

**RESOLUTION OF THE
LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY
DECLARING CERTAIN REAL PROPERTY INTERESTS NECESSARY FOR PUBLIC
PURPOSES AND AUTHORIZING THE ACQUISITION THEREOF
(CRENSHAW/LAX PARCELS NO. HS-2701 AND HS-2701-1)**

THE LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:

Section 1.

The LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY ("METRO") is a public entity organized and existing pursuant to Chapter 2 of Division 12 of the California Public Utilities Code (commencing with Section 130050).

Section 2.

The property interest described hereinafter is to be taken for public use, namely, for public transportation purposes and all uses necessary, incidental or convenient thereto, and for all public purposes pursuant to the authority conferred upon the Board to acquire property by eminent domain by California Public Utilities Code Sections 30000-33027, inclusive, and particularly Section 30503 and 30600, Sections 130000-132650, inclusive, and particularly Sections 130051.13 and 130220.5, Code of Civil Procedure Sections 1230.010-1273.050, inclusive, and particularly Sections 1240.510 and 1240.610, and Article I, Section 19 of the California Constitution.

Section 3.

The property interest consists of the acquisition of a fee interest, along with the immovable fixtures and equipment located thereon, as described more specifically in the legal description (Exhibits "A" and "A-1") and depicted on the Plat Maps (Exhibits "B" and "B-1"), attached hereto (hereinafter, the "Property"), all of which are incorporated herein by this reference.

Section 4

(a) The acquisition of the above-described Property is necessary for the development, construction, operation, and maintenance of the Crenshaw/LAX Transit Corridor Project ("Project");

(b) The environmental impacts of the Project were evaluated in the Final Environmental Impact Statement/Final Environmental Impact Report (FEIS/FEIR)

for this Project which was certified by the Board on September 22, 2011. The Board found that in accordance with the California Environmental Quality Act Guidelines, Section 15162, no subsequent or supplemental Environmental Impact Report is required for the Project;

(c) The Board has reviewed and considered the FEIS/FEIR, before and as part of the process of determining whether to acquire the above-referenced Property; and

(d) Metro has received approval from the Federal Transit Administration to acquire the Property without the need for any subsequent environmental report or study following the necessary analyses set forth above along with the analysis of the acquisition of both Parcels HS-2701 and HS-2701-1.

Section 5.

The Board hereby declares that it has found and determined each of the following:

(a) The public interest and necessity require the proposed Project;

(b) The proposed Project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury;

(c) The Property sought to be acquired, which has been described herein, is necessary for the proposed Project; and

(d) The offer required by Section 7267.2 of the Government Code has been made to the Owner.

Section 6.

Pursuant to Sections 1240.510 and 1240.610 of the Code of Civil Procedure, to the extent that the Property is already devoted to a public use, the use to which the Property is to be put is a more necessary public use than the use to which the Property is already devoted, or, in the alternative, is a compatible public use which will not unreasonably interfere with or impair the continuance of the public use to which the Property is already devoted.

Section 7.

That notice of intention to adopt this resolution was given by first class mail to each person whose Property is to be acquired by eminent domain in accordance with Section 1245.235 of the Code of Civil Procedure and a hearing was conducted by the Board on the matters contained herein.

Section 8.

Legal Counsel is hereby authorized and directed to take all steps necessary to commence and continue legal proceedings, in a court of competent jurisdiction, to acquire the Property described above by eminent domain. Counsel is also authorized and directed to maintain the existing Order for Prejudgment Possession for Parcel HS-2701 of said Property in accordance with the provisions of the eminent domain law and is further directed that the total sum of probable just compensation required for HS-2701-1 and related costs be deposited with the State Treasurer or the Clerk of the Superior Court. Counsel may enter into stipulated Orders for Prejudgment Possession and/or Possession and Use Agreements, where such agreements constitute the functional equivalent of an Order for Prejudgment Possession if necessary. Counsel is further authorized to correct any errors or to make or agree to any non-material changes to the legal description of the real property that are deemed necessary for the conduct of the condemnation action or other proceedings or transactions required to acquire the Property.

Counsel is further authorized to compromise and settle such eminent domain proceedings, if such settlement can be reached, and in that event, to take all necessary action to complete the acquisition, including stipulations as to judgment and other matters, and causing all payments to be made.

