

RECORDING REQUESTED BY


**SOUTHERN CALIFORNIA
EDISON**

An EDISON INTERNATIONAL Company

WHEN RECORDED MAIL TO

SOUTHERN CALIFORNIA EDISON COMPANY
 3 INNOVATION WAY, 2nd FLOOR
 POMONA, CA 91768

Attn: Title and Real Estate Services

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SCE Doc. No.

**GRANT OF
EASEMENT**

DOCUMENTARY TRANSFER TAX \$ NONE (VALUE AND CONSIDERATION LESS THAN \$100.00)		DISTRICT Santa Ana	SERVICE ORDER TD2570758	SERIAL NO.	MAP SIZE
SCE Company		FIM 049-022	APPROVED:	BY	DATE
SIG. OF DECLARANT OR AGENT DETERMINING TAX	FIRM NAME	APN 105-361-59, 61; 545-061-30; 545-071-18, 32, 33	REAL PROPERTIES	SLS/JY	9/23/2026

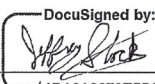
COUNTY OF ORANGE, a political subdivision of the State of California (hereinafter referred to as "Grantor"), hereby grants to SOUTHERN CALIFORNIA EDISON COMPANY, a corporation, its successors and assigns (hereinafter referred to as "Grantee"), an easement and right of way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time overhead electrical supply systems and communication systems (hereinafter referred to as "systems"), consisting of poles, guy wires and anchors, crossarms, wires and other appurtenant fixtures and/or equipment necessary or useful, for distributing electrical energy and for transmitting intelligence, data and/or communications (eg. through fiber optic cable), in, on, over, along and across that certain real property in the County of Orange, State of California, described as follows:

FOR LEGAL DESCRIPTION, SEE EXHIBITS "A" AND "B", BOTH ATTACHED HERETO AND MADE A PART HEREOF.

Grantor hereby also grants to Grantee, its successors and assigns, and its and their contractors, agents and employees, the right of free access to said systems and every part thereof, at all times, for the purpose of exercising the rights herein granted, and the right to clear and to keep clear the above described real property, free from explosives, buildings, equipment, brush, combustible material and any and all other obstructions of any kind, and the right to trim or remove any tree or shrub which, in the opinion of Grantee, may endanger said systems, or any part thereof, or interfere with the exercise of the rights herein granted.

EXECUTED this _____ day of _____, 20____.

Approved as to Form
Office of the County Counsel
Orange County, California

By:  _____
Deputy DA6A3370F5540C...

Date: 10/15/2026

GRANTOR

COUNTY OF ORANGE, a political subdivision of the
State of California

By: _____
Thomas A. Miller,
Chief Real Estate Officer
County Executive Office
Pursuant to Section 1-4-225 of the Codified
Ordinances of the County of Orange

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of _____)

On _____ before me, _____, a Notary Public, personally

appeared _____, 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 _____ (Seal)

EXECUTED this _____ day of _____, 20__.

GRANTEE

SOUTHERN CALIFORNIA EDISON COMPANY,
a corporation

Signature

Print Name

Title

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of _____)

On _____ before me, _____, a Notary Public, personally

appeared _____, 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 _____ (Seal)

EXHIBIT "A"**LEGAL DESCRIPTION****FREMONT CANYON NATURE PRESERVE
FACILITY NO. PR24A
PARCEL NO. 167**

That certain parcel of land situated in the unincorporated territory of the County of Orange, State of California being those portions of Blocks 38 and 70 of Irvine's Subdivision as shown on a map thereof filed in Book 1, Page 88 of Miscellaneous Record Maps lying within Parcel A-5 (PR24A-101) as described in that certain Gift Deed recorded July 1, 2010 as Instrument No. 2010000312152 of Official Records, and Parcel 3 (PR24A-113) as described in that certain Gift Deed recorded December 29, 2014 as Instrument No. 2014000562473 of Official Records, all in the Office of the County Recorder of said County being those certain strips of land, 10.00 feet wide, the centerlines of which are described as follows:

Strip 1:

COMMENCING at the southwesterly terminus of that certain course in the general northwesterly line of Irvine Lake (also known as Santiago Reservoir) described as having a bearing and distance of North 54°02'59" East 208.11 feet in that certain Grant Deed recorded April 3, 2002 as Instrument No. 20020279521 of Official Records in said Office of the County Recorder; thence along said course North 54°02'59" East 53.88 feet to a point hereinafter referred to as **Point "A"** and the **TRUE POINT OF BEGINNING**;

Thence leaving said general northwesterly line North 27°12'30" East 519.28 feet to a point hereinafter referred to as **Point "B"**;

Thence South 77°56'30" East 440.75 feet to a point hereinafter referred to as **Point "C"**;

Thence South 41°50'30" East 220.00 feet to a point hereinafter referred to as **Point "D"**;

Thence continuing South 41°50'30" East 615.00 feet;

Thence South 71°30'00" East 320.00 feet to a point of terminus.

The sidelines of said strip shall be lengthened or shortened so as to terminate southwesterly in said general northwesterly line of Irvine Lake and southeasterly in a line perpendicular to said point of terminus.

1 **Strip 2:**

2
3 **BEGINNING** at said **Point "A"**, thence South 27°12'30" West 239.71 feet to a point of
4 terminus.

5
6 **EXCEPTING THEREFROM** that portion lying within the boundary of Irvine Lake as
7 described in said Grant Deed.

8
9 The sidelines of said strip shall be lengthened or shortened so as to terminate southerly in
10 a line perpendicular to said point of terminus and northerly in the general westerly line of
11 Irvine Lake.

12
13 **Strip 3:**

14
15 **BEGINNING** at said **Point "B"**; thence North 77°56'30" West 50.50 feet to a point
16 hereinafter referred to as **Point "E"**;

17
18 Thence continuing North 77°56'30" West 20.00 feet to a point of terminus.

19
20 The sidelines of said strip shall be lengthened or shortened so as to terminate westerly in
21 a line perpendicular to said point of terminus.

22
23 **Strip 4:**

24
25 **BEGINNING** at said **Point "C"**; thence South 77°56'30" East 25.00 feet to a point of
26 terminus.

27
28 The sidelines of said strip shall be lengthened or shortened so as to terminate easterly in a
29 line perpendicular to said point of terminus.

30
31 **Strip 5:**

32
33 **BEGINNING** at said **Point "C"**; thence North 00°16'00" East 25.00 feet to a point of
34 terminus.

35
36 The sidelines of said strip shall be lengthened or shortened so as to terminate northerly in
37 a line perpendicular to said point of terminus.

38
39 **Strip 6:**

40
41 **BEGINNING** at said **Point "D"**; thence South 11°30'00" West 25.00 feet to a point of
42 terminus.

43
44 The sidelines of said strip shall be lengthened or shortened so as to terminate southerly in
45 a line perpendicular to said point of terminus.

1 **Strip 7:**

2
3 A strip of land 15.00 feet wide lying 12.00 feet westerly and 3.00 feet easterly of the
4 following described line:

5
6 **COMMENCING** at said **Point "D"**; thence North 5.00 feet to the **TRUE POINT OF**
7 **BEGINNING**;

8
9 Thence continuing North 29.00 feet to a point of terminus.

10
11 The sidelines of said strip shall be lengthened or shortened so as to terminate northerly in
12 a line perpendicular to said point of terminus and southerly in a line perpendicular to said
13 true point of beginning.

14
15 **Strip 8:**

16
17 **BEGINNING** at said **Point "B"**; thence North 27°12'30" East 25.00 feet to a point of
18 terminus.

19
20 The sidelines of said strip shall be lengthened or shortened so as to terminate
21 northeasterly in a line perpendicular to said point of terminus.

