



# APPLICATION FOR MISCELLANEOUS PLANNING ACTIONS

City of La Habra Planning Department  
110 East La Habra Blvd., La Habra Ca 90631  
Phone: (562) 383-4100 Fax: (562) 383-4476

Action #  
LLA 22-01

Property Owner	Name of Representative
Name <u>Green Hills Baptist Church</u>	Name <u>Matt Wooley</u>
Address <u>2200 W. Imperial Hwy</u> <u>La Habra CA 90631</u>	Address <u>2200 W. Imperial Hwy</u> <u>La Habra CA 90631</u>
Phone: Home ( ) _____	Phone <u>(562) 943-7291</u>
Work <u>(562) 943-7291</u>	Fax: ( ) _____
Fax ( ) _____	E-mail <u>matt@thechurch.life</u>
E-mail <u>Matt@thechurch.life</u>	

Location of Property 2200 W Imperial Hwy + 1240 Brass Lantern Dr

Legal Description of Property \_\_\_\_\_ Tract No. \_\_\_\_\_ Lot No. \_\_\_\_\_ or See Attached Legal Description

Assessors Parcel Number 019-283-15 / 019-283-02

Check One:

<input type="checkbox"/> Modification	<input type="checkbox"/> Transportation Demand Mgmt. Plan (Staff Review)
<input type="checkbox"/> Time Extension	<input type="checkbox"/> Transportation Demand Mgmt. Plan (Commission)
<input type="checkbox"/> Continuance (Applicant)	<input type="checkbox"/> Staff Research
<input type="checkbox"/> Continuance (Staff)	<input type="checkbox"/> Commission Interpretation
<input type="checkbox"/> Administrative Adjustment	<input type="checkbox"/> Other _____
<input checked="" type="checkbox"/> Lot Line Adjustment	

**Explanation of Proposal:**

The church owns both properties and would like to "annex" the back part of the house onto the church parcel.

I, (We) Barbara S. Barr, being duly sworn, depose and say that I am (we are) the owner (s) of the property involved in this petition and that the statements and answers herein contained and the information herewith submitted are in all respects true and correct to the best of my (our) knowledge.

PROPERTY OWNERS SIGNATURE Barbara S. Barr

Name: Barbara S. Barr

Date: 4-12-2022

**FOR OFFICE USE ONLY:**

Application and Fee received by V.R.

Date 5/3/22 Amount \$ \_\_\_\_\_

Homeowners Escrow

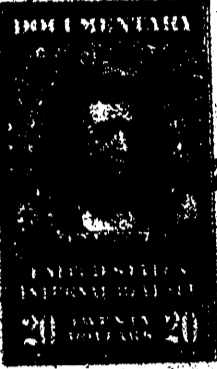
AND WHEN RECORDED MAIL TO

RECORDED AT REQUEST OF  
TITLE INS. & TRUST CO.  
IN OFFICIAL RECORDS OF  
ORANGE COUNTY, CALIF.  
9 AM JUL 23 1962  
RUBY McFARLAND, County Recorder

\$4.40

Name  
Street  
Address  
City & State  
Baptist Church Loan Corpn.  
106 Baptist Building  
Dallas, Texas

SPACE ABOVE THIS LINE FOR RECORDER'S USE



AFFIX I.R.S. \$88.00 IN THIS SPACE



# Corporation Grant Deed

THIS FORM FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

TO 406 C

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged. **ROSARIO VENTURES, a corporation, and PENOBSCOT INVESTORS COMPANY NO. 8, INC., a corporation** both **A corporation organized under the laws of the state of California** hereby GRANTS to **BAPTIST CHURCH LOAN CORPORATION, a Texas corporation**

the following described real property in the **City of La Habra**  
County of **Orange**, State of California:  
per description attached hereto and made a part hereof:

That portion of the northwest quarter of section 18, in Tract No. 64, in the city of La Habra, county of Orange, state of California, as per map recorded in book 10 page 14 of Miscellaneous Maps, in the office of the county recorder of said county, described as follows:

Beginning at a point on the North line of said section 18 and on the center line of Imperial Highway, distant North 89° 49' 30" West 75.00 feet from the North quarter corner of said section; thence North 89° 49' 30" West 1004.56 feet, along said North line; thence South 0° 10' 30" West 332.18 feet, to the true point of beginning; thence North 0° 10' 30" East 257.18 feet, to the beginning of a tangent curve, concave to the southeast and having a radius of 25.00 feet; thence northerly and northeasterly 39.27 feet along said curve to its point of tangency with a line which is parallel with and distant southerly 50.00 feet, measured at right angles, from the northerly line of said section; thence South 89° 49' 30" East 667.46 feet along said parallel line to the center line of the proposed Coyote Creek Channel; thence South 44° 42' 01" West 395.80 feet to the intersection with a line having a bearing of South 89° 49' 30" East and which passes through the true point of beginning; thence North 89° 49' 30" West 414.92 feet along said line to the true point of beginning.

