

Recorded at the request of:

Contra Costa County
Board of Supervisors

Return to:

Public Works Department
Engineering Services Division
Records Section

Area: Bay Point

Road: Canal Road

Co. Road No.: 5384B

Development No.: Permit DP20-3011

APN: 093-100-059 & 060

OFFER OF DEDICATION - ROAD PURPOSES

Alves Lane, L.P., the undersigned, being the present title owner of record of the herein described parcel of land, do hereby make an irrevocable offer of dedication to **Contra Costa County**, a political subdivision of the State of California and its successors or assigns, for street, highway landscaping and other public purposes, including maintenance thereof, the fee title to real property situated in the County of Contra Costa, State of California, as described in Exhibit "A" (written description) and as shown on Exhibit "B" (plat map) attached hereto.

It is understood and agreed that **Contra Costa County** and its successors or assigns shall incur no liability with respect to such offer of dedication, and shall not assume any responsibility for the offered parcel of land or any improvements thereon or therein, until such offer has been accepted by appropriate action of the Board of Supervisors, or of the local governing bodies of its successors or assigns.

The provisions hereof shall inure to the benefit of **Contra Costa County** and its successors or assigns and will be binding upon the title owner of record and that owner's heirs, successors or assigns.

For more information, see attached resolution that was approved by the BOS for this offer of dedication.

The undersigned executed this instrument on March 6, 2023
(Date)

Alves Lane, L.P.

(Name of owner as shown in title report)

(Signature)
(Print Name & Title) Tim Saxe, vice president

(Signature)
(Print Name & Title)

Attachments: Notary
Exhibit A & B
Resolution

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.

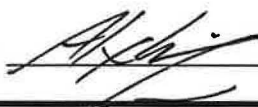
State of California
County of Los Angeles

On March 6th, 2023 before me, Alex Liwanag, Notary Public
(insert name and title of the officer)

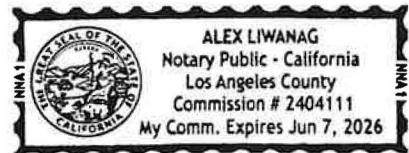
personally appeared Tim Soule,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) 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)



RIGHT-OF-WAY DEDICATION

SAID PARCEL IS LOCATED
IN AN UNINCORPORATED AREA OF THE COUNTY OF CONTRA COSTA,
STATE OF CALIFORNIA

BEING A PORTION OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION
14, TOWNSHIP 2 NORTH, RANGE 1 WEST, MOUNT DIABLO BASE AND MERIDIAN, DESCRIBED AS
FOLLOWS:

FIRST SEGMENT:

COMMENCING ON THE SOUTH LINE OF THE PARCEL OF LAND DESCRIBED AS PARCEL 7, IN THE JUDGMENT OF DECLARATION OF TAKING, RECORDED DECEMBER 29, 1938, IN BOOK 487 OF OFFICIAL RECORDS OF CONTRA COSTA COUNTY, PAGE 214, ALSO AT THE EAST LINE OF THE PARCEL OF LAND DESCRIBED IN THE DEED TO UNITED PENTECOSTAL CHURCH OF PITTSBURG, INC., RECORDED AUGUST 10, 1961, IN BOOK 3928 OF OFFICIAL RECORDS OF CONTRA COSTA COUNTY, PAGE 443, THENCE FROM SAID POINT OF COMMENCEMENT, ALONG SAID EAST LINE, SOUTH 23°11'39" WEST A DISTANCE OF 166.59 FEET TO THE **TRUE POINT OF BEGINNING**, THENCE FROM SAID TRUE POINT OF BEGINNING, TO A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY WITH A RADIAL BEARING OF NORTH 29°40'23" EAST, A RADIUS OF 319.00 FEET, AND A CENTRAL ANGLE OF 2°56'03", THENCE ALONG THE ARC A DISTANCE OF 16.34 FEET, THENCE NORTH 76°24'20" EAST A DISTANCE OF 5.86 FEET, THENCE SOUTH 13°44'32" EAST A DISTANCE OF 6.30 FEET TO A NON-TANGENT CURVE, CONCAVE SOUTHERLY WITH A RADIAL BEARING OF NORTH 34°09'15" EAST, A RADIUS OF 319.00 FEET, AND A CENTRAL ANGLE OF 5°14'00", THENCE ALONG THE ARC A DISTANCE OF 29.14 FEET, THENCE NORTH 87°10'00" EAST A DISTANCE OF 6.41 FEET, THENCE SOUTH 02°50'00" EAST A DISTANCE OF 5.98 FEET TO A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY WITH A RADIAL BEARING OF NORTH 40°57'43" EAST, A RADIUS OF 319.00 FEET, AND A CENTRAL ANGLE OF 10°26'12", THENCE ALONG THE ARC A DISTANCE OF 58.11 FEET, THENCE SOUTH 38° 36' 05" EAST A DISTANCE OF 53.77 FEET TO A POINT ALONG THE NORTHERLY RIGHT OF WAY OF ALVES LANE SAID POINT HEREINAFTER REFERRED TO AS **POINT 'A'**, THENCE ALONG SAID RIGHT OF WAY NORTH 52°59'43" WEST A DISTANCE OF 29.11 FEET TO A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY WITH A RADIAL BEARING OF NORTH 57°42'41" EAST, A RADIUS OF 297.90 FEET, AND A CENTRAL ANGLE OF 27°47'11", THENCE ALONG THE ARC A DISTANCE OF 144.47 FEET TO THE EAST LINE OF SAID UNITED PENTECOSTAL CHURCH OF PITTSBURG, INC. PARCEL, THENCE ALONG SAID EAST LINE NORTH 23°11'39" EAST A DISTANCE OF 3.91 FEET TO THE **TRUE POINT OF BEGINNING**.

