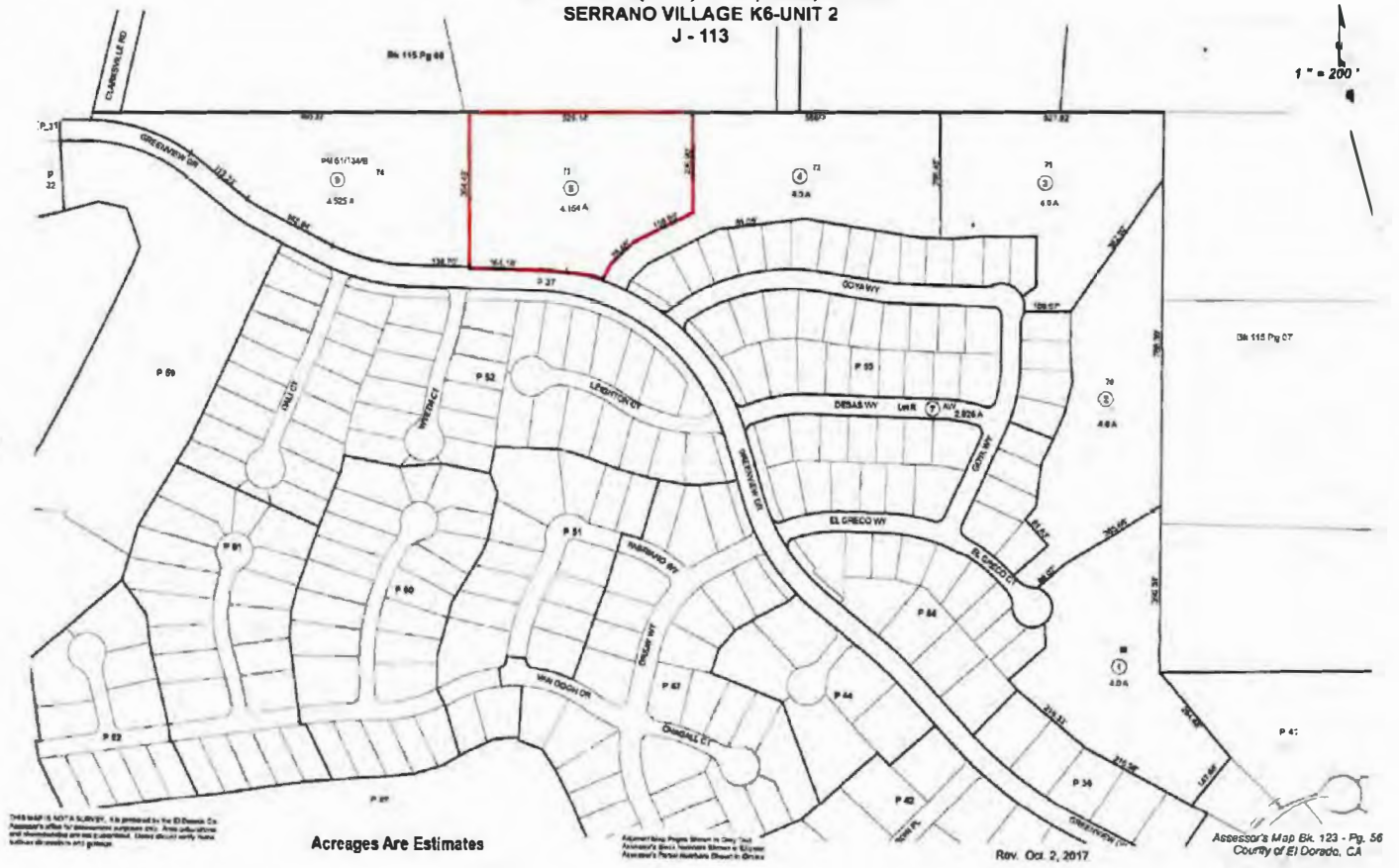


TM-C22-0003/PD-R22-0003 Exhibit A: Location Map

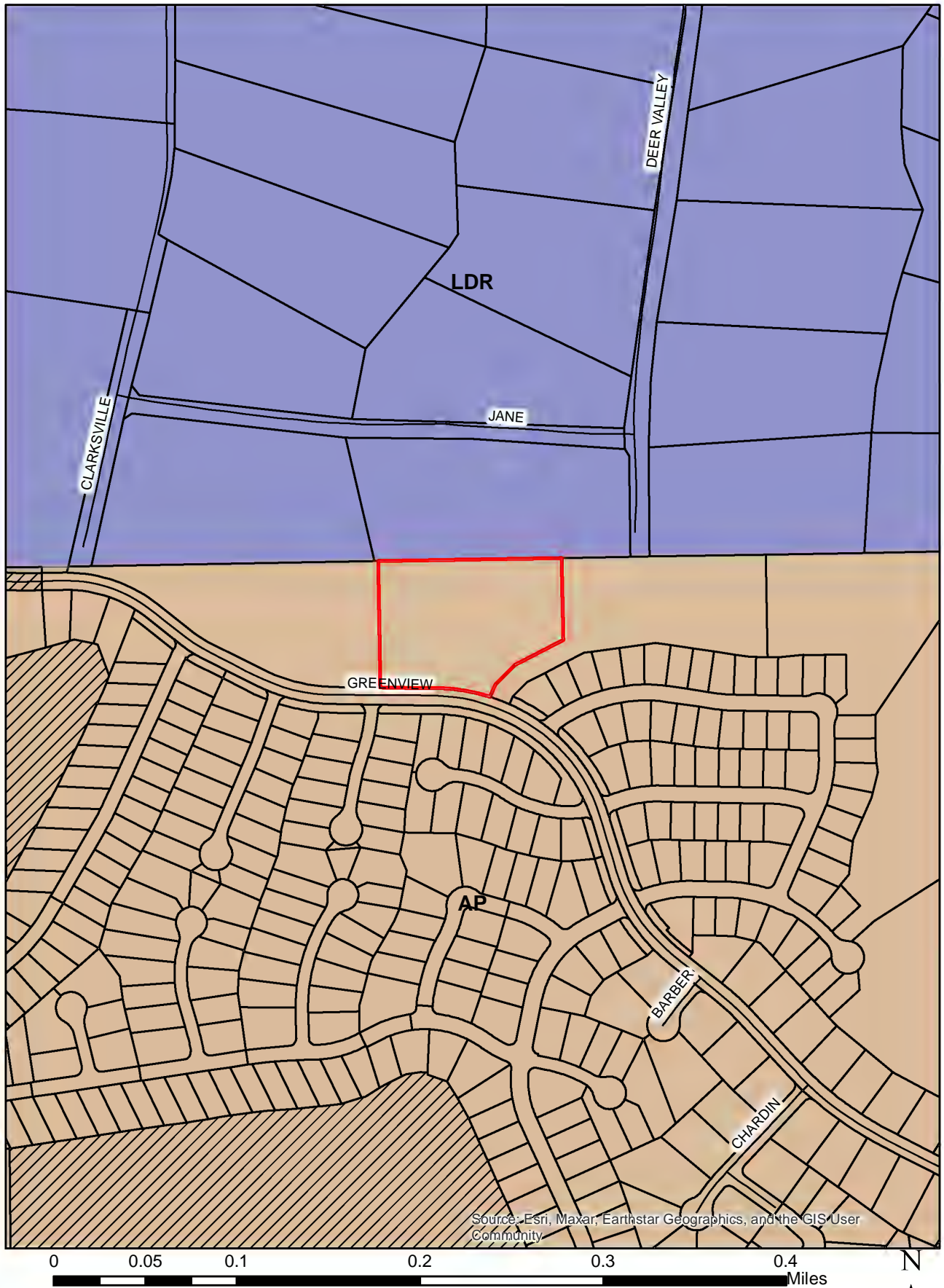
POR. SEC. 30, & 31, T.10N., R.9E., M.D.M.  
SERRANO VILLAGE K6-UNIT 2  
J - 113

123:56

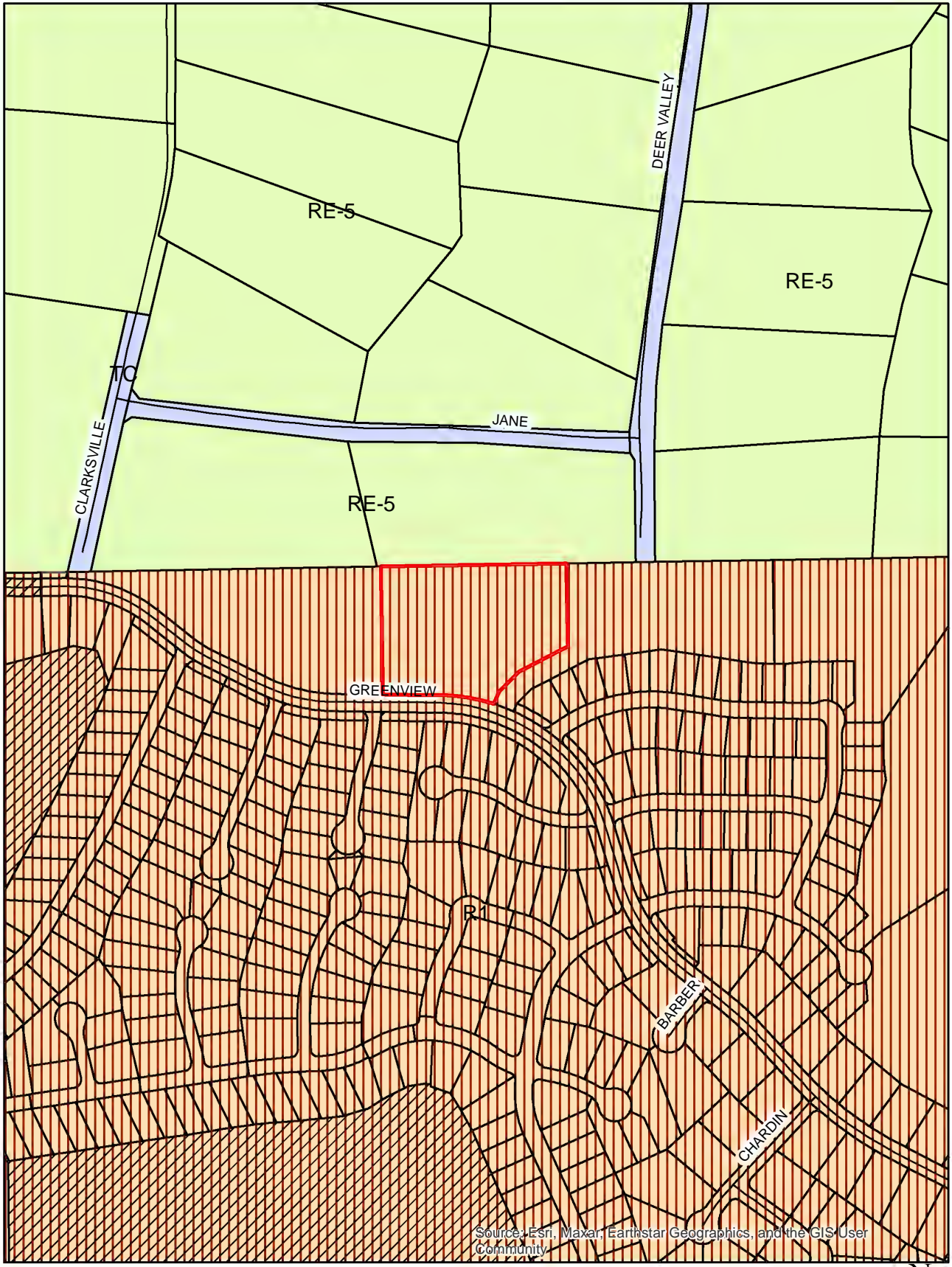
1" = 200'



TM-C22-0003/PD-R22-0003 Exhibit B: Assessor's Parcel Map



TM-C22-0003/PD-R22-0003 Exhibit C: General Plan Land Use Map



Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

TM-C22-0003/PD-R22-0003 Exhibit D: Zoning Map

**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 OFFER OF DEDICATION IN FEE, FOR ROAD AND PUBLIC UTILITIES PURPOSES OF THAT 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 \_\_\_\_\_, 20\_\_\_\_, RECORDED AT DOCUMENT NO. \_\_\_\_\_, O.R. AND INCORPORATED 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 HEREAFTER GRANTED, THE RIGHT TO CONVEY EASEMENTS FOR ROAD AND UTILITIES PURPOSES OVER AND ACROSS LOT R AND EASEMENTS SHOWN HEREON, 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 APPURTENANT FIXTURES, WITH THE RIGHT TO TRIM AND REMOVE LIMBS, 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-WAYS 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 CONTIGUOUS TO ALL STREETS OR FIVE (5.00) FEET BEYOND THE TOP OF CUT OR TOE OF FILL, WHICHEVER IS LARGER, 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 DRAINAGE WAYS WHICH EXIST WITHIN THE SUBDIVISION, SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND EL DORADO COUNTY DATED \_\_\_\_\_, 20\_\_\_\_, RECORDED AT DOCUMENT NO. \_\_\_\_\_, O.R. AND INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IF SET FORTH IN FULL.
- E. EASEMENTS FOR INSTALLATION AND MAINTENANCE OF WATER PIPELINES TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS THE STRIPS OF LAND SHOWN HEREON AND DESIGNATED AS "WATERLINE EASEMENT."
- F. POSTAL EASEMENTS FIVE (5) FEET ADJACENT TO ALL STREET RIGHT-OF-WAYS.
- G. EASEMENTS FOR EMERGENCY ACCESS PURPOSES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, AND ACROSS AREAS SHOWN HEREON AND DESIGNATED "EMERGENCY ACCESS EASEMENT."

