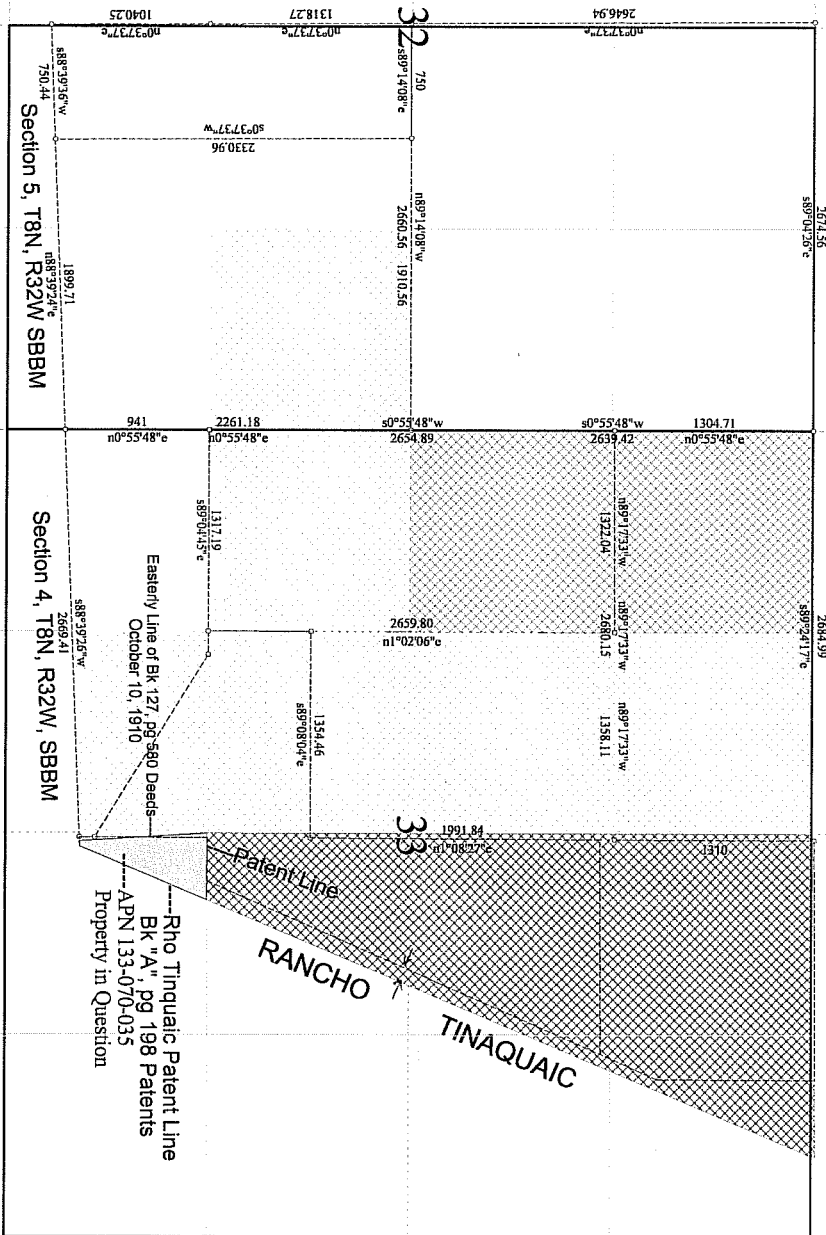
23°, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, as fenced and projected, would intersect same being the true point of beginning; thence North 1° 24' East following the center line of said Section 33 in said Township and Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly line of said Tinaquaic Rancho to the true point of beginning.

EXCEPTING therefrom, however, all minerals and mineral rights, petroleum, bitumen, mineral/oil, natural gas and all hydrocarbons, as reserved in deed from Wickenden Co., a corporation to Margaret Wickenden, et al., dated January 17, 1919 and recorded on February 27, 1919 in Book 172 of Deeds, Page 211, records of said County, of Santa Barbara and subject to the rights of way and easements in said deed reserved or specified.

APN#101-070-35

Plats

TOWNSHIP 9 NORTH, RANGE 32 WEST



NORTH

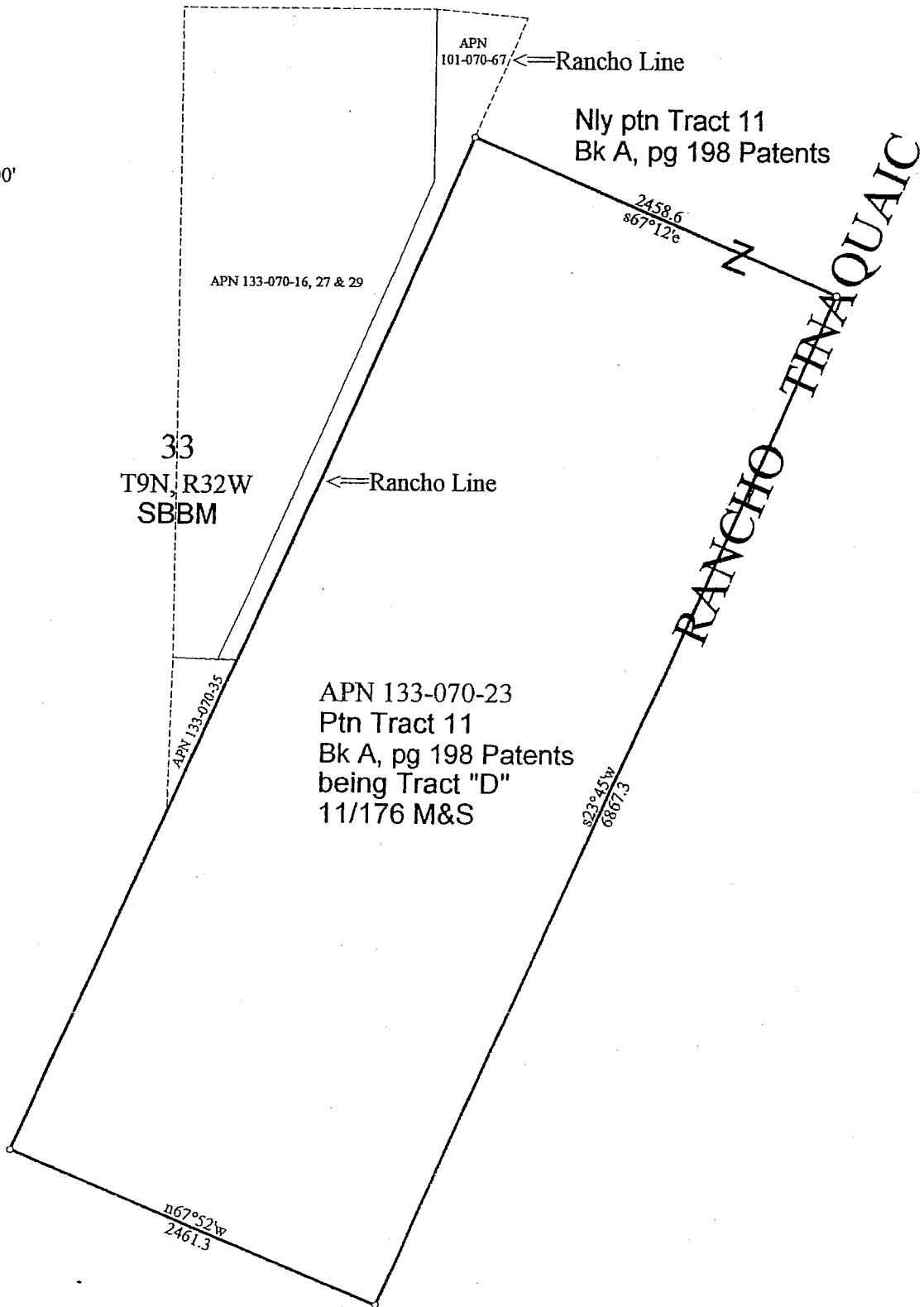
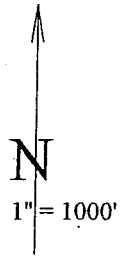
Note: This plat is not a survey. It is provided for general information and illustrative purposes only. No representation or guarantee is made as to its accuracy, reliability, or thoroughness.
 ---K. Stephen Leger
 Title Research Consultant

Solid Blue Lines Represent Ideal Section Lines
 Black Dashed Lines Represent Re-creation of Book 81, page 15 of Record of Surveys
 the Outer Lines of which Represent the Actual Section Lines

Gray = Book A, page 231 Patents
 Yellow = Book A, page 357 Patents
 Red = Book A, page 664 Patents
 Green = Book C, page 78 Patents

PATENTS MAP

WICKENDEN PROPERTIES



Note: This plat is not a survey and is provided for general information purposes only. No representation or guarantee is made as to its accuracy, reliability, or thoroughness.

WICKENDEN PROPERTIES

N
1" = 1000'

E2NW4

NW4SW4

E2SW4

33

A/166

403.4

Fr. S2SE4
(133-070-35)

980.29

1060.8

← Rancho Line

← Rancho Line

RANCHO
TINAQUAIC

Note: This plat is not a survey and is provided for general information purposes only. No representation or guarantee is made as to its accuracy, reliability, or thoroughness.