22
23 **Strip 9:**

24
25 **BEGINNING** at said **Point "E"**; thence South 29°30'00" East 15.00 feet to a point of
26 terminus.

27
28 The sidelines of said strip shall be lengthened or shortened so as to terminate
29 southeasterly in a line perpendicular to said point of terminus.

30
31 **CONTAINING:** Collectively 0.564 acres, more or less.

32
33

1 **SUBJECT TO:** Covenants, conditions, reservations, restrictions, rights-of-way, and
2 easements of record, if any.

3
4 **EXHIBIT "B"** attached hereto and by this reference made a part hereof.

5
6 Prepared by me or under my direction:

8 **Dated:** August 25, 2026
9

10
11 
12
13

14 Gregory S. Borchard, P.L.S. 7705
15 License expires December 31, 2026



R1 = RECORD DATA PER INST. NO. 20020279521, O.R.

EASEMENT NOTES:

- (A) ELECTRICAL EASEMENT PER INST. NO. 86-405108, O.R.
- (B) ELECTRICAL EASEMENT PER INST. NO. 20010623499, O.R.

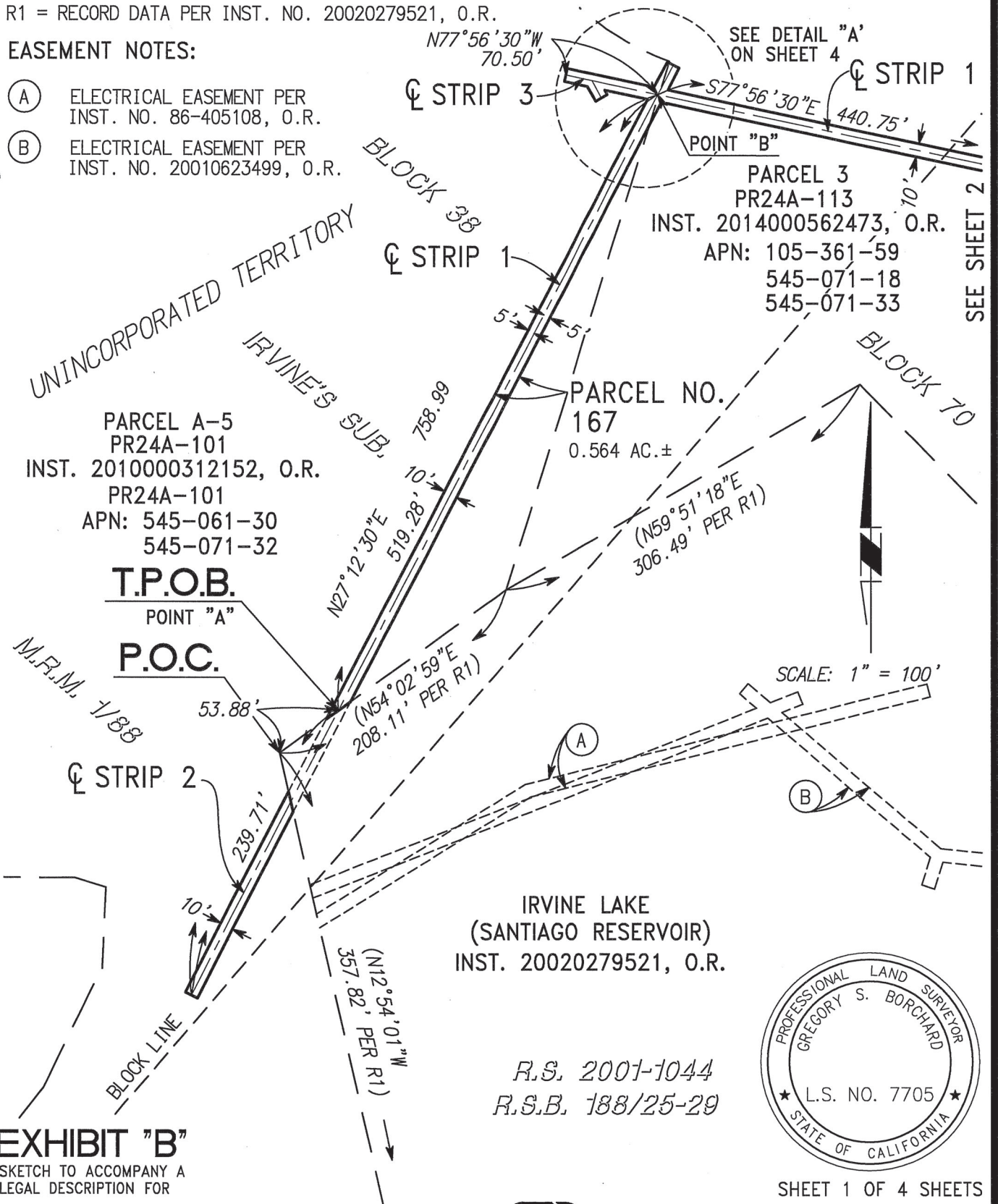


EXHIBIT "B"

SKETCH TO ACCOMPANY A
LEGAL DESCRIPTION FOR

FREMONT CANYON NATURE PRESERVE
FACILITY NO. PR24A
PARCEL NO. 167
ELECTRICAL EASEMENT TO SCE

IRVINE LAKE
(SANTIAGO RESERVOIR)
INST. 20020279521, O.R.

R.S. 2001-1044
R.S.B. 188/25-29



SHEET 1 OF 4 SHEETS



Irvine Ranch
WATER DISTRICT
15600 SAND CANYON AVENUE, IRVINE, CA 92619

AUGUST 25, 2026

PROJECT 01813

R1 = RECORD DATA PER INST. NO. 20020279521, O.R.
SEE SHEET 1 FOR EASEMENT NOTES

SCALE: 1" = 100'

