

RECORDING REQUESTED BY AND RETURN TO:

***PACIFIC GAS AND ELECTRIC COMPANY
300 Lakeside Drive, Suite 210
Oakland, CA 94612
Attn: Land Rights Library***

Location: City/~~Union~~ Burlingame

Recording Fee \$ _____

Document Transfer Tax \$ N/A

☒ This is a conveyance where the consideration and Value is less than \$100.00 (R&T 11911).

☐ Computed on Full Value of Property Conveyed, or

☐ Computed on Full Value Less Liens

& Encumbrances Remaining at Time of Sale

☐ Exempt from the fee per GC 27388.1 (a) (2); This document is subject to Documentary Transfer Tax

(SPACE ABOVE FOR RECORDER'S USE ONLY)

Signature of declarant or agent determining tax

LD# 2304-05-10066

EASEMENT DEED

THE CITY OF BURLINGAME, a municipal corporation,

hereinafter called Grantor, hereby grants to PACIFIC GAS AND ELECTRIC COMPANY, a California corporation, hereinafter called Grantee, the right from time to time to excavate for, construct, reconstruct, replace (of initial or any other size), remove, maintain, inspect, and use facilities and associated equipment for public utility purposes, including, but not limited to electric, gas, and communication facilities, together with a right of way therefor, on, over, and under the easement area as hereinafter set forth, and also ingress thereto and egress therefrom, over and across the lands of Grantor situated in the City of Burlingame, County of San Mateo, State of California, described as follows:

(APN 026-121-050)

The parcels of land described and designated PARCEL ONE and PARCEL TWO in the deed from Asta E. Huppe and Frances I. White, Trustees of The Huppe Survivor's Trust, and others to the City of Burlingame, a municipal corporation, dated December 18, 2000 and recorded as Document No. 2000-162608, San Mateo County Official Records.

The easement area is described as follows:

The strip of land described in Exhibit "A" and shown on Exhibit "B" (SJL-16554) attached here to and made a part hereof.

Grantee will make all reasonable efforts to notify Grantor of any vegetation management work, except in the case of emergencies. Grantor further grants to Grantee the right, from time to time, to trim or to cut down, without Grantee paying compensation, any and all trees and brush now or hereafter within said easement area, and shall have the further right, from time to time, to trim and cut down trees and brush along each side of said easement area which now or hereafter in the opinion of Grantee may interfere with or be a hazard to the facilities installed hereunder, or as Grantee deems necessary to comply with applicable state or federal regulations.

Grantor also grants to Grantee the right to use such portion of said lands contiguous to said easement area as may be reasonably necessary in connection with the excavation, construction, reconstruction, replacement, removal, maintenance and inspection of said facilities.

Grantor hereby covenants and agrees not to place or construct, nor allow a third party to place or construct, any building or other structure, or store flammable substances, or drill or operate any well, or construct any reservoir or other obstruction within said easement area, or diminish or substantially add to the ground level within said easement area, or construct any fences that will interfere with the maintenance and operation of said facilities.

Grantor further grants to Grantee the right to apportion to another public utility (as defined in Section 216 of the California Public Utilities Code) the right to excavate for, construct, reconstruct, replace, remove, maintain, inspect, and use the communications facilities within said easement area including ingress thereto and egress therefrom.

Grantor acknowledges that they have read the "Grant of Easement Disclosure Statement", Exhibit "C", attached hereto and made a part hereof.

This document may be executed in multiple counterparts, each of which shall be deemed an original, but all of which, together, shall constitute one and the same instrument.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto, and all covenants shall apply to and run with the land.

Dated: _____, _____.

I hereby certify that a resolution was adopted
on the ____ day of _____, 20____, by the

authorizing the foregoing grant of easement.

