

Exhibit A: Location Map



- placenames
- major_roads
- van_noord_parcel
- prclbase



WAC13-0009/WAC13-0010/WAC13-0011/Van Noord
Prepared By Aaron Mount

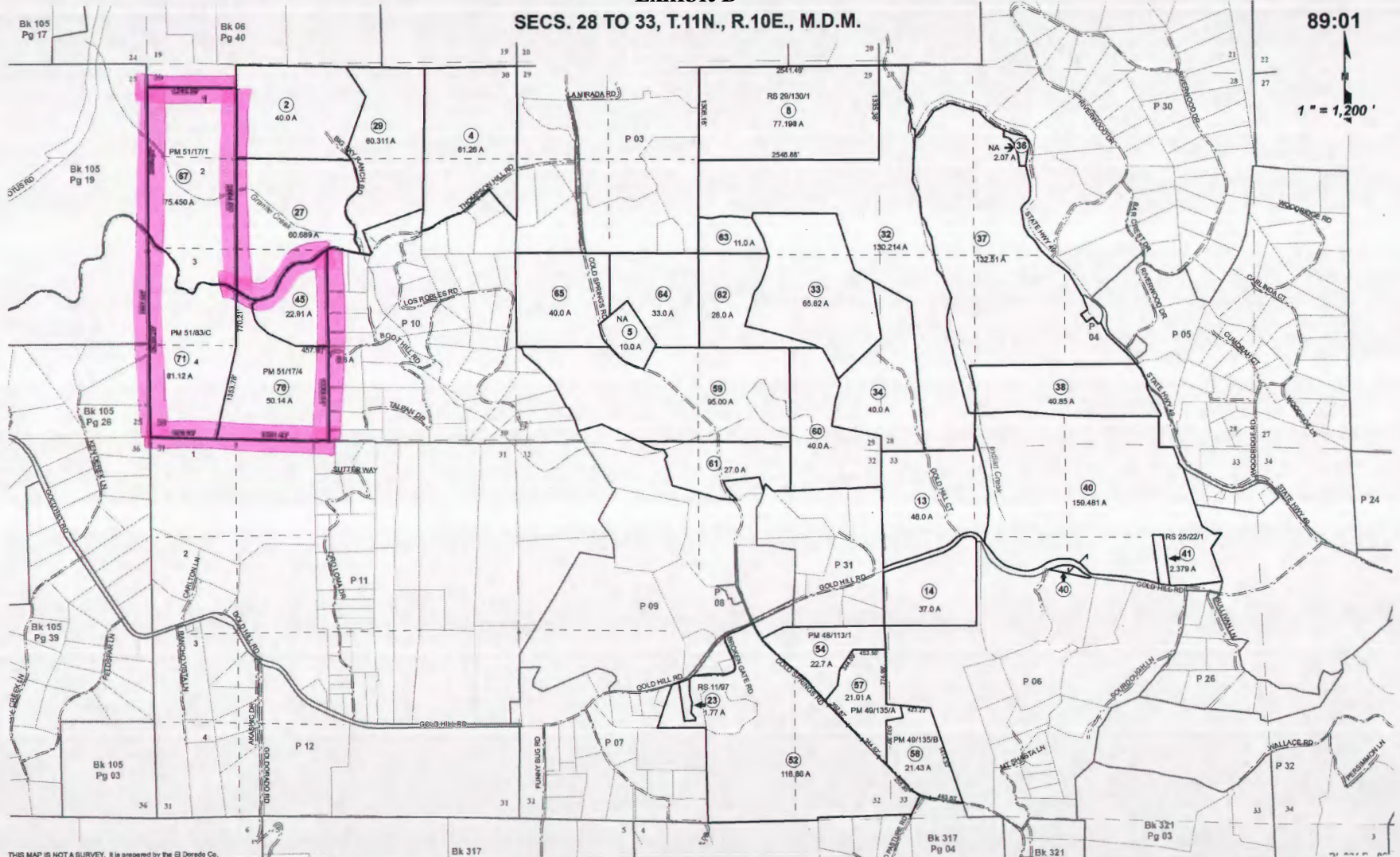
0 0.5 1 2 Miles

Exhibit B

SECS. 28 TO 33, T.11N., R.10E., M.D.M.

89:01

1" = 1,200'



THIS MAP IS NOT A SURVEY. It is prepared by the El Dorado Co. Assessor's office for assessment purposes only. Area calculations and characteristics are not guaranteed. Users should verify facts such as dimensions and acreage.

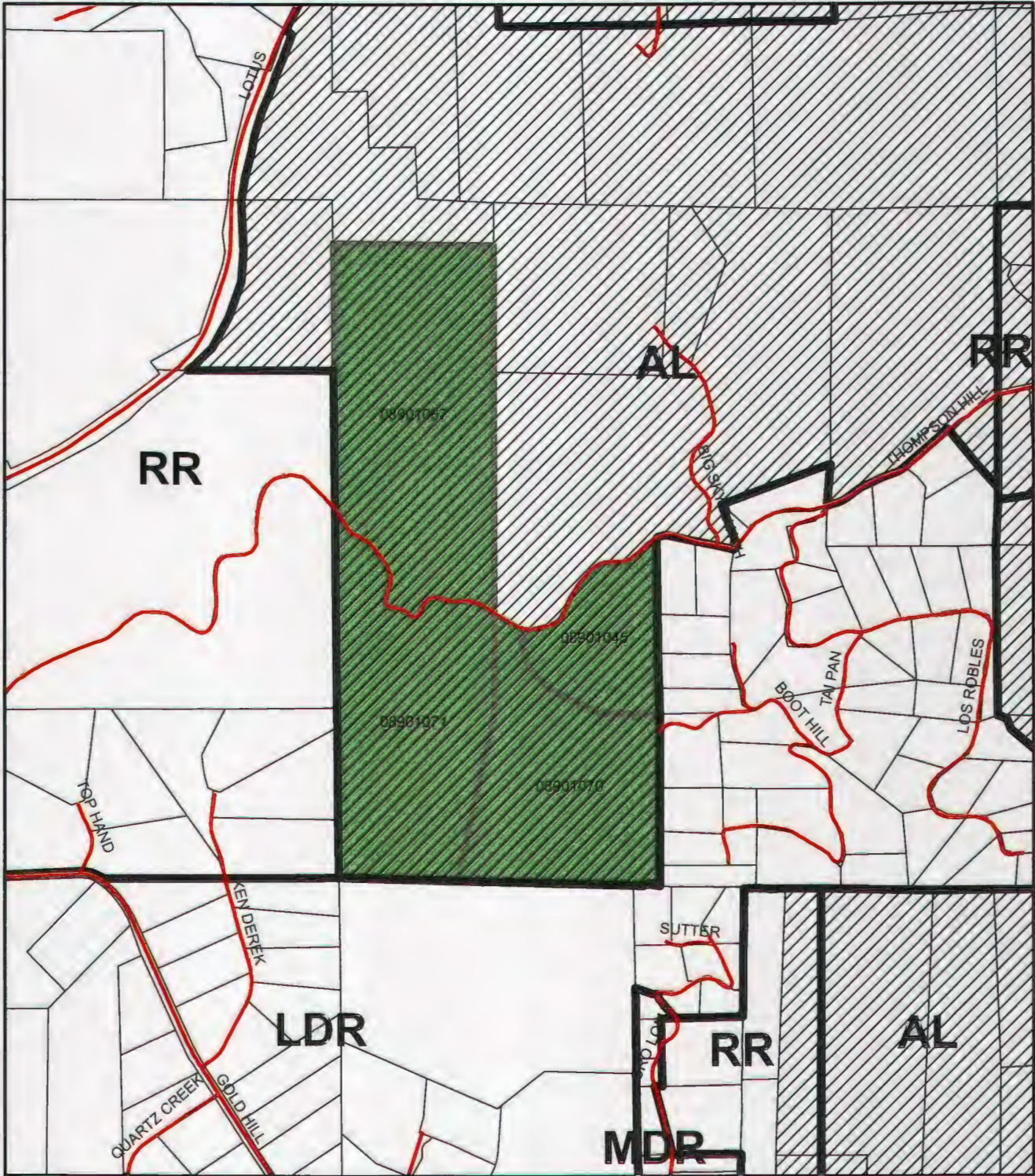
Acreages Are Estimates

Adjacent Map Pages Shown in Grey Text
Assessor's Block Numbers Shown in Ellipses
Assessor's Parcel Numbers Shown in Circles

Rev. Sep 9, 2015

Assessor's Map Bk. 089, Pg. 01
County of El Dorado, CA

Exhibit C: General Plan Map



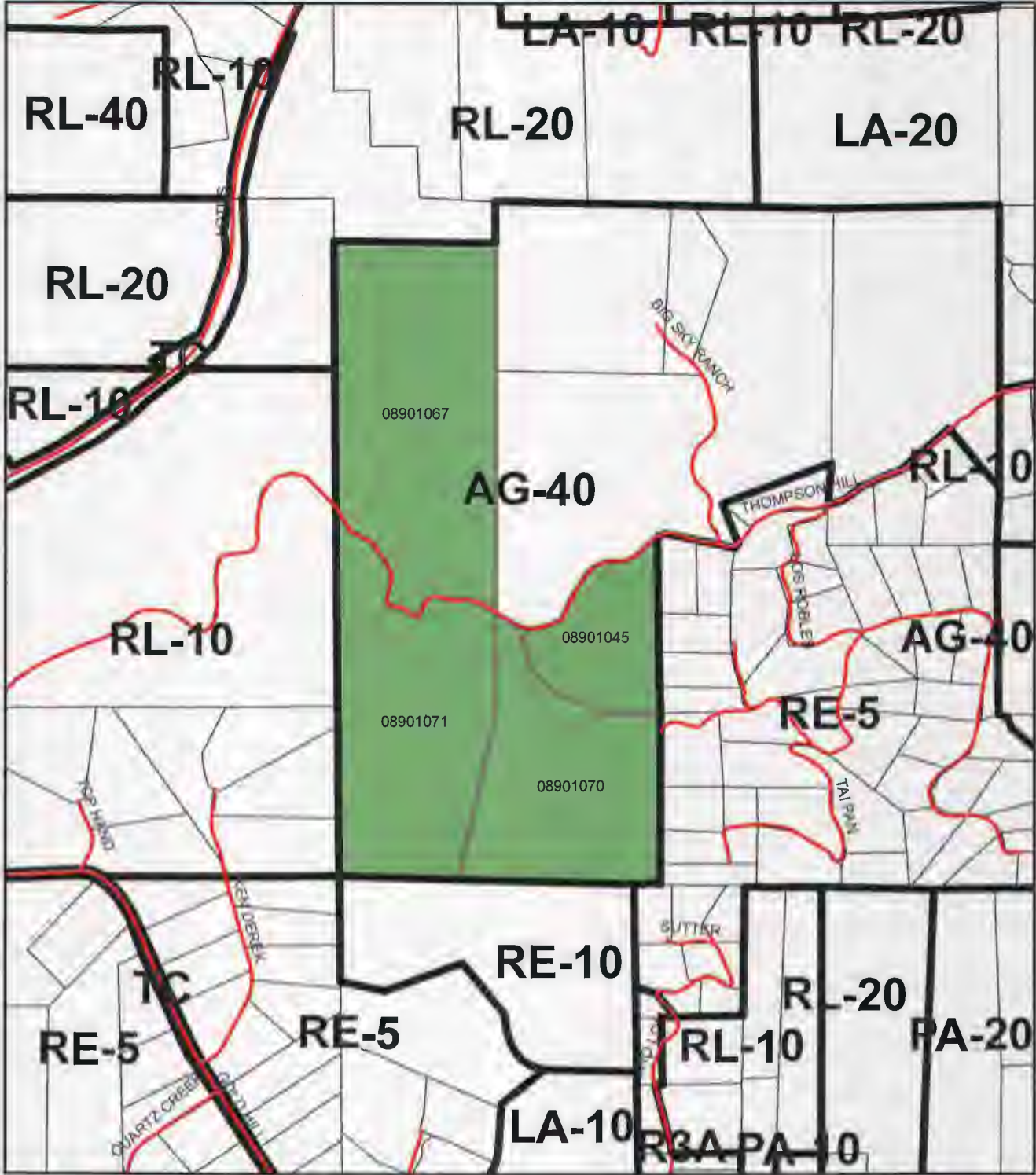
| | |
|--|------------------|
| | gpsroads |
| | AG District |
| | ludesign |
| | van_noord_parcel |
| | Parcels |



WAC13-0009/WAC13-0010/WAC13-0011/Van Noord
 Prepared by Aaron Mount

0 0.05 0.1 0.2 Miles

Exhibit D: Zone District Map

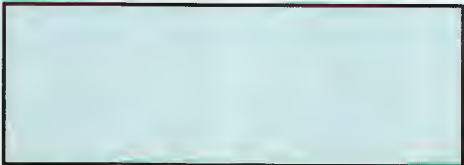
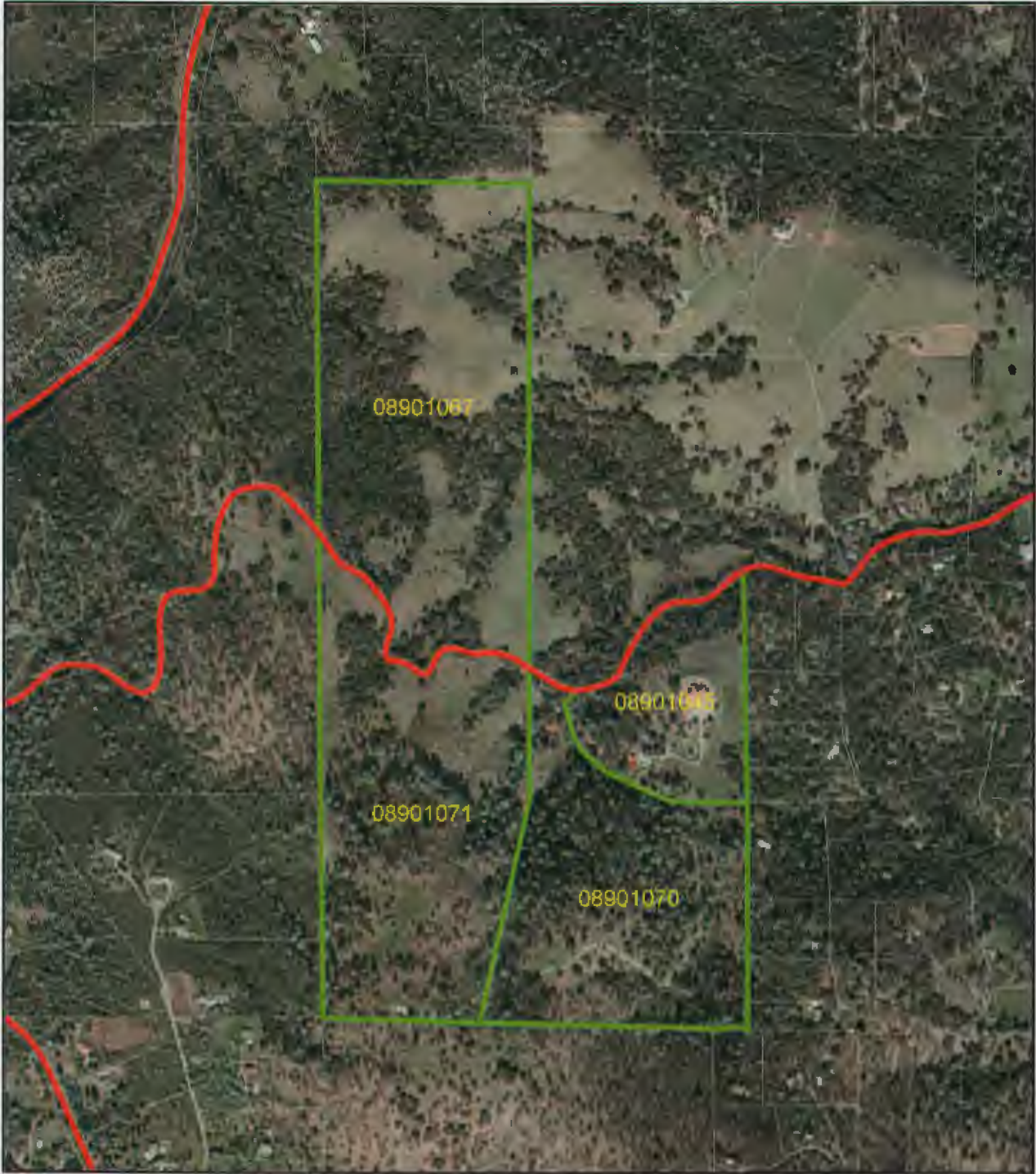


