

24760791

Regina Alcomendras
Santa Clara County - Clerk-Recorder
12/23/2020 08:21 AM

Recording Requested by:
First American Title Company
National Commercial Services
333 W Santa Clara St., Ste 220
San Jose, CA 95113
FILE #: NCS-1009272-SC

Titles: 1 Pages: 7
Fees: \$138.00
Tax: \$0.00
Total: \$138.00

When Recorded mail to:
City of San José
Real Estate Services
200 East Santa Clara St., 12th Floor
San José, CA 95113

SPACE ABOVE THIS LINE FOR RECORDER

APN: 434-23-133 and 434-23-134

QUITCLAIM DEED

The Undersigned Grantor Declares: DOCUMENTARY TRANSFER TAX \$0; CITY TRANSFER TAX \$0; Recorded for the benefit of the City of San Jose and is exempt from transfer tax per Revenue and Taxation Code Section 11922 and exempt from recording fee per Government Code Section 6103.

- computed on the consideration or full value of property conveyed, OR
- computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
- unincorporated area; **City of San Jose**, and
- Signature of Declarant

By: 

Print Name: RANDALL D. REEDY

Title: TRUSTEE

Randall D. Reedy, Successor Trustee of the Louise Scaglione Elia Credit Shelter Trust dated March 1, 2008 under the 2006 Elia Family Revocable Living Trust and the Rocco Elia Survivor's Trust under the 2006 Elia Family Revocable Living Trust, hereby REMISES, RELEASES AND FOREVER QUITCLAIMS to the CITY OF SAN JOSE, a municipal corporation of the State of California, any and all right, title or interest in the following described real property in the City of San Jose, County of Santa Clara, State of California, described in "Exhibit A" attached hereto and made a part hereof.

IN WITNESS WHEREOF, the Quitclaimor has caused this instrument to be executed as of this 16th
day of December, 2020.

RANDALL D. REEDY, SUCCESSOR TRUSTEE
OF THE LOUISE SCAGLIONE ELIA CREDIT
SHELTER TRUST DATED MARCH 1, 2008
UNDER THE 2006 ELIA FAMILY
REVOCABLE LIVING TRUST AND THE
ROCCO ELIA SURVIVOR'S TRUST UNDER
THE 2006 ELIA FAMILY REVOCABLE
LIVING TRUST



RANDALL D. REEDY
Successor Trustee

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 Santa Clara)

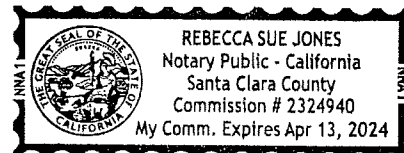
On 10/10/20 before me, Rebecca Sue Jones, Notary Public
(insert name and title of the officer)

personally appeared Randall D. Rooley
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 Rebecca Sue Jones (Seal)

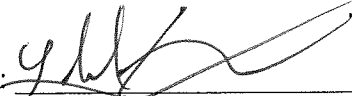


Deed Acceptance
APNs: 434-23-133 and 434-23-134

CERTIFICATE OF ACCEPTANCE
GOVERNMENT CODE SECTION 27281

This is to certify that the interest in real property conveyed by Quitclaim Deed, dated December 10, 2020 from Randall D. Reedy, Successor Trustee of the Louise Scaglione Elia Credit Shelter Trust dated March 1, 2008 under the 2006 Elia Family Revocable Living Trust and the Rocco Elia Survivor's Trust under the 2006 Elia Family Revocable Living Trust, to the City of San Jose, a municipal corporation of the State of California, is hereby accepted by the undersigned officer of said City on behalf of the City of San Jose pursuant to authority conferred by the City Council on December 15, 2020 in approving that certain Donation Agreement (shown as Item 2.13 on the December 15, 2020 City Council Agenda). The Grantee consents to recordation thereof by its duly authorized officer.