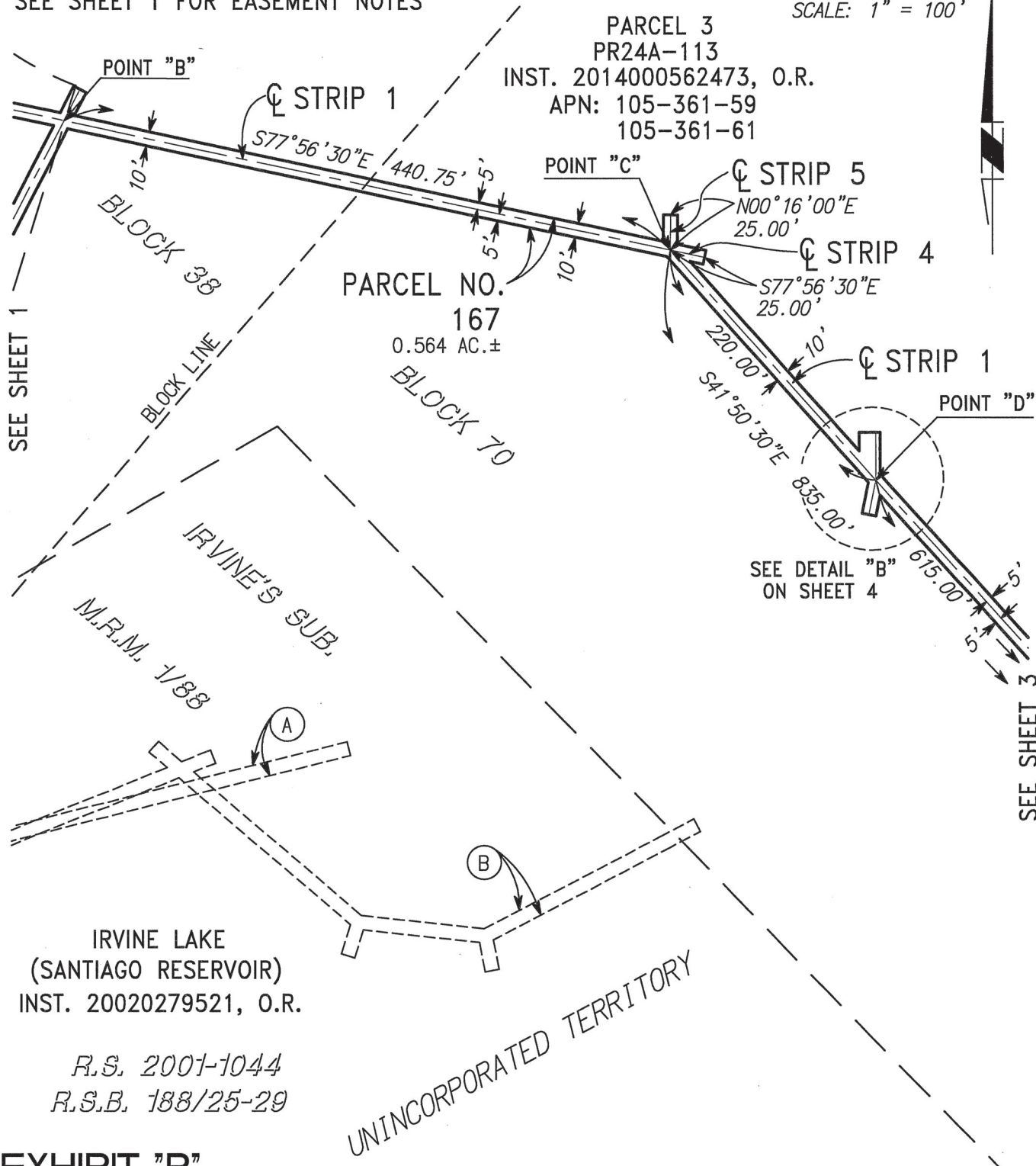


EXHIBIT "B"