By _____

THE CITY OF BURLINGAME, a
municipal corporation

By _____
Name
Title

By _____
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, _____, Notary Public,
Insert name
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 of Notary Public

(Seal)

CAPACITY CLAIMED BY SIGNER

- ☐ Individual(s) signing for oneself/themselves
- ☐ Corporate Officer(s) of the above named corporation(s)
- ☐ Trustee(s) of the above named Trust(s)
- ☐ Partner(s) of the above named Partnership(s)
- ☐ Attorney(s)-in-Fact of the above named Principal(s)
- ☐ Other _____

Pacific Gas and Electric Company



EXHIBIT "C"

GRANT OF EASEMENT DISCLOSURE STATEMENT

This Disclosure Statement will assist you in evaluating the request for granting an easement to Pacific Gas and Electric Company (PG&E) to accommodate a utility service extension to PG&E's applicant. **Please read this disclosure carefully before signing the Grant of Easement.**

- You are under no obligation or threat of condemnation by PG&E to grant this easement.
- The granting of this easement is an accommodation to PG&E's applicant requesting the extension of PG&E utility facilities to the applicant's property or project. Because this easement is an accommodation for a service extension to a single customer or group of customers, PG&E is not authorized to purchase any such easement.
- By granting this easement to PG&E, the easement area may be used to serve additional customers in the area and **may be used to install additional utility facilities**. Installation of any proposed facilities outside of this easement area will require an additional easement.
- Removal and/or pruning of trees or other vegetation on your property may be necessary for the installation of PG&E facilities. You have the option of having PG&E's contractors perform this work on your property, if available, or granting permission to PG&E's applicant or the applicant's contractor to perform this work. Additionally, in order to comply with California fire laws and safety orders, PG&E or its contractors will periodically perform vegetation maintenance activities on your property as provided for in this grant of easement in order to maintain proper clearances from energized electric lines or other facilities.
- The description of the easement location where PG&E utility facilities are to be installed across your property must be satisfactory to you.
- The California Public Utilities Commission has authorized PG&E's applicant to perform the installation of certain utility facilities for utility service. In addition to granting this easement to PG&E, your consent may be requested by the applicant, or applicant's contractor, to work on your property. Upon completion of the applicant's installation, the utility facilities will be inspected by PG&E. When the facility installation is determined to be acceptable the facilities will be conveyed to PG&E by its applicant.

By signing the Grant of Easement, you are acknowledging that you have read this disclosure and understand that you are voluntarily granting the easement to PG&E. Please return the signed and notarized Grant of Easement with this Disclosure Statement attached to PG&E. The duplicate copy of the Grant of Easement and this Disclosure Statement is for your records.

Attach to LD: 2304-05-10066

Area: 1, Peninsula Division

Land Service Office: San Jose

Line of Business: Electric Distribution (43)

Business Doc Type: Easements

MTRSQ: (23.04.05.13.44) – Rancho Buri Buri

FERC License Number: N/A

PG&E Drawing Number: SJL-16554

Plat No.: A0518 (Elec.), 3213-D8 (Gas)

LD of Affected Documents: N/A

LD of Cross Referenced Documents: N/A

Type of interest: Electric Underground Easements (4), Utility Easement (86), Communication Easements (6)

SBE Parcel: N/A

% Being Quitclaimed: N/A

PM: 35615611 - 2200

JCN: N/A

County: San Mateo

Utility Notice Number: N/A

851 Approval Application No.: N/A; Decision: N/A

Prepared By: N2HK

Checked By: M5FW

EXHIBIT "A"
LEGAL DESCRIPTION
(EASEMENT TO PG&E)
1369 N. Carolan Avenue
Burlingame, California

That portion of the Northwest quarter of the Northwest quarter of projected Section 13, Township 4 South, Range 5 West, Mount Diablo Base and Meridian, situated in the City of Burlingame, County of San Mateo, State of California, more particularly described as follows:

BEGINNING at a point from which a found 3/4" iron pipe marking the most Westerly corner of Parcel "W" of that certain Parcel Map filed for record January 7, 1972 in Volume 15 of Parcel Maps at page 19, San Mateo Records bears North 69°38'27" West, a distance of 387.47 feet, said point also being the Northeast corner of that Parcel of Land described in the deed from Asta E. Huppe and others to the City of Burlingame, a municipal corporation, dated December 18, 2000 and filed as Document No. 2000-162608, San Mateo County Official Records;

thence South 29°32'00" West, along the Southeast line of said Parcel of Land, a distance of 2.32 feet;

thence South 34°04'22" West, a distance of 5.73 feet;

