

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:

ALL THAT PORTION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 12 NORTH, RANGE 18 EAST, M.D.B.&M. DESCRIBED AS FOLLOWS:

**BEGINNING AT THE SOUTHWEST CORNER OF THE PARCEL OF LAND HEREIN DESCRIBED, A 3/4 INCH CAPPED IRON PIPE ON THE SOUTHERLY BOUNDARY OF THE NORTHWEST QUARTER OF SAID SECTION 20, FROM WHICH THE WEST QUARTER CORNER OF SAID SECTION 20 BEARS NORTH 89 DEG 52' WEST 1149.15 FEET; THENCE LEAVING SAID POINT OF BEGINNING AND ALONG SAID SOUTHERLY BOUNDARY, SOUTH 89 DEG 52' EAST 153.48 FEET TO A 2 INCH CAPPED IRON PIPE AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 20; THENCE CONTINUING ALONG SAID SOUTHERLY BOUNDARY SOUTH 89 DEG 52' EAST 591.22 FEET TO A 3/4 INCH CAPPED IRON PIPE; THENCE LEAVING SAID SOUTHERLY BOUNDARY NORTH 910.91 FEET TO A 3/4 INCH CAPPED IRON PIPE; THENCE CONTINUING NORTH 30.21 FEET TO A POINT IN THE CENTERLINE OF THE FALLEN LEAF LAKE ROAD; THENCE ALONG SAID CENTERLINE, THE FOLLOWING COURSES AND DISTANCES: SOUTH 83 DEG 17' 30" WEST 78.70 FEET; THENCE SOUTH 85 DEG 46' 30" WEST 593.06 FEET; THENCE LEAVING SAID CENTERLINE SOUTH 353.75 FEET; THENCE WEST 75.00 FEET; THENCE SOUTH 532.76 FEET TO THE POINT OF BEGINNING. ACCORDING TO A SURVEY MADE IN JUNE 1960 UNDER THE DIRECTION OF ELMER J. KENT L.L.S. 1820.
A.P.N. 033-090-13-100**

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
County of El Dorado
Department of Transportation
Board of Supervisors
330 Fair Lane
Placerville, CA 95667
APN: 033-090-13
Project: Sawmill 2B Bike Path and
Erosion Control Project #95192

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY

GRANT OF ROADWAY EASEMENT

In confirmation of the existing prescriptive roadway easement over the below-described property and for a valuable consideration, receipt of which is hereby acknowledged, **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, does hereby grant to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, a road right of way easement, for all public purposes, over, under and across that certain real property situate in the unincorporated area of the County of El Dorado, State of California, described as:

See Exhibits "A" and "B" attached hereto and by reference is made a part hereof.

Subject to a right of entry by the STATE OF CALIFORNIA ("State") in the event that any essential term or condition of grant agreement CTA 11-014 for the acquisition of real property, No. 033-090-13 entered into between State, acting by and through the California Tahoe Conservancy and the County of El Dorado on March 15, 2012, is violated. Exercise of said right of entry shall be by State's recordation of a notice of the default of El Dorado County under said agreement, and shall have the effect of vesting full County of El Dorado title to the hereinabove described real property in State at the expiration of thirty (30) days from the recordation of said notice.

The right of entry created herein is subject to the provisions of California Civil Code Section 885.010 – 885.070, and shall be construed in according with said provisions (or successor statutes).

Dated: _____

Betty Ann Bianchi

Dated: _____

Robert W. Bianchi

(A Notary Public must acknowledge all signatures)

Exhibit 'A'

A portion of that certain real property described in Document 2009-0064092 of Official Records, on file in the office of the El Dorado County Recorder being a portion of the Northwest one-quarter of Section 20, Township 12 North, Range 18 East, M.D.M., El Dorado County, State of California, more particularly described as follows:

All that portion of said real property lying Northerly of the following line:

