

RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

COUNTY OF EL DORADO
BOARD OF SUPERVISORS OFFICE
330 FAIR LANE
PLACERVILLE, CA 95667

Name: Jean Dolores Wyckoff

Project: Country Club Drive
A.P.N.: 119-080-10
Date:



El Dorado, County Recorder
Janelle K. Horne Co Recorder Office
DOC- 2019-0016548-00

Acct 30-EL DORADO CO BOARD OF SUPERVISORS
Thursday, MAY 02, 2019 10:21:41
Ttl Pd \$0.00 Rcpt # 0002006224
JLR/C1/1-8

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

19-0638

Above section for Recorder's use
MIN: 100715970000891752
MERS Ph: 888 679 6377

**IRREVOCABLE OFFER OF DEDICATION FOR
ROAD RIGHT OF WAY**

**JEAN DOLORES WYCKOFF AS TRUSTEE OF THE JEAN DOLORES WYCKOFF
REVOCABLE TRUST**, hereinafter called GRANTOR, owner of the real property herein described, does hereby irrevocably offer for dedication to the COUNTY OF EL DORADO, a political subdivision of the State of California, a Road Right of Way, including the underlying fee, for any and all public purposes, on, over, under and across that certain real property situate in the unincorporated area of the County of El Dorado, State of California, described as follows:

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

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

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed (his) (her) (their) name(s) this 21 day of July, 2017

GRANTOR

**JEAN DOLORES WYCKOFF AS TRUSTEE OF THE JEAN DOLORES WYCKOFF
REVOCABLE TRUST**

Jean Dolores Wyckoff
Jean Dolores Wyckoff, Trustee

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

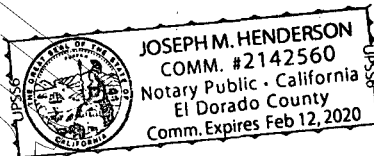
STATE OF CALIFORNIA

COUNTY OF El Dorado

On July 21 2017, before me, Joseph M Henderson,
a Notary Public, personally appeared Jean D. Wyckoff,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same
in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument
the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.




Joseph M Henderson
Notary Public in and for said County and State

Notary Public Seal

TRUSTEE/BENEFICIARY

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")
ACTING SOLELY AS NOMINEE FOR PENNYMAC LOAN SERVICES, LLC, its successors and
assigns, Beneficiary under that certain Deed of Trust dated May 8, 2015, recorded in Instrument No.
2015-021539, Official Records of El Dorado County, hereby consent to the recording of this Irrevocable
Offer of Dedication for Road Right of Way.


Name: Brian White
Title: Vice President


Name: KAREN DENTON
Title: FIRST VICE PRESIDENT

All signatures must be acknowledged by a notary public.

Unofficial

ACKNOWLEDGMENT

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

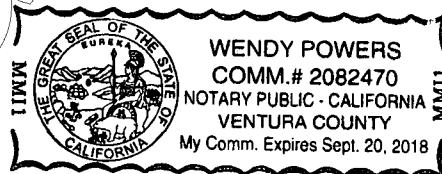
State of California: Ventura
County of _____)

On November 22, 2017 before me, Wendy Powers, Notary Public
(insert name and title of the officer)

personally appeared Karen Denton
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.



Signature Wendy Powers

(Seal)

ACKNOWLEDGMENT

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

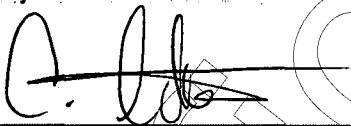
State of California
County of VENTURA

On 11/21/2017 before me, C.Santos Notary Public
(insert name and title of the officer)

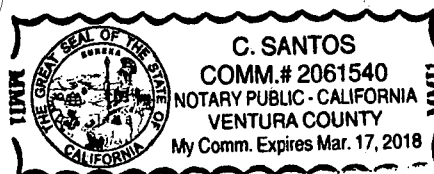
personally appeared Brian White
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

Signature 
C.Santos Notary Public

(Seal)



**Irrevocable Offer of Dedication
APN 119-080-10
Road Right of Way**

All that real property situated in the County of El Dorado, State of California, being a portion of Parcel 'C', as shown on that certain Parcel Map filed in the office of the County Recorder of said County in Book 15 of Parcel Maps at page 53, lying within the Southeast One-Quarter of Section 6, T. 9 N., R. 9 E., M.D.M. and being more particularly described as follows:

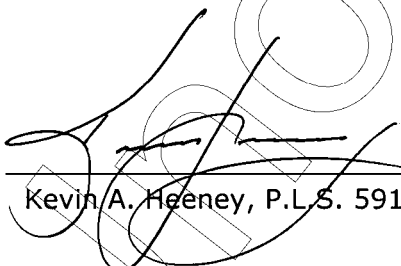
Commencing at a 3/4" capped iron pipe, stamped "L.S. 3279", marking the Northwest corner of Parcel 'A', as shown on said Parcel Map; thence along the North Line of said Parcel Map, North 89°42'41" East, 602.50 feet to the Northwest corner of said Parcel 'C'; thence along the West line of said Parcel 'C', South 04°05'32" West, 1345.26 feet to the true **Point of Beginning**; thence leaving the West line of said Parcel 'C', along the arc of a non-tangent curve, concave to the North, having a radius of 722.00 feet, the chord of which bears South 85°29'45" East, 235.75 feet; thence North 85°06'28" East, 32.48 feet to a point on the South line of said Parcel 'C'; thence along said South line, South 56°15'51" West, 60.33 feet; thence along the arc of a curve to the right, having a radius of 200.00 feet, the chord of which bears South 89°46'09" West, 220.81 feet to the Southwest corner of said Parcel 'C'; thence along the West line of said Parcel 'C', North 04°05'32" East, 50.27 feet to the Point of Beginning, containing an area of 0.304 acres, more or less.

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

End of Description

The Basis of Bearings for this description is the California State Plane Coordinate System, Zone 2, NAD 83.

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


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



06/08/2017
Date

CTA Engineering & Surveying
3233 Monier Circle
Rancho Cordova, CA 95742
916-638-0919

Exhibit 'B'

N

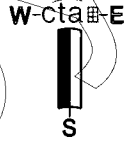
POINT OF COMMENCEMENT
FND 3/4" C.I.P.
L.S. 3279

N89°42'41"E
602.50'

PARCEL B
PM 15-53

PARCEL C
PM 15-53

15' P.G. & E. EASEMENT
PER O.R. 1667/482



15' P.T. & T EASEMENT PER
P.M. 5-11/ 85 O.R. 6/ 395 O.R. 224

1345.26'

PARCEL D
PM 15-53

MOORHOUSE TR.
119-080-09

NKADI-AKINDELE
119-080-11

S04°05'32"W

WYCKOFF
119-080-10

30' ROAD & P.U.E.
O.R. 1498/688

I.O.D. (IN FEE)
ROAD RIGHT OF WAY
AREA=0.304 ACRES

N85°06'28"E
32.48'

MOHANNA
119-080-12

R=722.00' Δ=18°47'34"

POINT OF BEGINNING

S85°29'45"E 235.75'

N4°05'32"E
50.27'

S56°15'51"W
60.33'

30' ROAD & P.U.E.
O.R. 1498/687

PARCEL 3
PM 48-80

R=200.00' Δ=67°00'44"
S89°46'09"W 220.81'

ASHA LLC
119-080-17

PARCEL 4
PM 48-80



OWNER:
JEAN DOLORES WYCKOFF

DATE:
04/05/2017

SCALE:
1"=100'

DRAWN BY:
JCC

JOB NO.
16-017-018

SHEET
1 OF
1

A.P.N. 119-080-10

IRREVOCABLE OFFER OF DEDICATION

cta Engineering & Surveying
Civil Engineering ■ Land Surveying ■ Land Planning
3233 Manier Circle, Rancho Cordova, CA 95742
T (916) 638-0819 • F (916) 638-2479 • www.cta.net

ROAD RIGHT OF WAY
A PORTION OF THE S.E QUARTER
OF SECTION 6, T.9N., R.9E., M.D.M.
COUNTY OF EL DORADO, STATE OF CALIFORNIA

DATE: 06/08/2017

240638AFE706CA

CONSENT TO OFFER OF DEDICATION

At a regular meeting of the Board of Supervisors of the County of El Dorado held on 4/30/2019, 2019, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY dated July 21, 2017, from Jean Dolores Wyckoff, trustee of the Jean Dolores Wyckoff Revocable Trust, and authorized the recording of said offer pursuant to Government Code Section 7050.

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

Dated this 30th day of April, 20 19

COUNTY OF EL DORADO

By: Sue Novasel
Chair, Board of Supervisors
Sue Novasel

Attest:
James S. Mitrison
Clerk of the Board of Supervisors

By: James S. Mitrison
Deputy Clerk

05/02/2019, 20190016548