

**Recording Requested By and
When Recorded Mail To:**

Southern Mono Healthcare District
P.O. Box 660
Mammoth Lakes, CA 93546
Attention: Mark Lind

Recordation fee exempt per Government Code §27383
Space Above for Recorder's Use

GRANT DEED FOR PROPERTY

THE UNDERSIGNED GRANTOR DECLARES:

The Town of Mammoth Lakes is exempt from property taxes

Documentary Transfer Tax is: \$-0- (Rev & Tax Code 11922)

☐ _____ unincorporated area ☒ Town of Mammoth Lakes

☐ Computed on full value of interest or property conveyed, or

☐ Computed on full value of liens or encumbrances remaining at time of sale;

For A VALUABLE CONSIDERATION, received, TOWN OF MAMMOTH LAKES, a California municipal corporation ("**GRANTOR**" hereinafter)

hereby GRANTS to Southern Mono Healthcare District dba Mammoth Hospital ("**GRANTEE**"),

the following described real property in the Town of Mammoth Lakes, County of Mono, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

AS OWNER:

Town of Mammoth Lakes

Dated: _____

ADDRESS:

PO Box 1609

Mammoth Lakes, CA 93546

CALIFORNIA ALL-PURPOSE 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 Mono

On _____ before me, _____ 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 of Notary

EXHIBIT "A"
LEGAL DESCRIPTION
FOR
GRANT DEED TO SOUTHERN MONO HEALTHCARE DISTRICT
PARCEL A-1

ALL that certain real property situated in the Town of Mammoth Lakes, County of Mono, State of California, being a portion of the lands of the Town of Mammoth Lakes as said lands are described in the GRANT DEED from the Southern Mono Healthcare District to the Town of Mammoth Lakes and recorded as Document # 2007007330 in the Official Records of said County, and said portion also being more particularly described as follows:

COMMENCING at the southwest corner of said lands;
THENCE along the south line of said lands, South 88°40'09" East, 60.01 feet to a point located 60.00 feet westerly, measured at right angles, from the west line of said lands, also being a point on the deed line of a portion of land described in the Grant Deed from the Town of Mammoth Lakes to the Southern Mono Healthcare District recorded as document #2013003600;
THENCE northerly along said deed line, parallel to said west line, North 00°16'48" East, 116.72 feet to the beginning point of a tangent curve, concave easterly and having a radius of 15.00 feet;
THENCE continuing along said deed line, northerly along said curve, through a central angle of 91°03'03", an arc length of 23.84 feet;
THENCE continuing along said deed line, tangent to said curve, South 88°40'09" East, 198.05 feet to the beginning point of a tangent curve, concave northerly and having a radius of 180.00 feet, said point also being the TRUE POINT OF BEGINNING;
THENCE continuing along said deed line, easterly along said curve, through a central angle of 34°34'29", an arc length of 108.62 feet to the beginning of a tangent reverse curve, concave southeasterly and having a radius of 120.00 feet;
THENCE continuing along said deed line, northeasterly along said reverse curve, through a central angle of 34°34'29", an arc length of 72.41 feet;
Thence leaving said deed line, North 88°40'09" West, 171.22 feet;
THENCE South 00°16'48" West, 52.99 feet to the TRUE POINT OF BEGINNING.

CONTAINING 4,860 square feet of land, more or less.

The above described "Parcel A-1" is shown on the attached exhibit titled "Exhibit B".