I, MICHELLE JACKSON, Secretary of the Los Angeles County Metropolitan Transportation Authority, do hereby certify that the foregoing Resolution was duly and regularly adopted by a vote of two-thirds of all the members of the Board of the Metropolitan Transportation Authority at a meeting held on the 23rd day of March, 2017.

Date: _____

MICHELLE JACKSON
LACMTA Secretary

ATTACHMENTS

- 1 - Legal Description (Exhibits "A" and "A-1")
- 2 - Plat Map (Exhibits "B" and "B-1")

EXHIBIT "A"
LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR FEE PURPOSES
PARCEL NUMBER HS-2701

THAT PORTION OF LOT 6 IN THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 2 SOUTH, RANGE 14 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF INGLEWOOD, AS SAID LOT IS SHOWN ON THE RANCHO SAUSAL REDONDO MAP FILED IN BOOK 507 PAGE 508, OF PATENT MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHEASTERLY PROLONGATION OF THE SOUTHEASTERLY LINE OF LONG STREET, 50 FEET WIDE, AS SHOWN ON TRACT NO 4476, RECORDED IN BOOK 49, PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, WITH THE SOUTHWESTERLY LINE OF REDONDO BOULEVARD, 65 FEET WIDE, SHOWN AS "LOS ANGELES STREET" ON SAID TRACT NO. 4476; THENCE ALONG SAID SOUTHEASTERLY PROLONGATION S29°11'34"E 50.00 FEET TO A POINT ON THE NORTHERLY LINE OF THE LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY RIGHT OF WAY, 50 FEET WIDE, SHOWN AS A.T.& S.F. RR ON SAID TRACT NO. 4476; THENCE ALONG SAID NORTHERLY LINE N60°48'26"E 468.62 FEET TO THE EASTERLY LINE OF WEST BOULEVARD, 67 FEET WIDE; THENCE ALONG SAID EASTERLY LINE N00°23'03"E 57.49 FEET TO THE SAID SOUTHWESTERLY LINE OF REDONDO BOULEVARD; THENCE ALONG SAID SOUTHWESTERLY LINE S60°48'26"W 497.00 FEET TO THE POINT OF BEGINNING.

CONTAINS: 24,141 SQUARE FEET.

NOTE:

THIS LEGAL DESCRIPTION WAS NOT PREPARED FOR ANY PURPOSE THAT WOULD BE IN VIOLATION OF THE STATE OF CALIFORNIA SUBDIVISION MAP ACT OR LOCAL ORDINANCES OF THE GOVERNING BODY HAVING JURISDICTION.

PREPARED BY:

Stephanie A. Wagner
STEPHANIE A. WAGNER, P.L.S. 5752

July 27, 2011
DATE:



EXHIBIT "A"

LEGAL DESCRIPTION FOR PARTIAL ACQUISITION PURPOSES
PARCEL NUMBER HS-2701-1
(SHEET 1 OF 3)

PARCEL NUMBER HS-2701-1A

LOTS 375, 376, AND 377 OF TRACT NO. 4476, IN THE CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 49, PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, NAPHTHA, GAS AND OTHER MINERAL SUBSTANCES DEPOSITED IN, LYING UNDER, OR FLOWING THROUGH SAID LAND, AS RESERVED TO THE GRANTOR THEREIN IN DEEDS EXECUTED BY LOS ANGELES INVESTMENT COMPANY, A CORPORATION, RECORDED IN BOOK 1162, PAGE 79, OFFICIAL RECORDS, AS TO LOT 375; IN BOOK 1035, PAGE 296, OFFICIAL RECORDS, AS TO LOT 376; IN BOOK 1554, PAGE 171, OFFICIAL RECORDS, AS TO LOT 377, BY DEED RECORDED APRIL 7, 1965, LOS ANGELES INVESTMENT COMPANY, A CORPORATION, QUITCLAIMED TO THE RECORD OWNERS OF SAID LAND ALL RIGHT WHICH IT NOW HAS OR OWNS TO ENTER UPON THE SURFACE OF SAID LAND.

