

Recorded in Official Records
County of El Dorado
Janelle K. Horne
Recorder-Clerk

2021-0012881

02/24/2021
11:31:59 AM
PL
MMF

Titles: 1 Pages: 5
Fees: \$0.00
Taxes: \$0.00
CA SB2 Fee: \$0.00
Total: \$0.00



When recorded mail to:
County of El Dorado
Board of Supervisors
330 Fair Lane
Placerville CA 95667

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

Above section for Recorder's use

**IRREVOCABLE OFFER OF DEDICATION
ROAD RIGHT OF WAY AND PUBLIC UTILITIES EASEMENT**

ECHO LANE INVESTORS, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, hereinafter called GRANTOR, owner of the real property herein described, does hereby irrevocably offer for dedication to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, a road right of way, and a public utilities easement, for all public purposes, over, under, and across that certain real property situate in the unincorporated area of the County of El Dorado, State of California, described as:

See Exhibits A & B, attached hereto and made a part hereof.

It is understood that this offer of dedication shall remain in effect and run with the land until such time as the County of El Dorado Board of Supervisors makes a finding of necessity for public purposes and accepts said offer by resolution.

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed their name this 14th day of NOVEMBER, 2020.

ECHO LANE INVESTORS, LLC, A California Limited Liability Company


Signature
CYNTHIA L. SHAFER, MANAGER
Printed name and title

(All signatures must be acknowledged by a Notary Public)

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 San Diego

On Nov 14, 2020, before me, Jung Ran Choi,
a Notary Public, personally appeared Cynthia L. Shaffer,
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]
Notary Public in and for said County and State

Notary Public Seal

Exhibit 'A'

IRREVOCABLE OFFER OF DEDICATION
Road Right of Way

All that real property situate in the County of El Dorado, State of California lying within the North One-half of Section 22, Township 10 North, Range 10 East, M.D.M., being a portion of that certain parcel described in the Grant Deed recorded April 10, 2008 in Document No. 2008-0016595, Official Records of El Dorado County and being more particularly described as follows;

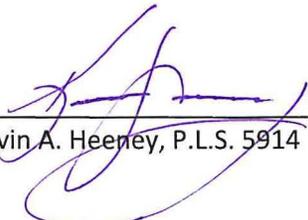
BEGINNING at a point on the South line of said parcel, being also the North line of Parcel 1, as shown on that certain Parcel Map filed in the office of the County Recorder of El Dorado County in Book 50 of Parcel Maps, Page 51, and from which a 1 1/2" capped iron pipe stamped LS 4663 marking the Northwest corner of said Parcel 1 bears South 89°05'33" West, 1212.48 feet; thence leaving said South line, along the arc of a curve, concave to the Northeast, having a radius of 325.00 feet, the chord of which bears North 10°23'19" West, 114.35 feet; thence North 00°15'22" West, 65.40 feet to a point on the centerline of an existing sixty (60) feet wide, non-exclusive right of way and easement for roadway and utility purposes as described in Book 870 Page 395, Book 870 Page 412 and Book 876 Page 571, Official Records of El Dorado County, being also the North line of the parcel described in said Document No. 2008-0016595; thence along said North line and centerline, North 89°44'38" East, 50.00 feet; thence leaving said North line and centerline, South 00°15'22" East, 65.40 feet; thence along the arc of a curve to the left, having a radius of 275.00 feet, the chord of which bears South 12°16'05" East, 114.56 feet to a point on the South line of said parcel and the North line of said Parcel 1 and from which a 1 1/2" capped iron pipe stamped LS 4181 NC 1/16-S22, 1974 bears North 89°05'33" East, 1229.27 feet; thence along said South and North line, South 89°05'33" West, 53.71 feet to the POINT OF BEGINNING, containing 0.207 acres, more or less.

See Exhibit 'B' attached hereto and made a part of this description.

The basis of bearings for this description is identical to Book 50 of Parcel Maps, Page 51, which is true North.

