

File No.:

70E

Name (Previous Owner):

Allen E. and Minnie M. Pelton

Assessor's Parcel No.:

Address of Property:

Sewer easement

Year:

1920

Mail

HARRIS P. JONES
ATTORNEY AT LAW
SAN LEANDRO, CALIF.

INDEXED
S 55091
DEED
RECORDED

ALLEN E. PELTON and
MINNIE M. PELTON (his wife)

to

CITY OF SAN LEANDRO, a
municipal corporation.

Dated, January 19th, 1920.

Telex

RECORDED AT REQUEST OF
Custodian of the Records of the County of Alameda

at 31 min. past 2 P. M.
IN LIBER 2860 JAN 21 1920

231 OF Deeds
Records of Alameda County

County Recorder

Chy

HARRIS P. JONES
ATTORNEY AT LAW

ROOMS 3 AND 4 FIRST NATIONAL BANK BUILDING
SAN LEANDRO, CAL.
TELEPHONE SAN LEANDRO 28

87

D.N.

HARRIS P. JONES

State of California, }
County of Alameda. } ss.

On this 18th day of March, A. D.
One Thousand Nine Hundred and Twenty (1920) before me,
HARRIS P. JONES, a Notary Public in and for the said County
of Alameda, and residing therein, duly commissioned and sworn, personally appeared
A. B. CARY and CHAS. H. HALE, whose names are subscribed to the annexed and
foregoing instrument as parties thereto, personally known to me to be the individuals
described as Trustees in, and who as Trustees executed the said instrument and they
severally duly acknowledged to me that they executed the same, and as Trustees as
therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my
official seal at my office in the said County of Alameda, the day and year in this
certificate first written.

Harris P. Jones
NOTARY PUBLIC
In and for the County of Alameda, State of California.

COMPARED.

Partial
Deed of Re-Conveyance

A. B. CARY

AND

CHAS. H. HALE

Trustees,

to

ALLEN E. PELTON and

MINNIE M. PELTON, his wife.

Dated March 18th, 1920.

Henry Rod Quindangle
Lots 44-45-46

RECORDED AT REQUEST OF

GRANTEE.

at 3 min. past 4 M

IN LIBER MAR - 3 1920

Deeds

P. 158 OF Records of Alameda Co. Calif.

H. P. Jones
County Recorder

1.30

60

Mail

HARRIS P. JONES
ATTORNEY AT LAW

SAN LEANDRO, CALIF.

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Partial deed of Re-Conveyance

Whereas, a part of the indebtedness secured to be paid under the DEED OF TRUST executed by.....ALLEN E. PELTON and MINNIE M. PELTON, his wife,.....

to A. B. CARY and CHAS. H. HALE, as Trustees, dated August 21st, 1919, and recorded in the County Recorder's office of the County of Alameda, State of California, on the 22^d day of August, 1919, in Liber 2797 of Deeds, page 265, has been paid,

Now Therefore, we, A. B. CARY and CHAS. H. HALE, Trustees, do hereby remise, release and reconvey unto said ALLEN E. PELTON and MINNIE M. PELTON, his wife, their - - - - -


heirs and assigns, all the estate and interest derived to us by or through said DEED OF TRUST, in the lot of land situated in the City of ^{Leandro} San Leandro, County of Alameda, State of California, and more particularly described as follows, to-wit:

All of Lots Numbered Forty-four (44), Forty-five (45), and Forty-six (46), as said lots are laid down and delineated upon that certain Map entitled, "Map of San Antonio Court, San Leandro, California 1913" - filed August 9th 1913 in the office of the County Recorder of the County of Alameda.,

together with the appurtenances.

To Have and to Hold, the same, without any warranty, unto the said ALLEN E. PELTON and MINNIE M. PELTON, his wife, their - - - - - heirs and assigns forever.

In Witness Whereof, we have hereunto set our hands and seals in San Leandro this 1st day of March, A. D. 1920.



[SEAL]
TRUSTEE

[SEAL]
TRUSTEE

5/100.
Consideration less than 100.

D E E D

70

We, the undersigned, ALLEN E. PELTON and MINNIE M. PELTON, (his wife) of the City of San Leandro, County of Alameda, State of California, do hereby grant unto CITY OF SAN LEANDRO, a municipal corporation, a perpetual easement and right of way over, upon, through and along the following described real property in the City of San Leandro, County of Alameda, State of California, to-wit:-

COMMENCING at the point of intersection of the Northwestern line of Toler Avenue (produced Southwesterly) with the Southwestern boundary line of San Antonio Court, as shown on the map hereinafter referred to, and running thence Northwesterly along said last named boundary line One Hundred and Twenty (120) feet; thence North 59° 4' 40" East Five (5) feet; thence South 30° 49' 40" East One Hundred and Twenty (120) feet to the Northwestern line of Toler Avenue; and thence Southwesterly along said line of Toler Avenue, and the same produced, Five (5) feet to the point of commencement.

BEING the Southwesterly Five (5) feet of Lot No. Twenty-two (22) as the said Lot is laid down and delineated upon that certain Map entitled, "Map of San Antonio Court, San Leandro, California 1913" - filed August 9th 1913 in the office of the County Recorder of the County of Alameda.

For the purpose of laying, constructing, maintaining and operating a sewer, together with the necessary man-holes and flush-tanks, together with the right to enter upon said right of way at all reasonable times for the necessary management and repair of said sewer.

Provided, however, that the grantors hereby reserve to themselves, their heirs and assigns, and this conveyance is accepted by said grantee upon the express condition that the said grantors, their heirs and assigns, shall have the right to connect with said sewer hereafter to be constructed on said right of way, any dwelling house hereafter erected on the land of the grantors abutting on said right of way, without the payment of any charge therefor.

WITNESS our signatures this 19th day of January, 1920.

Allen E. Pelton

Minnie M. Pelton

State of California }
County of Alameda } ss

On this 19th day of January, in the year One Thousand
Nine Hundred and Twenty, before me, HARRIS P. JONES,
a Notary Public in and for the County of Alameda, State of California, residing therein, duly
commissioned and sworn, personally appeared ALLEN E. PELTON and MINNIE
M. PELTON, his wife,

known to me to be the persons described in and whose names are subscribed to the
within instrument, and they acknowledged to me that they executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my Official Seal, the day
and year in this certificate first above written.

Harris P. Jones Notary Public
In and for said County of Alameda, State of California