

DOC # 2012-0555055



Recording requested by  
**First American Title**  
San Diego

Order No. 4129815-9  
Escrow No. 12-2228-CCE  
Parcel No. 537-693-01-08

**Mail Tax Statement To**  
**AND WHEN RECORDED MAIL TO:**  
PATRICIO F. PASQUEL QUINTANA  
1720 Avenida Del Mundo #108  
Coronado, . CA 92118

AG  
HP  
TT

SEP 13, 2012 4:31 PM 17252

OFFICIAL RECORDS  
SAN DIEGO COUNTY RECORDER'S OFFICE  
Ernest J. Dronenburg, Jr., COUNTY RECORDER  
FEES: 2279.00  
OC: OC

PAGES: 4



**GRANT DEED**

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS \$2,255.00

- computed on full value of property conveyed, or
- computed on full value less liens or encumbrances remaining at the time of sale.
- unincorporated area:  **Coronado**, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
**Robert G. Sarver and Penny Sanders Sarver, Trustees of the Robert and Penny Sarver Family Trust**  
**Agreement dated September 29, 1997**

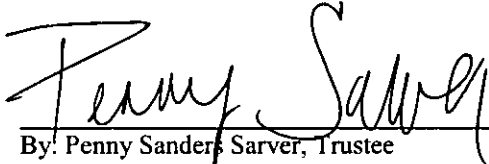
hereby GRANT(S) to **Patricio Francisco Pasquel Quintana, a Married Man** as his  
**Sole and Separate Property**  
the following described real property in the County of **San Diego**, State of California:

A Condominium comprised of an undivided 1.6/177 interest in Lot 2, Tract 6641, in the City of Coronado, County of San Diego, State of California, shown and defined as Unit 108, all of which is completely described in the Exhibit "A" attached hereto and made a part hereof.

Date August 7, 2012

The Robert and Penny Sarver Family Trust  
Agreement dated September 29, 1997

By: Robert G. Sarver, Trustee

  
By: Penny Sanders Sarver, Trustee

STATE OF <sup>ARIZONA</sup> CALIFORNIA  
COUNTY OF Maricopa

} S.S.  
}

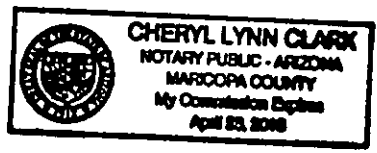
17253

On 8/16/2012, before me, Cheryl L Lynn Clark, Notary Public,  
personally appeared Robert ~~Salva~~ Penny Sarver 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 <sup>ARIZONA</sup> ~~California~~ that the foregoing paragraph is  
true and correct.

WITNESS my hand and official seal.

Signature Cheryl Lynn Clark (Seal)



**EXHIBIT 'A'**

17254

File No.: **DIV-4129815 (09)**  
Property: **1720 Avenida Del Mundo, #108, Coronado, CA 92118**

**A CONDOMINIUM COMPRISED OF:**

**PARCEL 1:**

**A FEE SIMPLE INTEREST IN THAT PORTION OF LOT 2 CORONADO SHORES TRACT NO. 6641, AS PER MAP RECORDED ON MAY 1, 1970 AS FILE NO. 75985, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, SHOWN AND DEFINED AS UNIT 108 ON THAT CERTAIN CONDOMINIUM PLAN RECORDED ON APRIL 16, 1971 AS FILE NO. 76227, OF OFFICIAL RECORDS OF SAID COUNTY, AND AS AMENDED BY DOCUMENT RECORDED AUGUST 29, 1972 AS FILE NO. 230686 OF OFFICIAL RECORDS.**

**PARCEL 2:**

**AN UNDIVIDED 1.6/177 INTEREST IN LOT 2, TRACT 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, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPTING THEREFROM THE 135 UNITS AS SHOWN ON THE CONDOMINIUM PLAN RECORDED ON APRIL 16, 1971 AS FILE NO. 76227, OF OFFICIAL RECORDS OF SAID COUNTY, AND AS AMENDED BY DOCUMENT RECORDED AUGUST 29, 1972 AS FILE NO. 230686 OF OFFICIAL RECORDS.**

**EXCEPTING THEREFROM ALL GAS, OIL AND OTHER HYDROCARBON SUBSTANCES AND ALL OTHER MINERALS IN AND FROM SAID PROPERTY, PROVIDED, HOWEVER, NO RIGHT IS 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 IS 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 BY INSTRUMENT RECORDED AUGUST 31, 1972 AS FILE NO. 232331 OF OFFICIAL RECORDS.**

**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-108 ON THE CONDOMINIUM PLAN RECORDED APRIL 16, 1971 AS FILE NO. 76227, OF OFFICIAL RECORDS OF SAID COUNTY, AND AS AMENDED BY DOCUMENT RECORDED AUGUST 29, 1972 AS FILE NO. 230686 OF OFFICIAL RECORDS.**

**PARCEL 4:**

File No.: **DIV-4129815 (09)**

Date: **September 13, 2012**

**THE RIGHT TO USE AND 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. 107, WHICH SHALL BE DEEMED TO BE A PART OF THE "RESTRICTED COMMON AREAS AND FACILITIES."**

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**PARCEL 5:**

**AN EXCLUSIVE APPURTENANT EASEMENT FOR RESIDENTIAL USE AND PURPOSES IN AND TO THE SUNDECK DIRECTLY ADJACENT TO THE ABOVE DESCRIBED UNIT OR BALCONY, AS THE CASE MAY BE, WHICH SHALL BE DEEMED TO BE A PART OF THE "RESTRICTED COMMON AREAS AND FACILITIES" SHOWN AS SUNDECK 108 ON THE CONDOMINIUM PLAN RECORDED ON APRIL 16, 1971 AS FILE NO. 76227 OF OFFICIAL RECORDS OF SAID COUNTY, AND AS AMENDED BY DOCUMENT RECORDED APRIL 29, 1972 AS FILE NO. 230686 OF OFFICIAL RECORDS.**

**A.P.N. 537-693-01-08 and 537-693-01-08**