— gpsroads
□ Zoning
■ van_noord_parcelst
□ Parcels



WAC13-0009/WAC13-0010/WAC13-0011/Van Noord
Prepared by Aaron Mount
0 0.05 0.1 0.2 Miles

Exhibit E: Air Photo Map



WAC13-0009/WAC13-0010/WAC13-0011/Van Noord
Prepared By Aaron Mount

0 0.05 0.1 0.2 Miles

Exhibit F

COUNTY OF EL DORADO



AGRICULTURAL COMMISSION

311 Fair Lane
Placerville, CA 95667
(530) 621-5520
(530) 626-4756 FAX
eldcaq@edcgov.us

Greg Boeger, Chair – Agricultural Processing Industry
Lloyd Walker, Vice-chair – Other Agricultural Interests
Chuck Bacchi – Livestock Industry
Bill Draper, Forestry/Related Industries
Ron Mansfield – Fruit and Nut Farming Industry
John Smith – Fruit and Nut Farming Industry
Tim Neilsen – Livestock Industry

MEMORANDUM

DATE: July 11, 2014
TO: Aaron Mount, Development Services/Planning
FROM: Greg Boeger, Chair
SUBJECT: Request for Agricultural Commission Review for three new Williamson Act Contracts and one non-renewal. **WAC13-0009, WAC13-0010, & WAC13-0011. Ag Preserve #283**

- I. During the Agricultural Commission's regularly scheduled meeting held on July 9, 2014, the following discussion and motion occurred regarding review of **WAC13-0009, WAC13-0010, & WAC13-0011**; Planning Services has requested a review and recommendation by the Agricultural Commission regarding an application by Thomas Van Noord for three new Williamson Act Contracts and one non-renewal. Agricultural Preserve #283 consists of the following five parcels (APNs 089-010-45, 089-010-67, 089-010-68, 089-010-69, and 089-010-70). The applicant is requesting to rescind the existing contract and re-enter into three new contracts for three of the five parcels. The non-renewal request is for parcel number 089-010-45, owned by the Wellborn Family Trust and consisting of 22.91 acres, and parcel number 089-010-68, owned by Thomas Van Noord and consisting of 10.46 acres. This project is located in the Gold Hill area, District V.

Specific WAC requests and parcel information are below.

1. WAC 13-0009:
 1. Parcel Number 089-010-69
 2. Acreage = 50 acres
 3. Zoning = Exclusive Agriculture (AE)
 4. Land Use Designation = Agricultural Land (AL)
 5. Property is being used for cattle grazing.
 6. Capital outlay reported for fencing (5-strand barbed wire), brush clearing, road maintenance, EID water and irrigation = \$10,000 +
 7. Current gross annual income reported: \$2,000
2. WAC 13-0010:
 1. Parcel Number 089-010-67
 2. Acreage = 76.55 acres

3. Zoning = Exclusive Agriculture (AE)
4. Land Use Designation = Agricultural Land (AL)
5. Property is being used for cattle grazing.
6. Capital outlay reported for fencing, brush clearing, and road maintenance = \$10,000 +
7. Current gross annual income reported: \$2,000

3. WAC 13-0011:

1. Parcel Number 089-010-70
2. Acreage = 50 acres
3. Zoning = Exclusive Agricultural (AE)
4. Land Use Designation = Agricultural Land (AL)
5. Property is being used for cattle grazing.
6. Capital outlay reported for fencing, brush clearing, and road maintenance, water development = \$10,000 +
7. Current gross annual income reported: \$2,000

Staff Recommendation: Staff recommends APPROVAL of WAC 13-0009, WAC 13-0010, and WAC 13-0011 as the parcels continue to meet the minimum criteria for a low intensive agricultural operation in Williamson Act Contract:

- 1) Acreage of parcels meets the minimum requirement of 50 acres at 50+ acres.
- 2) Capital outlay meets the minimum requirement of \$10,000 at \$10,000+.
- 3) Gross income exceeds the minimum requirement of \$2,000/year at \$2,000.

Staff recommends APPROVAL of the applicant's request for a partial roll-out/non-renewal of parcel numbers 089-010-45 and 089-010-68, removing the parcels from WAC # 283, as neither parcel contributes to the agricultural production of the contract and neither parcel meets the minimum Williamson Act Contract criteria for a low intensive agricultural operation.

The applicant was present and answered questions by the Commission and addressed a question from Steve Chautow, neighbor to Mr. Van Noords property.

It was moved by Mr. Walker and seconded by Mr. Draper to recommend APPROVAL of WAC 13-0009, WAC 13-0010, and WAC 13-0011 as the parcels meet the minimum criteria for a low intensive agricultural operation in Williamson Act Contract: 1) Acreage of parcels meets the minimum requirement of 50 acres at 50+ acres. 2) Capital outlay meets the minimum requirement of \$10,000 at \$10,000+. 3) Gross income exceeds the minimum requirement of \$2,000/year at \$2,000. The Commission also recommends APPROVAL of the applicant's request

Meeting Date: July 9, 2014
Re: WAC 13-0009, WAC 13-0010, WAC 13-0011
Page 3

for a partial roll-out/non-renewal of parcel numbers 089-010-45 and 089-010-68, removing the parcels from WAC # 283, as neither parcel contributes to the agricultural production of the contract and neither parcel meets the minimum Williamson Act Contract criteria for a low intensive agricultural operation.

Motion passed

AYES: Smith, Walker, Draper, Mansfield, Bacchi, Boeger

NOES: None

ABSENT: Neilsen

If you have any questions regarding the Agricultural Commission's actions, please contact the Agriculture Department at (530) 621-5520.

Cc: Thomas Van Noord
Ron Briggs, Board of Supervisor (District 4)



AGRICULTURAL COMMISSION

311 Fair Lane
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Greg Boeger, Chair – Agricultural Processing Industry
Lloyd Walker, Vice-chair – Other Agricultural Interests
Chuck Bacchi – Livestock Industry
Bill Draper – Forestry Related Industries
Ron Mansfield – Fruit and Nut Farming Industry
Tim Neilsen, Livestock Industry
John Smith – Fruit and Nut Farming Industry

MINUTES

November 12, 2014
6:30 P.M.

Board of Supervisors Meeting Room
330 Fair Lane – Building A, Placerville

- Members Present:** Bacchi, Boeger, Smith, Neilsen, Walker, Draper, Mansfield
- Members Absent:** None
- Ex-Officio Members Present:** None
- Media Members Present:** None
- Staff Members Present:** LeeAnne Mila Deputy Agricultural Commissioner
Chris Flores, Clerk to the Agricultural Commission
- Others Present:** Thomas Van Noord, Matt Veerkamp

I. CALL TO ORDER

- Chair, Greg Boeger, called the meeting to order at 6:30 p.m.

II. APPROVAL OF AGENDA

Chair Boeger called for a voice vote for approval to approve the Agenda of November 12, 2014 as submitted with Staff changes on Item VI.

AYES: Bacchi, Smith, Boeger, Neilsen, Mansfield, Draper, Walker
NOES: None
ABSENT: None

III. APPROVAL OF MINUTES

- Minutes of September 10, 2014

It was moved by Mr. Smith, and seconded by Mr. Bacchi to approve the minutes from September 10, 2014.

- Chair, Greg Boeger, called for a voice vote for approval of the Minutes of September 10, 2014

AYES: Bacchi, Smith, Boeger, Neilsen

NOES: None
ABSENT: None

- VI. BLA14-0045, VanNoord Agricultural Commission hearing:** Planning Services has requested a review and recommendation by the Agricultural Commission for a request for a boundary line adjustment between three existing parcels; **APN 089-010-68** consists of 10.46 acres, **APN 089-010-69** consists of 50.66 acres, and **APN 105-190-39** consists of 167.97 acres. The request is to combine 089-010-68 and 089-010-69 for expanded agricultural use and to split 105-19-039 into two parcels based on the location of Thompson Hill Rd. The parcel number 089-010-69, consisting of 50.66 acres, is currently in Williamson Act Contract # 13-0009. Parcel number 089-010-68 is currently in roll-out. (District 4).

Request for Agricultural Commission Review for BLA14-0045 Ag Preserve #283

During the Agricultural Commission's regularly scheduled meeting held on November 12, 2014, the following discussion and motion occurred regarding BLA14-0045.

- Zoning and Land Use:

Parcels 089-010-68 and 089-010-69 are zoned AE (Exclusive Agriculture) and have a land use designation of AL (Agricultural Lands).

Parcel 105-190-39 is zoned RE-10 (Estate Residential Ten-Acre) and has a land use designation of RR (Rural Residential).

- Soils:

None of the parcels contain any Prime Farmland, Statewide Important Farmland, or Unique/Soils of Local Importance.

- Proximity to Agricultural District:

Parcel 105-190-39 – the upper portion of this parcel is in the Gold Hill Agricultural District

- BLA 14-0045 must conform to Government Code Section 51257, as APN 089-010-69 and APN 089-010-68 (Roll-out initiated in July of 2014) are in active Williamson Act Contracts. The code section states, "(a) To facilitate a lot line adjustment, pursuant to subdivision (d) of section 66412, and notwithstanding any other provision of this chapter, the parties may mutually agree to rescind the contract or contracts and simultaneously enter into a new

contract or contracts pursuant to this chapter, provided that the board or council finds all of the following:

- 1) The new contract would enforceably restrict the adjusted boundaries of the parcels for an initial term for at least as long as the unexpired term of the rescinded contract or contracts, but for not less than 10 years.
 - 2) There is no net decrease in the amount of acreage restricted. In cases where two parcels involved in a lot line adjustment are both subject to contracts rescinded pursuant to this section, this finding will be satisfied if the aggregate acreage of the land restricted by the new contracts is at least as great as the aggregate acreage restricted by the rescinded contracts.
 - 3) At least 90 percent of the land under the former contract or contracts remains under the new contract or contracts.
 - 4) After the lot line adjustment, the parcels of land subject to contract will be large enough to sustain their agricultural use, as defined in Section 51222.
 - 5) The lot line adjustment would not compromise the long-term agricultural productivity of the parcel or other agricultural lands subject to a contract or contracts.
 - 6) The lot line adjustment is not likely to result in the removal of adjacent land from agricultural use.
 - 7) The lot line adjustment does not result in a greater number of developable parcels than existed prior to the adjustment, or an adjusted lot that is inconsistent with the general plan.”
- Staff Recommendation: Staff recommends conditional APPROVAL of BLA 14-0045 due to the fact that the findings for Government Code Section 51257 can be met.

The applicant was present and spoke about the boundary line adjustments.

It was moved by Mr. Smith and seconded by Mr. Bacchi to adopt staff's recommendations after discussion of the Williamson Act revision and recommend APPROVAL of BLA 14-0045 due to the fact that the findings for Government Code Section 51257 can be met.

Motion passed

AYES: *Smith, Walker, Draper, Mansfield, Bacchi, Neilsen, Boeger*

NOES: None
ABSENT: None

- VII. **Agricultural Commission review of Singh Gill APN 084-02-076, property located at 2101 Trail Gulch Road, Swansboro Discussion available on tape through Legistar Minutes 11/12/14.**
- VIII. **Agricultural Commission Vacancies for one Livestock Industry member and two Fruit and Nut Farming Industry members (one four year term and one to complete the newly vacated position of Commissioner Smith) "Term of Office Expiration:" Agricultural Commission Representation regarding Review Panel (tentative date for interviews is December 8, 2014)**

Interview process canceled and letter of appointment sent by Charlene Carveth to Board of Supervisors for appointment on 1/6/15 reads as follows:

COUNTY EL DORADO DEPARTMENT OF AGRICULTURE
WEIGHTS AND MEASURES

INTER OFFICE MEMORANDUM

December 2, 2014

To: Jim Mitrisin, Clerk of the Board of Supervisors

FROM: Charlene Carveth, Agriculture Commissioner/Sealer of Weights & Measures

SUBJECT: Agricultural Commission appointment for January 2015 Board Meeting

The Agricultural Commission is comprised of seven members, not officials of the county, appointed by the Board of Supervisors, representing the following industries: Forestry/Related (1), Livestock (2), Fruit and Nut Farming (2), Agricultural Processing (1), and Other Agricultural Interests (1).

In accordance with Agricultural Commission Bylaws adopted by the Board of Supervisors on August 31, 2004, a Notice of Terms of Office Expiration was submitted to the local newspapers and to county agricultural organizations. In addition, an independent Review Panel comprised of industry representatives as identified in the Agricultural Commission By-Laws § 4(a), was scheduled to meet on December 8, 2014, to review applications and interview candidates. The positions of Livestock Industry and Fruit and Nut Farming Industry were up for re-appointment for four year terms. Applications were required to be submitted by close of business November 26, 2014. As a result of the notifications, the incumbents were the only members to apply thus revoking the necessity for convening the review panel. In addition to the two vacancies

we received notification of a third member vacancy due to the resignation of Commission member John Smith, which opened up his remaining two year term in the Fruit and Nut Farming Industry. One applicant applied to complete the remaining two years of the term that was vacated.

