

EL DORADO COUNTY BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL
Meeting of September 26, 2006

AGENDA TITLE: Serrano Village G, Units 1 - 9 – TM 01-1375 - Subdivision Acceptance

| | | |
|---|---------------------------------|-------------------------------|
| DEPARTMENT: Transportation | DEPT SIGNOFF: <i>JWJ</i> | CAO USE ONLY: <i>C</i> |
| CONTACT: Keith Harvey <i>R. McLoachey for KH</i> | | |
| DATE: 9-3-06 | PHONE: 4935 | <i>9/11/06</i> |

DEPARTMENT SUMMARY AND REQUESTED BOARD ACTION: The El Dorado County Department of Transportation recommends the Board of Supervisors: 1) Accept the Subdivision Improvements in **Serrano Village G, Units 1-9** as complete. 2) Authorize the Clerk of the Board to take the following action on the **Serrano Village G, Units 1-9** Performance Bonds: a) Reduce the following Performance Bonds (previously reduced from \$5,396,813.00): 929313093, 929313093-01, 929313093-02, 929313093-03, 929313093-04, 929313093-05, 929313093-06, 929313093-07, and 929313093-08, each for \$1,627,353.30 by \$934,862.50, leaving a balance of \$692,490.80. This reduced balance is 10% of the total improvements and is to guarantee against any defective work, labor done, or defective materials furnished. b) Authorize the Clerk of the Board to release the \$692,490.80 one year after acceptance, if there are no defects or warrantee claims. 3) Hold previously posted **Laborers and Materialmens Bonds Nos.** 929313093, 929313093-01, 29313093-02, 929313093-03, 929313093-04, 929313093-05, 929313093-06, 929313093-07, and 929313093-08, each in the amount of \$2,698,406.50, to guarantee payment to persons furnishing labor, materials or equipment and authorize the Clerk of the Board to release it six months after acceptance, if no claims are made.

CAO RECOMMENDATIONS: Recommend approval. *Laura J. Gill 9/18/06*

| | |
|--|---|
| Financial impact? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No | Funding Source: <input type="checkbox"/> Gen Fund <input type="checkbox"/> Other |
| BUDGET SUMMARY: | |
| Total Est. Cost | 0 |
| Funding | |
| Budgeted | 0 |
| New Funding | 0 |
| Savings | 0 |
| Other | 0 |
| Total Funding | 0 |
| Change in Net County Cost | 0 |
| CAO Office Use Only: | |
| 4/5's Vote Required | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |
| Change in Policy | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |
| New Personnel | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No |
| CONCURRENCES: | |
| Risk Management | _____ |
| County Counsel | _____ |
| Other | _____ |

*Explain

BOARD ACTIONS:

| | |
|---------------------------------|---|
| Vote: Unanimous _____ Or | I hereby certify that this is a true and correct copy of an action taken and entered into the minutes of the Board of Supervisors |
| Ayes: | Date: _____ |
| Noes: | |
| Abstentions: | |
| Absent: | Attest: Cindy Keck, Board of Supervisors Clerk |
| Rev. 04/05 | By: _____ |

COUNTY OF EL DORADO

DEPARTMENT OF TRANSPORTATION



MAINTENANCE DIVISION:
2441 Headington Road
Placerville CA 95667
Phone: (530) 642-4909
Fax: (530) 642-9238

RICHARD W. SHEPARD, P.E.
Director of Transportation

Internet Web Site:
<http://co.el-dorado.ca.us/dot>

MAIN OFFICE:
2850 Fairlane Court
Placerville CA 95667
Phone: (530) 621-5900
Fax: (530) 628-0387



September 3, 2006

Board of Supervisors
330 Fair Lane
Placerville, California 95667

Title: **Serrano Village G, Units 1-9 – TM 01-1375**
Subdivision Acceptance

Meeting Date: **September 26, 2006**

District/Supervisor: **District 2 / Supervisor Helen Baumann**

Dear Members of the Board:

Recommendations:

The El Dorado County (County) Department of Transportation (Department) recommends the Board of Supervisors (Board):

1. Accept the Subdivision Improvements in **Serrano Village G, Units 1-9**, as complete.
2. Authorize the Clerk of the Board to take the following action on the **Serrano Village G, Units 1-9** Performance Bonds:
 - a) Reduce the following Performance Bonds (previously reduced from \$5,396,813.00): 929313093, 929313093-01, 929313093-02, 929313093-03, 929313093-04, 929313093-05, 929313093-06, 929313093-07, and 929313093-08, each for \$1,627,353.30, by \$934,862.50, leaving a balance of \$692,490.80. This reduced balance is 10% of the total improvements and is to guarantee against any defective work, labor done, or defective materials furnished.
 - b) Authorize the Clerk of the Board to release the \$692,490.80 one year after acceptance, if there are no defects or warrantee claims.
- 3) Hold previously posted **Laborers and Materialmen Bonds Nos. 929313093, 929313093-01, 929313093-02, 929313093-03, 929313093-04, 929313093-05, 929313093-06, 929313093-07, and 929313093-08**, each in the amount of \$2,698,406.50, to guarantee payment to persons furnishing labor, materials or equipment and authorize the Clerk of the Board to release it six months after acceptance, if no claims are made.

Reasons for Recommendations:

The Subdivision Improvements for **Serrano Village G, Units 1-9** has been substantially completed according to the plans, specifications and conditions of the Agreement to Make Subdivision Improvements for Class 1 Subdivisions Between County and Owner dated as follows:

| | |
|-------------|--------------------|
| Units 1 – 3 | June 25, 2004 |
| Unit 2 | May 4, 2004 |
| Units 4 – 5 | September 14, 2004 |
| Units 6 – 7 | December 7, 2004 |
| Unit 8 | May 4, 2004 |
| Unit 9 | February 15, 2005 |

Fiscal Impact:

There is no immediate or short-term fiscal impact associated with this action as the Serrano-El Dorado Owners Association will maintain the roads.

Net County Cost:

There is no cost to the County General Fund.

Action to be Taken Following Approval:

1. The Clerk of the Board will:
 - a) Reduce the referenced Serrano Village G, Units 1-9 Performance Bonds, each in the amount of \$1,627,353.30 to \$692,490.80.
 - b) Hold the referenced Serrano Village G, Units 1-9 Laborers and Materialmens Bonds, each in the amount of \$2,698,406.50.
2. The Department will request the Clerk of the Board release the respective bonds after the required time period, if listed conditions are met.

Sincerely,

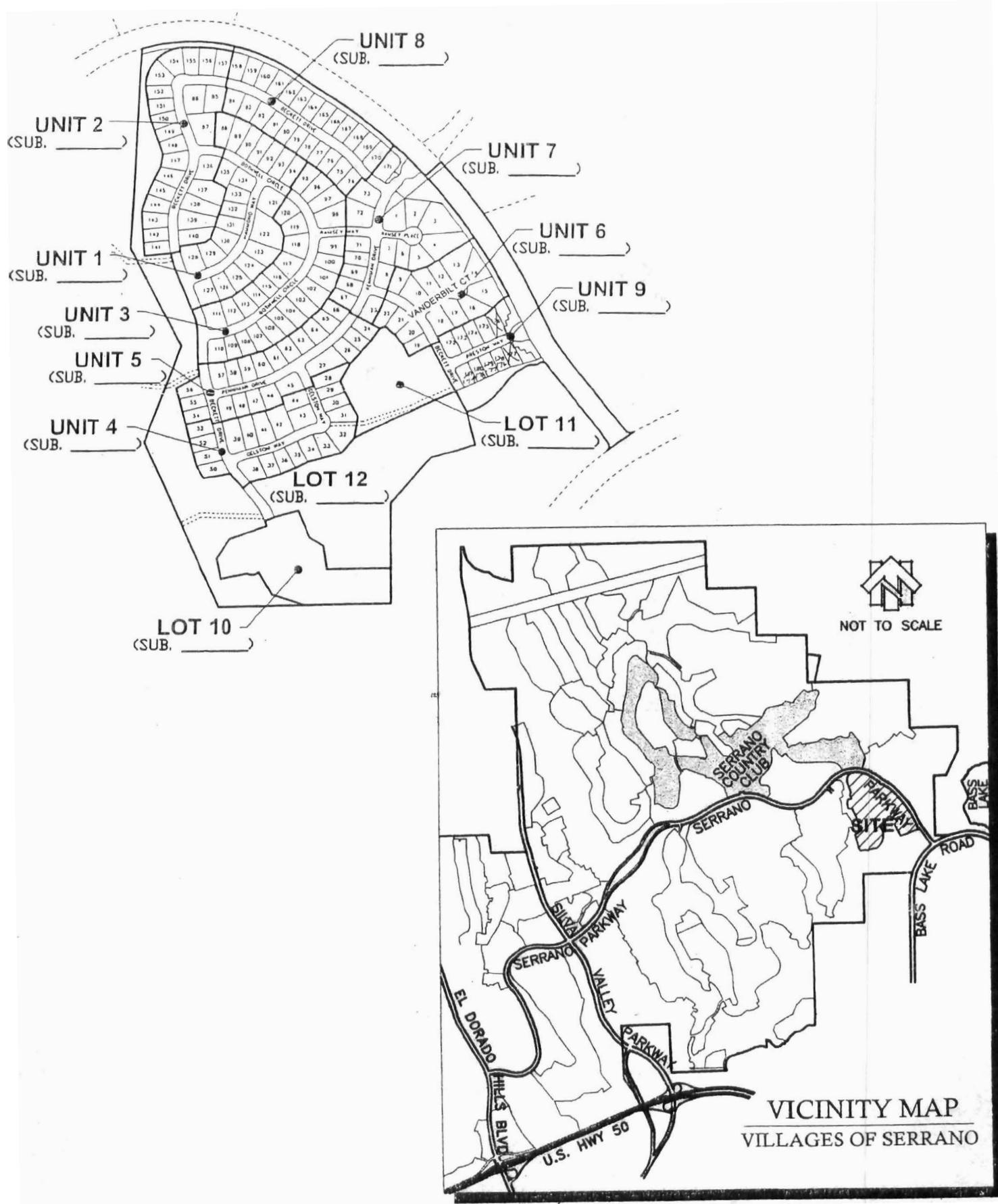


Richard W. Shepard, P. E.
Director of Transportation

RWS:KH:km

Attachments: Vicinity Map
Final Subdivision Maps Unit 1 – J26 – J26C
Unit 2 – J23 – J23D
Unit 3 – J27 – J27D
Unit 4 – J41 – J41C
Unit 5 – J42 – J42 C
Unit 6 – J45 – J45A
Unit 7 – J46 – J46D
Unit 8 – J24 – J24D
Unit 9 – J50 – J20B

SERRANO VILLAGE G, UNITS 1 – 9



**PLAT OF
SERRANO VILLAGE G - UNIT 1
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 1 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA**

MARCH 2004
REY ENGINEERS INC.

OWNER'S STATEMENT:

THE UNDERSIGNED, OWNER OF RECORD, TITLE OF RECORD, HEREBY CONSENTS TO THE PREPARATION AND FILING OF THE MAP, AND HEREBY MAKES THE UNDERSIGNED OFFER OF DEDICATION IN FEE, FOR ROAD AND PUBLIC UTILITIES PURPOSES OF THAT PROPERTY SHOWN HEREIN AS LOT R, SAID OFFER SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND THE COUNTY OF EL DORADO DATED 12/10/01, WHICH AGREEMENT IS HEREBY INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IS SET FORTH IN FULL.

THE UNDERSIGNED OWNER HEREBY RESERVES, AND SHALL FURTHER RESERVE THROUGH ANY CONVEYANCE OF TITLE HERAFTER GRANTED, THE RIGHT TO CONVEY EASEMENTS, RIGHTS AND UTILITIES PURPOSES OVER AND ACROSS LOT R AND EASEMENTS SHOWN HEREIN, SUBJECT TO THE APPROVAL OF THE COUNTY OF EL DORADO, IN THE EVENT THE COUNTY SHOULD ACCEPT THE OFFER REFERRED TO HEREIN.

THE UNDERSIGNED OWNER ALSO HEREBY OFFERS TO THE COUNTY OF EL DORADO, ON BEHALF OF THE PUBLIC, THE FOLLOWING EASEMENTS FOR THOSE CERTAIN COMPANIES AND PUBLIC UTILITIES WHICH WILL PROVIDE SERVICES

A. PUBLIC UTILITIES EASEMENTS FOR UNDERGROUND WIRES, CONDUITS AND PIPELINES AND APPURTENANT FIXTURES, WITH THE RIGHT TO TRIM AND REMOVE LIMBS, TREES AND BRANCHES THEREFROM, OVER, UNDER AND ACROSS THE COMMON AREAS, LOT R, THE FRONT IN FEET (150.00) FEET OF EACH LOT SHOWN ON THE PLAN (150.00 FEET ON THE EAST SIDE OF THE LOT AND 150.00 FEET EXTENDING FROM THE STREET RIGHT-OF-WAYS SHOWN HEREON ALONG SAID SUB. LOT R, IN A DISTANCE OF FIFTY (50.00) FEET

B. RIGHTS OF ACCESS OVER AND ACROSS ANY PORTION OF THE LOTS, COMMON AREAS AND LOT R FOR THE PURPOSE OF INSPECTING, MAINTAINING OR REPLACING ON SITE FACILITIES

C. SLOPE EASEMENTS, FIFTEEN (15.00) FEET IN WIDTH CONTRIBUTIVE TO ALL STREETS OR FIVE (5.00) FEET BEYOND THE TOP OF CUT OR FILL, WHEREVER IT LAYERS, FOR ROAD AND SLOPE MAINTENANCE PURPOSES

D. EASEMENTS FOR DRAINAGE AND APPURTENANT DRAINAGE STRUCTURES AND PIPES (1-1/2 FEET) ON EACH SIDE OF ALL NATURAL OR CONSTRUCTED DRAINAGEWAYS WHICH EXIST WITHIN THE SUBDIVISION, SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND EL DORADO COUNTY DATED 12/10/01, 2004, RECORDED AT DOCUMENT NO. D-4-542025, AND INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IS SET FORTH IN FULL

E. POSTAL EASEMENTS FIVE (5) FEET ADJACENT TO ALL STREET RIGHT-OF-WAYS.

EXCEPT AS SET FORTH ABOVE, ALL OFFERS MADE ARE IRREVOCABLE AND SHALL REMAIN OPEN IN PERPETUITY DESPITE A REJECTION OF SUCH OFFER BY THE APPLICABLE ENTITY.