Beginning at a point on the westerly boundary of said parcel from which the Northwest corner of said Section 20 bears North 35°31'09" West 2,163.63 feet. Said point of beginning being the beginning of a non-tangent curve concave to the northwest having a radius of 825.00 feet, from which a radial line bears South 06°34'20" East; thence northeasterly along said curve, through a central angle of 00°01'16" a distance of 0.30 feet, said curve being subtended by a chord which bears North 83°25'03" East 0.30 feet; thence North 83°24'25" East 548.34 feet to the beginning of a curve concave to the northwest having a radius of 5,025.00 feet; thence northeasterly along said curve, through a central angle of 01°00'08" a distance of 87.90 feet, said curve being subtended by a chord which bears North 82°54'21" East 87.90 feet; thence North 82°24'17" East 35.71 feet to the easterly boundary of said parcel and the terminus of the herein described line from which point a three-quarter inch capped iron pipe bears South 01°12'30" East 9.52 feet, containing 17,196 square feet more or less.

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

-End of Description-

The purpose of this description is to describe that portion of said parcel for road purposes.

Note: The basis of bearings for this description is Grid North, California Coordinate System of 1983, Zone II, as defined in Chapter 611, Sections 8801-8819 of the State Resources Code. All distances are grid distances. To convert to ground distances, divide all distances by 0.999624.


Philip R. Mosbacher, P.L.S. 7189

3/25/11
Date

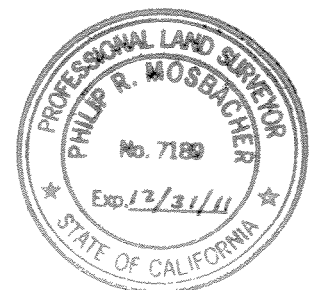
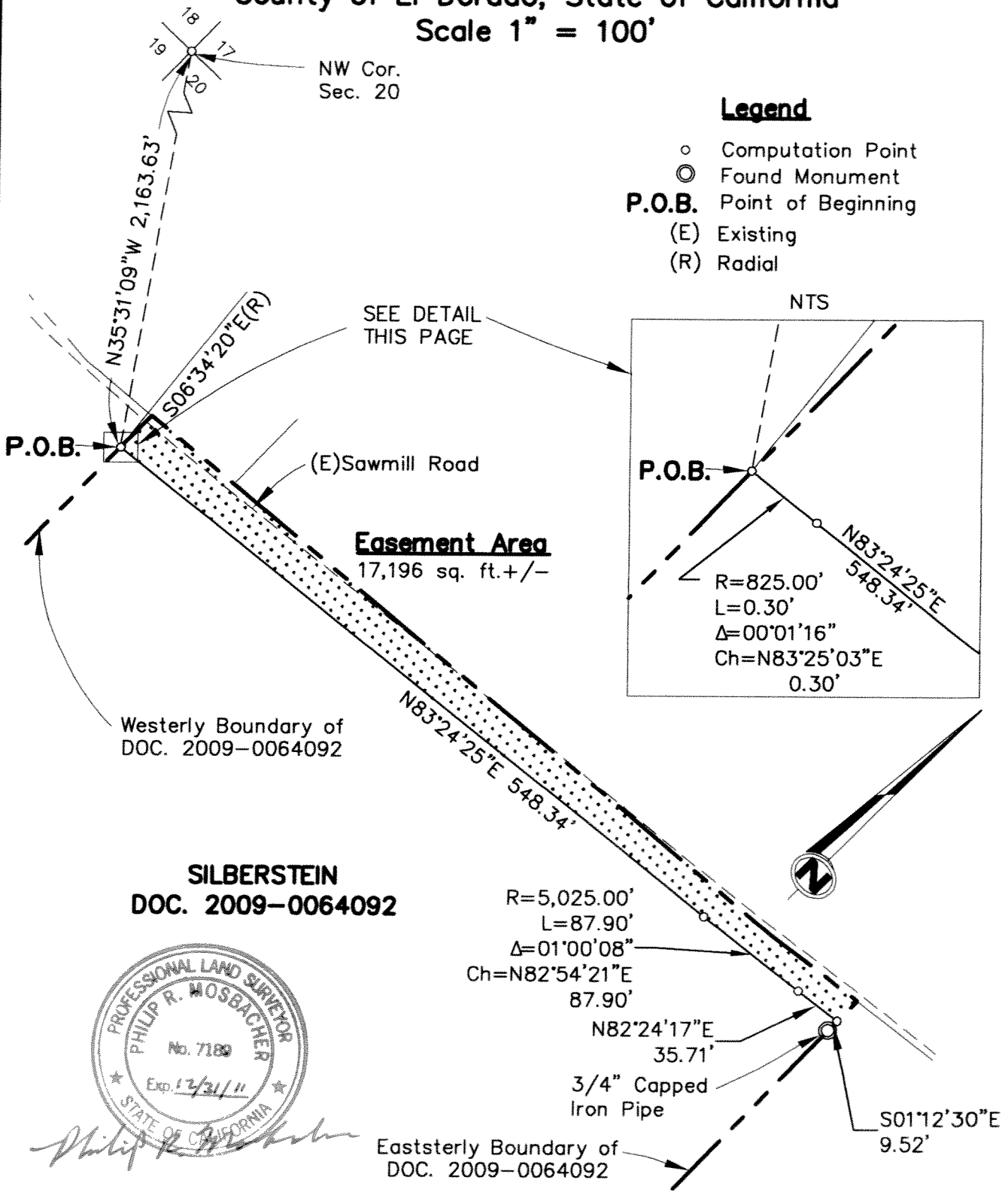
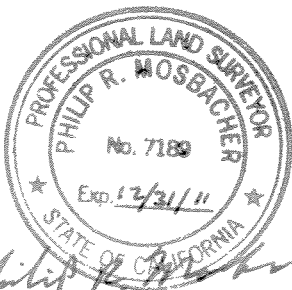


