

DOC # 2013-0667461



RECORDING REQUESTED BY
Western Resources Title

NOV 08, 2013 3:58 PM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
Ernest J. Dronenburg, Jr., COUNTY RECORDER
FEES: 24.00
OC: 00

AND WHEN RECORDED MAIL DOCUMENT TO:
Santiago Gaxiola Coppel and Rocio Nannuine Artola
De Gaxiola
LAS FUENTES 2501, FRAC ALMOS
CULIACAN, SINALOA, CA 80100

PAGES: 4



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Mail Tax Statement To

Handwritten initials: RUC, AP

||
A.P.N.: 350-332-32-00 WOP

File No.: 2003-67617 (DD)

GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX \$00.00; CITY TRANSFER TAX \$00.00;

- 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 La Jolla, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Santiago Gaxiola Coppel, who acquired title as Santiago Gaxiola and Rocio Nannuine Artola De Gaxiola, husband and wife as joint tenants**

hereby GRANTS to **Santiago Gaxiola Coppel and Rocio Nannuine Artola De Gaxiola, husband and wife as joint tenants**

the following described property in the City of **La Jolla**, County of **San Diego**, State of **California**:

A CONDOMINIUM COMPOSED OF:

PARCEL 1:

AN UNDIVIDED ONE-FOURTEENTH (1/14TH) INTEREST AS TENANT-IN-COMMON IN AND TO THE "COMMON AREA" AS SHOWN AND DEFINED ON THE HERITAGE ON IVANHOE CONDOMINIUM PLAN RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY ON JUNE 12, 2013 AS FILE NO. 2013-0368515 OF OFFICIAL RECORDS ("CONDOMINIUM PLAN"), WHICH IS SITUATED WITHIN:

LOT 1 OF HERITAGE ON IVANHOE, ACCORDING TO MAP THEREOF NO. 15920. FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, JUNE 6, 2013.

PARCEL 2:

UNIT DU-7722 AS SHOWN ON THE CONDOMINIUM PLAN REFERRED TO HEREINABOVE.

PARCEL 3:

NON-EXCLUSIVE EASEMENTS FOR ACCESS, INGRESS, EGRESS AND FOR UTILITY SERVICES, AS DEFINED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR HERITAGE ON IVANHOE OWNERS ASSOCIATION INC., RECORDED

JUNE 12, 2013 AS FILE NO. 2013-0368516, OFFICIAL RECORDS ("DECLARATION"), IN, ON, OVER, ACROSS AND THROUGH THAT PORTION OF THE PROPERTY AND EACH UNIT, SHOWN AND DESCRIBED ON THE PLAN AS 'ASSOCIATION PROPERTY" AND SUCH OTHER PORTIONS OF THE PROPERTY AND/OR EACH UNIT THEREIN. DESCRIBED IN THE DECLARATION AS ACCESS EASEMENT AND UTILITIES EASEMENT AREA, WHICH SHALL BE APPURTENANT TO PARCEL 2 ABOVE DESCRIBED.

Date: 11/06/2013

A.P.N.: 350-332-32-00 WOP

File No.: 2003-67617 (DD)

Dated: 11/06/2013

[Signature]
Santiago Gaxiola Coppel

[Signature]
Rocio Nannuine Artola De Gaxiola

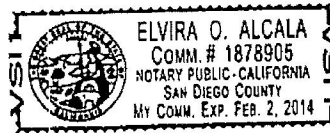
STATE OF CA)SS
COUNTY OF San Diego)

On 11/7/13, before me, Elvira O. Alcala, Notary Public, personally appeared Santiago Gaxiola Coppel and Rocio Nannuine Artola de Gaxiola 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 [Signature]



My Commission Expires: 2/2/14

This area for official notarial seal

A.P.N.: 350-332-32-00 WOP

File No.: 2003-67617 (DD)

ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Diego } SS.

On 11-7-13 before me, Elvira O. Alcala, Notary Public
DATE personally appeared Santiago Gaxiola Coppel and Rocio Nannine Ortega de Gaxiola, 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'S SIGNATURE

PLACE NOTARY SEAL IN ABOVE SPACE

OPTIONAL INFORMATION

The information below is optional. However, it may prove valuable and could prevent fraudulent attachment of this form to an unauthorized document.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- INDIVIDUAL
- CORPORATE OFFICER _____ TITLE(S)
- PARTNER(S)
- ATTORNEY-IN-FACT
- TRUSTEE(S)
- GUARDIAN/CONSERVATOR
- OTHER: _____

DESCRIPTION OF ATTACHED DOCUMENT

Grant deed
TITLE OR TYPE OF DOCUMENT

3
NUMBER OF PAGES

11-7-13
DATE OF DOCUMENT

SIGNER (PRINCIPAL) IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

RIGHT THUMBPRINT OF SIGNER

OTHER