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.

**SERRANO ASSOCIATES, LLC**  
A DELAWARE LIMITED LIABILITY COMPANY

BY: PARKER DEVELOPMENT COMPANY  
A CALIFORNIA CORPORATION  
MANAGING MEMBER

BY: \_\_\_\_\_

TITLE: \_\_\_\_\_

**STANDARD PACIFIC CORP.** (AS AN OWNER)  
A DELAWARE CORPORATION

BY: \_\_\_\_\_

ITS: \_\_\_\_\_

**SEE SHEET 2 FOR NOTARY ACKNOWLEDGMENTS:**

**PLAT OF  
SERRANO VILLAGE K6-UNIT 2  
PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
BEING LOTS 1-5 AND LOT A OF  
SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
COUNTY OF EL DORADO, STATE OF CALIFORNIA**

AUGUST 2011  
R.E.Y. ENGINEERS, Inc. [2]

**DEVELOPMENT SERVICES DIRECTOR'S STATEMENT:**

I, ROGER TROUT, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON APRIL 2, 2007, BY THE BOARD OF SUPERVISORS AND ANY APPROVED ALTERATIONS THEREOF AND THAT ALL CONDITIONS IMPOSED UPON SAID APPROVALS HAVE BEEN SATISFIED.

DATE: \_\_\_\_\_

ROGER TROUT  
DEVELOPMENT SERVICES DIRECTOR  
COUNTY OF EL DORADO, CALIFORNIA

BY: \_\_\_\_\_  
PRINCIPAL PLANNER  
COUNTY OF EL DORADO, CALIFORNIA

**SURVEYOR'S STATEMENT:**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION 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 ON APRIL 20, 2011. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP; THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.



BRIAN THONNET, L.S. 6866

DATE: \_\_\_\_\_

**COUNTY ENGINEER'S STATEMENT:**

I, \_\_\_\_\_, HEREBY STATE THAT ALL THE REQUIRED CONSTRUCTION PLANS AND SPECIFICATIONS WERE APPROVED AND THAT THE SUBDIVIDER HAS EXECUTED THE NECESSARY AGREEMENT AND SUBMITTED THE REQUIRED SECURITY TO SECURE COMPLETION OF THE REQUIRED IMPROVEMENTS FOR THE SUBDIVISION.

COUNTY ENGINEER  
DEPARTMENT OF TRANSPORTATION  
COUNTY OF EL DORADO, CALIFORNIA

DATE: \_\_\_\_\_

**COUNTY TAX COLLECTOR'S STATEMENT:**

I, C.L. RAFFETY, 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. RAFFETY  
TAX COLLECTOR  
COUNTY OF EL DORADO, CALIFORNIA

BY: \_\_\_\_\_  
DEPUTY

DATE: \_\_\_\_\_

**COUNTY SURVEYOR'S STATEMENT:**

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

RICHARD L. BRNER, L.S. 5084  
COUNTY SURVEYOR  
COUNTY OF EL DORADO, CALIFORNIA

DATE: \_\_\_\_\_

**BOARD CLERK'S STATEMENT:**

I, SUZANNE ALLEN DE SANCHEZ, HEREBY STATE THAT THE BOARD OF SUPERVISORS, BY ORDER ON \_\_\_\_\_, ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION AND ACCEPT SUBJECT TO IMPROVEMENTS FOR PUBLIC USES, THE ROADS, COURTS AND CIRCLES, AND FURTHER ACCEPTS ON BEHALF OF THOSE PUBLIC ENTITIES THAT WILL PROVIDE SERVICES, SUBJECT TO THE SURVEYOR'S CONSTRUCTION STANDARDS, THE EASEMENTS AS SHOWN 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.

SUZANNE ALLEN DE SANCHEZ  
CLERK OF THE BOARD OF SUPERVISORS  
COUNTY OF EL DORADO, CALIFORNIA

DATE: \_\_\_\_\_

**RECORDER'S STATEMENT:**

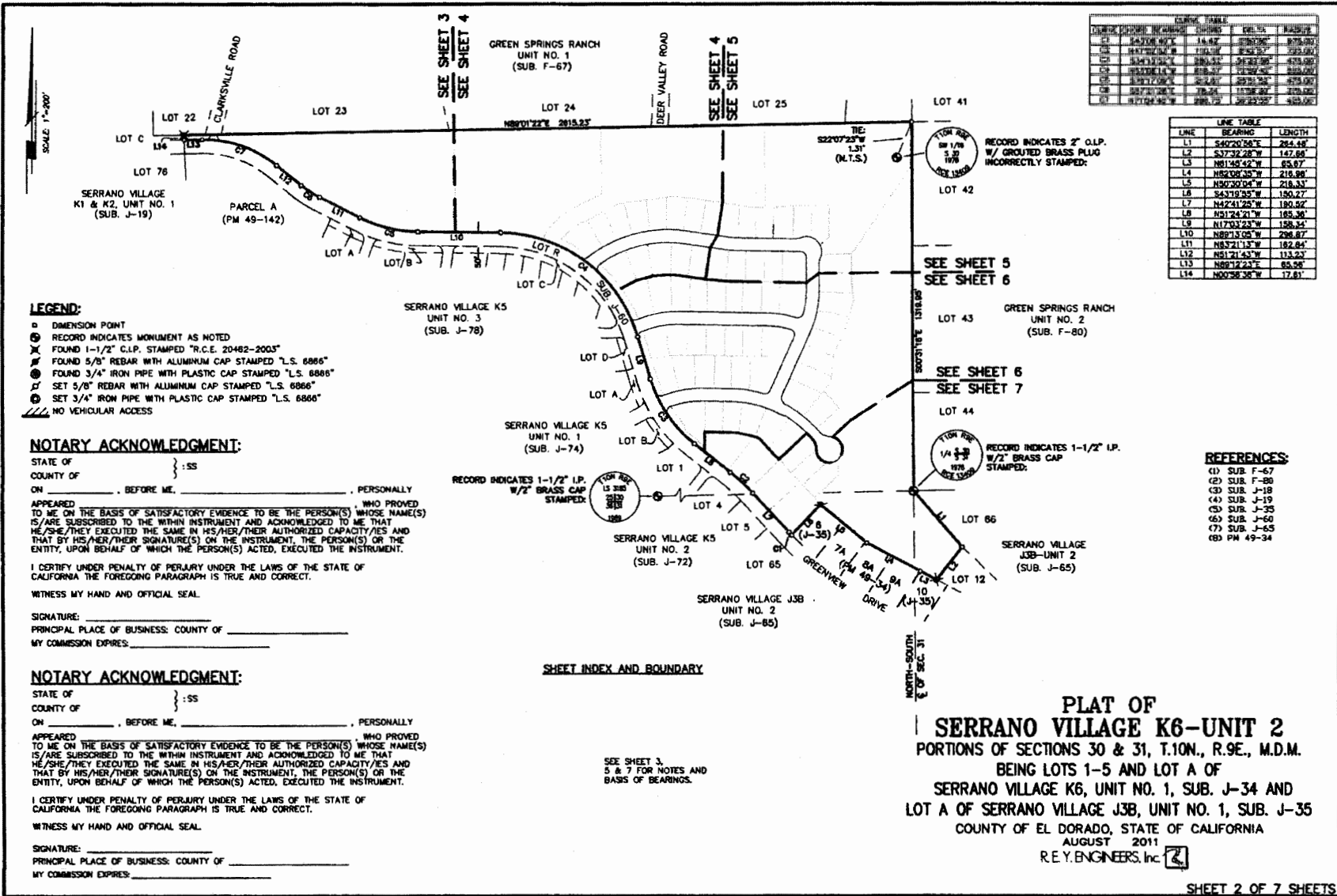
FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ AT \_\_\_\_\_, IN BOOK \_\_\_\_\_ OF MAPS, AT PAGE \_\_\_\_\_, DOCUMENT NO. \_\_\_\_\_, AT THE REQUEST OF SERRANO ASSOCIATES, LLC. TITLE TO THE LAND INCLUDED IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. \_\_\_\_\_ PREPARED BY PLACER TITLE COMPANY AND IS ON FILE IN THIS OFFICE.

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

BY: \_\_\_\_\_  
DEPUTY

EXISTING ASSESSOR'S PARCEL NOS: 123-360-01, 02, 03, 04, 05, 06 AND 123-360-08

SHEET 1 OF 7 SHEETS



LINE	BEARING	LENGTH
L1	S40°20'56"E	284.48'
L2	S37°34'28"W	147.68'
L3	N81°55'42"W	85.87'
L4	N82°08'35"W	218.88'
L5	N50°30'04"W	218.33'
L6	S43°19'05"W	150.27'
L7	N42°41'28"W	190.52'
L8	S51°24'21"W	185.36'
L9	N17°03'23"W	158.54'
L10	N82°13'05"W	298.87'
L11	N83°21'13"W	182.84'
L12	N51°21'43"W	113.23'
L13	N82°12'23"W	85.58'
L14	N00°58'38"W	17.61'

LINE	BEARING	LENGTH
L1	S40°20'56"E	284.48'
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L12	N51°21'43"W	113.23'
L13	N82°12'23"W	85.58'
L14	N00°58'38"W	17.61'

- LEGEND:**
- DIMENSION POINT
  - RECORD INDICATES MONUMENT AS NOTED
  - ⊗ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20482-2003"
  - ⊗ FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
  - ⊗ FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
  - ⊗ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
  - ⊗ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
  - /// NO VEHICULAR ACCESS

**NOTARY ACKNOWLEDGMENT:**

STATE OF \_\_\_\_\_ } :SS  
COUNTY OF \_\_\_\_\_ }  
ON \_\_\_\_\_, BEFORE ME, \_\_\_\_\_, PERSONALLY  
APPEARED \_\_\_\_\_, 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 THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE: \_\_\_\_\_  
PRINCIPAL PLACE OF BUSINESS: COUNTY OF \_\_\_\_\_  
MY COMMISSION EXPIRES: \_\_\_\_\_

**NOTARY ACKNOWLEDGMENT:**

STATE OF \_\_\_\_\_ } :SS  
COUNTY OF \_\_\_\_\_ }  
ON \_\_\_\_\_, BEFORE ME, \_\_\_\_\_, PERSONALLY  
APPEARED \_\_\_\_\_, 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 THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