thence South 32°56'34" West, a distance of 41.63 feet;

thence South 29°36'52" West, a distance of 60.09 feet;

thence South 27°56'44" West, a distance of 31.54 feet;

thence South 25°01'00" West, a distance of 12.65 feet;

thence South 12°52'59" West, a distance of 3.99 feet to a point of intersection thereof with the Southeast line of said Parcel of Land;

thence South 29°32'00" West, along the Southeast line of said Parcel of Land, a distance of 51.27 feet to the Southeast corner of said Parcel of Land;

thence North 62°12'00" West, along the Southwest line of said Parcel of Land, a distance of 16.96 feet;

thence North 29°32'00" East a distance of 13.42 feet;

thence South 60°28'00" East, a distance of 10.32 feet;

thence North 51°19'47" East, a distance of 1.52 feet;

thence North 29°38'03" East, a distance of 1.70 feet;

thence North 24°19'33" East, a distance of 9.95 feet;

thence North 22°27'48" East, a distance of 11.01 feet;

thence North 26°21'47" East, a distance of 9.02 feet;

thence North 12°52'59" East, a distance of 7.70 feet;

thence North 25°01'00" East, a distance of 13.97 feet;

thence North 27°56'44" East, a distance of 31.94 feet;

thence North 29°36'52" East, a distance of 60.53 feet;

thence North 32°56'34" East, a distance of 42.02 feet;

thence North 34°04'22" East, a distance of 7.06 feet to a point of intersection thereof with the Northeast line of said Parcel of Land and the Southwesterly Right-of-Way line of North Carolan Avenue;

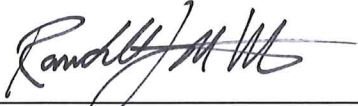
thence South 62°12'00" East, along said Southwesterly Right-of-Way line, a distance of 9.88 feet to the **POINT OF BEGINNING**.

Containing 2,097 square feet, more or less.

END DESCRIPTION

The Basis of Bearings used is based on a course between found 3/4" iron pipes, as shown on the Parcel Map, filed for record January 7, 1972 in Volume 15 of Parcel Maps at page 19, San Mateo Records, and has a bearing of North 62°12'00" West and a distance of 100.57 feet.

This legal description was prepared by me, or under my direction, in accordance with the Professional Land Surveyor's Act.