It is my recommendation to the Board of Supervisors to re-appoint Chuck Bacchi to represent the Livestock Industry on the County of El Dorado Agricultural Commission for a four (4) year term beginning January, 2015, re-appoint Ron Mansfield to represent the Fruit and Nut Industry for a four (4) year term beginning January, 2015, and appoint David Bolster to represent the Fruit and Nut Industry for the remaining term of two (2) years.

Following the Board's action to re-appoint Chuck Bacchi and Ron Mansfield, with a term of four years (January 2015 to January 2019), and appointment of David Bolster to the remaining two year term (January 2015 to January 2017), the commission members will begin their terms at the regular scheduled Agricultural Commission meeting of January 10, 2015.

- IX. **LEGISLATION AND REGULATORY ISSUES** – LeeAnne Mila will be discussing SB1168 Ground Water Management, SB1319 Ground Water, and AB1739 Ground Water Management.
- X. **OTHER BUSINESS** – None
- XI. **ADJOURNMENT 8:16 pm**

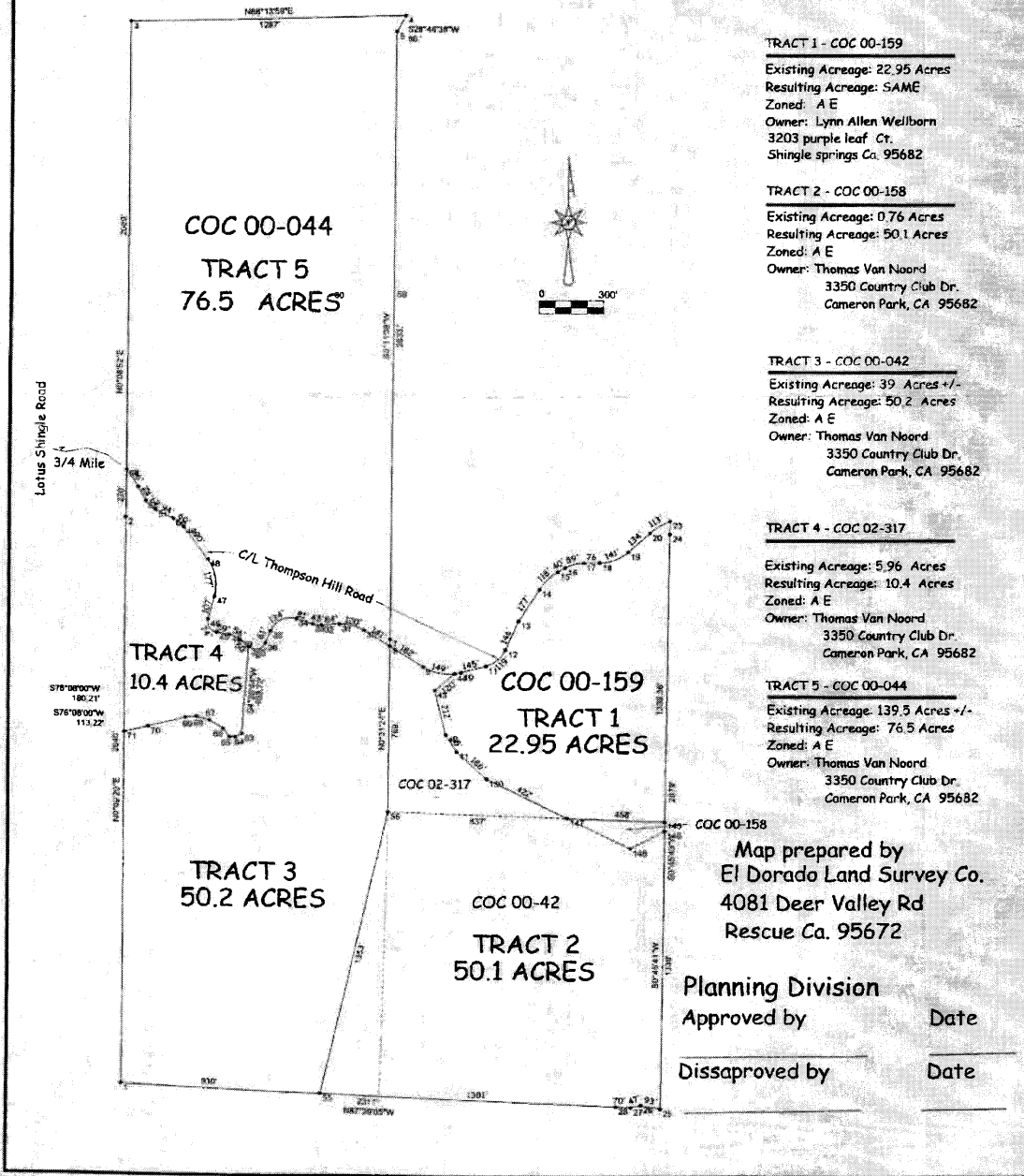
APPROVED.  DATE: 01/14/2015
Greg Boeger, Chair

Exhibit H

Proposed Lot Line Adjustment

Por. W1/2 Sec. 30 T11N R10E M.D.M
County of El Dorado, State of California

APRIL 2011 Scale 1" = 300'



TRACT 1 - COC 00-159
Existing Acreage: 22.95 Acres
Resulting Acreage: SAME
Zoned: A E
Owner: Lynn Allen Wellborn
3203 purple leaf Ct.
Shingle springs Ca. 95682

TRACT 2 - COC 00-158
Existing Acreage: 0.76 Acres
Resulting Acreage: 50.1 Acres
Zoned: A E
Owner: Thomas Van Noord
3350 Country Club Dr.
Cameron Park, CA 95682

TRACT 3 - COC 00-042
Existing Acreage: 39 Acres +/-
Resulting Acreage: 50.2 Acres
Zoned: A E
Owner: Thomas Van Noord
3350 Country Club Dr.
Cameron Park, CA 95682

TRACT 4 - COC 02-317
Existing Acreage: 5.96 Acres
Resulting Acreage: 10.4 Acres
Zoned: A E
Owner: Thomas Van Noord
3350 Country Club Dr.
Cameron Park, CA 95682

TRACT 5 - COC 00-044
Existing Acreage: 139.5 Acres +/-
Resulting Acreage: 76.5 Acres
Zoned: A E
Owner: Thomas Van Noord
3350 Country Club Dr.
Cameron Park, CA 95682

Exhibit I

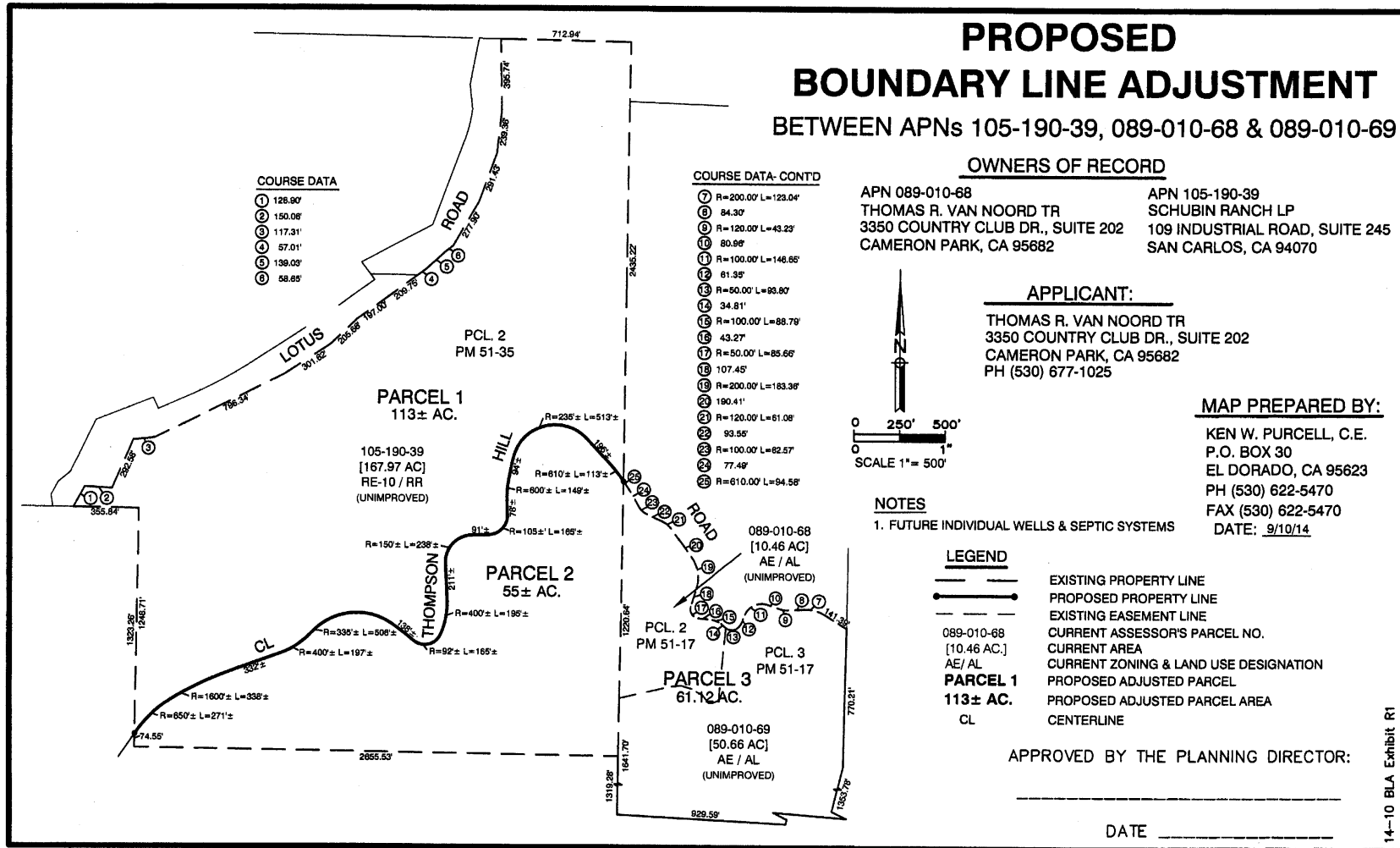


Exhibit J

TRANSMITTAL COVER SHEET FOR:

NOTICES OF NON-RENEWAL, PARTIAL ROLLOUT, OR CANCELLATION OF
WILLIAMSON ACT CONTRACTS

DATE: 02/23/16

TO: PLANNING DIVISION

FROM: CLERK OF THE BOARD

Attached please find an original request for ___ **Notice of Non-Renewal** ___ of

Agricultural Preserve No. ___ **283** ___.

After review, please return the original request to this office for recordation and processing.

Cc: Agricultural Commission
Assessor

RECORDING REQUESTED BY: }

Board of Supervisors }

EL DORADO CO. RECORDER-CLERK

WHEN RECORDED MAIL TO: }

Board of Supervisors }
330 Fair Lane }
Placerville, CA 95667 }

06/13/2014, 20140022097

SPACE ABOVE THIS LINE RESERVED FOR
RECORDER'S USE

TITLE (S)

Notice of Partial Non-Renewal Williamson Act Contract No. 01-04
Agricultural Preserve 283
Assessor's Parcel No. 089-010-68 Thomas R. Van Noord consisting of 10.46 acres
Assessor's Parcel No. 089-010-45 Lynn and Stacie Wellborn Trustees of the
Wellborn Family Trust consisting of 22.91 acres

*Copies sent to
Assessor
Ag. Dept.
Planning*

Recording requested by
and when recorded mail to:
Clerk, Board of Supervisors
330 Fair Lane
Placerville, CA 95682

14 MAR 17 PM 4: 25
RECEIVED
PLANNING DEPARTMENT

NOTICE OF PARTIAL NON-RENEWAL WAC # 01-04

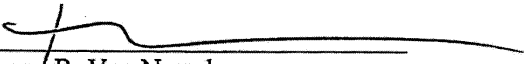
The undersigned hereby provides Notice of Partial Non-Renewal to the County of El Dorado, State of California, with respect to the following parcels of real property currently within that certain Williamson Act Contract # 01-04, effective as of January 1, 2015:

APN 089-010-68 owned by Thomas R. Van Noord, consisting of 10.46 acres;

APN 089-010-45 owned by Lynn and Stacie Wellborn Trustees of the Wellborn Family Trust, consisting of 22.91 acres.

The legal descriptions of the parcels for which the Contract will not be renewed are attached as Exhibit "A" to this Notice and incorporated herein by reference.

By execution hereof, the undersigned parties declare under penalty of perjury that are the fee title owners of the property described herein, or are the successors-in-interest of the owners of the property who entered into the Land Conservation Contract, and that the undersigned constitute all of the owners of said property.


Thomas R. Van Noord
3350 Country Club Dr. #202
Cameron Park, CA 95682
530-677-1025

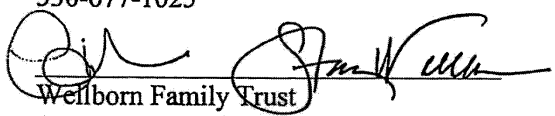

Wellborn Family Trust
Lynn Allen Wellborn and Stacy Wellborn, Trustees
5400 Thompson Hill Road
Placerville, CA 95682
530-676-0595

EXHIBIT "A"

Parcel 2, as shown on that certain map entitled, "Parcel Map", filed in the office of the recorder of the County of El Dorado, State of California, on September 5, 2013, in Book 51 of Parcel Maps, at Page 17.

APN: ~~051-017-02~~

089-010-68

044171

205-11893-S.M.