FIRST SEGMENT CONTAINING 836 SQUARE FEET, MORE OR LESS.

CONTINUE ON NEXT PAGE...



2250 Douglas Blvd., Suite 200
Roseville, CA 95661
O: 916.772.7688
F: 916.772.7699
www.kpff.com

EXHIBIT "A"

RIGHT-OF-WAY LEGAL DESCRIPTION
UNINCORPORATED COUNTY OF CONTRA COSTA / CALIFORNIA

DATE:	09/29/2023
DRAWN BY:	TAS
PROJECT NO.	1003-2000-023
SHEET:	1 OF 4

SECOND SEGMENT:

COMMENCING AT THE AFOREMENTIONED POINT 'A', ALONG SAID RIGHT OF WAY, THENCE SOUTH 52°59'43" EAST A DISTANCE OF 150.53 FEET TO THE TRUE POINT OF BEGINNING, THENCE FROM SAID TRUE POINT OF BEGINNING, A NON-TANGENT CURVE, CONCAVE EASTERLY WITH A RADIAL BEARING OF SOUTH 20°38'20" WEST, A RADIUS OF 266.00 FEET, AND A CENTRAL ANGLE OF 1°50'18", THENCE ALONG THE ARC A DISTANCE OF 8.53 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE EASTERLY, WITH A RADIUS OF 5,589.00 FEET, AND A CENTRAL ANGLE OF 1°40'00", THENCE ALONG THE ARC A DISTANCE OF 162.57 FEET TO A POINT ALONG SAID NORTHERLY RIGHT OF WAY, SAID POINT HEREINAFTER REFERRED TO AS POINT 'B', THENCE ALONG SAID RIGHT OF WAY NORTH 73°42'05" WEST A DISTANCE OF 157.14 FEET, THENCE NORTH 52°59'43" WEST A DISTANCE OF 14.83 FEET TO THE TRUE POINT OF BEGINNING.

THIRD SEGMENT:

COMMENCING AT THE AFOREMENTIONED POINT 'B', ALONG SAID RIGHT OF WAY, THENCE SOUTH 73°42'05" EAST A DISTANCE OF 163.58 FEET TO THE TRUE POINT OF BEGINNING, THENCE FROM SAID TRUE POINT OF BEGINNING, A NON-TANGENT CURVE, CONCAVE NORTHERLY WITH A RADIAL BEARING OF SOUTH 15°31'25" WEST, A RADIUS OF 539.00 FEET, AND A CENTRAL ANGLE OF 6°55'56", THENCE ALONG THE ARC A DISTANCE OF 65.21 FEET, THENCE NORTH 53°40'35" EAST A DISTANCE OF 5.59 FEET, THENCE SOUTH 35°45'19" EAST A DISTANCE OF 5.44 FEET TO A NON-TANGENT CURVE, CONCAVE NORTHERLY WITH A RADIAL BEARING OF SOUTH 07°45'58" WEST, A RADIUS OF 539.00 FEET, AND A CENTRAL ANGLE OF 3°29'54", THENCE ALONG THE ARC A DISTANCE OF 32.91 FEET, THENCE NORTH 47°33'25" EAST A DISTANCE OF 4.74 FEET, THENCE SOUTH 42°26'35" EAST A DISTANCE OF 4.97 FEET TO A NON-TANGENT CURVE, CONCAVE NORTHERLY WITH A RADIAL BEARING OF SOUTH 03°32'18" WEST, A RADIUS OF 539.00 FEET, AND A CENTRAL ANGLE OF 1°24'44", THENCE ALONG THE ARC A DISTANCE OF 13.29 FEET TO A POINT ALONG SAID NORTHERLY RIGHT OF WAY, THENCE ALONG SAID RIGHT OF WAY NORTH 89°23'24" WEST A DISTANCE OF 60.49 FEET, THENCE NORTH 73°42'04" WEST A DISTANCE OF 66.44 FEET TO THE TRUE POINT OF BEGINNING.

SECOND SEGMENT CONTAINING 326 SQUARE FEET, MORE OR LESS

THIRD SEGMENT CONTAINING 262 SQUARE FEET MORE OR LESS

ALL THREE SEGMENTS CONTAINING 1,424.37 SQUARE FEET OR 0.033 ACRES, MORE OR LESS.

EXHIBIT "B", A PLAT, IS ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF.