Date: July 13, 2026

Randell Scott West, PLS 8663
Blair, Church & Flynn





7/13/2026

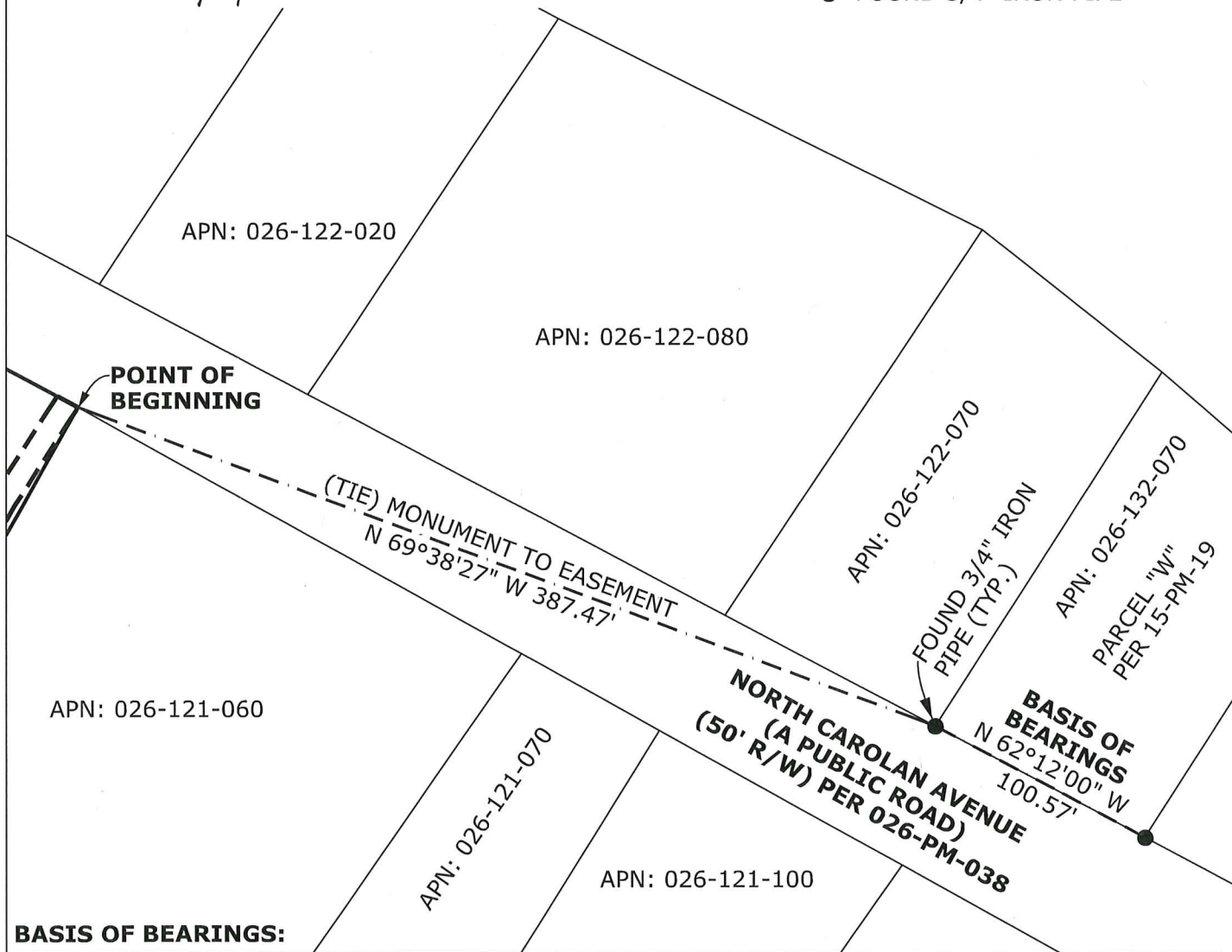
(NW 1/4 OF THE
NW 1/4 OF SEC. 13)
RANCHO BURI BURI

EXHIBIT "B"

PAGE 1 OF 2

LEGEND:

- FOUND 3/4" IRON PIPE



BASIS OF BEARINGS:

THE BASIS OF BEARING USED IS ON A COURSE BETWEEN FOUND 3/4" IRON PIPES, AS SHOWN ON THE PARCEL MAP FILED JANUARY 7, 1972 IN VOLUME 15 OF PARCEL MAPS AT PAGE 19, SAN MATEO COUNTY RECORDS, AND HAS A CALCULATED BEARING OF NORTH 62°12'00" WEST AND A DISTANCE OF 100.57 FEET.

UNLESS OTHERWISE SHOWN ALL COURSES EXTEND TO OR ALONG ALL BOUNDARIES OR LINES.

Applicant:

CITY OF BURLINGAME

SCALE
N.T.S.

DATE
7/13/26

SECTION (13)	TOWNSHIP (4 S.)	RANGE (5 W.)	MERIDIAN (M.D.B.&M.)	COUNTY OF: SAN MATEO	CITY OF: BURLINGAME
PLAT MAP REFERENCES	ELECTRIC A0518, GAS 3213-D8 N/A	PG&E	PENINSULA DIVISION	130849766 AUTHORIZ	SJL-16554 DRAWING NO.

EXHIBIT "B"