EXCEPT THE PORTION THEREOF INCLUDED WITHIN A STRIP OF LAND 120.00 FEET IN WIDTH, lying 60.00 feet on each side of the following described centerline: Beginning at a point on the northerly line of said section 18 and on the center line of Imperial Highway, distant North 89° 49' 30" West 337.92 feet from the North quarter corner of said section 18; thence South 44° 42' 01" West 1871.20 feet, to a point on the southerly line of said north half of section 18, said point being distant easterly 986.06 feet, along said southerly line from the westerly line of said section 18.

EXCEPT all oil, gas, asphaltum and other hydrocarbons and all other minerals whether similar or dissimilar to those herein specified and including all fissionable materials within or that may be produced or extracted or taken from said land lying below a depth of 500 feet beneath the surface thereof, as reserved in the deed from Standard Oil Company of California, recorded June 2, 1961 in book 5742 page 995, Official Records.

Provided, however, that it is a part of the consideration of this deed that the above land is conveyed, and this conveyance is accepted upon each of the following expressed conditions which shall be and operate as the expressed conditions subsequent and shall apply to and bind the Grantor and the Grantee and their respective successors and assigns, to wit:

77  
3/62/15

address of the architectural committee and of each member thereof, namely, Lee M. Morehouse and William D. Lusk is 10522 S. Santa Gertrudes Ave., Whittier, California.

The Grantor, its successors or assigns, shall at all times have full power to remove any member or members of said committee and to make appointments to fill any vacancy or vacancies in the membership of said committee.

*6/13/80  
A.P. W.  
RC*

The approval by said Architectural Committee shall not be unreasonably withheld. However, if any dispute arises between said Architectural Committee and Grantee, its successors or assigns, with respect to the architectural approval, which cannot be amicably resolved, such dispute shall be resolved by arbitration. The Architectural Committee shall select an individual to represent them and Grantee, its successors or assigns, shall select an individual to represent it, and these two individuals shall be the arbitrators. In the event the two arbitrators cannot agree on a decision resolving such dispute, they shall select another individual as a third arbitrator. If the said two arbitrators are unable to agree on a third arbitrator, said third arbitrator shall be selected in accordance with Provision 1283 of the Code of Civil Procedure. After the selection of the third arbitrator, the three arbitrators shall render a decision resolving such dispute, which decision will be final and binding on both the Architectural Committee and Grantee, its successors or assigns.

2. That each and all of the conditions herein contained shall terminate and be of no further force and effect, either legally or equitably, or after the 1st day of January, 1980.

3. The main building on any lot in said property shall be constructed or assembled on said property and not moved thereon from elsewhere, and no structure of any kind shall be erected or placed upon said property until the style, design, appearance and proposed location thereof shall have received the written approval of at least two members of said committee; provided, however, if no committee is in existence or if said committee fails to approve or disapprove such style, design, appearance or location within thirty (30) days after such plans have been submitted to it (accompanied by written application of such approval), or if no suit to enjoin the erection of such structure has been commenced prior to the completion thereof, then such approval,

6186 14283

4. That all buildings placed on any of said real property shall be located in accordance with the ordinances of the governing body having jurisdiction over the real property.
5. No garage, basement, out-building, shack, barn, tent, trailer or temporary structure placed or maintained on said property shall at any time be used or occupied as a residence, either temporarily or permanently, nor shall any structure of a temporary character be used as a residence. No dwelling on said property shall be occupied while in course of construction nor until made to comply with all conditions set forth herein nor shall any trailer be parked on the property.
6. No noxious or offensive trace or activity shall be carried on said property, nor shall anything be done thereon which may be or become a nuisance to the neighborhood, and property shall not be used or maintained as a dumping ground for rubbish, and there shall not at any time be permitted or maintained any hogs, cattle, horses, goats, rabbits, poultry or similar livestock on said property.
7. No derrick or other structure designed for use in boring, mining, or quarrying for water, oil or natural gas, or precious minerals shall ever be erected, maintained or permitted upon said property.
8. That Grantee of said property agrees for himself, his heirs, assigns or successors in interest that he will permit free access by owners of adjacent or adjoining lots to slopes or drainageways located on his property which affect said adjacent or adjoining lots, when such access is essential for the maintenance of permanent stabilization on said slopes, or maintenance of the drainage facilities for the protection and use of property other than the lot on which the slope or drainageway is located.
9. That Grantee agrees for himself and his assigns that he will not in any way interfere with the established drainage pattern over his property from adjoining or other lots in tract 4108, or that he will make adequate provisions for proper drainage over his property.