PROVIDED, HOWEVER, AND ON CONDITION THAT THIS RELEASE SHALL APPLY SOLELY AND ONLY TO RIGHTS OF ENTRY UPON THE SURFACE OF SAID PROPERTY FOR THE PURPOSE OF DRILLING FOR OIL, GAS OR ANY OTHER HYDROCARBON SUBSTANCES, AS EXTRACTING ANY MINERALS ON SAID PROPERTY, BUT NOTHING HEREIN CONTAINED SHALL BE DEEMED TO PREVENT SAID LOS ANGELES INVESTMENT COMPANY, ITS SUCCESSORS OR ASSIGNS, FROM EXTRACTING OR CAPTURING SAID MINERALS BY DRILLING OR CONDUCTING SUBSURFACE DRILLING OPERATIONS AT DEPTHS BELOW 500 FEET FROM THE SURFACE OF THE GROUND FROM SURFACE LOCATIONS ON ADJACENT OR NEIGHBORING LANDS AND IN SUCH A MANNER AS NOT TO DISTURB THE SURFACE OF THE PROPERTY HEREBY QUITCLAIMED OR ANY IMPROVEMENTS LOCATED UPON THE SURFACE THEREOF.

CONTAINS: 12,600 SQUARE FEET.

PARCEL NUMBER HS-2701-1B

LOTS 373 AND 374 OF TRACT NO. 4476, IN THE CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 49, PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, NAPHTHA, GAS, AND OTHER MINERAL SUBSTANCES DEPOSITED IN, LYING UNDER, OR FLOWING THROUGH SAID LAND, AS RESERVED TO THE GRANTOR THEREIN, IN DEEDS EXECUTED BY LOS ANGELES INVESTMENT

EXHIBIT "A"

LEGAL DESCRIPTION FOR PARTIAL ACQUISITION PURPOSES
PARCEL NUMBER HS-2701-1
(SHEET 2 OF 3)

COMPANY, A CORPORATION, RECORDED IN BOOK 1554 PAGE 3 AND IN BOOK 1621 PAGE 282, BOTH OF OFFICIAL RECORDS.

CONTAINS: 8,400 SQUARE FEET.

PARCEL NUMBER HS-2701-1C

LOTS 370, 371 AND 372 OF TRACT NO. 4476, IN THE CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 49 PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, NAPHTHA, GAS, AND OTHER MINERAL SUBSTANCES DEPOSITED IN, LYING UNDER, OR FLOWING THROUGH SAID LAND, AS RESERVED TO THE GRANTOR THEREIN IN DEEDS EXECUTED BY LOS ANGELES INVESTMENT COMPANY, A CORPORATION RECORDED IN BOOK 1816 PAGE 2, OFFICIAL RECORDS, AS TO LOT 370; IN BOOK 1742 PAGE 112, OFFICIAL RECORDS, AS TO LOT 371; IN BOOK 878 PAGE 373, OFFICIAL RECORDS, AS TO LOT 372.

BY DEED RECORDED APRIL 7, 1965, LOS ANGELES INVESTMENT COMPANY, A CORPORATION, QUITCLAIMED TO THE RECORD OWNER OF SAID LAND ALL RIGHT WHICH IT NOW HAS OR OWNS TO ENTER UPON THE SURFACE OF SAID LAND.

PROVIDED, HOWEVER, AND ON CONDITION THAT THIS RELEASE SHALL APPLY SOLELY AND ONLY TO RIGHTS OF ENTRY UPON THE SURFACE OF SAID PROPERTY FOR THE PURPOSE OF DRILLING FOR OIL, GAS OR ANY OTHER HYDROCARBON SUBSTANCES, OR EXTRACTING ANY MINERALS ON SAID PROPERTY, BUT NOTHING HEREIN CONTAINED SHALL BE DEEMED TO PREVENT SAID LOS ANGELES INVESTMENT COMPANY, ITS SUCCESSORS OR ASSIGNS, FROM EXTRACTING OR CAPTURING SAID MINERALS BY DRILLING OR CONDUCTING SUBSURFACE DRILLING OPERATIONS AT DEPTHS BELOW 500 FEET FROM THE SURFACE OF THE GROUND FROM SURFACE LOCATIONS ON ADJACENT OR NEIGHBORING LANDS AND IN SUCH A MANNER AS NOT TO DISTURB THE SURFACE OF THE PROPERTY HEREBY QUITCLAIMED OR ANY IMPROVEMENTS LOCATED UPON THE SURFACE THEREOF.

CONTAINS: 12,600 SQUARE FEET.