PAGE 2 OF 2



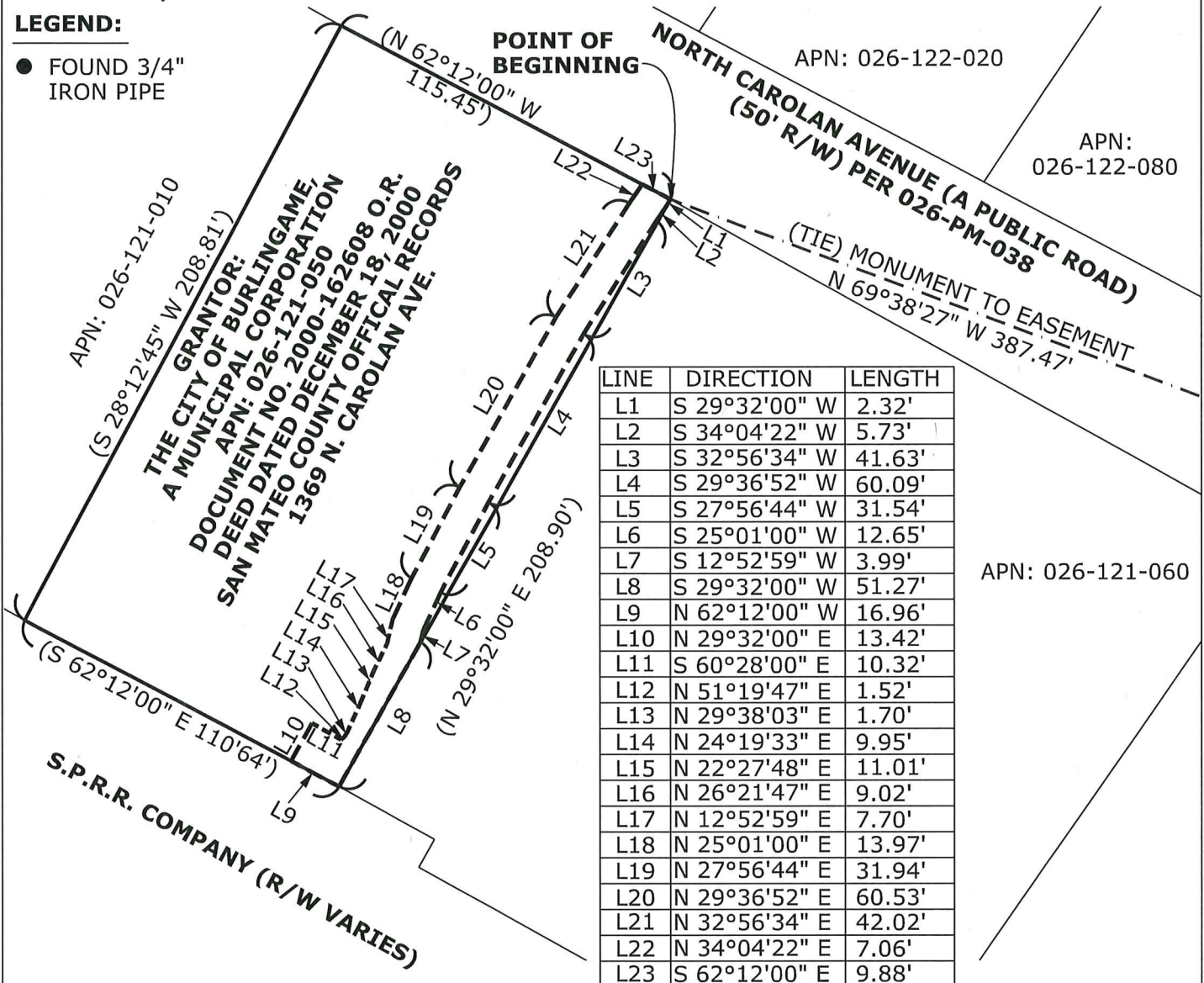
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(NW 1/4 OF THE
NW 1/4 OF SEC. 13)
RANCHO BURI BURI

LEGEND:

- FOUND 3/4" IRON PIPE



UNLESS OTHERWISE SHOWN ALL COURSES EXTEND TO OR ALONG ALL BOUNDARIES OR LINES.

Applicant:

CITY OF BURLINGAME

SCALE
N.T.S.

DATE
7/13/2026

SECTION (13)	TOWNSHIP (4 S.)	RANGE (5 W.)	MERIDIAN (M.D.B.&M.)	COUNTY OF: SAN MATEO		CITY OF: BURLINGAME	
				F.B.: BC&F		DR.BY: N2HK	
						CH.BY: RSW	
PLAT MAP REFERENCES	ELECTRIC A0518, GAS 3213-D8 N/A			PG&E	PENINSULA DIVISION	130849766	SJL-16554
						AUTHORIZ	DRAWING NO.