



El Dorado, County Recorder

Janelle K. Horne Co Recorder Office

DOC- 2019-0019754-00

Acct 30-EL DORADO CO BOARD OF SUPERVISORS

Thursday, MAY 23, 2019 08:00:51

Ttl Pd \$0.00 Nbr- 0002010847

RAB / C1 / 1-8

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:
COUNTY OF EL DORADO
BOARD OF SUPERVISORS
330 FAIR LANE
PLACERVILLE CA 95667

Mail Tax Statements to above:
Exempt from Documentary Transfer Tax
Per Revenue & Taxation Code 11922

19-0698

GRANT OF TEMPORARY CONSTRUCTION EASEMENT

For Valuable Consideration, receipt of which is hereby acknowledged, OMNI FINANCIAL, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, hereinafter referred to as "Grantor", grants to the County Of El Dorado, a political subdivision of the State of California, and Omni-Financial LLC, Alto LLC, and the Participating Property Owners of the Malcolm Dixon Area of Benefit, and their designated construction contractors and agents, a temporary construction easement over, upon, and across a portion of all that certain real property situate in the unincorporated area of County of El Dorado, State of California,

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

Said easement is for construction purposes to include grading, paving and construction of public road improvements, appurtenant facilities and encroachments, driveways, drainage, utilities and landscaping, as well as the right of ingress and egress, as well as other incidental rights including storage of equipment and supplies, for a period of two years from the date of recordation of this document, or upon completion of the construction project, whichever shall occur first, at which time said easement will expire.

IN WITNESS WHEREOF, Grantor has herein subscribed its name on this 4 day of FEBRUARY, 2019.

GRANTOR

OMNI FINANCIAL, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

Martin Boone

By: MARTIN BOONE

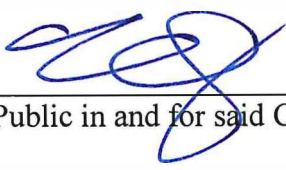
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA
COUNTY OF Santa Cruz

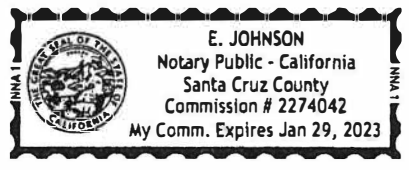
On February 4 2019, before me, E. Johnson,
a Notary Public, personally appeared Marvin Boone,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same
in his/~~her~~/~~their~~ 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 this 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.



Notary Public in and for said County and State



Notary Public Seal

TRUSTEE/BENEFICIARY

The undersigned, UNITED SECURITY BANK, Trustee/Beneficiary under that certain Deed of Trust dated September 5, 2012, recorded in Instrument No. 2012-049137 of Official Records of the County of El Dorado,

hereby consent to the recording of this document.



Name: WILLIAM YARBURT

Title: SVP + COO

Name: _____

Title: _____

All signatures must be acknowledged by a notary public.

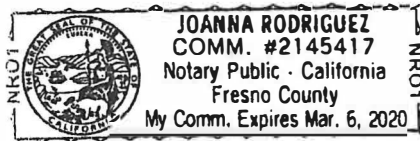
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

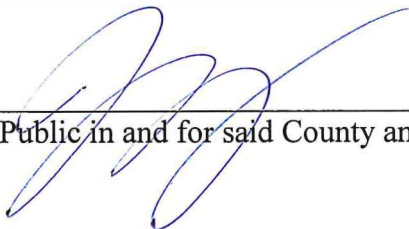
STATE OF CALIFORNIA
COUNTY OF Fresno

On February 16 2019, before me, Joanna Rodriguez,
a Notary Public, personally appeared William Yarbene,
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 this 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.





Notary Public in and for said County and State

Notary Public Seal

LEGAL DESCRIPTION

A.P.N. 126-100-24

All that real property situate in the County of El Dorado, State of California, being a portion of the land described in the Grant Deed to Omni Financial, LLC, a California limited liability company dated February 9, 2011 and recorded February 18, 2011 in Document No. 2011-0008098, Official Records of El Dorado County and lying within the Southeast One-quarter of Section 14, Township 10 North, Range 8 East, M.D.M. and being more particularly described as follows:

Temporary Construction Easement

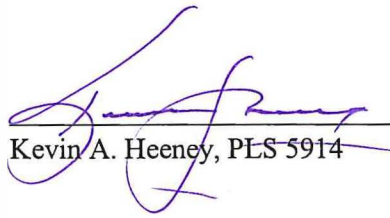
COMMENCING at the South East corner of said Section 14, being marked by a 2" capped iron pipe stamped "LS 3332, 1968"; thence along the South line of said Section 14, South 89°47'35" East, 894.42 feet; thence leaving the South line of said Section 14, North 00°12'25" West, 50.00 feet to the true **POINT OF BEGINNING**; thence North 82°50'50" East, 72.13 feet; thence North 81°00'45" East, 66.20 feet; thence along the arc of a non-tangent curve, concave to the Southeast, having a radius of 58.00 feet and being subtended by a chord bearing North 45°30'10" East, 47.52 feet; thence North 69°41'16" East, 136.23 feet; thence South 20°18'44" East, 36.00 feet; thence South 69°41'16" West, 116.11 feet; thence North 85°01'55" East, 64.31 feet; thence North 00°00'00" East, 6.19 feet; thence North 87°46'26" East, 80.17 feet; thence North 80°58'01" East, 47.65 feet; thence North 71°47'37" East, 29.95 feet; thence North 23°07'50" East, 34.79 feet; thence North 26°01'17" East, 81.87 feet; thence North 27°21'08" East, 68.44 feet; thence North 21°36'04" East, 40.08 feet; thence North 13°29'53" East, 21.05 feet; thence North 07°55'26" West, 116.44 feet; thence North 20°06'32" West, 113.87 feet; thence North 69°53'28" East, 41.77 feet; thence South 16°12'57" East, 60.77 feet; thence South 07°10'19" East, 12.22 feet; thence North 82°49'41" East, 19.88 feet; thence North 74°10'56" East, 60.41 feet; thence along the arc of a non-tangent curve, concave to the Northeast, having a radius of 25.00 feet, the chord of which bears North 45°05'42" West, 22.09 feet; thence North 18°52'15" West, 246.98 feet; thence South 71°07'45" West, 50.00 feet; thence South 17°42'09" West, 39.75 feet; thence along the arc of a non-tangent curve, concave to the Southeast, having a radius of 91.00 feet and being subtended by a chord bearing South 20°49'53" West, 56.10 feet; thence South 02°52'45" West, 144.81 feet; thence along the arc of a curve to the right, having a radius of 15.00 feet, the chord of which bears South 51°22'32" West, 22.47 feet to a point of reverse curvature; thence along the arc of a curve to the left, having a radius of 300.00 feet, the chord of which bears South 69°29'13" West, 303.49 feet; thence South 39°06'06" West, 183.63 feet; thence along the arc of a curve to the left, having a radius of 200.00 feet, the chord of which bears South 19°26'51" West, 134.54 feet; thence South 00°12'25" East, 75.36 feet; thence North 89°47'35" East, 41.32 feet to the **POINT OF BEGINNING**, containing an area of 4.755 acres, more or less.

Exhibit 'A'

The Basis of Bearings for this description is the South line of Section 14, Township 10 North, Range 8 East, M.D.M. as shown on the plat of Wilson Estates, filed in the office of the County Recorder of El Dorado County in Book 'J' of Maps, Page 148, the bearing of said line taken as South 89°47'35" West.