PLAT. NO. 2

WICKENDEN PROPERTIES

N
1" = 1000'

Fr. NE4

←=Rancho Line

38

Fr.
N2SE4

←=Rancho Line

RANCHO TINAQUAIC

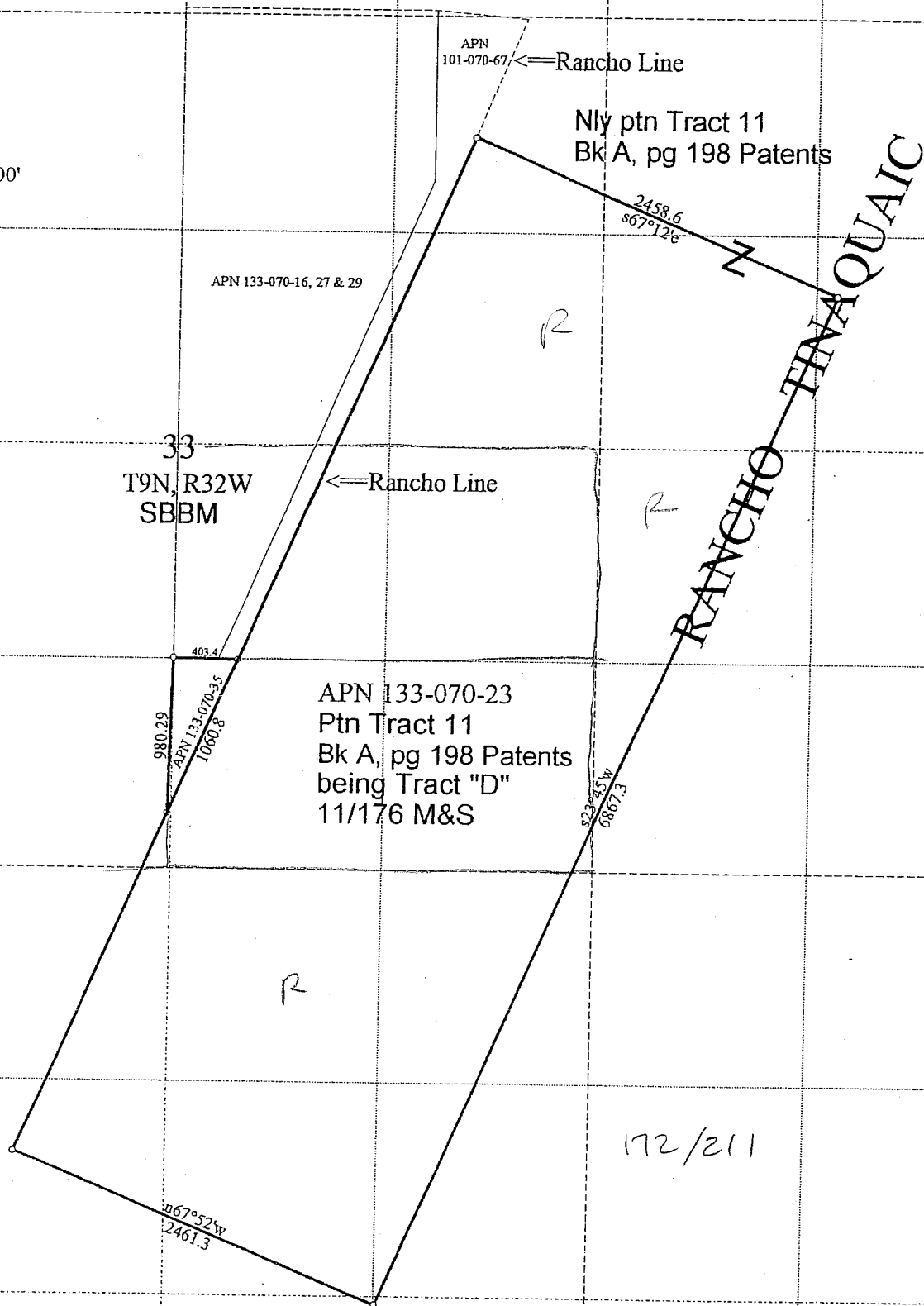
Note: This plat is not a survey and is provided for general information purposes only. No representation or guarantee is made as to its accuracy, reliability, or thoroughness.

R. Stephen Leger, Title Research Consultant

Plat No. 3

WICKENDEN PROPERTIES

N
1" = 1000'

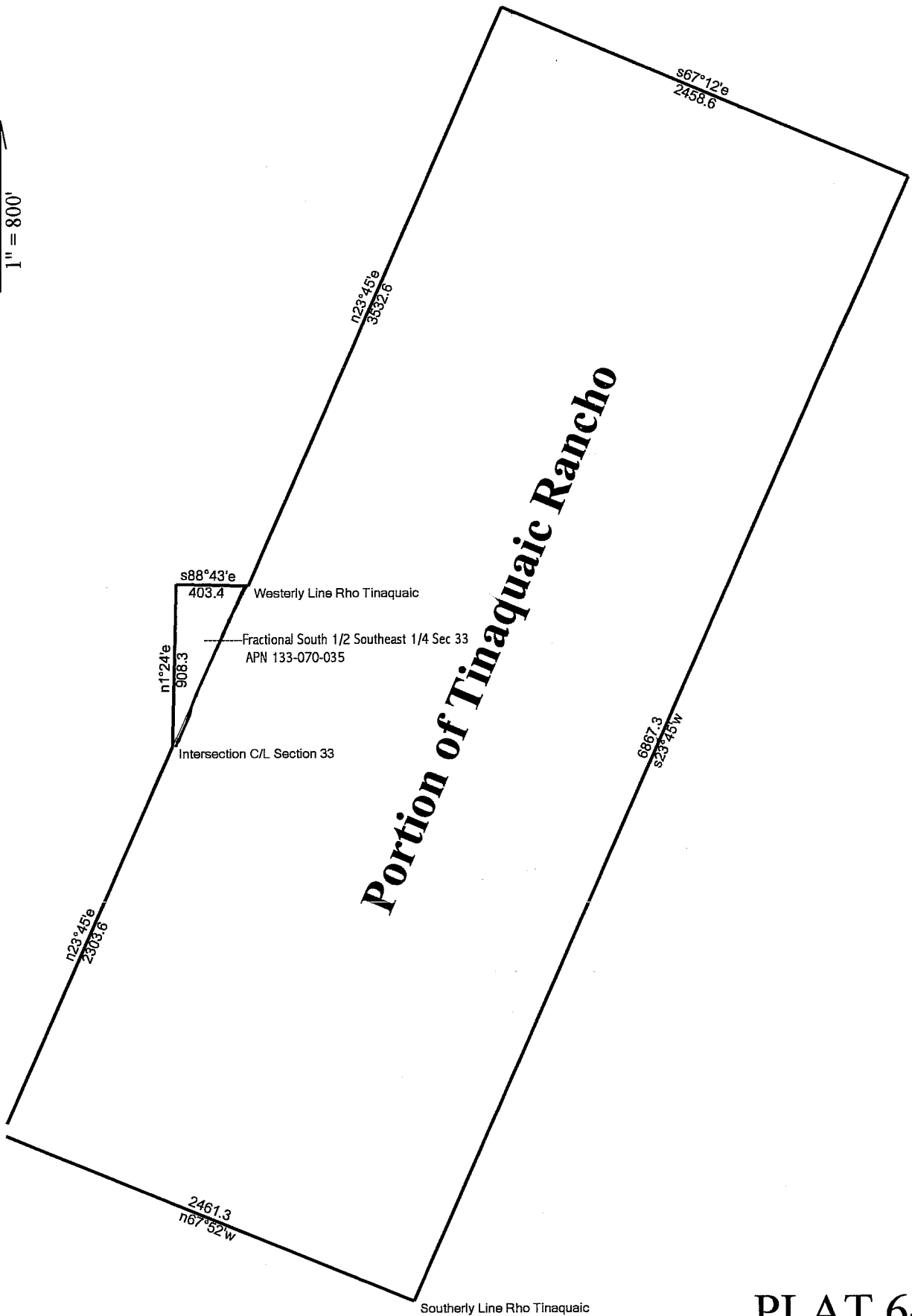


Note: This plat is not a survey and is provided for general information purposes only. No representation or guarantee is made as to its accuracy, reliability, or thoroughness.

R. Stephen Leger, Title Research Consultant

PLAT NO. 6

NORTH
1" = 800'



Portion of Tinaquaic Rancho

PLAT 6-A

Title Report



CHICAGO TITLE COMPANY

PRELIMINARY REPORT

*In response to the application for a policy of title insurance referenced herein, **Chicago Title Company** hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.*

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitations on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

The policy(s) of title insurance to be issued hereunder will be policy(s) of Chicago Title Insurance Company, a Nebraska corporation.

Please read the exceptions shown or referred to herein and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered.

It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects and encumbrances affecting title to the land.

