

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/Uninc _____

Recording Fee \$ _____

Document Transfer Tax \$ _____ 0.00 _____

☒ 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# 2407-08-10206

EASEMENT DEED

PM# 35426816

THE CITY OF SANTA ROSA, 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 electric 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 Santa Rosa, County of Sonoma, State of California, described as follows:

(APN 009-012-025)

LANDS OF CITY OF SANTA ROSA as shown upon the Record of Survey Map filed for record April 12, 2019 in Book 804 of Maps at page 45, Sonoma County Records.

The easement area is described as follows:

Strip 1

A strip of land of varying widths, being initially of the uniform width of 10 feet, lying 5 feet on each side of the line described as follows:

Commencing at the found 3" Brass Disk Cast "City of Santa Rosa" as shown upon the Record of Survey Map filed for record April 12, 2019 in Book 804 of Maps at page 45, Sonoma County Records, and running thence

(a) South 9°59'48" East, 56.52 feet

to a point within the LANDS OF CITY OF SANTA ROSA as shown upon said Record of Survey Map, said point herein for convenience called Point "A", being the TRUE POINT OF BEGINNING of said line; thence

(1) North 79°24'21" West, 18.20 feet;

thence changing from the uniform width of 10 feet to the uniform width of 15 feet lying 7.5 feet on each side of the remaining course of said line

(2) North 80°12'55" West, 18.3 feet, more or less,

to a point in the southeasterly boundary line of the city street known as 5th Street (60 feet wide); the side lines of said strip of land shall be lengthened or shortened at the westerly terminus thereof so as to terminate in said southeasterly boundary line.

Strip 2

A strip of land of the uniform width of 10 feet, lying 5 feet on each side of the line described as follows:

Beginning at said Point "A" and running thence

(1) North 2°19'39" East 27.4 feet, more or less,

to a point in the southeasterly boundary line of said city street known as 5th Street (60 feet wide); the side lines of said strip of land shall be lengthened or shortened at the northerly terminus thereof so as to terminate in said southeasterly boundary line.

The foregoing description is based on a survey made by Grantee in August 2025. The basis of bearings for this description is North 60°34'22" East, 381.23 feet between the found 3" Brass Caps Cast "City of Santa Rosa" as shown upon Record of Survey filed for record April 12, 2019 in Book 804 of Maps at page 45, Sonoma County Records.

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 reasonable 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 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.

Grantee shall indemnify Grantor against any loss and damage which shall be caused by any negligent act or omission of Grantee or of its agents or employees in the course of their employment, provided, however, that this indemnity shall not extend to that portion of such loss or damage that shall have been caused by Grantor's comparative negligence or willful misconduct.

The legal description herein, or the map attached hereto, defining the location of this utility distribution easement, was prepared by Grantee pursuant to Section 8730(c) of the Business and Professions Code.

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 4th day of November, 2025, by the City
Council of the City of Santa Rosa authorizing
the foregoing grant of easement.

