

ORDINANCE NO.

AN ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA BARBARA ACCEPTING AND ASSUMING FOR PUBLIC TRANSPORTATION, PUBLIC PARKING, AND ALL RELATED PURPOSES ALL RIGHT, TITLE AND INTEREST TO THE "GOVERNMENTAL PURPOSE" REAL PROPERTY DESCRIBED HEREIN, WHICH ARE TOGETHER MOST COMMONLY KNOWN AS "SANTA BARBARA RAILROAD DEPOT," OWNED BY THE SUCCESSOR AGENCY TO THE FORMER REDEVELOPMENT AGENCY OF THE CITY OF SANTA BARBARA, AND AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE SUCH AGREEMENTS AND RELATED DOCUMENTS AS NECESSARY TO EFFECTUATE SUCH TRANSFER OF REAL PROPERTY INTERESTS TO THE CITY OF SANTA BARBARA

WHEREAS, in accordance with Assembly Bill No. 1X 26, as amended by Assembly Bill No. 1484 ("Dissolution Act"), the Redevelopment Agency of the City of Santa Barbara ("RDA") dissolved on February 1, 2012 and the Successor Agency to the former RDA assumed all of the authority, rights, powers, duties, and obligations previously vested in the RDA;

WHEREAS, an Oversight Board to the Successor Agency to the former RDA has been duly formed as required by the Dissolution Act;

WHEREAS, the Successor Agency was issued a Finding of Completion on April 26, 2013;

WHEREAS, in accordance with Health & Safety Code Section 34191.5, the Successor Agency prepared, approved and submitted a Long Range Property Management Plan ("LRPMP") for the Railroad Depot Regional Transportation Center to the Oversight Board for review and approval;

WHEREAS, on May 9, 2013, the Oversight Board adopted Resolution No. 012 approving the LRPMP for the Railroad Depot Regional Transportation Center and directed the Successor Agency to submit the LRPMP to the California Department of Finance ("DOF") for approval;

WHEREAS, on May 15, 2015, DOF found that the LRPMP submitted by the Successor Agency for the Railroad Depot Regional Transportation Center contained all of the elements required by Health and Safety Code section 34191.5 and approved the Plan;

WHEREAS, upon approval of the LRPMP by DOF, the real property comprising the Railroad Depot Regional Transportation Center transfers to the Community Redevelopment Property Trust Fund of the Successor Agency and, thereafter, the approved LRPMP governs the use and disposition of the property;

WHEREAS, the approved LRPMP provides that the Railroad Depot Regional Transportation Center shall be transferred from the Successor Agency to the City of Santa Barbara and retained as “Governmental Purpose” property;

WHEREAS, at a public meeting on September 18, 2015, the Oversight Board adopted Resolution No. 28 directing the Successor Agency to implement the approved LRPMP and to transfer the Railroad Depot Regional Transportation Center real property to the City of Santa Barbara and that such real property shall thereafter be retained by the City as “Governmental Purpose” property;

WHEREAS, the Successor Agency has adopted a resolution conveying all of the right, title and interest in the “governmental purpose” property described below owned by the Successor Agency to the former RDA to the City of Santa Barbara and authorizing the Executive Director of the Successor Agency to execute, subject to approval as to form by Agency Counsel, all documents necessary to effectuate such conveyance;

WHEREAS, Government Code Section 27281 requires that deeds conveying an interest in real property to a governmental agency for public purposes shall only be accepted for recordation with the consent of the agency evidenced by a certificate or resolution of acceptance;

WHEREAS, The City of Santa Barbara hereby authorizes the City Administrator, or designee, to execute, subject to approval as to form by the City Attorney, all documents necessary to effectuate such transfer and acceptance of said real property interests by the City of Santa Barbara and consents to the recordation by the City Clerk in the Official Records of all deeds and other documents; and

WHEREAS, this Ordinance will demonstrate intent by the Council of the City of Santa Barbara to accept title to the real property described in the respective documents delivered for such purpose, without further action or subsequent resolution.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SANTA BARBARA DOES ORDAIN AS FOLLOWS:

SECTION 1. The above recitations are true and correct.

SECTION 2. In accordance with Health and Safety Code section 34191.5, Oversight Board Resolution No. 28, and as approved by the California Department of Finance on May 15, 2015, the Successor Agency has been directed to convey all right, title and interest to the real property described herein to the City of Santa Barbara.