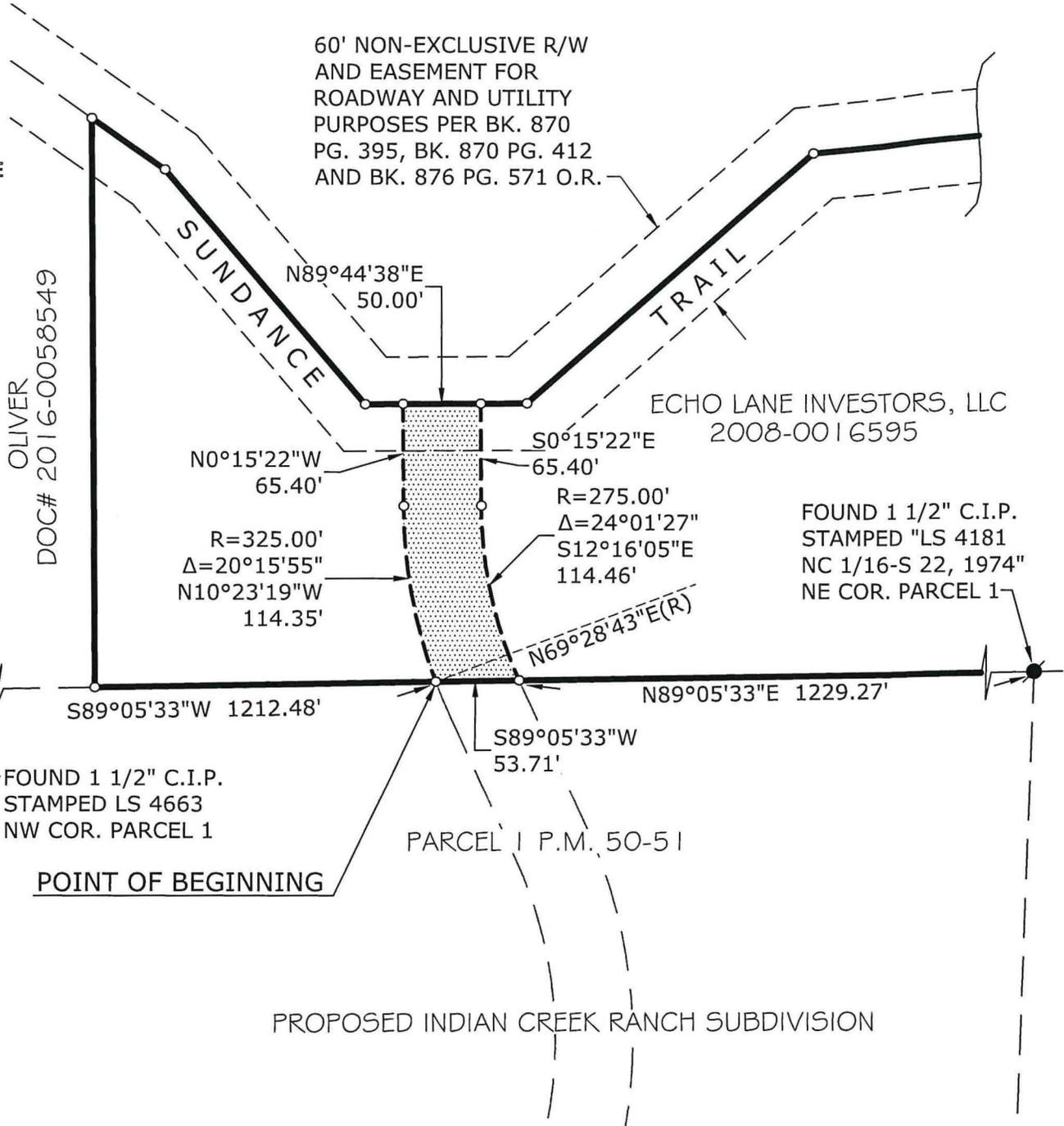
End of Description

This description has been prepared by me or under my direct supervision.


Kevin A. Heeney, P.L.S. 5914



11/18/2020
Date



DATE: 11/18/2020

Exhibit 'B'
PLAT TO ACCOMPANY LEGAL DESCRIPTION

OWNER:
ECHO LANE INVESTORS, LLC
DOC. 2008-0016595

A.P.N. 327-020-010-000

cta Engineering & Surveying
Civil Engineering ■ Land Surveying ■ Land Planning

DATE: 07/16/2020	DRAWN BY: KAH	SHEET 1 OF 1
SCALE: 1"=100'	JOB NO. 11-066-001	

IRREVOCABLE OFFER OF DEDICATION

ROAD RIGHT OF WAY

A PORTION OF THE NORTH ONE-HALF SECTION 22, T.10N., R.10E., M.D.M.

COUNTY OF EL DORADO STATE OF CALIFORNIA

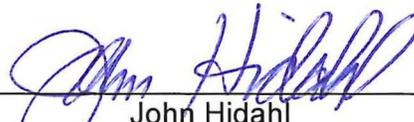
CONSENT TO THE MAKING OF AN IRREVOCABLE OFFER OF DEDICATION

At a regular meeting of the Board of Supervisors of the County of El Dorado held on February 23, 2021, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY AND PUBLIC UTILITIES EASEMENT dated November 14, 2020 from Echo Lane Investors, LLC, a California Limited Liability Company for a road right of way and public utilities easement over, under, and across 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, and authorized the recording of said offer pursuant to Government Code Section 7050.

Said dedication shall remain in effect and run with the land until such time as the County of El Dorado Board of Supervisors makes a finding of necessity for public purposes and accepts said offer by resolution.

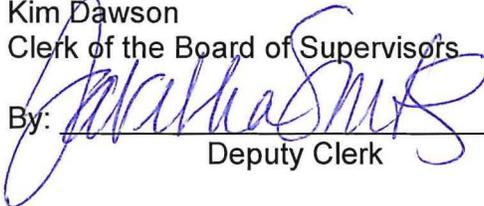
Dated this 23rd day of February, 20 21

COUNTY OF EL DORADO

By: 
John Hidahl
Chair, Board of Supervisors

Attest:

Kim Dawson
Clerk of the Board of Supervisors

By: 
Deputy Clerk