Exhibit 'B'

Situate in Northwest One-Quarter of
 Section 20, T. 12 N., R. 18 E., M.D.M.
 County of El Dorado, State of California
 Scale 1" = 100'



SILBERSTEIN
 DOC. 2009-0064092



Philip R. Mosbacher

RECORDING REQUESTED BY AND
WHEN RECORDED, RETURN TO:

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

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Roadway Easement dated _____, 2013, from **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

APN: 033-090-13

Dated this ____ day of _____, 2013.

COUNTY OF EL DORADO

By: _____
Ron Briggs, Chair
Board of Supervisors

ATTEST:

James S. Mitrisin

Clerk of the Board of Supervisors

By: _____
Deputy Clerk

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
County of El Dorado
Department of Transportation
Board of Supervisors
360 Fair Lane
Placerville, CA 95667
APN: 033-090-13
Project: Sawmill 2B Bike Path and
Erosion Control Project #95192

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY

GRANT OF DRAINAGE EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged, **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, does hereby grant to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, an easement for the inspection, repair, and maintenance of storm drainage, erosion control, and appurtenant improvements thereto on, over, across, and under all that certain real property situated in the County of El Dorado, State of California, as described in Exhibit A and depicted in Exhibit B attached hereto.

Said easement is to consist of, but not be limited to the following:

- (a) The right to keep, repair, replace, refurbish, inspect, and maintain in perpetuity, all storm drain, erosion control, and appurtenant improvements including those to be constructed upon the land as part of the public works project entitled, Sawmill 2B Bike Path and Erosion Control Project #95192.
- (b) The rights of ingress and egress, in perpetuity, for purposes of inspection and maintenance of the Project improvements by foot or surface motor vehicles as may be necessary or appropriate; and
- (c) Drainage and discharge of stream surface waters, in perpetuity throughout the Project.

Subject to a right of entry by the STATE OF CALIFORNIA ("State") in the event that any essential term or condition of grant agreement CTA 11-014 for the acquisition of real property, No. 033-090-13 entered into between State, acting by and through the California Tahoe Conservancy and the County of El Dorado on March 15, 2012, is violated. Exercise of said right of entry shall be by State's recordation of a notice of the default of El Dorado County under said agreement, and shall have the effect of vesting full County of El Dorado title to the hereinabove described real property in State at the expiration of thirty (30) days from the recordation of said notice.