CENTEX HOMES
A NEVADA GENERAL PARTNERSHIP

BY: CENTEX REAL ESTATE CORPORATION
A NEVADA CORPORATION
MANAGING MEMBER

Stephen C. Porter
TITLE: LAND DEVELOPMENT MANAGER

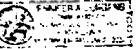
SERRANO ASSOCIATES, LLC
A DELAWARE LIMITED LIABILITY COMPANY

BY: PARKER DEVELOPMENT COMPANY
A CALIFORNIA CORPORATION
MANAGING MEMBER

James R. Parker
TITLE: President

NOTARY ACKNOWLEDGMENT:

STATE OF California : 3-35
COUNTY OF Placer : 3-35
ON 6-1-04, BEFORE ME, Jennifer A. Jurgens, PERSONALLY APPEARED Stephen C. Porter, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO IS SUBSCRIBED TO THE INSTRUMENT, AND WHO HAS ADVISED ME THAT HE EXERCISED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT HIS SIGNATURE ON THE INSTRUMENT, THE PERSON OR THE ENTITY, UPON WHOM OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL:

SIGNATURE: Stephen C. Porter
PRINCIPAL PLACE OF BUSINESS: COUNTY OF Placer
MY COMMISSION EXPIRES: 6-21-2007

NOTARY ACKNOWLEDGMENT:

STATE OF California : 3-35
COUNTY OF El Dorado : 3-35
ON 6-1-04, BEFORE ME, Florence Tanner, Notary Public, PERSONALLY APPEARED William R. Parker, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT AND ADMITTED TO ME THAT HE EXERCISED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT HIS SIGNATURE ON THE INSTRUMENT, THE PERSON OR THE ENTITY, UPON WHOM OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL:
SIGNATURE: Florence Tanner
PRINCIPAL PLACE OF BUSINESS: COUNTY OF El Dorado
MY COMMISSION EXPIRES: June 18, 2006

COUNTY ENGINEER'S STATEMENT:

I, WARREN R. PEPPER, MURRAY STATE THAT ALL THE REQUIRED CONSTRUCTION PLANS AND SPECIFICATIONS WERE SUBMITTED AND THAT THE SAME WERE EXECUTED BY THE INVESTIGATOR WITHIN THE TIME AND SUBJECT TO THE REQUIRED SECURITY TO SECURE COMPLETION OF THE REQUIRED IMPROVEMENTS FOR THIS SUBDIVISION.

Warren R. Pepper DATE: 6-10-04
COUNTY ENGINEER
DEPARTMENT OF TRANSPORTATION
COUNTY OF EL DORADO, CALIFORNIA
REC. EXP. DATE: 6-31-05


COUNTY TAX COLLECTOR'S STATEMENT:

I, GIL RAFFETY, HEREBY STATE THAT, ACCORDING TO THE RECORDS OF THIS OFFICE, THERE ARE NO LENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNDERS STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE, PROVIDED THAT THE FINAL MAP IS ACCEPTED FOR RECORD AND FILED PRIOR TO THE NEXT FOLLOWING LIEN DATE.

Gil Raffety DATE: 6-16-04
TAX COLLECTOR
COUNTY OF EL DORADO, CALIFORNIA
BY: *Deputy*

EXISTING ASSESSOR'S PARCEL NO.: POR. 114-480-13

PLANNING DIRECTOR'S STATEMENT:

CHARLES P. ALCOFF, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON DECEMBER 11, 2001, BY THE BOARD OF SUPERVISORS AND ANY APPROVED ALTERATIONS THEREOF AND THAT ALL CONDITIONS IMPOSED UPON SAID APPROVALS HAVE BEEN SATISFIED.

DATE: 6-17-04

CHARLES P. ALCOFF
INTERIM PLANNING DIRECTOR
COUNTY OF EL DORADO, CALIFORNIA


COUNTY SURVEYOR'S STATEMENT:

I HAVE EXAMINED THE MAP, THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IT RECEIVED, 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 SUBDIVISION MAP, IF ANY EXISTED, HAVE BEEN COMPLIED WITH. I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

DANIEL TRUSSEL
DAVID S. ROBERTS : U.S. 5019
DATE: 6-17-04
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA


RICHARD L. BRINER : U.S. 5024
DATE: 6-16-04
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA
DEPUTY SURVEYOR
RICHARD L. BRINER : U.S. 5024
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA


BOARD CLERK'S STATEMENT:

I, CLINTON W. WILSON, HEREBY STATE THAT THE BOARD OF SUPERVISORS BY ORDER ON 12/10/01, APPROVED, ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION AND ALLEGEDLY FOR RECORD AND FILED, WHICH APPROVAL IS SUBJECT TO THE INVESTOR'S CONSTRUCTION STANDARDS, THE EASEMENTS SHOWN HEREON AND AS AGREED FOR DEDICATION EXCEPT DRAINAGE EASEMENTS AND LOT R WHICH ARE HEREBY REJECTED, AND CED ALSO AREANCON THE EASEMENTS REFERENCED IN THE NOTES.

Cindy Keece DATE: 6/30/04
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF EL DORADO, CALIFORNIA
BY: *Cynthia Johnson*

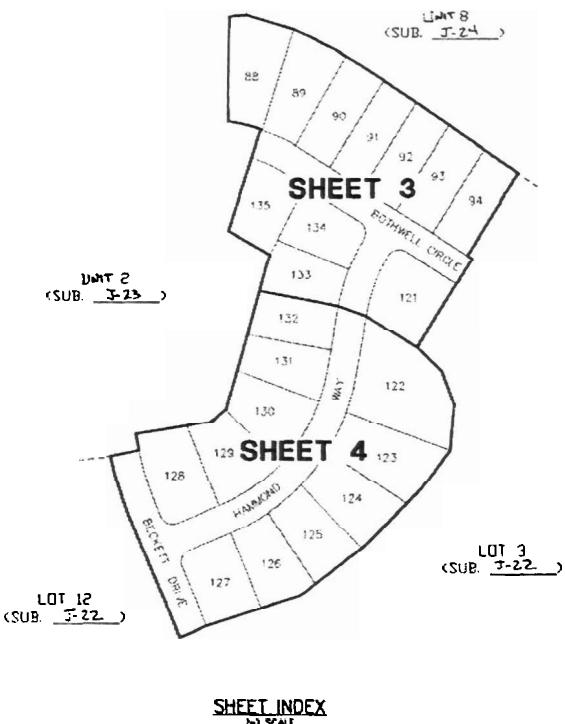
RECORDER'S STATEMENT:

I, WILLIAM E. SCHULTE, RECORDER OF DEEDS
RECEIVED 6-16-04 AT 08:30 AM
BOOK: J, OF MAPS, AT PAGE: 207, DOCUMENT NO. 2004-0006479, AT
THE REQUEST OF SERRANO ASSOCIATES, LLC AND CENTEX HOMES, TITLE TO THE LAND
INCLUDED IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. SOL-1092-1091
PREPARED BY PLATER TITLE COMPANY AND IS ON FILE IN THIS OFFICE.

William E. Schulte
RECORDER OF DEEDS
COUNTY RECORDER CLERK
COUNTY OF EL DORADO, CALIFORNIA
BY: *Deputy*

SHEET 1 OF 4 SHEETS

PLAT OF
SERRANO VILLAGE G - UNIT 1
A PORTION OF SEC. 31, T.10N, R.9E., M.D.M.
BEING LOT 1 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2004
RE.Y. ENGINEERS, INC.



SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME UPON MY DIRECTION, THE SURVEY IS TRUE AND CORRECT AND IS MADE UPON THE BASIS OF SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE CALIFORNIA MAP ACT AND LOCAL ORDINANCE. AT THE REQUEST OF SERRANO ASSOCIATES, LLC, AND CENTER HOMES IN AUGUST, 2003, I HEREBY STATE THAT THIS FINAL MAP, SUBSTANTIALLY CONCOURS TO THE CONDITIONALLY APPROVED PLAT OF THE PREVIOUSLY FILED SUBDIVISIONS, IS FOR THE USE AND WILL OCCUPY THE POSITIONS INDICATED AND WILL BE SET BY JANUARY, 2004; AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO FACILE THE SURVEY TO BE RETAKEN.

Brian Thonnet
BRIAN THONNET
L.S. #8886
DATE: 3-4-04



SHEET 2 OF 4 SHEETS

1-6-12
SCALE 1/8" = 100'

BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G, SUB J-27.

REFERENCES:
 1) SUR J-27
 2) SUB J-28
 3) SUB J-29

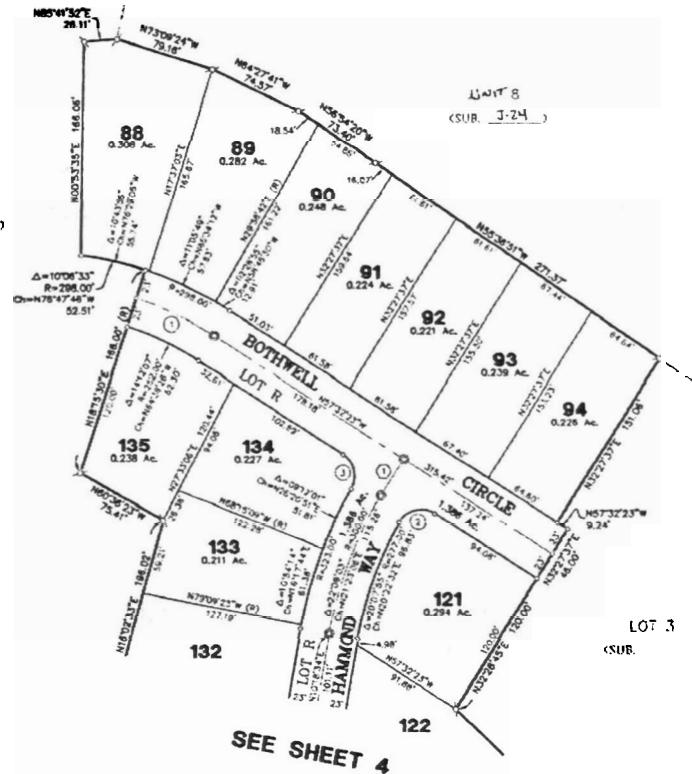
LEGEND:
 1) DIMENSION POINT
 2) SET 5/8" IRRIAR WITH ALUMINUM CAP STAMPED "U.S. IRRIAR"
 3) SET 3/4" IRRIAR WITH PLASTIC CAP STAMPED "U.S. 6986"
 4) RADIAL LINE

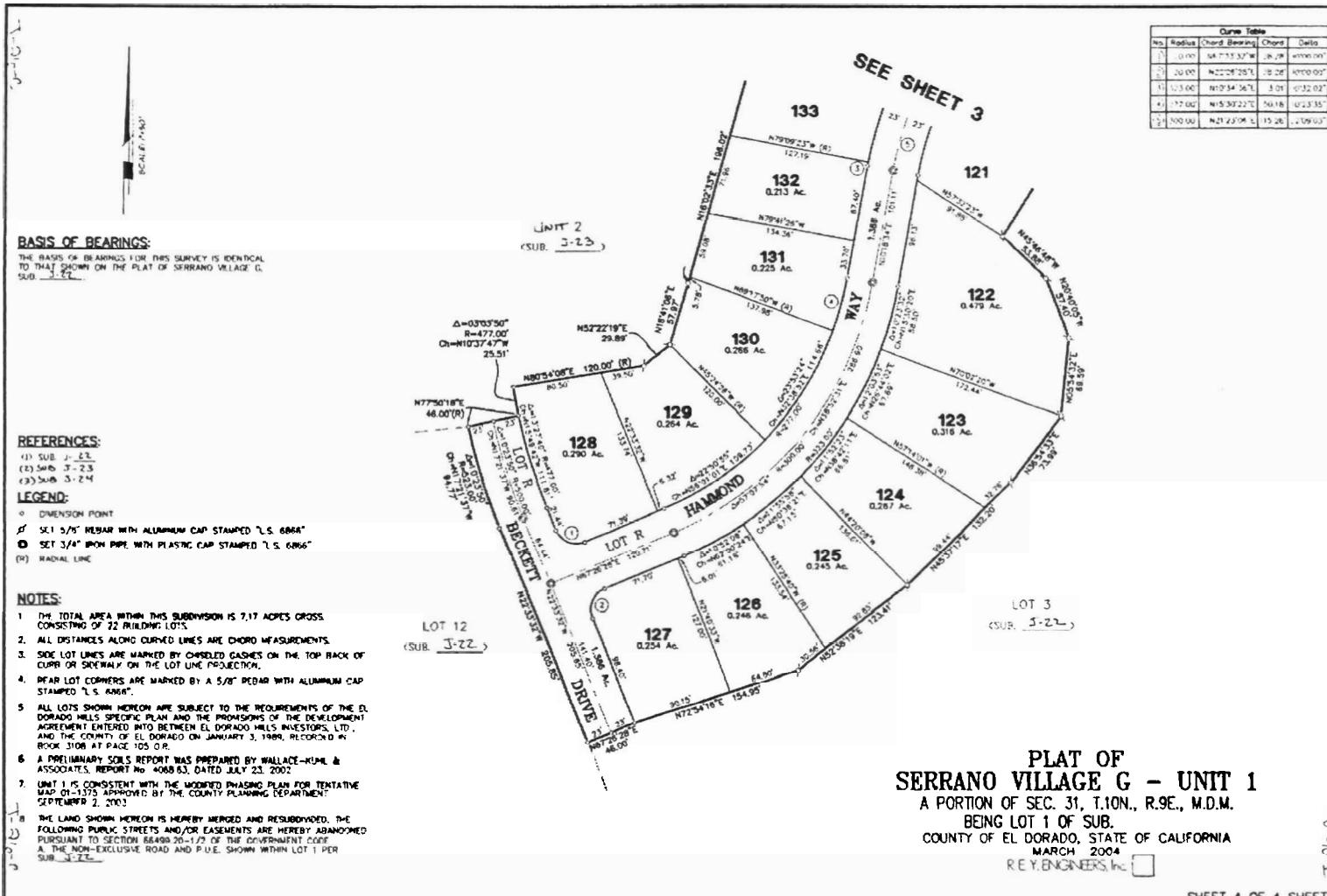
NOTES:

1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 7.17 ACRES GROSS, CONSISTING OF 22 PAVING LOTS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SIDE LOT LINES ARE MARKED BY CHISELED GASHES ON THE TOP BACK OF CURB OR SOLEMNLY ON THE LOT LINE PROFILE.
4. NEAR LOT CORNERS ARE MARKED BY A 3/8" REBAR WITH ALUMINUM CAP STAMPED "U.S. IRRIAR".
5. THE SURVEY POINTS ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPECIAL PLAN AND THE PROVISIONS OF THE DEVELOPMENT AGREEMENT ENTERED INTO BETWEEN EL DORADO HILLS INVESTORS, LTD. AND THE COUNTY OF EL DORADO ON JANUARY 3, 1999, RECORDED IN BOOK 3108 AT PAGE 105 O.R.
6. A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE-KUHL & ASSOCIATES, REPORT NO. 406843, DATED JULY 23, 2002.
7. UNIT 1 IS CONSISTENT WITH THE MODIFIED PHASING PLAN FOR TENTATIVE SUBDIVISION NO. 173 AS APPROVED BY THE COUNTY PLANNING DEPARTMENT, SEPTEMBER 3, 2003.

