RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO:

CARSON RECLAMATION AUTHORITY 701 E. Carson Street Carson, California 90745 Attention: Executive Director

APN 7336-010-903 and 905

Space above this line for Recorder's use Exempt from payment of recording fees pursuant to Government Code § 6103.

MUTUAL TERMINATION OF DECLARATION OF COVENANTS, CONDITIONS & RESTRICTIONS AND GRANT OF EASEMENTS

In 2013, CARSON MARKETPLACE, LLC, a California limited liability company ("**Prior Owner**") owned that certain real property as legally described on <u>Exhibit A</u> attached hereto and incorporated herein by reference ("**Property**"). In December 2013, the Prior Owner, as Declarant, and the City of Carson, a municipal corporation ("**City**") entered into that certain Declaration of Covenants, Conditions and Restrictions and Grant of Easements dated December 13, 2013 which was recorded on January 3, 2014 as Instrument No. 20140004197 in the Official Records of Los Angeles County ("**CC&Rs**").

On May 20, 2015 CARSON RECLAMATION AUTHORITY, a joint powers authority ("CRA") acquired fee title to the Property and currently owns the Property.

The City and CRA hereby mutually agree to terminate the CC&Rs in their entirety and release same from the Property.

Dated:, 2023	
CITY:	CRA:
CITY OF CARSON, a California charter city	CARSON RECLAMATION AUTHORITY, a joint powers authority
By: David Roberts, City Manager	By: John Raymond, Executive Director
ATTEST:	ATTEST:
Dr. Khaleah Bradshaw, City Clerk	Dr. Khaleah Bradshaw, CRA Secretary
APPROVED AS TO FORM:	APPROVED AS TO FORM:
ALESHIRE & WYNDER, LLP	ALESHIRE & WYNDER, LLP
By: Sunny Soltani, Esq. City Attorney	By: Sunny Soltani, Esq. Authority Counsel

EXHIBIT "A"

LEGAL DESCRIPTION OF PROPERTY

That certain real property in the City of Carson, County of Los Angeles, State of California, legally described as:

PARCELS 1 AND 2 OF PARCEL MAP NO. 70372, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 377, PAGES 76 THROUGH 89 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THE OIL, GAS, PETROLEUM AND OTHER HYDROCARBON SUBSTANCES WHICH LIE BELOW A PLANE PARALLEL TO AND 500 FEET BELOW THE NATURAL SURFACE OF SAID LAND, WITHOUT HOWEVER, ANY RIGHT TO ENTER UPON THE SURFACE OF SAID LAND, TO EXPLORE FOR, DEVELOP OR REMOVE SAID SUBSTANCES, BUT WITH FULL RIGHT TO EXPLORE FOR, DEVELOP AND REMOVE THE SAME BY MEANS OF WELLS AND EQUIPMENT HAVING SURFACE LOCATION OUTSIDE THE OUTER BOUNDARIES OF SAID LAND, IN AND UNDER OR RECOVERABLE FROM SAID LAND, AS RESERVED IN THE DEED FROM DEL AMO ESTATE COMPANY, A CORPORATION, RECORDED JANUARY 10, 1964 AS INSTRUMENT NO. 2198 IN BOOK D-2318, PAGE 313 OFFICIAL RECORDS.

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 LOS ANGELES) ss. S)		
On	f satisfactory evidence rument and acknowle ized capacity(ies), an	e to be the person(s) whose dged to me that he/she/th d that by his/her/their sig	who se name(s) is/are ney executed the gnature(s) on the
I certify under PENALTY O foregoing paragraph is true a		ne laws of the State of C	alifornia that the
WITNESS my hand and office	ial seal.		
Notary Public		_	
SEAL:			

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 LOS ANGELES) ss.)		
On, 202 public, personally appeared proved to me on the basis of sa subscribed to the within instrur same in his/her/their authorize instrument the person(s) or the instrument.	atisfactory evidence to ment and acknowledge ed capacity(ies), and the	be the person(s) whose na ed to me that he/she/they enat by his/her/their signatu	who me(s) is/are executed the re(s) on the
I certify under PENALTY OF Foregoing paragraph is true and		aws of the State of Califor	nia that the
WITNESS my hand and official	seal.		
Notary Public			
SEAL:			