SECTION 3. The Successor Agency adopted a resolution to convey all right, title and interest to the “governmental purpose” property described herein to the City of Santa Barbara and to authorize Paul Casey as the Executive Director of the Successor Agency to take all action necessary to effectuate such conveyance.

SECTION 4. The City of Santa Barbara hereby accepts and assumes all right, title and interest to that certain real property described in the Grant Deed from The Successor Agency to the Redevelopment Agency of the City of Santa Barbara to the City of Santa Barbara, described below for reference purposes only, which Grant Deed has been executed and delivered hereunder:

The Santa Barbara Railroad Depot properties, encompassing together approximately 6.86 acres and including:

- Parcel One (APN 033-010-011, APN 033-041-013, and APN 033-042-012), formerly having an address of 220 Chapala Street; subject to a portion of the exclusive easement now reserved by Union Pacific Railroad Company, as successor of Southern Pacific Transportation Company; and located southwesterly and along State Street;
- Parcel Two (APN 033-010-013 and APN 033-042-017), formerly having an address of 225 Chapala Street; subject to the exclusive easement reserved now by Union Pacific Railroad Company, as successor of Southern Pacific Transportation Company; and including a portion of Mission Creek;
- Parcel Three (APN 033-042-014), being a vacated portion of Chapala Street, and located southeasterly of Montecito Street;
- Parcel Four (APN 033-010-014), being a vacated portion of Chapala Street, and subject to the exclusive easement now reserved by Union Pacific Railroad Company, as successor of Southern Pacific Transportation Company;
- Parcel Five (APN 033-041-012), being a vacated portion of Chapala Street, and located northwesterly of Yanonali Street;
- Parcel Six (APN 033-010-015 and APN 033-042-015), being vacated portions of Yanonali Street; subject to the exclusive easement now reserved by Union Pacific Railroad Company, as successor of Southern Pacific Transportation Company; and located southwesterly of State Street;
- Parcel Seven (APN 033-042-001), formerly having an address of 35 West Montecito Street, and located southeasterly and along Montecito Street;
- Parcel Eight (APN 033-042-002), formerly having an address of 29 West Montecito Street, and located southeasterly and along Montecito Street;
- Parcel Nine (APN 033-042-003), formerly having an address of 25 West Montecito Street, and located southeasterly and along Montecito Street;
- Parcel Ten (APN 033-042-004), formerly having an address of 23 West Montecito Street, and located southeasterly and along Montecito Street; and
- Parcel Eleven (APN 033-042-019), formerly having an address of 235 State Street, and located southeasterly of Montecito Street.

SECTION 5. In accordance with the provisions of Section 521 of the Charter of the City of Santa Barbara, the real property is conveyed to the City of Santa Barbara subject to the following described agreements to which the City agrees to be bound: (i) Lease Agreement No. 23,910 by and between the City of Santa Barbara and Greyhound Lines, Inc. approved by Ordinance No. 5569 effective November 17, 2011, and (ii) Lease Agreement by and between the Redevelopment Agency of the City of Santa Barbara and National Railroad Passenger Corporation, dated April 21 1998, expired by its own terms on April 21, 2008 and continued on month-to-month hold-over status by mutual agreement of the parties.

SECTION 6. The City of Santa Barbara hereby consents to the recordation of the Grant Deed in the Official Records, County of Santa Barbara.

RECORDING REQUESTED BY
AND FOR THE BENEFIT OF

CITY OF SANTA BARBARA

**NO FEE DOCUMENT
Gov't Code 27383**

WHEN RECORDED MAIL TO

CITY OF SANTA BARBARA
Real Property Section/Public Works Dept.
P.O. Box 1990
Santa Barbara, California 93102-1990

NO TRANSFER TAX DUE per R&T Code 11922
Grantee is a Government Agency

SPACE ABOVE THIS LINE FOR RECORDER'S USE

033-010-011; 033-010-013; 033-010-014; 033-010-015; 033-041-012; 033-041-013; 033-042-001; 033-042-002;
033-042-003; 033-042-004; 033-042-012; 033-042-014; 033-042-015; 033-042-017; and 033-042-019
APNs

City Resolution #

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF SANTA BARBARA, a public entity and successor in interest to the Redevelopment Agency of the City of Santa Barbara, does hereby grant to the **CITY OF SANTA BARBARA**, a municipal corporation, that certain real property in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Those certain tracts of real property located in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Parcel One: 220 Chapala Street at State Street Frontage