Cynthia M. Joriso
Countersigned



Chicago Title Company

BY

ATTEST

[Signature]
President

[Signature]
Secretary



Chicago Title Company

ISSUING OFFICE: 4050 Calle Real • suite 100
Santa Barbara, CA 93110
805 879-9424 • FAX 805 879-9452

FOR SETTLEMENT INQUIRIES, CONTACT: Chicago Title Company - Montecito
1225 Coast Village Road, Suite E • Santa Barbara, CA 93108
805 565-6900 • FAX 805 565-6905

PRELIMINARY REPORT

Title Officer: Kris Jay
Escrow Officer: Trisha Kenney
Escrow No.: 09-**77401784**-TK

Title No.: 09-**77401784**-KJ
Locate No.: CACTI7742-7742-4774-0077401784

TO: Steve Ledger

SHORT TERM RATE: No

PROPERTY ADDRESS: APN# 133-070-35, Santa Maria, California

EFFECTIVE DATE: March 4, 2009, 07:30 A.M.

The form of policy or policies of title insurance contemplated by this report is:

FORMERLY ALTA Loan Policy (10/17/92) with Endorsement-Form 1 Coverage

1. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:

A Fee
2. TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN:

WARREN HART, an unmarried man, as to an undivided 13% interest and ME LOY H. HART AND DONNA L. HART, husband and wife, as joint tenants, as to an undivided 87% interest, as tenants in common
3. THE LAND REFERRED TO IN THIS REPORT IS DESCRIBED AS FOLLOWS:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

PL\PL 03/05/2009

LEGAL DESCRIPTION

EXHIBIT "A"

All those certain lots, pieces, or parcels of land situate in the County of Santa Barbara, State of California, and bounded and particularly described as follows:

Commencing at a 2 inch pipe survey monument set in place of old Chaparral stake marked T. No. 4LL at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a live oak tree one foot eight inches in diameter bears South 23°, West 81.10 feet, and old blaze on another live oak tree two feet three inches in diameter bears South 24°, East 90.35 feet; thence commencing North 23° 45' East following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the center line of Section 33, Township 9 North, Range 32 West, San Bernardino Meridian, as fenced and projected, would intersect same being the true point of beginning; thence North 1° 24' East following the center line of said Section 33 in said Township and Range, as fenced, 908.30 feet to a pipe survey monument set at corner of fence; thence South 88° 43' East 403.40 feet to a pipe survey monument set on the most Westerly line of said Tinaquaic Rancho as above stated; thence, Southwesterly along the most Westerly line of said Tinaquaic Rancho to the true point of beginning.

APN: 133-070-35

AT THE DATE HEREOF, ITEMS TO BE CONSIDERED AND EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN SAID POLICY FORM WOULD BE AS FOLLOWS:

1. **Property taxes**, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2009-2010.
2. **Property taxes**, including any personal property taxes and any assessments collected with taxes, for the fiscal year 2008-2009, Assessor's Parcel Number 133-070-35.

Code Area Number: 055-013
1st Installment: \$7.59 plus penalty \$0.75
2nd Installment: \$7.59
Land: \$798.00
Improvements: \$0.00
Exemption: \$0.00
Personal Property: \$0.00

3. **The lien of supplemental taxes**, if any, assessed pursuant to the provisions of Chapter 3.5 (Commencing with Section 75) of the Revenue and Taxation code of the State of California.
4. **Water rights, claims or title to water**, whether or not disclosed by the public records.
5. **Matters** contained in that certain document entitled "Deed" dated January 17, 1919, executed by and between Wickenden Co., a corporation and Margaret Wickenden, et al recorded February 27, 1919, Book 172, Page 211, of Deeds, which document, among other things, contains or provides for: Easements.

Reference is hereby made to said document for full particulars.

Amendment to Grant of Easement

Dated: March 20, 2007
Grantor: Warren Hart, an unmarried man and Me Loy H. Hart and Donna L. Hart
Grantee: Dore Family Limited Partnership, a California limited partnership; Janet W. Kraus; Deborah W. Robertson; Lisa W. Harris; and John R. Wickenden and Eleanor M. Wickenden, Trustees of the John and Eleanor Wickenden and Eleanor M. Wickenden, Trustees of the John and Elenaor Wickenden Family Trust, dated October 11, 2001
Recorded: May 9, 2007 as Instrument No. 2007-34458, Official Records

Reference is made to said document for full particulars.

6. **Matters** contained in that certain document entitled "Deed" dated January 17, 1919, executed by and between Wickenden Co., a corporation and J. R. Wickenden recorded February 27, 1919, Book 172, Page 216, of Deeds, which document, among other things, contains or provides for: Easements.

Reference is hereby made to said document for full particulars.

7. **Matters** contained in that certain document entitled "Deed" dated January 17, 1919, executed by and between Wickenden Co., a corporation and Winfield H. Arata and Helen Arata Mills recorded February 27, 1919, Book 172, Page 225, of Deeds, which document, among other things, contains or provides for: Easements.

Reference is hereby made to said document for full particulars.

Amendment to Grant of Easement

Dated: March 22, 2007
Grantor: Dore Family Limited Partnership, a California limited partnership; Janet W. Kraus; Deborah W. Robertson; Lisa W. Harris; and John R. Wickenden and Eleanor M. Wickenden, Trustees of the John and Eleanor Wickenden and Eleanor M. Wickenden, Trustees of the John and Elenaor Wickenden Family Trust, dated October 11, 2001
Grantee: Warren Hart, an unmarried man and Me Loy H. Hart and Donna L. Hart
Recorded: May 9, 2007 as Instrument No. 2007-34457, Official Records

Reference is made to said document for full particulars.

8. **Covenants and restrictions** imposed by a Land Conservation Contract executed pursuant to Section 51200 et seq. California Government Code.

Dated: January 1, 1972
Executed by: Merryln Wickenden McDonald et al. and the County of Santa Barbara
Recorded: February 29, 1972, Instrument No. 7001, Book 2388, Page 1342, of Official Records
Affects: Said land

and re-recorded March 3, 1972, Instrument No. 7598, Book 2389, Page 725, of Official Records

9. **A homestead declaration**

Executed by: Donna Louise Hart
Dated: August 29, 2005
Recorded: January 25, 2006, Instrument No. 2006-6201, of Official Records

END OF ITEMS

- Note 1.** The charge for a policy of title insurance, when issued through this title order, will be based on the Basic (not Short-Term) Title Insurance Rate.

Note 2. If a county recorder, title insurance company, escrow company, real estate broker, real estate agent or association provides a copy of a declaration, governing document or deed to any person, California law requires that the document provided shall include a statement regarding any unlawful restrictions. Said statement is to be in at least 14-point bold face type and may be stamped on the first page of any document provided or included as a cover page attached to the requested document. Should a party to this transaction request a copy of any document reported herein that fits this category, the statement is to be included in the manner described.

Note 3. Wiring instructions for Chicago Title Company, Santa Barbara, CA, are as follows:

Receiving Bank:	Bank of America 275 Valencia Blvd, 2nd Floor Brea, CA 92823-6340
ABA Routing No.:	026009593
Credit Account Name:	Chicago Title Company - Montecito 1225 Coast Village Road, Suite E, Santa Barbara, CA 93108
Credit Account No.:	12355-83283
Escrow No.:	09-77401784-TK

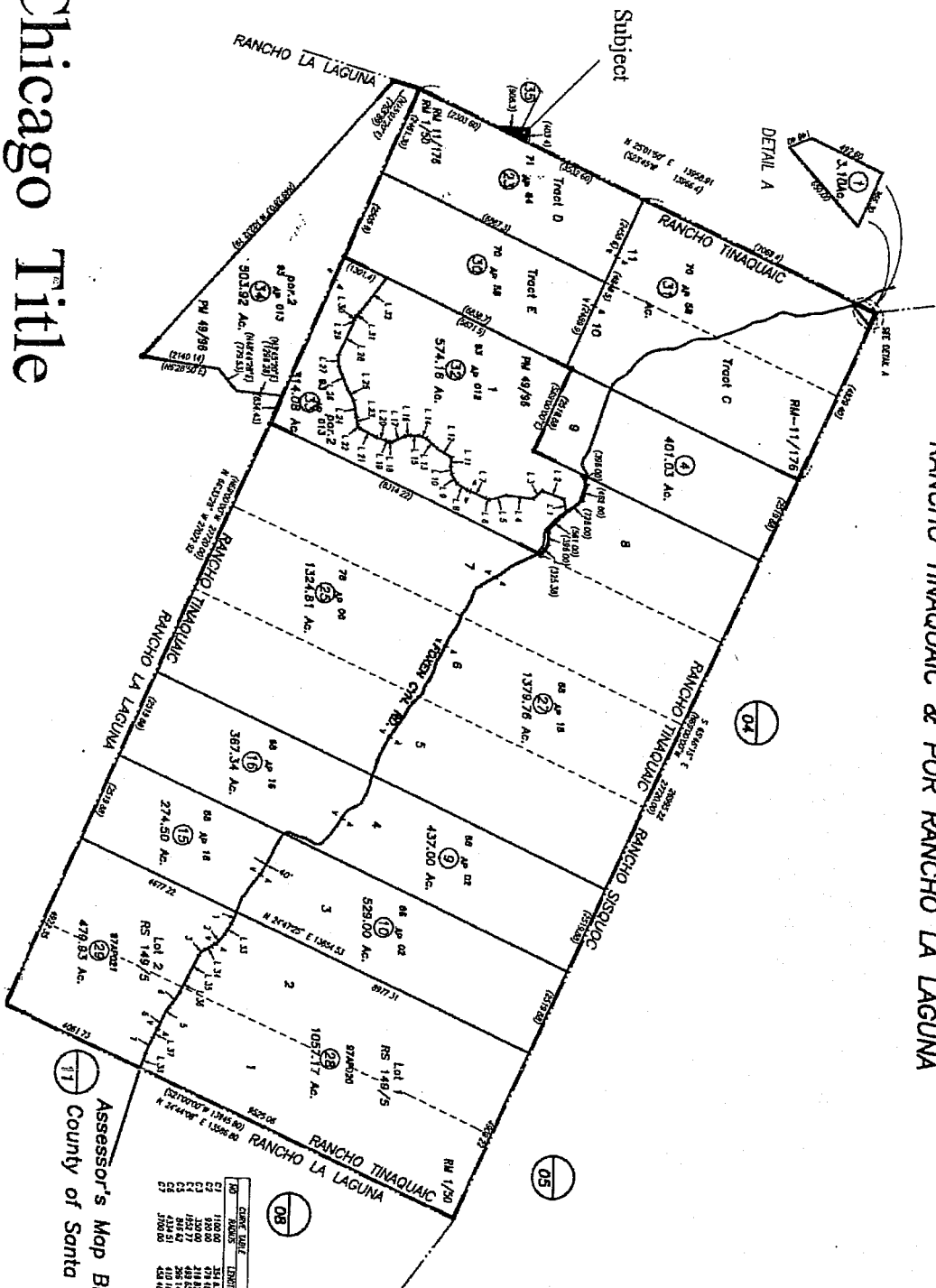
These wiring instructions are for this specific transaction involving the Title Department of the Santa Barbara office of Chicago Title Company. These instructions therefore should not be used in other transactions without first verifying the information with our accounting department. It is imperative that the wire text be exactly as indicated. Any extraneous information may cause unnecessary delays in confirming the receipt of funds.