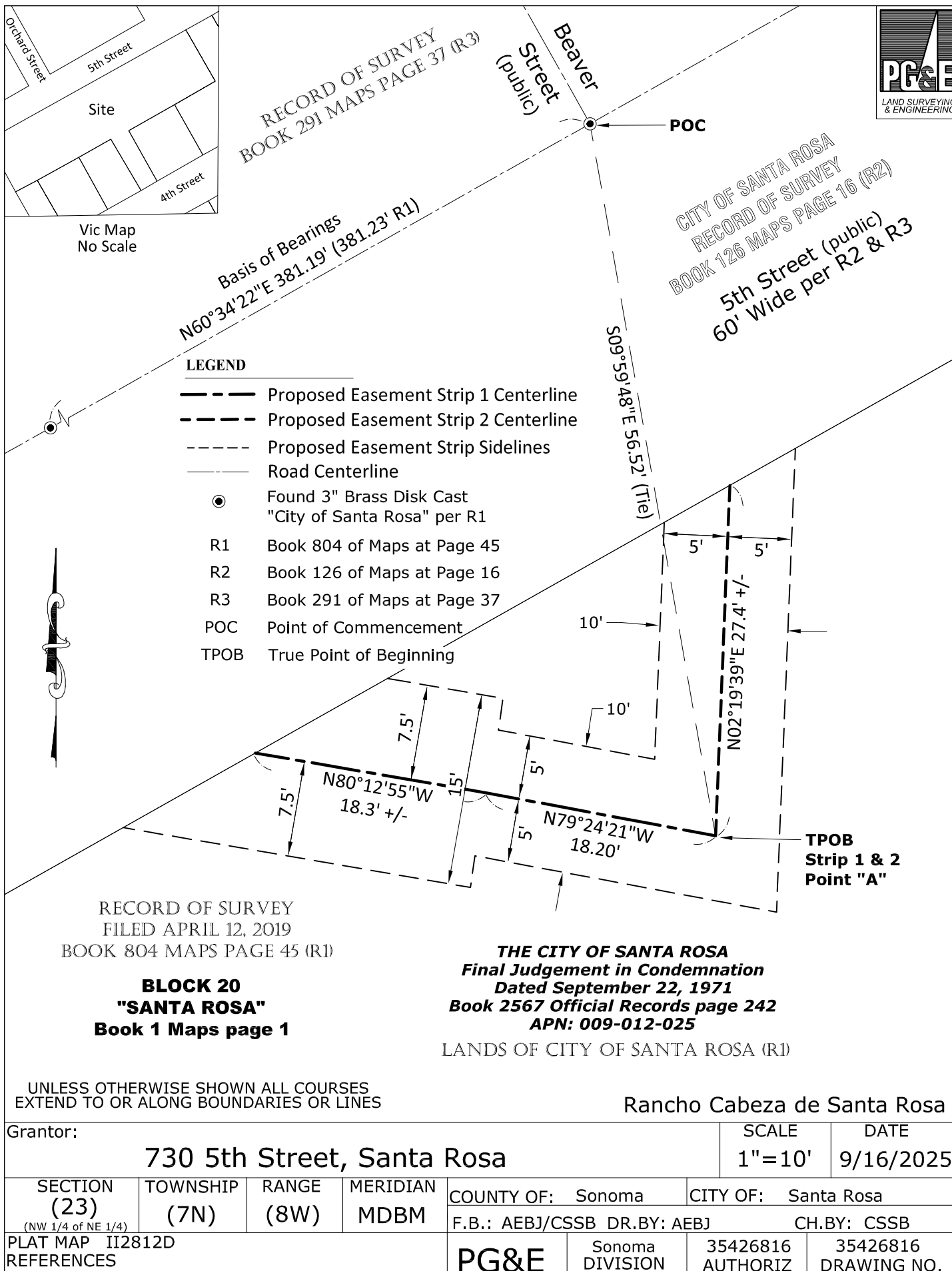
By _____

THE CITY OF SANTA ROSA, a municipal
corporation

By _____

Name _____

Title _____



Attach to LD: 2407-08-10206

Area, Region or Location: 7

Land Service Office: Santa Rosa

Line of Business: Electric Distribution (43)

Business Doc Type: Easements

MTRSQ: 24.07.08.23.14

Lat/Long: 38.442286, -122.711601

FERC License Number: N/A

PG&E Drawing Number: 35426816

Plat No.: (E) II2812D

LD of Affected Documents: N/A

LD of Cross-Referenced Documents: N/A

Type of interest: Electric Underground Easements (4)

SBE Parcel: N/A

% Being Quitclaimed: N/A

Order or PM: 35426816

JCN: N/A

County: Sonoma

Utility Notice Number: N/A

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

Prepared By: AEBJ

Checked By: CSSB *cssb*

Approved By: CTBA *CTBA* (removed contiguous lands clause; removed language from granting clause: public utility purposes, including, but not limited to gas)

Revised by: N/A

PW: LS&ES\Distribution - North Coast\Santa Rosa\Archive\R_W 2025\Sonoma\35426816 - 730 5th St, Santa Rosa