The foregoing conditions are to run with the land and should be binding upon all parties and persons claiming under them, subject to the right of change and modification thereof by the agreement of Grantor, its successors or assigns, of said reversionary right, and the then owner of the foregoing described property, duly executed and acknowledged, and recorded in the office of the County Recorder of Orange County, State of California.

Any breach or violation of any of the foregoing conditions may be enjoined, abated, or remedied, or damages may be recovered on account thereof, by appropriate proceedings of law by the Grantor, its successor or assign; but the breach of any of said conditions or any re-entry by reason thereof, shall not defeat, affect, or render invalid the lien of any mortgage or deed of trust made in good faith and for value upon any of said real property. That such conditions shall be binding upon and effective against any owner thereof whose title is acquired by foreclosure, trustee's sale, or otherwise, as to any subsequent breach.

- Subject to:
1. All general and special county and city taxes for the fiscal year 1962-19 63.
  2. Conditions, restrictions, reservations, easements, rights and rights of way of record.

IN WITNESS WHEREOF, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its Vice President and Secretary thereunto duly authorized.

Dated: July 17, 1962

ROSARIO VENTURES

By: Clifford L. Holmes  
Vice President

By: Alice Coiner  
Secretary

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its \_\_\_\_\_ President and \_\_\_\_\_ Secretary thereunto duly authorized.

Dated: July 17, 1962

STATE OF CALIFORNIA

COUNTY OF Los Angeles } ss.

On July 19, 1962 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Clifford L. Holmes, known to me to be the President, and Alice Coiner known to me to be

Secretary of the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the within Instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

(Seal)

Signature

Helen Thornley  
Name (Typed or Printed)

Notary Public in and for said County and State

PENOBSCOT INVESTORS COMPANY, INC.

By: Clifford L. Holmes  
President

By: Alice Coiner  
Secretary

Title Order No. 316245

Escrow ~~order~~ No. 5868

My Commission Expires Jan. 12, 1963

TO 449 C (524)  
(Corporation)

BOOK 6186 PAGE 285

STATE OF CALIFORNIA

COUNTY OF Los Angeles } SS.

On July 19, 1962 before me, the under-

signed, a Notary Public in and for said County and State, personally  
appeared Clifford L. Holmes

known to me to be the Alice Coiner President, and

Alice Coiner, known to me to be  
Secretary of the corporation that executed the  
within Instrument, known to me to be the persons who executed the  
within Instrument on behalf of the corporation therein named, and  
acknowledged to me that such corporation executed the within instru-  
ment pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

(Seal)

Signature

*Helen Thornley*  
Helen Thornley

My Commission Expires Jan. 12, 1963 (Typed or Printed)  
Notary Public in and for said County and State

STAPLE HERE

RECORDED AT THE REQUEST OF  
CHICAGO TITLE COMPANY

RECORDING REQUESTED BY:  
Green Hills Baptist Church

Recorded in Official Records, Orange County  
Hugh Nguyen, Clerk-Recorder



6.00

\* \$ R 0 0 0 6 2 2 9 7 8 7 \$ \*  
2013000563526 1:46 pm 10/01/13  
93 406 G02 1 06  
335.50 335.50 0.00 0.00 0.00 0.00 0.00 0.00

WHEN RECORDED MAIL TO  
AND MAIL TAX STATEMENTS TO:  
Green Hills Baptist Church  
by David R. Smith, President  
2200 West Imperial Hwy  
La Habra, CA 90631

GRANT DEED

Title Order No.: 111310001 Escrow No.: 4120 APN: 019-283-02

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX\$ 671.00 City Tax \$

- Computed on full value of property conveyed
- Computed on full value less of liens or encumbrances remaining at time of sale
- Unincorporated area: \_\_\_\_\_  City of La Habra

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
Frances M. Arnstad, as Trustee and the Subsequent Trustee of the Frances M. Arnstad Trust dated July 27, 1994

hereby GRANTS to: Green Hills Baptist Church La Habra, California

the following described real property in the County of Orange, State of California:  
Lot 83 of Tract No 4108, in the City of La Habra, County Orange, State of California, as per map recorded in Book 164, Pages 7 thru 11 Inclusive of Miscellaneous Maps, in the Office of the County Recorder of said County

Commonly known as: 1240 Brass Lantern Drive, La Habra, CA 90631

Dated: August 21, 2013

State of California }  
County of Los Angeles } S.S.

On Sept. 17<sup>th</sup> in the year 2013 before me,  
Katherine L. Dowling a notary public for the State of California

personally appeared: Frances M. Arnstad, Trustee

*Frances M. Arnstad*  
Frances M. Arnstad, Trustee

,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 *Katherine L. Dowling*