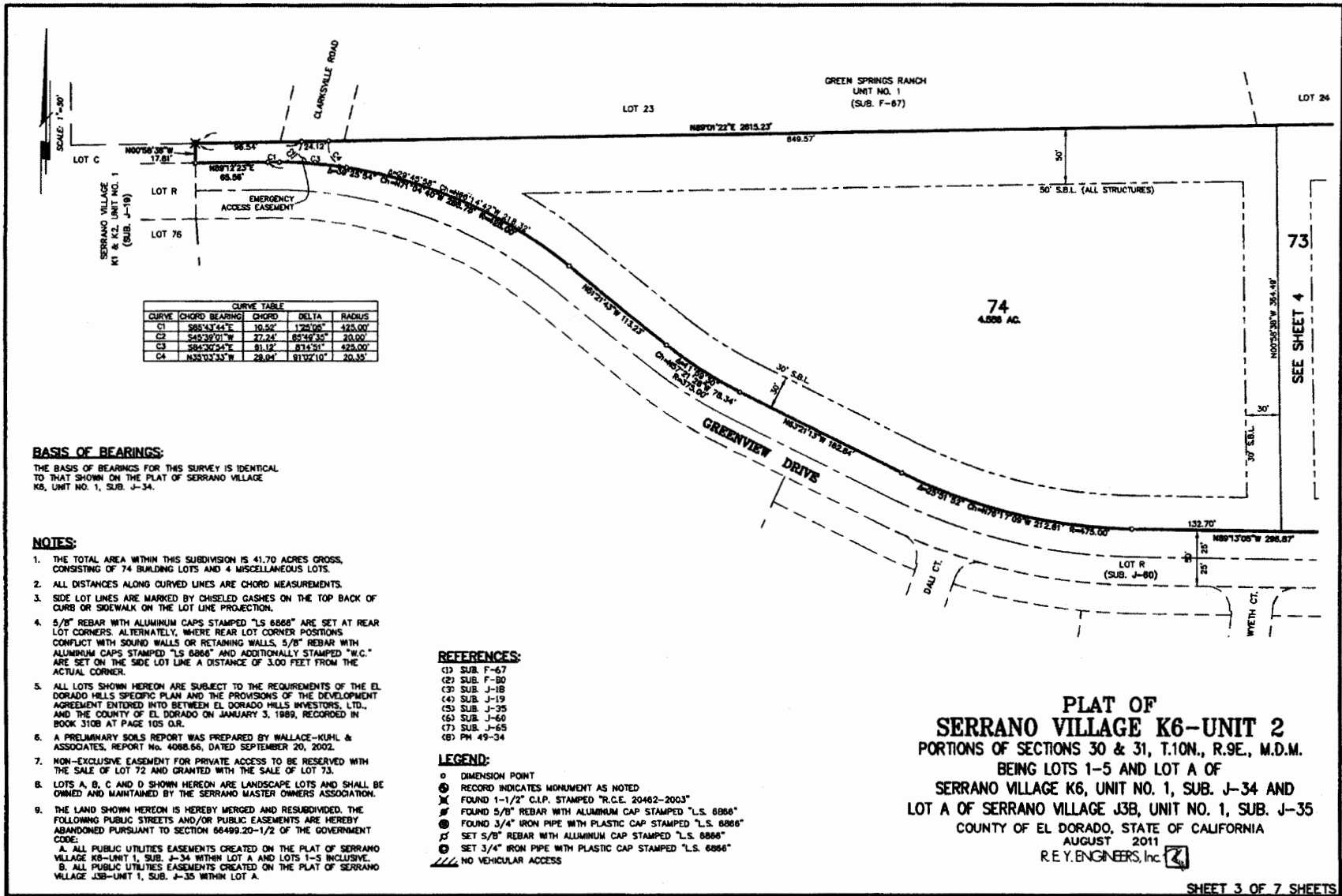
WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE: \_\_\_\_\_  
PRINCIPAL PLACE OF BUSINESS: COUNTY OF \_\_\_\_\_  
MY COMMISSION EXPIRES: \_\_\_\_\_

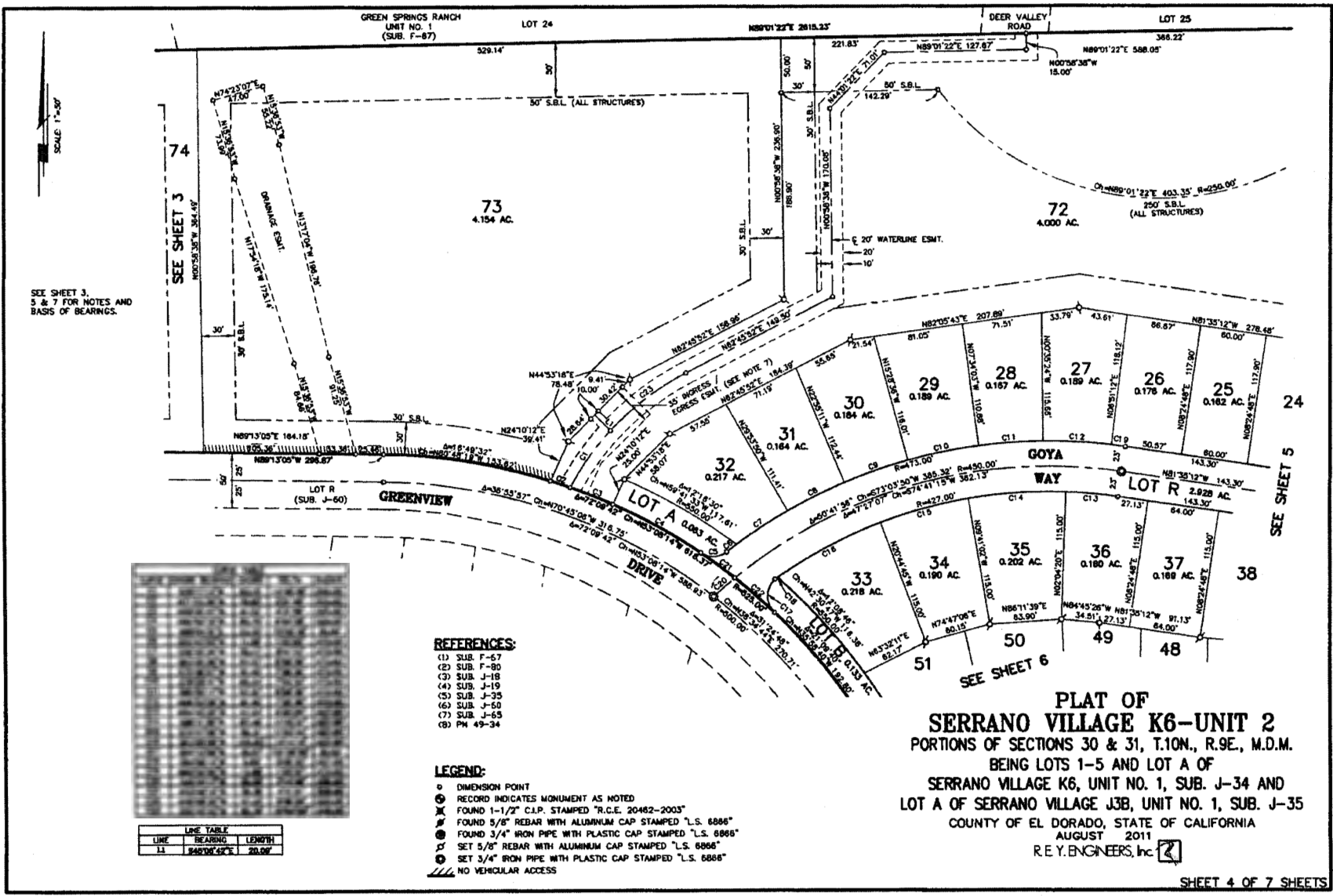
**SHEET INDEX AND BOUNDARY**

SEE SHEET 3,  
5 & 7 FOR NOTES AND  
BASIS OF BEARINGS.

**PLAT OF**  
**SERRANO VILLAGE K6-UNIT 2**  
PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
BEING LOTS 1-5 AND LOT A OF  
SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
LOT A OF SERRANO VILLAGE JSB, UNIT NO. 1, SUB. J-35  
COUNTY OF EL DORADO, STATE OF CALIFORNIA  
AUGUST 2011  
R.E.Y. ENGINEERS, Inc. [Signature]



TM-C22-0003/PD-R22-0003 Exhibit E: Tentative Subdivision Map TM01-1378/PD01-0005



TM-C22-0003/PD-R22-0003 Exhibit E: Tentative Subdivision Map TM01-1378/PD01-0005



SCALE: 1"=50'

CURVE	CHORD BEARING	CHORD	DELTA	RADIUS
C1	S89°14'28"E	11.85	71°52'28"	327.00'
C2	S83°14'28"E	44.61	71°52'28"	350.00'
C3	S82°44'28"E	15.03	71°52'28"	373.00'
C4	S88°23'42"E	32.53	43°58'58"	373.00'
C5	N78°11'00"E	18.85	242°02'21"	39.00'
C6	S87°12'35"W	41.48	44°53'21"	55.00'
C7	S15°30'55"W	49.72	43°27'31"	55.00'
C8	N08°09'36"W	34.08	391°06'28"	66.00'
C9	N17°08'16"E	15.72	187°28'57"	56.00'
C10	S12°23'39"W	15.65	292°02'21"	39.00'
C11	S14°52'28"W	27.89	88°22'24"	66.00'
C12	N44°52'28"W	58.94	88°22'24"	66.00'

**BASIS OF BEARINGS:**

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34.