THE LAND SHOWN HEREON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS AND/OR ELEMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 55099.2(a)(7) OF THE GOVERNMENT CODE.
 A. THE NON-EXCLUSIVE ROAD AND PIPE, SHOWN WITHIN LOT 1, PER SUB J-27.

UNIT 2
(SUB J-28)





PLAT OF
SERRANO VILLAGE G - UNIT 2
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 2 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2004
RE Y ENGINEERS, INC.

1
23
OWNER'S STATEMENT:

THE UNDERSIGNED, OWNER OF RECORD TITLE INTEREST, HEREBY CONSENTS TO THE PREPARATION AND FILING OF THIS FINAL MAP, AND HEREBY MAKES AN IRREVOCABLE GRANT OF DEDICATION FEES, LOT ROAD AND PUBLIC UTILITIES PURPOSES OF THAT PROPERTY WHICH IS LOT 2 OF SUBDIVISION J-22, AS SHOWN ON THE SUBDIVISION AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND THE COUNTY OF EL DORADO DATED 12/15/03 2004, RECORDED AT DOCUMENT NO. 04-35164.

INCORPORATED BY REFERENCE THIS OWNER'S STATEMENT AS IS SET FORTH.
THE UNDERSIGNED OWNER HEREBY RESERVES, AND SHALL FURTHER RESERVE THROUGH THE SUBDIVISION, THE FOLLOWING EASEMENTS FOR THE CONVENIENCE OF THE PUBLIC, FOR ROAD AND UTILITY PURPOSES OVER AND ACROSS THE LAND EXCLUDED, WHICH MAY BE SUBJECT TO ANY RIGHTS OF THE COUNTY OF EL DORADO IN THE EVENT THE COUNTY SHOULD ACCEPT THE OFFER REFERRED TO HEREIN.

THE UNDERSIGNED OWNER ALSO HEREBY OFFERS TO THE COUNTY OF EL DORADO, ON BEHALF OF THE PUBLIC, THE FOLLOWING EASEMENTS FOR THOSE CERTAIN COMPANIES AND PUBLIC ENTITIES WHICH WILL PROVIDE SERVICES:

- A. PUBLIC UTILITIES EASEMENTS FOR UNDERGROUND WIRES, CONDUITS AND PIPELINES, AND OTHER PRIVATE UTILITIES, WITH THE RIGHT TO TRIM AND REMOVE LIMBS, TREES AND BRANCHES, UP TO FIVE (5') FEET IN A STRAIGHT LINE FROM THE STREET RIGHT-OF-WAY, FIFTEEN (15') FEET FROM THE CENTER LINE OF THE STREET, AND FIVE (5') FEET ON BOTH SIDES OF ALL SIDE LOT LINES EXTENDING FROM THE STREET RIGHT-OF-WAY SHOWN HEREON ALONG SAME SIDE LOT LINES A DISTANCE OF FIFTY (50') FEET.
- B. RIGHTS OF ACCESS OVER AND ACROSS ANY PORTION OF THE LOTS, COMMON AND LOT 2, FIFTY (50') FEET IN WIDTH CONTIGUOUS TO ALL STREETS, PROVIDED THE ROAD AND SLOPE MAINTENANCE PURPOSES.
- C. SLOPE EASEMENTS FIFTY (50') FEET IN WIDTH CONTIGUOUS TO ALL STREETS, FIFTEEN (15') FEET BEYOND THE TOP OR TOE OF Y-L, WHICH EVER IS LARGEST, FOR ROAD AND SLOPE MAINTENANCE PURPOSES.
- D. EASEMENTS FOR DRAINAGE AND APPURTENANT DRAINAGE STRUCTURES AND PIPES WITHIN THE DRAINAGE EASEMENTS SHOWN HEREON AND SEVEN AND ONE HALF (7-1/2) FEET ON EACH SIDE OF ALL NATURAL OR CONSTRUCTED DRAINAGEWAYS WHICH EXIST WITHIN THE SUBDIVISION, SUBJECT TO CERTAIN ADJUSTMENT AS PROVIDED IN THE SUBDIVISION AGREEMENT, RECORDED AT DOCUMENT NO. 04-35164, 2004, RECORDED AT DOCUMENT NO. 04-35165, 2004, AND INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IS SET FORTH IN FULL.
- E. POSTAL EASEMENTS FIVE (5') FEET ADJACENT TO ALL STREET RIGHT-OF-WAYS.

EXCEPT AS SET FORTH ABOVE, ALL OFFERS MADE ARE IRREVOCABLE AND SHALL REMAIN OPEN IN PERPETUITY DESPITE A REJECTION OF SUCH OFFER BY THE APPLICABLE ENTITY.

HOMES
GENERAL PARTNERSHIP

BY: CENTEX REAL ESTATE CORPORATION
A NEVADA CORPORATION
MANAGING MEMBER


TITLE: LAND DEVELOPMENT MANAGER

SERRANO ASSOCIATES, LLC
A DELAWARE LIMITED LIABILITY COMPANY

BY: PARKER DEVELOPMENT COMPANY
A CALIFORNIA CORPORATION
MANAGING MEMBER


TITLE: President

STATE OF CALIFORNIA
COUNTY OF EL DORADO § 55
ON 4-13-04, BEFORE ME, Warren R. Pease, Notary Public, PERSONALLY
APPEARED John Parker, PERSONALLY KNOWN TO ME OR PROVEN TO MY SATISFACTION TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT HIS SIGNATURE ON THE INSTRUMENT IS THE PERSON OR THE ENTITY, UPON BEHALF OF WHICH HE SIGNED, AND EXECUTED THE INSTRUMENT
WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE: John Parker
PRINCIPAL PLACE OF BUSINESS: COUNTY OF El Dorado
MY COMMISSION EXPIRES: March 24, 2009

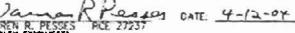
NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF EL DORADO
ON 4-13-04, BEFORE ME, Florence Tanner, Notary Public, PERSONALLY
APPEARED John Parker, PERSONALLY KNOWN TO ME OR PROVEN TO MY SATISFACTION TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT HIS SIGNATURE ON THE INSTRUMENT IS THE PERSON OR THE ENTITY, UPON BEHALF OF WHICH HE SIGNED, AND EXECUTED THE INSTRUMENT
WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE: Florence Tanner
PRINCIPAL PLACE OF BUSINESS: COUNTY OF El Dorado
MY COMMISSION EXPIRES: June 17, 2006

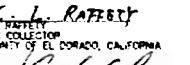
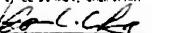
COUNTY ENGINEER'S STATEMENT:

1. WARREN R. PEASE, HEREBY STATE THAT ALL THE REQUIRED CONSTRUCTION PLANS AND SPECIFICATIONS WERE APPROVED AND THAT THE SURVEYOR HAS EXECUTED THE NECESSARY AGREEMENT AND SUBMITTED THE REQUIRED SECURITY TO SECURE COMPLETION OF THE REQUIRED IMPROVEMENTS FOR THIS SUBDIVISION.


WARREN R. PEASE, RCE 27237
COUNTY ENGINEER
DEPARTMENT OF TRANSPORTATION
COUNTY OF EL DORADO, CALIFORNIA
REC. EXP. DATE

COUNTY TAX COLLECTOR'S STATEMENT:

2. C. L. RATTÉY, HEREBY STATE THAT THE TAXES DUE TO THE OFFICE THERE ARE NO LIENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE, PROVIDED THAT THE FINAL MAP IS ACCEPTED FOR RECORD AND FILED PRIOR TO THE NEXT SUCCEEDING LIEN DATE.

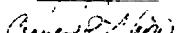

C. L. RATTÉY
TAX COLLECTOR
COUNTY OF EL DORADO, CALIFORNIA
BY: 
DEPUTY

EXISTING ASSESSOR'S PARCEL NO.: PGR. 114-490-13

PLANNING DIRECTOR'S STATEMENT:

1. CRAVEN R. ALGOTT, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON DECEMBER 13, 2001, BY THE BOARD OF SUPERVISORS AND ANY APPROVED ALTERATIONS THEREOF AND THAT ALL CONDITIONS IMPOSED UPON SAID APPROVALS HAVE BEEN SATISFIED.

DATE: 4-13-04

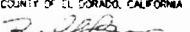

CRAVEN R. ALGOTT
IN EL DORADO PLANNING DIRECTOR
COUNTY OF EL DORADO, CALIFORNIA

PRINCIPAL PLANNER
COUNTY OF EL DORADO, CALIFORNIA

COUNTY SURVEYOR'S STATEMENT:

1. HAVE EXAMINED THE MAP, THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF ANY, AND ANY APPROVED ALTERATIONS THEREON, ALL PROVISIONS OF CHAPTER 2 OF THE SUBDIVISION MAP ACT AND THE SUBDIVISION AGREEMENTS AGREED, AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF APPROVED, OR IN THE APPROVAL OF THE FINAL MAP, THAT THE MAP IS TECHNICALLY CORRECT.

DANIEL L. RUSSELL DATE: 4-13-04
DANIEL L. RUSSELL, RCE 27237
LEONIE EXPIRES: 12-31-05
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA


RICHARD L. BRADY, RCE 27237
RICHARD L. BRADY, LS 5084
LICENSE EXPIRES: 06-30-07
DEPUTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA



BOARD CLERK'S STATEMENT:

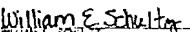
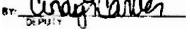
1. DOLLY L. FOOTE, HEREBY STATE THAT THE BOARD OF SUPERVISORS BY ORDER ON 12/15/03 ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION AND FOR THE BENEFIT OF THOSE PUBLIC ENTITIES WHICH WILL PROVIDE SERVICES, SUBJECT TO THE SURVEYOR'S CONSTRUCTION STANDARDS, THE EASEMENTS SHOWN HEREIN AND AS OFFERED FOR DEDICATION EXCEPT DRAINAGE EASEMENTS AND LOT P WHICH ARE HEREBY REJECTED.


DOLLY L. FOOTE
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF EL DORADO, CALIFORNIA
BY: 
DEPUTY



RECORDER'S STATEMENT:

FILED THE 10th DAY OF May 2004 AT 3:00 PM, IN
BOOK J OF MAPS, AT PAGE 23, DOCUMENT NO. 2004-35876, AT
THE REQUEST OF SERRANO ASSOCIATES, LLC, AND CENTEX HOMES, TITLE TO THE LAND
IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. 1578-1089
PREPARED BY PLACER TITLE COMPANY AND IS ON FILE IN THIS OFFICE


WILLIAM E. SCHULTZ
MILITIA, RCE 27237
COUNTY RECORDER, CLERK
COUNTY OF EL DORADO, CALIFORNIA
BY: 
DEPUTY

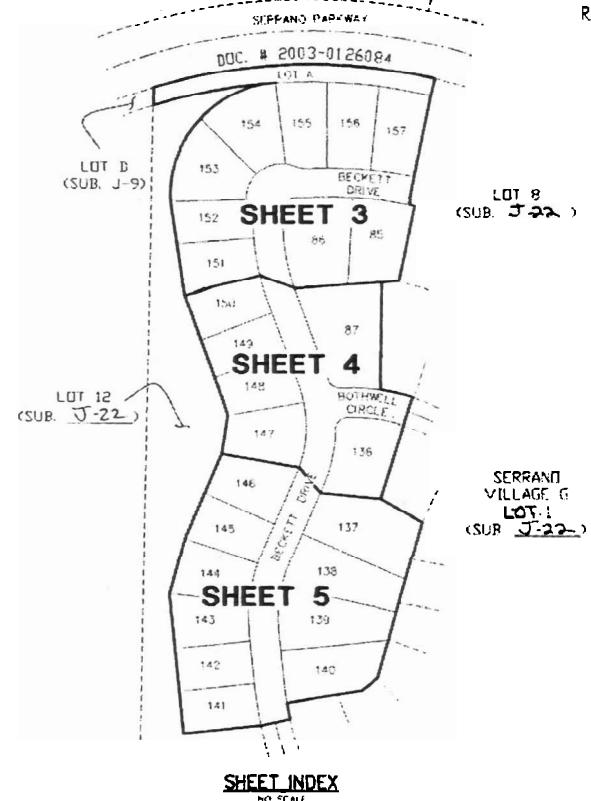
SHEET 1 OF 5 SHEETS

7M G1-1575

5-23

5-23

PLAT OF
SERRANO VILLAGE G - UNIT 2
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 2 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2004
REY ENGINEERS Inc.



SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION. THE SURVEY IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE UPON AN AS-IS BASIS IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF SERRANO ASSOCIATES, LLC AND CENTER HOMES IN AUGUST, 2003. I HEREBY STATE THAT THE FINAL MAP SUBSTANTIALLY CONFORMS TO THE COHERENTLY APPROVED PLAT OF SUBDIVISION AND THAT THE MONUMENTS LOCATED ON THE SURFACE AND WILL OCCUPY THE POSITIONS INDICATED AND WILL BE SET BY JANUARY, 2005 AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Brian Thonett
BRIAN THONNET, L.S. #8866
DATE 3-4-04



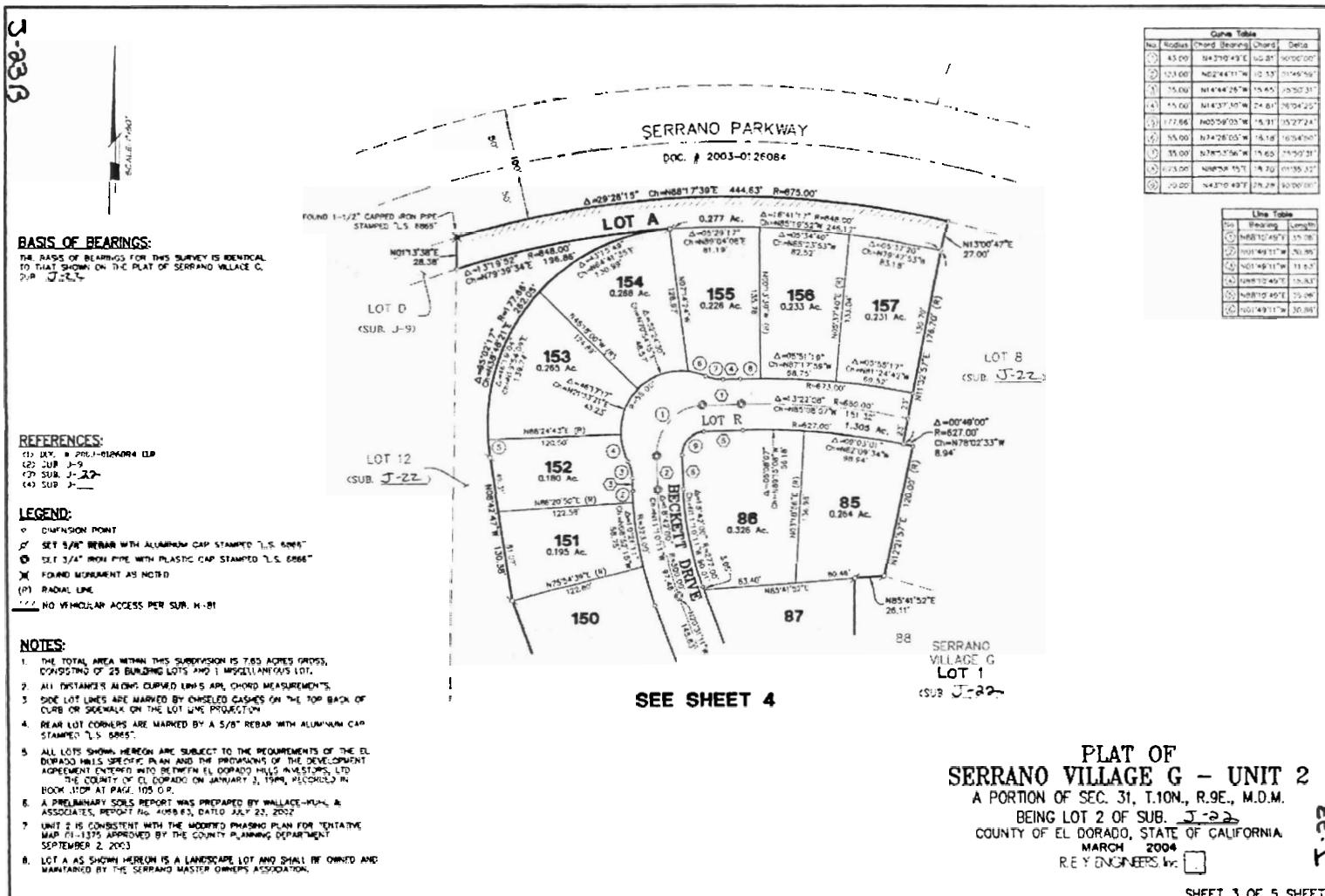
SHEET 2 OF 5 SHEETS

5-23A

5-23A

5-23A

3-233



5-ABC

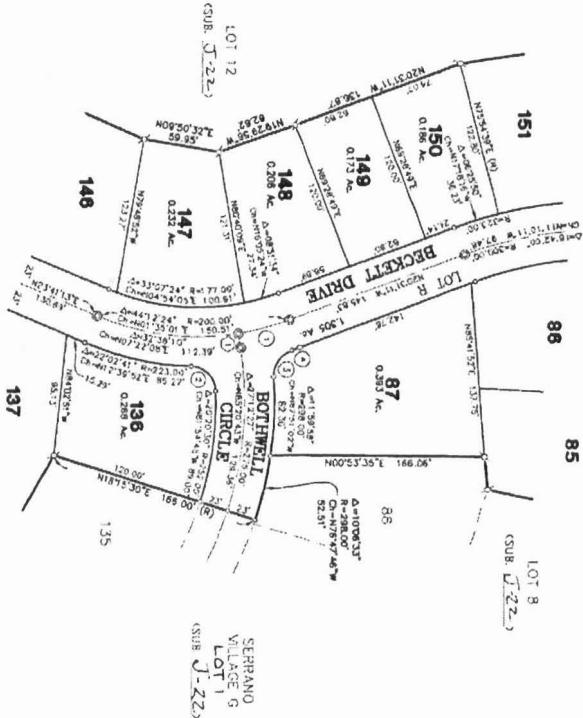
SEE SHEET 3

| No. | Project | String | Line | Line | Line |
|-----|---------|------------|------------|------------|------------|
| 1 | AD-2C | W-1444 | W-1444 | W-1444 | W-1444 |
| 2 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 3 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 4 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 5 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 6 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 7 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |
| 8 | | W-1444-467 | W-1444-467 | W-1444-467 | W-1444-467 |

| No. | String | Line |
|-----|------------|------------|
| 1 | W-1444-467 | W-1444-467 |

BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G.
SEE SHEET 2.

SCALE: 1/800



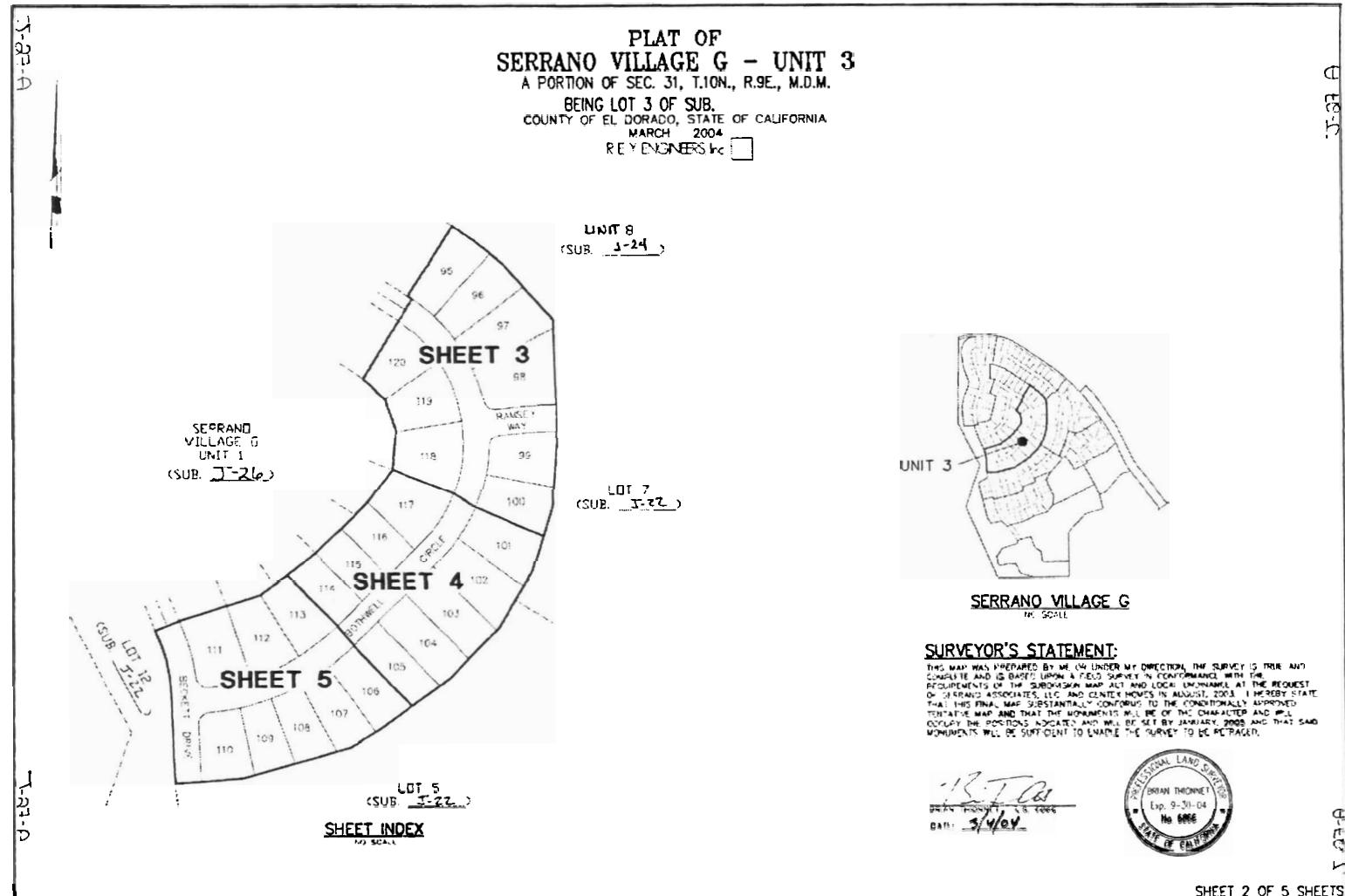
SEE SHEET 5

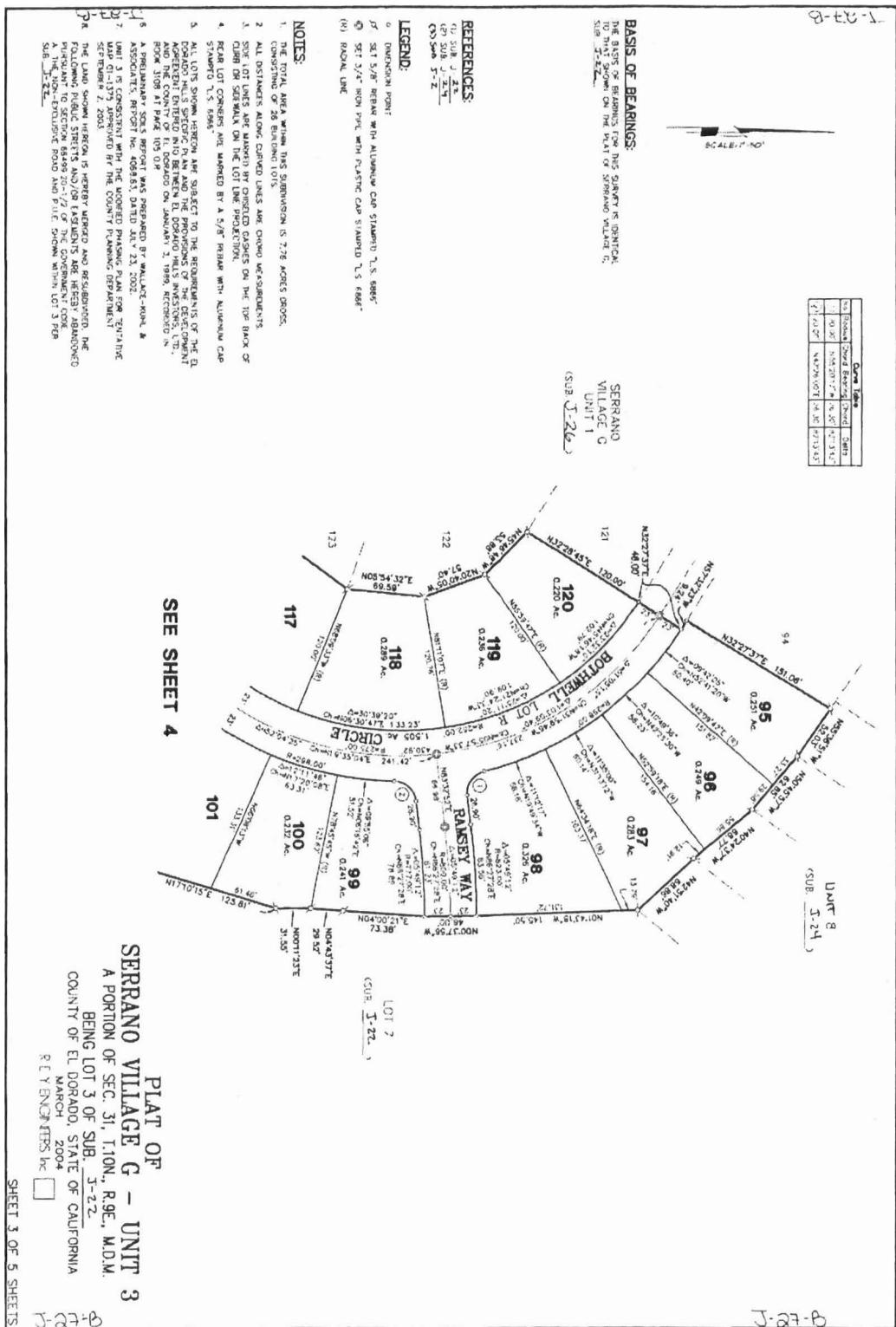
PLAT OF
SERRANO VILLAGE G – UNIT 2
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 2 OF SUB. J-2-2
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2, 2004
REYER ENGINEERS, INC. ✓

