

10/30/12 #25



RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
County of El Dorado
Board of Supervisors
330 Fair Lane
Placerville, CA 95667

El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2013-0024717-00
Acct 30-EL DORADO CO BOARD OF SUPERVISORS
Wednesday, MAY 15, 2013 13:47:03
Ttl Pd \$33.00 Rcpt # 0001522754
LJP/C1/1-7

Assessor's Parcel Number 115-051-07

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

Above section for Recorder's use

GRANT OF TEMPORARY CONSTRUCTION EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **ETHEL A. COLWELL**, as **Trustee of The Colwell Trust of July 18, 1989**, hereinafter referred to as "Grantor", grants to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, a temporary construction easement over, upon and across a portion of all that certain real property situate in the unincorporated area of County of El Dorado, State of California,

Described in Exhibit 'A' and depicted in Exhibit 'B' attached hereto and made a part hereof, which description is by this reference incorporated herein.

Said easement is for construction purposes to include the right of ingress and egress, as well as other incidental rights including storage of equipment and supplies, for a period of three years from the date of recordation of this document, or upon completion of the construction project, whichever shall occur first, at which time said easement will expire.

IN WITNESS WHEREOF, Grantor has herein subscribed its name on this 25th day of March, 2011.

GRANTOR

The Colwell Trust of July 18, 1989

Ethel A. Colwell Trustee
Ethel A. Colwell, Trustee

(All Signatures Must Be Notarized)

Loretta A. Warner
Notary



Exhibit "A"

APN 115-051-07-100
LEGAL DESCRIPTION

All that certain real property situate in the County of El Dorado, State of California in the Southeast One-Quarter of the Southwest One-Quarter of Section 19, Township 10 North, Range 9 East, M.D.M., within "Parcel 1" as conveyed to "ETHEL A. COLWELL, Trustee of the ETHEL A. COLWELL TRUST, dated July 18, 1989", per that GRANT DEED filed in Book 3172 at Page 535, being a portion of "Lot 1" of "The Green Springs Ranch Unit No. 1", filed in Book F of Maps, at Page 67 filed, Official Records of said County, being more particularly described as follows:

TEMPORARY CONSTRUCTION EASEMENT

Commencing at the Section Corner common to Sections 19, 20, 29 and 30 of said Township and Range as marked by a 1-1/2" capped iron pipe marked appropriately for said section corner and stamped "RCE 20462 1974", thence from said point of commencement along the following 4 courses:

1. North 64°08'11" West 2840.95 feet to a 2" capped iron pipe stamped "ED. CO. DPW 40.00 2+59 1976" set on the Northerly line of "Parcel 1" as shown on that particular Parcel Map filed in Book 10 of Parcel Maps, at Page 81, El Dorado County Records; thence,
2. Leaving said Northerly line North 81°15'38" West 430.27 feet to a 2-1/2 inch iron pipe with washer stamped RCE 13409 on the Southerly line of Green Valley Road; thence,
3. Along said Southerly line North 52°06'55" West 0.85 feet to a point at the intersection of the Southerly line of Green Valley Road with the Northerly line of said Southeast One-Quarter of the Southwest One-Quarter; thence,
4. Along last said Northerly line South 89°41'49" West 26.57 feet; to the **True Point of Beginning** of the herein described strip of land.

Thence from said **Point of Beginning** along the following 10 courses:

1. Leaving said Northerly line South 42°17'11" East 66.57 feet; thence,
2. South 47°11'57" East 139.19 feet; thence,
3. South 33°24'33" West 36.08 feet; thence,

Exhibit "A" (Continuation)

4. South $9^{\circ}59'15''$ West 25.31 feet to a point on the arc of a 470.00 feet radius, non-tangent curve, being concave to the Northwest at the Northwesterly line of Deer Valley Road; thence,
5. Along said Northwesterly line, to the right, along the arc of said curve, having a radial bearing of South $40^{\circ}00'20''$ East, a central angle of $1^{\circ}51'38''$ and being subtended by a chord bearing South $50^{\circ}55'29''$ West 15.26 feet; thence,
6. Leaving said Northwesterly line North $9^{\circ}59'15''$ East 38.91 feet; thence,
7. North $33^{\circ}24'33''$ East 29.67 feet; thence,
8. North $47^{\circ}11'57''$ West 131.14 feet; thence,
9. North $42^{\circ}17'11''$ West 75.99 feet to a point on said Northerly line of said Southeast One-Quarter of the Southwest One-Quarter; thence
10. Along said Northerly line North $89^{\circ}41'49''$ East 13.45 feet to the **Point of Beginning** from which said Section Corner bears South $66^{\circ}33'07''$ East 3279.74 feet.

Containing 2,715 square feet, more or less

End of Description

The basis for all bearings contained herein is the bearing North $64^{\circ}08'11''$ West, along a line between a one and one-half inch capped iron pipe, stamped "RCE 20462 1974", marked appropriately for the Section Corner common to Sections 19, 20, 29 and 30, Township 10 North, Range 9 East, M.D.M and a 2 inch capped iron pipe on the Southerly line of "Deer Valley Road", stamped "ED. CO. DPW. 40.00 2+59 1976".

SURVEYOR'S STATEMENT

I hereby state that I am a Licensed Land Surveyor of the State of California; that this Plat (and/or) description (were/was) prepared under my supervision.