That portion of Block 288 of the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map of said City, being that tract of real property described as Parcel One in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the point of intersection of the Northwesterly line of Yanonali Street with the Southwesterly line of State Street, said point being the most Easterly corner of said Block 288; thence Northwesterly along said Southwesterly line of State Street, 210 feet, more or less, to the most Northerly corner of the parcel of land described secondly in deed dated June 19, 1903, from William Oothout, Jr., to Southern Pacific Company recorded September 16, 1903, in Book 92 of Deeds, Page 391, records of said County; thence Southwesterly at right angles to said line of State Street and along the Northwesterly line of said Parcel described secondly in said deed, a distance of 130.00 feet; thence Northwesterly parallel with said line of State Street being also along the Northeasterly line of a vacated alley, a distance of 90.00 feet; thence Southwesterly parallel with the Northwesterly line of Yanonali Street and along the Northwesterly line of said vacated alley, 170.00 more or less, to a point in the northeasterly line of the 0.207 acre parcel of land described in deed dated March 23,

1904, from Nicolía Bocarich to the Southern Pacific Company, recorded March 24, 1904, in Book 95 of Deeds, Page 226, records of said County; thence Northwesterly along last said Northeasterly line, 10.00 feet, more or less, to the most Northerly corner of said 0.207 acre parcel; thence Southwesterly along the Northwesterly line of last said parcel, 150.00 feet to the Northeasterly line of Chapala Street; thence Southeasterly along last said street line 310 feet, more or less, to its intersection with the Northwesterly line of Yanonali Street, above referred to, said point being the most Southerly corner of said Block 288; thence Northeasterly along last said Street line, 450 feet, more or less, to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers: APN 033-010-011, APN 033-041-013, and APN 033-042-012; and

Parcel Two: 225 Chapala Street at Mission Creek

Those portions of Blocks 289 and 290 of the City of Santa Barbara, in the City of Santa Barbara, County of Santa Barbara, State of California, and of De La Vina Street (closed up and abandoned), lying between said Blocks 289 and 290 of said City, according to the Official Map, being that tract of real property described in whole as Parcel Three in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at the point of intersection of the Southeasterly line of Montecito Street (60 feet wide) with the Southwesterly line of Chapala Street (60 feet wide), being the most Northerly corner of said Block 289; thence Southeasterly along said Southwesterly line of Chapala Street 336.68 feet, more or less, to an iron pipe set in said line of Chapala Street at the most Easterly corner of the tract of land described in deed to Southern Pacific Company, a Kentucky corporation, recorded September 10, 1904, in Book 99, Page 363 of Deeds, records of said County; thence Southwesterly along the Southeasterly line of said last mentioned tract of land 679.35 feet, more or less, to the most Westerly corner of said last mentioned tract of land and a point in said Southeasterly line of Montecito Street, hereinbefore referred to; thence Northeasterly along said last mentioned street line, 589.96 feet, more or less, to the point of beginning; EXCEPTING THEREFROM that portion of land described in deed to the City of Santa Barbara recorded January 11, 1977, as Reel No. 77-1512 of Official Records of said County.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers: APN 033-010-013 and APN 033-042-017; and

Parcel Three: Vacated Chapala Street at Montecito Street

That certain portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel One in the Grant Deed

from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most northerly corner of Block 289 of the City of Santa Barbara, according to the Official Map thereof, being the intersection of the southeasterly line of Montecito Street and the southwesterly line of Chapala Street as shown on the Official Map; thence northeasterly along said southeasterly line of Montecito Street 60.0 feet to its point of intersection with the northeasterly line of Chapala Street, said point also being the most westerly corner of Block 288; thence southeasterly along said northeasterly line of Chapala Street 245 feet, more or less, to the northwesterly corner of the railroad right of way in Block 288 as reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, said northwesterly corner of railroad right of way being also referred to for reference purposes only as "Point X"; thence leaving said northeasterly line of Chapala Street, northwesterly along the northwesterly prolongation of the northerly line of said railroad right of way a distance of 69 feet, more or less, to its intersection with the southwesterly line of Chapala Street, said point being the northeasterly corner of the railroad right of way in Block 289 reserved in said Corporation Grant Deed, and said northeasterly corner being also referred to for reference purposes herein as "Point Y"; thence northwesterly along said southwesterly line of Chapala Street 210 feet, more or less, to its point of intersection with the southeasterly line of Montecito Street, said point being also the most northerly corner of said Block 289 and the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-014; and