The right of entry created herein is subject to the provisions of California Civil Code Section 885.010 – 885.070, and shall be construed in according with said provisions (or

successor statutes).

Dated: _____
_____ **BETTY ANN BIANCHI**

Dated: _____
_____ **ROBERT E. BIANCHI**

(A Notary Public must acknowledge all signatures)

Exhibit 'A'

A portion of that certain real property described in Document 2009-0064092 of Official Records, on file in the office of the El Dorado County Recorder being a portion of the Northwest one-quarter of Section 20, Township 12 North, Range 18 East, M.D.M., El Dorado County, State of California, more particularly described as follows:

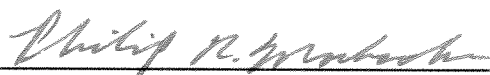
Commencing at a point on the westerly boundary of said parcel from which the Northwest corner of said Section 20 bears North 35°31'09" West 2,163.63 feet. Said point of commencement being the beginning of a non-tangent curve concave to the northwest having a radius of 825.00 feet, from which a radial line bears South 06°34'20" East; thence northeasterly along said curve, through a central angle of 00°01'16" a distance of 0.30 feet, said curve being subtended by a chord which bears North 83°25'03" East 0.30 feet; thence North 83°24'25" East 95.10 feet to the Point of Beginning; thence North 83°24'25" East 15.01 feet; thence South 04°25'38" East 11.79 feet; thence South 38°34'22" West 15.37 feet; thence North 51°25'38" West 15.00 feet; thence North 38°34'22" East 9.46 feet; thence North 04°25'38" West 5.31 feet to the Point of Beginning containing 315 square feet more or less.

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

-End of Description-

The purpose of this description is to describe those portions of said parcel as easements for drainage purposes.

Note: The basis of bearings for this description is Grid North, California Coordinate System of 1983, Zone II, as defined in Chapter 611, Sections 8801-8819 of the State Resources Code. All distances are grid distances. To convert to ground distances, divide all distances by 0.999624.


