

Recorded at request of:

When recorded, mail to:

LILBURN ROBERT PRATHER, JR.
3329 St. Francis Drive
Lakeport, California 95453

DOCUMENT NUMBER

93-022093

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LAKE COUNTY RECORDER
GENE R. HOKE
COUNTY RECORDER

GRANT OF EASEMENT

This Grant of Easement is made this 22 day of October 1993 by JAMES PHILLIP GERACE, hereinafter referred to as "Grantor," to LILBURN ROBERT PRATHER, JR. and CAROL R. PRATHER, hereinafter referred to as "First Grantees," and DANNY C. PRATHER and JONI L. PRATHER hereinafter referred collectively to as "Second Grantees."

Recitals

WHEREAS, Grantor is the owner of certain real property located in an unincorporated area of Lake County, California, hereinafter referred to as the "Servient Tenement," and more particularly described as:

All that portion of the Southeast quarter of Section 13, Township 12 North, Range 8 West, M.D.M. lying Westerly of the certain road commonly known as Seigler Springs North.

(APN 115-007-07)

and

WHEREAS, First Grantees are the owners of certain real property located in an unincorporated area of Lake County, California, hereinafter referred to as the "First Dominant Tenement," and more particularly described as:

The South half of the Southwest quarter of Section 13, Township 12 North, Range 8 West, M.D.M.

(APN 115-007-03, 115-007-06)

and

WHEREAS, Second Grantees are the owners of real property located in an unincorporated area of Lake County, California, hereinafter described as "Second Dominant Tenement," and more particularly described as:

The West half of the Northwest quarter of Section 24, Township 12 North, Range 8 West, M.D.M.

(APN 115-015-01)

and

WHEREAS, First and Second Grantees desire to acquire certain rights in the Servient Tenement;

NOW, THEREFORE, Grantor grants as follows:

Grant of Easement

1. For valuable consideration, Grantor hereby grants to First Grantees and Second Grantees an easement as hereinafter described.

Character of Easement

2. The easement granted herein is appurtenant to the First Dominant Tenement and the Second Dominant Tenement.

Description of Easement

3. The easement granted herein is a right-of-way and public utility easement twenty five feet (25') wide, plus road cuts and fills.

Location of Easement

4. The easement granted herein is located over an existing road on the Servient Tenement utilized by Pacific Gas and Electric Company for access to its Eagle Rock - Cache Junction Tower Line.

Use by Dominant Tenement

5. The easement granted herein is for the ingress and egress of logging trucks, wood products, equipment, and other vehicular traffic, and the installation and maintenance of public utilities including electricity and telephone from Seigler Springs Road to the First and Second Dominant Tenements.

Non-exclusive Easement

7. The easement granted herein is not exclusive and may be used by Grantor and his successors and assigns for ingress and egress and other purposes not inconsistent with the grant herein.

Secondary Easements

8. The easement granted herein includes incidental rights of construction, maintenance and repair of the road and public utilities.

IN WITNESS WHEREOF, Grantor has executed this instrument the day and year first above written.


JAMES PHILLIP GERACE

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

No. 5193

State of California

County of Lake

On 10/22/93

DATE

before me, Sylvia Hughes

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared James Phillip Gerace

NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ 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.



OFFICIAL SEAL - 993726
SYLVIA HUGHES
NOTARY PUBLIC - CALIFORNIA
COUNTY OF LAKE
My Comm. Exp. May 2, 1997

WITNESS my hand and official seal.

Sylvia Hughes
SIGNATURE OF NOTARY

OPTIONAL SECTION

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

TITLE OR TYPE OF DOCUMENT Grant of Easement

NUMBER OF PAGES 2

DATE OF DOCUMENT 10/22/93

SIGNER(S) OTHER THAN NAMED ABOVE n/a

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

☒ INDIVIDUAL

☐ CORPORATE OFFICER(S)

TITLE(S)

☐ PARTNER(S)

☐ LIMITED

☐ GENERAL

☐ ATTORNEY-IN-FACT

☐ TRUSTEE(S)

☐ GUARDIAN/CONSERVATOR

☐ OTHER:

SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

Self

END OF DOC 3

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