

Placer Title Company
Escrow No. 205-15109-BAS
RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:
El Dorado County
Board of Supervisors
360 Fair Lane
Placerville, CA 95667
APN: 072-051-01



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2013-0014174-00
Acct 6-PLACER TITLE CO
Thursday, MAR 21, 2013 08:11:50
Ttl Pd \$0.00 Nbr-0001508981
KAP / C1 / 1-6

Above section for Recorder's use

Mail Tax Statements to above.
Exempt from Documentary Transfer Tax
Per Revenue and Taxation Code 11922

PCDS
FILED

GRANT OF DRAINAGE EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **AUBURN LAKE TRAILS PROPERTY OWNERS ASSOCIATION, A CALIFORNIA NON-PROFIT CORPORATION**, hereinafter referred to as "Grantor", grants to the **COUNTY OF EL DORADO, a political subdivision of the State of California**, a drainage easement for construction and maintenance of drainage facilities together with any and all appurtenances appertaining thereto, over, under, upon, and across a portion of all that certain real property situate in the unincorporated area of the County of El Dorado, State of California,

DESCRIBED IN EXHIBIT 'A' AND DEPICTED IN EXHIBIT 'B' ATTACHED HERETO AND MADE A PART HEREOF, WHICH DESCRIPTION IS BY THIS REFERENCE INCORPORATED HEREIN.

TO HAVE AND TO HOLD said lands and interests therein unto COUNTY OF EL DORADO and its successors forever, subject, however, to the covenant, conditions, restrictions and reservations herein contained as follows, which will remain in effect for the period during which the real property or structures are used for a purpose for which federal financial assistance is extended or for another purpose involving the provision of similar services or benefits and shall be binding on COUNTY OF EL DORADO, its successors and assigns.

COUNTY OF EL DORADO, does hereby covenant and agree as a covenant running with the land for itself, successors and assigns, that

(a) no person shall on the grounds of race, color, sex, national origin, religion, age or disability, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination with regard to any facility located wholly or in part on, over, or under such lands hereby conveyed; and

(b) COUNTY OF EL DORADO shall use the lands and interests in land so conveyed, in compliance with all requirements imposed by or pursuant to Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Non-discrimination in federally-assisted programs of the Department of Transportation – Effectuation of Title VI of the Civil Rights Act of 1964, and as Regulations may be amended; and

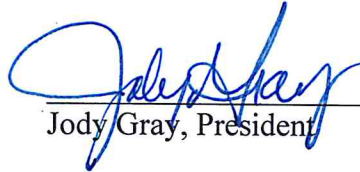
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(c) in the event of breach of any of the above-mentioned nondiscrimination conditions, and only after determination that it is necessary in order to effectuate the purposes of Title VI of the Civil Rights Act of 1964, the U.S. Department of Transportation shall have a right to re-enter said lands and facilities on said land, and the above-described land and facilities shall thereon revert to and vest in and become the absolute property of the U.S. Department of Transportation and its assigns as such interest existed upon COUNTY OF EL DORADO's acquisition.

IN WITNESS WHEREOF, Grantor has herein subscribed their names on this 17
day of August, 2012.

**GRANTOR: AUBURN LAKE TRAILS PROPERTY OWNERS ASSOCIATION,
A CALIFORNIA NON-PROFIT CORPORATION**

By: _____


Jody Gray, President

Notary Acknowledgements Follow

ACKNOWLEDGMENT

State of California
County of El Dorado)

On August 17, 2012 before me, Jason M Andrews, A Notary Public
(insert name and title of the officer)

personally appeared Jody Gray,
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.

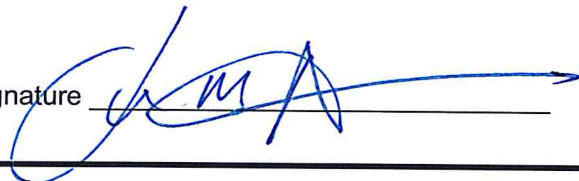
Signature  (Seal)



Exhibit 'A'
(36168-1)

All that certain real property situate in Section 17, Township 12 North, Range 9 East, M.D.M., El Dorado County, State of California, being a portion of Lot A of that particular Subdivision Map filed in book E of Subdivision Maps at page 55, Auburn Lake Trails Unit No. 1, official records said county and state more particularly described as follows:

Beginning on the northerly right of way of State Highway 193, said county and state, from which the southwesterly corner of said Lot A bears the following three (3) courses: 1) along a curve to the left having a radius of 2,049.70 feet, though a central angle of 07° 13' 21", an arc length of 258.38 feet, said curve being subtended by a chord which bears South 50° 46' 52" West 258.21 feet; 2) South 47° 10' 11" West 466.02 feet; and 3) along a curve to the right having a radius of 2,049.70 feet, though a central angle of 01° 05' 22", an arc length of 38.97 feet, said curve being subtended by a chord which bears South 47° 42' 52" West 38.97 feet; thence from said POINT OF BEGINNING, leaving said right of way North 35° 36' 28" West 15.00 feet to the beginning of a curve to the right having a radius of 2,064.70 feet; thence along said curve through a central angle of 01° 06' 41" an arc length of 40.05 feet, said curve being subtended by a chord which bears North 54° 56' 53" East 40.05 feet; thence South 34° 29' 46" East 15.00 feet to said right of way and the beginning of a curve to the left having a radius of 2,049.70 feet; thence along said right of way and said curve through a central angle of 01° 06' 41" an arc length of 39.76 feet, said curve being subtended by a chord which bears South 54° 56' 53" West 39.76 feet to the POINT OF BEGINNING. Containing 599 square feet more or less. See Exhibit 'B', attached hereto and made a part hereof.