Philip R. Mosbacher, P.L.S. 7189

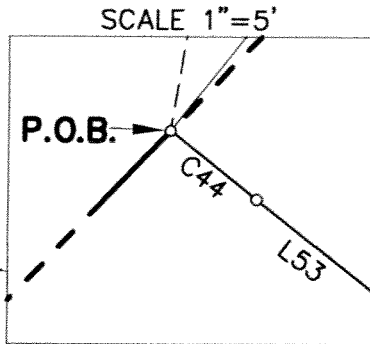
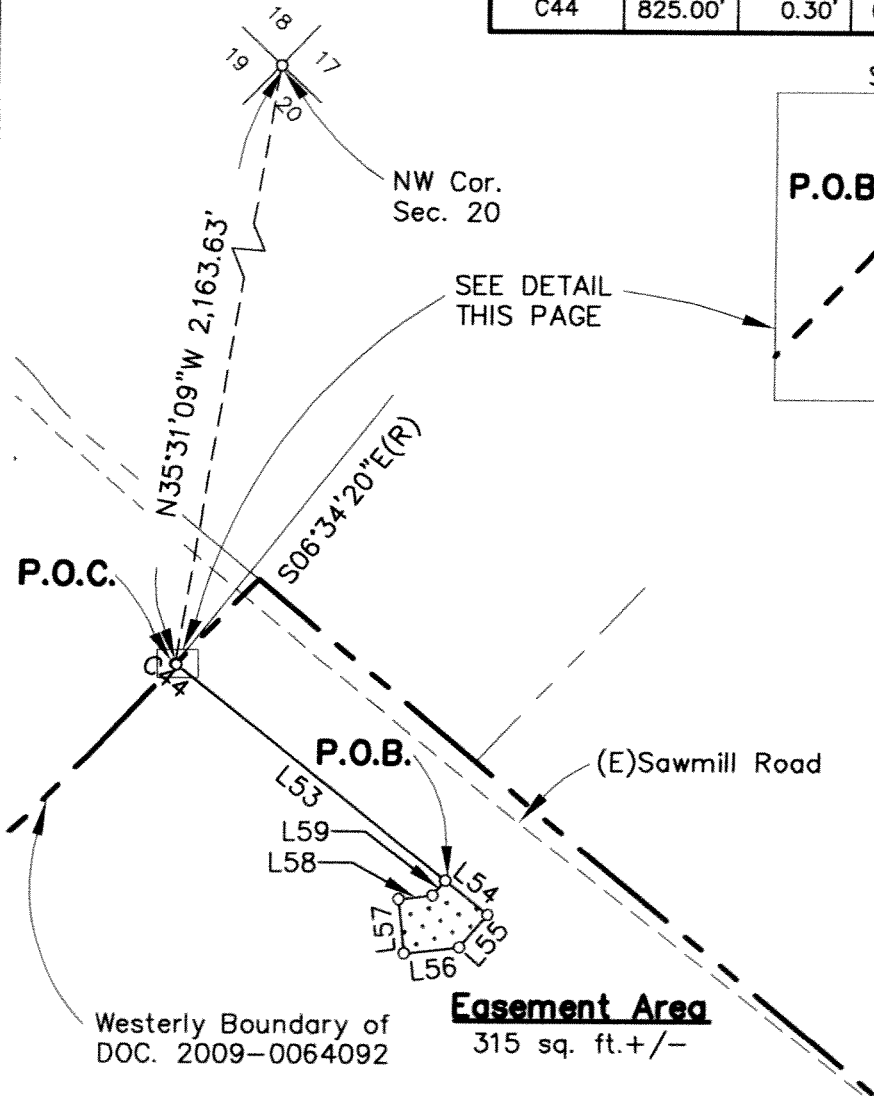
3/25/11
Date



Exhibit 'B'

Situate in Northwest One-Quarter of
 Section 20, T. 12 N., R. 18 E., M.D.M.
 County of El Dorado, State of California
 Scale 1" = 50'

PARCEL CURVE DATA					
SEGMENT	RADIUS	LENGTH	DELTA	CH. BEARING	CH. DISTANCE
C44	825.00'	0.30'	00°01'16"	N83°25'03"E	0.30'



PARCEL LINE DATA		
SEGMENT	DIRECTION	LENGTH
L53	N83°24'25"E	95.10'
L54	N83°24'25"E	15.01'
L55	S04°25'38"E	11.79'
L56	S38°34'22"W	15.37'
L57	N51°25'38"W	15.00'
L58	N38°34'22"E	9.46'
L59	N04°25'38"W	5.31'

Legend

- Computation Point
- P.O.B.** Point of Beginning
- P.O.C.** Point of Commencement
- (E) Existing
- (R) Radial

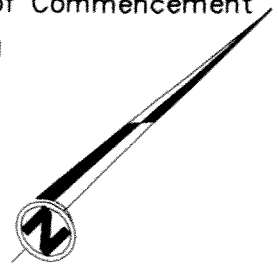
Westerly Boundary of
 DOC. 2009-0064092

Easement Area
 315 sq. ft.+/-

SILBERSTEIN
 DOC. 2009-0064092



Philip R. Mosbacher



RECORDING REQUESTED BY AND
WHEN RECORDED, RETURN TO:

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

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Drainage Easement dated _____, 2013, from **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

APN: 033-090-13

Dated this ____ day of _____, 2013.

COUNTY OF EL DORADO

By: _____
Ron Briggs, Chair
Board of Supervisors

ATTEST:

James S. Mitrisin

Clerk of the Board of Supervisors

By: _____
Deputy Clerk

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
County of El Dorado
Department of Transportation
Board of Supervisors
360 Fair Lane
Placerville, CA 95667
APN: 033-090-13
Project: Sawmill 2B Bike Path and
Erosion Control Project #95192

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY

GRANT OF MULTI-USE TRAIL EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged, **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, does hereby grant to the **COUNTY OF EL DORADO**, a political subdivision of the State of California, a multi-use trail easement, for all public purposes, over, under and across that certain real property situate in the unincorporated area of the County of El Dorado, State of California, described as:

See Exhibits "A" and "B" attached hereto and by reference is made a part hereof.

