

Recording requested by
and when recorded mail to:
County of Santa Barbara
Public Works Department
Laguna County Sanitation District
620 West Foster Road
Santa Maria, CA 93455
Attn: Martin Wilder

**COUNTY OF SANTA BARBARA
OFFICIAL BUSINESS**

No fee pursuant to Government Code § 6103

SPACE ABOVE THIS LINE FOR RECORDER'S USE
APN 105-310-040

EASEMENT DEED

CRYSTAL CREEK HOMEOWNERS' ASSOCIATION, a California nonprofit mutual benefit corporation as GRANTORS herein,

FOR A VALUABLE CONSIDERATION, DO HEREBY GRANT TO the LAGUNA COUNTY SANITATION DISTRICT, a county sanitation district of the State of California, as GRANTEE herein, a permanent easement and right of way for present and future construction, reconstruction, operation, repair, and maintenance of improvements required by GRANTEE for GRANTEE's operations related to sewer line improvements, in such number and size, and with such accessory parts and structures, and with all surface and subsurface appurtenances incidental thereto, as GRANTEE, or its successors in interest, may from time to time deem necessary to install within the easement, together with necessary rights of ingress and egress to the easement for the above-referenced purposes, in, on, along, under and through that certain land situated in the County of Santa Barbara, State of California, more particularly described in Exhibit "A" (the "Legal Description") and shown on Exhibit "B" attached hereto and incorporated by this reference subject to the following terms and conditions:

GRANTOR and their successors in interest retain the right to full use of the easement area except that within the easement area no structures or buildings can be erected or other use made which would interfere with or be inconsistent with the use of the easement for the purposes described herein.

GRANTOR shall defend, indemnify, save, and hold harmless GRANTEE, its agents, employees, officers, successors, and assigns from any and all claims, liabilities, demands, costs (including reasonable attorneys fees), and causes of action of all kinds with regard to the condition of the easement property which is the subject of this deed, especially contamination by harmful, hazardous and/or toxic materials, if any.

In the event the indemnity hereunder exceeds that permitted by applicable law, such indemnity shall be construed as the maximum permitted by law. This indemnity shall not apply to any contamination which may occur on the easement property as a result of the operations of GRANTEE subsequent to the effective date of this easement.

Date: Oct 27, 2011

GRANTOR:

CRYSTAL CREEK HOMEOWNERS' ASSOCIATION

By: Robert A. Diyorio
Robert A. Diyorio, President

**Legal Description
Public Sewer Easement**

A portion of Lot 40 of Tract No. 13, 930, in the County of Santa Barbara, State of California, per map filed in Book 154, Page 91 of Maps, in the Office of the County Recorder of said county, and more particularly described as follows:

Beginning at the Northwesterly corner of said Lot 40;

Thence South 89 degrees 43 minutes 25 seconds East, 30.28 feet, along the Northerly line of said lot, to the true point of beginning;

Thence continuing easterly along said Northerly line, South 89 degrees 43 minutes 25 seconds East, 10.08 feet;

Thence South 07 degrees 25 minutes 24 seconds West, 101.52 feet;

Thence South 45 degrees 45 minutes 33 seconds West, 38.89 feet to the Southerly line of said lot;

Thence North 89 degrees 43 minutes 25 seconds West, 0.27 feet, along said Southerly line, to the Southwesterly corner of said lot;

Thence North 00 degrees 23 minutes 56 seconds East, 13.79 feet, along the Westerly line of said lot;

Thence North 45 degrees 45 minutes 33 seconds East, 25.93 feet;

Thence North 07 degrees 25 minutes 24 seconds East, 96.79 feet to the true point of beginning.

Containing 1,317 square feet or 0.030 acres.

(See attached exhibit map made a part hereof)