EXHIBIT "A"
LEGAL DESCRIPTION

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF EL DORADO, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. THAT LIES SOUTHERLY OF THE CENTERLINE OF THOMPSON HILL ROAD AS DESCRIBED IN DOCUMENT NO. 2000-0021378, EL DORADO COUNTY RECORDS AND WITHIN THAT PARCEL DESCRIBED AS 23.51 ACRE EXCEPTION FROM THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 30 IN VOLUME 103 AT PAGE 434, EL DORADO COUNTY RECORDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, A IRON BAR 1 INCH DIA. 15 INS. LONG SET 9 INS. DEEP IN GROUND ON THE BANK OF A DITCH; WHENCE THE 1/4 COR. OF SEC. 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. BEARS SOUTH 0 DEG 02' WEST 1288.9 FEET; A NUT PINE 15 INS. DIA. BEARS NORTH 2 DEG 06' WEST 19.7 FEET; A YELLOW PINE, 2 FEET DIA. BEARS SOUTH 44 DEG 20' WEST 16.25 FEET, EACH BLAZED AND SCRIBED "E V SEC. BT", THENCE NORTH 1 DEG 27' EAST 1456.8 FEET TO A POINT IN THE MIDDLE OF THE COUNTY ROAD, MARKED BY AN IRON SPIKE, 4 INCS. LONG SET BELOW THE SURFACE OF THE ROAD; WHENCE THE WEST FORK JOF A BLACK OAK 8 INS. DIA. BEARS SOUTH 46 DEG 50' EAST 26.7 FEET; THE NORTH FORK OF A BLACK OAK, 8 INS. DIA. BEARS SOUTH 87 DEG 47' EAST 48.7 FEET, EAH BLAZED AND SCRIBED "E V NE COR BT", THENCE ALONG SAID COUNTY ROAD ALL POINTS THEREIN BEING MARKED BY IRON SPIKES, 4 INS. LONG, SET BELOW THE SURFACE OF THE GROUND, SOUTH 65 DEG 32' WEST 74.45 FEET; SOUTH 47 DEG 43' WEST 274.9 FEET; NORTH 83 DEG 39' WEST 173.35 FEET; SOUTH 64 DEG 12' WEST 126.4 FEET; SOUTH 36 DEG 40' WEST 237.0 FEET; SOUTH 29 DEG 09' WEST 127.4 FEET; SOUTH 12 DEG 59' WEST 126.45 FEET; SOUTH 88 DEG 02' WEST 174.75 FEET; SOUTH 49 DEG 05' WEST 175.5 FEET TO A POINT ON THE NORTH SIDE OF SAID ROAD, MARKED BY AN IRON BAR, 1 IN DIA. TWO FEET LONG, SET 1-1/2 FEET DEEP IN THE GROUND IN A MOUND OF ROCK, WHENCE A BLACK OAK, 15 INS. DIA. BEARS NORTH 71 DEG 44' EAST 58.3 FEET; A BLACK OAK, 10 INS. DIA. BEARS SOUTH 84 DEG 13' WEST 21.3 FEET, EACH BLAZED AND SCRIBED "E V NW COR BT", THENCE LEAVING SAID ROAD SOUTH 13 DEG 46' EAST 212.0 FEET TO A LIVE OAK, 6 INCS. DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 32 DEG 01' EAST 94.7 FEET TO AN IRON PIN 1-1/2 BY 2 INS. 10 INS. LONG SET FULL LENGTH IN THE GROUND ON THE WEST SIDE OF GRANITE BOULDER, THENCE SOUTH 47 DEG 33' EAST 186.1 FEET TO A WHITE OAK 1 FOOT DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 64 DEG 33' EAST 747.7 FEET TO THE SOUTH-WEST CORNER, AN IRON BAR, IN INCH IN DIA. 2 FEET LONG, SET 1-3/4 FEET DEEP ON THE BANK OF A DITCH; WHENCE A BLACK OAK 15 INS. DIA. BEARS SOUTH 71 DEG 41' WEST 46.35 FEET AND A BLACK OAK, 15 INS. DIA. BEARS SOUTH 28 DEG 56' WEST 46.0 FEET, EACH BLAZED AND SCRIBED "E V SWC BT", THENCE NORTH 63 DEG 18' EAST 164.2 FET TO THE NORTH-EAST CORNER, THE PLACE OF BEGINNING.

A.P.N. 089-010-45-100

Page 3

09/09/2008,20080044171

shykg.doc

Description: El Dorado, CA Document - Year.DocID 2008.44171 Page: 3 of 3

16-0276 E20 of 63

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of EL DORADO

On 03/13/2014

Date

before me, JAMIE FALGOUST, NOTARY Public

Here Insert Name and Title of the Officer

personally appeared LYNN ALLEN WELLBORN AND STACEY WELLBORN

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.

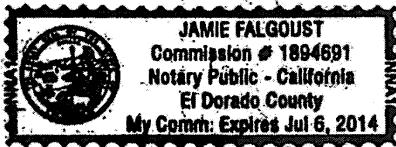
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Jamie Falgoust

Signature of Notary Public



Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another 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: _____

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

RIGHT THUMBPRINT OF SIGNER

Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

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

RIGHT THUMBPRINT OF SIGNER

Top of thumb here

Signer Is Representing: _____

ACKNOWLEDGMENT

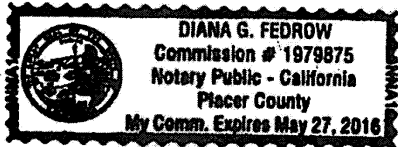
State of California
County of El Dorado

On 3-13-14, before me, Diana G. Fedrow, Notary Public, personally appeared Thomas R. Van Noord, 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 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.

Diana G. Fedrow



Recording requested by
and when recorded mail to:
Clerk, Board of Supervisors
330 Fair Lane
Placerville, CA 95682

14 MAR 17 PM 4:25
RECEIVED
PLANNING DEPARTMENT

NOTICE OF PARTIAL NON-RENEWAL WAC # 01-04

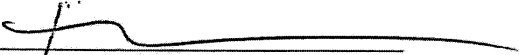
The undersigned hereby provides Notice of Partial Non-Renewal to the County of El Dorado, State of California, with respect to the following parcels of real property currently within that certain Williamson Act Contract # 01-04, effective as of January 1, 2015:

APN 089-010-68 owned by Thomas R. Van Noord, consisting of 10.46 acres;

APN 089-010-45 owned by Lynn and Stacie Wellborn Trustees of the Wellborn Family Trust, consisting of 22.91 acres.

The legal descriptions of the parcels for which the Contract will not be renewed are attached as Exhibit "A" to this Notice and incorporated herein by reference.

By execution hereof, the undersigned parties declare under penalty of perjury that are the fee title owners of the property described herein, or are the successors-in-interest of the owners of the property who entered into the Land Conservation Contract, and that the undersigned constitute all of the owners of said property.


Thomas R. Van Noord
3350 Country Club Dr. #202
Cameron Park, CA 95682
530-677-1025



Wellborn Family Trust
Lynn Allen Wellborn and Stacy Wellborn, Trustees
5400 Thompson Hill Road
Placerville, CA 95682
530-676-0595

EXHIBIT "A"

Parcel 2, as shown on that certain map entitled, "Parcel Map", filed in the office of the recorder of the County of El Dorado, State of California, on September 5, 2013, in Book 51 of Parcel Maps, at Page 17.

APN: 051-017-02

089-010-68

044171

205-11893-S.M.

EXHIBIT "A"
LEGAL DESCRIPTION

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF EL DORADO, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. THAT LIES SOUTHERLY OF THE CENTERLINE OF THOMPSON HILL ROAD AS DESCRIBED IN DOCUMENT NO. 2000-0021378, EL DORADO COUNTY RECORDS AND WITHIN THAT PARCEL DESCRIBED AS 23.51 ACRE EXCEPTION FROM THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 30 IN VOLUME 103 AT PAGE 434, EL DORADO COUNTY RECORDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, A IRON BAR 1 INCH DIA. 15 INS. LONG SET 9 INS. DEEP IN GROUND ON THE BANK OF A DITCH; WHENCE THE 1/4 COR. OF SEC. 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. BEARS SOUTH 0 DEG 02' WEST 1288.9 FEET; A NUT PINE 15 INS. DIA. BEARS NORTH 2 DEG 06' WEST 19.7 FEET; A YELLOW PINE, 2 FEET DIA. BEARS SOUTH 44 DEG 20' WEST 16.25 FEET, EACH BLAZED AND SCRIBED "E V SEC. BT", THENCE NORTH 1 DEG 27' EAST 1456.8 FEET TO A POINT IN THE MIDDLE OF THE COUNTY ROAD, MARKED BY AN IRON SPIKE, 4 INCS. LONG SET BELOW THE SURFACE OF THE ROAD; WHENCE THE WEST FORK JOF A BLACK OAK 8 INS. DIA. BEARS SOUTH 46 DEG 50' EAST 26.7 FEET; THE NORTH FORK OF A BLACK OAK, 8 INS. DIA. BEARS SOUTH 87 DEG 47' EAST 48.7 FEET, EAH BLAZED AND SCRIBED "E V NE COR BT", THENCE ALONG SAID COUNTY ROAD ALL POINTS THEREIN BEING MARKED BY IRON SPIKES, 4 INS. LONG, SET BELOW THE SURFACE OF THE GROUND, SOUTH 65 DEG 32' WEST 74.45 FEET; SOUTH 47 DEG 43' WEST 274.9 FEET; NORTH 83 DEG 39' WEST 173.35 FEET; SOUTH 64 DEG 12' WEST 126.4 FEET; SOUTH 36 DEG 40' WEST 237.0 FEET; SOUTH 29 DEG 09' WEST 127.4 FEET; SOUTH 12 DEG 59' WEST 126.45 FEET; SOUTH 88 DEG 02' WEST 174.75 FEET; SOUTH 49 DEG 05' WEST 175.5 FEET TO A POINT ON THE NORTH SIDE OF SAID ROAD, MARKED BY AN IRON BAR, 1 IN DIA. TWO FEET LONG, SET 1-1/2 FEET DEEP IN THE GROUND IN A MOUND OF ROCK, WHENCE A BLACK OAK, 15 INS. DIA. BEARS NORTH 71 DEG 44' EAST 58.3 FEET; A BLACK OAK, 10 INS. DIA. BEARS SOUTH 84 DEG 13' WEST 21.3 FEET, EACH BLAZED AND SCRIBED "E V NW COR BT", THENCE LEAVING SAID ROAD SOUTH 13 DEG 46' EAST 212.0 FEET TO A LIVE OAK, 6 INCS. DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 32 DEG 01' EAST 94.7 FEET TO AN IRON PIN 1-1/2 BY 2 INS. 10 INS. LONG SET FULL LENGTH IN THE GROUND ON THE WEST SIDE OF GRANITE BOULDER, THENCE SOUTH 47 DEG 33' EAST 186.1 FEET TO A WHITE OAK 1 FOOT DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 64 DEG 33' EAST 747.7 FEET TO THE SOUTH-WEST CORNER, AN IRON BAR, IN INCH IN DIA. 2 FEET LONG, SET 1-3/4 FEET DEEP ON THE BANK OF A DITCH; WHENCE A BLACK OAK 15 INS. DIA. BEARS SOUTH 71 DEG 41' WEST 46.35 FEET AND A BLACK OAK, 15 INS. DIA. BEARS SOUTH 28 DEG 56' WEST 46.0 FEET, EACH BLAZED AND SCRIBED "E V SWC BT", THENCE NORTH 63 DEG 18' EAST 164.2 FET TO THE NORTH-EAST CORNER, THE PLACE OF BEGINNING.

A.P.N. 089-010-45-100

Page 3

09/09/2008, 20080044171

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Description: El Dorado, CA Document - Year, DocID 2008, 44171 Page: 3 of 3
Order: tom Comment:

16-0276 E25 of 63

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of EL DORADO

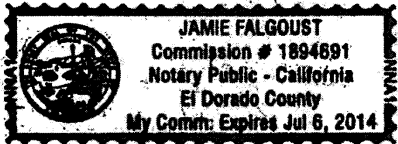
On 03/13/2014 before me, JAMIE FALGOUST, NOTARY
Date Here Insert Name and Title of the Officer

personally appeared LYNN ALLEN WELLBORN AND STACEY WELLBORN
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 Jamie Falgoust
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another 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: _____

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

RIGHT THUMBPRINT OF SIGNER
 Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

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

RIGHT THUMBPRINT OF SIGNER
 Top of thumb here

Signer Is Representing: _____

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State of California
County of El Dorado

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WITNESS my hand and official seal.







**COMMUNITY DEVELOPMENT AGENCY
DEVELOPMENT SERVICES DEPARTMENT
PLANNING SERVICES**

COUNTY OF EL DORADO

<http://www.edcgov.us/devservices>

PLACERVILLE OFFICE:
2850 FAIRLANE COURT PLACERVILLE, CA 95667
BUILDING (530) 621-5315 / (530) 622-1708 FAX
bldgdept@edcgov.us
PLANNING (530) 621-5355 / (530) 642-0508 FAX
planning@edcgov.us

LAKE TAHOE OFFICE:
3368 LAKE TAHOE BLVD. SUITE 302
SOUTH LAKE TAHOE, CA 96150
(530) 573-3330
(530) 542-9082 FAX
tahoebuild@edcgov.us

TO: Board Clerk, Board of Supervisors
FROM: Aaron Mount, Planning Services *Aaron Mount*
DATE: March 19, 2014
RE: **WAC13-0009, WAC13-0010, & WAC13-0011**

RECEIVED
BOARD OF SUPERVISORS
EL DORADO COUNTY
JUN 3 2014
2014 JUN 3 4 AM 11: 03

Planning Services is processing requests for three new Williamson Act Contracts with the following project description:

- Agricultural Preserve #283 consists of the following five parcels:
- 089-010-45
 - 089-010-67 (WAC13-0010)
 - 089-010-68
 - 089-010-69 (WAC13-0009)
 - 089-010-70 (WAC13-0011)

*Done
6-13-14
[Signature]*

The applicant is proposing to partially roll out parcels 089-010-68 and 089-010-45 and to create three new contracts for parcels 089-010-67, 089-010-69, and 089-010-70.

Attached are the Notices of Non-Renewal for parcels 089-010-45 and 089-010-68.

14 MAR 17 PM 4: 25

RECEIVED
PLANNING DEPARTMENT

FILING SHEET TO ACCOMPANY
ALL NOTICES OF NON-RENEWAL (Partial)
FILED PURSUANT TO GOVERNMENT CODE SECTION 51245
(WILLIAMSON ACT CONTRACTS)

NOTE TO PROPERTY OWNER: Please fill out this form as completely as possible to assist the County in properly processing your notice of non-renewal. It does not constitute a notice of non-renewal, and you are still responsible for insuring that a notice of non-renewal, which complies with all statutory criteria, is served.

1. Agricultural preserve involved: WAC #01-04 #283

2. Date of Adoption by County of Williamson Act Contract to which this notice applies:
Date: 1-15-2002 Resolution: 012-2002

3. Recording information for contract: Doc 2002-0004461
Book _____ Page No. _____ Date: 1/17/2002

4. Does your notice of non-renewal concern the entire agricultural preserve involved?
Yes _____ No

If no, please list all parcels and property owners within the agricultural preserve affected by this notice:

| APN | Owner |
|-------------------|---|
| <u>089-010-68</u> | <u>Thomas R. Van Noord</u> |
| <u>089-010-45</u> | <u>Lynn & Stacie Wellborn, Trs.</u> |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |

(Please note that all property owners affected by the notice of non-renewal must sign the notice.)

