

RECORDING REQUESTED BY

Lee Mansdorf

56629

BOOK 3236 PAGE 91

AND WHEN RECORDED MAIL TO

NAME  
ADDRESS  
CITY &  
STATE

Lynn Marcus  
9171 Wilshire Blvd.  
Beverly Hills, Calif.

RECORDED AT REQUEST OF  
*Margaret J. Smith*  
AT 40 MIN. PAST 4 P.M.  
OFFICIAL RECORDS VENTURA COUNTY

DEC 15 1967

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*Robert L. ...* RECORDER

FEE \$3.60 3

Title Order No. \_\_\_\_\_ Escrow No. \_\_\_\_\_

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO

NAME  
ADDRESS  
CITY &  
STATE

Lee Mansdorf & Co.  
14044 Ventura Blvd.  
Sherman Oaks, Calif. 91403

### Grant Deed

AFFIX I.R.S. \$

LI THIS FORM FURNISHED BY SECURITY TITLE INSURANCE COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

LEE MANSDORF, a single man

hereby GRANT(S) to LEE MANSDORF, as trustee under that certain Trust Agreement between HAROLD MANSDORF, LEE MANSDORF, MILDRED MANSDORF, NORMAN MANSDORF and SADIE MANSDORF, as settlors, and LEE MANSDORF, as trustee, HAROLD MANSDORF as first alternate and successor trustee, and NORMAN MANSDORF as second alternate and successor trustee, dated August 31, 1967,

the following described real property in the county of Ventura, state of California:

Legal description attached hereto and made a partof:

PARCEL 1

That portion of lot 6, Section 26, Township 1 South, Range 20 West, San Bernardino Meridian, in the county of Ventura, state of California, according to the official plat of the survey of said land filed April 10, 1900 in the District Land Office, described as follows:

Commencing at a point in the center line of that certain 80-foot strip of land, California State Highway, US 101A, as described in the deed to the State of California, recorded in book 522 page 333 of Official Records, at the northwesterly terminus of that certain course recited as "South 68° 03' 00" East 1700.21 feet" in said deed recorded in book 522 page 333 of Official Records; thence South 21° 57' 00" West 50 feet to the southwesterly line of that certain strip of land 10 feet wide, as described in the deed to the State of California, recorded March 20, 1944, in book 690 page 19 of Official Records; thence along said southwesterly line South 68° 03' East 42.47 feet to the most easterly corner of the land conveyed to Alexander Wittich and wife, by deed recorded December 29, 1944, as Document No. 13941 in book 709 page 152 of Official Records, and being the true point of beginning; thence continuing along said southwesterly line,

1st: - South 68° 03' 00" East 287.93 feet to the most northerly corner of the land conveyed to Maxine Greppin by deed recorded in book 745 page 70 of Official Records; thence along the northwest line of said land of Maxine Greppin,

2nd: - South 21° 57' 00" West to a point in the ordinary high tide line of the Pacific Ocean; thence,

3rd: - Westerly along said ordinary high tide line to the most southerly corner of said land of Alexander Wittich and wife; thence,

4th: - North 3° 20' 00" East to the true point of beginning.

EXCEPT all minerals, oil, petroleum, asphaltum, gas, coal and other hydrocarbon substances and water contained in, on, within and under said land.

The Malibu Property

Lots 1, 2, 3 and 4, and the southwest quarter of the northeast quarter of section 20; lots 1, 2, 3, 4 and 5 and east half of the northwest quarter, southwest quarter of the northeast quarter, the northeast quarter of the southwest quarter of section 21; lot 4 of section 27 and lot 1 of section 23, all in Township 1 South, Range 20 West, San Bernardino meridian, in the county of Ventura, state of California, according to the official plat of said land filed in the District Land Office on April 10, 1900.

EXCEPT any portion thereof lying below the mean high tide line.

ALSO EXCEPT therefrom and reserving to Esil, Marquardt & Co., a partnership, composed of Ernest Marquardt and Eoulah Walls as surviving partners, its successors and assigns, an undivided one-half interest in and to all oil, gas and minerals lying below a plane of 500 feet from the surface of the above described real property, together with the perpetual right of drilling, mining, exploring and operating therefor and removing the same from the above described property or any other land, including the right to whipstock or directionally drill and mine from lands other than the above described real property, without, however, the right to drill, mine, explore and operate through the surface of the upper 500 feet of the subsurface of the above described real property, as reserved by Esil, Marquardt & Co., a partnership, in deed dated February 5, 1964, recorded February 10, 1964.

RECORDED IN RECORDS LIBRARY  
OF COUNTY OF VENTURA  
ON FEBRUARY 10, 1964  
BY THE COUNTY CLERK  
OF THIS DOCUMENT WHEN RECEIVED

EXHIBIT A