

RECORDING REQUESTED BY AND  
WHEN RECORDED, MAIL TO:

CITY OF ORANGE  
c/o City Clerk  
300 East Chapman Avenue  
Orange, California 92666

MAIL TAX STATEMENTS TO:  
SAME AS ABOVE

SPACE ABOVE THIS LINE FOR RECORDER'S USE  
DOCUMENTARY TRANSFER TAX \$ EXEMPT-  
REVENUE AND TAXATION CODE SECTION 11922

LOCATION:  
500 W Collins Avenue, Orange, CA 92867  
A.P.N. 386-581-18; 386-561-02

\_\_\_\_\_  
Signature of Declarant or Agent  
Determining Tax

City of Orange  
Firm Name

Exempt - Recording Requested Under Government Code 6103 & 27383

## QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the City of Orange, a municipal corporation, does hereby REMISE, RELEASE, AND FOREVER QUITCLAIM to 500 Collins, Inc., a perpetual non-exclusive easement and right of way for Fire Access purposes in, on, under, across, and through all that real property situated in the City of Orange, County of Orange, State of California, described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A",

SEE PLAT MAP ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "B".

DATED \_\_\_\_\_  
STATE OF CALIFORNIA }  
COUNTY OF ORANGE }

CITY OF ORANGE,  
a Municipal Corporation

BY:

\_\_\_\_\_  
Daniel R. Slater, Mayor

ATTEST:

\_\_\_\_\_  
Pamela Coleman, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Nathalie Adourian, City Attorney

R/W Deed # \_\_\_\_\_

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 \_\_\_\_\_, before me, \_\_\_\_\_, a 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.

\_\_\_\_\_  
Notary Public

(SEAL)

RECORDING REQUESTED BY AND  
WHEN RECORDED, MAIL TO:

CITY OF ORANGE  
c/o City Clerk  
300 East Chapman Avenue  
Orange, California 92666

#34 GE 0259

Recorded in Official Records, Orange County  
Hugh Nguyen, Clerk-Recorder



NO FEE

\* \$ R 0 0 1 5 0 8 5 6 9 5 \$ \*

2024000201689 3:35 pm 08/06/24

440 CR-SC05 E01 6

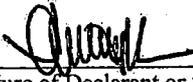
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MAIL TAX STATEMENTS TO: SAME AS ABOVE

SPACE ABOVE THIS LINE FOR RECORDER'S USE  
DOCUMENTARY TRANSFER TAX \$ EXEMPT.  
REVENUE AND TAXATION CODE SECTION 11922

LOCATION:

500 W Collins Avenue, Orange, CA 92867  
A.P.N. 386-581-18; 386-561-02

  
Signature of Declarant or Agent  
Determining Tax

City of Orange  
Firm Name

Exempt - Recording Requested Under Government Code 6103 & 27383

EASEMENT DEED

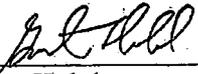
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Pisces 500 W Collins Ave LLC, a Delaware limited liability company, hereby grant(s) and convey(s) to the CITY OF ORANGE, a Municipal Corporation, a perpetual non-exclusive easement and right of way for Fire Access purposes in, on, under, across, and through all that real property situated in the City of Orange, County of Orange, State of California, described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A",

SEE PLAT MAP ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "B".

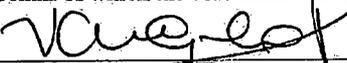
DATED 8/1/2024

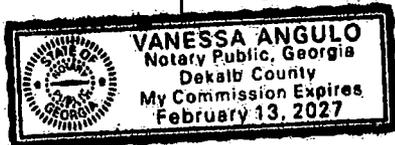
PISCES 500 W COLLINS AVE LLC,  
a Delaware limited liability company

By:   
Name: Gautam Huded  
Title: Senior Vice President

STATE OF GEORGIA }  
COUNTY OF FULTON }

On the 1<sup>st</sup> day of August, 2024, before me, personally appeared Gautam Huded, the Senior Vice President of PISCES 500 W COLLINS AVE LLC, a Delaware limited liability company, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she has executed the same in his/her capacity and that by his/her signature on the instrument, the individual, or person on behalf of which the individual acted, executed the instrument.