5. Please provide a copy of the legal description for each parcel affected by the notice.
See attached Notice w/legals.

Recording requested by
and when recorded mail to:
Clerk, Board of Supervisors
330 Fair Lane
Placerville, CA 95682

14 MAR 17 PM 4: 25
RECEIVED
PLANNING DEPARTMENT

NOTICE OF PARTIAL NON-RENEWAL WAC # 01-04

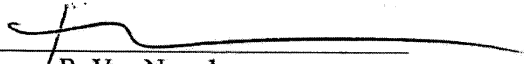
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Cameron Park, CA 95682
530-677-1025

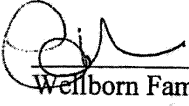
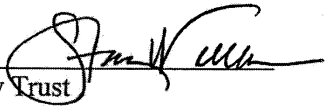


Wellborn Family Trust
Lynn Allen Wellborn and Stacy Wellborn, Trustees
5400 Thompson Hill Road
Placerville, CA 95682
530-676-0595

EXHIBIT "A"

Parcel 2, as shown on that certain map entitled, "Parcel Map", filed in the office of the recorder of the County of El Dorado, State of California, on September 5, 2013, in Book 51 of Parcel Maps, at Page 17.

APN: ~~051-017-02~~

089-010-68

044171

205-11893-S.M.

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A.P.N. 089-010-45-100

Page 3

09/09/2008, 20080044171

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Description: El Dorado, CA Document - Year, DocID 2008.44171 Page: 3 of 3
Order: tom Comment:

16-0276 E32 of 63

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of EL DORADO

On 03/13/2014

Date

before me, JAMIE FALGOUST, NOTARY

Here Insert Name and Title of the Officer

personally appeared LYNN ALLEN WELLBORN AND STACEY WELLBORN

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.



Place Notary Seal Above

Signature

Jamie Falgoust
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another 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: _____

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

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
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ACKNOWLEDGMENT

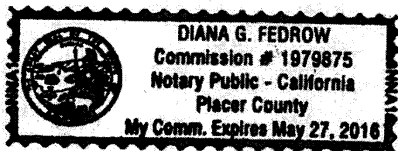
State of California
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I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Diana G. Fedrow



County of El Dorado



AGRICULTURAL COMMISSION

received
10/27/01

311 Fair Lane
Placerville, CA 95667
Telephone: (530) 621-5520
FAX: (530) 626-4756
E-Mail: eldcag@atasteofeldorado.com

MEMORANDUM

DATE: October 16, 2001

TO: Lillian MacLeod, Project Planner
Planning Department

FROM: Howard Nelsen
Chairman

SUBJECT: REQUEST FOR REVIEW AND RECOMMENDATIONS: WAC 01-04/REQUEST FOR A NEW WILLIAMSON ACT CONTRACT FOR A 210 ACRE PORTION OF EXISTING AGRICULTURAL PRESERVE #133; THOMAS VAN NOORD

After review of the WAC 01-04 /Van Noord, Thomas, during their regularly scheduled meeting on October 10, 2001, the Agricultural Commission recommends approval of the Williamson Act Contract, as it meets Criteria requirements #1, #2, and #3.

If you have any questions regarding the Agricultural Commission's actions, please contact the Department of Agriculture at (530) 621-5520.

BLS/cmt

cc: ✓ Thomas Van Noord



EL DORADO COUNTY PLANNING DEPARTMENT

2850 Fairlane Court
Placerville, CA 95667

<http://co.el-dorado.ca.us/planning>

Phone: (530) 621-5355
Fax: (530) 642-0508

NOTICE OF PUBLIC HEARING

The **El Dorado County Planning Commission** will hold a public hearing in the Building C Hearing Room, 2850 Fairlane Court, Placerville, CA 95667 on **December 13, 2001, at 9:00 a.m.**, to consider the following: **Williamson Act Contract WAC01-04**; submitted by THOMAS R. VAN NOORD to allow the creation of a new agricultural preserve from a portion of existing Agricultural Preserve No. 133. This request would reduce the original 370 acre preserve to 160 acres which would continue under the original contract. The new preserve will consist of 210 acres identified by Assessor's Parcel Numbers 089-010-01 and 089-010-28. The properties are located on the north and south sides of Thompson Hill Road, approximately one mile east of the intersection with Lotus Road, in the **Gold Hill area**. (Categorically exempt pursuant to Section 15317 of the CEQA Guidelines)**

This item will be considered by the **Board of Supervisors** on **January 15, 2002, at 2:00 p.m.**, in the Supervisors Meeting Room, 330 Fair Lane, Placerville, CA 95667.

All persons interested are invited to attend and be heard or to write their comments to the Planning Commission and/or Board of Supervisors. If you challenge the application in court, you may be limited to raising only those items you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Commission and/or Board at, or prior to, the public hearing. Any written correspondence should be directed to Conrad B. Montgomery, Director of Planning, 2850 Fairlane Court, Placerville, CA 95667.

**This project is exempt from the California Environmental Quality Act (CEQA) pursuant to the above-referenced section, and it is not subject to any further environmental review.

The Planning Commission is concerned that large amounts of written information submitted to the Planning Commission the day of a public hearing may not receive the attention it deserves. To ensure delivery to the Commission prior to the hearing, any written information from the public must be received by the Planning Department by Thursday the week prior to the meeting. The Planning Department cannot guarantee that any FAX or mail received the day of the Commission meeting will be delivered to the Commission prior to any action.

EL DORADO COUNTY PLANNING COMMISSION
CONRAD B. MONTGOMERY, Director of Planning

Date: November 2, 2001

RECORDING REQUESTED BY:

Board of Supervisors

WHEN RECORDED MAIL TO:

Board of Supervisors
330 Fair Lane
Placerville, CA 95667



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2014-0022097-00
Acct 30-EL DORADO CO BOARD OF SUPERVISORS
Friday, JUN 13, 2014 09:46:11
Ttl Pd \$0.00 Rcpt # 0001607933
JLR/C1/1-8

SPACE ABOVE THIS LINE RESERVED FOR
RECORDER'S USE

TITLE (S)

**Notice of Partial Non-Renewal Williamson Act Contract No. 01-04
Agricultural Preserve 283
Assessor's Parcel No. 089-010-68 Thomas R. Van Noord consisting of 10.46 acres
Assessor's Parcel No. 089-010-45 Lynn and Stacie Wellborn Trustees of the
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Recording requested by
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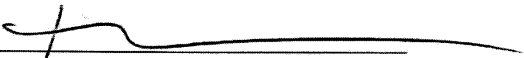
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APN 089-010-45 owned by Lynn and Stacie Wellborn Trustees of the Wellborn Family Trust, consisting of 22.91 acres.

The legal descriptions of the parcels for which the Contract will not be renewed are attached as Exhibit "A" to this Notice and incorporated herein by reference.

By execution hereof, the undersigned parties declare under penalty of perjury that are the fee title owners of the property described herein, or are the successors-in-interest of the owners of the property who entered into the Land Conservation Contract, and that the undersigned constitute all of the owners of said property.



Thomas R. Van Noord
3350 Country Club Dr. #202
Cameron Park, CA 95682
530-677-1025



Wellborn Family Trust
Lynn Allen Wellborn and Stacy Wellborn, Trustees
5400 Thompson Hill Road
Placerville, CA 95682
530-676-0595

EXHIBIT "A"

Parcel 2, as shown on that certain map entitled, "Parcel Map", filed in the office of the recorder of the County of El Dorado, State of California, on September 5, 2013, in Book 51 of Parcel Maps, at Page 17.

APN: 051-017-02

059-010-68

044171

205-11893-S.M.

EXHIBIT "A"
LEGAL DESCRIPTION

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF EL DORADO, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. THAT LIES SOUTHERLY OF THE CENTERLINE OF THOMPSON HILL ROAD AS DESCRIBED IN DOCUMENT NO. 2000-0021378, EL DORADO COUNTY RECORDS AND WITHIN THAT PARCEL DESCRIBED AS 23.51 ACRE EXCEPTION FROM THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 30 IN VOLUME 103 AT PAGE 434, EL DORADO COUNTY RECORDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, A IRON BAR 1 INCH DIA. 15 INS. LONG SET 9 INS. DEEP IN GROUND ON THE BANK OF A DITCH; WHENCE THE 1/4 COR. OF SEC. 30, TOWNSHIP 11 NORTH, RANGE 10 EAST, M.D.B.&M. BEARS SOUTH 0 DEG 02' WEST 1288.9 FEET; A NUT PINE 15 INS. DIA. BEARS NORTH 2 DEG 06' WEST 19.7 FEET; A YELLOW PINE, 2 FEET DIA. BEARS SOUTH 44 DEG 20' WEST 18.25 FEET, EACH BLAZED AND SCRIBED "E V SEC. BT", THENCE NORTH 1 DEG 27' EAST 1456.8 FEET TO A POINT IN THE MIDDLE OF THE COUNTY ROAD, MARKED BY AN IRON SPIKE, 4 INCS. LONG SET BELOW THE SURFACE OF THE ROAD; WHENCE THE WEST FORK JOF A BLACK OAK 8 INS. DIA. BEARS SOUTH 46 DEG 50' EAST 26.7 FEET; THE NORTH FORK OF A BLACK OAK, 8 INS. DIA. BEARS SOUTH 87 DEG 47' EAST 48.7 FEET, EAH BLAZED AND SCRIBED "E V NE COR BT", THENCE ALONG SAID COUNTY ROAD ALL POINTS THEREIN BEING MARKED BY IRON SPIKES, 4 INS. LONG, SET BELOW THE SURFACE OF THE GROUND, SOUTH 65 DEG 32' WEST 74.45 FEET; SOUTH 47 DEG 43' WEST 274.9 FEET; NORTH 83 DEG 39' WEST 173.35 FEET; SOUTH 64 DEG 12' WEST 126.4 FEET; SOUTH 36 DEG 40' WEST 237.0 FEET; SOUTH 29 DEG 09' WEST 127.4 FEET; SOUTH 12 DEG 59' WEST 126.45 FEET; SOUTH 88 DEG 02' WEST 174.75 FEET; SOUTH 49 DEG 05' WEST 175.5 FEET TO A POINT ON THE NORTH SIDE OF SAID ROAD, MARKED BY AN IRON BAR, 1 IN DIA. TWO FEET LONG, SET 1-1/2 FEET DEEP IN THE GROUND IN A MOUND OF ROCK, WHENCE A BLACK OAK, 15 INS. DIA. BEARS NORTH 71 DEG 44' EAST 58.3 FEET; A BLACK OAK, 10 INS. DIA. BEARS SOUTH 84 DEG 13' WEST 21.3 FEET, EACH BLAZED AND SCRIBED "E V NW COR BT", THENCE LEAVING SAID ROAD SOUTH 13 DEG 46' EAST 212.0 FEET TO A LIVE OAK, 6 INCS. DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 32 DEG 01' EAST 94.7 FEET TO AN IRON PIN 1-1/2 BY 2 INS. 10 INS. LONG SET FULL LENGTH IN THE GROUND ON THE WEST SIDE OF GRANITE BOULDER, THENCE SOUTH 47 DEG 33' EAST 186.1 FEET TO A WHITE OAK 1 FOOT DIA. BLAZED AND SCRIBED "E V COR", THENCE SOUTH 64 DEG 33' EAST 747.7 FEET TO THE SOUTH-WEST CORNER, AN IRON BAR, IN INCH IN DIA. 2 FEET LONG, SET 1-3/4 FEET DEEP ON THE BANK OF A DITCH; WHENCE A BLACK OAK 15 INS. DIA. BEARS SOUTH 71 DEG 41' WEST 46.35 FEET AND A BLACK OAK, 15 INS. DIA. BEARS SOUTH 28 DEG 56' WEST 46.0 FEET, EACH BLAZED AND SCRIBED "E V SWC BT", THENCE NORTH 63 DEG 18' EAST 164.2 FET TO THE NORTH-EAST CORNER, THE PLACE OF BEGINNING.

A.P.N. 089-010-45-100

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of EL DORADO

On 03/13/2014 before me, JAMIE FALGOUST, NOTARY Public
Date Here Insert Name and Title of the Officer

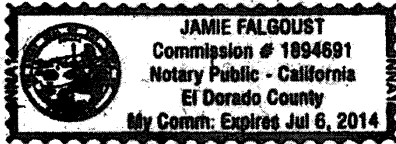
personally appeared LYNN ALLEN WELLBORN AND STACEY WELLBORN
Name(s) of Signer(s)

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 Jamie Falgoust
Signature of Notary Public



Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

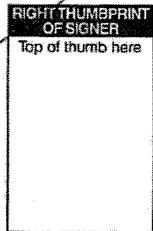
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

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

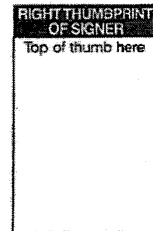
Signer Is Representing: _____



Signer's Name: _____

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

Signer Is Representing: _____



ACKNOWLEDGMENT

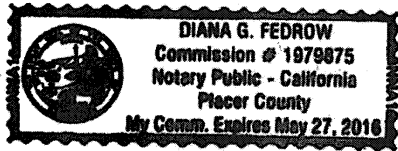
State of California
County of El Dorado

On 3-13-14, before me, Diana G. Fedrow, Notary Public, personally appeared Thomas R. Van Noord, 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 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.

Diana G. Fedrow



ILLEGIBLE NOTARY DECLARATION

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary Jamie Falgoust

Date commission expires 7-6-14

Notary identification number NNAI 1894691
(For Notaries commissioned after 1-1-1992)

Manufacturer/Vendor identification number NNAI
(For Notaries commissioned after 1-1-1992)

Place of execution of this declaration Placerville, CA

Dated 6-13-14

Signed Arthur J. Bos
(Firm name, if any)

ILLEGIBLE NOTARY DECLARATION

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary ~~Diana G.~~ Diana G. Fedrow

Date commission expires 5-27-16

Notary identification number 1979875
(For Notaries commissioned after 1-1-1992)

Manufacturer/Vendor identification number NNA7
(For Notaries commissioned after 1-1-1992)

Place of execution of this declaration 6-13-14 Placerville, CA

Dated 6-13-14

Signed [Signature], BOS
(Firm name, if any)

06/13/2014, 20140022097

RECORDING REQUESTED BY

Board of Supervisors

WHEN RECORDED MAIL TO:

NAME:

MAILING BOARD OF SUPERVISORS
ADDRESS:

CITY, STATE,
ZIP CODE



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2002-0004461-00

Acct 30-EL DORADO CO BOARD OF SUPERVISORS
Thursday, JAN 17, 2002 10:51:14
Ttl Pd \$0.00 Nbr-0000226079
CLC/C2/1-15

SPACE ABOVE THIS LINE RESERVED FOR
RECORDERS USE

TITLE(S)

**WILIAMSON ACT CONTRACT - THOMAS R. VAN NOORD - ESTABLISHMENT
OF AGRICULTURAL PRESERVE NO. 283**

004461.