**NOTES:**

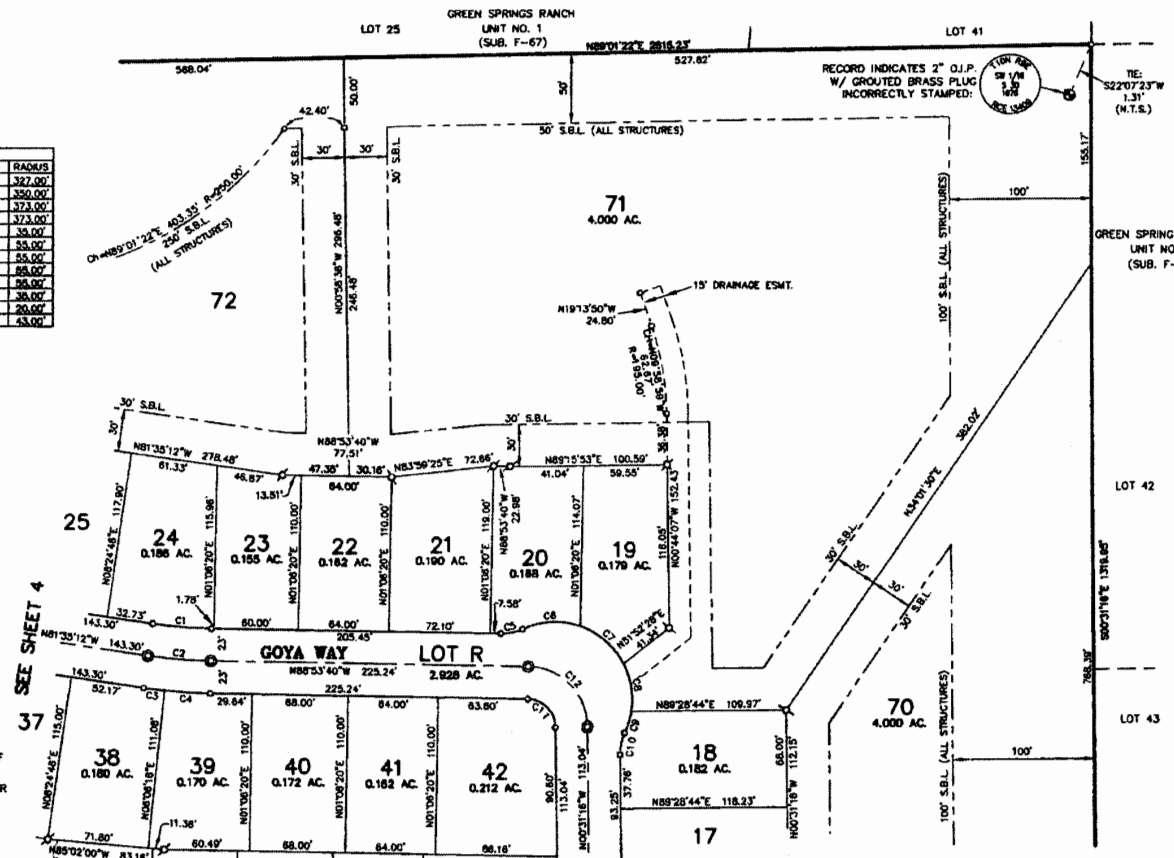
1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 41.70 ACRES GROSS, CONSISTING OF 74 BUILDING LOTS AND 4 MISCELLANEOUS LOTS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SIDE LOT LINES ARE MARKED BY CHISELED GASHES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. 5/8" REBAR WITH ALUMINUM CAPS STAMPED "LS 6866" ARE SET AT REAR LOT CORNERS. ALTERNATELY, WHERE REAR LOT CORNER POSITIONS CONFLICT WITH SOUND WALLS OR RETAINING WALLS, 5/8" REBAR WITH ALUMINUM CAPS STAMPED "LS 6866" AND ADDITIONALLY STAMPED "W.C." ARE SET ON THE SIDE LOT LINE A DISTANCE OF 3.00 FEET FROM THE ACTUAL CORNER.
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPECIFIC 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, 1989, RECORDED IN BOOK 3108 AT PAGE 105 O.R.
6. A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE-KUHL & ASSOCIATES, REPORT NO. 4068.66, DATED SEPTEMBER 20, 2002.
7. NON-EXCLUSIVE EASEMENT FOR PRIVATE ACCESS TO BE RESERVED WITH THE SALE OF LOT 72 AND GRANTED WITH THE SALE OF LOT 73.
8. LOTS A, B, C AND D SHOWN HEREON ARE LANDSCAPE LOTS AND SHALL BE OWNED AND MAINTAINED BY THE SERRANO MASTER OWNERS ASSOCIATION.
9. THE LAND SHOWN HEREON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS AND/OR PUBLIC EASEMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 66499.20-1/2 OF THE GOVERNMENT CODE:
  - A. ALL PUBLIC UTILITIES EASEMENTS CREATED ON THE PLAT OF SERRANO VILLAGE K6-UNIT 1, SUB. J-34 WITHIN LOT A AND LOTS 1-5 INCLUSIVE.
  - B. ALL PUBLIC UTILITIES EASEMENTS CREATED ON THE PLAT OF SERRANO VILLAGE J3B-UNIT 1, SUB. J-35 WITHIN LOT A.

**LEGEND:**

- DIMENSION POINT
- ⊙ RECORD INDICATES MONUMENT AS NOTED
- ✕ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20462-2003"
- ⊙ FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "LS 6866"
- ⊙ FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "LS 6866"
- ⊙ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "LS 6866"
- ⊙ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "LS 6866"
- /// NO VEHICULAR ACCESS

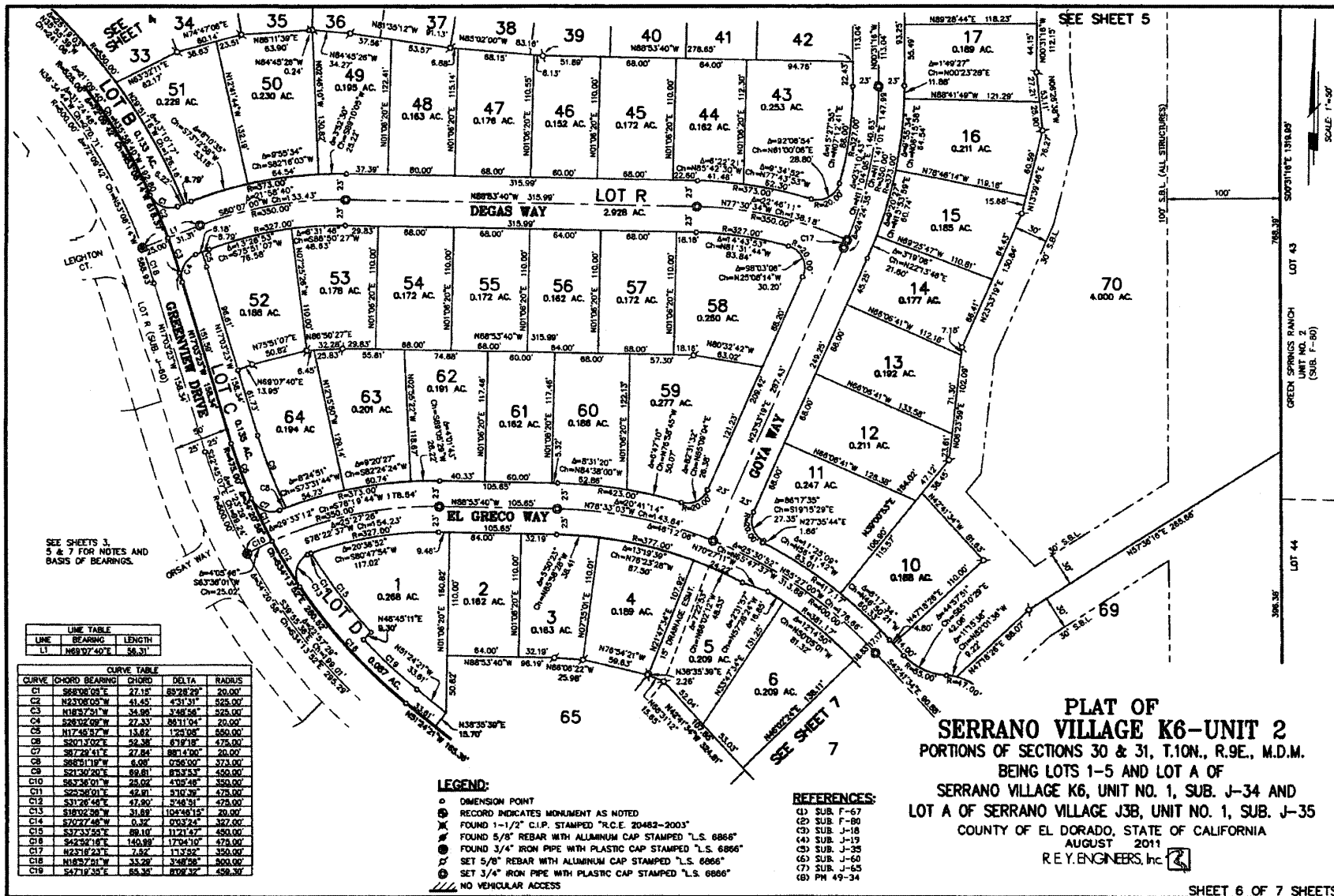
**REFERENCES:**

- (1) SUB. F-67
- (2) SUB. F-68
- (3) SUB. J-18
- (4) SUB. J-19
- (5) SUB. J-33
- (6) SUB. J-60
- (7) SUB. J-65
- (8) PH 49-34



**PLAT OF**  
**SERRANO VILLAGE K6-UNIT 2**  
 PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
 BEING LOTS 1-5 AND LOT A OF  
 SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
 LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
 COUNTY OF EL DORADO, STATE OF CALIFORNIA  
 AUGUST 2011  
 R E Y. ENGINEERS, Inc.

SHEET 5 OF 7 SHEETS



SEE SHEETS 3, 5 & 7 FOR NOTES AND BASIS OF BEARINGS.

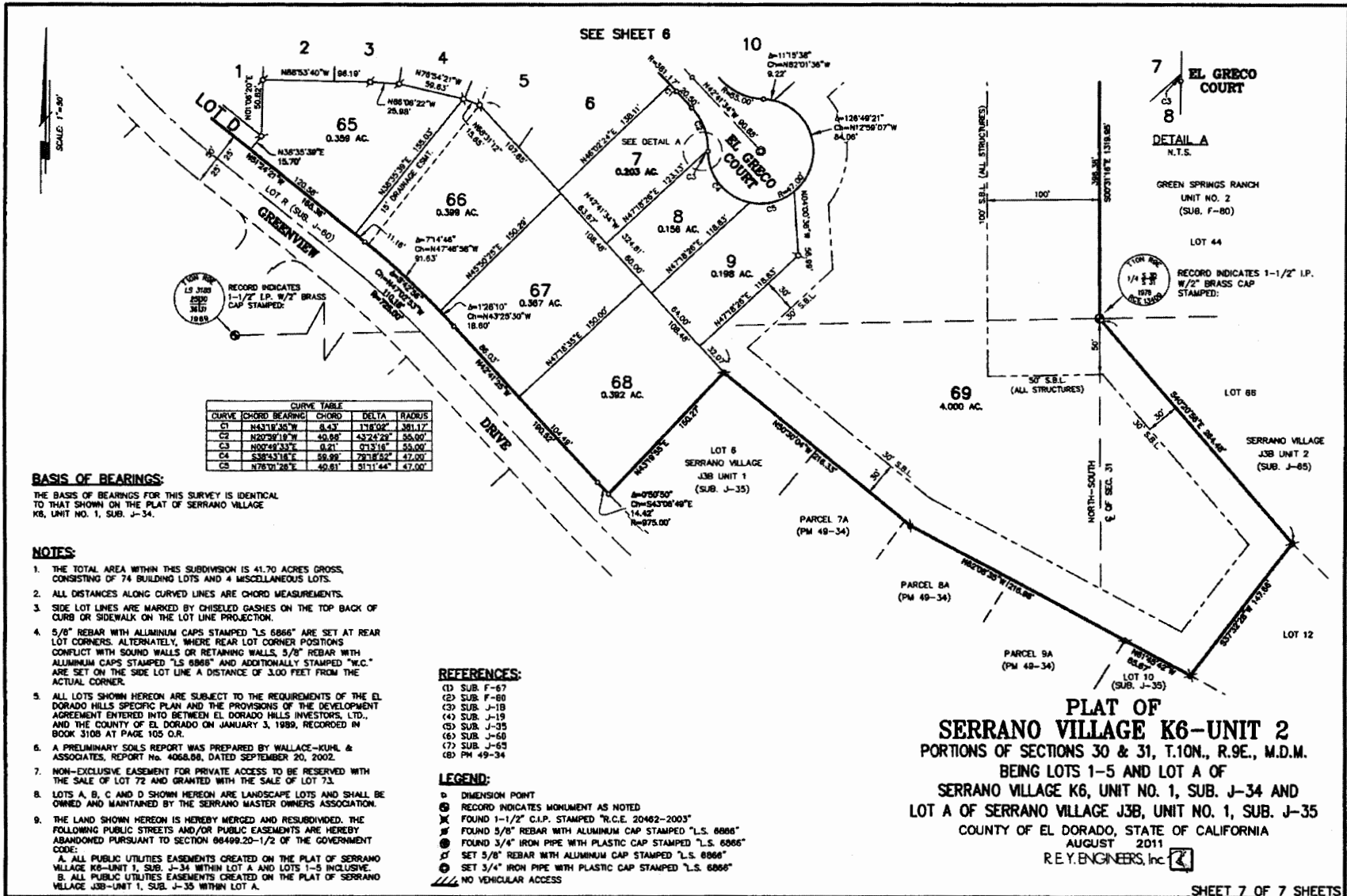
LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°27'40"E	58.31'

CURVE TABLE				
CURVE	CHORD BEARING	CHORD	RADIUS	
C1	S68°08'05"E	27.15'	85°28'22"	20.00'
C2	N23°08'05"W	41.45'	43°31'31"	528.00'
C3	N18°57'51"W	34.98'	3°48'56"	528.00'
C4	S28°32'09"W	27.33'	86°11'04"	20.00'
C5	N17°45'52"W	13.81'	126°05'	285.00'
C6	S21°33'02"E	58.38'	6°19'18"	475.00'
C7	S87°28'41"E	27.84'	88°14'00"	20.00'
C8	S88°51'18"W	6.08'	0°56'00"	373.00'
C9	S21°30'20"E	89.81'	8°53'53"	450.00'
C10	S83°25'51"W	25.02'	4°05'48"	350.00'
C11	S25°26'01"E	42.81'	5°10'30"	475.00'
C12	S31°28'44"E	47.80'	3°48'31"	475.00'
C13	S18°02'38"W	31.88'	104°48'15"	20.00'
C14	S70°27'48"W	0.32'	0°03'24"	327.00'
C15	S37°33'25"E	88.10'	11°21'47"	450.00'
C16	S42°52'18"E	140.89'	17°04'10"	475.00'
C17	N23°18'23"E	7.82'	11°32'52"	350.00'
C18	N18°57'51"W	33.29'	3°48'56"	500.00'
C19	S47°12'35"E	85.30'	8°08'32"	450.00'

- LEGEND:**
- DIMENSION POINT
  - RECORD INDICATES MONUMENT AS NOTED
  - ✕ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20482-2003"
  - ⊗ FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
  - ⊙ FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
  - ⊕ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
  - ⊖ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
  - ⊘ NO VEHICULAR ACCESS

- REFERENCES:**
- (1) SUB. F-67
  - (2) SUB. F-80
  - (3) SUB. J-18
  - (4) SUB. J-19
  - (5) SUB. J-35
  - (6) SUB. J-60
  - (7) SUB. J-65
  - (8) PH 49-34

**PLAT OF SERRANO VILLAGE K6-UNIT 2**  
 PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
 BEING LOTS 1-5 AND LOT A OF SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
 COUNTY OF EL DORADO, STATE OF CALIFORNIA  
 AUGUST 2011  
 R.E.Y. ENGINEERS, Inc.