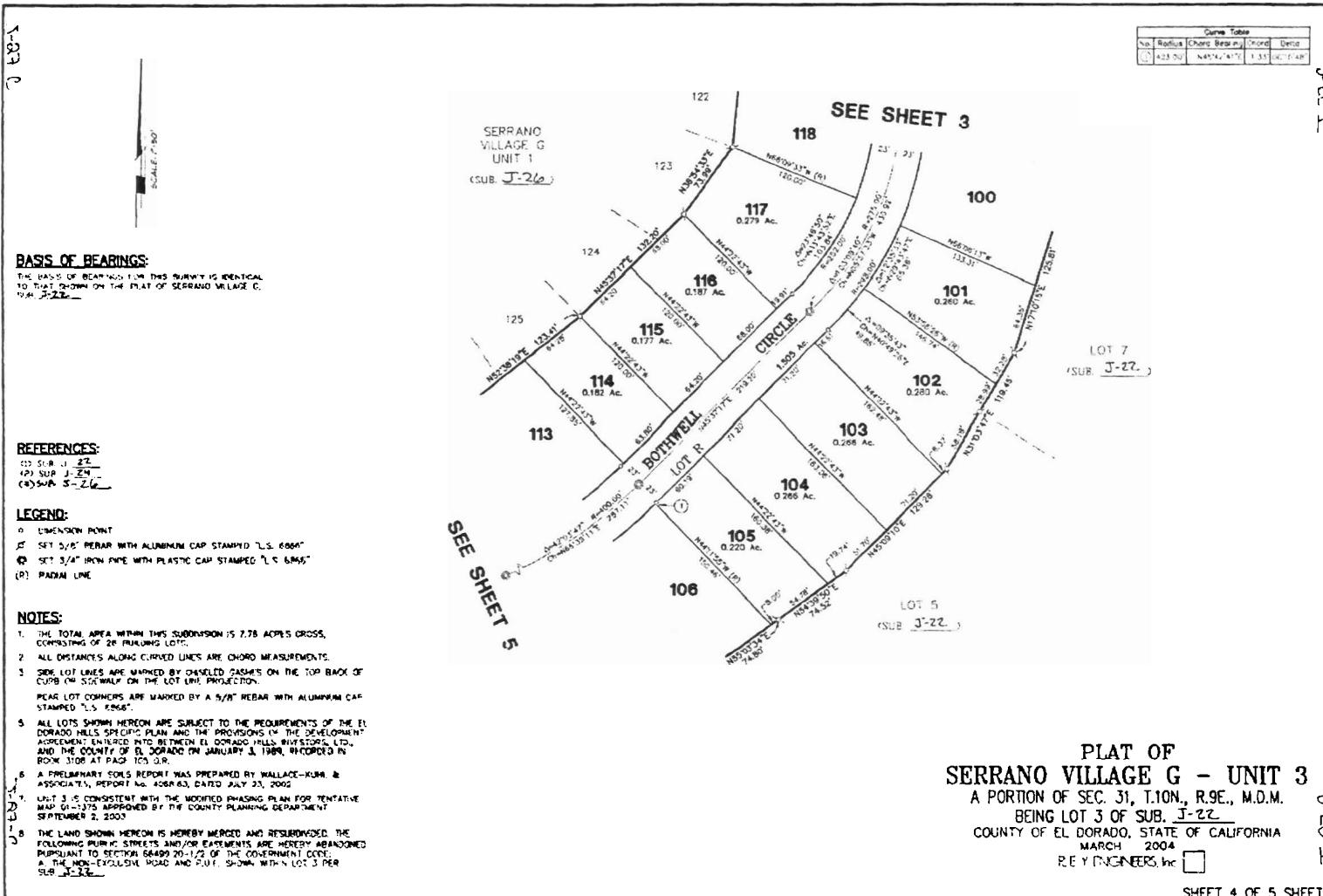
SHEET 4 OF 5 SHEETS

5-ABC

PLAT OF
SERRANO VILLAGE G - UNIT 3
 A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
 BEING LOT 3 OF SUB.
 COUNTY OF EL DORADO, STATE OF CALIFORNIA
 MARCH 2004
 REY ENGINEERS Inc







BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SLYME AND VILLAGE S.
SUL. J. T. L.

G-78-1-

4: E: 1°~30°

SERRANO
VILLAGE 6
UNIT 1

卷之三

SEE SHE

J-23-D

LEGEND:

NOTES.

4. **STRAIGHT LOT CARRIERS** ARE MARKED BY A 5'x8' REBAR WITH ALUMINUM CAP
STRAIGHT LOTS, 8'x8'.

5. **ALL LOTS SHOW NERWON AER. SUBJECT TO THE REQUIREMENTS OF THE D.
DORLAND HILLS SITE PLAN AND THE PROVISIONS OF THE ENCROACH-
MENT AGREEMENT BETWEEN D. DORLAND HILLS, INC. AND NERWON, LTD.**
THE COTTON FIELD IS OWNED BY NERWON, LTD. AND IS LOCATED ON COTTONFIELD A. 1985 (S. 100).

6. **A PERMANENT S. 100 PROPERTY LINE IS ESTABLISHED BY NERWON - 80'0" &
ASSOCIATES, PERMIT NO. 40483, DATED JULY 25, 2005.**

7. **UNIT 15 IS CONSISTENT WITH THE MOVEDY PLATINUM PLAN (P. 20 TENTATIVE
MAP 01-175) APPROVED BY THE COUNTY PLANNING COMMISSION
SEPTEMBER 2, 2003.**

8. **THE LAND OWNED BY NERWON IS HEREBY MERGED AND PUBLISHMENT. THE
FOLLOWING PUBLIC STREETS AND/OR DOCUMENTS ARE HEREBY AMENDED
PURSUANT TO SECTION 201-7.7 OF THE GOVERNMENT CODE
A. THE NERWON EXCLUSIVE ROAD AND NERWON SHOWS WITHIN LOT 3 PER
S. 100.**

**PLAT OF
SERRANO VILLAGE G - UNIT 3
A PORTION OF SEC. 31, T.10N., R.9E. M.D.M.
BEING LOT 3 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2004
RE Y ENGEES, Inc.**

SHEET 5 OF 5 SHEETS

**PLAT OF
SERRANO VILLAGE G - UNIT 4**

A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.

BEING LOT 4 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SEPTEMBER 2004

R.E.Y. ENGINEERS, Inc.

OWNER'S STATEMENT:

THE UNDERSIGNED, OWNER OF RECORD TITLE INTEREST, HEREBY CONSENTS TO THE PREPARATION AND FILING OF THIS FINAL MAP, AND HEREBY MAKES AN IRREVOCABLE AGREEMENT OF RECORD, THAT THE LAND OWNED BY HIM OR HER IN THE PROPERTY SHOWN HEREON AS LOT R, SAID OFFER IS SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND THE COUNTY OF EL DORADO DATED 12-13-01, WHICH RECORD IS RECORDED AT DOCUMENT NO. 0075303, D.R. 12, IN THE OFFICES OF THE RECORDED RECORDED BY REFERENCE IN THIS OWNER'S STATEMENT AS IF SET FORTH IN FULL.

THE UNDERSIGNED OWNER HEREBY RESERVES, AND SHALL FURTHER RESERVE THROUGH ANY CONVEYANCE OF TITLE HEREINAFTER GRANTED, THE RIGHT TO CONVEY EASEMENTS FOR ROAD AND DRIVES PURSUANT OVER AND ACROSS THE COMMON AREAS, LOT R, SHOWN HEREON SUBJECT TO ANY RIGHTS OF THE COUNTY OF EL DORADO IN THE EVENT THE COUNTY SHOULD ADOPT THE LIMITS REFERRED TO HEREIN.

THE UNDERSIGNED OWNER ALSO HEREBY OFFERS TO THE COUNTY OF EL DORADO, ON BEHALF OF THE PUBLIC, THE FOLLOWING EASEMENTS FOR THOSE CERTAIN COMPANIES AND PUBLIC ENTITIES WHICH WILL PROVIDE SERVICES TO THE PROPERTY:

- A. PUBLIC UTILITIES EASEMENTS FOR UNDERGROUND WIRES, CONDUITS AND PIPELINES AND FOR THE CONSTRUCTION, MAINTENANCE AND REPAIR OF POWER LINES, TREES AND BRUSH THEREFROM OVER, UNDER AND ACROSS THE COMMON AREAS, LOT R, THE FRONT FIFTEEN (15.00) FEET OF EACH LOT SHOWN HEREON AND THE FIVE (5.00) FEET ON BOTH SIDES OF ALL SIDE LOT LINES EXTENDING FROM THE STREET RIGHT-OF-WAY SHOWN HEREON ALONG SAID SIDE LOT LINES A DISTANCE OF FIFTY (50.00) FEET.
- B. RIGHTS OF ACCESS OVER AND ACROSS ANY PORTION OF THE LOTS, COMMON AREAS AND LOT R FOR THE PURPOSE OF INSPECTING, MAINTAINING OR REPLACING ON SITE FACILITIES.
- C. SLOPE EASEMENTS, FIFTEEN (15.00) FEET IN WIDTH CONTOINUOUS TO ALL STREETS OR FIVE (5.00) FEET BEYOND THE TOP OF CUT OR TOP OF FILL, WHICHEVER IS LARGER, FOR ROAD AND SLOPE MAINTENANCE PURPOSES.
- D. EASEMENTS FOR DRAINAGE AND APPURTENANT DRAINAGE STRUCTURES AND PIPES WHICH EXIST WITHIN THE SUBDIVISION, SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND EL DORADO COUNTY DATED 12-13-01, RECORDED AT DOCUMENT NO. 0075303, D.R. 12, INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IF SET FORTH IN FULL.
- E. POSTAL EASEMENTS FIVE (5) FEET ADJACENT TO ALL STREET RIGHT-OF-WAYS.
- F. EASEMENTS FOR INSTALLATION AND MAINTENANCE OF SEWER PIPES TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS THE STRIP OF LAND SHOWN HEREON AND DESIGNATED AS "SEWER EASEMENT."
- G. A PEDESTRIAN EASEMENT OVER THE STRIP OF LAND SHOWN HEREON AND DESIGNATED "PEDESTRIAN EASEMENT".

EXCEPT AS SET FORTH ABOVE, ALL OFFERS MADE ARE IRREVOCABLE AND SHALL REMAIN IN PERPETUITY DESPITE A REJECTION OF SUCH OFFER BY THE APPLICABLE ENTITY.

CENTEX HOMES
A NEVADA GENERAL PARTNERSHIP

BY: CENTEX REAL ESTATE CORPORATION
A NEVADA CORPORATION
MANAGING MEMBER

BY: *Steve J.*
TITLE: Land Development Manager

SERRANO ASSOCIATES, LLC
A DELAWARE LIMITED LIABILITY COMPANY

BY: PARKER DEVELOPMENT COMPANY
A CALIFORNIA CORPORATION
MANAGING MEMBER

BY: *John C.*
TITLE: President

TENTATIVE MAP #TM-1375, APPROVED 12-13-01

NOTARY ACKNOWLEDGMENT:

STATE OF California : ss
COUNTY OF Placer : ss
ON 8-15-04 BEFORE ME, Tenafour A. Jumans, personally
APPEARED Steven C. Parker, personally
KNOWN TO ME ON SIGHT TO BE ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT BY HIS SIGNATURE HE INTENDED THE SAME TO BE A ACT OF THE PERSON, OR THE ENTITY, UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL
SIGNATURE: Tenafour A. Jumans
PRINCIPAL PLACE OF BUSINESS: COUNTY OF Placer
MY COMMISSION EXPIRES: JULY 24, 2007

NOTARY ACKNOWLEDGMENT:

STATE OF California : ss
COUNTY OF El Dorado : ss
ON 8-16-04 BEFORE ME, Florence Tanner, Notary Public, personally
APPEARED William R. Parker, personally
KNOWN TO ME ON SIGHT TO BE ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY AND THAT BY HIS SIGNATURE HE INTENDED THE SAME TO BE A ACT OF THE PERSON, OR THE ENTITY, UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL
SIGNATURE: Florence Tanner
PRINCIPAL PLACE OF BUSINESS: COUNTY OF El Dorado
MY COMMISSION EXPIRES: JUNE 18, 2006

COUNTY ENGINEER'S STATEMENT:

I, WARREN R. PESSES, HEREBY STATE THAT ALL THE REQUIRED CONSTRUCTION PLANS AND SPECIFICATIONS WERE APPROVED AND THAT THE SUBDIVISION HAS EXECUTED THE NECESSARY AGREEMENTS AND SUBMITTED THE REQUIRED SECURITY TO SECURE COMPLETION OF THE REQUIRED IMPROVEMENTS FOR THIS SUBDIVISION.

Warren R. Pesses DATE: 8-23-04
WARREN R. PESSES, RCE 27237
COUNTY ENGINEER
DEPARTMENT OF TRANSPORTATION
COUNTY OF EL DORADO, CALIFORNIA
PEG EXP DATE:



COUNTY TAX COLLECTOR'S STATEMENT:

I, CL. RAPPETTY, HEREBY STATE THAT, ACCORDING TO THE RECORDS OF THIS OFFICE, THERE ARE NO LIENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE, PROVIDED THAT THE FINAL MAP IS ACCEPTED FOR RECORD AND FILED PRIOR TO THE NEXT SUCCEEDING LIEN DATE.

C. L. Rappetty DATE: 9-7-04
CL. RAPPETTY
TAX COLLECTOR
COUNTY OF EL DORADO, CALIFORNIA

BY: *John C.*
DEPUTY

PREVIOUS ASSESSOR'S PARCEL NO.: POR 114-490-13 Existing APN 114-800-01

PLANNING DIRECTOR'S STATEMENT:

PETER H. MANNER, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON DECEMBER 11, 2001, BY THE BOARD OF SUPERVISORS AND ANY APPROVED ALTERATIONS THEREOF, AND THAT ALL CONDITIONS IMPOSED UPON SAD APPROVALS HAVE BEEN SATISFIED.

DATE: 8-25-04

Peter H. Manner
PETER H. MANNER
INTERIM PLANNING DIRECTOR
COUNTY OF EL DORADO, CALIFORNIA

COUNTY SURVEYOR'S STATEMENT:

I HAVE EXAMINED THE MAP THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS APPROVED ON THE TENTATIVE MAP, LOCATED, AND APPROVED ALTERATIONS THEREOF, AND PROVISIONS OF CHAPTER 20 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 THAT THE MAP IS TECHNICALLY CORRECT.

Daniel Russell DATE: 9-7-04
DANIEL S. RUSSELL L.S. 5017
LICENSE EXPIRES 12-31-05
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA

Richard L. Briner DATE: 9-7-04
RICHARD L. BRINER L.S. 5084
LICENSE EXPIRES: 06-30-07
DEPUTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA



BOARD CLERK'S STATEMENT:

I, *Cindy Keck*, HEREBY STATE THAT THE BOARD OF SUPERVISORS BY ORDER ON 8-14-04 ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION AND ACCEPT ON BEHALF OF THOSE PUBLIC ENTITIES WHICH WILL PROVIDE SERVICES, SUBJECT TO THE REQUIREMENT OF CONSTRUCTION STANDARDS, THE SUBDIVISION HEREON AND AS OFFERED FOR DEDICATION EXCEPT DRAINAGE EASEMENTS AND LOT R WHICH ARE HEREBY REJECTED, AND DID ALSO ABANDON THE EASEMENTS REFERENCED IN THE NOTES.