Subject to a right of entry by the STATE OF CALIFORNIA ("State") in the event that any essential term or condition of grant agreement CTA 11-014 for the acquisition of real property, No. 033-090-13 entered into between State, acting by and through the California Tahoe Conservancy and the County of El Dorado on March 15, 2012, is violated. Exercise of said right of entry shall be by State's recordation of a notice of the default of El Dorado County under said agreement, and shall have the effect of vesting full County of El Dorado title to the hereinabove described real property in State at the expiration of thirty (30) days from the recordation of said notice.

The right of entry created herein is subject to the provisions of California Civil Code Section 885.010 – 885.070, and shall be construed in according with said provisions (or successor statutes).

Dated: _____

BETTY ANN BIANCHI

Dated: _____

ROBERT W. BIANCHI

(A Notary Public must acknowledge all signatures)

Exhibit 'A'

A portion of that certain real property described in Document 2009-0064092 of Official Records, on file in the office of the El Dorado County Recorder being a portion of the Northwest one-quarter of Section 20, Township 12 North, Range 18 East, M.D.M., El Dorado County, State of California, more particularly described as follows:

Beginning at a point on the westerly boundary of said parcel from which the Northwest corner of said Section 20 bears North 35°31'09" West 2,163.63 feet. Said point of beginning being the beginning of a non-tangent curve concave to the northwest having a radius of 825.00 feet, from which a radial line bears South 06°34'20" East; thence leaving said boundary northeasterly along said curve, through a central angle of 00°01'16" a distance of 0.30 feet, said curve being subtended by a chord which bears North 83°25'03" East 0.30 feet; thence North 83°24'25" East 548.34 feet to the beginning of a curve concave to the northwest having a radius of 5,025.00 feet; thence northeasterly along said curve, through a central angle of 01°00'08" a distance of 87.90 feet, said curve being subtended by a chord which bears North 82°54'21" East 87.90 feet; thence North 82°24'17" East 35.71 feet to a point on the easterly boundary of said parcel line from which point a three-quarter inch capped iron pipe bears South 01°12'30" East 9.52 feet; thence along said boundary South 01°13'32" East 15.77 feet to the beginning of a non-tangent curve concave to the southeast having a radius of 85.00 feet, from which a radial line bears North 02°18'02" West; thence leaving said boundary southwesterly along said curve, through a central angle of 17°51'06" a distance of 26.48 feet, said curve being subtended by a chord which bears South 78°46'25" West 26.38 feet to the beginning of a reverse curve concave to the northwest having a radius of 215.00 feet; thence southwesterly along said curve, through a central angle of 13°46'04" a distance of 51.66 feet, said curve being subtended by a chord which bears South 76°43'54" West 51.54 feet; thence South 83°36'56" West 72.97 feet to the beginning of a curve concave to the southeast having a radius of 85.00 feet; thence southwesterly along said curve, through a central angle of 12°24'00" a distance of 18.40 feet, said curve being subtended by a chord which bears South 77°24'56" West 18.36 feet to the beginning of a reverse curve concave to the northwest having a radius of 80.00 feet; thence southwesterly along said curve, through a central angle of 25°50'24" a distance of 36.08 feet, said curve being subtended by a chord which bears South 84°08'08" West 35.77 feet to the beginning of a reverse curve concave to the southwest having a radius of 285.00 feet; thence northwesterly along said curve, through a central angle of 12°08'55" a distance of 60.43 feet, said curve being subtended by a chord which bears North 89°01'08" West 60.32 feet; thence South 84°54'25" West 135.06 feet to the beginning of a curve concave to the southeast having a radius of 1,985.00 feet; thence southwesterly along said curve, through a central angle of 01°30'00" a distance of 51.97 feet, said curve being subtended by a chord which bears South 84°09'25" West 51.97 feet; thence South 83°24'25" West 190.24 feet to the beginning of a curve concave to