Dated: March 4, 2008

James V. Merle
James V. Merle, L.S. 5537
(Expires 12/31/2008)



058351

024717

Exhibit "A" (Continuation)

4. South 9°59'15" West 25.31 feet to a point on the arc of a 470.00 feet radius, non-tangent curve, being concave to the Northwest at the Northwesterly line of Deer Valley Road; thence,
5. Along said Northwesterly line, to the right, along the arc of said curve, having a radial bearing of South 40°00'20" East, a central angle of 1°51'38" and being subtended by a chord bearing South 50°55'29" West 15.26 feet; thence,
6. Leaving said Northwesterly line North 9°59'15" East 38.91 feet; thence,
7. North 33°24'33" East 29.67 feet; thence,
8. North 47°11'57" West 131.14 feet; thence,
9. North 42°17'11" West 75.99 feet to a point on said Northerly line of said Southeast One-Quarter of the Southwest One-Quarter; thence
10. Along said Northerly line North 89°41'49" East 13.45 feet to the **Point of Beginning** from which said Section Corner bears South 66°33'07" East 3279.74 feet.

Containing 2,715 square feet, more or less

End of Description

The basis for all bearings contained herein is the bearing North 64° 08' 11" West, along a line between a one and one-half inch capped iron pipe, stamped "RCE 20462 1974", marked appropriately for the Section Corner common to Sections 19, 20, 29 and 30, Township 10 North, Range 9 East, M.D.M and a 2 inch capped iron pipe on the Southerly line of "Deer Valley Road", stamped "ED. CO. DPW. 40.00 2+59 1976".

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James V. Merle
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(Expires 12/31/2008)



024717

GOVERNMENT CODE 27361.7

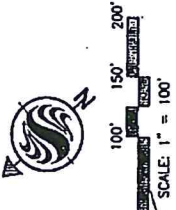
I certify under the penalty of perjury that the portion(s) of the document that will not reproduce a readable copy to which this statement is attached, reads as follows:

LICENSED LAND SURVEYOR
JAMES VASSEROT MERLE
NO. LS 5537
STATE OF CALIFORNIA

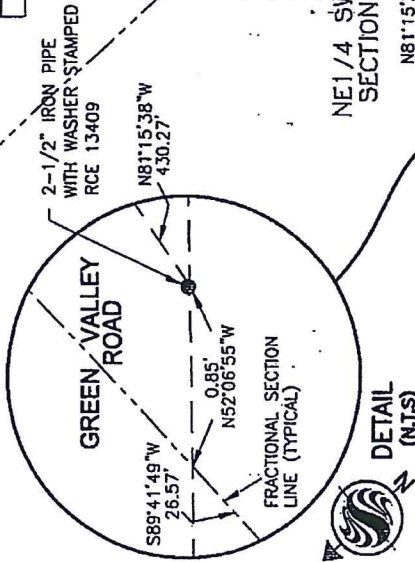
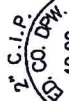
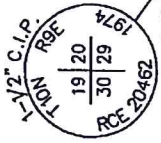
DATED: May 14, 2013 Dori Floyd
Signature
COUNTY OF EL DORADO, CDA, TD
(Firm Name, if applicable)
DORI FLOYD

024717

058351



CURVE TABLE		
CURVE	RADIUS	CH. BEARING & DISTANCE
C1	470.00'	S50°55'29\" W 15.26'



DETAIL (N.T.S.)

NE 1/4 SW 1/4 SECTION 19

2-1/2\" IRON PIPE WITH WASHER STAMPED RCE 13409

2-1/2\" IRON PIPE WITH WASHER STAMPED RCE 13409

POB

10' TEMPORARY CONSTRUCTION EASEMENT 2,715 SQ. FT.

ETHEL A. COLWELL TRUST APN 115-051-07-100

SE 1/4 SW 1/4 SECTION 19

PARCEL 1 (10 PM 81) S66°33'01\" E 3279.74' N64°08'11\" W 2840.95'

GREEN VALLEY ROAD

FUTURE SLOPE AND DRAINAGE EASEMENT

DEER

S33°24'33\" W 36.08' S09°59'15\" W 25.31'



EXHIBIT "B"

Client/Project: SILVER SPRINGS, LLC. OFFSITE IMPROVEMENTS GREEN VALLEY ROAD/DEER VALLEY ROAD

10' WIDE TEMPORARY CONSTRUCTION EASEMENT March 2008 19412000

024717

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

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

APN 115-051-07

Above section for Recorder's use

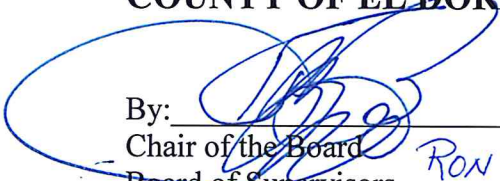
CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant of Temporary Construction Easement dated March 25, 2011 from **ETHEL A. COLWELL**, as **Trustee for The Colwell Trust of July 18, 1989**, to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, is hereby accepted by order of the County of El Dorado Board of Supervisors and the Grantee consents to the recordation thereof by its duly authorized officer.

Dated this 14 day of MAY, 2013.

Board date 10:30-12

COUNTY OF EL DORADO

By: 
Chair of the Board
Board of Supervisors

Ron Briggs, Chair

ATTEST:

James S. Mitrinin
Clerk of the Board of Supervisors

By: 
Deputy Clerk

05/15/2013, 20130024717