RESOLUTION NO. 022-2002

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO

WHEREAS, the El Dorado County Planning Commission, at a meeting held December 13, 2001, recommended the establishment of an agricultural preserve as set forth herein (formerly a portion of Agricultural Preserve No. 133); and

WHEREAS, on January 15, 2002, this Board held a public hearing after notice thereof, as provided by law, on said recommendation of the Planning Commission.

IT IS HEREBY RESOLVED by the Board of Supervisors of the County of El Dorado that this Board does hereby establish the following agricultural preserve comprising the Assessor's Parcel Number as set forth herein:

| Preserve No. | Owner | Parcel Numbers | Acres | Area |
|--------------|-------------------------|------------------------------|-------|-----------|
| 283 | Van Noord, Thomas R. | 089-010-01 and 089-010-28 | 210 | Gold Hill |

PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board, held on the 15th day of January, 2002, by the following vote of said Board:

Ayes: Supervisors: Rusty Dupray, Helen K. Baumann, Carl Borelli, Penny Humphreys, David A. Solaro

ATTEST

DIXIE L. FOOTE

Clerk of the Board of Supervisors

By

Margaret E. Moody
Deputy Clerk

Noes: None
Absent: None

[Signature]
Chairman, Board of Supervisors

I CERTIFY THAT:

THE FOREGOING INSTRUMENT IS A CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE.

DATE _____

ATTEST: DIXIE L. FOOTE, Clerk of the Board of Supervisors of the County of El Dorado, State of California.

By _____

Deputy Clerk

01/17/2002, 20020004461

004461



RESOLUTION NO. 021-2002

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO

WHEREAS, the El Dorado County Planning Commission, at a public hearing held December 13, 2001, recommended modification of Agricultural Preserve 133, deleting 210 acres that will be included in a new, separate preserve (Agricultural Preserve 283); and

WHEREAS, on January 15, 2002, the Board held a public hearing after notice thereof, as provided by law, on said recommendation of the Planning Commission.

IT IS HEREBY RESOLVED by the Board of Supervisors of El Dorado County that this Board does hereby delete 210 acres from Preserve 133, hereby modifying said Agricultural Preserve as set forth herein:

| Preserve No. | Owners | Parcel Numbers | Acres | Area |
|--------------|-----------------|----------------|-------|-----------|
| 133 | Veerkamp, David | 089-010-02 | 40.00 | Gold Hill |
| | Veerkamp, David | 089-010-27 | 60.68 | Gold Hill |
| | Veerkamp, David | 089-010-29 | 60.31 | Gold Hill |

PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board, held on the 15th day of January, 2002, by the following vote of said Board:

Ayes: Supervisors: Rusty Dupray, Helen K. Baumann, Carl Borelli, Penny Humphreys, David A. Solaro

ATTEST

DIXIE L. FOOTE

Clerk of the Board of Supervisors

By Margaret B. Moody
Deputy Clerk

Noes: None
Absent: None

[Signature]
Chairman, Board of Supervisors

I CERTIFY THAT:

THE FOREGOING INSTRUMENT IS A CORRECT COPY OF THE ORIGINAL ON FILE IN THIS OFFICE.

DATE _____

ATTEST: DIXIE L. FOOTE, Clerk of the Board of Supervisors of the County of El Dorado, State of California.

By _____
Deputy Clerk

01/17/2002,20020004461

WILLIAMSON ACT CONTRACT

THIS CONTRACT entered into this 15th day of January 2002, by and between the COUNTY of EL DORADO, a political subdivision of the State of California, referred to herein as "County", and Thomas R. Van Noord, referred to herein as "Owner".

1. DEFINITIONS.

- a. "Agricultural use" means use of land for the purpose of producing an agricultural commodity (including timber) for commercial purposes;
- b. "Board" means the County Board of Supervisors;
- c. "Compatible use" means any use determined by County to be compatible with agricultural use of the property;
- d. "Contract" means this document;
- e. "Williamson Act" means the California Land Conservation Act of 1965 as amended through the legislative session indicated before the reference;
- f. "Owner" means the person or persons entering into this Contract with County;
- g. "County" means El Dorado County.

2. FACTS.

This Contract is made with reference to the following facts:

- a. Owner is the owner of the real property in El Dorado County, California, described in Exhibit "A" and incorporated by reference;
- b. The property is within an agricultural preserve designated and established by Resolution of County. The property has been devoted to agricultural and compatible uses. The boundaries of the preserve are shown on the map attached as Exhibit "B" and incorporated by this reference and are co-extensive with the boundaries of the property.

3. LAND USE.

The use of the property is limited during the term of this Contract to agricultural and compatible uses. Structures may be erected on the property (and existing structures enlarged) if they are directly related to and compatible with permitted uses.

4. TERM.

The initial term of this Contract is ten (10) years. Unless notice of non-renewal is given as provided in Section 5, on each anniversary date of this Contract, a year shall be automatically added to the initial term. If Owner or County in any year serves written notice of non-renewal, this Contract shall remain in effect for the balance of the unexpired term.

5. NON-RENEWAL.

- a. Unless written notice of non-renewal is served by County upon Owner at least sixty (60) days before a renewal date or by Owner upon County at least ninety (90) days before a renewal date, this Contract shall be considered renewed under Section 4.
- b. The effect of a sale or transfer of any portion of the property, the subject of this Contract, except as provided in paragraph 6, b., or failure of a portion of the subject property to meet the agricultural contract criteria, or failure to engage in an agricultural pursuit, may be treated as a breach of this Contract and County may bring any action in court necessary to enforce this Contract, including, but not limited to, any action to enforce this Contract by specific performance or injunction.
- c. Upon receipt by Owner of written notice of non-renewal, Owner may protest the notice of non-renewal in writing. County may withdraw the notice before the next renewal date.
- d. Upon request by Owner, the County may authorize Owner to serve written notice of non-renewal on a portion of the property.

6. TRANSFER OF PROPERTY.

- a. This Contract, and the covenants herein, shall run with the land and shall be binding upon and inure to the benefit of all successors in interest of Owner.
- b. In the event that Owner conveys a portion of the property under this Contract, Owner, in addition to the conveyee, shall remain subject to the terms of this Contract as to the conveyed portion unless and until the conveyee enters into a separate contract with the County. Owner understands that County will not enter into a separate contract with the conveyee unless the conveyed portion of property meets the County's criteria for an agricultural preserve, and that County shall enter into a contract with the conveyee if the conveyed portion meets said criteria and exclude said conveyed portion from Owner's contract.

7. CANCELLATION.

- a. The purpose of this section is to provide relief from the provisions of this Contract only when the continued dedication of all or any portion of the property to agricultural use is neither necessary nor desirable for purposes of the 1969 Williamson Act.
- b. Owner may petition the Board for cancellation of this Contract as to all or any part of the property. The Board may approve the cancellation only if it finds that:
 - (i) cancellation is not consistent with the purposes of the 1969 Williamson Act; and,
 - (ii) cancellation is in the public interest.
- c. The existence of an opportunity for another use of the property involved will not be sufficient reason for cancellation of this Contract. A potential alternative use of the property involved may be considered only if there is not proximate, non-contracted land suitable for the use to which it is proposed the property involved be put. The uneconomic character of the existing use may be considered only if there is no other

reasonable or comparable agricultural use to which the property may be put. Prior to any action by the Board, the Board shall consider the recommendations of the Agricultural Commission and the Planning Commission.

- d. Prior to any action by the Board giving tentative approval to cancellation, the assessor shall determine the full cash value of the property involved as though it were free of the contractual restrictions. He shall multiply such value by the most recent County tax ratio announced pursuant to Section 401 of the Revenue and Taxation Code and shall certify the product to the Board as the cancellation valuation of the property involved for the purpose of determining the cancellation fee.
- e. Prior to giving tentative approval to the cancellation, the Board shall determine and certify to the Auditor the amount of the cancellation fee which Owner must pay the Treasurer as deferred taxes upon cancellation. That fee shall be an amount equal to fifty percent (50%) of the cancellation valuation of the property involved.
- f. If it finds that it is in the public interest to do so, the Board may waive any such payment (or any portion) or may make such payment (or any portion) contingent upon the future use made of the property involved and its economic return to Owner for a period of time not to exceed the unexpired term had it not been canceled, but only if:
 - (i) cancellation is caused by an involuntary transfer or change in the use which may be made of the property involved and such property is not immediately used for a purpose which produces a greater economic return to Owner; and,
 - (ii) the Board has determined it is in the best interest of the program to conserve agricultural land use that such payment (or any portion) be either deferred or not required.

- g. This Contract may not be canceled until after County has given notice of and has held a public hearing on the matter as required by law.
- h. Upon tentative approval of the cancellation petition the Clerk of the Board of Council shall record in the office of the County Recorder of the County in which the land as to which the contract is canceled is located a certificate which shall set forth the name of the owner of such land at the time the contract was canceled with the amount of the cancellation fee certified by the Board or Council as being due pursuant to this article, the contingency of any waiver or deferment of payments, and legal description of the property. From the date of recording of such certificate the contract shall be finally canceled and, to the extent the cancellation fee has not yet been paid, a lien shall be created and attached against the real property described therein and any other real property owned by the person named therein as the owner and located within the County. Such lien shall have the force, effect and priority of a judgement lien. Nothing in this section or Section 51283 shall preclude the Board or Council from requiring payment in full of the cancellation fee prior to the cancellation becoming effective.

In no case shall the cancellation of a contract be final until the notice of cancellation is actually recorded as provided in this section. Notwithstanding any other provisions of the Revenue and Taxation Code, any payments required by Section 51283 shall not create nor impose a lien or charge on the land as to which a contract is canceled except as herein provided.

Upon the payment of the cancellation fee or any portion thereof, the Clerk of the Board or Council shall record with the County Recorder a written certificate of the release in whole or in part of the lien.

8. EMINENT DOMAIN.

- a. In this section:
- (i) "public agency" means any public entity included within the definition of "public agency" in the 1969 Williamson Act and in any subsequent amendments to that Act; and
 - (ii) "individual" means any person authorized under Section 1001 of the Civil Code or under any other existing or future California law to acquire property by eminent domain.
- b. When any action in eminent domain for the condemnation of the fee title of an entire parcel of the property is filed or when such parcel is acquired in lieu of eminent domain for a public use or improvement by a public agency or individual or whenever there is any such action or acquisition by the federal government or any person, instrumentality or agency action under authority or power of the federal government, this Contract shall be deemed null and void as to the property actually being condemned or acquired as of the date the action is filed or the acquisition occurs, and for the purpose of establishing the value of the property, this Contract shall be deemed never to have existed. Upon the termination of such a proceeding or occurrence of such an acquisition, this Contract shall be null and void for all property actually taken or acquired.
- c. When such an action to condemn less than an entire parcel of the property is filed, or when such an acquisition to acquire less than an entire parcel of the property occurs, this Contract shall be deemed null and void as to the property actually condemned or acquired and shall be disregarded in the valuation process only as to the property actually being taken or acquired unless the remaining property will be

004461

adversely affected by the condemnation in which case the amount of just compensation shall be computed without regard to this Contract.

- d. The property actually taken or acquired shall be removed by this Contract. Under no circumstances shall property be removed that is not actually taken or acquired except as otherwise provided in the contract.

9. AMENDMENT.

This Contract may be amended to the extent permitted by law applicable at the time of amendment.

10. SEVERABILITY.

The invalidity of any provision of this Contract or its application to any particular factual situation will not affect the validity of any other provision or its application to any factual situation.

EL DORADO COUNTY

By: [Signature]
Chairman, Board of Supervisors

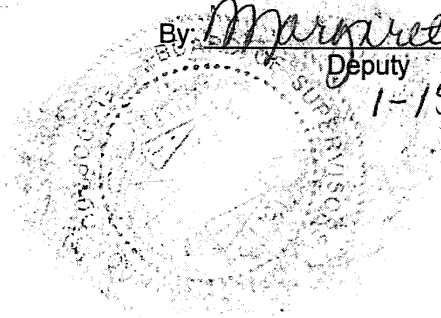
DAVID A. SOLARO 1-15-2002

ATTEST:

Dixie L. Foote
Clerk to the Board of Supervisors

By: Margaret E. Moody
Deputy

1-15-2002



Thomas R. Van Noord

Thomas R. Van Noord

Owners

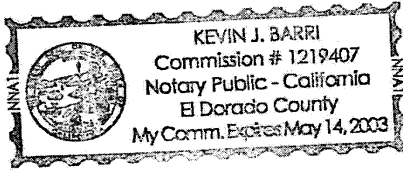
(jcb:WAC.CON/cmtWilliamAct)
[Revised 6/21/94]

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIA
 County of El Dorado
 On 6-28-2001 before me, KEVIN J. BARRI / Public Notary
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
 personally appeared Thomas R. Van Noord
Name(s) of Signer(s)

personally known to me – OR – 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.



WITNESS my hand and official seal.

[Handwritten Signature]
 Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: WILLIAMSON ACT CONTRACT
 Document Date: 6-28-2001 Number of Pages: 7
 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

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

RIGHT THUMBPRINT OF SIGNER
 Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

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

RIGHT THUMBPRINT OF SIGNER
 Top of thumb here

Signer Is Representing: _____

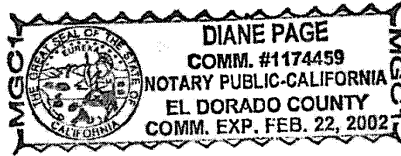
004461

STATE OF CALIFORNIA)
County of El Dorado)

On January 17, 2002, before me, DIANE PAGE, Notary Public, State of California, personally appeared David A. Solaro, Chair of the Board of Supervisors of the County of El Dorado, personally known to me (or 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.

WITNESS my hand and official seal.