TM-C22-0003/PD-R22-0003 Exhibit E: Tentative Subdivision Map TM01-1378/PD01-0005

5-113

**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 OFFER OF DEDICATION IN FEE FOR ROAD AND PUBLIC UTILITIES PURPOSES OF THAT 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 OCT. 10, 2011 RECORDED AT DOCUMENT NO. 11-47051 O.R. AND INCORPORATED 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 HEREAFTER GRANTED, THE RIGHT TO CONVEY EASEMENTS FOR ROAD AND UTILITIES PURPOSES OVER AND ACROSS LOT R AND EASEMENTS SHOWN HEREON, 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 WRES, CONDUITS AND PIPELINES AND APPURTENANT FIXTURES, WITH THE RIGHT TO TRIM AND REMOVE LIMBS, 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-WAYS 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 CONTIGUOUS TO ALL STREETS OR FIVE (5.00) FEET BEYOND THE TOP OF CUT OR TOE OF FILL, WHICHEVER IS LARGER, 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 DRAINAGE WAYS WHICH EXIST WITHIN THE SUBDIVISION, SUBJECT TO THAT CERTAIN AGREEMENT BETWEEN THE UNDERSIGNED OWNER AND EL DORADO COUNTY DATED OCTOBER 10, 2011, RECORDED AT DOCUMENT NO. 11-47050 O.R. AND INCORPORATED BY REFERENCE IN THIS OWNER'S STATEMENT AS IF SET FORTH IN FULL.
- E. EASEMENTS FOR INSTALLATION AND MAINTENANCE OF WATER PIPELINES TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS THE STRIPS OF LAND SHOWN HEREON AND DESIGNATED AS "WATERLINE EASEMENT."
- F. POSTAL EASEMENTS FIVE (5) FEET ADJACENT TO ALL STREET RIGHT-OF-WAYS.
- G. EASEMENTS FOR EMERGENCY ACCESS PURPOSES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, AND ACROSS AREAS SHOWN HEREON AND DESIGNATED "EMERGENCY ACCESS EASEMENT."

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.

SERRANO ASSOCIATES, LLC  
A DELAWARE LIMITED LIABILITY COMPANY

BY: PARKER DEVELOPMENT COMPANY  
A CALIFORNIA CORPORATION  
MANAGING MEMBER  
BY: [Signature]  
TITLE: President

STANDARD PACIFIC CORP.  
A DELAWARE CORPORATION

BY: [Signature]  
TITLE: AUTH REP

**SEE SHEET 2 FOR NOTARY ACKNOWLEDGMENTS:**

TM 01-1378R APPROVED APRIL 24, 2007

**PLAT OF  
SERRANO VILLAGE K6-UNIT 2  
PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
BEING LOTS 1-5 AND LOT A OF  
SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
COUNTY OF EL DORADO, STATE OF CALIFORNIA  
AUGUST 2011  
R.E.Y. ENGINEERS, Inc. [Signature]**

**SURVEYOR'S STATEMENT:**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION 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. ON JUNE, 2010. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP; THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

[Signature]  
BRYAN THOMNET, L.S. 6866  
DATE: 6/10/11



**COUNTY ENGINEER'S STATEMENT:**

I, CRAIG D. MCKIBBIN, HEREBY STATE THAT ALL THE REQUIRED CONSTRUCTION PLANS AND SPECIFICATIONS WERE APPROVED AND THAT THE SUBDIVIDER HAS EXECUTED THE NECESSARY AGREEMENT AND SUBMITTED THE REQUIRED SECURITY TO SECURE COMPLETION OF THE REQUIRED IMPROVEMENTS FOR THE SUBDIVISION.

[Signature]  
CRAIG D. MCKIBBIN, R.C.E. 35704  
COUNTY ENGINEER  
DEPARTMENT OF TRANSPORTATION  
COUNTY OF EL DORADO, CALIFORNIA  
DATE: June 22, 2011



**COUNTY TAX COLLECTOR'S STATEMENT:**

I, C.L. RAFFETY, 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.

[Signature]  
C.L. RAFFETY  
TAX COLLECTOR  
COUNTY OF EL DORADO, CALIFORNIA  
BY: [Signature]  
DEPUTY

DATE: Sept. 8, 2011

EXISTING ASSESSOR'S PARCEL NOS.: 123-350-01, 02, 03, 04, 05, 06 AND 123-360-06

**DEVELOPMENT SERVICES DIRECTOR'S STATEMENT:**

I, ROGER TROUT, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON JULY 26, 2001, BY THE BOARD OF SUPERVISORS AND ANY APPROVED ALTERATIONS THEREOF AND THAT ALL CONDITIONS IMPOSED UPON SAID APPROVALS HAVE BEEN SATISFIED.

DATE: 6-29-11

[Signature]  
ROGER TROUT  
DEVELOPMENT SERVICES DIRECTOR  
COUNTY OF EL DORADO, CALIFORNIA

BY: [Signature]  
PRINCIPAL PLANNER  
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, IF REQUIRED, 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 TENTATIVE MAP, IF REQUIRED, HAVE BEEN COMPLIED WITH. I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

[Signature]  
RICHARD L. BRINER, L.S. 5084  
COUNTY SURVEYOR  
COUNTY OF EL DORADO, CALIFORNIA

DATE: 9-8-11

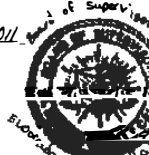


**BOARD CLERK'S STATEMENT:**

I, SUZANNE ALLEN DE SANCHEZ, HEREBY STATE THAT THE BOARD OF SUPERVISORS, BY ORDER ON \_\_\_\_\_ ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION AND ACCEPT SUBJECT TO IMPROVEMENTS FOR PUBLIC USES, THE ROADS COURTS AND CIRCLES, AND FURTHER ACCEPTS ON BEHALF OF THOSE PUBLIC ENTITIES THAT WILL PROVIDE SERVICES, SUBJECT TO THE PURVEYOR'S CONSTRUCTION STANDARDS, THE EASEMENTS AS SHOWN 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.

[Signature]  
SUZANNE ALLEN DE SANCHEZ  
CLERK OF THE BOARD OF SUPERVISORS  
COUNTY OF EL DORADO, CALIFORNIA  
BY: [Signature]  
BOARD CLERK

DATE: 12-4-2011



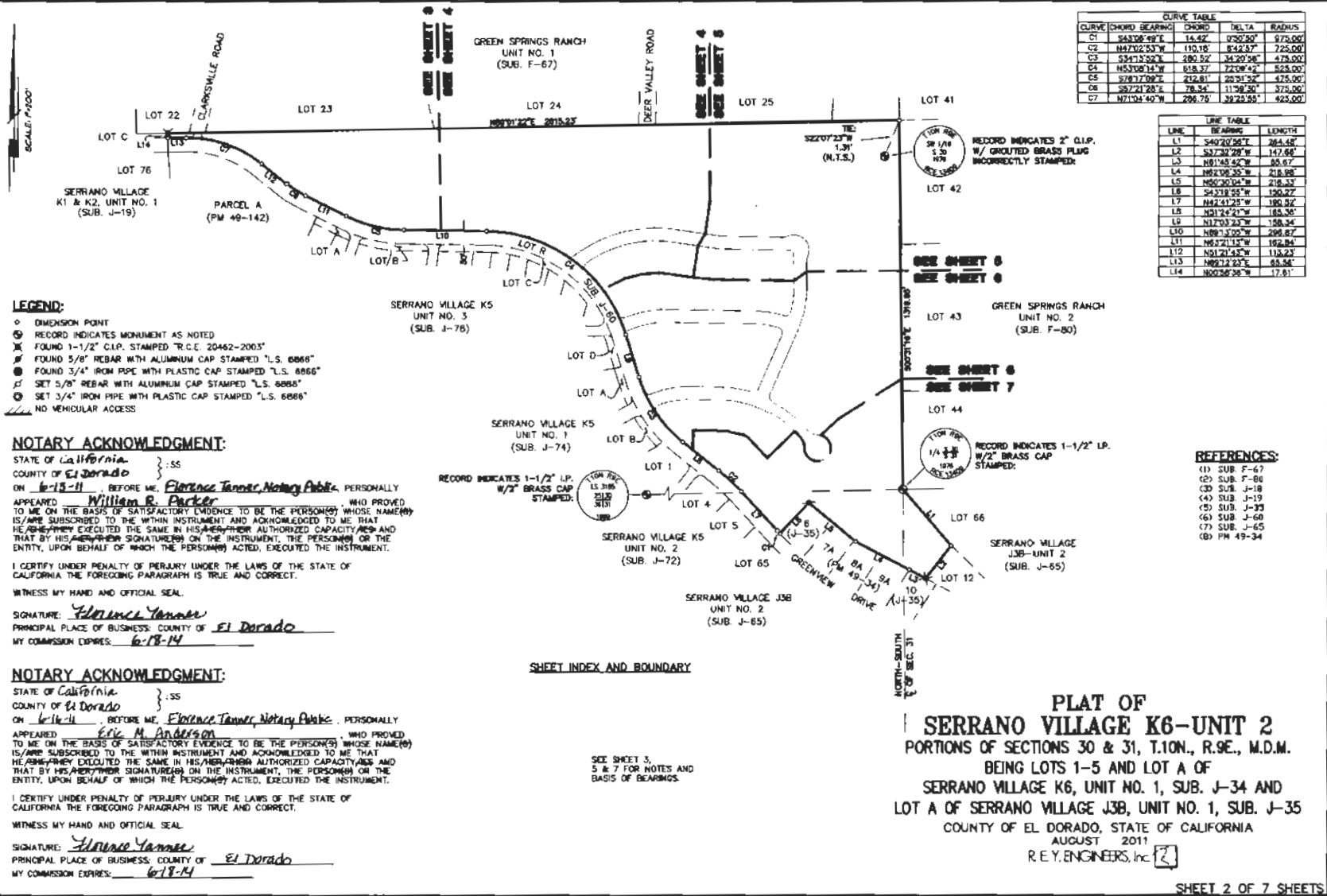
**RECORDER'S STATEMENT:**

FILED THIS 11<sup>th</sup> DAY OF October, 2011 AT 08:38:47, IN BOOK 113 OF MAPS, AT PAGE 113, DOCUMENT NO. 2011-001701 AT THE REQUEST OF SERRANO ASSOCIATES, LLC. TITLE TO THE LAND INCLUDED IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. 124491, PREPARED BY PLACER TITLE COMPANY AND IS ON FILE IN THIS OFFICE.

