

Placer Title Company
Escrow No. 201-39442-121AS
RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
County of El Dorado
Department of Transportation
Board of Supervisors
360 Fair Lane
Placerville, CA 95667
APN: 325-450-01



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2013-0025526-00

Acct 6-PLACER TITLE CO
Monday, MAY 20, 2013 14:32:02
Ttl Pd \$0.00 Rcpt # 0001523834
JLR/C1/1-6

Project: #77114 Green Valley Rd /Weber Cr

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY

GRANT OF TEMPORARY CONSTRUCTION EASEMENT

KYLE IGNAITIS AND COLLEEN NICHOLLS, HUSBAND AND WIFE AS JOINT TENANTS, hereinafter referred to as "Grantor", grant to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, hereinafter referred to as "Grantee", a temporary construction easement over, upon, and across a portion of that real property in the unincorporated area of the County of El Dorado, State of California, described as:

See Exhibits "A3" and "B3" attached hereto and by reference is made a part hereof.

PCOS
FILED

This temporary construction easement is granted under the express conditions listed below:

1. In consideration of \$55.00 (FIFTY-FIVE DOLLARS AND NO/100) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor does hereby Grant to Grantee an easement for temporary construction over and across those identified portions of the Grantor parcel.
2. Grantor represents and warrants that they are the owner of the property described in Exhibit A3 and depicted on the map in Exhibit B3 attached hereto and made a part hereof, and that Grantor has the exclusive right to grant the temporary construction easement.
3. This temporary construction easement is necessary for the purpose of constructing the **Green Valley Road and Weber Creek Project #77114 (Project)**. Specifically, this temporary construction easement shall allow Grantee or its agents, employees, and contractors the right of ingress and egress as may be reasonably necessary for construction purposes, inclusive of such repairs, replacements, and removals as may be from time to time required as well as for other purposes incidental to construction of the project, including any staging, stockpiling, and parking of construction vehicles or equipment. This temporary construction easement shall not be revoked and shall not expire until the recordation of the Notice of Completion of the Project. Included within this temporary construction easement is the right of ingress and egress

of Grantee, its agents, employees, and contractors for warranty repairs and the correction of defects in the work within the first year following completion of construction. This right during the one-year warranty period survives the expiration of this easement.

4. Compensation under this temporary construction easement covers the construction period estimated to be 24 (Twenty-Four) months of construction, together with the one-year warranty period. In the event that construction of the Project is not completed within 24 (Twenty-Four) months of commencement of construction, Grantor shall be entitled to additional compensation as follows: For each month thereafter, the sum of \$2.29 (Two Dollars and Twenty-Nine Cents) monthly will be paid to the Grantor, until construction is completed.
5. Grantee agrees to indemnify and hold harmless Grantor from and against any liability arising out of the entry onto the property by Grantee or its agents, employees, and contractors during the term of this temporary construction easement. In the event of property damage, Grantee, at its sole option, may either repair the damage or pay the estimated costs for the repair.

Executed on: May 14, 2013.



KYLE IGNAITIS



COLLEEN NICHOLLS

(A Notary Public Must Acknowledge All Signatures)

CALIFORNIA ALL PURPOSE ACKNOWLEDGMENT

State of California)

)ss.

County of EL DORADO)

On May 14, 2013 before me, MIEKO SAETTA, Notary Public, personally appeared KYLE IGNAITIS AND COLLEEN NICHOLLS, 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 Mieko Saetta (Seal)



Exhibit 'A3'

All that certain real property situate in Section 14, Township 10 North, Range 10 East, M.D.M., El Dorado County, State of California, being a portion of that particular parcel described in that certain document number 2010-63976 official records said county and state more particularly described as follows:

Beginning on the easterly boundary of said parcel from which the southeast corner thereof bears the following two (2) courses, 1) South 30° 38' 57" West 16.75 feet, and 2) South 01° 32' 37" West 44.64 feet; thence from said POINT OF BEGINNING leaving said boundary along a non-tangent curve to the left having an 85.00 feet radius through a central angle of 13° 57' 46" an arc length of 20.71 feet, said curve being subtended by a chord which bears North 47° 59' 07" West 20.66 feet to the northerly boundary of said parcel; thence along said boundary North 74° 44' 57" East 15.95 feet; thence North 41° 11' 57" East 50.02 feet to the northeast corner of said parcel; thence along the easterly boundary of said parcel South 30° 38' 56" West 64.70 feet to the POINT OF BEGINNING, containing 426 square feet more or less. See Exhibit 'B3' attached hereto and made a part hereof.

End of Description

The basis of bearing for this description is identical to that of Record of Survey book 31 page 86 official records said county and state and is grid north. All distances shown are grid distances. Divide distances by 0.999868 to obtain ground distances.

The purpose of this description is to describe that portion of said parcel for temporary construction easement purposes.