Parcel Four: Vacated Chapala Street at Railroad Tracks

That certain portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel Two in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at a point on the northeasterly line of Chapala Street, distant thereon 245 feet, more or less, southeasterly from the most westerly corner of Block 288 of the City of Santa Barbara, according to the Official Map thereof, said point being the northwesterly corner of the railroad right of way in Block 288 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, said northwesterly corner being also referred to for reference purposes hereinabove as "Point X"; thence continuing southeasterly along said northeasterly line of Chapala Street 105 feet, more or less, to the southwesterly corner of said railroad right of way in Block 288 reserved in said Corporation Grant Deed, said southwesterly corner being also referred to for reference purposes only as "Point Z"; thence leaving said northeasterly line of said Chapala

Street, northwesterly along the northwesterly prolongation of the southerly line of said railroad right of way reserved in said Corporation Grant Deed a distance of 69 feet, more or less, to its intersection with the southwesterly line of Chapala Street, said point being the southeasterly corner of the railroad right of way in Block 289 reserved in the above mentioned Corporation Grant Deed, and said point being also referred to for reference purposes only herein as "Point ZZ"; thence northwesterly along said southwesterly line of Chapala Street 105 feet, more or less, to the northeasterly corner of said railroad right of way in Block 289 reserved in said Corporation Grant Deed, said point being also referred to for reference purposes hereinabove described as "Point Y"; thence leaving said southwesterly line of Chapala Street, southeasterly along the southeasterly prolongation of said northerly line of said railroad right of way a distance of 69 feet, more or less, to "Point X" on the northeasterly line of Chapala Street and the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-010-014; and

Parcel Five: Vacated Chapala Street at Yanonali Street

That certain tract portion of Chapala Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Chapala Street being that tract of land described as Parcel Three in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most southerly corner of Block 288 of the City of Santa Barbara, as shown on the Official Map thereof, being the intersection of the northeasterly line of Chapala Street and the northwesterly line of Yanonali Street; thence southwesterly along the northwesterly line of Yanonali Street a distance of 60.0 feet to its point of intersection with the southwesterly line of Chapala Street; thence northwesterly along said southwesterly line of Chapala Street a distance of 140 feet, more or less, to the southeasterly corner of the railroad right of way in Block 289 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County, and said point being also referred to for reference purposes hereinabove as "Point ZZ"; thence leaving said southwesterly line of Chapala Street, southeasterly along the southeasterly prolongation of the southerly line of said railroad right of way a distance of 69 feet, more or less, to its intersection with the northeasterly line of Chapala Street, said point being the southwesterly corner of the railroad right of way in Block 288 reserved in the above mentioned Corporation Grant Deed by Southern Pacific Transportation Company, and said point being also referred to for reference purposes hereinabove as "Point Z"; thence southeasterly along said northeasterly line of Chapala Street a distance of 105 feet, more or less, to its point of intersection with the northwesterly line of Yanonali Street, said point being also the most southerly corner of Block 288 and the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-041-012; and

Parcel Six: Vacated Yanonali Street at State Street

That certain portion of Yanonali Street, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said vacated portion of Yanonali Street being that tract of land described as Parcel Four in the Grant Deed from the City of Santa Barbara to the Redevelopment Agency of the City of Santa Barbara recorded on January 17, 1997, as Instrument No. 97-002986, of Official Records of said County, more particularly described as follows:

Beginning at the most easterly corner of Block 288 in the City of Santa Barbara, according to the Official Map thereof, being the intersection of the southwesterly line of State Street and the northwesterly line of Yanonali Street; thence southeasterly along said southwesterly line of State Street 60.0 feet to its point of intersection with the southeasterly line of Yanonali Street, said point of intersection also being the most northerly corner of Block 306; thence southwesterly along said southeasterly line of Yanonali Street a distance of 23 feet, more or less, to the northwesterly corner of the railroad right of way in Block 306 reserved in the Corporation Grant Deed by Southern Pacific Transportation Company to Martin V. Smith, recorded March 26, 1993, as Instrument No. 93-022717 of Official Records, records of said County; thence continuing southwesterly along said southeasterly line of Yanonali Street a distance of 140 feet, more or less, to the southwesterly corner of the railroad right of way in Block 306 reserved in said Corporation Grant Deed by Southern Pacific Transportation Company; thence continuing southwesterly along said southeasterly line of Yanonali Street a distance of 38 feet, more or less, to the most northerly corner of the street easement for Kimberly Avenue, as shown on the map of City Block No. 306 and described in City Ordinance No. 826; thence leaving said southeasterly line of Yanonali Street, northwesterly along the northwesterly prolongation of the northeasterly line of said Kimberly Avenue a distance of 22 Feet, more or less, to its intersection with the southwesterly prolongation of the southerly line of the said railroad right of way in Block 306 reserved in said Corporation Grant Deed; thence southwesterly along the northwesterly prolongation of said southerly line of said railroad right of way a distance of 77 feet, more or less, to its intersection with the northwesterly line of Yanonali Street, said point of intersection being the southeasterly corner of said railroad right of way in Block 288 reserved in said Corporation Grant Deed; thence northeasterly along said northwesterly line of Yanonali Street a distance of 141 feet, more or less, to the northeasterly corner of the railroad right of way in Block 288 reserved in said Corporation Grant Deed; thence northeasterly continuing along said northwesterly line of Yanonali Street a distance of 128 feet, more or less, to its point of intersection with the southwesterly line of State Street, said point also being the most easterly corner of Block 288 and the point of beginning;

EXCEPTING THEREFROM, that portion of Yanonali Street, in the City of Santa Barbara, County of Santa Barbara, vacated by Resolution No. 96-136 of the Council of the City of Santa Barbara, a copy of which was recorded on December 4, 1996, as Instrument No. 96-072319, of Official Records of said County, said portion being described as Parcel Two in that certain Grant Deed from The Successor Agency to the Redevelopment Agency of the City of Santa Barbara to the City of Santa Barbara, a municipal corporation, recorded on

August 14, 2013, as Instrument No. 2013-0055131 of Official Records of said County, said vacated portion of Yanonali Street being more particularly described as follows:

Beginning at a point on the Southeasterly line of Yanonali Street, said point being the most Northerly corner of Kimberly Avenue, as described in City Ordinance No. 826, and said point being the most Southerly corner of the portion of Yanonali Street vacated by said Resolution No. 96-136, recorded as Instrument No. 96-072319, of Official Records, and said point being the Westerly corner of the real property described as Parcel Two in the Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on June 21, 1995, as Instrument No. 95-033463, of Official Records, and said point also being the most Westerly corner of Parcel 2 as shown on that certain map filed on June 14, 2010, in Book 176 of Record of Surveys at Pages 88-89, in the Office of the County Recorder of said County; Thence as follows:

1st, Northwesterly, along a line parallel with the Southwesterly line of State Street, as shown on the Official Map, projected from the said most Northerly corner of said Kimberly Avenue, a distance of 21.15 feet, more or less, to a point on a line parallel with and distant Southerly 25.00 feet, measured at right angles, from the center line of the Eastbound Main Track formerly owned by Southern Pacific Transportation Company (now owned by Union Pacific Railroad Company);

2nd, Northeasterly, along a line parallel with and distant Southerly 25.00 feet, measured at right angles, from the center line of the Eastbound Main Track formerly owned by Southern Pacific Transportation Company, a distance of 42.68 feet, more or less, to its intersection with the said Southeasterly line of vacated Yanonali Street, said point being the most Westerly corner of the exclusive railroad easement within said Block 306 reserved by Southern Pacific Transportation Company, described as Parcel Two in Exhibit A-1 attached to the Corporation Grant Deed recorded on March 26, 1993, as Instrument No. 93-022717, of Official Records;

3rd, Southwesterly along the Southeasterly line of said Yanonali Street vacated and described as Parcel Five in said Resolution No. 96-136 recorded as Instrument No. 96-072319, of Official Records, a distance of 37.07 feet to the most Northerly corner of Kimberly Avenue, as shown on said map filed in Book 176 of Record of Surveys at Pages 88-89, said point being the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Numbers: APN 033-010-015 and APN 033-042-015; and

Parcel Seven: 35 West Montecito Street

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038853, of Official Records, records of said County, more particularly described as follows:

Beginning at the most westerly corner of said Block 288, being the intersection of the southeasterly line of Montecito Street with the northeasterly line of Chapala Street; thence northeasterly along said line of Montecito Street 60 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 60 feet to the

northeasterly line of Chapala Street; thence northwesterly along said line of Chapala Street 140 feet to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-001; and

