

**RECORDING REQUESTED BY:**  
CITY OF FULLERTON

**WHEN RECORDED MAIL TO:**  
CITY OF FULLERTON  
Attn: City Clerk's Office  
303 W. Commonwealth Ave.  
Fullerton, CA 92832

APN: 032-212-15

EXEMPT FROM RECORDING FEES PER GOVT. CODE §27383  
EXEMPT FROM DOCUMENTARY TRANSFER TAX PER REV. & TAX CODE §11922

Property Address: 127 W. Chapman Avenue, Fullerton, CA

## **QUITCLAIM DEED**

The FULLERTON SUCCESSOR AGENCY, a public agency and successor-in-interest to the Fullerton Redevelopment Agency pursuant to Health and Safety Code section 34173 ("Grantor"), for and in consideration of mutual benefits does hereby grant, remise, convey, assign and forever quitclaim, to the CITY OF FULLERTON, a California municipal corporation ("Grantee"), all the rights, title, interest, in and to the property located within the boundaries of 127 W. Chapman Avenue in the City of Fullerton, County of Orange County, State of California, which are described as follows:

FOR DESCRIPTION SEE EXHIBIT 1 ATTACHED  
HERETO AND MADE APART HEREOF

GRANTOR, for itself, its successors, and assigns, covenants with the Grantee and its successors, and assigns, that it has the right to convey the described property.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officers this \_\_\_\_\_ day of \_\_\_\_\_ 2024.

FULLERTON SUCCESSOR AGENCY,  
public agency and successor-in-interest to the  
Fullerton Redevelopment Agency pursuant to  
Health and Safety Code section 34173

By: \_\_\_\_\_  
Eric Levitt, Executive Director

ATTEST: \_\_\_\_\_  
Lucinda Williams, MMC, City Clerk

EXHIBIT 1

[ TO BE CONFIRMED TO DESCRIBE 127 W. Chapman Avenue, Fullerton, CA ]

All that certain real property situated in the County of Orange, State of California, described as follows:

PARCEL 1:

That portion of the Southeast quarter of Section 28, Township 3 South, Range 10 West, in the Rancho San Juan Cajon de Santa Ana, City of Fullerton, County of Orange, State of California, as per map recorded in Book 51 page 7 of Miscellaneous Maps, in the office of the County Recorder of said county, described as follows:

BEGINNING at a point on the center line of Chapman Avenue, west 190.00 feet from the Southeast corner of said Sections; thence West 300.00 feet along said center line; thence North parallel with and West 490.00 feet from the East line of said section to the South line of Block 1 of Hermosa Addition, as per map recorded in Book 7 page 47 of said Miscellaneous Maps; thence Northeasterly along said south line to the southeast corner of Lot 2 in said Block 1; thence South parallel with and West 190.00 feet from the East line of said section to the point of beginning.

EXCEPT the West 170.00 feet thereof.

Parcel 2:

The East 70.00 feet of the West 170.00 feet of that portion of the Southeast quarter of Section 28, Township 3 South, Range 10 west, in the Rancho San Juan Cajon de Santa Ana, City of Fullerton, County of Orange, State of California as per map recorded in Book 51 page 7 of Miscellaneous Maps, in the office of the County Recorder of said county, described as follows:

BEGINNING at a point on the center line of Chapman Ave., West 190.00 feet from the Southeast corner of said section; thence west 300.00 feet along said center lines thence North parallel with and West 490.00 feet from the East line of said section to the south line of Block 1 of Hermosa Addition, as per map recorded in Book 7 page 47 of said Miscellaneous Maps; thence Northeasterly along said South line to the Southeast corner of Lot 2 in said Block 1; thence South parallel with and west 190.00 feet from the East line of said section to the point of beginning.

Assessor's Parcel Number: 032-212-15

ACKNOWLEDGMENT

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 Orange )

On \_\_\_\_\_, 2023 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 \_\_\_\_\_

(Seal)

ACKNOWLEDGMENT

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 Orange )

On \_\_\_\_\_, 2023 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 \_\_\_\_\_

(Seal)

**CERTIFICATE OF ACCEPTANCE**  
(Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the Quitclaim Deed dated \_\_\_\_\_, 2024 from the FULLERTON SUCCESSOR AGENCY, a public agency and successor-in-interest to the Fullerton Redevelopment Agency pursuant to Health and Safety Code section 34173, to the CITY OF FULLERTON, a California municipal corporation, is hereby accepted by the undersigned officer by order of the Fullerton City Council during its meeting on \_\_\_\_\_, 2024, by Resolution No. 2024-\_\_\_\_, and the grantee consents to recordation thereof by its duly authorized officer.

CITY OF FULLERTON, a California  
municipal corporation

BY: \_\_\_\_\_  
Eric Levitt, City Manager

DATED: \_\_\_\_\_

I HEREBY ATTEST to the authenticity of the foregoing signature and to the said approval as stated herein to so act and certify that said authority has not been revoked by any subsequent resolution or order of the Fullerton City Council.

BY: \_\_\_\_\_  
Lucinda Williams  
MMC, City Clerk

DATED: \_\_\_\_\_