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COUNTY OF SANTA BARBARA  
General Services Department  
Real Estate Services  
WILL CALL

**COUNTY OF SANTA BARBARA  
OFFICIAL BUSINESS**

Document entitled to free recordation  
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Space above this line for Recorders use

APN:105-210-039  
105-210-040

**GRANT DEED FOR THE RECONVEYANCE AND  
ABANDONMENT OF OPEN SPACE EASEMENT  
Twenty Foot (20') Needlegrass Conservation Area, Lots 15 & 16)**

THIS GRANT AND RECONVEYANCE OF A GRANT OF EASEMENT is made by  
and between the COUNTY OF SANTA BARBARA, as Grantor herein, and ROBERT C. WILKS  
and JACKIE C. WILKS, as Grantee herein,

WHEREAS, Grantor was granted pursuant to Government Code Section 51070 et. seq.  
in, over or across and through all portions of Lots 15 & 16 as described on Tract Map 14,011, in  
Book 158 on Pages 18-22 of Official Records in the Office of the County Recorder of Santa  
Barbara County, California, entitled "Needlegrass Preservation Area" as described in figure 1  
attached hereto, and incorporated by reference herein; and

WHEREAS, Grantee is the owner in fee simple of those certain Lots 15 & 16 of said  
tract; and

WHEREAS, Grantee was obligated pursuant to conditions on the Tract Map to ensure the  
conservation and long-term preservation of the needlegrass in the preservation area until such  
time as the NEEDLEGRASS CONSERVATION EASEMENT became an established preserve;  
and

WHEREAS, Grantor has recognized over the years the needlegrass on Lots 15 & 16 have  
failed to establish as the Needlegrass Conservation Easement; and

WHEREAS, Grantee has attempted to established the preservation and maintenance of  
the needlegrass on Lots 15 & 16 and circumstances prohibited the integrity of the plant  
community to be established and to increase its presence at this site; and

WHEREAS, Grantee has the right to request a release of the Open Space Easement, and  
Grantor has determined that such request is appropriate and complies with the original intent of  
the grant.

NOW, THEREFORE, Grantor, hereby grants, transfers and reconveys to Grantee, the subservient tenement, and successors in interest that interest previously conveyed in Instrument Number 91-080164, recorded December 2, 1991, in the office of the County Recorder, County of Santa Barbara, State of California, more particularly described as Figure 1 attached hereto and made a part hereof. The intent of this conveyance is to extinguish the Open Space Easement and restore all rights thereto to the fee estate owned by Grantee. This grant shall not affect any other easements for utilities or access that may exist.

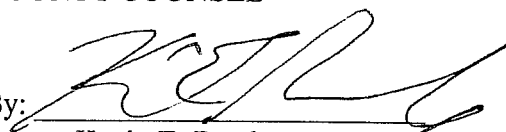
IN WITNESS WHEREOF, Grantor has executed this grant on the date indicated below.

COUNTY OF SANTA BARBARA

By: \_\_\_\_\_  
Chair, Board of Supervisors

Date: \_\_\_\_\_

APPROVED AS TO FORM  
DENNIS MARSHALL  
COUNTY COUNSEL

By:   
Kevin E. Ready  
Deputy County Counsel

**ACKNOWLEDGMENT**

State of California

County of \_\_\_\_\_

On \_\_\_\_\_, before me, \_\_\_\_\_, 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)

LEGAL DESCRIPTION

A 20 FOOT WIDE EASEMENT FOR NEEDLEGRASS CONSERVATION OVER A PORTION OF LOT 10, TRACT 13688 AS SHOWN ON TRACT MAP RECORDED IN BOOK 151 AT PAGES 84 TO 89 ON FILE IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, LAYING 10 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE;

COMMENCING AT A 2 1/2 INCH BRASS CAP MONUMENT IN CONCRETE STAMPED R.H.J. L.S. 2019 AT THE SOUTHEAST CORNER OF SAID LOT 10;

THENCE NORTH 89 DEGREES 49 MINUTES 19 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 10 A DISTANCE OF 237.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 33 DEGREES 09 MINUTES 46 SECONDS WEST 45.49 FEET;

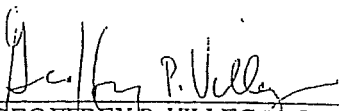
THENCE NORTH 48 DEGREES 33 MINUTES 15 SECONDS WEST 78.76 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST WITH A RADIUS OF 60.00 FEET;

THENCE NORTHERLY ALONG THE ARC OF SAID CURVE A LENGTH OF 55.18 FEET THROUGH A DELTA OF 52 DEGREES 41 MINUTES 32 SECONDS TO THE END OF SAID CURVE;

THENCE NORTH 4 DEGREES 08 MINUTES 17 SECONDS EAST 66.84 FEET;

THENCE NORTH 29 DEGREES 37 MINUTES 02 SECONDS WEST 185.00 FEET TO THE NORTHERLY TERMINUS OF SAID CENTERLINE.

