

RECORDING REQUESTED BY:

**MAIL TAX STATEMENT
AND WHEN RECORDED MAIL DOCUMENT TO:**

City of Manteca
Attn: City Clerk
1001 W. Center Street
Manteca, CA 95337

**No Fee for recording pursuant to Gov.
Code Section 27383**

Space Above This Line for Recorder's Use Only

A.P.N.: 241-320-130-000 (portion)

File No.: 5300-LA0012TO (dc)

GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX \$**0.00**; CITY TRANSFER TAX \$**0.00**;
SURVEY MONUMENT FEE \$

-] computed on the consideration or full value of property conveyed, OR
-] computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
-] unincorporated area;] City of **Manteca**, and
-] Exempt from transfer tax; Reason: **This Instrument is being recorded for the benefit of the City of Manteca and is exempt from Recording Fees, Filing Fees and Documentary Transfer Tax**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
JIMMIE E. ROSE AND SHERRI L. ROSE, HUSBAND AND WIFE AS JOINT TENANTS

hereby GRANT(s) to **CITY OF MANTECA, A MUNICIPAL CORPORATION**

the following described property, being dedicated in fee for street-right-of-way purposes and as an easement for public purposes, in the City of Manteca, County of San Joaquin, State of California:

See Exhibits "A" and "B" attached hereto and made a part hereof

Mail Tax Statements To: **SAME AS ABOVE**

A.P.N.: 241-320-130-000 (Portion)

File No.: 5300-LA0012TO (dc)

Dated: 0/2/24

Jimmie E. Rose
Jimmie E. Rose

Sherry L. Rose
Sherry L. Rose

et

A notary public 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)SS

COUNTY OF San Joaquin)

On Aug. 7, 2024 before me, Janet Pinheiro, Notary Public, personally appeared Jimmie E. Rose & Sherry L. Rose

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.

This area for official notarial seal.

[Signature]
Notary Signature



EXHIBIT "A"

AIRPORT WAY RIGHT-OF-WAY DEDICATION

LEGAL DESCRIPTION

Being a portion of that certain property described in the Grant deed to Jimmie E. Rose and Sherri L. Rose, husband and wife as joint tenants, recorded January 16, 2008, as Document No. 2008-007406, San Joaquin County Records, and lying in a portion of the Northeast Quarter of Section 12, Township 2 South, Range 6 East, Mount Diablo Meridian, City of Manteca, County of San Joaquin, State of California, being more particularly described as follows:

The East 1.00 feet of said Rose property.

Containing 150 square feet more or less

SUBJECT TO all easements and/or rights-of-way of record.

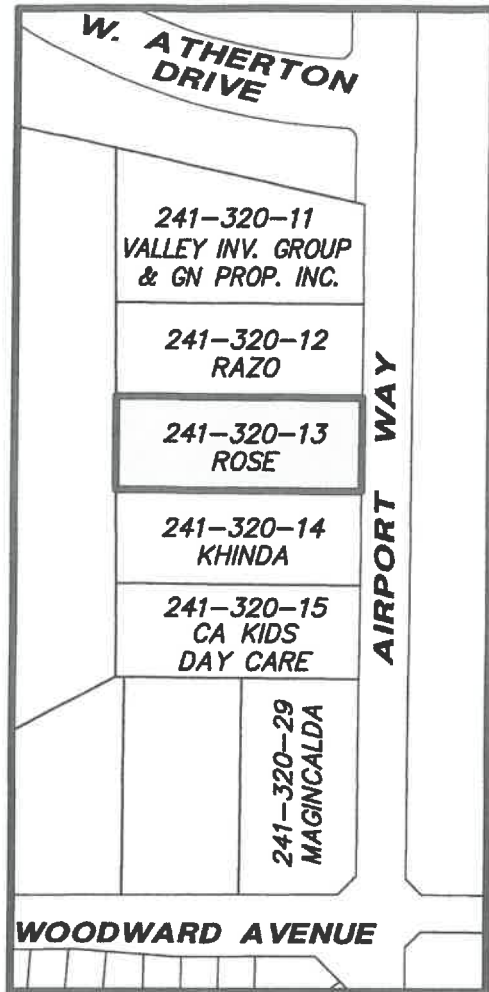
This legal description as described is delineated on the accompanying "Plat to Accompany Legal Description" and made a part hereof for reference purposes.