Loren A. Massaro P.L.S. 8117
Associate Land Surveyor
El Dorado County
Transportation Division

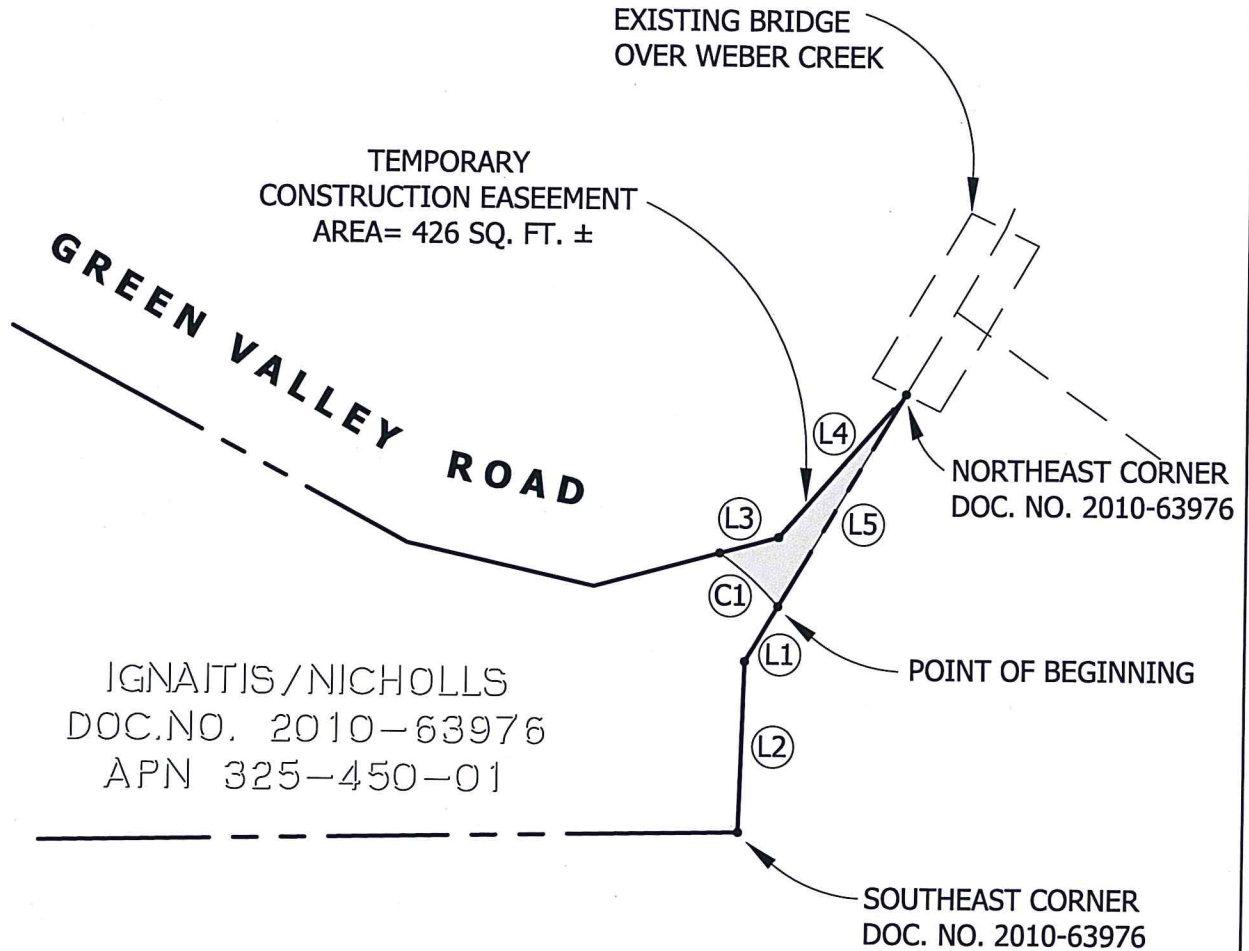


Dated: 01.29.2013

025526

EXHIBIT 'B3'

Situate in Section 14, Township 10 North, Range 10 East, M.D.M.
El Dorado County State of California



- (L1) S 30°38'57" W 16.75'
- (L2) S 01°32'37" W 44.64'
- (L3) N 74°44'57" E 15.95'
- (L4) N 41°11'57" E 50.02'
- (L5) S 30°38'56" W 64.70'
- (C1) R = 85.00' Δ = 13°57'46" L = 20.71'
CH = N 47°59'07" W 20.66' (Non-tangent)



RECORDING REQUESTED BY AND
WHEN RECORDED, RETURN TO:

County of El Dorado
Board of Supervisors
360 Fair Lane
Placerville, CA 95667

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Temporary Construction Easement dated May 14, 2013, from **KYLE IGNAITIS AND COLLEEN NICHOLLS, HUSBAND AND WIFE AS JOINT TENANTS**, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

APN: 325-450-01

Dated this 23 day of April, 2013.

COUNTY OF EL DORADO

By: 

Ron Briggs, Chair
Board of Supervisors

ATTEST:

James S. Mitrisin

Clerk of the Board of Supervisors

By: 

Deputy Clerk