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COUNTY OF SANTA BARBARA
General Services Department
Real Property Division
WILL CALL
1105 Santa Barbara Street, 2nd Floor
Santa Barbara, CA 93101

**COUNTY OF SANTA BARBARA
OFFICIAL BUSINESS**

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Pursuant to Government Code Section 6103

No fee pursuant to
Government Code §6103

SPACE ABOVE THIS LINE FOR RECORDER'S USE
APN: road property abutting 005-182-001
County Real Property File # 003775

QUITCLAIM DEED

COUNTY OF SANTA BARBARA, a political subdivision of the State of California, as Grantor herein,

FOR A VALUABLE CONSIDERATION, DOES HEREBY REMISE, RELEASE, AND FOREVER QUITCLAIM TO

HOLLISTER LILLIE, LLC, a Delaware limited liability company, as Grantee herein,

All right, title, and interest to that road right-of-way property in the County of Santa Barbara, State of California, legally described on Exhibit "A" and shown on the map depiction on Exhibit "B" attached hereto and incorporated herein by this reference. Said road right-of-way property is referred to hereinafter as the "ROW Property".

Grantee specifically acknowledges that Grantor has transferred and Grantee has accepted the ROW Property on an "AS IS WITH ALL FAULTS" basis and that Grantee did not rely on any representations or warranties of any kind whatsoever, express or implied, from Grantor, its employees, agents, or brokers as to any matters concerning the ROW Property, including without limitations: its physical condition, including the structural elements of any improvements; the quality of labor or materials used in any improvements; its geology; the development potential of the ROW Property and its use, habitability, merchantability, or fitness for a particular purpose; its zoning or other legal status; its compliance with law; the presence or removal of hazardous or toxic materials, substances, or wastes on, under or about the ROW Property or the neighboring properties; the conditions of title to the ROW Property; leases, service contracts, or other agreements affecting the ROW Property; and the economics of the use of the ROW Property.

This quitclaim deed results from the sale of excess public right-of-way adjacent to Grantee's property commonly known as 120 Hollister Street, Summerland, California (and also currently identified as Santa Barbara County Assessor's Parcel Number 005-182-001) and is not intended to create a separate legal parcel within the meaning of the California Civil Code Section 1093 nor a separate unit of real property within the California Subdivision Map Act. The intent of this Quitclaim Deed is to facilitate a merger of the ROW Property with and form a single legal parcel or unit with APN 005-182-001.

The ROW Property quitclaimed herein is the subject of a **REAL PROPERTY SALE CONTRACT AND ESCROW INSTRUCTIONS** executed by the Santa Barbara County Board of Supervisors on _____ and an **ORDER TO VACATE** adopted by the Santa Barbara County Board of Supervisors on _____ as Resolution No. _____.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the ____ day of _____, 2017.

COUNTY OF SANTA BARBARA

By: _____
JOAN HARTMANN, CHAIR
BOARD OF SUPERVISORS

APPROVED AS TO FORM:
MICHAEL C. GHIZZONI
COUNTY COUNSEL

By:  _____
Deputy County Counsel

ACKNOWLEDGMENT

A notary or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Santa Barbara

On _____, before me, _____,
(Name of Deputy Clerk)

a Deputy Clerk, 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

LEGAL DESCRIPTION OF STREET ABANDONMENT AREA

THOSE PORTION OF LILLIE AVENUE AND HOLLISTER STREET, ADJOINING LOTS 33, 49, 50, 51 AND 52 IN BLOCK 27 OF THE TOWN OF SUMMERLAND IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, AS SHOWN ON THE MAP RECORDED IN RACK 1, MAP No. 2 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 49;