END OF DESCRIPTION

The basis of bearing for this description is CCS Zone 2 NAD83 grid north. All distances shown are grid distances. Divide distances by 0.9998518 to obtain ground distances

The purpose of this description is to describe that portion of said parcel as an easement for drainage purposes.

Loren A. Massaro

Loren A. Massaro P.L.S. 8117

Dated: 02.21.2012



EXHIBIT 'B'

Situate in Section 17, Township 12 North, Range 9 East, M.D.M.
 Being a portion of Lot A Subdivision E-55
 Auburn Lake Trails Unit No. 1
 El Dorado County State of California



Grid North
 Scale 1"=100'

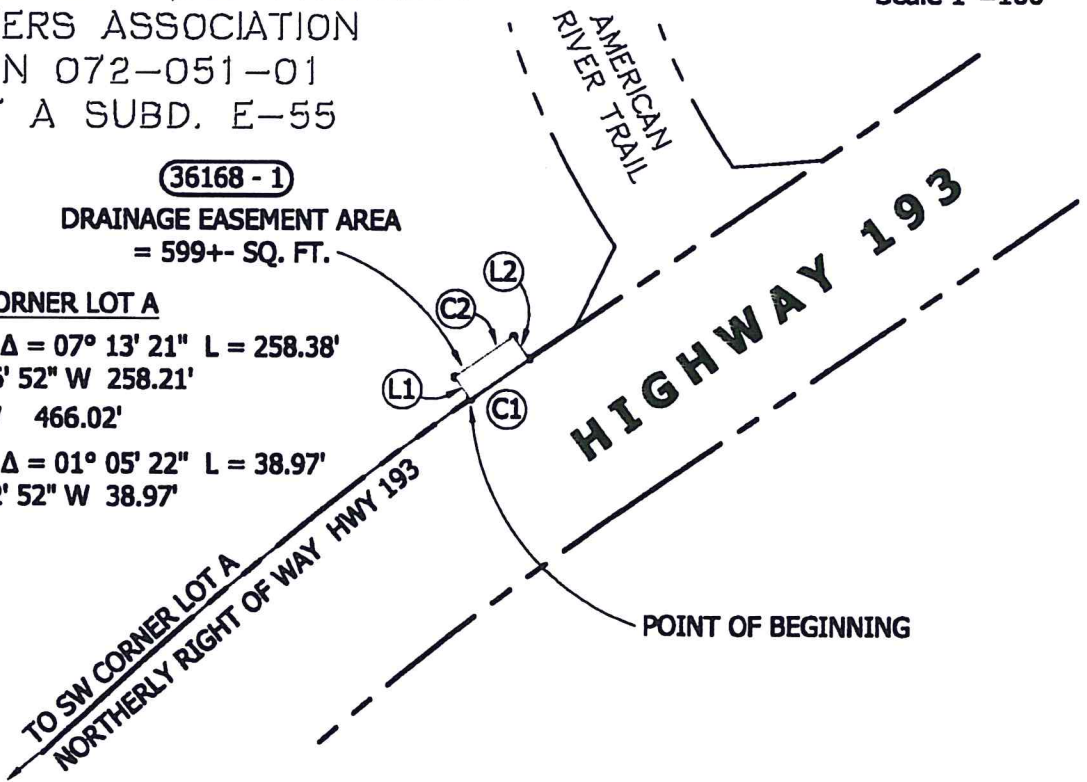
AUBURN LAKE TRAILS PROPERTY
 OWNERS ASSOCIATION
 APN 072-051-01
 LOT A SUBD. E-55

(36168 - 1)

DRAINAGE EASEMENT AREA
 = 599+- SQ. FT.

TIE TO SW CORNER LOT A

- 1) R = 2,049.70 Δ = 07° 13' 21" L = 258.38'
 CH = S 50° 46' 52" W 258.21'
- 2) S 47°10'11" W 466.02'
- 3) R = 2,049.70 Δ = 01° 05' 22" L = 38.97'
 CH = S 47° 42' 52" W 38.97'



- (C1) R = 2,049.70 Δ = 01° 06' 41" L = 39.76'
 CH = S 54° 56' 53" W 39.76'
- (C2) R = 2,064.70 Δ = 01° 06' 41" L = 40.05'
 CH = N 54° 56' 53" E 40.05'
- (L1) N 35°36'28" W 15.00'
- (L2) S 34°29'46" E 15.00'



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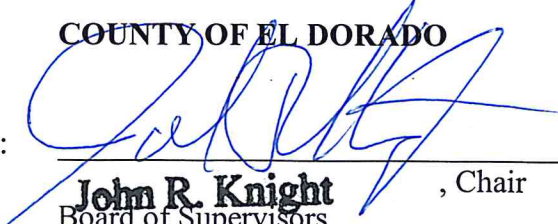
County of El Dorado
Board of Supervisors
330 Fair Lane
Placerville, CA 95667

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Drainage Easement dated 8-17, 2012, from **AUBURN LAKE TRAILS PROPERTY OWNERS ASSOCIATION, A CALIFORNIA NON-PROFIT CORPORATION**, 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: 072-051-01

Dated this 13 day of November, 2012.

COUNTY OF EL DORADO
By: 
John R. Knight, Chair
Board of Supervisors

ATTEST:

James S. Mitrisin
Clerk of the Board

By: 
Deputy Clerk

03/21/2013,20130014174