

**RESOLUTION 21-03
OF THE BOARD OF DIRECTORS OF HELIX WATER DISTRICT
AUTHORIZING THE EXECUTION OF THE QUITCLAIM OF
AN EASEMENT OVER PORTIONS OF ASSESSOR PARCEL NUMBERS
398-320-53 THRU 398-320-57,
IN UNINCORPORATED LAKESIDE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA**

WHEREAS, a quitclaim deed has been presented to the Helix Water District Board of Directors, a copy of which is attached here; and

WHEREAS, it is in the interest of the district to approve and execute said deed;

NOW, THEREFORE, IT IS HEREBY RESOLVED, DETERMINED AND ORDERED by the Helix Water District Board of Directors as follows:

1. That said deed be and hereby is approved.
2. That property described in said deed is no longer necessary for district purposes.
3. That the president and secretary be and they hereby are authorized and directed to execute said deed on behalf of the district and the secretary is authorized to deliver said deed to the parties named therein.

PASSED, ADOPTED AND APPROVED this 6th day of January 2021, by the following vote:

AYES: Scalzitti, Hedberg, McMillan, Gracyk, Verbeke

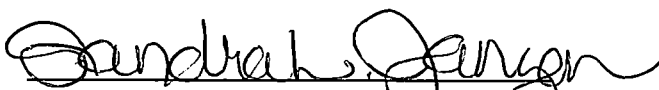
NOES: None

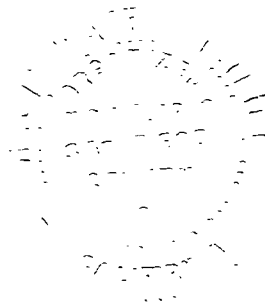
ABSENT: None



Joel A. Scalzitti, President

ATTEST:


Sandra L. Janzen, Secretary of the Board



**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**

Helix Water District
Right of Way Section
7811 University Avenue
La Mesa, CA 91942-0427

DOCUMENTARY TRANSFER TAX: 0

SIGNATURE: _____

THIS DOCUMENT BEING RECORDED
FOR THE BENEFIT OF A PUBLIC AGENCY
(PER GOVT CODE SEC. 6109)

APN: 398-320-53, -54, -55, -56 & -57

EASEMENT QUITCLAIM DEED

Pursuant to authority of a resolution of its Board of Directors, the **HELIX WATER DISTRICT**, an irrigation district organized and operating under the California Irrigation District Law, Water Code Section 20500 et seq., situated wholly in the County of San Diego, State of California, hereby quitclaims to **GA DEVELOPMENT, LLC, a California Limited Liability Company**, all of its right, title and interest in and to that certain easement as granted to said District by the following recrded documents:

- 1) **Grant of Easement Document recorded June 18, 2018, Parcel Map No. 20515; and**
- 2) **Grant of Easement recorded September 17, 2007, with Document Number 2007-0608890, of Official Records,**

both filed in the Office of the County Recorder of San Diego County, State of California.

Said easements being situated wholly within the County of San Diego, State of California, over portion of that real property described in the **ATTACHED EXHIBIT 'A.'**

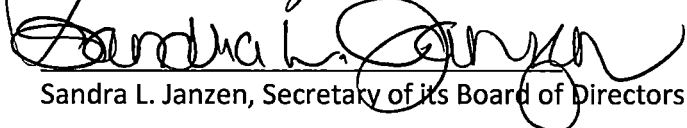
IN WITNESS WHEREOF, said District has caused this Quitclaim Deed to be executed, acknowledged and delivered by the President and Secretary of the Board of Directors of said District, this 29th day of January, 2021.