1. THENCE ALONG THE NORTHLY LINE OF SAID LILLIE AVENUE BEING THE SOUTHERLY LINE OF SAID LOTS 49 THROUGH 52, S 63°16'09" E 99.74 FEET TO THE SOUTHEAST CORNER OF SAID LOT 52;
2. THENCE S 26°46'30" W 8.26 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 1706.13 FEET, A RADIAL LINE TO SAID CURVE BEARS N 16°07'48" E;
3. THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 3°37'13", AN ARC DISTANCE OF 107.80 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 20.00 FEET, A RADIAL LINE TO SAID CURVE BEARS N 89°25'06"W;
4. THENCE NORTHWESTERLY AND NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 23°09'52" AN ARC DISTANCE OF 8.09 FEET;
5. THENCE N 23°44'46" E 25.19 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 3.50 FEET;
6. THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 50°47'21" AN ARC DISTANCE OF 3.10 FEET TO THE BEGINNING OF A REVERSE CURVE HAVING A RADIUS OF 11.50 FEET;
7. THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 49°54'55" AN ARC DISTANCE OF 10.02 FEET;
8. THENCE N 24°37'12" E 50.74 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 2.00 FEET;
9. THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°09'02" AN ARC DISTANCE OF 2.03 FEET;
10. THENCE N 82°46'14" E 2.59 FEET;
11. THENCE N 26°26'34" E 25.92 FEET;
12. THENCE N 24°42'35" W 2.76 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 3.50 FEET;
13. THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 70°34'59" AN ARC DISTANCE OF 4.31 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 20.50 FEET;
14. THENCE NORTHEASTERLY ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 31°21'14" AN ARC DISTANCE OF 11.22 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 33;
15. THENCE S 26°47'34" W 107.73 FEET TO THE SOUTHWEST CORNER OF SAID LOT 49 AND THE POINT OF BEGINNING.

CONTAINING 2,590 SQUARE FEET MORE OR LESS.

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A sketch of the abandonment area herein described is depicted on Exhibit B attached herewith and made a part hereof.

Prepared by: L. Paul Cook, PLS 4285

L. P. Cook and Company, Inc.



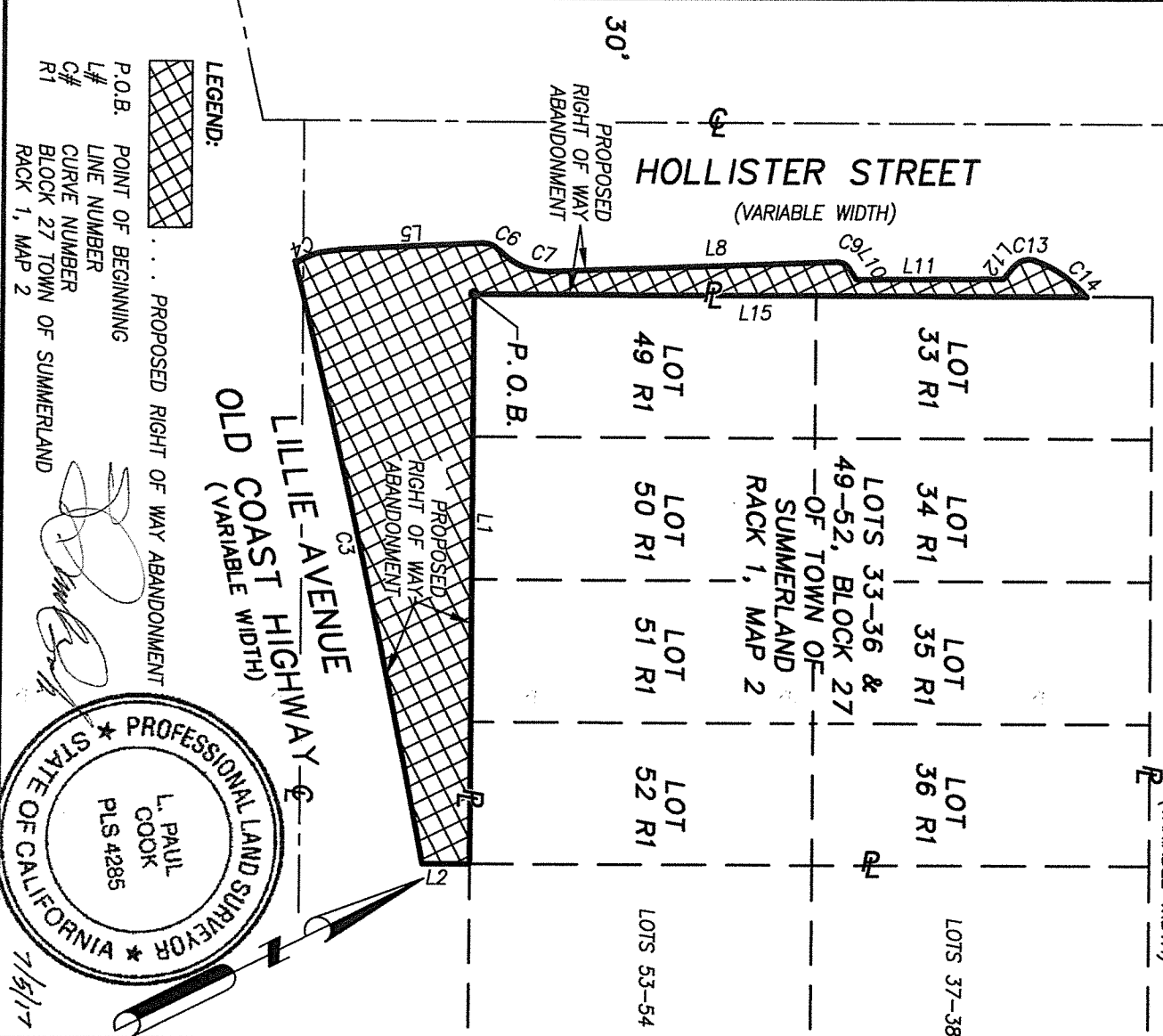
A handwritten signature in black ink, appearing to read "L. Paul Cook", written over the right side of the seal.

