

**RECORDING REQUESTED BY AND  
WHEN RECORDED MAIL TO:**

County of El Dorado  
Department of Transportation  
Attn: ROW Unit  
2850 Fairlane Ct.  
Placerville, CA 95667

**APN: 051-250-017**  
**Seller: JKC3H8, L.P.**  
**Project: 36105011**

Mail Tax Statements to above.  
Exempt from Documentary Tax Transfer  
Per Revenue and Taxation Code 27383

Above section for Recorder's use

**GRANT DEED**

**FOR VALUABLE CONSIDERATION**, receipt of which is hereby acknowledged, **JKC3H8, L.P., a Nevada Limited Partnership**, hereinafter referred to as "Grantor," grants to the **COUNTY OF EL DORADO, a political subdivision of the State of California**, in fee, all that certain real property situate in the unincorporated area of the County of El Dorado, State of California,

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

**IN WITNESS WHEREOF**, Grantor has herein subscribed its name on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

**GRANTOR: JKC3H8, L.P., a Nevada Limited Partnership**

\_\_\_\_\_  
GRANTOR

\_\_\_\_\_  
GRANTOR

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Title

**(All signatures must be acknowledged by a Notary Public)**

**EXHIBIT 'A'**

All that certain real property situate in Lot 5 of Section 19, Township 10 North, Range 11 East, Mount Diablo Meridian, County of El Dorado, State of California, being the portion of Parcel 5 as shown on that certain Parcel Map filed in Book 22, Page 28 of Parcel Maps in the Official Records of El Dorado County lying southerly of the following described line:

COMMENCING at the Northwest corner of said Parcel; thence along the westerly line of said Parcel South 11°48'24" East, 65.30 feet to the POINT OF BEGINNING and the beginning of a non-tangent curve concave southerly, said curve has a radius of 270.00 feet; thence leaving said westerly line easterly along said curve through a central angle of 15°23'16" an arc distance of 72.51 feet, said curve being subtended by a chord which bears South 73°51'58" East, 72.30 feet; thence South 66°10'21" East, 35.75 feet to the northerly line of a right of way easement as described in that certain document number 1998-0043111 filed in the Official Records of said county; thence along said northerly right of way line North 84°55'42" East, 28.19 feet to the easterly line of said Parcel and the POINT OF TERMINUS.

Containing 5,342 square feet (0.12 acres) more or less.

-End of Description-

See Exhibit 'B' attached hereto and made a part hereof.

The Basis of Bearings of the above description is grid North and is identical to that shown on that certain Record of Survey filed in Book 31 of Surveys, page 143. Distances used in the above description are grid distances. Divide distances by 0.999855 to obtain ground level distances.

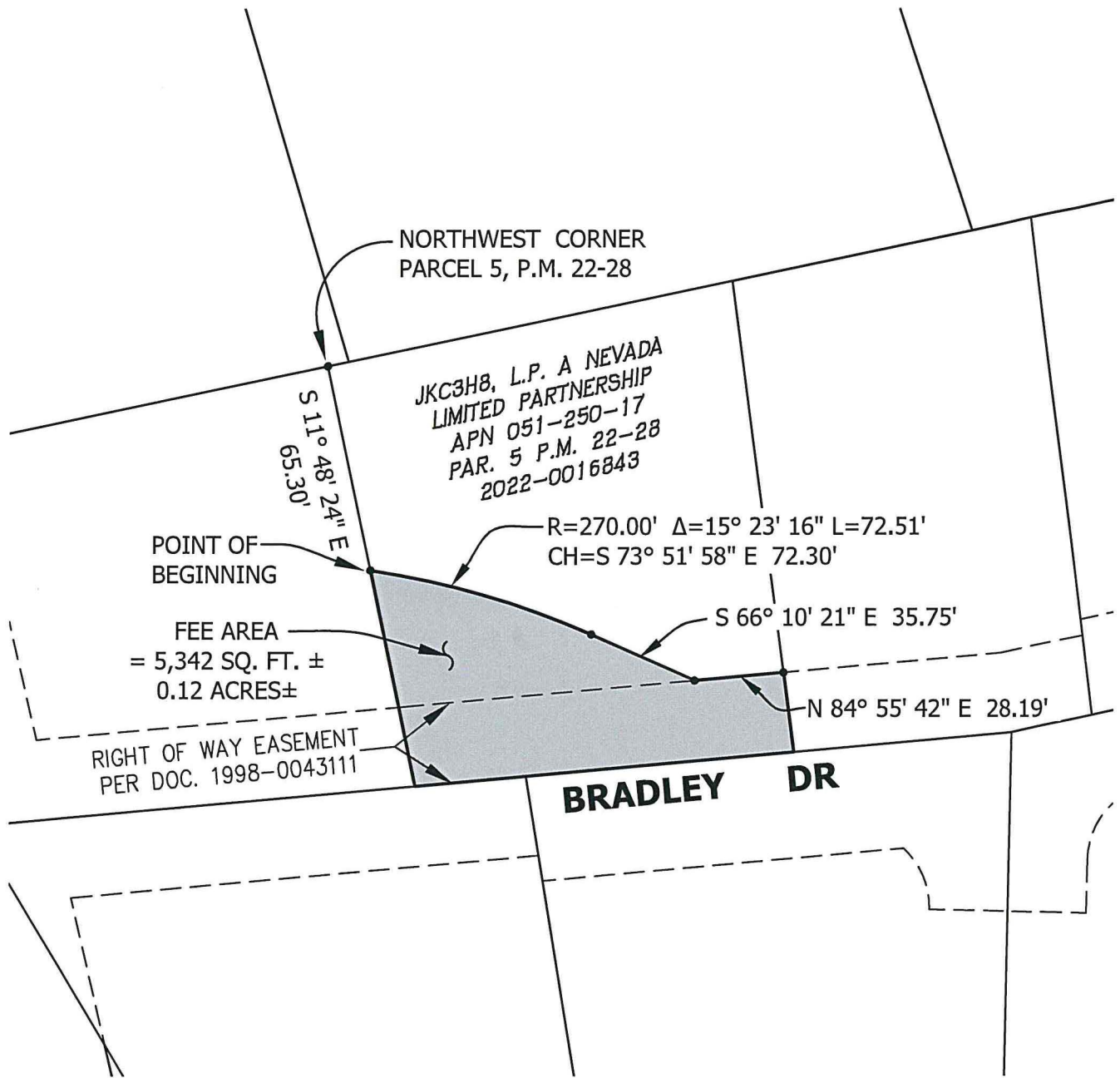
  
\_\_\_\_\_  
Joseph C. Neely, P.L.S. 9026  
Associate Land Surveyor  
El Dorado County  
Department of Transportation

Date: 12/22/2022



# EXHIBIT 'B'

Situate in Section 19, T. 10 N., R. 11 E., M.D.M.  
County of El Dorado, State of California



12/22/2022



Grid North  
23-0100 E 3 of 4 Scale 1"=50'

**RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:**

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

**APN: 051-250-017**  
**Seller: JKC3H8, L.P.**  
**Project: 36105011**

**CERTIFICATE OF ACCEPTANCE**

**This is to certify** that the interest in real property conveyed by the Grant Deed dated 2023, from **JKC3H8, L.P., a Nevada Limited Partnership** 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: 051-250-017

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

**COUNTY OF EL DORADO**

By: \_\_\_\_\_  
Wendy Thomas, Chair  
Board of Supervisors

ATTEST:

Clerk of the Board of Supervisors

By: \_\_\_\_\_  
Deputy Clerk