Eric S. Gilbertsen

ERIC S GILBERTSEN, PLS NO. 7545

26 OCT 2023

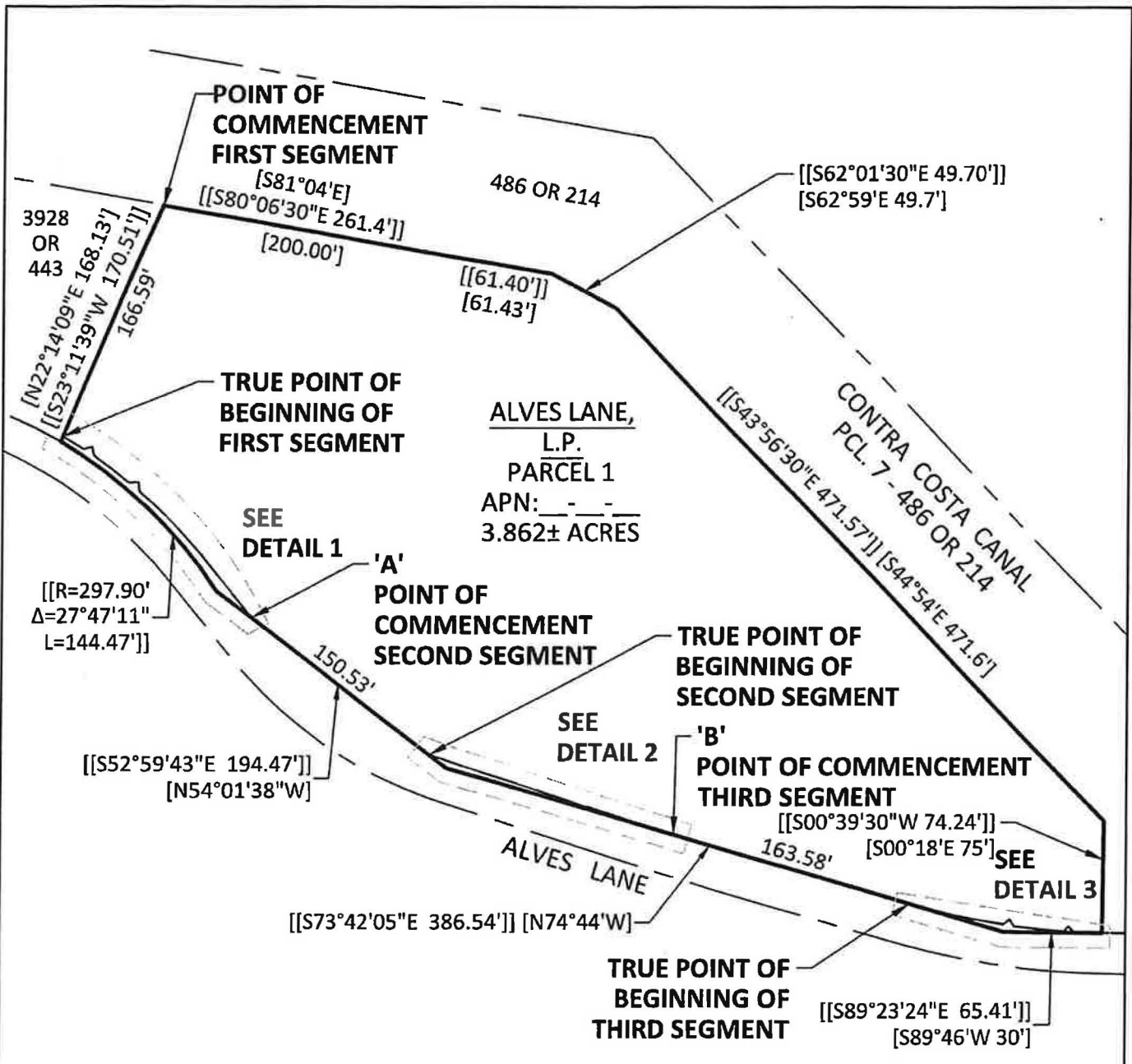
DATE








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EXHIBIT "A"
RIGHT-OF-WAY LEGAL DESCRIPTION
UNINCORPORATED COUNTY OF CONTRA COSTA / CALIFORNIA

DATE: 09/29/2023
DRAWN BY: TAS
PROJECT NO. 1003-2000-023
SHEET: 2 OF 4



LEGEND:

-  PROPERTY LINE
-  ADJACENT PROPERTY
-  EASEMENT
-  CENTER LINE
-  RIGHT-OF-WAY LINE

REFERENCES:

- [] DOC. 2021-0265188
- [[]] 164 LSM 2 (2022-0030814)