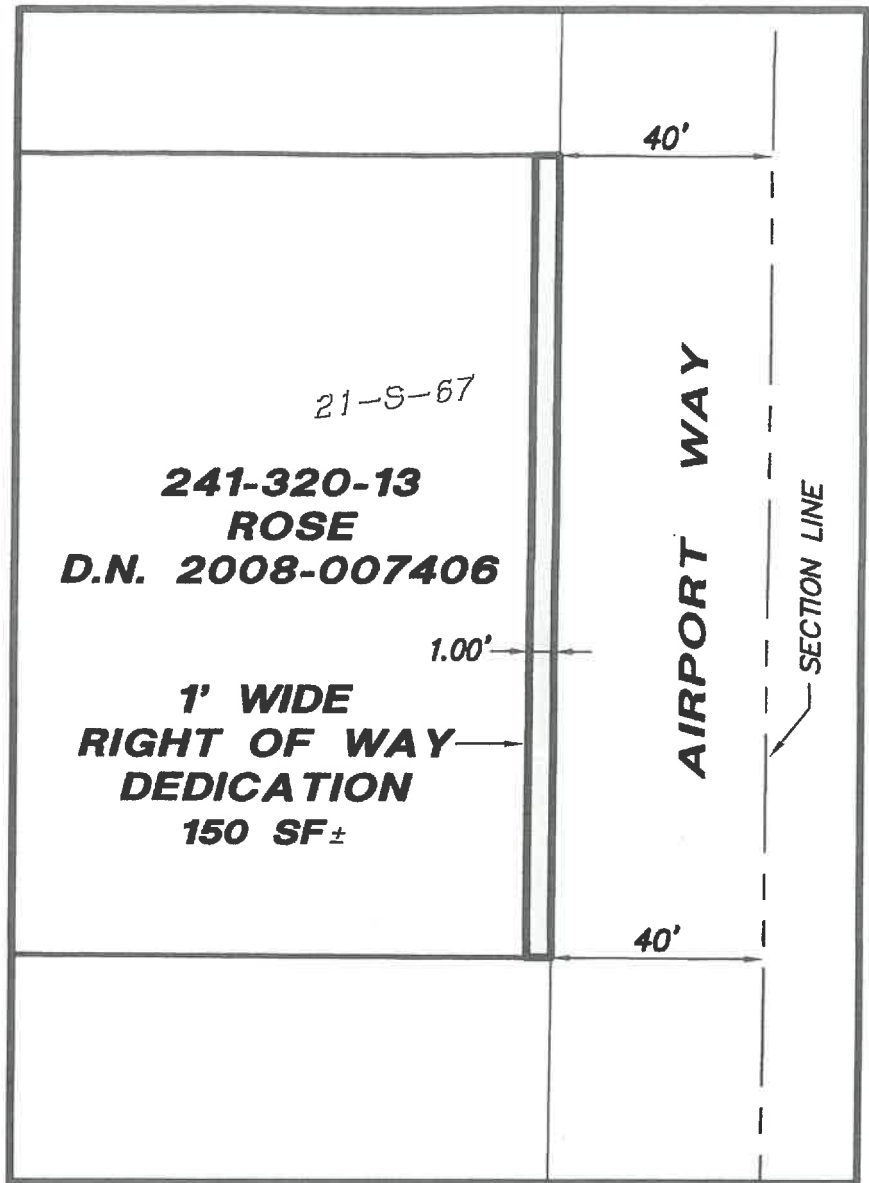
Nicole Cannella, P.L.S. 9099



5.13.24



VICINITY MAP
1"=300'



DETAIL
NOT TO SCALE



5.13.24



North Star

Engineering Group, Inc.

• CIVIL ENGINEERING • SURVEYING • PLANNING •
620 12th Street Modesto, CA 95354
(209) 524-3525 Phone (209) 524-3526 Fax

PLAT TO ACCOMPANY
LEGAL DESCRIPTION

LYING IN A PORTION OF SECTION 12,
TOWNSHIP 2 SOUTH, RANGE 6 EAST,
MOUNT DIABLO MERIDIAN.

CITY OF MANTECA, SAN JOAQUIN COUNTY,
STATE OF CALIFORNIA

JOB NO: J18-2299

SCALE: AS SHOWN

DR BY: NC

FILE: 18-2299 airport rw dedications.dwg

DATE: May 13, 2024