

Recording Requested by: Kelley Frederick s

25448663

Regina Alcomendras
Santa Clara County - Clerk-Recorder

03/13/2023 01:19 PM

WHEN RECORDED MAIL TO:

San Jose Water Company
1265 South Bascom Avenue
San Jose, CA 95128
ATTN: James Bariteau

Titles: 1 Pages: 2

Fees: \$105.00
Taxes: \$0
Total: \$105.00



APN 558-08-130

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PRESSURE & LOCATION COVENANT FOR DOMESTIC WATER SERVICE

WHEREAS, James Louis Beck, Trustee of The James Louis Beck 2016 Trust, is the "Owner" of all that real property in the County of Santa Clara, State of California described as APN 558-08-130 (Property), and;

WHEREAS, it is the desire of San Jose Water Company to impose the following restrictions pertaining to Domestic Water Service with respect to said Property which restriction will benefit and burden said Property, each owner, and successor owners thereto as a covenant running with the land;

NOW THEREFORE said Property shall hereinafter be burdened and obligated to San Jose Water Company, a California corporation, successor in interest to San Jose Water Works, and a California corporation in exchange for domestic water service as follows:

THE OWNER, and their successor and assigns acknowledge, accept and agree that General Metered Service for the Property may be obtained from the San Jose Water Company by a service connection provided on Old Santa Cruz Highway in front of 22091 Old Santa Cruz Highway (APN 558-08-139); that such General Metered Service will be at water pressures below the standards now required by the California Public Utilities Commission and its General Order 103 and that private auxiliary pumping will be needed to provide adequate pressure on the Property; that the Owner agrees to accept this low-pressure water service at the location indicated and at normal tariffed rates for General Metered Service; that such water pressure is not subject to improvement by San Jose Water Company; that the Owner waive any and all objection to such level of service from San Jose Water Company; that to obtain such limited service, Owner will, if necessary, install, maintain and repair, on property where permission has been granted, a private service line to the Property and that Owner will provide, maintain and repair cross-connection and/or backflow prevention devices as required by the San Jose Water Company, and that Owner will locate, on property where permission has been granted, any and all pumping, storage and electrical facilities Owner may find necessary, and will operate, maintain and repair the same.

This covenant is subject to any and all prior rights of record in favor of third parties and owner makes no warranty as to the extent of its title to the subject property.

Dated: 3/11/23

Owner: The James Louis Beck 2016 Trust

By: 
James Louis Beck

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

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

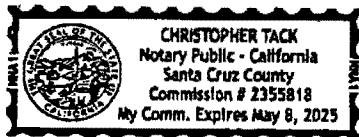
County of Santa ClaraOn 3/1/23
Date

before me,

Christopher Tack notary
Here Insert Name and Title of the Officer
publicpersonally appeared James Beck

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) 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.



Place Notary Seal and/or Stamp Above

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

Christopher Tack

Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual☐ Attorney in Fact☐ Trustee☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual☐ Attorney in Fact☐ Trustee☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

Recording Requested by: Kelley Fredericks

25448664

Regina Alcomendras
Santa Clara County - Clerk-Recorder

03/13/2023 01:19 PM

WHEN RECORDED MAIL TO:

San Jose Water Company
1265 South Bascom Avenue
San Jose, CA 95128
ATTN: James R. Bariteau

Titles: 1 Pages: 2

Fees: \$105.00
Taxes: \$0
Total: \$105.00



APN 558-08-119

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PRESSURE & LOCATION COVENANT FOR DOMESTIC WATER SERVICE

WHEREAS, James Louis Beck, Trustee of The James Louis Beck 2016 Trust, is the "Owner" of all that real property in the County of Santa Clara, State of California described as APN 558-08-119 (Property), and;

WHEREAS, it is the desire of San Jose Water Company to impose the following restrictions pertaining to Domestic Water Service with respect to said Property which restriction will benefit and burden said Property, each owner, and successor owners thereto as a covenant running with the land;

NOW THEREFORE said Property shall hereinafter be burdened and obligated to San Jose Water Company, a California corporation, successor in interest to San Jose Water Works, a California corporation in exchange for domestic water service as follows:

THE OWNER, and their successor and assigns acknowledge, accept and agree that General Metered Service for the Property may be obtained from the San Jose Water Company by a service connection provided on Old Santa Cruz Highway in front of 22091 Old Santa Cruz Highway (APN 558-08-139); that such General Metered Service will be at water pressures below the standards now required by the California Public Utilities Commission and its General Order 103 and that private auxiliary pumping will be needed to provide adequate pressure on the Property; that the Owner agrees to accept this low-pressure water service at the location indicated and at normal tariffed rates for General Metered Service; that such water pressure is not subject to improvement by San Jose Water Company; that the Owner waive any and all objection to such level of service from San Jose Water Company; that to obtain such limited service, Owner will, if necessary, install, maintain and repair, on property where permission has been granted, a private service line to the Property and that Owner will provide, maintain and repair cross-connection and/or backflow prevention devices as required by the San Jose Water Company, and that Owner will locate, on property where permission has been granted, any and all pumping, storage and electrical facilities Owner may find necessary, and will operate, maintain and repair the same.

This covenant is subject to any and all prior rights of record in favor of third parties and owner makes no warranty as to the extent of its title to the subject property.

Dated: 3/11/23

Owner: The James Louis Beck 2016 Trust

By: [Signature]
James Louis Beck

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

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

County of Santa ClaraOn 3-11-23

Date

before me,

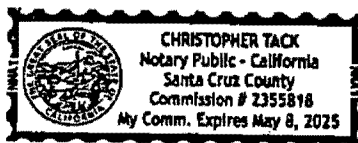
Christopher Tack notary public

Here Insert Name and Title of the Officer

personally appeared Jamel Beck

Name(s) of Signer(s)

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

Christopher Tack

Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator

Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator

Other: _____

Signer is Representing: _____