

Order No. 435530-41
Escrow No. 3099-C

RECORDING REQUESTED BY
UNITED TITLE COMPANY

WHEN RECORDED MAIL TO:
JOSE DANIEL KABBAZ
1750 AVENIDA DEL MUNDO #
CORONADO, CA 92118

704

PLG
P.P.
DANIEL

576

DOC # 1992-0592293
18-SEP-1992 08:00 AM

OFFICIAL RECORDS
SAN DIEGO COUNTY RECORDER'S OFFICE
ANNETTE EVANS, COUNTY RECORDER
RF: 4.00 FEES: 8.00
AF: 3.00 HA
MF: 1.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:

SAME

DOCUMENTARY TRANSFER TAX \$.....-0-
..... Computed on the consideration or value of property conveyed; OR
..... Computed on the consideration or value less liens or encumbrances
remaining at time of sale.
XX... is exempt from imposition of the Documentary Transfer Tax
pursuant to Revenue and Taxation Code § 11927(a), on transfer-
ring community, quasi-community, or quasi-marital property,
assets between spouses, pursuant to a judgment, an order, or a
written agreement between spouses in contemplation of any
such judgment or order.

APN: 537-690-30-64

Signature of declaring grantor or grantee

INTERSPOUSAL TRANSFER GRANT DEED

(Excluded from reappraisal under California Constitution Article 13 A § 1 et seq.)

This is an Interspousal Transfer and not a change in ownership under § 63 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion from reappraisal:

- A transfer to a trustee for the beneficial use of a spouse, or the surviving spouse of a deceased transferor, or by a trustee of such a trust to the spouse of the trustor.
- A transfer to a spouse or former spouse in connection with a property settlement agreement or decree of dissolution of a marriage or legal separation, or
- A creation, transfer, or termination, solely between spouses, of any co-owner's interest.
- The distribution of a legal entity's property to a spouse or former spouse in exchange for the interest of such spouse in the legal entity in connection with a property settlement agreement or a decree of dissolution of a marriage or legal separation.
- Other.

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

ALSO KNOWN AS ESTHER MONIQUE de DANIEL KABBAZ, WIFE OF THE HEREIN VESTEE

hereby GRANT(S) to JOSE DANIEL KABBAZ, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY

the real property in the City of CORONADO, County of SAN DIEGO
State of California, described as

A CONDOMINIUM COMPRISED OF:

PARCEL 1:

A FEE SIMPLE INTEREST IN THAT PORTION OF LOT 4 OF CORONADO SHORES TRACT NO. 6641, IN THE CITY OF CORONADO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS PER MAP RECORDED ON MAY 1, 1970 AS FILE NO. 75985 OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID SAN DIEGO COUNTY, SHOWN AND DEFINED AS UNIT NO. 704, ON THAT CERTAIN CONDOMINIUM PLAN RECORDED JANUARY 6, 1978 AS FILE NO. 78-007400 OF OFFICIAL RECORDS OF SAID SAN DIEGO COUNTY.

STATE OF CALIFORNIA ss.
COUNTY OF SAN DIEGO

On JULY 17, 1992

before me, the undersigned, a Notary Public in and for said State, personally appeared

MONICA DANIEL

DATED: JULY 9, 1992

Signature of Monica Daniel

MONICA DANIEL

personally known to me (or 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.

WITNESS my hand and official seal.

Signature: Celeste M. Radner



(This area for official notarial seal)

OFFICIAL RECORDS, ANNETTE J. EVANS, SAN DIEGO COUNTY RECORDER

LEGAL DESCRIPTION - EXHIBIT "A"

A CONDOMINIUM COMPRISED OF:

PARCEL 1:

A fee simple interest in that portion of Lot 4 of CORONADO SHORES TRACT NO. 6641, in the City of Coronado, County of San Diego, State of California, as per Map recorded on May 1, 1970 as File No. 75985 of Official Records, in the Office of the County Recorder of said San Diego County, shown and defined as Unit No. 704, on that certain Condominium Plan recorded January 6, 1978 as File No. 78-007400 of Official Records of said San Diego County.

PARCEL 2:

An undivided 1.7/207.6 interest in Lot 4, Tract 6641, as per Map recorded on May 1, 1970 as File No. 75985 of Official Records, in the Office of the County Recorder of San Diego County;

EXCEPTING THEREFROM the 149 Units as shown on the Condominium Plan recorded on January 6, 1978 as File No. 78-007400 of Official Records of said County.

PARCEL 3:

An exclusive appurtenant easement for residential use and purposes in and to the Balcony directly adjacent to the above described Unit, which shall be deemed to be a part of the "Restricted Common Areas and Facilities", shown as B-704 on the Condominium Plan recorded January 6, 1978 as File No. 78-007400 of Official Records of said County.

PARCEL 4:

The right to use the occupy, at all times, the Automobile Parking Space located within the building in which the above described Unit is located, described and designated on the Condominium Plan, as Parking Space No. 51 **which shall be deemed to be a part of the "Restricted Common Areas and Facilities" ** & 51T

EXCEPTING THEREFROM all gas, oil and other hydrocarbon substances and all other minerals in and from said property, provided, however, no right was reserved to the grantor, their successors and assigns to enter on or from the surface of said property; the right to enter the subsurface of said property, which was also reserved, shall be at any point below a depth of 500 feet from the surface thereof, (measured vertically from the surface thereof), in order to take from said property and reduce to their possession any oil, gas and other hydrocarbon substances and all other minerals.

OFFICIAL RECORDS, ANNETTE J. EVANS, SAN DIEGO RECORDER