Note 4. Any documents being executed in conjunction with this transaction must be signed in the presence of an authorized Company employee, an authorized employee of an agent, an authorized employee of the insured lender, or by using Bancserv or other approved third-party service. If the above requirements cannot be met, please call the company at the number provided in this report.

END OF NOTES

RANCHO TINAQUAIC & POR RANCHO LA LAGUNA

133-07



NO.	ACRES	THRU
1	1100.00	34.18
2	930.00	479.48
3	1452.79	418.81
4	1452.79	126.35
5	806.62	206.11
6	109.16	109.16
7	100.00	40.18

NO.	ACRES	THRU
1	1100.00	34.18
2	930.00	479.48
3	1452.79	418.81
4	1452.79	126.35
5	806.62	206.11
6	109.16	109.16
7	100.00	40.18

Chicago Title

"This plat is for your aid in locating your land with reference to streets and other parcels. While this plat is believed to be correct, the Company assumes no liability for any loss occurring by reason of reliance thereon."

Assessor's Map Bk. 133-Pg. 07
County of Santa Barbara, Calif.

ATTACHMENT ONE

AMERICAN LAND TITLE ASSOCIATION RESIDENTIAL TITLE INSURANCE POLICY (6-1-87) EXCLUSIONS

In addition to the Exceptions in Schedule B, you are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of any law or government regulation. This includes building and zoning ordinances and also laws and regulations concerning:
 - land use
 - improvements on the land
 - land division
 - environmental protection

This exclusion does not apply to violations or the enforcement of these matters which appear in the public records at policy date.

This exclusion does not limit the zoning coverage described in Items 12 and 13 of Covered Title Risks.

2. The right to take the land by condemning it, unless:
 - a notice of exercising the right appears in the public records on the Policy Date
 - the taking happened prior to the Policy Date and is binding on you if you bought the land without knowledge of the taking

In addition to the Exclusions, you are not insured against loss, costs, attorneys' fees, and the expenses resulting from:

1. Any rights, interests, or claims of parties in possession of the land not shown by the public records.
2. Any easements or liens not shown by the public records. This does not limit the lien coverage in Item 8 of Covered Title Risks.

3. Title Risks:

- that are created, allowed, or agreed to by you
- that are known to you, but not to us, on the Policy Date—unless they appeared in the public records
- that result in no loss to you
- that first affect your title after the Policy Date—this does not limit the labor and material lien coverage in Item 8 of Covered Title Risks

4. Failure to pay value for your title.

5. Lack of a right:

- to any land outside the area specifically described and referred to in Item 3 of Schedule A
 - or
 - in streets, alleys, or waterways that touch your land
- This exclusion does not limit the access coverage in Item 5 of Covered Title Risks.

3. Any facts about the land which a correct survey would disclose and which are not shown by the public records. This does not limit the forced removal coverage in Item 12 of Covered Title Risks.

4. Any water rights or claims or title to water in or under the land, whether or not shown by the public records.

**ATTACHMENT ONE
(CONTINUED)**

**CALIFORNIA LAND TITLE ASSOCIATION STANDARD COVERAGE POLICY – 1990
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
(b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims, or other matters:

(a) whether or not recorded in the public records at Date of Policy, but created, suffered, assumed or agreed to by the insured claimant;

(b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;

(c) resulting in no loss or damage to the insured claimant;

(d) attaching or created subsequent to Date of Policy; or

(e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the insured mortgage or for the estate or interest insured by this policy.

4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with the applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any claim, which arises out of the transaction vesting in the insured the estate or interest insured by this policy or the transaction creating the interest of the insured lender, by reason of the operation of federal bankruptcy, state insolvency or similar creditors' rights laws.

**SCHEDULE B, PART I
EXCEPTIONS FROM COVERAGE**

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

PART I

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the public records.

**ATTACHMENT ONE
(CONTINUED)**

**AMERICAN LAND TITLE ASSOCIATION LOAN POLICY (10-17-92)
WITH A.L.T.A. ENDORSEMENT-FORM 1 COVERAGE
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
(b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims, or other matters:
(a) created, suffered, assumed or agreed to by the insured claimant;
(b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
(c) resulting in no loss or damage to the insured claimant;
(d) attaching or created subsequent to Date of Policy (except to the extent that this policy insures the priority of the lien of the insured mortgage over any statutory lien for services, labor or material or to the extent insurance is afforded herein as to assessments for street improvements under construction or completed at Date of Policy); or
(e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the insured mortgage.
4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any statutory lien for services, labor or materials (or the claim of priority of any statutory lien for services, labor or materials over the lien of the insured mortgage) arising from an improvement or work related to the land which is contracted for and commenced subsequent to Date of Policy and is not financed in whole or in part by proceeds of the indebtedness secured by the insured mortgage which at Date of Policy the insured has advanced or is obligated to advance.
7. Any claim, which arises out of the transaction creating the interest of the mortgagee insured by this policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that is based on:
(i) the transaction creating the interest of the insured mortgagee being deemed a fraudulent conveyance or fraudulent transfer; or
(ii) the subordination of the interest of the insured mortgagee as a result of the application of the doctrine of equitable subordination; or
(iii) the transaction creating the interest of the insured mortgagee being deemed a preferential transfer except where the preferential transfer results from the failure:
(a) to timely record the instrument of transfer; or
(b) of such recordation to impart notice to a purchaser for value or a judgement or lien creditor.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.

**ATTACHMENT ONE
(CONTINUED)**

**2006 AMERICAN LAND TITLE ASSOCIATION LOAN POLICY (06-17-06)
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
 - (i) the occupancy, use, or enjoyment of the Land;
 - (ii) the character, dimensions, or location of any improvement erected on the Land;
 - (iii) the subdivision of land; or
 - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
 - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
 - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;

(c) resulting in no loss or damage to the Insured Claimant;
(d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 13, or 14); or
(e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.

4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury or any consumer credit protection or truth-in-lending law.
6. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
 - (a) a fraudulent conveyance or fraudulent transfer, or
 - (b) a preferential transfer for any reason not stated in Covered Risk 13(b) of this policy.
7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the Insured Mortgage in the Public Records. This Exclusion does not modify or limit the coverage provided under Covered Risk 11(b).

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) that arise by reason of:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records;
- (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.

**ATTACHMENT ONE
(CONTINUED)**

**AMERICAN LAND TITLE ASSOCIATION OWNER'S POLICY (10-17-92)
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
(b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims, or other matters:
(a) created, suffered, assumed or agreed to by the insured claimant;
(b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
(c) resulting in no loss or damage to the insured claimant;
(d) attaching or created subsequent to Date of Policy, or
(e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the estate or interest insured by this policy.
4. Any claim, which arises out of the transaction vesting in the insured the estate or interest insured by this policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that is based on:
(i) the transaction creating the estate or interest insured by this policy being deemed a fraudulent conveyance or fraudulent transfer; or
(ii) the transaction creating the estate or interest insured by this policy being deemed a preferential transfer except where the preferential transfer results from the failure:
(a) to timely record the instrument of transfer; or
(b) of such recordation to impart notice to a purchaser for value or a judgement or lien creditor.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage.
In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.