Cindy Keck DATE: 9-14-04
CINDY KECK
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF EL DORADO, CALIFORNIA



RECORDER'S STATEMENT:

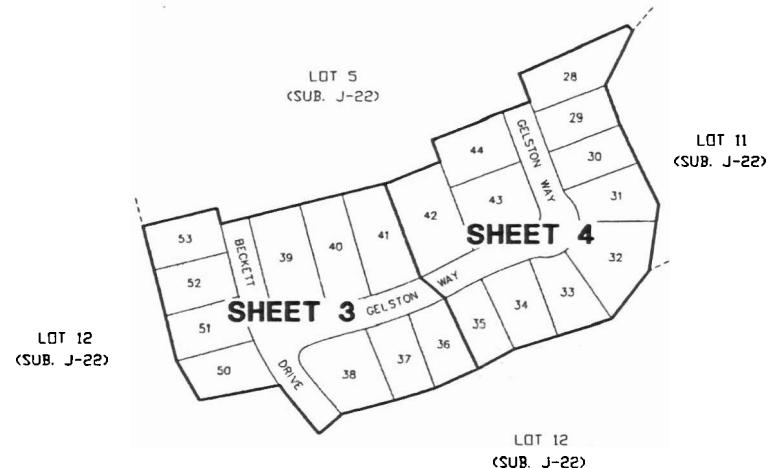
FILED THIS 17 DAY OF September, 2004 AT 12:46:17 IN
BOOK 1 OF MAPS, AT PAGE 41, DOCUMENT NO. 2004-25323, AT
THE REQUEST OF SERRANO ASSOCIATES, LLC, AND CENTEX HOMES, TITLE TO THE LAND
INCLUDED IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. SG-1372-1090
PREPARED BY PLACER TITLE COMPANY AND IS ON FILE IN THIS OFFICE.

William E. Schultz
WILLIAM E. SCHULTZ
COUNTY RECORDER, CLERK
COUNTY OF EL DORADO, CALIFORNIA

BY *Linda Pinelli*
DEPUTY

SHEET 1 OF 4 SHEETS

PLAT OF
SERRANO VILLAGE G - UNIT 4
 A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
 BEING LOT 4 OF SUB. J-22
 COUNTY OF EL DORADO, STATE OF CALIFORNIA
 SEPTEMBER 2004
 R E Y ENGINEERS, Inc.



SHEET INDEX
NO SCALE



SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION, THE SURVEY IS TRUE AND COMPLETE, AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF SERRANO ASSOCIATES, LLC. AND CENTEX HOMES IN SEPTEMBER, 2003. I HEREBY STATE THAT THE LOTS AND MONUMENTS SHOWN ON THIS MAP ARE THE APPROVED TENTATIVE MAP AND THAT THE MONUMENTS WILL BE OF THE CHARACTER AND WILL OCCUPY THE POSITIONS INDICATED AND WILL BE SET BY JANUARY, 2005 AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

[Signature]
 BRIAN TRONNETT, LS #5866
 DATE: 7/20/04



SHEET 2 OF 4 SHEETS

J-41-A

J-41-A

J-41-A

8-41-8

8-14-1

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G. SUB. J-22.

SCALE: 1'-50'

REFERENCES:

(1) SUB. J-22

卷之三

o DIMENS

SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "U.S. 6865"
SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "U.S. 6865"
(R) RADIAL LINE

Notes

1. ALL DISTANCES ALONG LUMBER LINES ARE UNROD MEASUREMENTS.
2. SIDE LOT LINES ARE MARKED BY CHEESEHEAD GASHES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
3. REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6888".

8. THE LAND SHOWN HERON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS OR EASMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 68-69 20-1/2 OF THE GOVERNMENT CODE.
A. THE NON-EXCLUSIVE ROAD AND PUE. SHOWN WITHIN LOT 4 PER SUB. J-22.

**PLAT OF
SERRANO VILLAGE G - UNIT 4**
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BING LOT 4 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SEPTEMBER 2004
R.E. ENGINEERS, Inc.

SHEET 3 OF 4 SHEETS



(SUB. J-22)

| Line | Order | Customer | Product | Quantity | Unit | Unit Price | Amount |
|------|-------|-------------|-----------|----------|------|------------|--------|
| 1 | 1 | Customer 1 | Product A | 10 | Unit | 100 | 1000 |
| 2 | 2 | Customer 1 | Product B | 20 | Unit | 50 | 1000 |
| 3 | 3 | Customer 2 | Product A | 15 | Unit | 100 | 1500 |
| 4 | 4 | Customer 2 | Product B | 25 | Unit | 50 | 1250 |
| 5 | 5 | Customer 3 | Product A | 20 | Unit | 100 | 2000 |
| 6 | 6 | Customer 3 | Product B | 30 | Unit | 50 | 1500 |
| 7 | 7 | Customer 4 | Product A | 10 | Unit | 100 | 1000 |
| 8 | 8 | Customer 4 | Product B | 20 | Unit | 50 | 1000 |
| 9 | 9 | Customer 5 | Product A | 10 | Unit | 100 | 1000 |
| 10 | 10 | Customer 5 | Product B | 20 | Unit | 50 | 1000 |
| 11 | 11 | Customer 6 | Product A | 10 | Unit | 100 | 1000 |
| 12 | 12 | Customer 6 | Product B | 20 | Unit | 50 | 1000 |
| 13 | 13 | Customer 7 | Product A | 10 | Unit | 100 | 1000 |
| 14 | 14 | Customer 7 | Product B | 20 | Unit | 50 | 1000 |
| 15 | 15 | Customer 8 | Product A | 10 | Unit | 100 | 1000 |
| 16 | 16 | Customer 8 | Product B | 20 | Unit | 50 | 1000 |
| 17 | 17 | Customer 9 | Product A | 10 | Unit | 100 | 1000 |
| 18 | 18 | Customer 9 | Product B | 20 | Unit | 50 | 1000 |
| 19 | 19 | Customer 10 | Product A | 10 | Unit | 100 | 1000 |
| 20 | 20 | Customer 10 | Product B | 20 | Unit | 50 | 1000 |
| 21 | 21 | Customer 11 | Product A | 10 | Unit | 100 | 1000 |
| 22 | 22 | Customer 11 | Product B | 20 | Unit | 50 | 1000 |
| 23 | 23 | Customer 12 | Product A | 10 | Unit | 100 | 1000 |
| 24 | 24 | Customer 12 | Product B | 20 | Unit | 50 | 1000 |
| 25 | 25 | Customer 13 | Product A | 10 | Unit | 100 | 1000 |
| 26 | 26 | Customer 13 | Product B | 20 | Unit | 50 | 1000 |
| 27 | 27 | Customer 14 | Product A | 10 | Unit | 100 | 1000 |
| 28 | 28 | Customer 14 | Product B | 20 | Unit | 50 | 1000 |
| 29 | 29 | Customer 15 | Product A | 10 | Unit | 100 | 1000 |
| 30 | 30 | Customer 15 | Product B | 20 | Unit | 50 | 1000 |
| 31 | 31 | Customer 16 | Product A | 10 | Unit | 100 | 1000 |
| 32 | 32 | Customer 16 | Product B | 20 | Unit | 50 | 1000 |
| 33 | 33 | Customer 17 | Product A | 10 | Unit | 100 | 1000 |
| 34 | 34 | Customer 17 | Product B | 20 | Unit | 50 | 1000 |
| 35 | 35 | Customer 18 | Product A | 10 | Unit | 100 | 1000 |
| 36 | 36 | Customer 18 | Product B | 20 | Unit | 50 | 1000 |
| 37 | 37 | Customer 19 | Product A | 10 | Unit | 100 | 1000 |
| 38 | 38 | Customer 19 | Product B | 20 | Unit | 50 | 1000 |
| 39 | 39 | Customer 20 | Product A | 10 | Unit | 100 | 1000 |
| 40 | 40 | Customer 20 | Product B | 20 | Unit | 50 | 1000 |
| 41 | 41 | Customer 21 | Product A | 10 | Unit | 100 | 1000 |
| 42 | 42 | Customer 21 | Product B | 20 | Unit | 50 | 1000 |
| 43 | 43 | Customer 22 | Product A | 10 | Unit | 100 | 1000 |
| 44 | 44 | Customer 22 | Product B | 20 | Unit | 50 | 1000 |
| 45 | 45 | Customer 23 | Product A | 10 | Unit | 100 | 1000 |
| 46 | 46 | Customer 23 | Product B | 20 | Unit | 50 | 1000 |
| 47 | 47 | Customer 24 | Product A | 10 | Unit | 100 | 1000 |
| 48 | 48 | Customer 24 | Product B | 20 | Unit | 50 | 1000 |
| 49 | 49 | Customer 25 | Product A | 10 | Unit | 100 | 1000 |
| 50 | 50 | Customer 25 | Product B | 20 | Unit | 50 | 1000 |
| 51 | 51 | Customer 26 | Product A | 10 | Unit | 100 | 1000 |
| 52 | 52 | Customer 26 | Product B | 20 | Unit | 50 | 1000 |
| 53 | 53 | Customer 27 | Product A | 10 | Unit | 100 | 1000 |
| 54 | 54 | Customer 27 | Product B | 20 | Unit | 50 | 1000 |
| 55 | 55 | Customer 28 | Product A | 10 | Unit | 100 | 1000 |
| 56 | 56 | Customer 28 | Product B | 20 | Unit | 50 | 1000 |
| 57 | 57 | Customer 29 | Product A | 10 | Unit | 100 | 1000 |
| 58 | 58 | Customer 29 | Product B | 20 | Unit | 50 | 1000 |
| 59 | 59 | Customer 30 | Product A | 10 | Unit | 100 | 1000 |
| 60 | 60 | Customer 30 | Product B | 20 | Unit | 50 | 1000 |
| 61 | 61 | Customer 31 | Product A | 10 | Unit | 100 | 1000 |
| 62 | 62 | Customer 31 | Product B | 20 | Unit | 50 | 1000 |
| 63 | 63 | Customer 32 | Product A | 10 | Unit | 100 | 1000 |
| 64 | 64 | Customer 32 | Product B | 20 | Unit | 50 | 1000 |
| 65 | 65 | Customer 33 | Product A | 10 | Unit | 100 | 1000 |
| 66 | 66 | Customer 33 | Product B | 20 | Unit | 50 | 1000 |
| 67 | 67 | Customer 34 | Product A | 10 | Unit | 100 | 1000 |
| 68 | 68 | Customer 34 | Product B | 20 | Unit | 50 | 1000 |
| 69 | 69 | Customer 35 | Product A | 10 | Unit | 100 | 1000 |
| 70 | 70 | Customer 35 | Product B | 20 | Unit | 50 | 1000 |
| 71 | 71 | Customer 36 | Product A | 10 | Unit | 100 | 1000 |
| 72 | 72 | Customer 36 | Product B | 20 | Unit | 50 | 1000 |
| 73 | 73 | Customer 37 | Product A | 10 | Unit | 100 | 1000 |
| 74 | 74 | Customer 37 | Product B | 20 | Unit | 50 | 1000 |
| 75 | 75 | Customer 38 | Product A | 10 | Unit | 100 | 1000 |
| 76 | 76 | Customer 38 | Product B | 20 | Unit | 50 | 1000 |
| 77 | 77 | Customer 39 | Product A | 10 | Unit | 100 | 1000 |
| 78 | 78 | Customer 39 | Product B | 20 | Unit | 50 | 1000 |
| 79 | 79 | Customer 40 | Product A | 10 | Unit | 100 | 1000 |
| 80 | 80 | Customer 40 | Product B | 20 | Unit | 50 | 1000 |
| 81 | 81 | Customer 41 | Product A | 10 | Unit | 100 | 1000 |
| 82 | 82 | Customer 41 | Product B | 20 | Unit | 50 | 1000 |
| 83 | 83 | Customer 42 | Product A | 10 | Unit | 100 | 1000 |
| 84 | 84 | Customer 42 | Product B | 20 | Unit | 50 | 1000 |
| 85 | 85 | Customer 43 | Product A | 10 | Unit | 100 | 1000 |
| 86 | 86 | Customer 43 | Product B | 20 | Unit | 50 | 1000 |
| 87 | 87 | Customer 44 | Product A | 10 | Unit | 100 | 1000 |
| 88 | 88 | Customer 44 | Product B | 20 | Unit | 50 | 1000 |
| 89 | 89 | Customer 45 | Product A | 10 | Unit | 100 | 1000 |
| 90 | 90 | Customer 45 | Product B | 20 | Unit | 50 | 1000 |
| 91 | 91 | Customer 46 | Product A | 10 | Unit | 100 | 1000 |
| 92 | 92 | Customer 46 | Product B | 20 | Unit | 50 | 1000 |
| 93 | 93 | Customer 47 | Product A | 10 | Unit | 100 | 1000 |
| 94 | 94 | Customer 47 | Product B | 20 | Unit | 50 | 1000 |
| 95 | 95 | Customer 48 | Product A | 10 | Unit | 100 | 1000 |
| 96 | 96 | Customer 48 | Product B | 20 | Unit | 50 | 1000 |
| 97 | 97 | Customer 49 | Product A | 10 | Unit | 100 | 1000 |
| 98 | 98 | Customer 49 | Product B | 20 | Unit | 50 | 1000 |
| 99 | 99 | Customer 50 | Product A | 10 | Unit | 100 | 1000 |
| 100 | 100 | Customer 50 | Product B | 20 | Unit | 50 | 1000 |

J-41 B

T-41-C

SCALE: 1" = 50'

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE C.
SUB. J-22.