Parcel Eight: 29 West Montecito Street

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Two in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038853, of Official Records, records of said County, more particularly described as follows:

Beginning at a point on the southeasterly line of Montecito Street, distant thereon 60 feet northeasterly from the most westerly corner of said Block; thence northeasterly along said line of Montecito Street 30 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 30 feet; thence at right angles northwesterly 140 feet to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-002; and

Parcel Nine: 25 West Montecito Street

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel One in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038852, of Official Records, records of said County, more particularly described as follows:

Beginning on the southeasterly line of Montecito Street 90 feet northeasterly from the northeasterly line of Chapala Street; thence northeasterly along said line of Montecito Street 40 feet; thence at right angles southeasterly 140 feet; thence at right angles southwesterly 40 feet; thence at right angles northwesterly 140 feet to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-003; and

Parcel Ten: 23 West Montecito Street

That certain tract of real property located within Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, being that tract of land described as Parcel Three in that certain Grant Deed to the Redevelopment Agency of the City of Santa Barbara recorded on May 9, 1994, as Instrument No. 94-038852, of Official Records, records of said County, more particularly described as follows:

Beginning at a point on the southeasterly line of Montecito Street distant thereon 130 feet northeasterly from the most westerly corner of said Block; thence northeasterly along said line of Montecito Street 40 feet; thence

at a right angle southeasterly 150 feet; thence at a right angle southwesterly 20 feet; thence at a right angle northwesterly 10 feet; thence at a right angle southwesterly 20 feet; thence at a right angle northwesterly 140 feet to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-004; and

Parcel Eleven: 235 State Street

That portion of Block 288, in the City of Santa Barbara, County of Santa Barbara, State of California, according to the Official Map thereof, referred to for convenience as Parcel DD4334-01-01 (05-SB-101 Post Mile 13.8) in the Director's Deed by the State of California, acting by and through its Director of Transportation (Caltrans), to the Redevelopment Agency of the City of Santa Barbara recorded on January 29, 2001, as Instrument No. 2001-0006319, of Official Records of said County of Santa Barbara, more particularly described as follows:

Beginning at a point on the southwesterly side line of State Street distant S 47°35'42" E, 117.05 feet along said line from the most northerly corner of said Block on the southeasterly line of Montecito Street; thence (1), along said side line S 47°35'42" E, 13.60 feet to the point of intersection with that southeasterly 180 foot boundary course of the land in said Block described in Section B of the Decree of Final Distribution filed with said County as Document 83-3336; thence (2), along said record course common to that Enterprise Laundry Co. tract referred to in said Decree S 42°24'18" W, 167.98 feet; thence (3), N 47°36'08" W, 121.44 feet; thence (4), N 44°48'46" E, 141.40 feet; thence (5), S 67°40'13" E, 71.49 feet; thence (6), S 51°11'34" E, 34.83 feet to the point of beginning.

And, referred to herein for convenience only as Santa Barbara County Assessor's Parcel Number: APN 033-042-019.

The Grantee herein covenants by and for itself, its heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of, any person or group of persons on account of sex, marital status, race, color, religion, creed, national origin, or ancestry in the sale, lease, sublease, transfer, use, occupancy, tenure or enjoyment of the land herein conveyed, nor shall grantee itself or any person claiming under or through it, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the land herein conveyed. The forgoing covenants shall run with the land.

That certain Grant recorded June 17, 2011, Instrument No. 2011-0034845 of Official Records in the County Recorder's Office by the County of Santa Barbara, as it pertains to the real property described herein, is hereby rescinded and deemed null and void for all purposes, and replaced with this Grant Deed herein.

IN WITNESS WHEREOF, the parties have executed this Grant Deed as of the date set forth herein.

THE SUCCESSOR AGENCY TO THE
REDEVELOPMENT AGENCY OF THE CITY
OF SANTA BARBARA

Date _____

By _____
Paul Casey
Executive Director

APPROVED AS TO FORM:
Ariel Pierre Calonne
Agency Counsel

By _____
Sarah J. Knecht
Assistant Agency Counsel

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE §1189

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 SANTA BARBARA)

On _____, before me, _____, Notary Public,
personally appeared _____, 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.

Signature _____

[Place Notary Seal Above]