**ATTACHMENT ONE
(CONTINUED)**

**2006 AMERICAN LAND TITLE ASSOCIATION OWNER'S POLICY (06-17-06)
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
 - (i) the occupancy, use, or enjoyment of the Land;
 - (ii) the character, dimensions, or location of any improvement erected on the Land;
 - (iii) the subdivision of land; or
 - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
 - (a) created, suffered, assumed, or agreed to by the Insured Claimant;

(b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;

(c) resulting in no loss or damage to the Insured Claimant;

(d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 9 and 10); or

(e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Title.

4. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction vesting the Title as shown in Schedule A, is
 - (a) a fraudulent conveyance or fraudulent transfer; or
 - (b) a preferential transfer for any reason not stated in Covered Risk 9 of this policy.
5. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage.

In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) that arise by reason of:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.

**ATTACHMENT ONE
(CONTINUED)**

**CLTA HOMEOWNER'S POLICY OF TITLE INSURANCE (10-22-03)
ALTA HOMEOWNER'S POLICY OF TITLE INSURANCE (10-22-03)
EXCLUSIONS**

In addition to the Exceptions in Schedule B, You are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of any law or government regulation. This includes ordinances, laws and regulations concerning:
 - a. building
 - b. zoning
 - c. Land use
 - d. improvements on Land
 - e. Land division
 - f. environmental protectionThis Exclusion does not apply to violations or the enforcement of these matters if notice of the violation or enforcement appears in the Public Records at the Policy Date. This Exclusion does not limit the coverage described in Covered Risk 14, 15, 16, 17 or 24.
2. The failure of Your existing structures, or any part of them, to be constructed in accordance with applicable building codes. This Exclusion does not apply to violations of building codes if notice of the violation appears in the Public Records at the Policy Date.
3. The right to take the Land by condemning it, unless:
 - a. notice of exercising the right appears in the Public Records at the Policy Date; or
 - b. the taking happened before the Policy Date and is binding on You if You bought the Land without Knowing of the taking.
4. Risks:
 - a. that are created, allowed, or agreed to by You, whether or not they appear in the Public Records;
 - b. that are Known to You at the Policy Date, but not to Us, unless they appear in the Public Records at the Policy Date;
 - c. that result in no loss to You; or
 - d. that first occur after the Policy Date – this does not limit the coverage described in Covered Risk 7, 8.d, 22, 23, 24 or 25.
5. Failure to pay value for Your Title.
6. Lack of a right:
 - a. to any Land outside the area specifically described and referred to in paragraph 3 of Schedule A; and
 - b. in streets, alleys, or waterways that touch the Land.This Exclusion does not limit the coverage described in Covered Risk 11 or 18.

LIMITATIONS ON COVERED RISKS

Your insurance for the following Covered Risks is limited on the Owner's Coverage Statement as follows:

- For Covered Risk 14, 15, 16 and 18, Your Deductible Amount and Our Maximum Dollar Limit of Liability shown in Schedule A.

The deductible amounts and maximum dollar limits shown on Schedule A are as follows:

	<u>Your Deductible Amount</u>	<u>Our Maximum Dollar Limit of Liability</u>
Covered Risk 14:	<u>1.00% of Policy Amount</u> or <u>\$ 2,500.00</u> (whichever is less)	<u>\$ 10,000.00</u>
Covered Risk 15:	<u>1.00% of Policy Amount</u> or <u>\$ 5,000.00</u> (whichever is less)	<u>\$ 25,000.00</u>
Covered Risk 16:	<u>1.00% of Policy Amount</u> or <u>\$ 5,000.00</u> (whichever is less)	<u>\$ 25,000.00</u>
Covered Risk 18:	<u>1.00% of Policy Amount</u> or <u>\$ 2,500.00</u> (whichever is less)	<u>\$ 5,000.00</u>

**ATTACHMENT ONE
(CONTINUED)**

**ALTA EXPANDED COVERAGE RESIDENTIAL LOAN POLICY (10/13/01)
EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the Land; (ii) the character, dimensions or location of any improvements now or hereafter erected on the Land; (iii) a separation in ownership or a change in the dimensions or areas of the Land or any parcel of which the Land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the Land has been recorded in the Public Records at Date of Policy. This exclusion does not limit the coverage provided under Covered Risks 12, 13, 14, and 16 of this policy.
(b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the Land has been recorded in the Public Records at Date of Policy. This exclusion does not limit the coverage provided under Covered Risks 12, 13, 14, and 16 of this policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the Public Records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without Knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
(a) created, suffered, assumed or agreed to by the Insured Claimant;
(b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
(c) resulting in no loss damage to the Insured Claimant;
(d) attaching or created subsequent to Date of Policy (this paragraph does not limit the coverage provided under Covered Risks 8, 16, 18, 19, 20, 21, 22, 23, 24, 25 and 26); or
(e) resulting in loss or damage which would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of the Insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with applicable doing business laws of the state in which the Land is situated.
5. Invalidity or unenforceability of the lien of the Insured Mortgage, or claim thereof, which arises out of the transaction evidenced by the Insured Mortgage and is based upon usury, except as provided in Covered Risk 27, or any consumer credit protection or truth in lending law.
6. Real property taxes or assessments of any governmental authority which become a lien on the Land subsequent to Date of Policy. This exclusion does not limit the coverage provided under Covered Risks 7, 8(e) and 26.
7. Any claim of invalidity, unenforceability or lack of priority of the lien of the Insured Mortgage as to advances or modifications made after the Insured has Knowledge that the vestee shown in Schedule A is no longer the owner of the estate or interest covered by this policy. This exclusion does not limit the coverage provided in Covered Risk 8.
8. Lack of priority of the lien of the Insured Mortgage as to each and every advance made after Date of Policy, and all interest charged thereon, over liens, encumbrances and other matters affecting the title, the existence of which are Known to the Insured at:
(a) The time of the advance; or
(b) The time a modification is made to the terms of the Insured Mortgage which changes the rate of interest charged, if the rate of interest is greater as a result of the modification than it would have been before the modification. This exclusion does not limit the coverage provided in Covered Risk 8.
9. The failure of the residential structure, or any portion thereof to have been constructed before, on or after Date of Policy in accordance with applicable building codes. This exclusion does not apply to violations of building codes if notice of the violation appears in the Public Records at Date of Policy.

Notice

You may be entitled to receive a \$20.00 discount on escrow services if you purchased, sold or refinanced residential property in California between May 19, 1995 and November 1, 2002. If you had more than one qualifying transaction, you may be entitled to multiple discounts.

If your previous transaction involved the same property that is the subject of your current transaction, you do not have to do anything; the Company will provide the discount, provided you are paying for escrow or title services in this transaction.

If your previous transaction involved property different from the property that is subject of your current transaction, you must - prior to the close of the current transaction - inform the Company of the earlier transaction, provide the address of the property involved in the previous transaction, and the date or approximate date that the escrow closed to be eligible for the discount.

Unless you inform the Company of the prior transaction on property that is not the subject of this transaction, the Company has no obligation to conduct an investigation to determine if you qualify for a discount. If you provide the Company information concerning a prior transaction, the Company is required to determine if you qualify for a discount which is subject to other terms and conditions.

Effective Date: 5/1/2008

Fidelity National Financial, Inc.
Privacy Statement

Fidelity National Financial, Inc. and its subsidiaries ("FNF") respect the privacy and security of your non-public personal information ("Personal Information") and protecting your Personal Information is one of our top priorities. This Privacy Statement explains FNF's privacy practices, including how we use the Personal Information we receive from you and from other specified sources, and to whom it may be disclosed. FNF follows the privacy practices described in this Privacy Statement and, depending on the business performed, FNF companies may share information as described herein.

Personal Information Collected

We may collect Personal Information about you from the following sources:

- Information we receive from you on applications or other forms, such as your name, address, social security number, tax identification number, asset information, and income information;
- Information we receive from you through our Internet websites, such as your name, address, email address, Internet Protocol address, the website links you used to get to our websites, and your activity while using or reviewing our websites;
- Information about your transactions with or services performed by us, our affiliates, or others, such as information concerning your policy, premiums, payment history, information about your home or other real property, information from lenders and other third parties involved in such transaction, account balances, and credit card information; and
- Information we receive from consumer or other reporting agencies and publicly recorded documents.

Disclosure of Personal Information

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To insurance agents, brokers, representatives, support organizations, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;
- To third-party contractors or service providers for the purpose of determining your eligibility for an insurance benefit or payment and/or providing you with services you have requested;
- To an insurance regulatory authority, or a law enforcement or other governmental authority, in a civil action, in connection with a subpoena or a governmental investigation;
- To companies that perform marketing services on our behalf or to other financial institutions with which we have joint marketing agreements and/or
- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing.

We may also disclose your Personal Information to others when we believe, in good faith, that such disclosure is reasonably necessary to comply with the law or to protect the safety of our customers, employees, or property and/or to comply with a judicial proceeding, court order or legal process.

(privacy)

Page 2 of 2

Effective Date: 5/1/2008

Disclosure to Affiliated Companies - We are permitted by law to share your name, address and facts about your transaction with other FNF companies, such as insurance companies, agents, and other real estate service providers to provide you with services you have requested, for marketing or product development research, or to market products or services to you. We do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

Disclosure to Nonaffiliated Third Parties - We do not disclose Personal Information about our customers or former customers to nonaffiliated third parties, except as outlined herein or as otherwise permitted by law.