LEGAL DESCRIPTION PREPARED UNDER THE SUPERVISION OF:
JOHN R. WILLIAMS, P.L.S. 8441 LIC. EXPIRES 12/31/18

John R. Williams



[illegible]

T35 R27E
C 1/4 S 35
1996



| CURVE TABLE | | | |
|-------------|---------|-----------|---------|
| CURVE | RADIUS | DELTA | LENGTH |
| C1 | 15.00' | 88°56'57" | 23.29' |
| C2 | 15.00' | 90°24'42" | 23.67' |
| C3 | 180.00' | 34°34'29" | 108.62' |
| C4 | 120.00' | 34°34'29" | 72.41' |
| C5 | 15.00' | 83°09'11" | 21.77' |
| C6 | 210.00' | 27°42'50" | 101.58' |
| C7 | 15.00 | 91°03'03" | 23.84' |

SCALE 1"=100'

Preliminary

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California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

AS OWNER:

Town of Mammoth Lakes

Dated: _____

ADDRESS:

PO Box 1609

Mammoth Lakes, CA 93546

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

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State of California
County of Mono

On _____ before me, _____ 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 of Notary

EXHIBIT "A"
LEGAL DESCRIPTION
FOR
GRANT DEED TO SOUTHERN MONO HEALTHCARE DISTRICT
PARCEL A-2

ALL that certain real property situated in the Town of Mammoth Lakes, County of Mono, State of California, being a portion of the lands of the Town of Mammoth Lakes as said lands are described in the GRANT DEED from the Southern Mono Healthcare District to the Town of Mammoth Lakes and recorded as Document # 2007007330 in the Official Records of said County, and said portion also being more particularly described as follows:

COMMENCING at the southwest corner of said lands;

THENCE along the south line of said lands, South 88°40'09" East, 60.01 feet to a point located 60.00 feet westerly, measured at right angles, from the west line of said lands, also being a point on the deed line of a portion of land described in the Grant Deed from the Town of Mammoth Lakes to the Southern Mono Healthcare District recorded as document #2013003600;

THENCE northerly along said deed line, parallel to said west line, North 00°16'48" East, 116.72 feet to the beginning point of a tangent curve, concave easterly and having a radius of 15.00 feet;

THENCE continuing along said deed line, northerly along said curve, through a central angle of 91°03'03", an arc length of 23.84 feet;

THENCE continuing along said deed line, tangent to said curve, South 88°40'09" East, 198.05 feet to the beginning point of a tangent curve, concave northerly and having a radius of 180.00 feet;

THENCE continuing along said deed line, easterly along said curve, through a central angle of 34°34'29", an arc length of 108.62 feet to the beginning of a tangent reverse curve, concave southeasterly and having a radius of 120.00 feet;

THENCE continuing along said deed line, northeasterly along said reverse curve, through a central angle of 34°34'29', an arc length of 72.41 feet;

THENCE continuing along said deed line, tangent to said reverse curve, South 88°40'09" East 126.96 feet to the beginning point of a tangent curve concave southerly and having a radius of 15.00 feet, said point also being the TRUE POINT OF BEGINNING;

THENCE continuing along said deed line, easterly along said curve, through a central angle of 83°09'11, an arc length of 21.77 feet to the beginning point of a tangent reverse curve, concave easterly and having a radius of 210.00 feet;

THENCE continuing along said deed line, southerly along said curve, through a central angle of 27°42'50", an arc length 101.58 feet;

THENCE continuing along said deed line, tangent to said curve, South 33°13'48" East, 45.46 feet to a point of intersection with the east line of said lands;

THENCE northerly along said east line, North 00°16'48" East, 144.76 feet to a point of intersection of said east line and a prolongation of said deed line;

THENCE leaving said east line, along said prolonged line North 88°40'09" West, 73.59 feet to the TRUE POINT OF BEGINNING.

CONTAINING 5,658 square feet of land, more or less.

The above described "Parcel A-2" is shown on the attached exhibit titled "Exhibit B".