PARCEL NUMBER HS-2701-1D

LOTS 368 AND 369 OF TRACT NO. 4476, IN THE CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 49, PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXHIBIT "A"

LEGAL DESCRIPTION FOR PARTIAL ACQUISITION PURPOSES
PARCEL NUMBER HS-2701-1
(SHEET 3 OF 3)

EXCEPT THEREFROM THAT PORTION OF SAID LAND AS DESCRIBED IN THAT FINAL ORDER OF CONDEMNATION NO. 301-927, RECORDED APRIL 5, 1938 IN BOOK 11478, PAGE 276 OF OFFICIAL RECORDS.

EXCEPT THEREFROM ALL OIL, NAPHTHA, GAS AND OTHER MINERAL SUBSTANCES DEPOSITED IN, LYING UNDER, OR FLOWING THROUGH SAID LAND,

AS RESERVED TO THE GRANTOR THEREIN IN DEEDS EXECUTED BY LOS ANGELES INVESTMENT COMPANY, A CORPORATION, RECORDED IN BOOK 1728, PAGE 284, OFFICIAL RECORDS, BY DEED RECORDED APRIL 7, 1965, LOS ANGELES INVESTMENT COMPANY, A CORPORATION, QUITCLAIMED TO THE RECORD OWNERS OF SAID LAND ALL RIGHT WHICH IT NOW HAS OR OWNS TO ENTER UPON THE SURFACE OF SAID LAND.

PROVIDED, HOWEVER, AND ON CONDITION THAT THIS RELEASE SHALL APPLY SOLELY AND ONLY TO RIGHTS OF ENTRY UPON THE SURFACE OF SAID PROPERTY FOR THE PURPOSE OF DRILLING FOR OIL, GAS OR ANY OTHER HYDROCARBON SUBSTANCES, AS EXTRACTING ANY MINERALS ON SAID PROPERTY, BUT NOTHING HEREIN CONTAINED SHALL BE DEEMED TO PREVENT SAID LOS ANGELES INVESTMENT COMPANY, ITS SUCCESSORS OR ASSIGNS, FROM EXTRACTING OR CAPTURING SAID MINERALS BY DRILLING OR CONDUCTING SUBSURFACE DRILLING OPERATIONS AT DEPTHS BELOW 500 FEET FROM THE SURFACE OF THE GROUND FROM SURFACE LOCATIONS ON ADJACENT OR NEIGHBORING LANDS AND IN SUCH A MANNER AS NOT TO DISTURB THE SURFACE OF THE PROPERTY HEREBY QUITCLAIMED OR ANY IMPROVEMENTS LOCATED UPON THE SURFACE THEREOF.

CONTAINS: 8,832 SQUARE FEET.

NOTE:

THESE LEGAL DESCRIPTIONS WERE NOT PREPARED FOR ANY PURPOSE THAT WOULD BE IN VIOLATION OF THE STATE OF CALIFORNIA SUBDIVISION MAP ACT OR LOCAL ORDINANCES OF THE GOVERNING BODY HAVING JURISDICTION.

PREPARED BY:

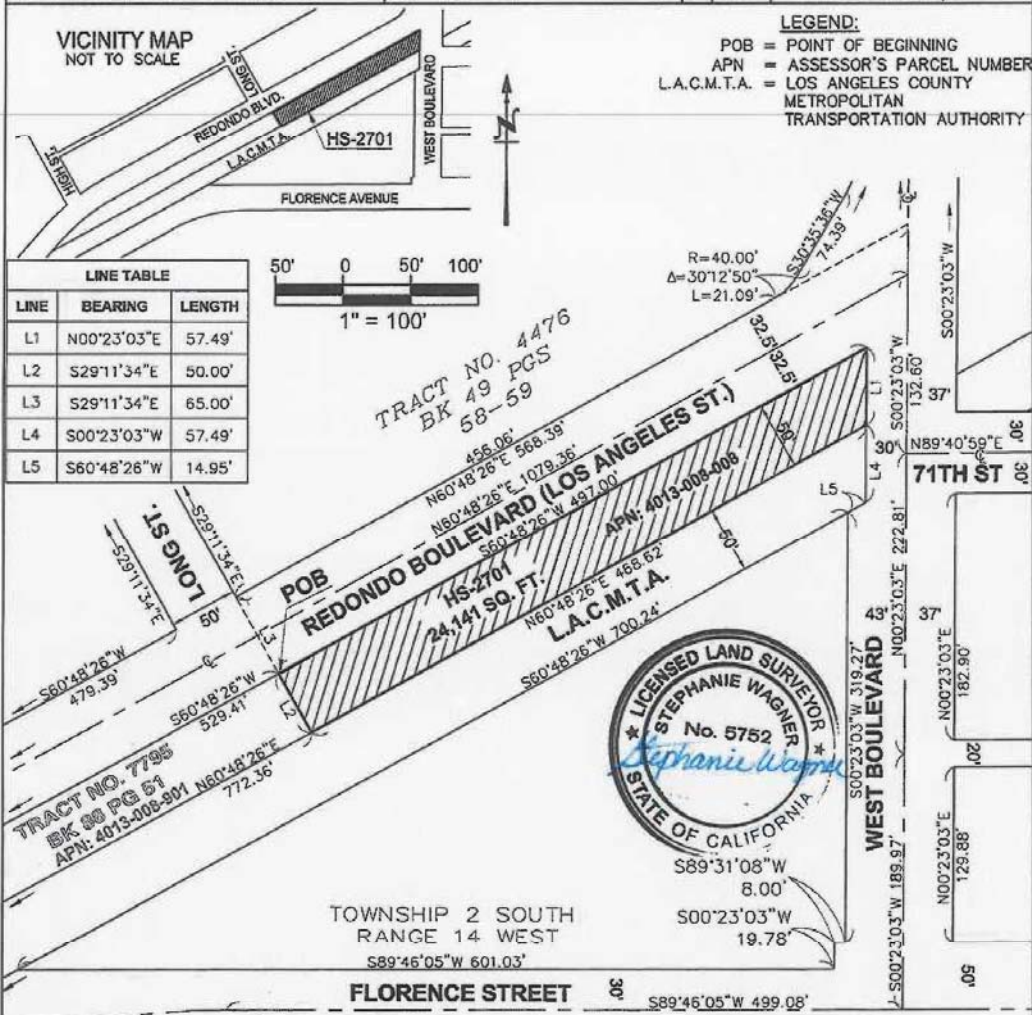
Stephanie A. Wagner
STEPHANIE A. WAGNER, P.L.S. 5752

November 9, 2015
DATE:



EXHIBIT "B"

Grantor: C.T. INC. (UNDIVIDED 60%) AND THE E. REDONDO BLVD. TRUST U.D.T. (UNDIVIDED 40%)	The data shown on plot are based on field survey prepared by Wagner Engineering & Survey, Inc. dated June 2011 - June 2012. Bearing and distances are based on California Coordinate System NAD 83 Zone 5 coordinates obtained from California H.P.G.N.		
Description: POR. OF SECTION 27, TOWNSHIP 2 SOUTH, RANGE 14 WEST, IN CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SAID SECTION IS SHOWN ON MAP FIELD IN CASE NO. 1109, SUPERIOR COURT OF SAID COUNTY ON JUNE 21, 1890.			
Title Report: OLD REPUBLIC TITLE COMPANY NO. 2476015637-52			
Assessor's Ref: 4013-008-008	ROW Ref: R-127	No. Date	Revision Description