SKETCH TO ACCOMPANY A
LEGAL DESCRIPTION FOR

FREMONT CANYON NATURE PRESERVE
FACILITY NO. PR24A
PARCEL NO. 167
ELECTRICAL EASEMENT TO SCE



Irvine Ranch

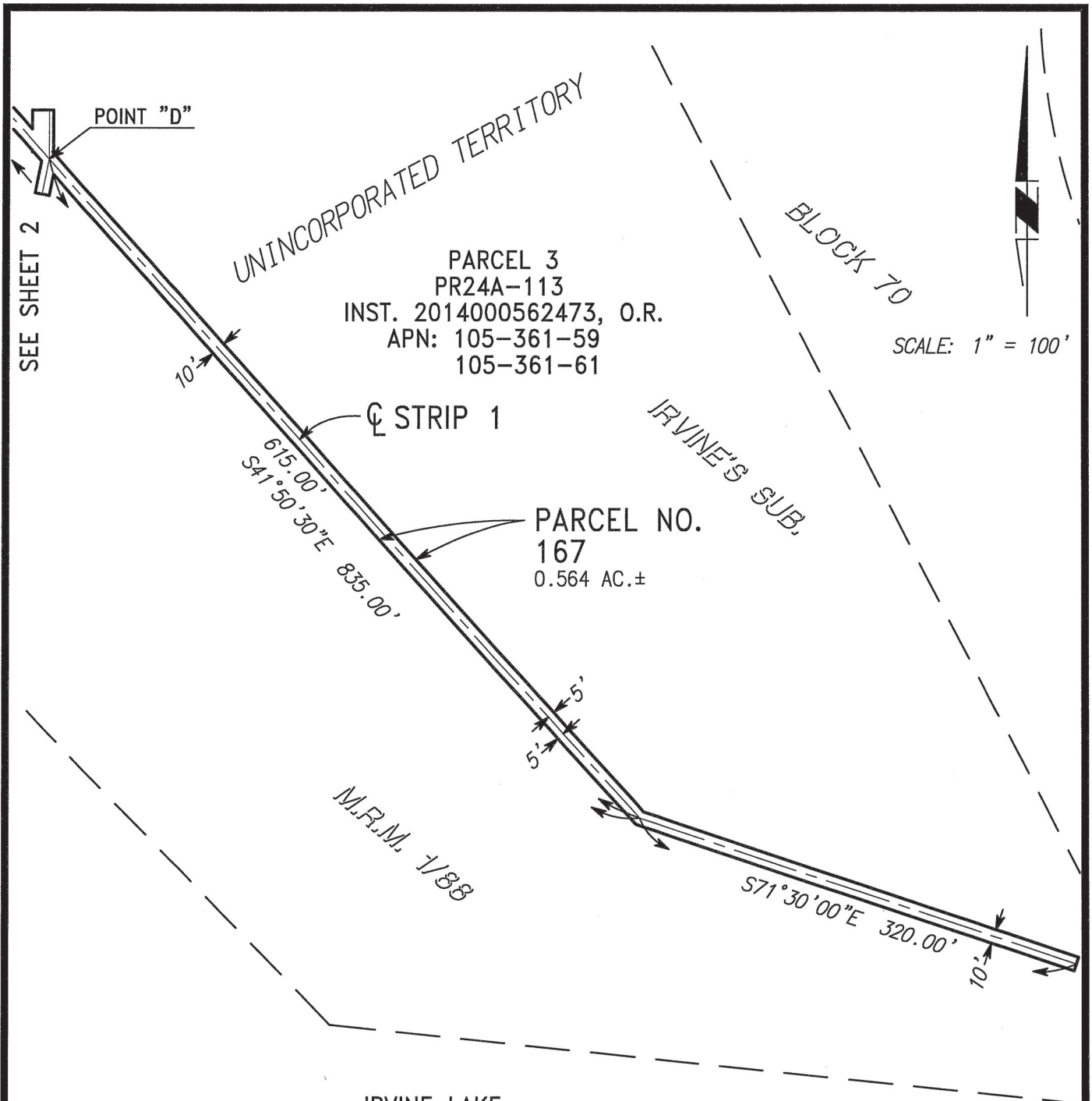
WATER DISTRICT

15600 SAND CANYON AVENUE, IRVINE, CA 92619

AUGUST 25, 2026

PROJECT 01813

SHEET 2 OF 4 SHEETS



IRVINE LAKE
(SANTIAGO RESERVOIR)
INST. 20020279521, O.R.

EXHIBIT "B"