  
Notary and Notary Seal



R/W Deed # \_\_\_\_\_

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**  
**EMERGENCY VEHICLE ACCESS EASEMENT**

ALL THAT CERTAIN REALL PROPERTY SITUATE IN THE CITY OF ORANGE, COUNTY OF ORANGE, STATE OF CALIFORNIA BEING A PORTION OF PARCELS 1 AND 2 OF THE PARCEL MAP 2007-130 RECORDED IN BOOK 363, PAGES 6 AND 7, RECORDS OF ORANGE COUNTY, CALIFORNIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTHWEST CORNER OF SAID PARCEL 1, SAID POINT BEING ON THE SOUTHERLY RIGHT OF WAY OF COLLINS AVENUE (80.00 FEET WIDE);

THENCE ALONG THE NORTH LINE OF SAID PARCEL 1, SOUTH 88° 55' 27" EAST, 30.00 FEET TO THE **POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID NORTH LINE, SOUTH 88° 55' 27" EAST, 26.00 FEET;

THENCE LEAVING SAID LINE, SOUTH 00° 52' 10" WEST, 18.80 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 31.42 FEET TO **POINT "A"**;

THENCE SOUTH 89° 07' 50" EAST, 168.81 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 89° 47' 37", AN ARC DISTANCE OF 31.34 FEET;

THENCE NORTH 01° 04' 33" EAST, 18.12 FEET TO SAID NORTH LINE OF PARCEL 1;

THENCE ALONG THE NORTH LINE OF SAID PARCEL 1, SOUTH 88° 55' 27" EAST, 26.00 FEET;

THENCE LEAVING SAID LINE, SOUTH 01° 04' 33" WEST, 16.04 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 42° 45' 36", AN ARC DISTANCE OF 14.93 FEET;

THENCE SOUTH 41° 41' 03" EAST, 38.70 FEET;

THENCE ALONG THE ARC OF A 56.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 42° 33' 13", AN ARC DISTANCE OF 41.59 FEET;

THENCE SOUTH 00° 52' 10" WEST, 608.94 FEET;

THENCE ALONG THE ARC OF A 36.00 FOOT CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 56.55 FEET;

THENCE NORTH 89° 07' 50" WEST, 225.00 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 31.42 FEET;

THENCE SOUTH 00° 52' 10" WEST, 8.67 FEET TO THE SOUTH LINE OF SAID PARCEL 2;

THENCE ALONG THE SOUTH LINE OF SAID PARCEL 2, NORTH 88° 55' 14" WEST, 26.00 FEET;

THENCE LEAVING SAID LINE NORTH 00° 52' 10" EAST, 770.47 FEET TO THE **POINT OF BEGINNING**.

EXCEPTING THEREFROM THAT PORTION LYING WITHIN THE FOLLOWING DESCRIBED LINE;

COMMENCING AT THE AFOREMENTIONED **POINT "A"**;

THENCE SOUTH 00° 52' 10" WEST, 26.00 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 89° 07' 50" EAST, 207.50 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 47° 26' 47", AN ARC DISTANCE OF 16.56 FEET;

THENCE SOUTH 41° 41' 03" EAST, 7.20 FEET;

THENCE ALONG THE ARC OF A 30.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 42° 33' 13", AN ARC DISTANCE OF 22.28 FEET;

THENCE SOUTH 00° 52' 10" WEST, 598.94 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 31.42 FEET;

THENCE NORTH 89° 07' 50" WEST, 215.00 FEET;

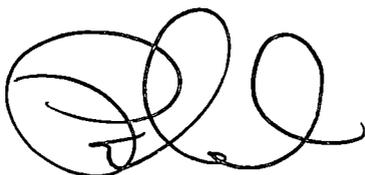
THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 31.42 FEET;

THENCE NORTH 00° 52' 10" EAST, 611.00 FEET;

THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 90° 00' 00", AN ARC DISTANCE OF 31.42 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 52,450 SQUARE FEET, OR 1.2041 ACRES, MORE OR LESS.

**KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC.**

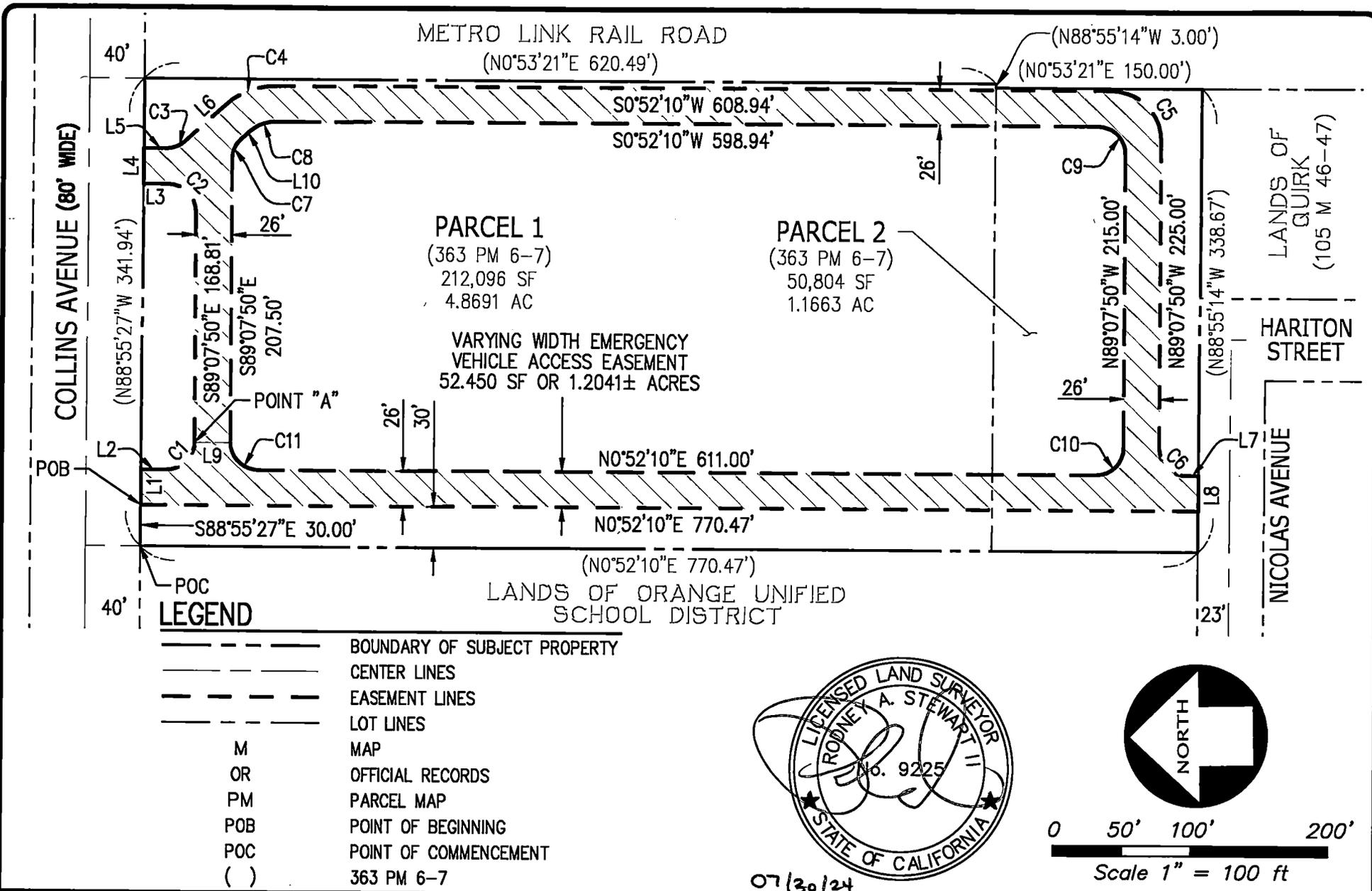


RODNEY A. STEWART II, P.L.S. 9225



07/30/24

DATED



**KIER+WRIGHT**

10395 Old Placerville Rd., Ste. 100  
Sacramento, CA 95827

Phone: (916) 538-1905  
www.kierwright.com

**EXHIBIT "B"**  
**EMERGENCY VEHICLE**  
**ACCESS EASEMENT**

CITY OF ORANGE

ORANGE COUNTY

CALIFORNIA

DATE	JULY, 2024
SCALE	1" = 100'
BY	SFS
JOB NO.	A22199
SHEET	1 OF 2

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S88°55'27"E	26.00'
L2	S0°52'10"W	18.80'
L3	N1°04'33"E	18.12'
L4	S88°55'27"E	26.00'
L5	S1°04'33"W	16.04'
L6	S41°41'03"E	38.70'
L7	S0°52'10"W	8.67'
L8	N88°55'14"W	26.00'
L9	S0°52'10"W	26.00'
L10	S41°41'03"E	7.20'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	20.00'	90°00'00"	31.42'
C2	20.00'	89°47'37"	31.34'
C3	20.00'	42°45'36"	14.93'
C4	56.00'	42°33'13"	41.59'
C5	36.00'	90°00'00"	56.55'
C6	20.00'	90°00'00"	31.42'
C7	20.00'	47°26'47"	16.56'
C8	30.00'	42°33'13"	22.28'
C9	20.00'	90°00'00"	31.42'
C10	20.00'	90°00'00"	31.42'
C11	20.00'	90°00'00"	31.42'



**KIER+WRIGHT**

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 Sacramento, CA 95827 www.kierwright.com

**EXHIBIT "B"  
 EMERGENCY VEHICLE  
 ACCESS EASEMENT**

CITY OF ORANGE

ORANGE COUNTY

CALIFORNIA

DATE	JULY, 2024
SCALE	1" = 100'
BY	SFS
JOB NO.	A22199
SHEET	2 OF 2

## CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by deed or grant dated August 1, 2024 from Pisces 500 W Collins Ave, LLC, a Delaware limited liability company, to the City of Orange, a municipal corporation, is hereby accepted by the Director of Public Works of the City of Orange on behalf of the City Council of the City of Orange pursuant to authority conferred by Resolution No. 8388 of the City Council of the City of Orange adopted on the 11th day of October 1994, and the grantee consents to recordation thereof by its duly authorized officer, namely the Director of Public Works of the City of Orange.

Dated: August 6, 2024

A handwritten signature in black ink, appearing to be 'C. S. C.', written over a horizontal line.

Director of Public Works  
City of Orange