

RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO:

Planning Services Manager
Community Development Department
City of Garden Grove
11222 Acacia Parkway
Garden Grove, CA 92840

Recorded in Official Records, Orange County
Tom Daly, Clerk-Recorder

12.00

2008000028701 01:28pm 01/18/08

116 33 A12 3

0.00 0.00 0.00 0.00 6.00 0.00 0.00 0.00

Space Above This Line For Recorder's Use Only

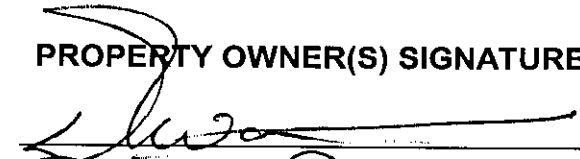
NOTICE OF AGREEMENT WITH CONDITIONS OF APPROVAL AND DISCRETIONARY PERMIT APPROVAL

1. **Project Name:** Condo Conversion
2. **Name Of Applicant(s):** Ralph Hasting, c/o RLH Architects
Twomey Holdings, LLC (property owner)
3. **Case Number:** SP-426-07
4. **Decision Number:** Resolution No. 5606
5. **Assessor's Parcel Number(s) of Property:** 19811131
6. **Street Address of Property:** 12600, 12610, 12620, 12630,
and 12640 Westminster Avenue
7. **Legal Description of Property:** See Attachment
8. **Type of Discretionary Permit:** Site Plan and Parcel Map

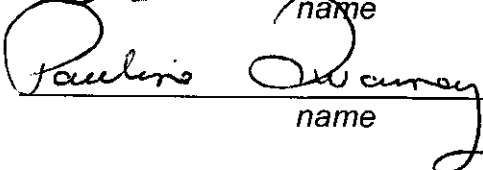
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Notice is hereby given that a discretionary permit was approved by the City of Garden Grove for the Project at the Property, as described above. The discretionary permit was approved subject to certain specified conditions of approval which apply to the Property and to the use of the Property. **The Property Owner agrees to these conditions of approval and acknowledges that these conditions of approval run with the land and constitute express limitations and restrictions on the use of the Property.** These conditions of approval are binding on all persons who own or occupy the Property. A copy of the discretionary permit and the conditions of approval are on file in the Planning Services Division of the City of Garden Grove.

PROPERTY OWNER(S) SIGNATURE(S):



name



name

Date: 1-18-08

Date: 1-18-08

Note: Signature of Owner(s) must be acknowledged before a notary public.

"SEE ATTACHED DOCUMENT"

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Orange

On January 18, 2008 before me, Azucena Sanchez, Notary Public
(Here insert name and title of the officer)

personally appeared Pauline Twomey / Daniel Twomey

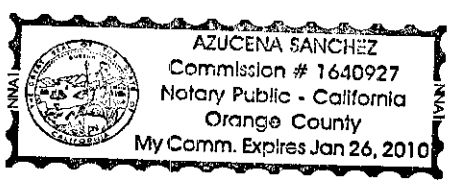
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), 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.

Azucena Sanchez
 Signature of Notary Public

(Notary Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 1 Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

Individual (s)

Corporate Officer _____
(Title)

Partner(s)

Attorney-in-Fact

Trustee(s)

Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, -is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

EXHIBIT "A"

The real property described herein in the City of Garden Grove, County of Orange, State of California, is legally described as:

PARCEL A:

PARCEL 2 OF PARCEL MAP NO. 86-180, IN THE CITY OF GARDEN GROVE, AS SHOWN ON A MAP FILED IN BOOK 234, PAGES 20 AND 21 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT ALL OIL, GAS, HYDROCARBON SUBSTANCES AND MINERALS OF EVERY KIND AND CHARACTER LYING MORE THAN 500 FEET BELOW THE SURFACE, TOGETHER WITH THE RIGHT TO DRILL INTO, THROUGH, AND TO USE AND OCCUPY ALL PARTS OF THE PROPERTY LYING MORE THAN 500 FEET BELOW THE SURFACE THEREOF FOR ANY AND ALL PURPOSES INCIDENTAL TO THE EXPLORATION FOR AND PRODUCTION OF OIL, GAS, HYDROCARBON SUBSTANCES OR MINERALS FROM SAID SITE OR OTHER LANDS, BUT WITHOUT, HOWEVER, ANY RIGHT TO USE EITHER THE SURFACE OF THE PROPERTY OR ANY PORTION THEREOF WITHIN 500 FEET OF THE SURFACE FOR ANY PURPOSE OR PURPOSES WHATSOEVER, AS RESERVED IN THE DEEDS, RECORDED OCTOBER 2, 1987 AS INSTRUMENT NO. 87-556475, AND RECORDED AUGUST 4, 1986 AS INSTRUMENT NO. 86-340444, OFFICIAL RECORDS.

ALSO EXCEPT FROM A PORTION THEREOF ALL UNDERGROUND WATER LYING BENEATH SAID PORTION, BUT WITHOUT THE RIGHT OF ENTRY TO THE SURFACE THEREOF FOR THE PURPOSE OF PROCURING WATER, AS CONVEYED TO THE CITY OF GARDEN GROVE, BY DEED RECORDED AUGUST 23, 1960 IN BOOK 5386, PAGE 268 OF OFFICIAL RECORDS.

PARCEL B:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER THOSE PORTIONS OF PARCEL 1 OF SAID PARCEL MAP NO. 86-180 SHOWN ON SAID MAP AS "PROPOSED RECIPROCAL INGRESS AND EGRESS EASEMENT".

APN: 198-111-30 (Affects: A portion of Parcel 2) and 198-111-31 (Affects: A portion of Parcel 2)