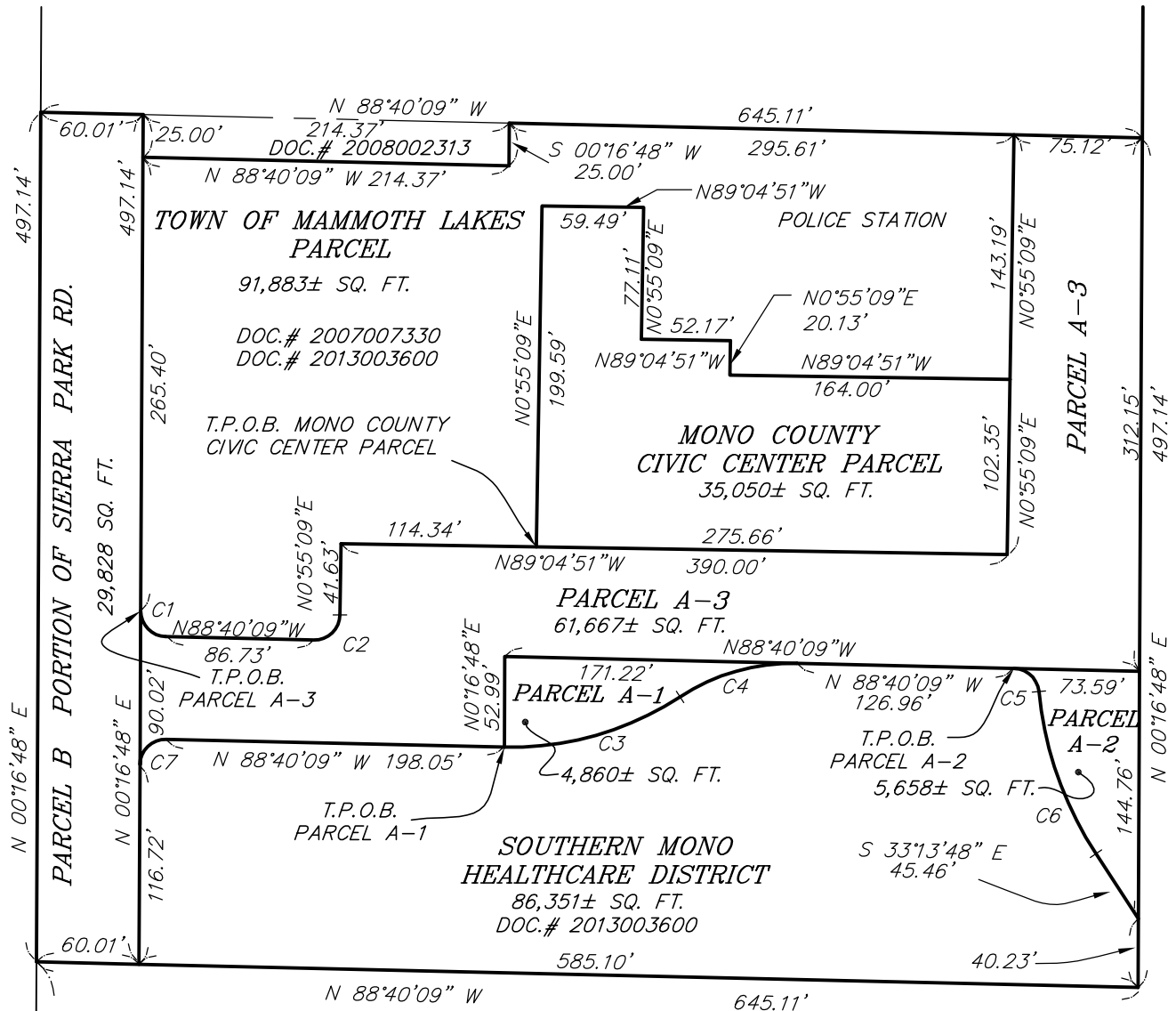
LEGAL DESCRIPTION PREPARED UNDER THE SUPERVISION OF:

JOHN R. WILLIAMS, P.L.S. 8441 LIC. EXPIRES 12/31/18



John R. Williams

EXHIBIT "B"



T.P.O.B. = TRUE POINT OF BEGINNING OF LEGAL DESCRIPTION

T35 R27E
C 1/4 S 35
1996

BLM BRASS CAP 1996,
CENTER 1/4 SEC 35

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| C7 | 15.00' | 91°03'03" | 23.84' |

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