

**RECORDING REQUESTED BY:**

Penfield & Smith Engineers, Inc.

**AND WHEN RECORDED MAIL TO**

Peoples' Self Help Housing Corporation  
3353 Empleo Street  
San Luis Obispo, CA 93401

**Title No.:**

APN 003-590-42, 51 and portion of 52

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE

This MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE, made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between Peoples' Self Help Housing Corporation, a California public benefit corporation, hereinafter called Trustor, and Chicago Title Company, hereinafter called Trustee, and the County of Santa Barbara, a political subdivision of the State of California, hereinafter called Beneficiary.

RECITALS:

A. That whereas, on June 1, 2010, Trustor did make, execute and deliver to Trustee that certain Deed of Trust recorded on June 8, 2010, as Instrument No. 2010-30084 in the Office of the County Recorder of Santa Barbara County, State of California, hereinafter "Deed of Trust" , securing a promissory note dated June 1, 2010, for \$972,116.00 in favor of the County of Santa Barbara, a political subdivision of the State of California, as Beneficiary and covering the following described property:

Legal Description attached hereto as **Exhibit "A"**.

B. Borrower has entered into a Lot Line Adjustment with an adjacent landowner to adjust the boundary line between a portion of the property described in said Deed of Trust and adjacent property, said Lot Line Adjustment known as LLA- 09-1527.

C. And whereas, the parties hereto desire to modify and supplement said Deed of Trust in order to change and replace the original legal description with the adjusted legal description.

NOW THEREFORE, for value received the parties hereto do hereby modify and supplement said deed of trust as Follows:

1. Legal Description: The legal description on the Deed of Trust is hereby modified and supplemented to substitute the original legal description with the legal description attached hereto as **Exhibit "B"**
2. Trustor does hereby grant and convey the real property described in Exhibit "B" to the Trustee under said Deed of Trust together with power of sale and subject to each and all of the terms and conditions of said Deed of Trust, including this modification and supplement thereto.
3. IT IS FURTHER AGREED, by and between the parties hereto that in all other respects not inconsistent

herewith the terms of said Deed of Trust which is incorporated herein by reference thereto shall remain in full force and effect and be binding hereon. Said Deed of Trust as herein modified and supplemented shall constitute one Deed of Trust.

4. Trustee is hereby authorized and directed to endorse a memorandum hereof upon said Deed of Trust and promissory note.

5. Partial Reconveyance: The Trustee, having been requested in writing by the beneficiary to reconvey a portion of the estate granted to the Trustee under the Deed of Trust, does reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the Trustee under the Deed of Trust in the property described in Exhibit "A" that is not contained within the boundaries of the property described in the attached Exhibit "B".

6. This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

In Witness whereof, the parties hereto have executed this agreement on the date set opposite their names

Trustor:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Trustee:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Beneficiary:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

**THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION**

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

EXHIBIT A

That part of the portion of the Outside Pueblo Lands of the City of Santa Barbara, In the City of Carpinteria, County of Santa Barbara, conveyed to the State of California by deed recorded January 12, 1953 In Volume 1121, Page 236 of Official Records and by deed recorded September 25, 1952 in Volume 1098, Page 65 of Official Records, both records of said County, described as follows:

Beginning at a point common to courses numbered 15 and 16 of Parcel Three In the Relinquishment of State Highway In the County of Santa Barbara, Road V-SB-2-H, recorded October 28,1955 In Volume 1343, Page 383 of Official Records, records of said County;

thence along courses 16 through 20 of said Parcel Three:

- (1) from a tangent that bears North 7°00' West along a curve to the right with a radius of 31 feet, through an angle of 77°30', for a distance of 41.93 feet;
- (2) South 84°39' East, 112.09 feet;
- (3) tangent to last described course along a curve to the fight with a radius of 33.79 feet, through an angle of 100°53'30", for a distance of 59.50 feet to a point of reverse curvature;
- (4) along a curve with a radius of 145 feet through an angle of 92°32'32", for a distance of 234.20 feet;
- (5) thence South76.09' East, 158.69 feet to the Easterly line of the parcel conveyed to the State, In the second above said deed;
- (6) thence along said Easterly line, South 16917830" West, 28.57 feet;
- (7) thence North 77°05' West, 399.81 feet;
- (8) thence North 7°00' West, 180.00 feet to the point of beginning.

Excepting all oil, all rights, mineral, mineral rights, natural gas, natural gas rights and other hydrocarbons by whatsoever name known, that may be within or under the parcel of land hereinabove described, without, however, the right ever to drill, dig or mine through the surface of said land heretofore or otherwise as reserved by Samuel Edwards Associates In deed recorded January 12, 1953 as Instrument No. 436 in Book 1121, page 236 of Official Records.