[Signature]  
WILLIAM E. SCHULTZ  
COUNTY RECORDER, CLERK  
COUNTY OF EL DORADO, CALIFORNIA  
BY: [Signature]  
DEPUTY

SHEET 1 OF 7 SHEETS

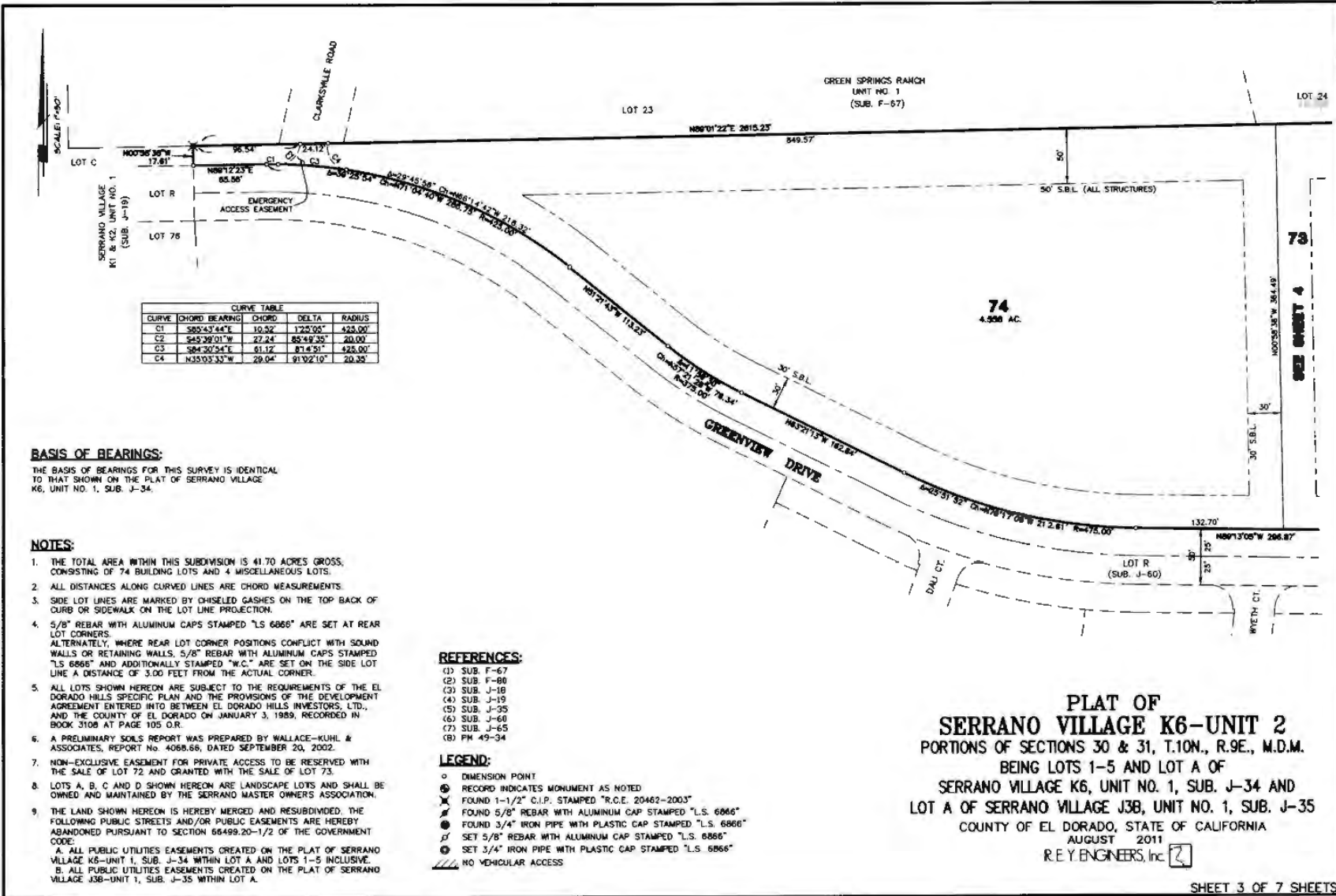
3-113



TM-C22-0003/PD-R22-0003 Exhibit F: Recorded Subdivision Map, J-113

J-113B

J-113B



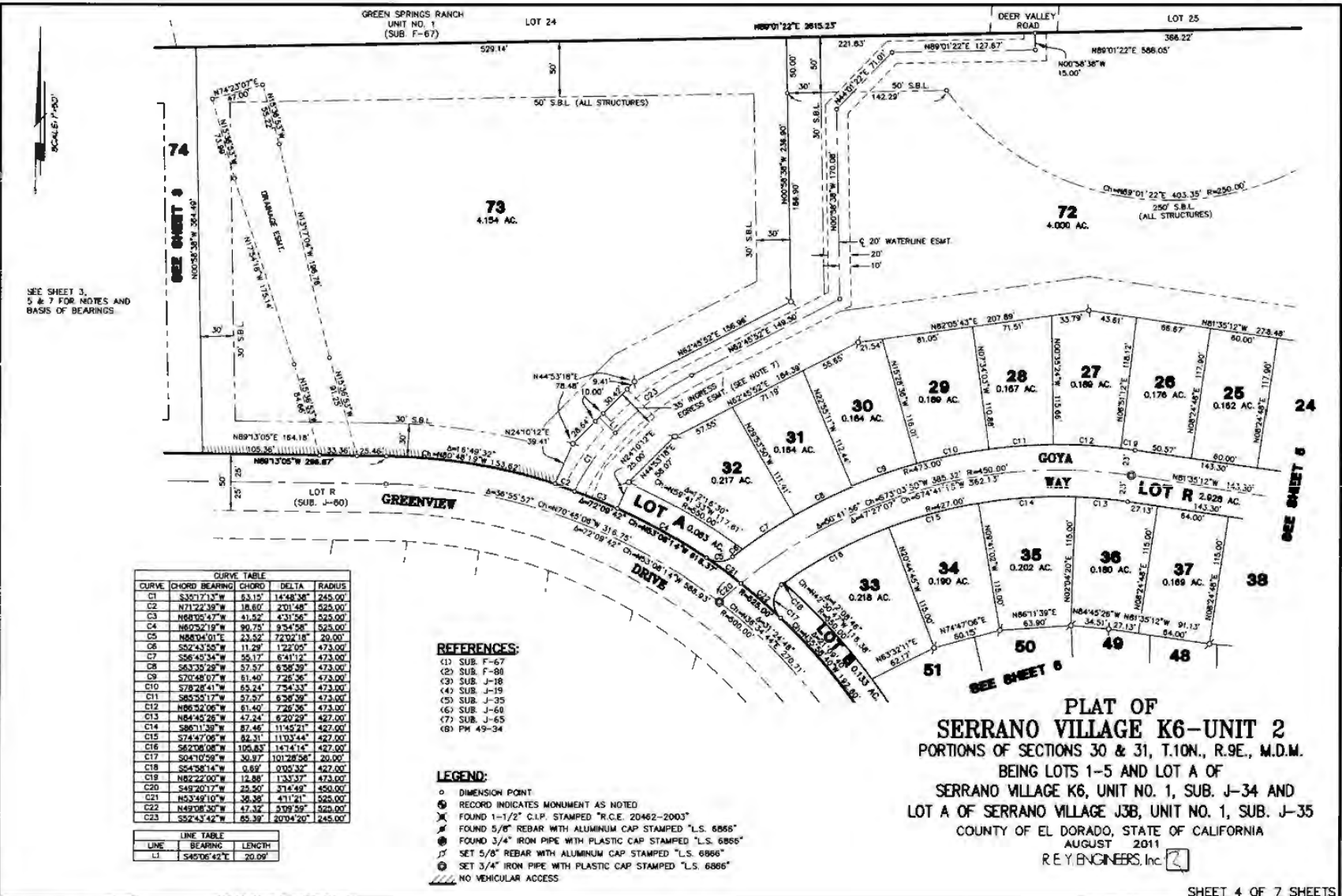
J-113B

J-113B

TM-C22-0003/PD-R22-0003 Exhibit F: Recorded Subdivision Map, J-113

J-113C

J-113C



SEE SHEET 3, 5 & 7 FOR NOTES AND BASIS OF BEARINGS

CURVE TABLE				
CURVE	CHORD BEARING	CHORD	RADIUS	
C1	S30°17'13"W	63.15'	14°48'38"	245.00'
C2	N71°22'39"W	18.60'	2°01'48"	525.00'
C3	N88°05'37"W	41.52'	4°31'58"	525.00'
C4	N69°52'19"W	90.75'	9°34'58"	525.00'
C5	N86°04'01"E	23.52'	7°02'18"	20.00'
C6	S52°43'55"W	11.28'	1°22'05"	473.00'
C7	S56°45'34"W	55.17'	6°41'12"	473.00'
C8	S63°35'28"W	57.57'	6°36'59"	473.00'
C9	S70°48'07"W	81.40'	7°28'36"	473.00'
C10	S78°28'41"W	65.24'	7°34'33"	473.00'
C11	S85°55'17"W	57.57'	6°36'59"	473.00'
C12	N86°52'06"W	61.40'	7°28'36"	473.00'
C13	N84°45'28"W	47.24'	6°20'32"	473.00'
C14	S98°11'30"W	87.46'	11°45'21"	427.00'
C15	S74°47'09"W	62.31'	11°03'44"	427.00'
C16	S62°08'08"W	106.63'	14°41'14"	427.00'
C17	S04°10'59"W	30.97'	1°01'28"58"	30.90'
C18	S64°58'14"W	0.86'	0°03'32"	427.00'
C19	N82°22'00"W	12.86'	1°33'57"	473.00'
C20	S48°20'17"W	25.50'	3°14'49"	450.00'
C21	N53°49'10"W	36.36'	4°11'21"	525.00'
C22	N49°08'30"W	47.33'	5°09'59"	525.00'
C23	S52°43'42"W	65.39'	7°04'20"	245.00'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S45°06'42"E	20.09'

REFERENCES:

- (1) SUB. F-67
- (2) SUR. F-80
- (3) SUB. J-18
- (4) SUB. J-19
- (5) SUB. J-35
- (6) SUB. J-60
- (7) SUB. J-65
- (8) PW 49-34

LEGEND:

- DIMENSION POINT
- ⊗ RECORD INDICATES MONUMENT AS NOTED
- ⊗ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20462-2003"
- ⊗ FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
- ⊗ FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
- ⊗ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
- ⊗ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
- NO VEHICULAR ACCESS

PLAT OF  
**SERRANO VILLAGE K6-UNIT 2**  
 PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
 BEING LOTS 1-5 AND LOT A OF  
 SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
 LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
 COUNTY OF EL DORADO, STATE OF CALIFORNIA  
 AUGUST 2011  
 R E Y ENGINEERS, Inc.

SHEET 4 OF 7 SHEETS

J-113C

J-113C

TM-C22-0003/PD-R22-0003 Exhibit F: Recorded Subdivision Map, J-113



CURVE TABLE				
CURVE	CHORD BEARING	CHORD	DELTA	RADIUS
C1	S85°14'28"E	41.88'	7°18'28"	327.00'
C2	S85°14'28"E	44.61'	7°18'28"	350.00'
C3	S82°44'28"E	15.03'	2°18'32"	373.00'
C4	S86°23'42"E	37.53'	4°59'58"	373.00'
C5	N78°11'00"E	15.65'	25°50'31"	35.00'
C6	S82°17'35"W	41.28'	44°03'31"	35.00'
C7	N48°56'55"W	49.72'	43°22'31"	35.00'
C8	N09°09'56"W	34.08'	36°06'26"	55.00'
C9	N17°06'16"E	19.72'	16°25'57"	55.00'
C10	S12°23'59"W	15.65'	25°50'31"	35.00'
C11	N44°42'28"W	27.86'	88°22'24"	20.00'
C12	N44°42'28"W	58.94'	88°22'24"	43.00'

**BASIS OF BEARINGS:**

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL TO THAT SHOWN ON THE PLAT OF SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34.