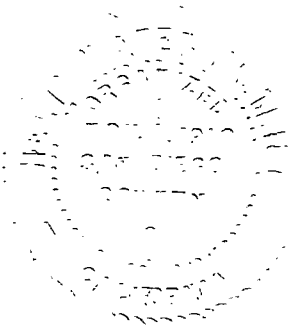
HELIX WATER DISTRICT

BY:


Joel A. Scalzitti, President of its Board of Directors

BY:


Sandra L. Janzen, Secretary of its Board of Directors



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)
County of San Diego)

On January 29, 2021 before me, Lorri S. Annett, Notary Public, personally appeared

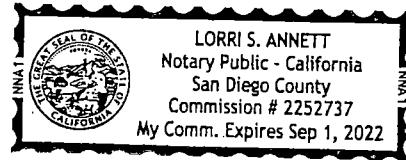
Joel A. Scalzitti and Sandra L. Janzen

who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons 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.

Handwritten signature of Lorri S. Annett



(Notary Seal)

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Easement Quitclaim Deed APN: 398-320-53, -54, -55, -56, -57

Date of Document: Number of Pages:

Signer(s) Other Than Names Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name:

- Corporate Officer -- Title(s):
Partner -- Limited General
Individual Attorney in Fact
Trustee Guardian or Conservator
Other:

Signer Is Representing:

EXHIBIT A

LEGAL DESCRIPTION

Real property in the unincorporated area of the County of San Diego, State of California, described as follows:

PARCEL 1: (APN: 398-320-53-00)

ALL THAT PORTION OF LOTS 1 AND 2 IN BLOCK 46 OF THE SUBDIVISION OF THE "S" TRACT OF THE RANCHO EL CAJON, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF RECORDED IN [BOOK 170, PAGE 71](#) OF DEEDS, RECORDS OF SAID COUNTY MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY CORNER OF PARCEL MAP NO. [15403](#), FILED IN THE RECORDER'S OFFICE OF SAID COUNTY ON OCTOBER 6, 1988; THENCE ALONG THE SOUTHERLY BOUNDARY OF SAID PARCEL MAP [15403](#) NORTH 73°57'38" EAST (RECORD NORTH 73°38'57" EAST), 160.56 FEET TO THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID BOUNDARY SOUTH 2°19'24" WEST, 139.63 FEET; THENCE SOUTH 87°40'36" EAST, 83.25 FEET TO A POINT IN THE WESTERLY BOUNDARY OF LAND DESCRIBED IN DEED TO THE STATE OF CALIFORNIA RECORDED MARCH 6, 1964, AS DOCUMENT NO. [42322](#) OF OFFICIAL RECORDS OF SAID COUNTY, SAID POINT BEING HEREIN DESIGNATED AS POINT "X"; THENCE ALONG SAID WESTERLY BOUNDARY NORTH 2°19'24" EAST, 160.08 FEET TO THE BEGINNING OF A 150.00 FOOT RADIUS TANGENT CURVE CONCAVE EASTERLY; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 2°45'51", A DISTANCE OF 7.24 FEET TO AN ANGLE POINT IN THE BOUNDARY OF THE ABOVE MENTIONED PARCEL MAP [15403](#); THENCE ALONG THE BOUNDARY OF SAID PARCEL MAP [15403](#), SOUTH 73°57'38" WEST, 87.90 FEET TO THE TRUE POINT OF BEGINNING.

THIS LEGAL DESCRIPTION IS MADE PURSUANT TO THAT CERTAIN CERTIFICATE OF COMPLIANCE RECORDED JANUARY 9, 2004, AS INSTRUMENT NO. [2004-18111](#) OF OFFICIAL RECORDS.

PARCEL 2A: (APN: 398-320-54-00 THROUGH 398-320-57-00)

PARCELS 1, 2, 3 AND 4 OF PARCEL MAP NO. [20515](#), IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY JUNE 18, 2008.

PARCEL 2B:

AN EASEMENT AND RIGHT OF WAY FOR SEWER PIPELINE PURPOSES AND INCIDENTALS THERETO, OVER, UNDER, ALONG AND ACROSS THE SOUTHERLY 10.00 FEET OF PARCEL 4 OF PARCEL MAP NO. [15404](#) IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, RECORDED OCTOBER 6, 1988 AS FILE NO. [88-509171](#) OF OFFICIAL RECORDS.