REFERENCES:

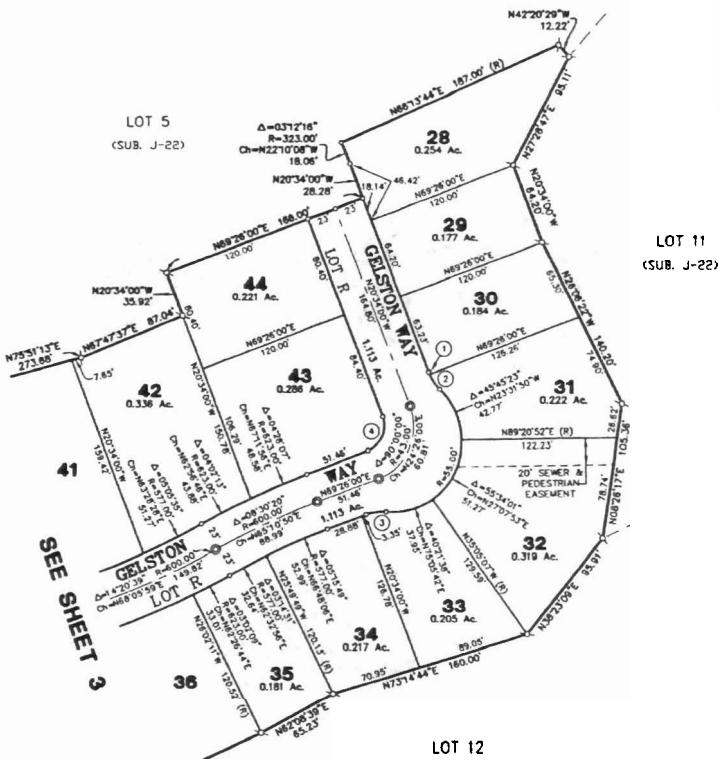
(1) SUB. J-22

LEGEND:

- DIMENSION POINT
- SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 8866"
- SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 8866"
- (R) RADIAL LINE

NOTES:

1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 8.07 ACRES GROSS. CONSISTING OF 21 BUILDING LOTS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SIDE LOT LINES ARE MARKED BY CHISELED GASHES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6865".
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPECIAL PLAN AND THE PROVISIONS OF THE DEVELOPMENT AGREEMENT ENTITLED BETWEEN EL DORADO HILLS INVESTORS, LTD., AND THE COUNTY OF EL DORADO ON JUNE 3, 1988, RECORDED IN BOOK 3108 AT PAGE 105 OF THE RECORDS.
6. A PRELIMINARY SOIL REPORT WAS PREPARED BY WALLACE-KUM, & ASSOCIATES, REPORT NO. 406883, DATED JULY 23, 2002.
7. UNIT 4 IS CONSISTENT WITH THE MODIFIED PHASING PLAN FOR TENTATIVE MAP 01-1325 APPROVED BY THE COUNTY PLANNING DEPARTMENT SEPTEMBER 2, 2003.
8. THE LAND SHOWN HEREON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS AND/OR EASEMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 65499.20-1/2 OF THE GOVERNMENT CODE. A. THE NON-EXCLUSIVE ROAD AND P.U.E. SHOWN WITHIN LOT 4 PER SUB. J-22.



| Curve Table | | | | |
|-------------|--------|--------|--------------|---------|
| No. | Radius | Chord | Bearing | Chord |
| ① | 35.00' | 1.77' | N22°01'08" W | 0.254' |
| ② | 35.00' | 13.92' | N34°56'24" W | 2.256' |
| ③ | 35.00' | 15.85' | N82°21'15" E | 25.303' |
| ④ | 20.00' | 38.28' | N74°26'00" E | 90.000' |

PLAT OF
SERRANO VILLAGE G - UNIT 4
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 4 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SEPTEMBER 2004
RECEIVED CALIFORNIA
DEPARTMENT OF LAND
SURVEYING

SHEET 4 OF 4 SHEETS

J. 41. C

T-41-5

J-42 A

PLAT OF
SERRANO VILLAGE G - UNIT 5
A PORTION OF SEC. 31, T.10N, R.9E., M.D.M.

BEING LOT 5 OF SUB J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SEPTEMBER 2004

REY ENGINEERS, INC.

SERRANO
VILLAGE G
(SUB. J-27)

LOT 7
(SUB. J-22)

LOT 6
(SUB. J-22)

SHEET 4

DRIVE

26

25

24

65

66

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J-42-C J-42-C

BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G.
SUB. J-22



REFERENCES:
(1) SUB J-22
(2) SUB J-22
(3) SUB J-41

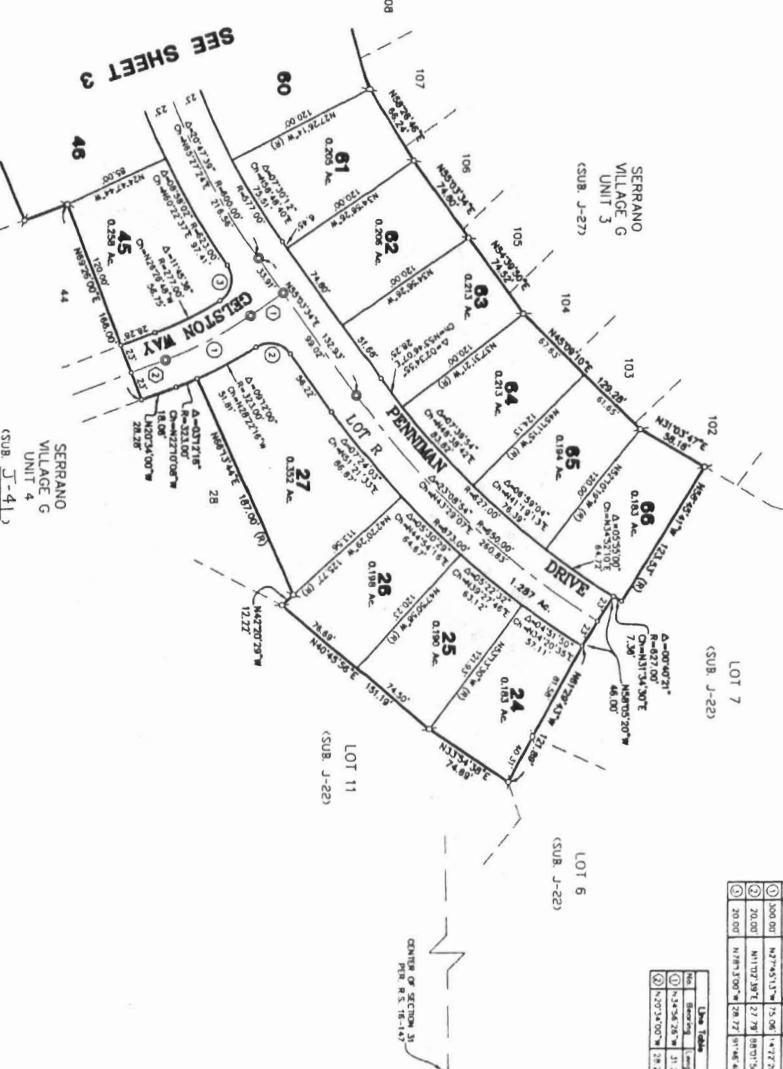
LEGEND:

- DIMENSION POINT
- SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "U.S. 6868"
- SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "U.S. 6868"
- (P) RADIAL LINE

NOTES:

1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 5.98 ACRES GROSS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SOME LOT LINES ARE MARKED BY COKED GASES ON THE TOP BACK OF SURF OR SIDEWALL ON THE LOT LINE PROJECTION.
4. REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED "U.S. 6868".
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO U.S. SPOT FLOOR PLAN AND THE PROVISIONS OF THE DEVELOPMENT AGREEMENT BETWEEN THE CIVIL ENGINEERS AND THE COUNTY OF EL DORADO ON JANUARY 1, 1984, RECORDED IN BOOK 2168 AT PAGE 105, O.R.
6. A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE-KIRK & ASSOCIATES, REPORT NO. ADRR 83, DATED JULY 23, 2002.
7. UNIT IS CONSISTENT WITH THE MODIFIED PHASING PLAN FOR TENTATIVE MAP OF 1-175 APPROVED BY THE COUNTY PLANNING DEPARTMENT SEPTEMBER 2, 2003.
8. THE LAND SHOWN HEREON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS AND/OR EASEMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 659 OF THE GOVERNMENT CODE.
9. THE PUBLIC ROADS AND EASEMENTS SHOWN WITHIN LOT 3, PER SUB. J-22.

SEE SHEET 3



J-45 A

J-45 A

BASIS OF BEARINGS:
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G.

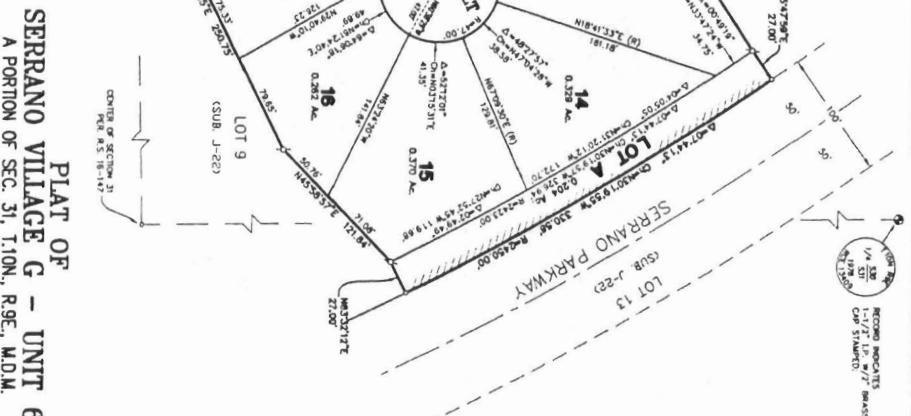
SUB. J-22.

SCALE: 1"=90'



| Line | Line Total |
|---------------------------------|------------|
| 1-17' LP w/7' MASS CAP STAMPED: | 1.63 |

RECORD INDICATES
1-17' LP w/7' MASS
CAP STAMPED:
127M LINE



PLAT OF
SERRANO VILLAGE G - UNIT 6
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.

BEING LOT 6 OF SUB. J-22
COUNTY OF EL DORADO, STATE OF CALIFORNIA

DECEMBER 2004

REY ENGINEERS, Inc.

SHEET 2 OF 2 SHEETS

NOTES:

1. THE TOTAL AREA WITHIN THIS SUBMISSION IS 4.83 ACRES GROSS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SOLE LOT LINES ARE MARKED BY CHEMLED GASKES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. REBAR".
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPACIAL PLAN AND THE PROMISES OF THE DEVELOPMENT AGREEMENT BETWEEN THE EL DORADO HILLS METERS LTD. AND THE COUNTY OF EL DORADO ON JANUARY 1, 1994, RECORDED IN BOOK 3108 AT PAGE 105 O.R.
6. A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE-KIRK, INC. ASSOCIATES, REPORT NO. KOB-81, DATED JULY 23, 2002.
7. UNIT 6 IS CONSISTENT WITH THE MODIFIED PHASING PLAN FOR TENATIVE MAP 01-175 APPROVED BY THE COUNTY PLANNING DEPARTMENT DECEMBER 6, 2003.
8. THE LAND SHOWN HEREON IS HEREBY MERGED AND RESERVED THE FOLLOWING PUBLIC STREETS AND/OR EASEMENTS ARE HEREBY ABANDONED: AURUM DRIVE, SECTION LINE, SERRANO DRIVE, SERRANO HILLS, SERRANO HILLS EXPANSION ROAD AND PLAT. SHOWN WITHIN LOT 8 PER SUB. J-22.
9. LOT 6 AS SHOWN HEREON IS A UNIMSCAPE LOT AND SHALL BE OWNED AND MAINTAINED BY THE SERRANO MASTER OWNERS ASSOCIATION.

J-46 A

J-46 A

PLAT OF
SERRANO VILLAGE G - UNIT 7

A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.

BEING LOT 7 OF SUB. J-22

COUNTY OF EL DORADO, STATE OF CALIFORNIA

RE.Y. ENGINEERS, Inc.

RE.Y. ENGINEERS, Inc.

SERRANO
VILLAGE G
UNIT 8
(SUB. J-24)

DR.
2003-012684 DR.
SERRANO PARKWAY DR.
LOT 107
LOT 15
LOT 171
LOT 170

SHEET 3

LOT D

SERRANO
VILLAGE G
UNIT 3
(SUB. J-27)

97 74
98 72
99 73
100 70
101 69
102 68
67 66
23 22
8 9
11 12
13 15

RAMSEY
WAY
PENNIMAN
RAMSEY
PLACE

SERRANO
VILLAGE G
UNIT 6
(SUB. J-45)

SERRANO
VILLAGE G
UNIT 5
(SUB. J-42)

SHEET INDEX

SHEET 2 OF 5 SHEETS

SERRANO VILLAGE G
NO SCALE

SURVEYOR'S STATEMENT:

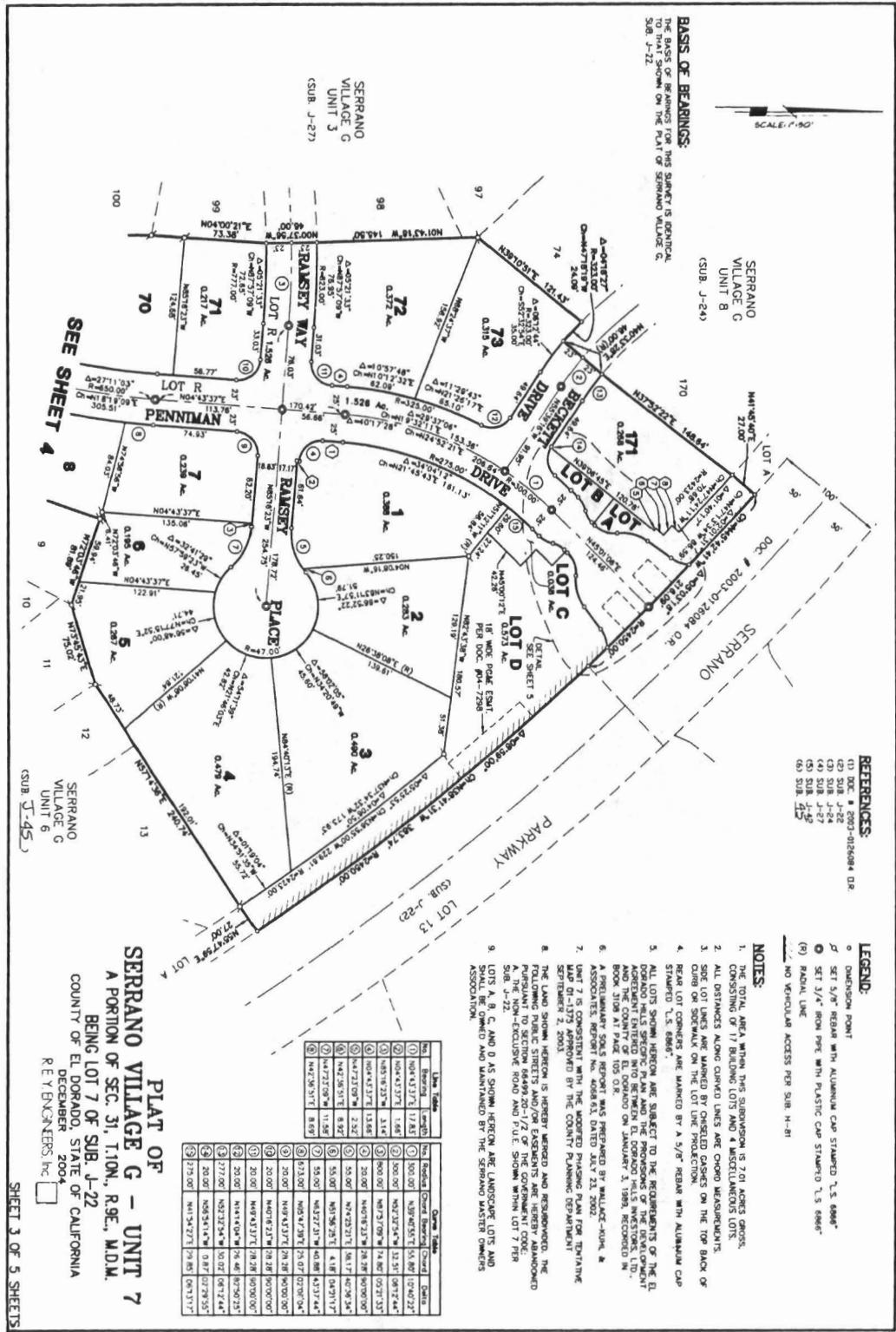
THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION. THE SURVEY IS TRUE AND COMPLETE AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENT OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF THE ASSOCIATION OF HOMEOWNERS. THE MONUMENTS SET OUT IN THIS MAP ARE APPROVED TO DATE THE MAP AND THAT THE MONUMENTS WILL BE OF THE CHARACTER AND WILL OCCUPY THE POSITION INDICATED AND WILL BE SET BY JANUARY, 2005 AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACKED.