**NOTES:**

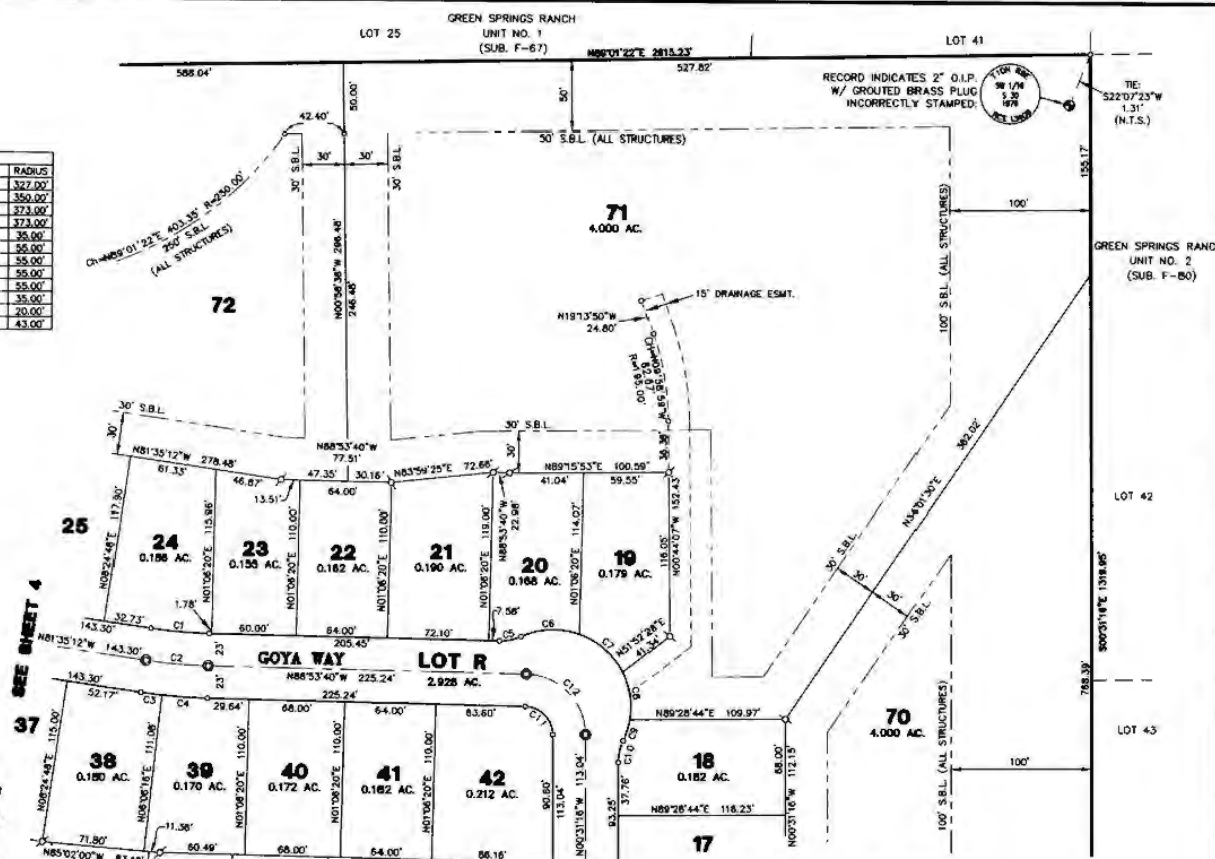
1. THE TOTAL AREA WITHIN THIS SUBDIVISION IS 41.70 ACRES GROSS, CONSISTING OF 74 BUILDING LOTS AND 4 MISCELLANEOUS LOTS.
2. ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
3. SIDE LOT LINES ARE MARKED BY CHISELED CASHES ON THE TOP BACK OF CURB OR SIDEWALK ON THE LOT LINE PROJECTION.
4. 5/8" REBAR WITH ALUMINUM CAPS STAMPED "LS 6866" ARE SET AT REAR LOT CORNERS. ALTERNATELY, WHERE REAR LOT CORNER POSITIONS CONFLICT WITH SOUND WALLS OR RETAINING WALLS, 5/8" REBAR WITH ALUMINUM CAPS STAMPED "LS 6866" AND ADDITIONALLY STAMPED "R.C." ARE SET ON THE SIDE LOT LINE A DISTANCE OF 3.00 FEET FROM THE ACTUAL CORNER.
5. ALL LOTS SHOWN HEREON ARE SUBJECT TO THE REQUIREMENTS OF THE EL DORADO HILLS SPECIFIC 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, 1989, RECORDED IN BOOK 3108 AT PAGE 105 O.R.
6. A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE-KUHL & ASSOCIATES, REPORT NO. 4068.66, DATED SEPTEMBER 20, 2002.
7. NON-EXCLUSIVE EASEMENT FOR PRIVATE ACCESS TO BE RESERVED WITH THE SALE OF LOT 72 AND GRANTED WITH THE SALE OF LOT 73.
8. LOTS A, B, C AND D SHOWN HEREON ARE LANDSCAPE LOTS AND SHALL BE OWNED AND MAINTAINED BY THE SERRANO MASTER OWNERS ASSOCIATION.
9. THE LAND SHOWN HEREON IS HEREBY MERGED AND RESUBDIVIDED. THE FOLLOWING PUBLIC STREETS AND/OR PUBLIC EASEMENTS ARE HEREBY ABANDONED PURSUANT TO SECTION 66499.20-1/2 OF THE GOVERNMENT CODE:
  - A. ALL PUBLIC UTILITIES EASEMENTS CREATED ON THE PLAT OF SERRANO VILLAGE K6-UNIT 1, SUB. J-34 WITHIN LOT A AND LOTS 1-5 INCLUSIVE.
  - B. ALL PUBLIC UTILITIES EASEMENTS CREATED ON THE PLAT OF SERRANO VILLAGE J38-UNIT 1, SUB. J-35 WITHIN LOT A.

**LEGEND:**

- DIMENSION POINT
- RECORD INDICATES MONUMENT AS NOTED
- ✕ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20462-2003"
- FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "LS. 6866"
- FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "LS. 6866"
- ⚡ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "LS. 6866"
- ⚡ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "LS. 6866"
- /// NO VEHICULAR ACCESS

**REFERENCES:**

- (1) SUB. F-67
- (2) SUB. F-60
- (3) SUB. J-18
- (4) SUB. J-19
- (5) SUB. J-35
- (6) SUB. J-60
- (7) SUB. J-65
- (8) PH 49-34

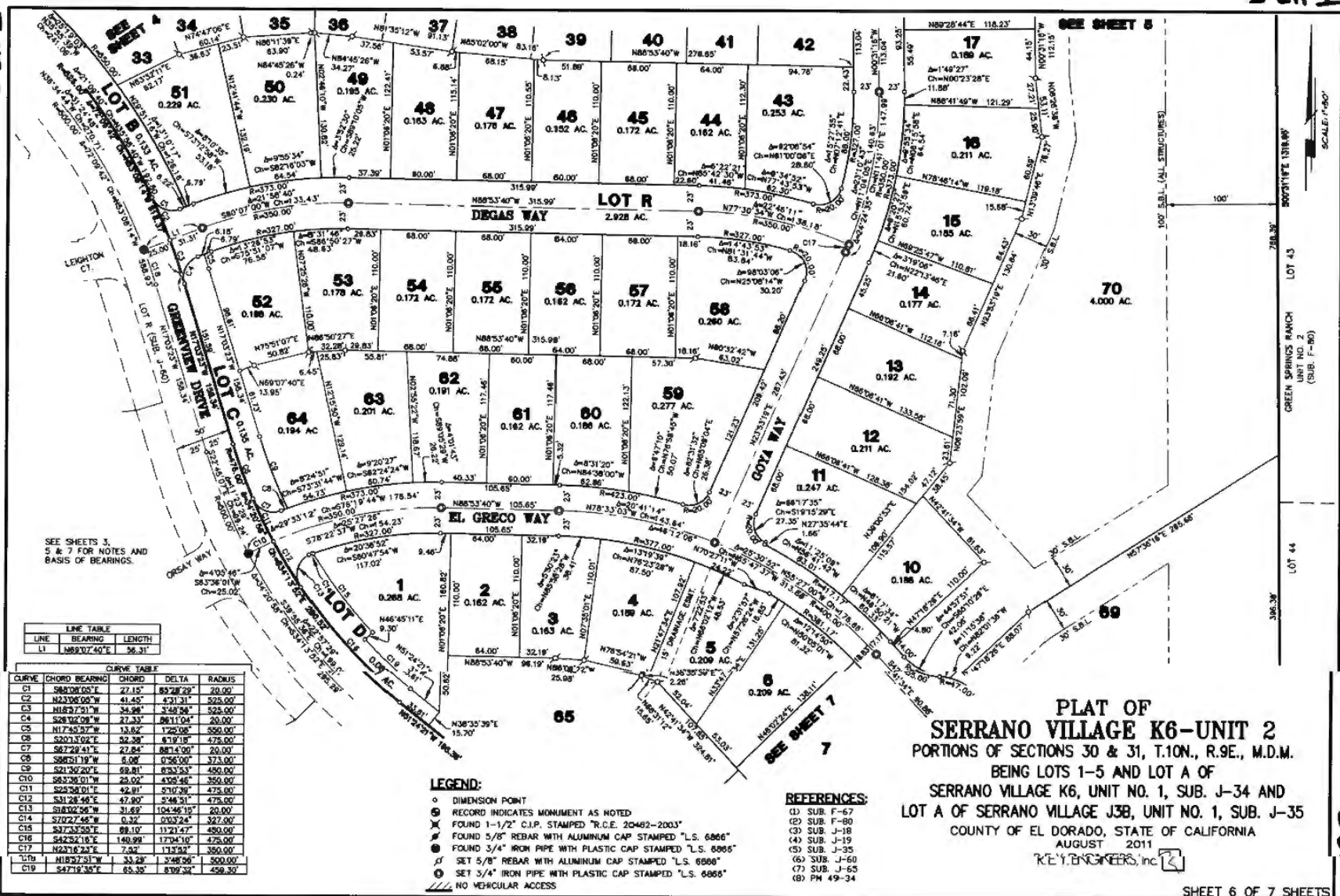


**PLAT OF**  
**SERRANO VILLAGE K6-UNIT 2**  
 PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
 BEING LOTS 1-5 AND LOT A OF  
 SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
 LOT A OF SERRANO VILLAGE J38, UNIT NO. 1, SUB. J-35  
 COUNTY OF EL DORADO, STATE OF CALIFORNIA  
 AUGUST 2011  
 R E Y ENGINEERS, Inc.