Job No. 1989.00H

July 5, 2017


EXHIBIT B

VARLEY STREET 5



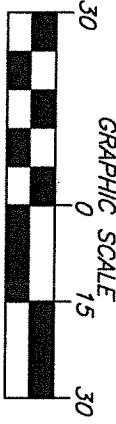
COURSE BEARING/DISTANCE OR RADIUS/ARC LENGTH/Delta ANGLE

- L1 S 63°16'09" E 99.74
 - L2 S 26°46'30" W 8.26
 - C3 R=1706.13 A=107.80 D=03°37'13"
RIB=N 16°07'48" E ROB=N 12°30'35" E
R=20.00 A=8.09 D=23°09'52"
RIB=N 89°25'06" W ROB=N 66°15'14" W
 - C4 N 23°44'46" E 25.19
 - L5 R=3.50 A=3.10 D=50°47'21"
RIB=S 66°15'14" E ROB=S 15°27'53" E
 - C6 R=11.50 A=10.02 D=49°54'55"
RIB=N 15°27'53" W ROB=N 65°22'48" W
 - C7 N 24°37'12" E 50.74
 - L8 R=2.00 A=2.03 D=58°09'02"
RIB=S 65°22'48" E ROB=S 07°13'46" E
 - C9 N 82°46'14" E 2.59
 - L10 N 26°26'34" E 25.92
 - L11 N 24°42'35" W 2.76
 - C13 R=3.50 A=4.31 D=70°34'59"
RIB=N 65°17'25" E ROB=S 44°07'36" E
R=20.50 A=11.22 D=31°21'14"
RIB=S 44°07'36" E ROB=S 12°46'22" E
 - L15 S 26°47'34" W 107.73
- CURVE ABBREVIATIONS C=CURVE; R=RADIUS; A=ARC LENGTH;
D=DELTA ANGLE; RIB=RADIAL IN BEARING
ROB=RADIAL OUT BEARING
EASEMENT CONTAINS 2,590 SF MORE OR LESS

LEGEND:
 PROPOSED RIGHT OF WAY ABANDONMENT
 P.O.B. POINT OF BEGINNING
 L# LINE NUMBER
 C# CURVE NUMBER
 R1 BLOCK 27 TOWN OF SUMMERLAND
 RACK 1, MAP 2

PROFESSIONAL LAND SURVEYOR
 STATE OF CALIFORNIA
 L. PAUL COOK
 PLS 4285
 7/5/17

PREPARED BY:
L.P. COOK & COMPANY, Inc.
 Land Surveying
 Mapping & Digital Graphics
 831 State Street, Suite 202, Santa Barbara,
 CA 93101-3227
 (805) 966-5105

GRAPHIC SCALE

 1 INCH = 30 FEET

SHEET NO.: 1 OF 1
 DRAWN BY: PHD
 CHECKED BY: LPC
 DATE: 6/12/17
 JOB NO.: 1989.01H