



**Sacramento County**  
**Donna Allred, Clerk/Recorder**

RECORDING REQUESTED BY  
Ziad A. Alaywan and Deborah A. Alaywan

Doc # **202008270833**

Fees \$98.00

8/27/2020 11:50:52 AM

Taxes \$0.00

WHEN RECORDED MAIL DOCUMENT TO:

Lori S. Whittaker, Law Offices of  
1330 W. Robinhood Dr. Suite A-9  
Stockton, CA 95207

CLL  
Titles 1  
Pages 2

PCOR \$0.00  
Paid \$98.00

Mail Tax Statements To:

Ziad A. Alaywan and Deborah A. Alaywan  
604 Sutter Street, Suite 250  
Folsom, CA 95630

APN: 070-0111-010

Space above this line for Recorder's use

### GRANT DEED

GRANT DEED (Excluded from Reappraisal Under Proposition 13, i.e., Calif. Const. Art 13A§1 et. seq.)

The undersigned grantor(s) declare(s) under penalty of perjury that the following is true and correct:

THERE IS NO CONSIDERATION FOR THIS TRANSFER. DOCUMENTARY TRANSFER TAX IS \$0

☐ Computed on full value of property conveyed, or ☐ Computed on full value less value of liens or encumbrances remaining at time of sale or transfer ☒ There is no Documentary transfer tax due pursuant to R&T 11925. Grantors and grantees are comprised of the same parties and their proportional interest remains the same immediately following transfer.

☐ Unincorporated area: ☒ City of Folsom

**This is a Transfer under §62a(2) of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion:** ☒ transfer between an individual and a legal entity that results solely in a change in the method of holding title to the real property and in which proportional ownership interests of the transferors and transferees, remain the same after the transfer.

**GRANTOR(S):** Ziad Ahmed Alaywan and Deborah Anne Alaywan, husband and wife as community property with right of survivorship

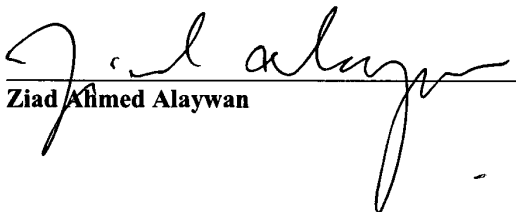
**hereby GRANT(S) TO:** Cedrus Holdings Limited Partnership, A California Limited Partnership

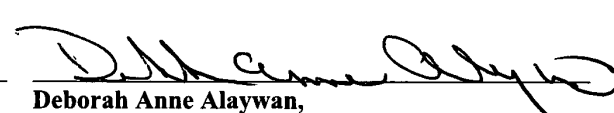
the following described real property in the County of Sacramento, State of California:

The Northerly 74 feet of Lots 1 and 2, Block 24, as shown on the Plat of Town of Folsom, recorded in the office of the County Recorder of Sacramento County, California on December 27, 1855, in Book 1 of Maps, Map No. 7. Said Northerly 74 feet being measured along the Westerly line of said Scott Street.

Commonly known as 603 Sutter Street, Folsom, CA 95630

Dated: July 17, 2020

  
Ziad Ahmed Alaywan

  
Deborah Anne Alaywan,

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 )  
 ) ss.  
COUNTY OF Sacramento )

On July 17<sup>th</sup>, 2020 before me, J. Nagel, Notary Public, personally appeared ZIAD AHMED ALAYWAN and DEBORAH ANNE ALAYWAN, who proved to me on the basis of satisfactory evidence to be the person(s) whose names(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 persons(s), or the entity upon behalf of which the persons(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)