Assessor's Parcel Number: 003-590-51

EXHIBIT "B"

That certain real property in the City of Carpinteria, County of Santa Barbara, State of California described as Parcel 2 in Lot line Adjustment No. 09-1527-LLA recorded in the office of the County Recorder of said County \_\_\_\_\_, as Instrument No. \_\_\_\_\_ of Official Records of said County.

**RECORDING REQUESTED BY:**

Penfield & Smith Engineers, Inc.

**AND WHEN RECORDED MAIL TO**

Peoples' Self Help Housing Corporation  
3353 Empleo Street  
San Luis Obispo, CA 93401

**Title No.:**

APN 003-590-42, 51 and portion of 52

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE**

This MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE, made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between Peoples' Self Help Housing Corporation, a California public benefit corporation, hereinafter called Trustor, and Chicago Title Company, hereinafter called Trustee, and the County of Santa Barbara, a political subdivision of the State of California, hereinafter called Beneficiary.

RECITALS:

A. That whereas, on June 1, 2010, Trustor did make, execute and deliver to Trustee that certain Deed of Trust recorded on June 8, 2010, as Instrument No. 2010-30086 in the Office of the County Recorder of Santa Barbara County, State of California, hereinafter "Deed of Trust", securing a promissory note dated June 1, 2010, for \$446,489.00 in favor of the County of Santa Barbara, a political subdivision of the State of California, as Beneficiary and covering the following described property:

Legal Description attached hereto as **Exhibit "A"**.

B. Borrower has entered into a Lot Line Adjustment with an adjacent landowner to adjust the boundary line between a portion of the property described in said Deed of Trust and adjacent property, said Lot Line Adjustment known as LLA- 09-1527.

C. And whereas, the parties hereto desire to modify and supplement said Deed of Trust in order to change and replace the original legal description with the adjusted legal description.

NOW THEREFORE, for value received the parties hereto do hereby modify and supplement said deed of trust as Follows:

1. Legal Description: The legal description on the Deed of Trust is hereby modified and supplemented to substitute the original legal description with the legal description attached hereto as **Exhibit "B"**
2. Trustor does hereby grant and convey the real property described in Exhibit "B" to the Trustee under said Deed of Trust together with power of sale and subject to each and all of the terms and conditions of said Deed of Trust, including this modification and supplement thereto.
3. IT IS FURTHER AGREED, by and between the parties hereto that in all other respects not inconsistent

herewith the terms of said Deed of Trust which is incorporated herein by reference thereto shall remain in full force and effect and be binding hereon. Said Deed of Trust as herein modified and supplemented shall constitute one Deed of Trust.

4. Trustee is hereby authorized and directed to endorse a memorandum hereof upon said Deed of Trust and promissory note.

5. Partial Reconveyance: The Trustee, having been requested in writing by the beneficiary to reconvey a portion of the estate granted to the Trustee under the Deed of Trust, does reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the Trustee under the Deed of Trust in the property described in Exhibit "A" that is not contained within the boundaries of the property described in the attached Exhibit "B".

6. This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

In Witness whereof, the parties hereto have executed this agreement on the date set opposite their names

Trustor:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Trustee:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Beneficiary:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

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CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)



EXHIBIT A

That part of the portion of the Outside Pueblo Lands of the City of Santa Barbara, In the City of Carpinteria, County of Santa Barbara, conveyed to the State of California by deed recorded January 12, 1953 In Volume 1121, Page 236 of Official Records and by deed recorded September 25, 1952 in Volume 1098, Page 65 of Official Records, both records of said County, described as follows:

Beginning at a point common to courses numbered 15 and 16 of Parcel Three In the Relinquishment of State Highway In the County of Santa Barbara, Road V-SB-2-H, recorded October 28,1955 In Volume 1343, Page 383 of Official Records, records of said County;

thence along courses 16 through 20 of said Parcel Three:

- (1) from a tangent that bears North 7°00' West along a curve to the right with a radius of 31 feet, through an angle of 77°30', for a distance of 41.93 feet;
- (2) South 84°39' East, 112.09 feet;
- (3) tangent to last described course along a curve to the fight with a radius of 33.79 feet, through an angle of 100°53'30", for a distance of 59.50 feet to a point of reverse curvature;
- (4) along a curve with a radius of 145 feet through an angle of 92°32'32", for a distance of 234.20 feet;
- (5) thence South76.09' East, 158.69 feet to the Easterly line of the parcel conveyed to the State, In the second above said deed;
- (6) thence along said Easterly line, South 16917830" West, 28.57 feet;
- (7) thence North 77°05' West, 399.81 feet;
- (8) thence North 7°00' West, 180.00 feet to the point of beginning.

