



"If this document contains any restriction based on race, color, religion, sex, gender, gender identity, gender expression, sexual orientation, familial status, marital status, disability, genetic information, national origin, source of income as defined in subdivision (p) of Section 12955, or ancestry, that restriction violates state and federal fair housing laws and is void, and may be removed pursuant to Section 12956.2 of the Government Code. Lawful restrictions under state and federal law on the age of occupants in senior housing or housing for older persons shall not be construed as restrictions based on familial status."

(Effective January 1, 2012)

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GRANT DEED

MONTEREY COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, also known as Monterey Flood Control and Water Conservation District, a body politic and corporate of the State of California (hereinafter called "grantor"), for and in consideration of the sum of one dollar (\$1.00) to it in hand paid by the grantees hereof, does hereby grant to GAGE H. IRVING and ELEANOR S. IRVING (hereinafter called "grantees"), as joint tenants with right of survivorship, all that real property situate in the County of San Luis Obispo, State of California, described as follows:

PARGEL ONE

Beginning at the southeasterly corner of Section 35, Township 25 South, Range 9 East, thence south one-half (1/2) mile along the easterly boundary of Section 2 of Township 25 South, Range 9 East, to the quarter corner between Sections 1 and 2 of said Township and Range; thence west one-fourth (1/4) mile; thence south one-half (1/2) mile to the one-eighth (1/8) quarter corner in the south boundary of said Section 2; thence west to a point in the south boundary of Section 3, Township 25 South, Range 9 East, 165 feet, more or less, west of the southeast corner of said Section 3, said point also being east of Town Creek at the 825 foot elevation, according to maps of the United States Department of Interior Geological Survey entitled "Lime Mountain Quad., Calif., San Luis Obispo County, 7.5 minute series (Topographic)) NW/4 Adelaida 15' Quad. N 3537.5-W 12052.5/7.5," and dated "1948"; thence along the said 825 foot elevation in a northeasterly direction and east of Town Creek through Sections 3 and 2, Township 25 South, Range 9 East, and Section 35, Township 25 South, Range 9 East, to a point one-fourth (1/4) mile north of the south boundary of said Section 35, and 2475 feet, more or less, west of the east line of said Section 35; thence east to the northwest corner of the Southeast Quarter of the Southeast Quarter of said Section 35; thence north one-eighth (1/8) mile; thence east three-fourth (3/4) mile; thence south three-eighth (3/8) mile to the quarter corner in the south boundary of Section 36, Township 25 South, Range 9 East; thence west one-half (1/2) mile to the point of beginning, all according to the official plat or plats of the survey of said lands returned to the General Land Office by the Surveyor General.

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Monterey
to
Irving

PARCEL TWO

An easement for the purposes and subject to the limitations hereinafter stated over and across that portion of the Northwest Quarter of Section 2, Township 26 South, Range 9 East, M.D.B.&M., lying east or southeast of Town Creek; also an easement for the purposes and subject to the limitations hereinafter stated over and across that portion of the Southeast Quarter of Section 3, Township 26 South, Range 9 East, M.D.B.&M., lying east or south of Town Creek, all according to the official plat or plats of said lands returned to the General Land Office by the Surveyor General.

Each such easement is for the purpose of watering cattle and shall be limited to an area fifty (50) feet in width between the westerly or northwesterly boundary of the lands of grantees described in the foregoing parcel one and Town Creek westerly or northerly thereof. Each such easement shall include the right to develop and use in common with grantor or its successors or assigns, within such fifty (50) foot strip, the waters in Town Creek for said purpose. The location of each fifty (50) foot strip shall be subject to change from time to time by grantees (provided that it be located within the area hereinabove specifically described) to the extent deemed necessary and convenient by grantees.

Each such easement is granted subject to the condition that grantees shall construct and maintain, and by acceptance hereof grantees covenant with grantor that they will construct and maintain, at their own expense, fences on each side of each fifty (50) foot strip from the said boundary of the lands of grantees to and as far as practicable across Town Creek.

EXCEPTING, however, and reserving to grantor, one-half (1/2) of any and all minerals in and under the aforesaid Parcel One and Parcel Two, whether heretofore or hereafter discovered, and the right to enter said lands to take and remove such minerals in the manner customary and usual in such respects.

This deed is made upon the express condition that the grantees shall, and by acceptance hereof grantees covenant and agree with grantor that grantees will, forthwith and

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at the expense of grantees construct fences along the common boundary to be established by this deed between lands of grantor and the lands granted to grantees by this deed (except within Parcel Two), which said fences shall and will be of a character substantially equivalent to those immediately heretofore existing on the prior common boundary of the lands between the grantor and the grantees.

IN WITNESS WHEREOF, the grantor has caused these presents to be executed by the Chairman of its Board of Supervisors and has caused its official seal to be affixed hereto this 20th day of March, 1957.

Witness: A. M. Monaco



MONTEREY COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, also known as Monterey Flood Control and Water Conservation District, a body politic and corporate of the State of California,

By *M. J. Redding*
Chairman of the
Board of Supervisors

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STATE OF CALIFORNIA
 City and County of San Francisco } ss.

On this 20th day of March in the year one thousand nine hundred and fifty-seven, before me, Josephine Hulsman, a Notary Public in and for the City and County of San Francisco, State of California, residing therein, duly commissioned and sworn, personally appeared A. M. Monaco, known to me to be the person whose name is subscribed to the within instrument as a witness thereto, who, being by me duly sworn, deposed and said: that he resides in the City and County of San Francisco, State of California; that he was present and saw Wm. J. Redding (personally known to him to be the person described in, and who executed the said within instrument on behalf of Monterey County Flood Control and Water Conservation District, also known as Monterey Flood Control and Water Conservation District, a body politic and corporate of the State of California, as a party thereto), sign, seal and deliver the same; that the said Wm. J. Redding duly acknowledged in the presence of said affiant that he and the said body corporate and politic executed the same and that he, the said affiant, thereupon, and at the request of said Wm. J. Redding, subscribed his name as a witness thereto.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the City and County of San Francisco the day and year in this certificate first above written.



Document No. 11610 in and for the City and County of
 San Francisco, State of California.
 ATTEST: My commission expires November 5, 1959.
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 SAN LUIS OBISPO COUNTY, CAL.

JUL 25 1957

By *J. E. Monaco*
 County Recorder
 Deputy
 Fee \$ *1.00* Indemnity