SKETCH TO ACCOMPANY A
LEGAL DESCRIPTION FOR

R.S. 2001-1044
R.S.B. 188/25-29

SHEET 3 OF 4 SHEETS

FREMONT CANYON NATURE PRESERVE
FACILITY NO. PR24A
PARCEL NO. 167
ELECTRICAL EASEMENT TO SCE



Irvine Ranch
WATER DISTRICT
15600 SAND CANYON AVENUE, IRVINE, CA 92619

AUGUST 25, 2026

PROJECT 01813

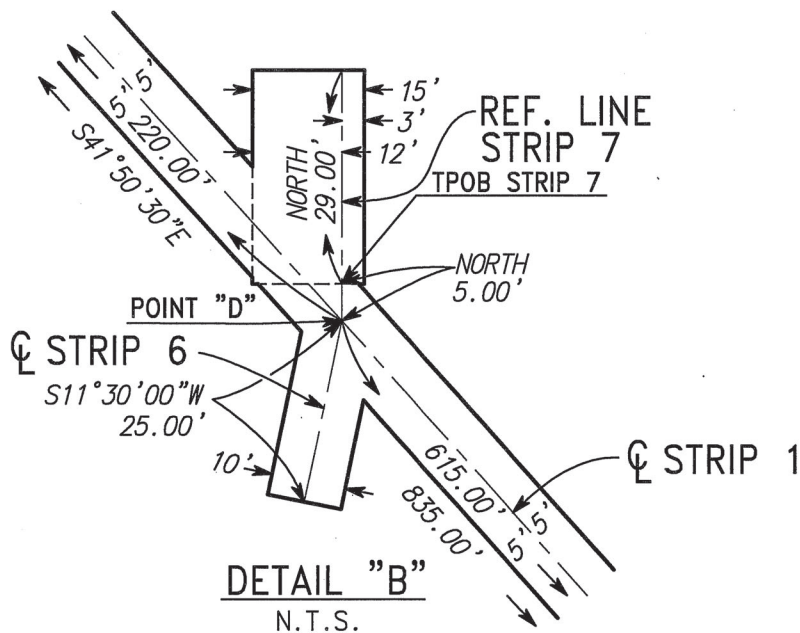
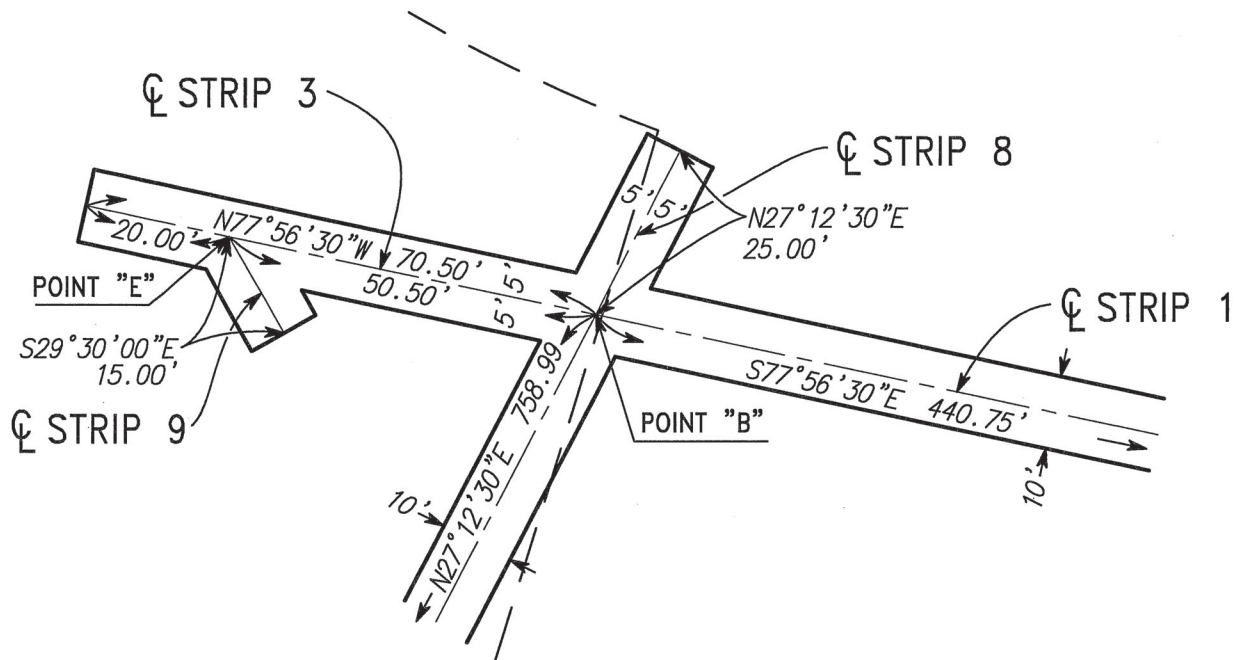


EXHIBIT "B"

SKETCH TO ACCOMPANY A
LEGAL DESCRIPTION FOR

FREMONT CANYON NATURE PRESERVE
FACILITY NO. PR24A
PARCEL NO. 167
ELECTRICAL EASEMENT TO SCE

SHEET 4 OF 4 SHEETS



Irvine Ranch
WATER DISTRICT
15600 SAND CANYON AVENUE, IRVINE, CA 92619

AUGUST 25, 2026

PROJECT 01813