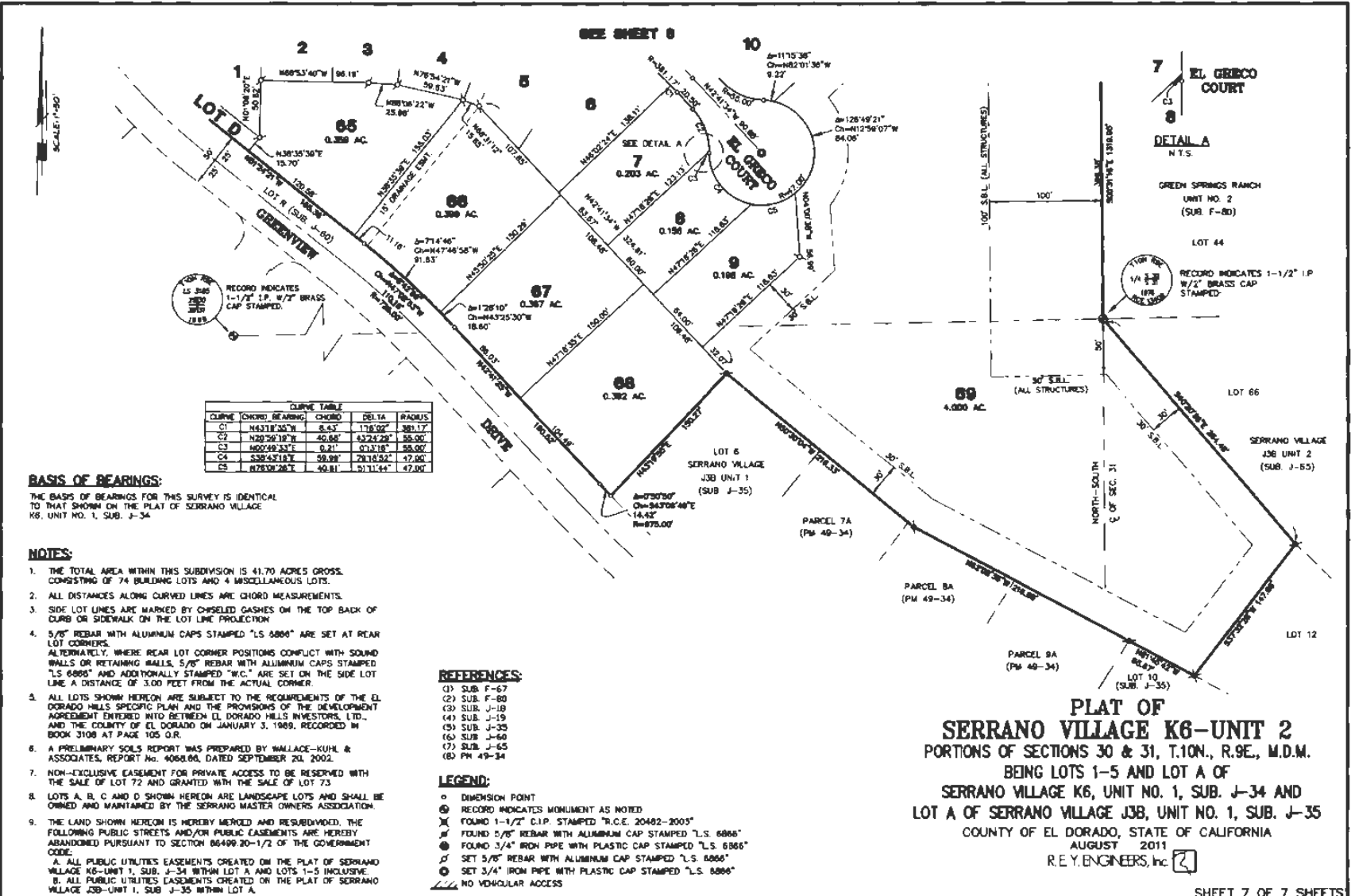
J-113E

J-113E



J-113E

TM-C22-0003/PD-R22-0003 Exhibit F: Recorded Subdivision Map, J-113



# PROPOSED SUBDIVISION MAP AMENDMENT/ PLANNED DEVELOPMENT

**PURPOSE:** THE PURPOSE OF THESE APPLICATIONS IS TO REMOVE A PORTION OF THE VEHICULAR ACCESS RESTRICTION WITHIN LOT 73 OF SUB. J-113 TO ALLOW DRIVEWAY ACCESS TO GREENVIEW DRIVE FOR THE SINGLE FAMILY RESIDENCE BEING DESIGNED ON THE LOT. THE IMAGE BELOW IS THE ACTUAL SHEET FROM THE SUBDIVISION MAP THAT WAS FILED AND CREATED THE LOT AND THE ACCESS RESTRICTION. THE OUTLINE OF THE PROPOSED DRIVEWAY AND RESIDENCE ARE OVERLAID TO ILLUSTRATE THE PORTION OF THE ACCESS RESTRICTION TO BE REMOVED AND THE PORTION TO REMAIN.

**APPLICANT/ AGENT:**

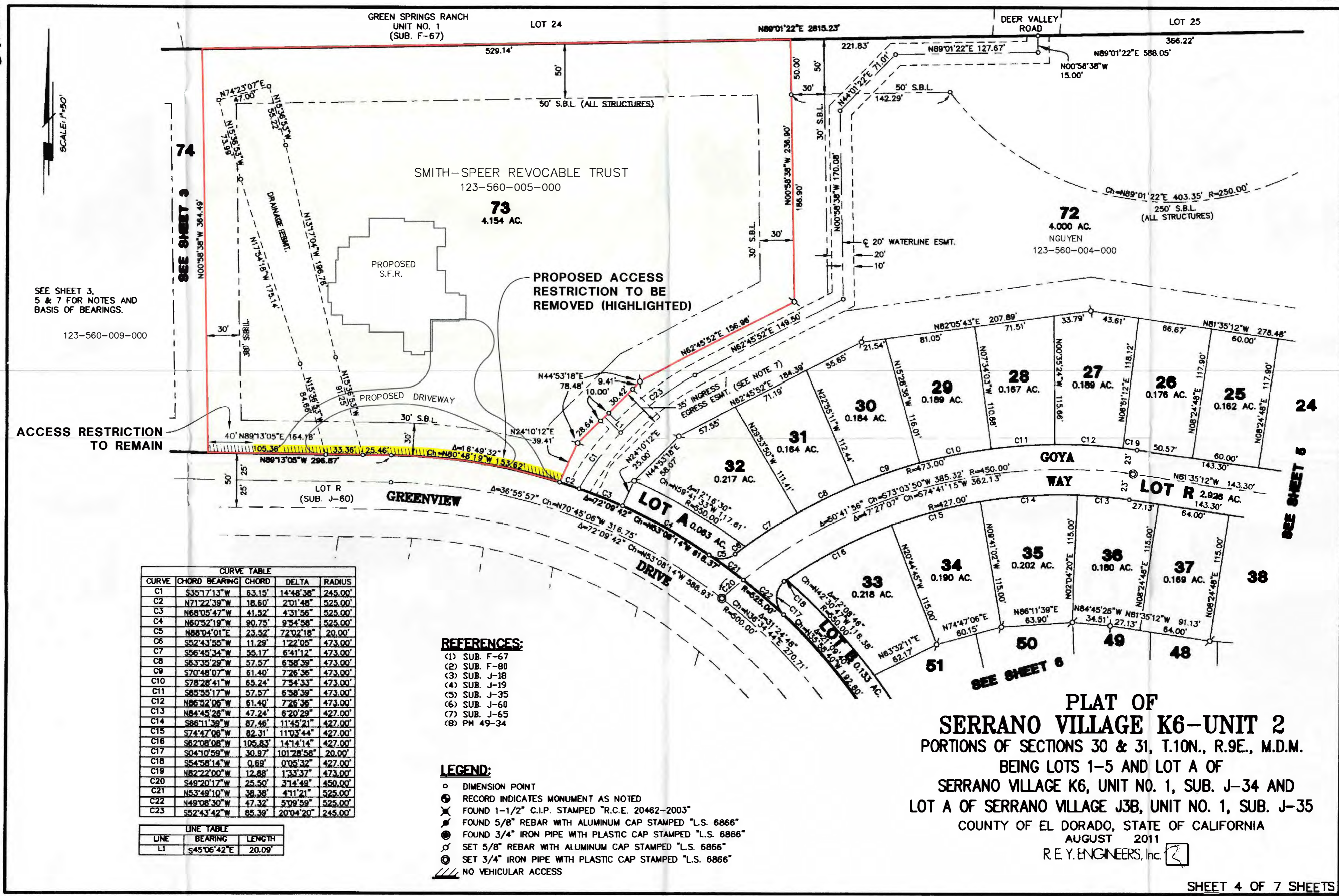
R.E.Y. ENGINEERS, INC.  
905 SUTTER STREET, SUITE 200  
FOLSOM, CALIFORNIA 95630  
PHONE: (916) 366-3040  
CONTACT: BRIAN THIONNET

**PROPERTY OWNER:**

SMITH-SPEER REVOCABLE TRUST  
TRUSTEES WAYNE R. SMITH AND DEBRA F. SPEER  
5263 DIA VINCI DRIVE  
EL DORADO HILLS, CA 95762  
PHONE: (530) 368-0742

**ENGINEER:**

R.E.Y. ENGINEERS, INC.  
905 SUTTER STREET, SUITE 200  
FOLSOM, CALIFORNIA 95630  
PHONE: (916) 366-3040



SEE SHEET 3,  
5 & 7 FOR NOTES AND  
BASIS OF BEARINGS.  
123-560-009-000

CURVE	CHORD BEARING	CHORD	DELTA	RADIUS
C1	S35°17'13"W	63.15'	14°48'38"	245.00'
C2	N71°22'39"W	18.60'	2°01'48"	525.00'
C3	N88°05'47"W	41.52'	4°31'56"	525.00'
C4	N80°52'19"W	90.75'	9°54'58"	525.00'
C5	N88°04'01"E	23.52'	7°23'21"	20.00'
C6	S52°43'59"W	11.29'	1°22'05"	473.00'
C7	S66°45'34"W	58.17'	6°41'12"	473.00'
C8	S63°35'29"W	57.57'	6°36'39"	473.00'
C9	S70°48'07"W	61.40'	7°26'36"	473.00'
C10	S78°28'41"W	65.24'	7°54'33"	473.00'
C11	S85°55'17"W	57.57'	6°36'39"	473.00'
C12	N86°32'06"W	61.40'	7°26'36"	473.00'
C13	N84°45'26"W	47.24'	6°20'29"	427.00'
C14	S86°11'39"W	87.46'	11°45'21"	427.00'
C15	S74°47'06"W	82.31'	11°03'44"	427.00'
C16	S62°08'08"W	105.83'	14°14'14"	427.00'
C17	S04°10'59"W	30.97'	1°01'28"58"	20.00'
C18	S54°58'14"W	0.69'	0°05'32"	427.00'
C19	N82°22'00"W	12.88'	1°33'37"	473.00'
C20	S49°20'17"W	28.50'	3°14'49"	450.00'
C21	H53°49'10"W	38.38'	4°11'21"	525.00'
C22	N49°08'30"W	47.32'	5°09'59"	525.00'
C23	S52°43'42"W	85.39'	20°04'20"	245.00'

**REFERENCES:**

- (1) SUB. F-67
- (2) SUB. F-80
- (3) SUB. J-18
- (4) SUB. J-19
- (5) SUB. J-35
- (6) SUB. J-60
- (7) SUB. J-65
- (8) PM 49-34

**LEGEND:**

- DIMENSION POINT
- ⊕ RECORD INDICATES MONUMENT AS NOTED
- ✕ FOUND 1-1/2" C.I.P. STAMPED "R.C.E. 20462-2003"
- ⊙ FOUND 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
- ⊙ FOUND 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
- ⊙ SET 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 6866"
- ⊙ SET 3/4" IRON PIPE WITH PLASTIC CAP STAMPED "L.S. 6866"
- NO VEHICULAR ACCESS

**PLAT OF  
SERRANO VILLAGE K6-UNIT 2  
PORTIONS OF SECTIONS 30 & 31, T.10N., R.9E., M.D.M.  
BEING LOTS 1-5 AND LOT A OF  
SERRANO VILLAGE K6, UNIT NO. 1, SUB. J-34 AND  
LOT A OF SERRANO VILLAGE J3B, UNIT NO. 1, SUB. J-35  
COUNTY OF EL DORADO, STATE OF CALIFORNIA  
AUGUST 2011  
R.E.Y. ENGINEERS, INC.**

SHEET 4 OF 7 SHEETS

**PLANNING APPROVAL:**

APPROVED BY THE PLANNING DIRECTOR:

EL DORADO CO. PLANNING DIRECTOR DATE

TM-C22-0003/PD-R22-0003 Exhibit G: Proposed Serrano Village K5 & K6 Revised Map

CHECKED BY	
NO. REVISION DESCRIPTION	
DRAWING SCALE	HOR. SCALE: 1"=50' VERT. SCALE: 1"=50'
PROPOSED SUBDIVISION MAP AMENDMENT/ PLANNED DEVELOPMENT <b>LOT 73- SUB. J-113</b> CALIFORNIA EL DORADO COUNTY	
DRAWING CREATION	DATE: 8/21/2011 DRAFTER: RJC DESIGNER: PROJECT ENG.:
PROJECT NO.	9272.001
SHEET NO.	1 OF 1