Diane Page
DIANE PAGE, Notary Public
State of California



SCHEDULE C

The land referred to in this policy is described as follows:

All that certain real property situated in the County of El Dorado, State of California, more particularly described as follows:

A portion of the West half of Section 30, Township 11 North, Range 10 East, M.D.M., described as follows:

BEGINNING at the Southwest corner of said Section 30, a 2 inch capped iron pipe stamped for section corner and "LS 3864"; thence from point of beginning and along the Westerly boundary of said Section 30, North 0° 32' 07" West 2639.56 feet, a similar pipe set at the West one quarter corner of said Section 30, thence continuing along said Westerly boundary, North 0° 32' 35" West 2308.58 feet to a 1 ½ inch capped iron pipe stamped "LS 3012-1982"; from which the Northwest corner of said Section 30 bears North 0° 32' 35" West 330.00 feet; thence leaving said boundary and along a fence line, North 87° 32' 32" East 1287.13 feet to a corner fence post; thence leaving said fence, South 28° 05' 11" West 86.08 feet, a ¾ inch capped iron pipe stamped "LS 3012-1982"; thence South 0° 29' 49" East 2833.28 feet, a similar pipe stamped "LS 3012-1983"; thence continuing South 0° 29' 49" East 31.01 feet to a point in the centerline of Thompson Hill Road; thence along the centerline of said road (14 courses), South 59° 20' 00" East 182.46 feet; thence along a curve to the left with a radius of 225 feet, the chord of which bears South 82° 22' 30" East 176.13 feet; thence North 74° 35' 00" East 116.95 feet; thence along a curve to the left with a radius of 140 feet, the chord of which bears North 49° 25' 00" East 119.07 feet; thence North 24° 15' 00" East 146.39 feet; thence North 32° 14' 00" East 177.56 feet; thence along a curve to the right with a radius of 250 feet, the chord of which bears North 45° 57' 00" East 118.56 feet; thence North 59° 40' 00" East 40.43 feet; thence along a curve to the right with a radius of 175 feet, the chord of which bears North 74° 28' 30" East 89.46 feet; thence North 89° 17' 00" East 75.79 feet; thence along a curve to the left with a radius of 200 feet, the chord of which bears North 68° 35' 30" East 141.34 feet; thence North 47° 54' 00" East 134.00 feet; thence along a curve to the right with a radius of 313 feet, the chord of which bears North 58° 16' 30" East 112.74 feet; thence leaving said road, South 0° 03' 53" West 62.51 feet to a 2 inch capped iron pipe stamped for the center one quarter corner of said Section 30 and "LS 3864"; thence along the Easterly boundary of the Southwest quarter of said Section 30, South 0° 04' 16" West 2678.69 feet to a 2 inch capped iron pipe stamped for the South one quarter corner of said Section 30 and "LS 3864"; thence along the Northerly boundary of Parcel 1 of that certain Parcel Map on file in the office of the County Recorder, County of El Dorado, State of California, in Book 9, Page 41 of Parcel Maps, North 80° 00' 00" West 93.41 feet a ¾ inch capped iron pipe stamped "LS 3923"; thence South 76° 29' 00" West 47.41 feet, a similar pipe; thence North 88° 23' 37" West 70.28 feet, a 1 ½ inch capped iron pipe stamped "LS 2720", the Northwest corner of said Parcel 1, on the Southerly boundary of said Section 30; thence along said boundary, North 88° 20' 32" West 2311.44 feet to the point of beginning.

Assessor's Parcel Nos. 089-010-01 and 089-010-28

004461

received
5/22/00

RECORDING REQUESTED BY


Inter-County Title Co.
of El Dorado County

AND WHEN RECORDED MAIL TO

Name Thomas R. Van Noord
Street 3294 Royal Drive, #201
City & State Cameron Park, Ca 95682

El Dorado, County Recorder
William E. Schultz Co Recorder Office
DOC- 2000-0021377-00
Acct 4-INTER COUNTY TITLE CO
Monday, MAY 01, 2000 13:39:28
Ttl Pd \$472.00 Nbr-0000032095
CLC/C2/1-2

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Order No. PV-206472-MK

GRANT DEED

A.P.N. 089-010-01 & 089-010-28

The undersigned grantor(s) declare(s):
Documentary transfer tax is \$ 462.00
(x) computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.

PCOS
FILED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Garth E. Veerkamp, Trustee and Randi P. Veerkamp, as Trustee, of the Garth E. Veerkamp and Randi P. Veerkamp Family Trust, dated November 4, 1997


hereby GRANT(S) to

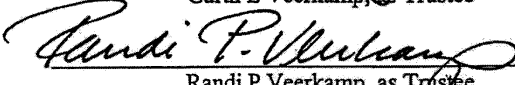
Thomas R. Van Noord, an unmarried man

the following described real property situated in the unincorporated area County of El Dorado, State of California:

For legal description see attached Exhibit A.

Dated: April 6, 2000



Garth E Veerkamp, as Trustee


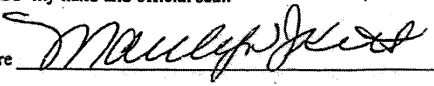
Randi P Veerkamp, as Trustee

STATE OF CALIFORNIA } SS.
COUNTY OF El Dorado
On April 10, 2000 before me,
Marilyn J. Kitt personally appeared
Garth E. Veerkamp
& Randi P. Veerkamp


MARILYN J. KITT
Comm. # 1252293
NOTARY PUBLIC-CALIFORNIA
El Dorado County
My Comm. Expires Mar. 1, 2004

personally known to me (or 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.

WITNESS my hand and official seal.

Signature 

SECS. 28 to 33, T.11N., R.10E., M.D.M.

Tax Area Code

89:01

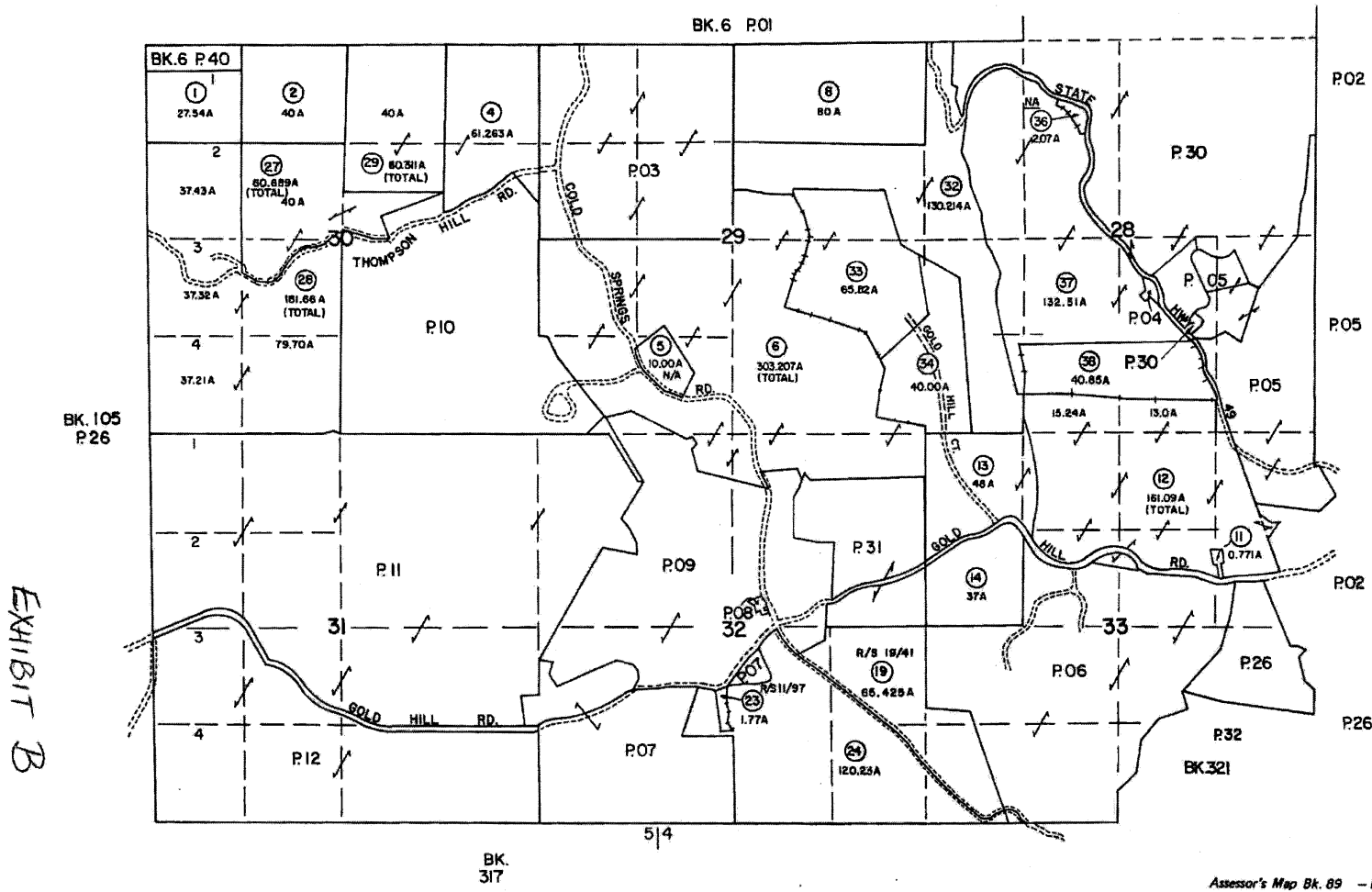


EXHIBIT B

NOTE - Assessor's Block Numbers Shown in Ellipses
Assessor's Parcel Numbers Shown in Circles

Assessor's Map Bk. 89 - Pg. 01
County of El Dorado, California

Exhibit K

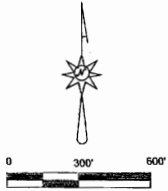
71-19

NOTE:
REFER TO DOC. NO. 2013-0046526
FOR THE CONSENT OF ALL PARTIES
HAVING RECORD TITLE INTEREST.

PARCEL MAP

PORTION OF THE WEST HALF OF SECTION 30, T11N R10E MDM
COUNTY OF EL DORADO STATE OF CALIFORNIA
MAY 2013 SCALE 1" = 300'

| LINE | BEARING | HORIZ DIST |
|------|-------------|------------|
| L1 | S28°47'13"W | 86.08' |
| L2 | S0°12'13"W | 31.36' |
| L3 | S55°38'33"E | 182.93' |
| L4 | S48°05'00"W | 120.32' |
| L5 | S13°46'00"E | 212.00' |
| L6 | S32°01'00"E | 94.70' |
| L7 | S47°33'00"E | 186.09' |
| L8 | N80°02'14"W | 93.75' |
| L9 | S70°06'51"W | 47.54' |
| L10 | N88°28'12"W | 70.29' |
| L11 | N58°30'00"W | 141.39' |
| L12 | S88°17'26"W | 84.30' |
| L13 | N73°03'54"W | 80.95' |
| L14 | S22°55'08"W | 61.35' |
| L15 | N49°34'40"W | 34.81' |
| L16 | N82°11'57"W | 43.27' |
| L17 | N15°58'30"E | 107.45' |
| L18 | N36°33'41"W | 180.41' |
| L19 | N65°44'00"W | 93.55' |
| L20 | N28°52'50"W | 77.49' |
| L21 | S04°26'40"W | 30.00' |
| L22 | S04°26'40"W | 30.00' |
| L23 | S83°26'57"W | 34.19' |
| L24 | S87°45'08"W | 26.00' |
| L25 | N37°07'30"W | 49.66' |
| L26 | N69°16'30"W | 22.90' |
| L27 | N73°49'55"W | 60.76' |
| L28 | S84°25'25"W | 54.17' |
| L29 | S00°29'35"W | 61.91' |
| L30 | N00°09'01"E | 30.46' |

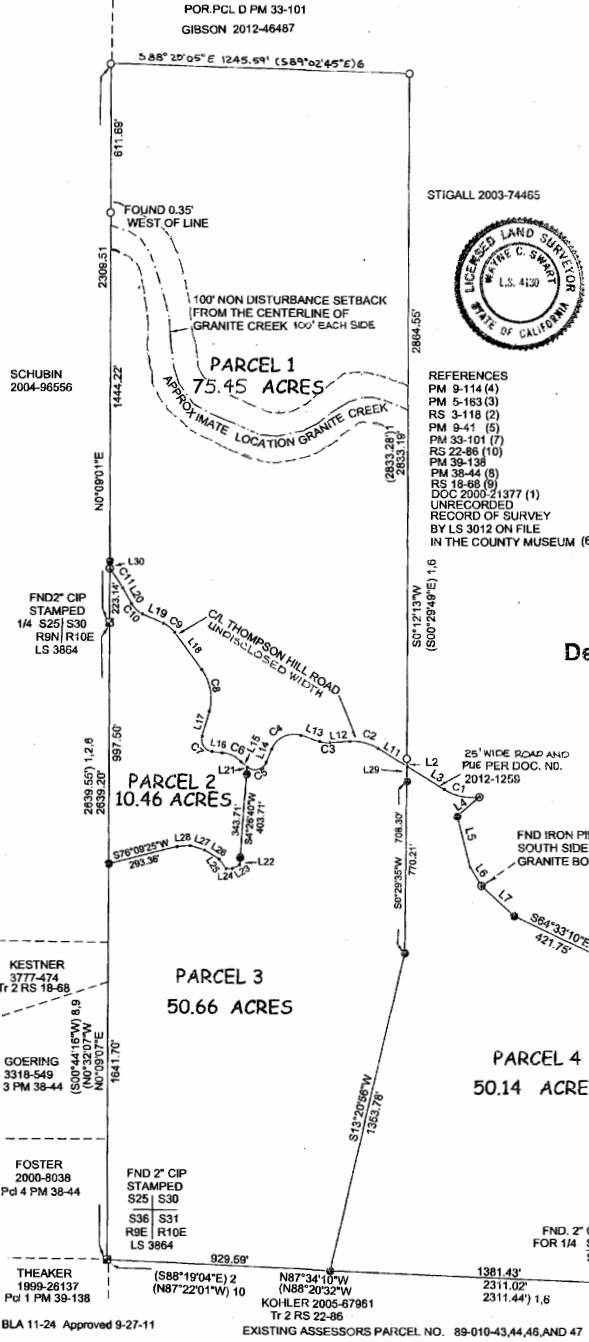


BASIS OF BEARINGS
THE BASIS OF BEARINGS FOR THIS MAP IS GEODETIC NORTH AS DETERMINED BY GPS MEASUREMENT.

LEGEND

- SET 3/4" CIP STAMPED LS 4130
- + FOUND 3/4" CIP STAMPED LS 3923
- x FOUND 1 1/2" CIP STAMPED LS 2720
- FOUND 3/4" CIP STAMPED LS 3012
- DIMENSION POINT
- ⊙ SET RR SPIKE
- FOUND MONUMENT AS DESCRIBED

| CURVE | BEARING | HORIZ DIST | RADIUS | ARC | DELTA | TANGENT |
|-------|-------------|------------|---------|---------|------------|---------|
| C1 | S77°58'03"E | 149.01' | 225.00' | 151.88' | 38°40'31" | 78.86' |
| C2 | N78°05'06"W | 121.11' | 200.00' | 123.04' | 35°14'27" | 63.54' |
| C3 | N83°23'15"W | 43.00' | 120.00' | 43.23' | 20°38'33" | 21.85' |
| C4 | S64°55'07"W | 133.86' | 100.00' | 146.60' | 54°01'34" | 30.08' |
| C5 | S76°38'44"W | 80.64' | 50.00' | 92.80' | 107°29'29" | 68.18' |
| C6 | N05°53'19"W | 85.90' | 100.00' | 88.79' | 50°52'18" | 47.56' |
| C7 | N33°06'43"W | 75.59' | 50.00' | 85.69' | 98°08'23" | 57.88' |
| C8 | N10°17'41"W | 177.01' | 200.00' | 183.36' | 52°31'46" | 98.89' |
| C9 | N51°08'55"W | 60.42' | 120.00' | 61.08' | 29°09'44" | 31.22' |
| C10 | N47°48'25"W | 61.55' | 100.00' | 62.57' | 35°50'51" | 32.94' |
| C11 | N34°19'20"W | 94.49' | 610.00' | 94.56' | 08°53'03" | 47.39' |



Surveyor's Statement

This map was prepared by me or under my direction and is based upon a field survey in conformance with the requirements of the Subdivision Map Act and local ordinances at the request of Thomas R. Van Noord on APRIL 18/2011. I hereby state that this Parcel Map substantially conforms to the approved or conditionally approved Tentative Map, if any. All monuments are of the character and occupy the positions indicated and are sufficient to enable the survey to be retraced.

