

AMENDMENT NO. 3 TO LEASE NO. 10200  
PARCEL NO. 38S - MARINA DEL REY

THIS AMENDMENT TO LEASE made and entered into this 8th  
day of August, 1967,

BY AND BETWEEN  
ATTORNEYS AT LAW

COUNTY OF LOS ANGELES, herein-  
after referred to as "County,"

AND  
AUG 6 1967

CALIFORNIA YACHT CLUB, herein-  
after referred to as "Lessee,"

*J. J. [Signature]*  
J. J. [Signature]  
CLERK OF SUPERIOR COURT

WITNESSETH:

WHEREAS, the predecessor in interest of Lessee and County entered into a lease on October 1, 1962 under the terms of which County leased to Lessee Parcel Numbers 38 and 39 of the Marina del Rey Small Craft Harbor; and

WHEREAS, on or about November 2, 1965, the predecessor in interest of Lessee herein divided Lease Parcels 38 and 39 to create two leaseholds known as Parcel Number 38R and Parcel Number 39R; and

WHEREAS, on or about November 2, 1965, the predecessor in interest of Lessee herein assigned his entire right, title and interest in and to Parcel Number 38R to Lessee herein; and

X WHEREAS, California Yacht Club entered into a lease and agreement with County on or about March 9, 1966 under the terms of which County leased that property at Marina del Rey Small Craft Harbor commonly known as Parcel 89; and

WHEREAS, on or about August 16, 1966, County approved the merger of Parcel Number 38R and Parcel Number 89 redesignating this parcel as Parcel Number 38S; and

WHEREAS, on or about August 1, 1967, the predecessor in interest of Lessee herein divided Lease Parcel Number 39R to create two leaseholds known as Parcel Number 39S and Parcel Numbers 131 and 133; and

WHEREAS, on or about August 1, 1967, the predecessor in interest of Lessee herein assigned his entire right, title and interest in and to Parcel 39S to Lessee herein; and

WHEREAS, as the result of said assignments, Parcel Number 38S and Parcel Number 39S came under common ownership; and

WHEREAS, it is to the best interest of County and Lessee that said Parcels 38S and 39S be combined into one parcel in order that the construction of improvements contemplated by Lessee be developed as a single integrated unit and in order that the administrative procedures of County may be simplified;

NOW, THEREFORE, in consideration of the mutual covenants, conditions and promises contained hereinbelow, the parties, and each of them, do agree as follows:

1. That certain Lease and Agreement No. 10200 (Parcel 38S) entered into by and between the COUNTY OF LOS ANGELES and the predecessor in interest of Lessee on or about November 2, 1965, and supplements thereto and all covenants, promises and conditions contained therein are hereby deemed to apply to that certain real property located in the Marina del Rey Small Craft Harbor and commonly known as Parcel Number 39S, legally described in Exhibit "A" attached hereto and incorporated herein by reference.

2. That certain leasehold estate covering Parcel Number 39S created by virtue of that certain Lease and Agreement No. 6155 entered into by and between the COUNTY OF LOS ANGELES and the predecessor in interest of Lessee on or about October 1, 1962, is hereby merged into the leasehold covered by the said Lease No. 10200 and is thereby extinguished and superseded. The combined leasehold shall be known as Parcel Number 132 and is described in Exhibit "B" attached hereto and consists of a total of 506,926 square feet.

3. Notwithstanding any provisions of Lease No. 10200 (Parcel 38S) and of Lease No. 6155 (Parcel 39S), it is expressly agreed that the Lessee shall pay as rent for and on account of the real property known as Parcel Number 132 the following amount:

\$0.112 per square foot of land area per year and \$0.075857 per square foot of water area per year or a total of \$47,310.48 per year, subject to the provisions for holding rental and other rental adjustment provided for in said Lease and Agreement No. 10200 (Parcel 38S) and amendments thereto. In addition to the above minimum rental, Lessee shall pay County \$212.79 per month for a period of six months from August 1, 1967 or until they have taken in 25 additional members, whichever comes first.

4. All of the permitted uses of Parcel 39S shall be incorporated in Section 3 of the lease for Parcel 132 (formerly Parcel 38S).

5. Any and all other terms and conditions in the present agreement are hereby reaffirmed and shall remain unaffected and in full force during the term of the agreement and any extensions thereof.

IN WITNESS WHEREOF, the COUNTY OF LOS ANGELES, by order of its Board of Supervisors, has caused this amendment to lease to be executed on its behalf by the Chairman of said Board and attested by the Clerk thereof, and the Lessee has executed this amendment to lease, or caused it to be duly executed, the day, month and year first above written.

Dated     AUG 8     1967.

(SEAL)

ATTEST:

JAMES S. MIZE, Clerk of the  
Board of Supervisors

By Winfred Bernstein  
Deputy

APPROVED AS TO FORM:

HAROLD W. KENNEDY,  
County Counsel

By James A. Johnson  
Deputy

CALIFORNIA YACHT CLUB

By Charles F. Hathaway  
President

By Robert W. Soric  
Secretary

COUNTY OF LOS ANGELES

By Robert W. Soric  
Chairman, Board of Supervisors

STATE OF CALIFORNIA }  
County of Los Angeles } ss.