Confidentiality and Security of Personal Information

We restrict access to Personal Information about you to those employees who need to know that information to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard Personal Information.

Access To Personal Information/

Requests for Correction, Amendment, or Deletion of Personal Information

As required by applicable law, we will afford you the right to access your Personal Information, under certain circumstances to find out to whom your Personal Information has been disclosed, and request correction or deletion of your Personal Information. However, FNF's current policy is to maintain customers' Personal Information for no less than your state's required record retention requirements for the purpose of handling future coverage claims.

For your protection, all requests made under this section must be in writing and must include your notarized signature to establish your identity. Where permitted by law, we may charge a reasonable fee to cover the costs incurred in responding to such requests. Please send requests to:

Chief Privacy Officer
Fidelity National Financial, Inc.
601 Riverside Avenue
Jacksonville, FL 32204

Changes to this Privacy Statement

This Privacy Statement may be amended from time to time consistent with applicable privacy laws. When we amend this Privacy Statement, we will post a notice of such changes on our website. The effective date of this Privacy Statement, as stated above, indicates the last time this Privacy Statement was revised or materially changed.

Maps

TRACT D
390.75 ACRES

TRACT E
390.75 ACRES

Old blaze on Live Oak 1'-8" in
diameter bears S23°W 81.19'

Old blaze on Live Oak 2'-3" in
diameter bears S24°E 90.33'

N67°52'W
2461.38'

S67°52'E
4967.10'

marked 500 ARS, 200 ARS, 100 ARS
500 ARS, 200 ARS, 100 ARS
SIDE OF ROAD ON EAST

N1°24'E 908.3'
S89°43'E 203.20'
S89°43'E 203.20'
S89°43'E 203.20'

Fractional part of the S.W. 1/4
of Sec. 33, T.9 N. R. 32 W. S. 8 M.
S89°43'E 203.20'

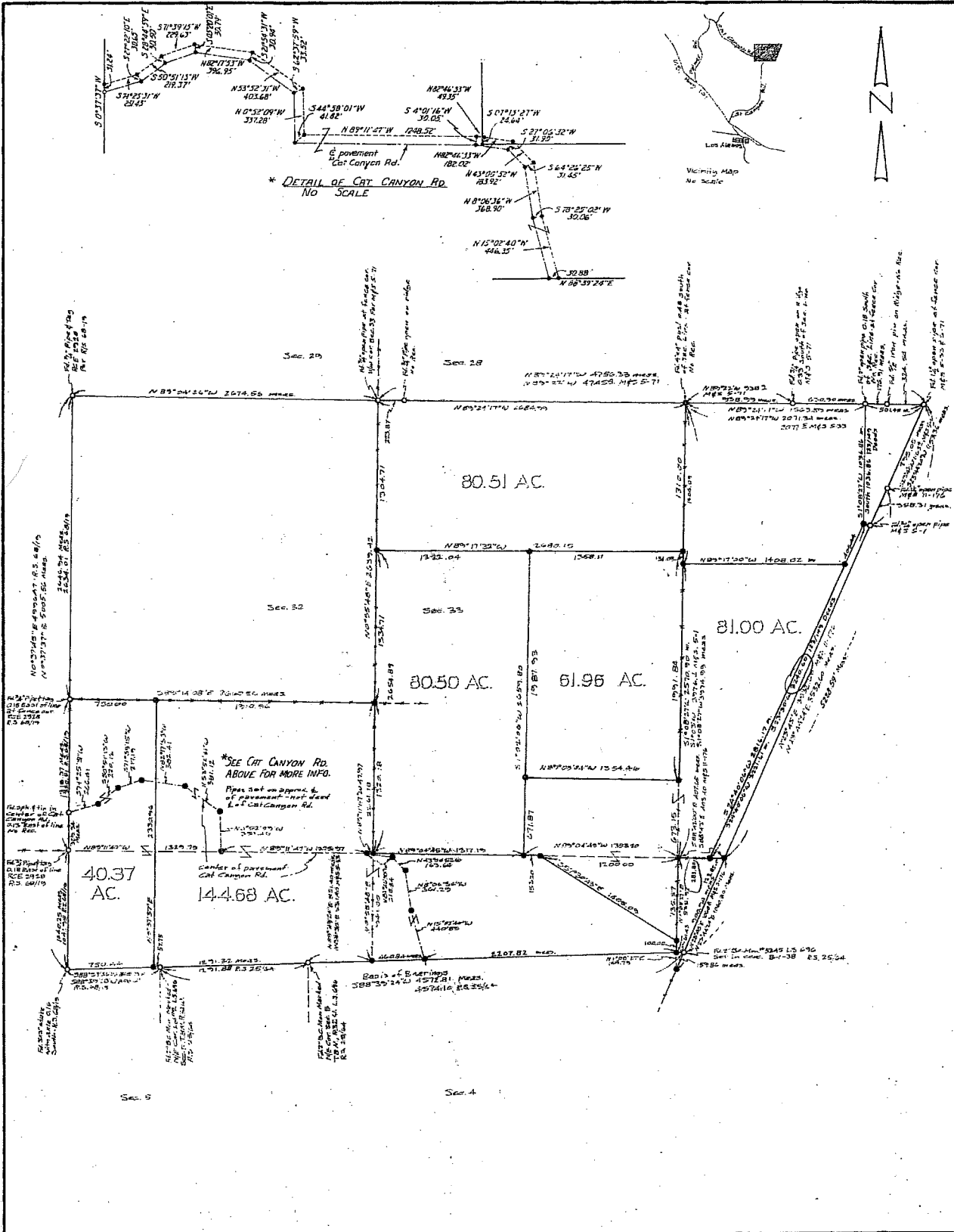
West 1/2
S89°43'E 203.20'

S67°12'E
2458.60'

S67°12'E
4948.50'

N67°12'E
2480.90'

S67°12'E
4948.50'



199.84
1310.00
3301.84
1336.84
3437
100
3507
44
3582

RECORDER'S CERTIFICATE
File No. 14581 Rec #5.00

Filed for record this 29th day of April, 1966, at 4:15 P.M. in book 81 of R/S at page 15, at the request of Hugs Simpson.

Rita van Buskirk
County Recorder
by James Deblond
County Surveyor

COUNTY SURVEYOR'S CERTIFICATE

This map has been examined for conformance with the requirements of the Land Surveyor's Act, this 29th day of April, 1966.

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Land Surveyor's Act, at the request of Hugs Simpson in April, 1966.

Hugs Simpson
County Surveyor

RECORD OF SURVEY
OF SEC. 33

AND A PORTION OF
SEC. 32, T.9N, R.32W, S.B.B.&M.
COUNTY OF SANTA BARBARA
STATE OF CALIFORNIA

SCALE 1"=500' APRIL 1966

Note: Solid circles thus • denote set 12" pipe and tag L.S. 3146

70.88'
98°39'24"E

1°16'W 4756.33 MEAS.
N 47454 M&S 5-71

Fd. 4"x4" post 0.48 South
of Sec. Line - at fence cor.
No Rec.

N89°22'W 938.2
M&S 5-71
938.99 MEAS.

Fd. 3/4" pipe open on Ridge
0.35 South of Sec. Line
M&S 5-71

Fd. 2" open pipe 0.18 South
of Sec. Line at fence cor.
No Rec. 176.91 MEAS.

Fd. 5/8" iron pin on Ridge - No Rec.
524.54 MEAS.

Fd. 1 1/2" open pipe at fence cor.
M&S 5-33 & 5-71

N89°24'11"W 1563.89 MEAS
N89°24'17"W 2071.34 MEAS.
2072 E M&S 5-33

1310.00
1404.09

51°08'27"W 1036.86 W.
South 1036.86 123/143
Deeds

523°43'W 1165.51 MEAS
523°44'W 1153.36 MEAS
523°44'W 1153.36 MEAS

Fd. 3/4" open pipe
M&S 11-176

1358.11

94.09

N89°17'00"W 1408.02 W.

