

FREE RECORDING REQUESTED
PURSUANT TO GOVERNMENT
CODE SECTION 6103

RECORD FOR BENEFIT OF, AT
REQUEST OF AND RETURN TO:
Clerk of the Board of Supervisors
1115 Truxtun Avenue, 5th Floor
Bakersfield, California 93301

APN []

This space for Recorder's Use

IRREVOCABLE OFFER OF DEDICATION FOR LINE OF SIGHT EASEMENT

FOR A VALUABLE CONSIDERATION, receipt of which is acknowledged,

[Insert name of Grantor] (“**Grantor**”)

grants to the County of Kern (“**County**”) an irrevocable offer of dedication (“**Offer**”) for a line of sight easement (“**Easement**”), over and across the real property (“**Property**”) in the County of Kern, State of California, [legally described as follows:] [legally described on **Exhibit “A.”**]

[Insert legal description or attach Exhibit “A”]

The Offer is made pursuant to Section 7050 of the California Government Code and may be accepted at any time by the Board of Supervisors of the County of Kern.

The Offer shall convey to County, upon its acceptance, a superior right of easement over any facilities located on or under the Property.

The Offer may be terminated, and right to accept the Offer may be abandoned, in the same manner as is prescribed for the vacation of streets or highways by Part 3 of Division 9 of California Streets and Highways Code. The termination and abandonment may be made by the Board of Supervisors of the County of Kern.

The Easement shall be kept open, clear, and free from buildings, structures and improvements of any kind.

Shrubs and other landscaping within the Easement shall not exceed three feet (3’) in height as measured from the flow line of the curb and gutter or the edge of pavement, as applicable. Trees within the Easement **either** (i) shall not exceed three feet in height as measured from the flow line of the curb and gutter or the edge of pavement, as applicable, **or** (ii) shall not have branches, leaves or other parts of the tree, excluding the trunk, less than seven and one-half feet (7.5’) in height as measured from the flow line of the curb and gutter or the edge of pavement, as applicable. The trunk of a tree located in the Easement shall be less than three inches (3”) in diameter. In the case of single trees with multiple trunks, the total diameter of all trunks shall not be more than three inches

(3”) in diameter. Examples of these restrictions are shown on Plate T-8 of the Kern County Development Standards, dated August 5, 2010.

The Offer shall be irrevocable and shall be binding on Grantor and its heirs, executors, administrators, successors and assigns.

The term “Grantor” shall include the plural and the singular number, and the word “it” shall include the feminine and the masculine gender.

Grantor represents and warrants that it is the fee simple title owner of the Property.

Grantor has executed, acknowledged and delivered this Irrevocable Offer of Dedication for Line of Sight Easement as of _____, 20 ____.

“Grantor”

[Attach Acknowledgement by Grantor and Certificate of Acceptance by Clerk of Board]

*** Note: If the Property is encumbered by a deed of trust, the signature of the trustee is required on the document with this language:**

The undersigned, claiming some right, title or interest in the Property, consents to the making of the Irrevocable Offer of Dedication for Line of Sight Easement, and agrees to be bound by its terms and agrees that its right, title or interest is subject to the Irrevocable Offer of Dedication for Line of Sight Easement.

[Attach Acknowledgement]