SCALE

0 50 100 200



1 INCH = 100 FEET

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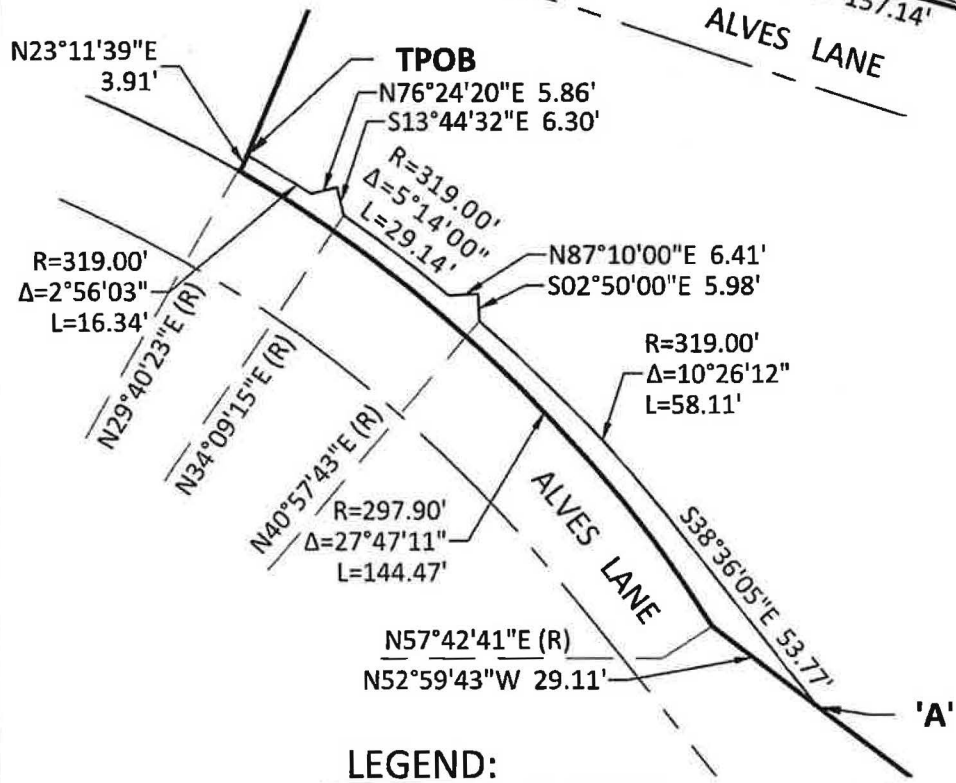
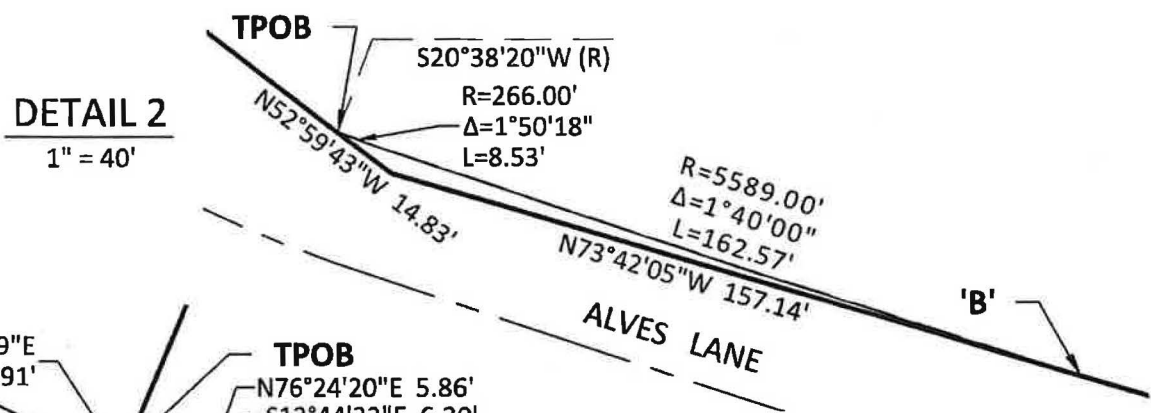
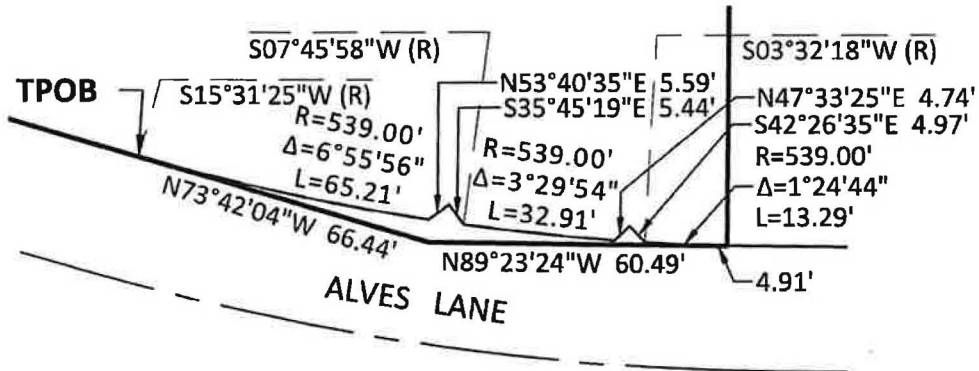
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EXHIBIT "B"

RIGHT-OF-WAY PLAT MAP

UNINCORPORATED COUNTY OF CONTRA COSTA / CALIFORNIA

DATE:	09/29/2023
DRAWN BY:	TAS
PROJECT NO.	1003-2000-023
SHEET:	3 OF 4

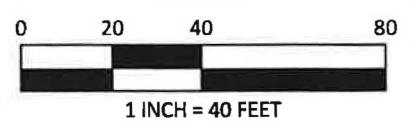


LEGEND:

- PROPERTY LINE
- ADJACENT PROPERTY
- EASEMENT
- CENTER LINE
- RIGHT-OF-WAY LINE
- TPOB
- TRUE POINT OF BEGINNING



SCALE



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EXHIBIT "B"	DATE: 09/29/2023
RIGHT-OF-WAY PLAT MAP	DRAWN BY: TAS
UNINCORPORATED COUNTY OF CONTRA COSTA / CALIFORNIA	PROJECT NO. 1003-2000-023
	SHEET: 4 OF 4