405.24

31.00 AC.

1.96 AC.

1991.84

S1°08'27"W 2570.90 W.
S1°03'W 3976.1 M&S 5-1
S1°08'27"W 3974.99 MEAS

588°43'E 403.40 M&S 11-176
588°43'E 403.40 M&S 11-176

1°04'W 1354.46

673.15

1°04'45"W 1353.20

1200.00

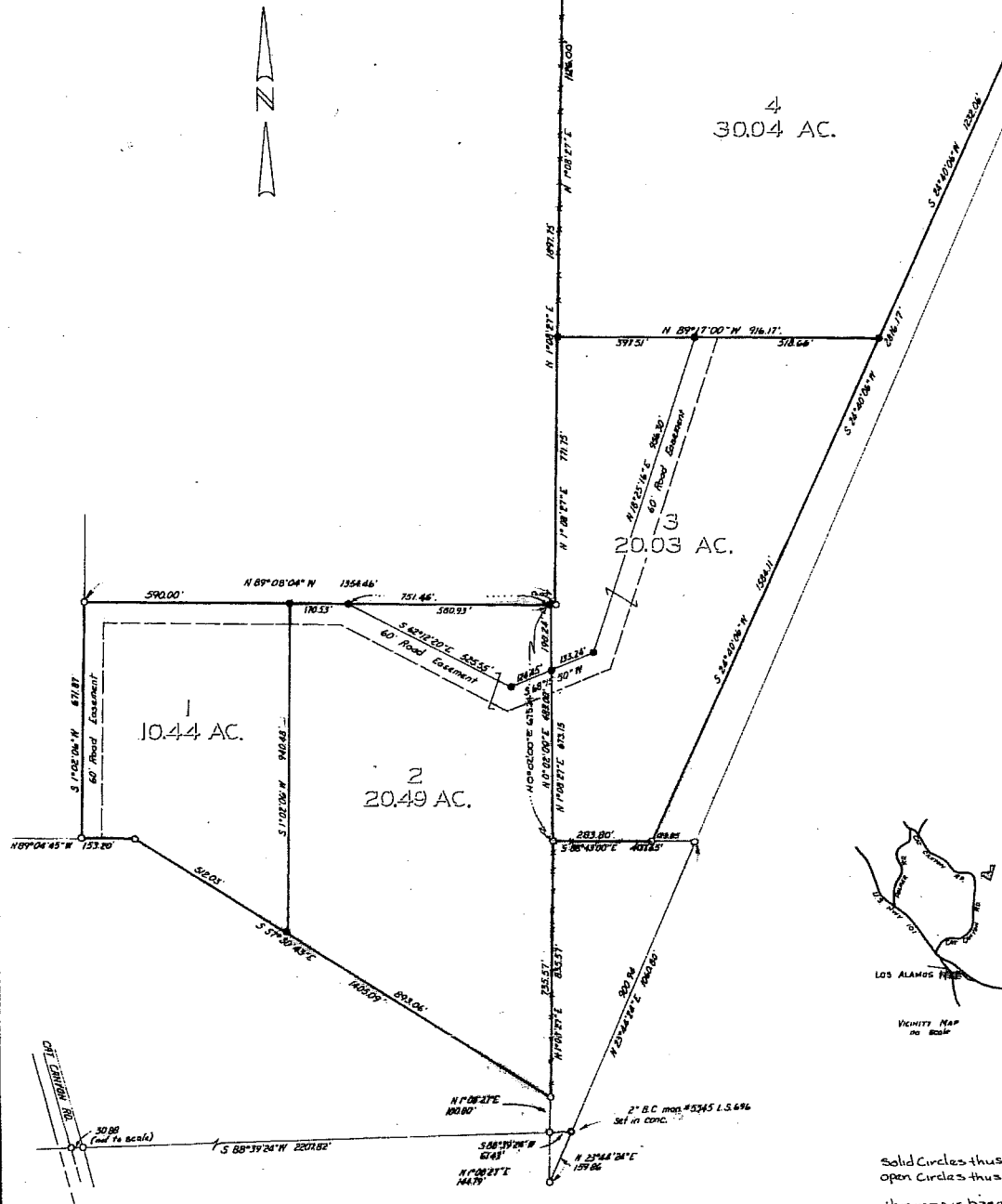
735.57
N1°08'27"E
144.79

735.57
N1°08'27"E
144.79
735.57
N1°08'27"E
144.79
735.57
N1°08'27"E
144.79

524°40'06"W 2816.17 W.
524°40'06"W 2816.17 W.
523°30'W 3240.60
N23°45'E 3532.60 M&S 11-176
N23°44'44"E 3532.60 MEAS.
5228.59' MEAS

Fd. 2" B.C. Mon. #5345 L.S. 696
Set in conc. 8-1-38 R.S. 25/64
159.86 MEAS.

81/15



Solid Circles thus denote 1/2 pipe L.S. 346
 Open Circles thus O denote 1/2 pipe L.S. 346
 this map is based upon a map of
 survey filed in book 81 pg 34 records
 of surveys in the office of the
 Santa Barbara County Recorder.

<p>RECORDER'S CERTIFICATE FILE NO.: 98193 FEE: \$5.00 Filed for record this day of 7th SEPTEMBER 1966 in Book 1 of Parcel Maps at Page 11. at the request of Hugh B. Simpson. RITA VAN BUSKIRK County Recorder</p>	<p>COUNTY SURVEYOR'S CERTIFICATE This map has been examined this 9th day of September 1966, for conformance with the requirements of Section 11575 of the Subdivision Map Act. By _____ Deputy Norman H. Caldwell Deputy County Surveyor</p> <p>SURVEYOR'S CERTIFICATE This map was prepared by me or under my direction and was compiled from record data in conformance with the requirements of the Subdivision Map Act at request of H.B. Simpson on MAY 15, 1966. I hereby certify that it conforms to the approved tentative map and conditions of approval thereof; that all provisions of applicable State Law and Local Ordinances have been complied with. Hugh B. Simpson L.S. 1 - 516</p>	<p>PARCEL MAP NO. 10509 OF A PORTION OF SECTION 33 T. 9 N., R. 32 W., S.B.B. & M. COUNTY OF SANTA BARBARA STATE OF CALIFORNIA SCALE: 1"=200' MAY 1966 HUGH B. SIMPSON 5960 MANDARIN AVE. GOLETA, CAL.</p>
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2
49 AC.

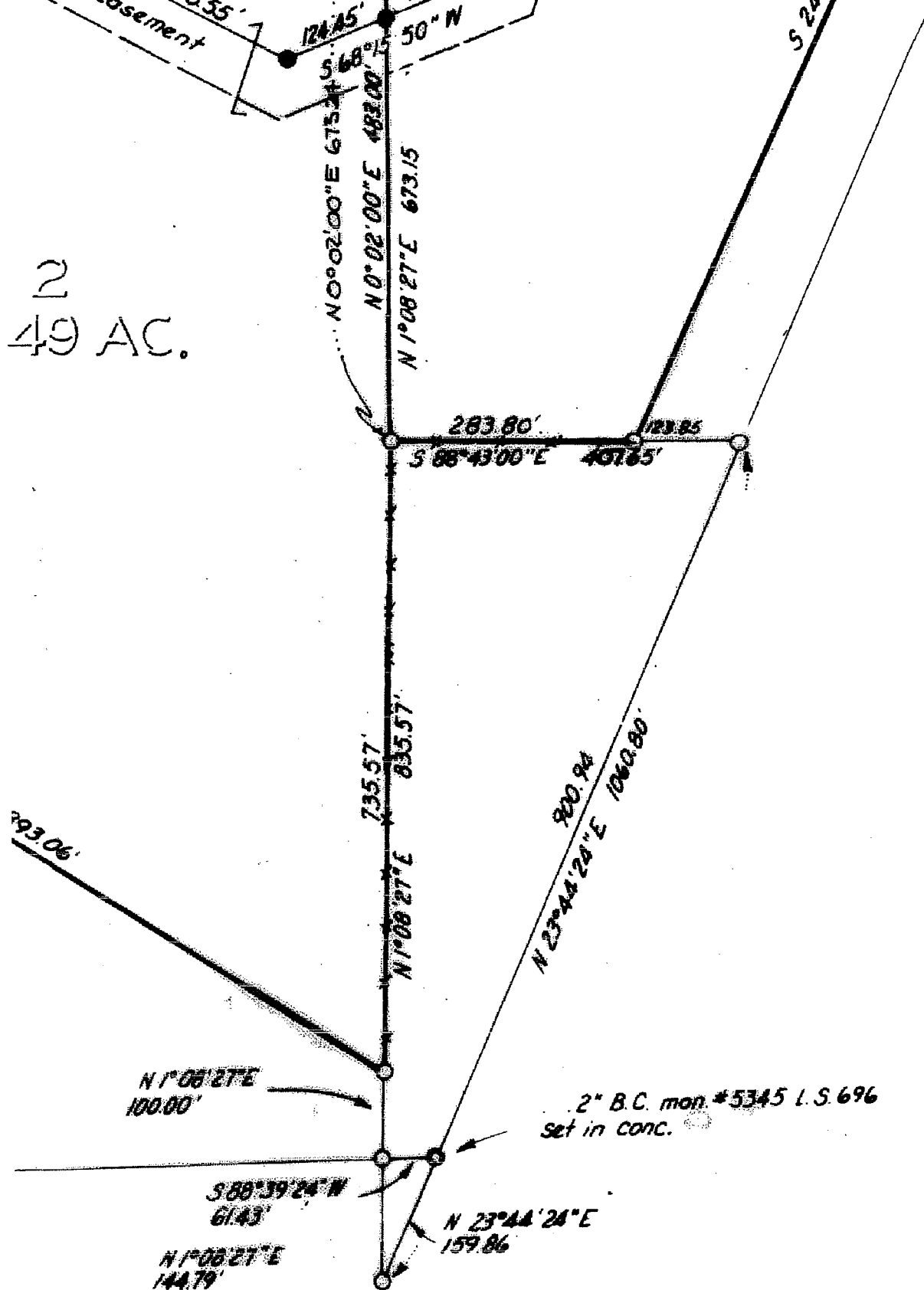


Exhibit “A”

The fractional South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 33, Township 9 North, Range 32 West, San Bernardino Base and Meridian, in the County of Santa Barbara, State of California, according to the official plat thereof, also described as follows:

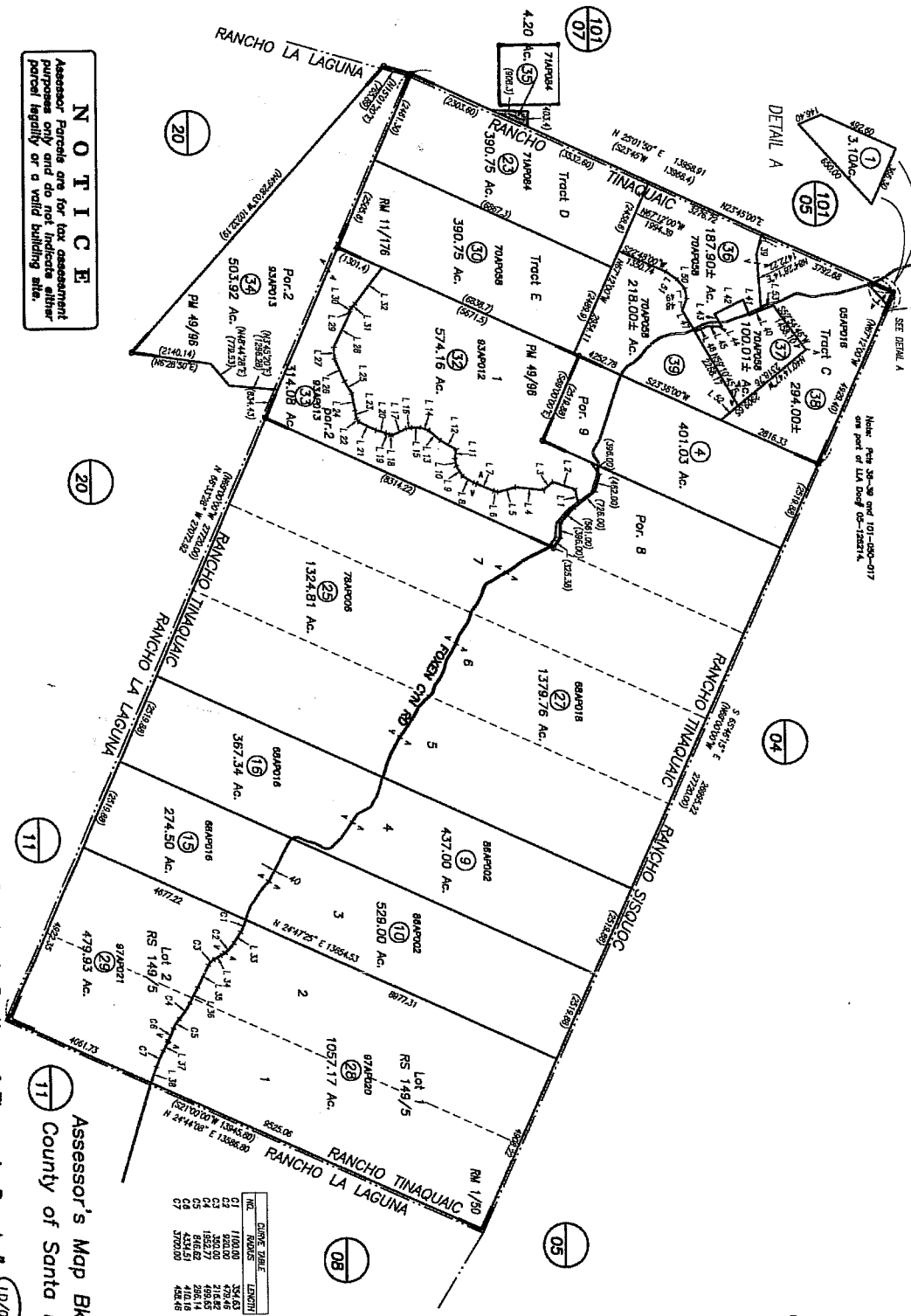
Commencing at a 2 inch pipe survey monument set in the place of an old Chaparral stake marked "T.4LL" at the most Southwesterly corner of the Tinaquaic Rancho, from which the old blaze on a oak tree one foot eight inches in diameter bears South 23° West, 81.10 feet, and the old blaze on another live oak tree two feet three inches in diameter bears South 24° east, 90.35 feet; thence North $23^{\circ} 45'$ East, following the most Westerly line of said Tinaquaic Rancho, as per monuments, 2303.60 feet to a point where the centerline of Section 33, Township 9 North, Range 32 West, San Bernardino Base and Meridian, as fenced and projected, would intersect the same, being *the true point of beginning*; thence, North $1^{\circ} 24'$ East, following the center line of said Section 33 in said township and range, as fenced, 908.30 feet to a pipe survey monument set at the corner of fence; thence, South $88^{\circ} 43'$ East, 403.40 feet to a pipe survey monument on the most Westerly line of said Tinaquaic Rancho as above stated; thence Southwesterly along the most Westerly line of said Tinaquaic Rancho to *the true point of beginning*.

(The above legal description is taken from the Preliminary Title Report 200286 prepared by Chicago Title Company, which, in turn, is based upon record descriptions of record.)

Exhibit “B”

RANCHO TINAQUAIC & POR. RANCHO LA LAGUNA

133-07



NOTICE

Assessor's Maps are for tax assessment purposes only and do not indicate either parcel legality or a valid building site.

11/23/1908 R.M. Bk. 11, Pg. 176, Tract "Survey Showing Division of Wickenden Rancho & Portion of Tinaquaic Rancho" (LD/07) County of Santa Barbara, Calif.

NO.	SECTION	LINE	MEASURE
1	1	1	570.02' 22" N
1	1	2	488.30' E
1	1	3	515.33' 54" E
1	1	4	544.21' 54" E
1	1	5	515.33' 54" E
1	1	6	517.02' 42" E
1	1	7	517.02' 42" E
1	1	8	517.02' 42" E
1	1	9	517.02' 42" E
1	1	10	517.02' 42" E
1	1	11	517.02' 42" E
1	1	12	517.02' 42" E
1	1	13	517.02' 42" E
1	1	14	517.02' 42" E
1	1	15	517.02' 42" E
1	1	16	517.02' 42" E
1	1	17	517.02' 42" E
1	1	18	517.02' 42" E
1	1	19	517.02' 42" E
1	1	20	517.02' 42" E
1	1	21	517.02' 42" E
1	1	22	517.02' 42" E
1	1	23	517.02' 42" E
1	1	24	517.02' 42" E
1	1	25	517.02' 42" E
1	1	26	517.02' 42" E
1	1	27	517.02' 42" E
1	1	28	517.02' 42" E
1	1	29	517.02' 42" E
1	1	30	517.02' 42" E
1	1	31	517.02' 42" E
1	1	32	517.02' 42" E
1	1	33	517.02' 42" E
1	1	34	517.02' 42" E
1	1	35	517.02' 42" E
1	1	36	517.02' 42" E
1	1	37	517.02' 42" E
1	1	38	517.02' 42" E
1	1	39	517.02' 42" E
1	1	40	517.02' 42" E
1	1	41	517.02' 42" E
1	1	42	517.02' 42" E
1	1	43	517.02' 42" E
1	1	44	517.02' 42" E
1	1	45	517.02' 42" E
1	1	46	517.02' 42" E
1	1	47	517.02' 42" E
1	1	48	517.02' 42" E
1	1	49	517.02' 42" E
1	1	50	517.02' 42" E
1	1	51	517.02' 42" E
1	1	52	517.02' 42" E
1	1	53	517.02' 42" E
1	1	54	517.02' 42" E
1	1	55	517.02' 42" E
1	1	56	517.02' 42" E
1	1	57	517.02' 42" E
1	1	58	517.02' 42" E
1	1	59	517.02' 42" E
1	1	60	517.02' 42" E
1	1	61	517.02' 42" E
1	1	62	517.02' 42" E
1	1	63	517.02' 42" E
1	1	64	517.02' 42" E
1	1	65	517.02' 42" E
1	1	66	517.02' 42" E
1	1	67	517.02' 42" E
1	1	68	517.02' 42" E
1	1	69	517.02' 42" E
1	1	70	517.02' 42" E
1	1	71	517.02' 42" E
1	1	72	517.02' 42" E
1	1	73	517.02' 42" E
1	1	74	517.02' 42" E
1	1	75	517.02' 42" E
1	1	76	517.02' 42" E
1	1	77	517.02' 42" E
1	1	78	517.02' 42" E
1	1	79	517.02' 42" E
1	1	80	517.02' 42" E
1	1	81	517.02' 42" E
1	1	82	517.02' 42" E
1	1	83	517.02' 42" E
1	1	84	517.02' 42" E
1	1	85	517.02' 42" E
1	1	86	517.02' 42" E
1	1	87	517.02' 42" E
1	1	88	517.02' 42" E
1	1	89	517.02' 42" E
1	1	90	517.02' 42" E
1	1	91	517.02' 42" E
1	1	92	517.02' 42" E
1	1	93	517.02' 42" E
1	1	94	517.02' 42" E
1	1	95	517.02' 42" E
1	1	96	517.02' 42" E
1	1	97	517.02' 42" E
1	1	98	517.02' 42" E
1	1	99	517.02' 42" E
1	1	100	517.02' 42" E

EXHIBIT "B"