Brian Thorne
BRIAN THORNE, LS. #8886
DATE: 10/10/04



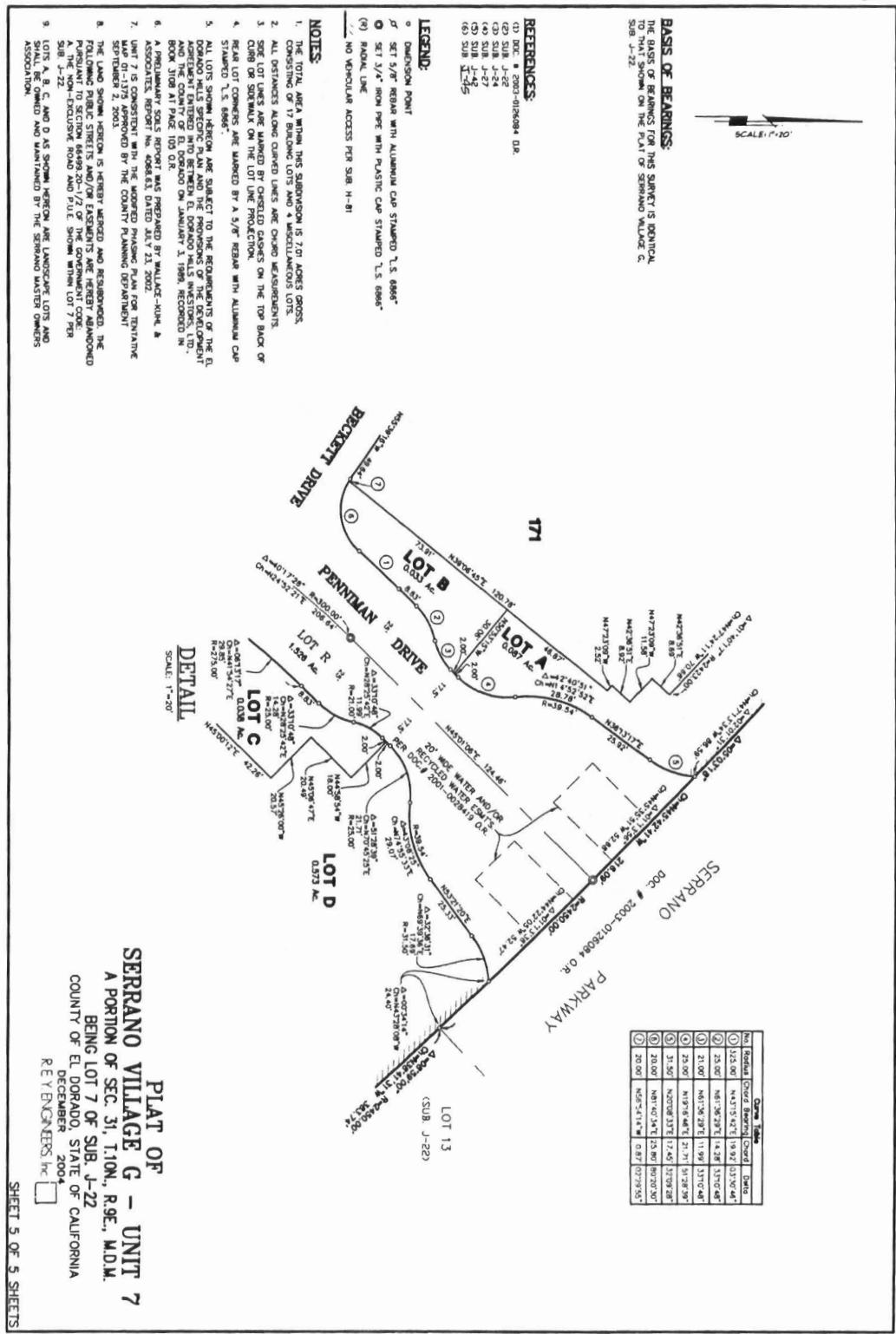
J 46 B

J 46 B



J-46-0

J-46-0



| No. | Reel No. | Chain Table | Drill Date |
|-----|----------|-------------|----------------|
| ① | 225,000 | N-37-5-27 | 18-92-01-08-48 |
| ② | 23,000 | N-37-5-27 | 14-38-01-09-48 |
| ③ | 21,000 | N-37-5-27 | 09-37-01-09-48 |
| ④ | 23,000 | N-37-6-27 | 21-71-51-28-59 |
| ⑤ | 31,500 | N-37-6-27 | 12-45-51-28-59 |
| ⑥ | 20,000 | N-37-6-27 | 25-00-51-28-59 |
| ⑦ | 20,000 | N-37-6-27 | 08-17-51-28-59 |

J 46 - 0

J 46 - 0

J-24B



BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS BEARING
SUB-J-23 ON THE PORT OF SOUTHERN CALIFORNIA
SUB-J-22.

SCALE: 1:500

REFERENCES:

- 1) EDC. # 095-0126084 DR.
- 2) SUB-J-23
- 3) SUB-J-22
- 4) SUB-J-22
- 5) SUB-J-22

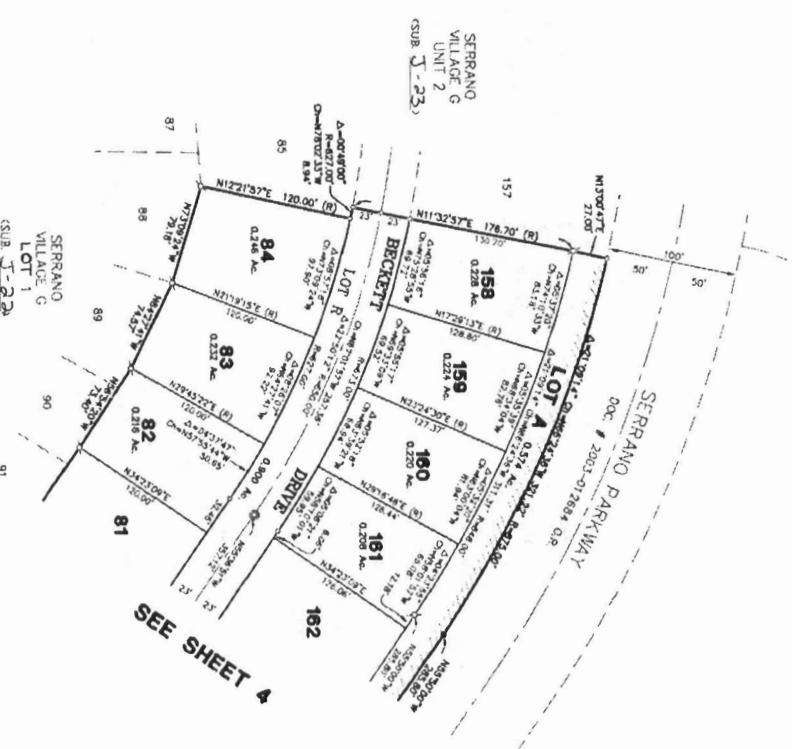
LEGEND:

- DIMENSION POINT
- SET 5/8" REEL W/ ALUMINUM CAP STAMPED "U.S. 6866"
- SET 3/4" WIRE PIPE W/ PLASTIC CAP STAMPED "U.S. 6866"
- RECORD 3/4" 3/4" CHORD MEASURED W/ PIPE STAMPED R.C.C. 20442-1993
- RECORD 3/4" 3/4" CHORD MEASURED W/ PIPE STAMPED R.C.C. 20442-1993
- (R) RADIAL LINE
- NO VEHICULAR ACCESS PER SUR. H-81 IN THIS MAP

NOTES:

1. THE TOTAL AREA WITHIN THIS SURVEY IS 14.22 ACRES GROSS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SITE LOT LINES ARE MARKED BY CHISELED GASHES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. PEAK LOT CORNERS ARE MARKED BY A 5/8" REEL W/ ALUMINUM CAP STAMPED "U.S. 6866".
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPECIAL PLAN AND THE PROVISIONS OF THE DEVELOPMENT AGREEMENT ENTERED INTO BETWEEN EL DORADO HILLS INVESTORS, LTD. AND THE COUNTY OF EL DORADO, RECORDED IN RECORD BOOK 100, PAGE 100, ON JUNE 1, 1998, RECORDED IN RECORD BOOK 100, PAGE 100, ON JULY 1, 1998.
6. ASSOCIATES REPORT NO. 00805, DATED JULY 23, 2002.
7. MAP B-1 IS CONSISTENT WITH THE MODIFIED PHASING PLAN FOR TENTATIVE MAP DT-179, APPROVED BY THE COUNTY PLANNING DEPARTMENT SEPTEMBER 2, 2002.
8. LOT A AS SHOWN HEREON IS A LANDSCAPE LOT AND SHALL BE OWNED AND MAINTAINED BY THE SERRANO MASTER OWNERS ASSOCIATION.

SEE SHEET 4



PLAT OF
SERRANO VILLAGE G - UNIT 8
A PORTION OF SEC. 31, T.10N., R.9E., M.D.M.
BEING LOT 8 OF SUB. J-23
COUNTY OF EL DORADO, STATE OF CALIFORNIA
MARCH 2004
REYENZKEPS INC.

SHEET 3 OF 5 SHEETS

J-24B

3-50 A

J-504

BASIS OF BEARINGS

THE BASIS OR BEARINGS FOR THIS SURVEY IS IDENTICAL
TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE G.
SUB. J-22.

SCALE, F-30'



SERRANO VILLAGE 6

३८३

REFERENCES

(2) 30K J-4

(3) PM 48-13

NOTES

NOTES

1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 30.3 ACRES, CONSISTING OF 8 BUILDING LOTS AND 2 WILDERNESS LOTS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SITE LINES ARE MARKED BY CROSSED CASES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. NEW LOT CORNERS ARE MARKED BY A 1/8" REEL WITH ALUMINUM CAP STAMPED "U.S. 6868".
5. ALL LOTS SHOWN AS IRREGULAR ARE SUBJECT TO THE REQUIREMENT OF THE BIRMINGHAM CITY PLANNING DEPARTMENT FOR AN AS-ENTERED PLAN TO BE TURNED IN TO BIRMINGHAM PLANS INVESTIGATORS, LTD. AND THE COUNTY OF EL PASO ON JANUARY 1, 1989. RECORDED IN BOOK 308 AT PAGE 105 OR.
6. A PRELIMINARY SLOPS REPORT WAS APPROVED BY BIRMINGHAM PLANS & ASSOCIATES, REPORT SLOPS-1, DATED JULY 21, 1988.
7. UNIT #1 IS APPROVED BY THE COUNTY PLANNING DEPARTMENT FOR 100-137 APPROX. APPROVED BY THE COUNTY PLANNING DEPARTMENT FOR 100-137 APPROX. APPROVED BY THE COUNTY PLANNING DEPARTMENT FOR 100-137 APPROX.
8. LOTS A AND B, SHOWN HEREON, ARE UNDIVIDED OWNERSHIP, SMALLER OWNERSHIP, OWNED AND MAINTAINED BY THE SOUTHERN MASTERS OWNERS ASSOCIATION.
9. THE FOLLOWING PUBLIC STREETS AND OTHER EASEMENTS ARE HEREBY CONDEMNED PURSUANT TO THE STATUTE 84-200-172 OF THE GOVERNMENT OF THE STATE OF TEXAS.
10. A PART PORTION OF THE NON-EXCLUSIVE ROAD AND LIME LANE, WITHIN PARCEL #1, PLAT #1, IS OWNED, OWNED AND MAINTAINED WITHIN LOT 10, ON THE PLAT OF SOUTHERN MASTERS C. (S.A. #14-22).
11. FOUND 5/8" REEL WITH ALUMINUM CAP STAMPED "U.S. 6868".
12. SET 3/4" SLOW PIPE WITH PLASTIC CAP STAMPED "U.S. 6868".
13. SET 3/4" SLOW PIPE WITH PLASTIC CAP STAMPED "U.S. 6868".
14. NO VEHICULAR ACCESS PER SUB. H-61 & THIS MAP

L01 11

PLAT OF
SERRANO VILLAGE G - UNIT 9

**A PORTION OF SEC. 31, T. 11 N., R. 9 E., M.D.M.
BEING PARCEL A OF P.M. 46-57
COUNTY OF EL DORADO, STATE OF CALIFORNIA**

JANUARY 2005

KETTLEBELL, INC.

SHEET 2 OF 3 SHEETS

J-50A

J-50 A