Excepting all oil, all rights, mineral, mineral rights, natural gas, natural gas rights and other hydrocarbons by whatsoever name known, that may be within or under the parcel of land hereinabove described, without, however, the right ever to drill, dig or mine through the surface of said land heretofore or otherwise as reserved by Samuel Edwards Associates In deed recorded January 12, 1953 as Instrument No. 436 in Book 1121, page 236 of Official Records.

Assessor's Parcel Number: 003-590-51

EXHIBIT "B"

That certain real property in the City of Carpinteria, County of Santa Barbara, State of California described as Parcel 2 in Lot line Adjustment No. 09-1527-LLA recorded in the office of the County Recorder of said County \_\_\_\_\_, as Instrument No. \_\_\_\_\_ of Official Records of said County.

**RECORDING REQUESTED BY:**

Penfield & Smith Engineers, Inc.

**AND WHEN RECORDED MAIL TO**

Peoples' Self Help Housing Corporation  
3353 Empleo Street  
San Luis Obispo, CA 93401

**Title No.:**

APN 003-590-052

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE

This MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE, made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between Peoples' Self Help Housing Corporation, a California public benefit corporation, hereinafter called Trustor, and First American Title Insurance Company, hereinafter called Trustee, and the County of Santa Barbara, a political subdivision of the State of California, hereinafter called Beneficiary.

RECITALS:

A. That whereas, on November 1, 2000 Trustor did make, execute and deliver to Trustee that certain Deed of Trust recorded on November 16, 2000, as Instrument No. 2000-70787 in the Office of the County Recorder of Santa Barbara County, State of California, hereinafter "Deed of Trust", securing a promissory note dated November 1, 2000, for \$422,613.00 in favor of the County of Santa Barbara, a political subdivision of the State of California, as Beneficiary and covering the following described property:

Legal Description attached hereto as **Exhibit "A"**.

B. Borrower has entered into a Lot Line Adjustment with an adjacent landowner to adjust the boundary line between a portion of the property described in said Deed of Trust and adjacent property, said Lot Line Adjustment known as LLA- 09-1527.

C. And whereas, the parties hereto desire to modify and supplement said Deed of Trust in order to change and replace the original legal description with the adjusted legal description.

NOW THEREFORE, for value received the parties hereto do hereby modify and supplement said deed of trust as follows:

1. Legal Description: The legal description on the Deed of Trust is hereby modified and supplemented to substitute the original legal description with the legal description attached hereto as **Exhibit "B"**
2. Trustor does hereby grant and convey the real property described in Exhibit "B" to the Trustee under said Deed of Trust together with power of sale and subject to each and all of the terms and conditions of said Deed of Trust, including this modification and supplement thereto.
3. IT IS FURTHER AGREED, by and between the parties hereto that in all other respects not inconsistent

herewith the terms of said Deed of Trust which is incorporated herein by reference thereto shall remain in full force and effect and be binding hereon. Said Deed of Trust as herein modified and supplemented shall constitute one Deed of Trust.

4. Trustee is hereby authorized and directed to endorse a memorandum hereof upon said Deed of Trust and promissory note.

5. Partial Reconveyance: The Trustee, having been requested in writing by the beneficiary to reconvey a portion of the estate granted to the Trustee under the Deed of Trust, does reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the Trustee under the Deed of Trust in the property described in Exhibit "A" that is not contained within the boundaries of the property described in the attached Exhibit "B".

6. This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

In Witness whereof, the parties hereto have executed this agreement on the date set opposite their names

Trustor:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Trustee:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Beneficiary:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

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CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

## EXHIBIT "A"

### DESCRIPTION

All that certain land situated in the City of Carpinteria, County of Santa Barbara, State of California, described as follows:

Parcels A and B of Parcel Map No. 25009 in the City of Carpinteria, County of Santa Barbara, State of California, as shown on map filed in Book 8, Page 5 of Parcel Maps, in the office of the County Recorder of said County, and as shown on amended Parcel Map 25009 filed in Book 8, Page 21 of Parcel Maps, in the office of the County Recorder of said County.

