

RECORDING REQUESTED BY  
AND WHEN RECORDED RETURN TO:

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

Name: Janice Lynn Taylor Family Trust.

Project: Silver Dove Infrastructure  
A.P.N.: 119-100-12  
Date:

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

Above section for Recorder's use

**IRREVOCABLE OFFER OF DEDICATION FOR  
ROAD RIGHT OF WAY AND PUBLIC SERVICE EASEMENT**

**JANICE TAYLOR AS TRUSTEE OF THE JANICE LYNN TAYLOR FAMILY 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, and a Public Service Easement for any and all public purposes, to erect, install, construct, remove, repair, replace, reconstruct, maintain and use, for public service purposes, any and all materials, fixtures, appliances, equipment, pipes, pipelines, wires and cables (including fiber optics) necessary for the transmission, distribution and delivery of electricity, water, sewer, storm water, gas, cable television, communication and information service utilities, together with any and all appurtenances thereto, including the right from time to time to trim and to cut down and clear away or otherwise control any trees or brush, to restrict trees placed within the limits of the Public Service Easement to a maximum height of fifteen feet (15') at maturity and prohibiting the construction of buildings, structures and wells within these areas, 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 23 day of Aug, 2017.

GRANTOR

**JANICE LYNN TAYLOR FAMILY TRUST**

*Janice Taylor, trustee*  
**JANICE TAYLOR, Trustee**

**APN 119-100-12  
LEGAL DESCRIPTION**

All that real property situated in the County of El Dorado, State of California, being a portion of real property conveyed by deed to JANICE TAYLOR AS TRUSTEE OF THE JANICE LYNN TAYLOR FAMILY TRUST, hereinafter referred to as "TAYLOR" Property, recorded in Document No. 2013-0058133, Official Records of said County, lying within the Southwest One Quarter of Section 6, T. 9 N., R. 9 E., M.D.M. and being more particularly described as follows:

**Road Right of Way**

**COMMENCING** at a 1-1/2" capped iron pipe stamped "LS 3864" marking the Northwest corner of Parcel "B" as shown on that certain Parcel Map, filed in the office of the County Recorder in Book 25 of Parcel Maps, Page 49; thence South 01°03'21" East 3545.17 feet to the Northeast corner of said "TAYLOR" Property and the true **POINT OF BEGINNING**; thence along the East line of said "TAYLOR" Property, South 01°02'27" East 451.23 feet to the Southeast corner of said "TAYLOR" Property; thence along the South line of said "TAYLOR" Property, South 89°58'34" West 12.87 feet; thence leaving said South line, along the arc of a 590.00 foot radius curve, concave Northeasterly and being subtended by a chord bearing North 08°01'24" West 143.83 feet; thence North 01°01'20" West 308.74 feet to a point on the North line of said "TAYLOR" property, hereinafter referred to as **Point "A"**; thence North 89°54'50" East 30.26 feet to the **POINT OF BEGINNING**, containing an area of 12,856 square feet, more or less.

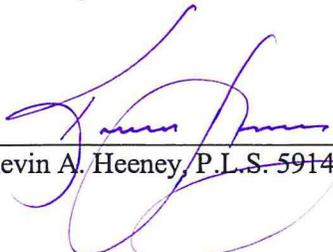
**Public Service Easement**

**BEGINNING** at the aforementioned **Point "A"**; thence along the North line of said "TAYLOR" Property South 89°54'50" West, 23.43 feet; thence leaving said North line, South 22°11'09" East, 20.20 feet; thence South 01°02'41" West, 90.56 feet; thence South 01°52'45" East, 72.18 feet; thence South 03°00'32" East, 48.98 feet; thence South 07°01'09" East, 71.47 feet; thence South 10°59'11" East, 59.28 feet; thence South 09°09'48" West, 27.37 feet; thence South 02°58'38" West, 64.72 feet to a point on the South line of said "TAYLOR" Property; thence along said South line, North 89°58'34" East, 25.79 feet; thence leaving said South line, along the arc of a 590.00 foot radius curve, concave Northeasterly and being subtended by a chord bearing North 08°01'24" West 143.83 feet; thence North 01°01'20" West 308.74 feet to the **POINT OF BEGINNING**, containing an area of 6,594 square feet, more or less.

**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



08/10/2017  
Date

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

# Exhibit 'B'

APN 115-040-16

POINT OF COMMENCEMENT  
FND 1 1/2" CIP LS 3864  
NW CORNER PARCEL B  
PM 25 49

PARCEL B  
PM 25-49

APN 119-100-11

POINT 'A'

S89°54'50"W 23.43'

S01°03'21"E

3545.17'

N89°54'50"E  
30.26'

S22°11'09"E 20.20'

POINT OF BEGINNING  
NE CORNER  
'TAYLOR' PROPERTY

S1°02'41"W 90.56'

I.O.D. PUBLIC SERVICE EASEMENT

AREA=6594 SQUARE FEET

S1°52'45"E 72.18'

N1°01'20"W 308.74'

APN 119-100-45

S3°00'32"E 48.98'

IOD (IN FEE)  
ROAD RIGHT OF WAY

AREA=12,856 SQUARE FEET

APN 119-100-12

S7°01'09"E 71.47'

S01°02'27"E

S10°59'11"E 59.28'

R=590.00'  
Δ=14°00'09"  
N8°01'24"W  
143.83'

S9°09'48"W 27.37'

S2°58'38"W 64.72'

SE CORNER  
'TAYLOR' PROPERTY

APN 119-040-05

N89°58'34"E 25.79'

S89°58'34"W 12.87'

APN 119-100-16



OWNER:  
THE JANICE LYNN TAYLOR FAMILY TRUST  
2013-0058133

DATE:  
04/03/2017

DRAWN BY:  
KAH

SHEET  
1 OF  
1

SCALE:  
1"=100'

JOB NO.  
08-069-001

A.P.N. 119-100-12

IRREVOCABLE OFFER OF DEDICATION

**cta** Engineering & Surveying

Civil Engineering • Land Surveying • Land Planning  
3233 Manier Circle, Rancho Cordova, CA 95742  
T (916) 636-0919 • F (916) 636-2478 • www.ctaes.net

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

DATE: 08/10/2017

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.

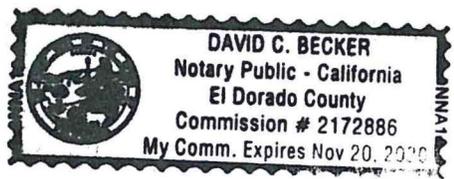
STATE OF CALIFORNIA  
COUNTY OF EL DORADO

On AUGUST 23 2017, before me, DAVID C. BECKER,  
a Notary Public, personally appeared JANICE TAYLOR,  
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]  
Notary Public in and for said County and State



Notary Public Seal

**CONSENT TO THE MAKING OF AN  
IRREVOCABLE OFFER OF DEDICATION**

At a regular meeting of the Board of Supervisors of the County of El Dorado held on \_\_\_\_\_, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY AND PUBLIC SERVICE EASEMENT dated August 23, 2017 from, Janice Taylor as Trustee of the Janice Lynn Taylor Family Trust, for a Road Right of Way Easement, including the underlying fee, and a Public Service Easement 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 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_

COUNTY OF EL DORADO

By: \_\_\_\_\_

Chair, Board of Supervisors

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

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