End of Description

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

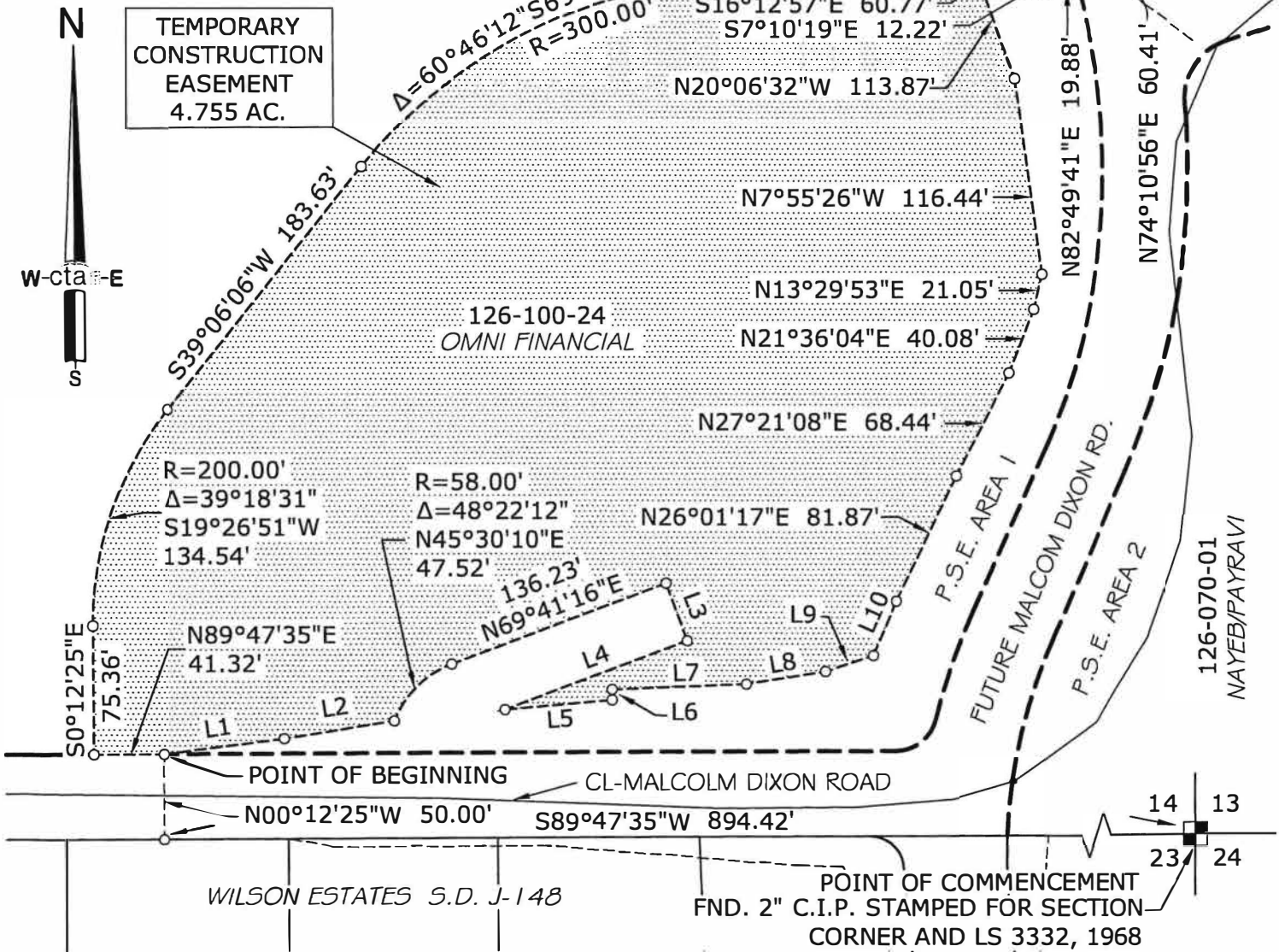

Kevin A. Heeney, PLS 5914



02/01/2019
Date

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

LINE DATE TABLE		
LINE	BEARING	DIST.
L1	N82°50'50"E	72.13'
L2	N81°00'45"E	66.20'
L3	S20°18'44"E	36.00'
L4	S69°41'16"W	116.11'
L5	N85°01'55"E	64.31'
L6	N00°00'00"E	6.19'
L7	N87°46'26"E	80.17'
L8	N80°58'01"E	47.65'
L9	N71°47'37"E	29.95'
L10	N23°07'50"E	34.79'



DATE: 02/01/2019

EXHIBIT 'B'	
OWNER:	OMNI FINANCIAL, LLC
A.P.N.	126-100-24

cta Engineering & Surveying

Civil Engineering • Land Surveying • Land Planning
3233 Monier Circle, Rancho Cordova, CA 95742
T (916) 638-0919 • F (916) 638-2479 • www.ctaes.net

DATE: 01/31/19	DRAWN BY: KAH	SHEET 1 OF 1
SCALE: 1"=100'	JOB NO. 15-030-001	

IRREVOCABLE OFFER OF DEDICATION

TEMPORARY CONSTRUCTION EASEMENT

A PORTION OF THE SE 1/4, SECTION 14,
T.10 N., R.8 E., M.D.M.

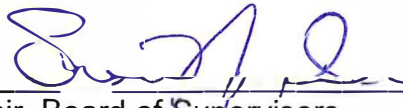
COUNTY OF EL DORADO STATE OF CALIFORNIA

CERTIFICATE OF ACCEPTANCE


This is to certify that the interest in real property conveyed by the GRANT OF TEMPORARY CONSTRUCTION EASEMENT dated February 4, 2019, from Omni Financial, LLC, a California Limited Liability Company, to the County of El Dorado, a political subdivision of the State of California, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

Dated this 21st day of May, 2019

COUNTY OF EL DORADO

By: 
Chair, Board of Supervisors
Sue Novasel

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

By: 
Deputy Clerk