EXCEPTING THEREFROM 50% of the oil, gas and other hydrocarbon substances and minerals that may be within or under said land, without, however, the right of surface entry or the use of the subsurface thereof for the depth of 500 feet below the present surface of said land, as reserved in the deed from Samuel Edwards Associates to Carolyn Cochrane Thoroughgood, recorded March 7, 1968 as Instrument No. 7895 in Book 2224, Page 377 of Official Records.

EXHIBIT "B"

That certain real property in the City of Carpinteria, County of Santa Barbara, State of California described as Parcel 1 in Lot line Adjustment No. 09-1527-LLA recorded in the office of the County Recorder of said County \_\_\_\_\_, as Instrument No. \_\_\_\_\_ of Official Records of said County.

**RECORDING REQUESTED BY:**

Penfield & Smith Engineers, Inc.

**AND WHEN RECORDED MAIL TO**

Peoples' Self Help Housing Corporation  
3353 Empleo Street  
San Luis Obispo, CA 93401

**Title No.:**

APN 003-590-052

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE

This MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE, made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between Peoples' Self Help Housing Corporation, a California public benefit corporation, hereinafter called Trustor, and Stewart Title Company, hereinafter called Trustee, and the County of Santa Barbara, a political subdivision of the State of California, hereinafter called Beneficiary.

RECITALS:

A. That whereas, on September 12, 2001 Trustor did make, execute and deliver to Trustee that certain Deed of Trust recorded on September 26, 2001, as Instrument No. 2001-82627 in the Office of the County Recorder of Santa Barbara County, State of California, hereinafter "Deed of Trust", securing a promissory note dated September 12, 2001, for \$250,800.00 in favor of the County of Santa Barbara, a political subdivision of the State of California, as Beneficiary and covering the following described property:

Legal Description attached hereto as **Exhibit "A"**.

B. Borrower has entered into a Lot Line Adjustment with an adjacent landowner to adjust the boundary line between a portion of the property described in said Deed of Trust and adjacent property, said Lot Line Adjustment known as LLA- 09-1527.

C. And whereas, the parties hereto desire to modify and supplement said Deed of Trust in order to change and replace the original legal description with the adjusted legal description.

NOW THEREFORE, for value received the parties hereto do hereby modify and supplement said deed of trust as follows:

1. Legal Description: The legal description on the Deed of Trust is hereby modified and supplemented to substitute the original legal description with the legal description attached hereto as **Exhibit "B"**
2. Trustor does hereby grant and convey the real property described in Exhibit "B" to the Trustee under said Deed of Trust together with power of sale and subject to each and all of the terms and conditions of said Deed of Trust, including this modification and supplement thereto.
3. IT IS FURTHER AGREED, by and between the parties hereto that in all other respects not inconsistent



herewith the terms of said Deed of Trust which is incorporated herein by reference thereto shall remain in full force and effect and be binding hereon. Said Deed of Trust as herein modified and supplemented shall constitute one Deed of Trust.

4. Trustee is hereby authorized and directed to endorse a memorandum hereof upon said Deed of Trust and promissory note.

5. Partial Reconveyance: The Trustee, having been requested in writing by the beneficiary to reconvey a portion of the estate granted to the Trustee under the Deed of Trust, does reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the Trustee under the Deed of Trust in the property described in Exhibit "A" that is not contained within the boundaries of the property described in the attached Exhibit "B".

6. This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

In Witness whereof, the parties hereto have executed this agreement on the date set opposite their names

Trustor:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Trustee:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Beneficiary:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

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COUNTY OF )

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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

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Signature \_\_\_\_\_ (Seal)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

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WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

## EXHIBIT "A"

### DESCRIPTION

All that certain land situated in the City of Carpinteria, County of Santa Barbara, State of California, described as follows:

Parcels A and B of Parcel Map No. 25009 in the City of Carpinteria, County of Santa Barbara, State of California, as shown on map filed in Book 8, Page 5 of Parcel Maps, in the office of the County Recorder of said County, and as shown on amended Parcel Map 25009 filed in Book 8, Page 21 of Parcel Maps, in the office of the County Recorder of said County.

EXCEPTING THEREFROM 50% of the oil, gas and other hydrocarbon substances and minerals that may be within or under said land, without, however, the right of surface entry or the use of the subsurface thereof for the depth of 500 feet below the present surface of said land, as reserved in the deed from Samuel Edwards Associates to Carolyn Cochrane Thoroughgood, recorded March 7, 1968 as Instrument No. 7895 in Book 2224, Page 377 of Official Records.

EXHIBIT "B"

That certain real property in the City of Carpinteria, County of Santa Barbara, State of California described as Parcel 1 in Lot line Adjustment No. 09-1527-LLA recorded in the office of the County Recorder of said County \_\_\_\_\_, as Instrument No. \_\_\_\_\_ of Official Records of said County.