THE SIDELINES OF THE AFOREMENTIONED CENTERLINE MAY BE SHORTENED OR LENGTHENED SO AS TO FORM A CLOSED FIGURE.

  
\_\_\_\_\_  
GEOFFREY P. VILLEGAS, LS 5200  
LICENSE EXPIRATION DATE: 6/30/95  
[Fargen/Legal/90053B]

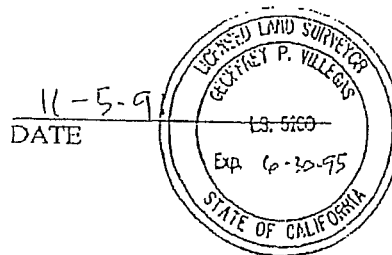


FIGURE 1

Page 1 of 2

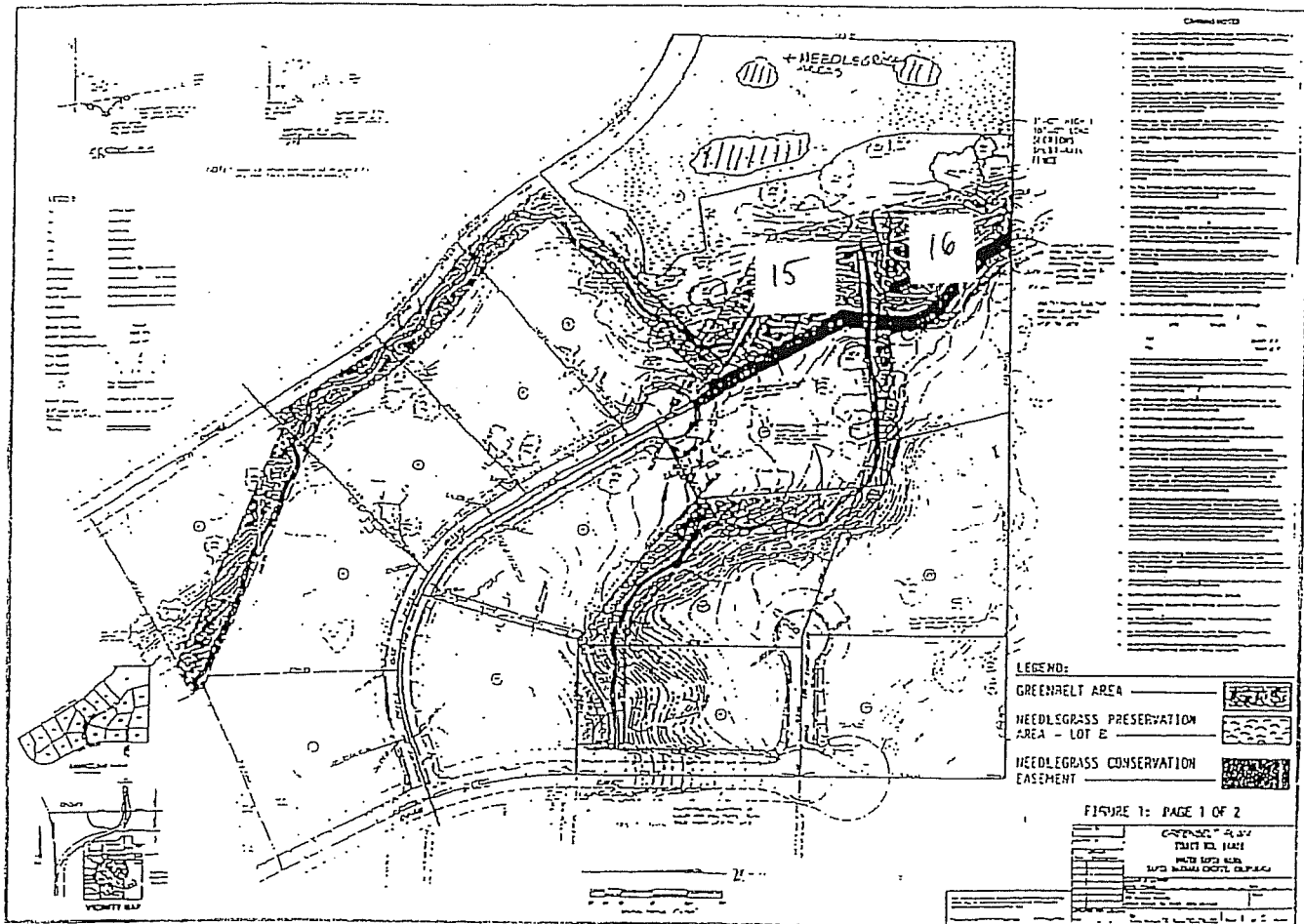


Figure 1  
Page 2 of 2