the southeast having a radius of 185.00 feet; thence southwesterly along said curve, through a central angle of 09°31'06" a distance of 30.73 feet, said curve being subtended by a chord which bears South 78°38'52" West 30.70 feet to the westerly boundary of said parcel; thence along said boundary North 01°14'49" West 14.07 feet to the Point of Beginning, containing 10,594 square feet more or less.

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

-End of Description-

The purpose of this description is to describe that portion of said parcel as an easement for a multi-use trail purpose.

Note: The basis of bearings for this description is Grid North, California Coordinate System of 1983, Zone II, as defined in Chapter 611, Sections 8801-8819 of the State Resources Code. All distances are grid distances. To convert to ground distances, divide all distances by 0.999624.


Philip R. Mosbacher, P.L.S. 7189

3/25/11
Date

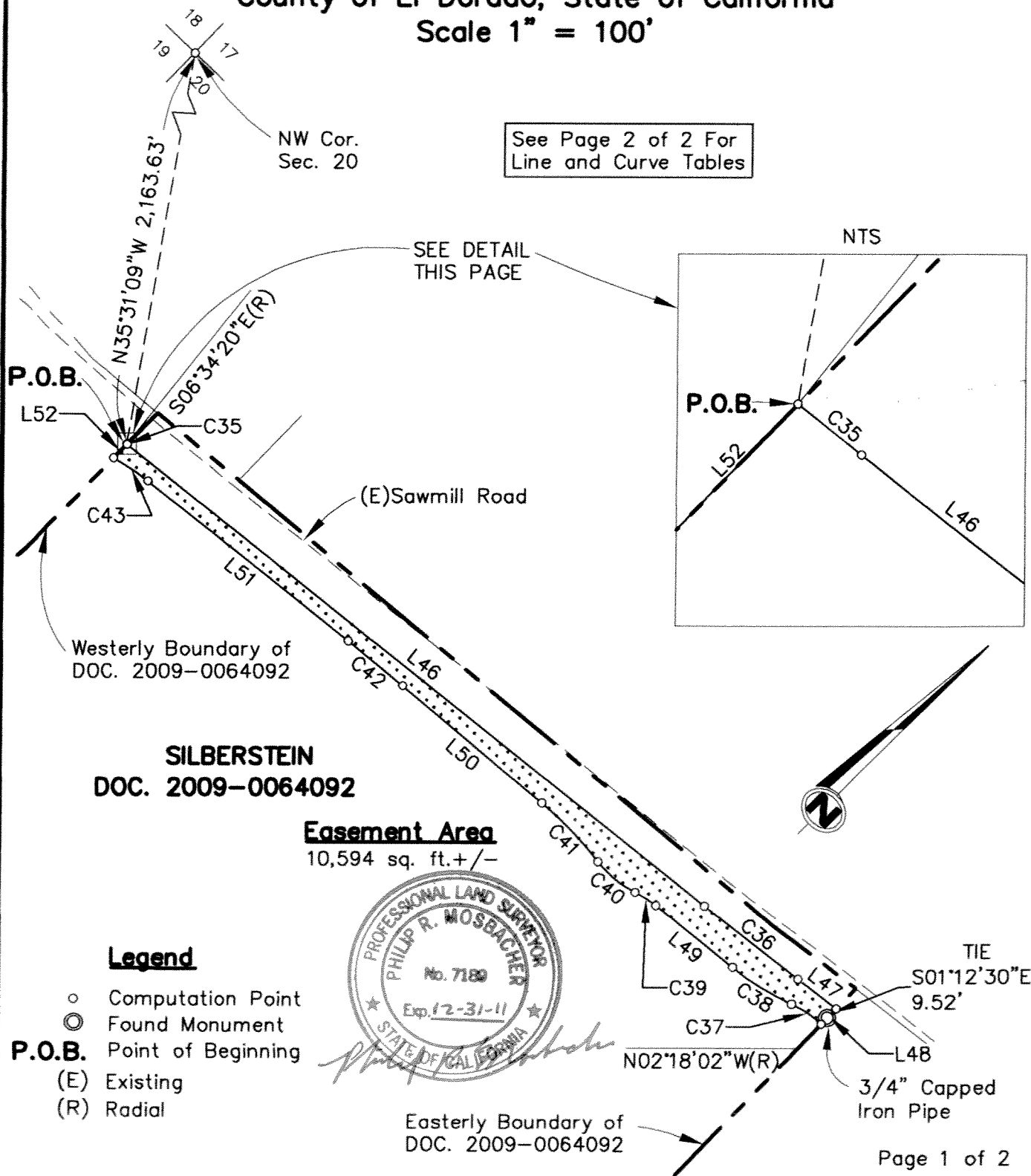


Exhibit 'B'

Situate in Northwest One-Quarter of
Section 20, T. 12 N., R. 18 E., M.D.M.
County of El Dorado, State of California

Scale 1" = 100'

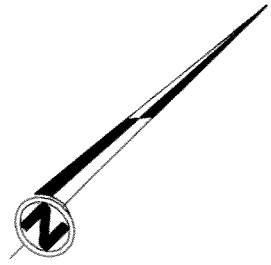
See Page 2 of 2 For
Line and Curve Tables



Westerly Boundary of
DOC. 2009-0064092

SILBERSTEIN
DOC. 2009-0064092

Easement Area
10,594 sq. ft. +/-



- Legend**
- Computation Point
 - ⊙ Found Monument
 - P.O.B.** Point of Beginning
 - (E) Existing
 - (R) Radial



Easterly Boundary of