**RECORDING REQUESTED BY:**

Penfield & Smith Engineers, Inc.

**AND WHEN RECORDED MAIL TO**

Peoples' Self Help Housing Corporation  
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**Title No.:**

APN 003-590-052

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This MODIFICATION AGREEMENT, SUPPLEMENT TO DEED OF TRUST AND PARTIAL RECONVEYANCE, made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between Peoples' Self Help Housing Corporation, a California public benefit corporation, hereinafter called Trustor, and Stewart Title Company, hereinafter called Trustee, and the County of Santa Barbara, a political subdivision of the State of California, hereinafter called Beneficiary.

RECITALS:

A. That whereas, on March 12, 2002 Trustor did make, execute and deliver to Trustee that certain Deed of Trust recorded on March 20, 2002, as Instrument No. 2002-27031 in the Office of the County Recorder of Santa Barbara County, State of California, hereinafter "Deed of Trust" , securing a promissory note dated March 12, 2002, for \$86,536.00 in favor of the County of Santa Barbara, a political subdivision of the State of California, as Beneficiary and covering the following described property:

Legal Description attached hereto as **Exhibit "A"**.

B. Borrower has entered into a Lot Line Adjustment with an adjacent landowner to adjust the boundary line between a portion of the property described in said Deed of Trust and adjacent property, said Lot Line Adjustment known as LLA- 09-1527.

C. And whereas, the parties hereto desire to modify and supplement said Deed of Trust in order to change and replace the original legal description with the adjusted legal description.

NOW THEREFORE, for value received the parties hereto do hereby modify and supplement said deed of trust as Follows:

1. Legal Description: The legal description on the Deed of Trust is hereby modified and supplemented to substitute the original legal description with the legal description attached hereto as **Exhibit "B"**
2. Trustor does hereby grant and convey the real property described in Exhibit "B" to the Trustee under said Deed of Trust together with power of sale and subject to each and all of the terms and conditions of said Deed of Trust, including this modification and supplement thereto.
3. IT IS FURTHER AGREED, by and between the parties hereto that in all other respects not inconsistent

herewith the terms of said Deed of Trust which is incorporated herein by reference thereto shall remain in full force and effect and be binding hereon. Said Deed of Trust as herein modified and supplemented shall constitute one Deed of Trust.

4. Trustee is hereby authorized and directed to endorse a memorandum hereof upon said Deed of Trust and promissory note.

5. Partial Reconveyance: The Trustee, having been requested in writing by the beneficiary to reconvey a portion of the estate granted to the Trustee under the Deed of Trust, does reconvey unto the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the Trustee under the Deed of Trust in the property described in Exhibit "A" that is not contained within the boundaries of the property described in the attached Exhibit "B".

6. This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

In Witness whereof, the parties hereto have executed this agreement on the date set opposite their names

Trustor:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Trustee:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

Beneficiary:

Dated \_\_\_\_\_

By: \_\_\_\_\_

By: \_\_\_\_\_

**THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION**

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA )  
COUNTY OF )

On \_\_\_\_\_ before me, \_\_\_\_\_, (here insert name and title of the officer), personally appeared \_\_\_\_\_, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_ (Seal)

EXHIBIT "A"

DESCRIPTION

All that certain land situated in the City of Carpinteria, County of Santa Barbara, State of California, described as follows:

Parcels A and B of Parcel Map No. 25009 in the City of Carpinteria, County of Santa Barbara, State of California, as shown on map filed in Book 8, Page 5 of Parcel Maps, in the office of the County Recorder of said County, and as shown on amended Parcel Map 25009 filed in Book 8, Page 21 of Parcel Maps, in the office of the County Recorder of said County.

EXCEPTING THEREFROM 50% of the oil, gas and other hydrocarbon substances and minerals that may be within or under said land, without, however, the right of surface entry or the use of the subsurface thereof for the depth of 500 feet below the present surface of said land, as reserved in the deed from Samuel Edwards Associates to Carolyn Cochrane Thoroughgood, recorded March 7, 1968 as Instrument No. 7895 in Book 2224, Page 377 of Official Records.



EXHIBIT "B"

That certain real property in the City of Carpinteria, County of Santa Barbara, State of California described as Parcel 1 in Lot line Adjustment No. 09-1527-LLA recorded in the office of the County Recorder of said County \_\_\_\_\_, as Instrument No. \_\_\_\_\_ of Official Records of said County.