TOTAL AREA OR PROPERTY	HS-2701	REMAINDER PARCEL AREA	ESTATE
24,141 SQ. FT.	24,141 SQ. FT.	0 SQ. FT.	FEE

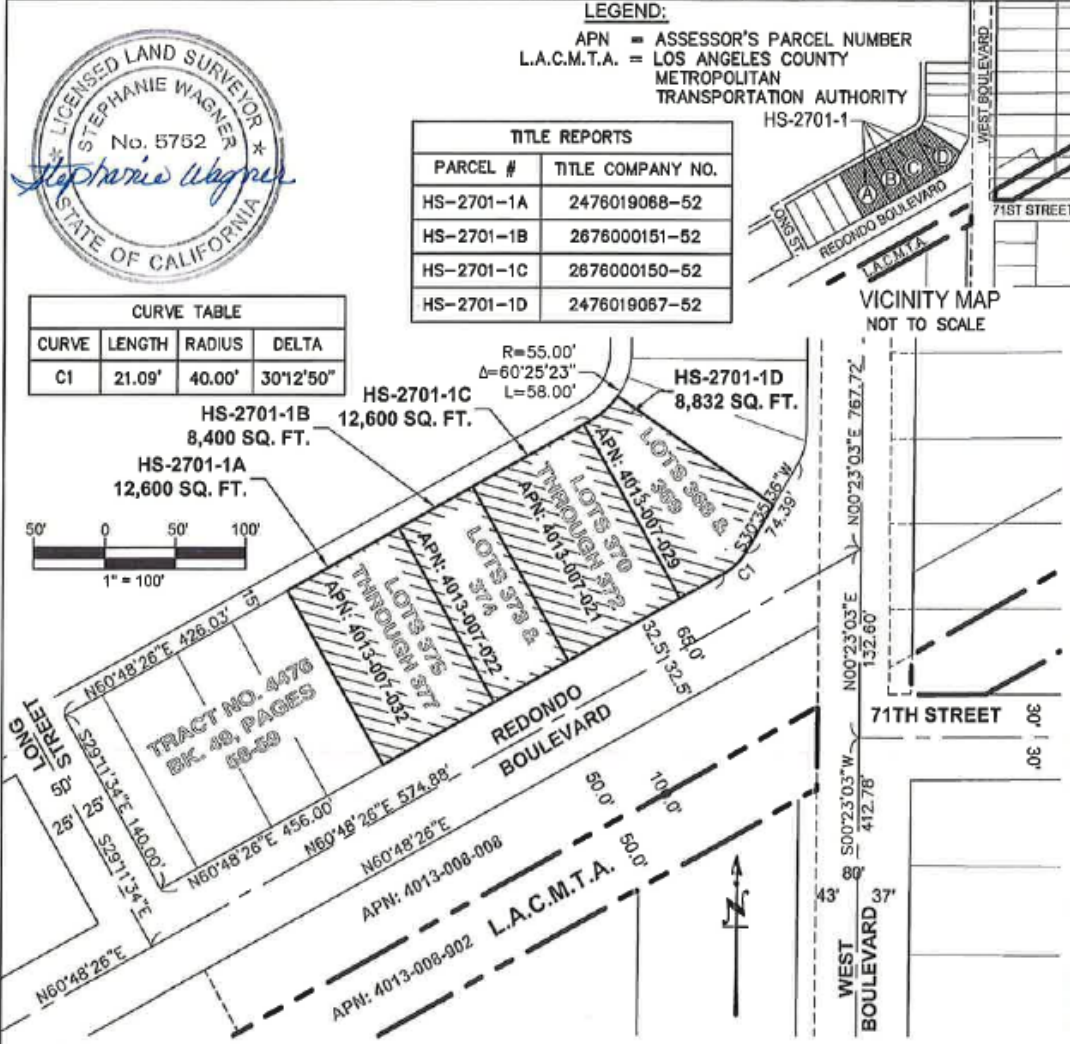
	APPROVED BY: <i>[Signature]</i> DATE: 1-9-12	CRENSHAW/LAX TRANSIT CORRIDOR PROJECT CITY OF INGLEWOOD	DATE: 07-27-2011
			PREPARED BY: <i>[Signature]</i> CHECKED BY: LS: 5752

EXHIBIT "B"

Grantor: C.T. INC. (UNDIVIDED 60%) AND THE E. REDONDO BLVD. TRUST U.D.T. UNDIVIDED (40%)
 Description: PORTION OF LOTS 388 THROUGH 377 OF TRACT NO. 4476, IN THE CITY OF INGLEWOOD, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 49, PAGES 58 AND 59 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.
 Title Report: SEE "TITLE REPORTS"
 Assessor's Ref: 4013-007-032, 022, 021, 029 ROW Ref: R-1127

THE DATA SHOWN ON PLAT ARE BASED ON FIELD SURVEY PREPARED BY WAGNER ENGINEERING & SURVEY, INC. DATED JUNE 2011 - JUNE 2012. BEARING AND DISTANCES ARE BASED ON CALIFORNIA COORDINATE SYSTEM NAD 83 ZONE 8 COORDINATES OBTAINED FROM CALIFORNIA H.P.G.N.

No.	Date	Revision Description



THIS EXHIBIT IS MADE PART OF THE LEGAL DESCRIPTION

TOTAL AREA OF PROPERTY	HS-2701-1 (A+B+C+D)	REMAINDER PARCEL AREA	ESTATE FEE
42,432 SQ. FT.	42,432 SQ. FT.	-	FEE

	APPROVED BY: <i>[Signature]</i> DATE: 3/2/17 PROJECT MANAGER	CRENSHAW/LAX TRANSIT CORRIDOR PROJECT	DATE: 11/09/2015 SCALE: 1"=100' REV. No. DATE:
	PREPARED BY: <i>[Signature]</i> DATE: _____ LS.: 5752		REV. No. DATE: PARCEL No. HS-2701-1