CITY OF SAN JOSE,
a municipal corporation of the State of California

By: 
Name: Leland Wilcox
Title: Chief of Staff, Office of the City Manager

Date: 12/17/20

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 Santa Clara

On December 17, 2020 before me, Roxanne Gillespie, Notary
(insert name and title of the officer)

personally appeared Leland Wilcox,
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 Roxanne Gillespie (Seal)

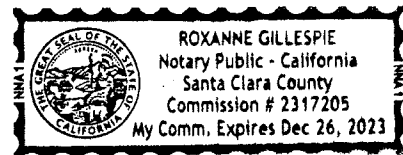


Exhibit A to Quitclaim Deed
LEGAL DESCRIPTION

Real property in the City of San Jose, County of Santa Clara, State of California, described as follows:

TRACT ONE: (APN: 434-23-133)

PARCEL A:

LOT 167, AS SHOWN UPON THAT CERTAIN MAP ENTITLED "COTTAGE GROVE TRACT" WHICH MAP WAS FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA, ON JUNE 26, 1889, IN VOLUME "D" OF MAPS, AT PAGE 127.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED TWO PARCELS OF LAND CONVEYED BY SAID MICHELE SCAGLIONE AND ADELINE SCAGLIONE, HUSBAND AND WIFE, TO THE CITY OF SAN JOSE, A MUNICIPAL CORPORATION OF THE STATE OF CALIFORNIA, BY DEED DATED MAY 22, 1959, AND RECORDED MAY 28TH, 1959, IN BOOK 4432, AT PAGE 461 OFFICIAL RECORDS OF SANTA CLARA COUNTY, STATE OF CALIFORNIA, TO WIT:

PARCEL ONE:

A CONTINUOUS STRIP OF LAND, OF THE UNIFORM WIDTH OF 20 FEET, EXTENDING NORTHEASTERLY FROM THE SOUTHWESTERLY BOUNDARY LINE TO TERMINATION AT THE NORTHEASTERLY BOUNDARY LINE OF LOT 167 OF THE COTTAGE GROVE TRACT, HEREINAFTER REFERRED TO, THE NORTHWESTERLY LINE OF ALMA AVENUE (FORMERLY ALMADEN AVENUE) AS SAID ALMADEN AVENUE IS DELINEATED UPON THAT CERTAIN MAP OF THE COTTAGE GROVE TRACT, HEREINAFTER REFERRED TO, BEING A PORTION OF LOT 167 AS SAID LOT IS DELINEATED UPON THAT CERTAIN MAP ENTITLED, "COTTAGE GROVE TRACT" RECORDED JUNE 26, 1889 IN BOOK D OF MAPS, AT PAGE 127, SANTA CLARA COUNTY RECORDS.

PARCEL TWO:

A TRIANGULAR PARCEL OF LAND BOUNDED AS FOLLOWS:

ON THE NORTHEAST BY THE NORTHEASTERLY LINE OF LOT 167; ON THE NORTHWEST BY THE LINE PARALLEL WITH AND 20 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES FROM THE SOUTHEASTERLY LINE OF ALMA AVENUE (FORMERLY ALMADEN AVENUE) AS SAID LOT 167 AND ALMADEN AVENUE ARE SHOWN UPON THE COTTAGE GROVE TRACT HEREINAFTER REFERRED TO; AND ON THE SOUTH BY AN ARC OF A CIRCLE OF RADIUS 10.00 FEET CONCAVE TO THE SOUTH, SAID ARCH BEING TANGENT TO SAID NORTHEASTERLY LINE OF LOT 167 AND ALSO TANGENT TO SAID PARALLEL LINE, BEING A PORTION OF LOT 167, AS SAID LOT IS DELINEATED UPON THAT CERTAIN MAP ENTITLED,

"COTTAGE GROVE TRACT" RECORDED JUNE 26, 1889 IN BOOK D OF MAPS, AT PAGE 127, SANTA CLARA COUNTY RECORDS.

PARCEL B:

LOT 168 OF THE COTTAGE GROVE TRACT, ACCORDING TO A MAP OF SAID TRACT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF SANTA CLARA COUNTY, CALIFORNIA, IN MAP BOOK "D" AT PAGE 127.

PARCEL C:

THE NORTHWESTERLY 17 FEET OF LOT 169 (FRONT AND REAR MEASUREMENTS) AS SHOWN ON THE MAP COTTAGE GROVE TRACT, WHICH MAP WAS FILED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA IN BOOK D OF MAPS, AT PAGE 127.

TRACT TWO: (APN 434-23-134)

LOTS ONE HUNDRED SIXTY-NINE (169) AND ONE HUNDRED SEVENTY (170) IN COTTAGE GROVE TRACT, ACCORDING TO A MAP OF SAME OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA IN BOOK D OF MAPS, PAGE 127, RECORDS OF SAID COUNTY.

EXCEPTING THEREFROM THAT PORTION OF THE LAND DESCRIBED IN GRANT DEED RECORDED DECEMBER 1, 1959 IN BOOK 4622, PAGE 378, OF OFFICIAL RECORDS