Wayne C Swart Dated 5-08-2013
Surveyor Wayne C. Swart
LS4130



County Surveyor's Statement

I HAVE EXAMINED THE MAP. THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF. ALL PROVISIONS OF CHAPTER 2 OF THE SUBDIVISION MAP ACT AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE, IF REQUIRED, HAVE BEEN COMPLIED WITH. I AM SATISFIED THE MAP IS TECHNICALLY CORRECT.

Richard L. Briner
RICHARD L. BRINER LS 5084
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA

BY *Philip R. Mosbacher*
PHILIP R. MOSBACHER LS 7189
ASSOCIATE LAND SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA



Development Services Directors Statement

THIS MAP CONFORMS WITH THE REQUIREMENTS OF SECTION 66412(D) AND 66467 OF THE SUBDIVISION MAP ACT

DATE 5-16-13
Roger Trout
Roger Trout
Development Services Director
County of El Dorado, California

By *Pierre Rivas*
PIERRE RIVAS
Principal Planner
County of El Dorado, California

County Recorder's Certificate

I, William E. Schultz hereby certify that Inter County Title Company #500260-000/340E Parcel Map guarantee No. # was filed with this office and that this parcel map was accepted for record and filed this 5th day of September 2013 at 08:29:06 in Book 51 of Parcel Maps at Page 17 at the request of Thomas Van Noord

Document No. 2013-46525

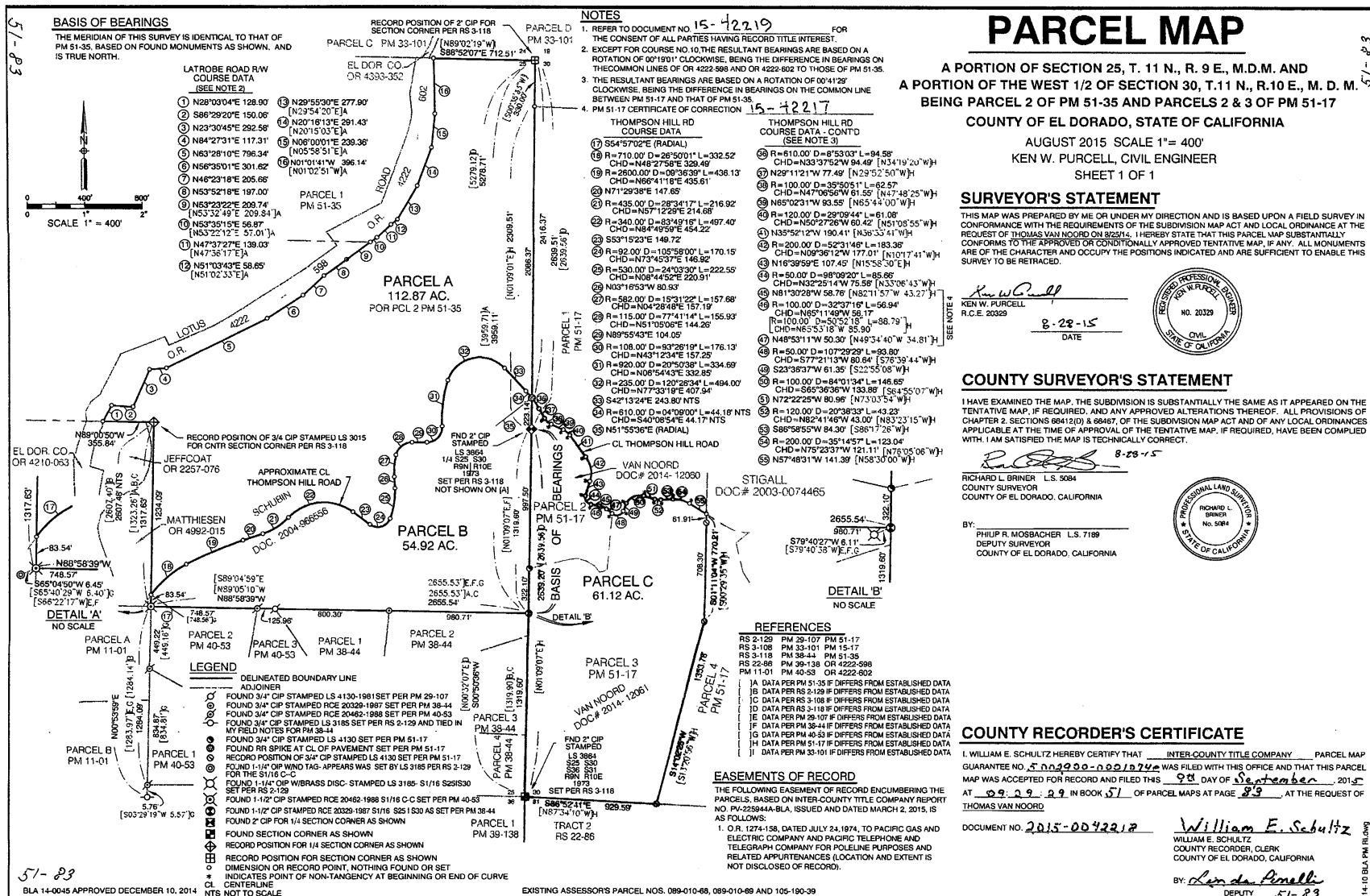
William E. Schultz
William E. Schultz
County Recorder, Clerk
County of El Dorado, California

By *Janet Roche*
Deputy

BLA 11-24 Approved 9-27-11 EXISTING ASSESSORS PARCEL NO. 89-010-43,44,46,AND 47

Cert of Correction 2015-42217 9/9/15

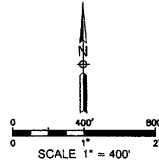
Exhibit L



51-83

BASIS OF BEARINGS

THE MERIDIAN OF THIS SURVEY IS IDENTICAL TO THAT OF PM 51-35, BASED ON FOUND MONUMENTS AS SHOWN, AND IS TRUE NORTH.



LATROBE ROAD R/W COURSE DATA (SEE NOTE 2)

- 1 N28°03'04"E 128.90'
- 2 S86°29'20"E 150.06'
- 3 N23°30'45"E 292.58'
- 4 N84°27'31"E 117.31'
- 5 N63°23'18"E 205.66'
- 6 N56°35'01"E 301.62'
- 7 N46°23'18"E 205.66'
- 8 N53°52'18"E 197.00'
- 9 N53°23'22"E 209.74'
- 10 N53°32'49"E 209.84'
- 11 N53°31'55"E 56.87'
- 12 N52°22'12"E 57.01'
- 13 N47°38'17"E 139.03'
- 14 N51°03'43"E 58.65'
- 15 N51°02'33"E 58.65'

NOTES

1. REFER TO DOCUMENT NO. 15-42219 FOR THE CONSENT OF ALL PARTIES HAVING RECORD TITLE INTEREST.
2. EXCEPT FOR COURSE NO. 10, THE RESULTANT BEARINGS ARE BASED ON A ROTATION OF 00°19'01" CLOCKWISE, BEING THE DIFFERENCE IN BEARINGS ON THE COMMON LINES OF OR 4222-598 AND OR 4222-802 TO THOSE OF PM 51-35.
3. THE RESULTANT BEARINGS ARE BASED ON A ROTATION OF 00°41'29" CLOCKWISE, BEING THE DIFFERENCE IN BEARINGS ON THE COMMON LINE BETWEEN PM 51-17 AND THAT OF PM 51-35.
4. PM 51-17 CERTIFICATE OF CORRECTION 15-42217

PARCEL MAP

A PORTION OF SECTION 25, T. 11 N., R. 9 E., M.D.M. AND A PORTION OF THE WEST 1/2 OF SECTION 30, T. 11 N., R. 10 E., M. D. M. BEING PARCEL 2 OF PM 51-35 AND PARCELS 2 & 3 OF PM 51-17 COUNTY OF EL DORADO, STATE OF CALIFORNIA

AUGUST 2015 SCALE 1" = 400'
KEN W. PURCELL, CIVIL ENGINEER
SHEET 1 OF 1

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF THOMAS VAN NOORD ON 8/25/15. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY, ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THIS SURVEY TO BE RETRACED.

Ken W. Purcell
KEN W. PURCELL
R.C.E. 20329
DATE 8-28-15



COUNTY SURVEYOR'S STATEMENT

I HAVE EXAMINED THE MAP. THE SUBDIVISION IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF. ALL PROVISIONS OF CHAPTER 2, SECTIONS 66412(D) & 66467, OF THE SUBDIVISION MAP ACT AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF REQUIRED, HAVE BEEN COMPLIED WITH. I AM SATISFIED THE MAP IS TECHNICALLY CORRECT.

Richard L. Briner
RICHARD L. BRINER L.S. 5084
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA
BY: PHILIP R. MOSBACHER L.S. 7189
DEPUTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA



REFERENCES

- RS 2-129 PM 39-107 PM 51-17
- RS 3-108 PM 33-101 PM 51-17
- RS 3-118 PM 38-44 PM 51-35
- RS 22-86 PM 39-138 OR 4222-598 PM 11-01 PM 40-53 OR 4222-802
- IA DATA PER PM 51-35 IF DIFFERS FROM ESTABLISHED DATA
- IB DATA PER RS 2-129 IF DIFFERS FROM ESTABLISHED DATA
- IC DATA PER RS 3-108 IF DIFFERS FROM ESTABLISHED DATA
- ID DATA PER RS 3-118 IF DIFFERS FROM ESTABLISHED DATA
- IE DATA PER PM 39-107 IF DIFFERS FROM ESTABLISHED DATA
- IF DATA PER PM 38-44 IF DIFFERS FROM ESTABLISHED DATA
- IG DATA PER PM 40-53 IF DIFFERS FROM ESTABLISHED DATA
- IH DATA PER PM 51-17 IF DIFFERS FROM ESTABLISHED DATA
- II DATA PER PM 33-101 IF DIFFERS FROM ESTABLISHED DATA

EASEMENTS OF RECORD

THE FOLLOWING EASEMENT OF RECORD ENCUMBERING THE PARCELS, BASED ON INTER-COUNTY TITLE COMPANY REPORT NO. PV-225844A-BLA, ISSUED AND DATED MARCH 2, 2015, IS AS FOLLOWS:
1. O.R. 1274-138, DATED JULY 24, 1974, TO PACIFIC GAS AND ELECTRIC COMPANY AND PACIFIC TELEPHONE AND TELEGRAPH COMPANY FOR POLELINE PURPOSES AND RELATED APPURTENANCES (LOCATION AND EXTENT IS NOT DISCLOSED OF RECORD).

COUNTY RECORDER'S CERTIFICATE

I, WILLIAM E. SCHULTZ HEREBY CERTIFY THAT INTER-COUNTY TITLE COMPANY PARCEL MAP GUARANTEE NO. 5-002000-00210242 WAS FILED WITH THIS OFFICE AND THAT THIS PARCEL MAP WAS ACCEPTED FOR RECORD AND FILED THIS 28 DAY OF September, 2015 AT 09:29:29 IN BOOK 57 OF PARCEL MAPS AT PAGE 89, AT THE REQUEST OF THOMAS VAN NOORD.
DOCUMENT NO. 2015-0042212
William E. Schultz
WILLIAM E. SCHULTZ
COUNTY RECORDER, CLERK
COUNTY OF EL DORADO, CALIFORNIA
BY: *Linda Penelli*
DEPUTY
51-83

51-83
BLA 14-0045 APPROVED DECEMBER 10, 2014

EXISTING ASSESSOR'S PARCEL NOS. 089-010-69, 089-010-69 AND 105-100-39

51-83

14-10-BLA-PM-11-00

Exhibit M

Recording Requested by
and when recorded mail to:

EL DORADO CO. RECORDER-CLERK

Clerk, Board of Supervisors
330 Fair Lane
Placerville, CA 95682

03/10/2016,20160009443

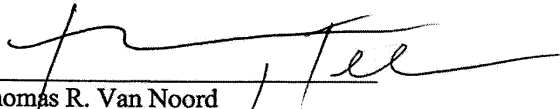
AMENDED NOTICE OF NON-RENEWAL WAC #01-04

The undersigned hereby provides Amended Notice of Non-Renewal to the County of El Dorado, State of California, with respect to the following parcels of real property currently within that certain Williamson Act Contract #01-04.

1. Parcel 4, as shown on that certain Parcel Map filed in the office of the County Recorder of El Dorado County on September 15, 2013 in Book 51 of Parcel Maps, Page 17.
2. Parcel C, as shown on that certain Parcel Map filed in the office of the County Recorder of El Dorado County on September 9, 2015 in Book 51 of Parcel Maps, Page 83.
3. Parcel 1, as shown on that certain Parcel Map filed in the office of the County Recorder of El Dorado County on September 15, 2013 in Book 51 of Parcel Maps, Page 17.
4. (APN 089-010-62, formerly 089-010-45, is already the subject of "non-renewal" pursuant to the Notice of Partial Non-Renewal filed in the office of County Recorder of El Dorado County on June 14, 2014, Document 20140022097).

**This Amended Notice is being recorded in conjunction with Van Noord's pending WAC's for Parcel 4, Parcel C, and Parcel 1 referred to above and shall only be effective upon approval of new WAC on said Parcels.

By execution hereof, the undersigned declares under penalty of perjury that all of the fee title owners of the property comprising WAC #01-04, and any successors-in-interest of the owners of the property who entered into the Land Conservation Contract referenced above, have executed and provided Notice of Non-Renewal of the entire real property, and constitute all of the owners of said real property.


Thomas R. Van Noord
Trustee of the Thomas R. Van Noord Trust dated July 15, 1999.
3350 Country Club Drive, Suite 202
Cameron Park, CA 95682
(530) 677-1025

(owner)

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

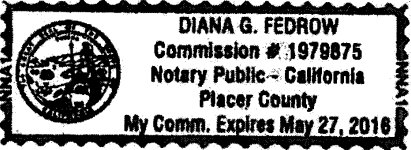
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of El Dorado)
On March 8, 2016 before me, Diana G. Fedrow, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Thomas R Van Noord
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 *[Handwritten Signature]*
Signature of Notary Public