 10-19-11
Kenny L. Fargen L.S. 4597 date

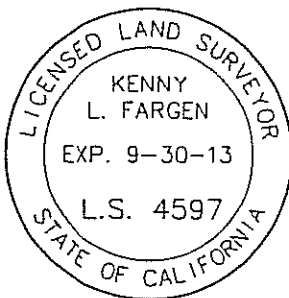
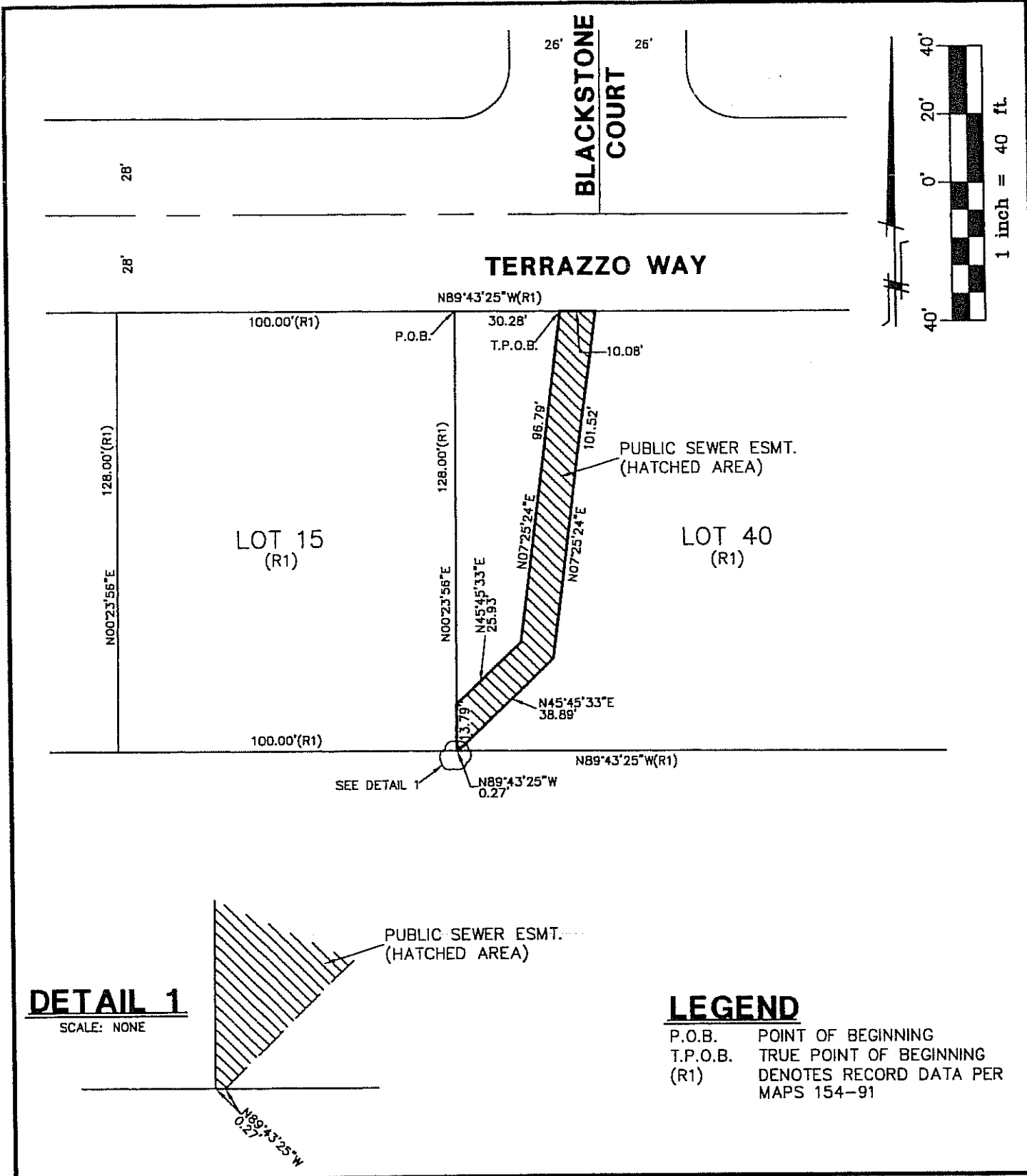
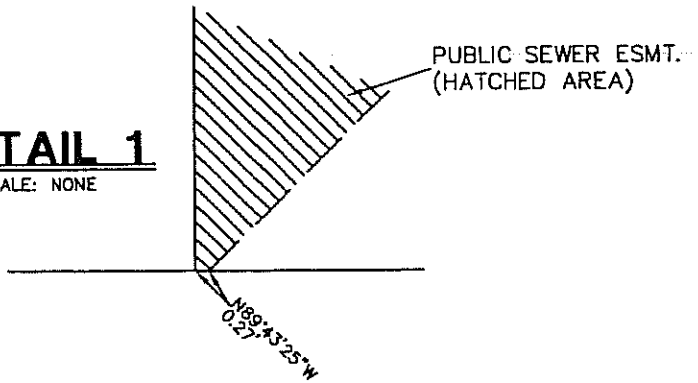


EXHIBIT A



DETAIL 1
SCALE: NONE



2624 AIRPARK DRIVE
SANTA MARIA, CA 93455
PHONE: 805-934-5727
FAX: 805-934-3448
DATE: OCT., 2011

110511.DWG

EXHIBIT MAP

A PORTION OF LOT 40 OF TRACT NO. 13,930, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, PER MAP FILED IN BOOK 154, PAGE 91 OF MAPS, RECORDS OF SAID COUNTY.

EXHIBIT B

ACKNOWLEDGMENT


C.C. 1189

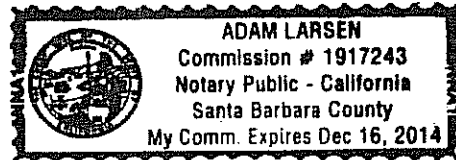
State of California)
)
County of Santa Barbara)

On OCTOBER 27, 2011 before me, ADAM LARSEN, a Notary Public,
personally appeared ROBERT A DIYORIC, who proved to me on the basis of
satisfactory evidence to be the person(s) whose name(s) is/are subscribed to within the 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 ACCEPTANCE

STATE OF CALIFORNIA, COUNTY OF SANTA BARBARA: SS.

THIS IS TO CERTIFY that the interest in real property conveyed by the Easement Deed dated _____, 2012, from the CRYSTAL CREEK HOMEOWNERS' ASSOCIATION, a California nonprofit mutual benefit corporation as GRANTOR, to the LAGUNA COUNTY SANITATION DISTRICT, a county sanitation district of the State of California, is hereby accepted by Order of the Board of Directors of the Laguna County Sanitation District on _____, 2012 and the Laguna County Sanitation District as GRANTEE consents to recordation thereof by its duly authorized officer.

WITNESS my hand and official seal

this _____ day of _____, 2012

CHANDRA L. WALLAR
CLERK OF THE BOARD and
Ex-Officio Clerk of the Board of Directors
of the Laguna County Sanitation District

By: _____
Deputy