DOC. 2009-0064092

Exhibit 'B'

Situate in Northwest One-Quarter of
Section 20, T. 12 N., R. 18 E., M.D.M.
County of El Dorado, State of California
Scale 1" = 100'

PARCEL CURVE DATA					
SEGMENT	RADIUS	LENGTH	DELTA	CH. BEARING	CH. DISTANCE
C35	825.00'	0.30'	00°01'16"	N83°25'03"E	0.30'
C36	5,025.00'	87.90'	01°00'08"	N82°54'21"E	87.90'
C37	85.00'	26.48'	17°51'06"	S78°46'25"W	26.38'
C38	215.00'	51.66'	13°46'04"	S76°43'54"W	51.54'
C39	85.00'	18.40'	12°24'00"	S77°24'56"W	18.36'
C40	80.00'	36.08'	25°50'24"	S84°08'08"W	35.77'
C41	285.00'	60.43'	12°08'55"	N89°01'08"W	60.32'
C42	1,985.00'	51.97'	01°30'00"	S84°09'25"W	51.97'
C43	185.00'	30.73'	09°31'06"	S78°38'52"W	30.70'

PARCEL LINE DATA		
SEGMENT	DIRECTION	LENGTH
L46	N83°24'25"E	548.34'
L47	N82°24'17"E	35.71'
L48	S01°13'32"E	15.77'
L49	S83°36'56"W	72.97'
L50	S84°54'25"W	135.06'
L51	S83°24'25"W	190.24'
L52	N01°14'49"W	14.07'

RECORDING REQUESTED BY AND
WHEN RECORDED, RETURN TO:

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

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Multi-Use Trail Easement dated _____, 2013, from **BETTY ANN BIANCHI AND ROBERT W. BIANCHI, TRUSTEES OF THE VERA SILBERSTEIN CONSERVATORS' TRUST**, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

APN: 033-090-13

Dated this ____ day of _____, 2013.

COUNTY OF EL DORADO

By: _____
Ron Briggs, Chair
Board of Supervisors

ATTEST:

James S. Mitrisin

Clerk of the Board of Supervisors

By: _____
Deputy Clerk