On this 8th day of August, A. D., 1967, before me JAMES S. MIZE, Clerk of the Board of Supervisors of the County of Los Angeles, State of California, residing therein, duly commissioned and sworn, personally appeared

BURTON W. CHACE

<sup>Chairman</sup>  
to me to be the Chairman of the Board of Supervisors of the County of Los Angeles and the person who execute the within instrument on behalf of the County therein named, and acknowledged to me that such County executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year of this certificate first above written.

JAMES S. MIZE, Clerk of the Board of Supervisors

By Wesley B. Bernstein

LEGAL DESCRIPTION

Marina Del Rey  
Lease Parcel No. 39S

Those portions of Parcels 660 to 663 inclusive, in the County of Los Angeles, State of California, as shown on Los Angeles County Assessor's Map No. 88, recorded in Book 1, pages 53 to 70 inclusive, of Assessor's Maps, in the office of the Recorder of said county, within the following described boundaries:

Beginning at the northeasterly corner of said Parcel 660; thence westerly along the northerly lines of said Parcels 660 to 663 inclusive a distance of 355.13 feet to the westerly line of the easterly 55.13 feet of said Parcel 663; thence southerly along said westerly line 136.00 feet to the northerly line of the southerly 59.00 feet of said last mentioned parcel; thence easterly along said last mentioned northerly line 55.13 feet to the westerly line of said Parcel 662; thence southerly along said last mentioned westerly line 29.00 feet to a line parallel with and 30 feet northerly, measured at right angles, from the southerly line of said last mentioned parcel; thence easterly along said parallel line 300.00 feet to the easterly line of said Parcel 660; thence northerly along said easterly line 165.00 feet to the point of beginning.

Together with the use, in common with others, of that portion of that certain 30 foot easement for access, fire access and harbor utility purposes, shown on said map to be reserved by the County of Los Angeles for such purposes, which extends from the northerly line of the southerly 59 feet of said Parcel 663, northerly to the northerly line of said last mentioned parcel.

Reserving and excepting therefrom unto the County of Los Angeles a right of way for fire access, access and harbor utility purposes over that portion thereof designated on said map as an easement to be reserved by said county for such purposes, together with the right to grant same unto others.

DESCRIPTION APPROVED

July 12, 1967

JOHN A. LAMBIE

County Engineer

By Edgar S. S. S. S. Deputy

LEGAL DESCRIPTION

Marina Del Rey  
Lease Parcel No. 132

Those portions of Parcels 660 to 666 inclusive, 670 to 677 inclusive, 679 to 683 inclusive and 905, in the County of Los Angeles, State of California, as shown on Los Angeles County Assessor's Map No. 88, recorded in Book 1, pages 53 to 70 inclusive, of Assessor's Maps, in the office of the Recorder of said county, within the following described boundaries:

Beginning at the northeasterly corner of said Parcel 660; thence southerly along the easterly line of said last mentioned parcel to the northerly line of said Parcel 677; thence easterly along said northerly line and the northerly line of said Parcel 679 to the most easterly corner of said Parcel 679; thence southwesterly along the southeasterly line of said last mentioned parcel a distance of 73.49 feet to the most westerly corner of Parcel 678, as shown on said map; thence easterly along the southerly line of said last mentioned parcel to a line parallel with and 65 feet southeasterly, measured at right angles, from the northwesterly line of said Parcel 679; thence southwesterly along said parallel line to a line parallel with and 200 feet westerly, measured at right angles, from the easterly line of said Parcel 683; thence northerly along said last mentioned parallel line to the southerly line of said Parcel 674; thence westerly along said last mentioned southerly line and the southerly lines of said Parcels 673, 672, 671 and 670 to the southwesterly corner of said Parcel 670; thence northerly along the westerly line of said last mentioned parcel to the northwesterly corner of said last mentioned parcel; thence easterly along the northerly lines of said Parcels 670 to 673 inclusive to the easterly line of the westerly 42.3 feet of said Parcel 666; thence northerly along said last mentioned easterly line to a line parallel with and 59 feet northerly, measured at right angles, from the southerly line of said last mentioned parcel; thence easterly along said last mentioned parallel line to the westerly line of the easterly 55.13 feet of said Parcel 663; thence northerly along said last mentioned easterly line to the northerly line of said last mentioned parcel; thence easterly along said last mentioned northerly line and the northerly lines of said Parcels 662, 661 and 660 to the point of beginning.

Together with the use, in common with others, of that portion of that certain 11 foot easement for sanitary sewer and harbor utility purposes, shown on said map to be reserved by the County of Los Angeles for such purposes, which extends from the easterly line of the westerly 42.3 feet of said Parcel 666, westerly to the west-

erly line of Parcel 668, as shown on said map.

Reserving and excepting therefrom unto the County of Los Angeles rights of way for sanitary sewer, fire access, storm drain, access and harbor utility purposes over those portions thereof designated on said map as easements to be reserved by said county for such purposes, together with the right to grant same unto others.

DESCRIPTION APPROVED

July 12, 1967

JOHN A. LAMBIE

County Engineer

By *W. J. Subitich* Deputy