

RECORDING REQUESTED BY  
AND WHEN RECORDED RETURN TO:

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

Name: Ahlers, Ronald A. & Jeannie P.

Project: La Caille Estates (Off-site)  
A.P.N.: 070-072-96  
Date:



El Dorado, County Recorder  
William Schultz Co Recorder Office  
**DOC- 2018-0044040-00**

Acct 30-EL DORADO CO BOARD OF SUPERVISORS  
Friday, NOV 16, 2018 08:15:23  
Ttl Pd \$0.00 Rcpt # 0001974001  
MMP/C1/1-10

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

18-1698

Above section for Recorder's use

**IRREVOCABLE OFFER OF DEDICATION FOR  
ROAD AND PUBLIC UTILITY EASEMENT**

**RONALD A. AHLERS AND JEANNIE P. AHLERS, HUSBAND AND WIFE AS JOINT TENANTS,** 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 and Public Utility Easement 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 24 day of MARCH, 2017.

GRANTOR

Ronald A. Ahlers  
Ronald A. Ahlers

Jeannie P. Ahlers  
Jeannie P. Ahlers

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 MARCH 24 2017, before me, ALESIA DEVOL,  
a Notary Public, personally appeared RONALD A AHLERS and JEANNIE PAHLERS,  
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

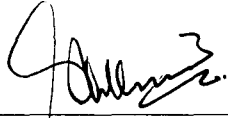


Notary Public Seal

BENEFICIARY STATEMENT

The undersigned, Beneficiary under that certain Deed of Trust dated May 8, 2003, as Instrument No. 2003-0049765, with beneficial interest assigned as recorded in Instrument No. 2013-0057938, Official Records of the County of El Dorado, hereby consent to the recording of this document.

NATIONSTAR MORTGAGE, LLC



Name: Mohamed Hameed

Title: Vice President



Name: Colleen Barnett

Title: Vice President

*All signatures must be acknowledged by a notary public.*

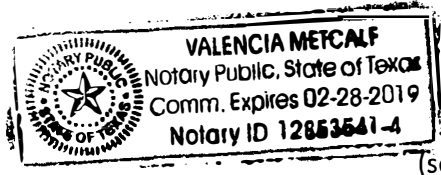
STATE OF Texas

COUNTY OF Dallas

On 18 MAY, 2017, before me, Valencia Met calf, a Notary Public in and for Dallas county, in State of Texas, personally appeared MOHAMED HOMER, (name of signer), COLLEEN BARNETT, (title of signer) personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(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, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

  
Signature



(seal)

Name: Valencia Metcalf  
Notary Expires: FEB 28 2019

BENEFICIARY'S STATEMENT

The undersigned, Beneficiary under that certain Deed of Trust dated October 25, 2006, and recorded November 3, 2006 as Instrument No. 2006-0075520, with beneficial interest assigned as recorded in Instrument No. 2013-0052787, Official Records of El Dorado County, hereby consent to the recording of this document.

National City Bank., IT'S SUCCESSORS AND ASSIGNS  
BY DITECH FINANCIAL LLC

Richard Franklin 9/20/18

Name: RICHARD FRANKLIN

Title: AVP

Name: \_\_\_\_\_

Title: \_\_\_\_\_

*All signatures must be acknowledged by a notary public.*

**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 SOUTH DAKOTA  
County of PENNINGTON )

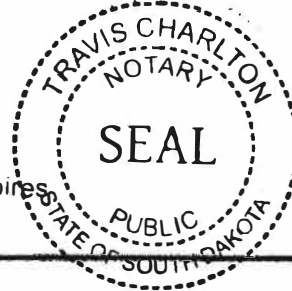
On SEPTEMBER 20, 2018 before me, TRAVIS CHARLTON  
(insert name and title of the officer)

personally appeared RICHARD FRANKLIN, ASSISTANT VICE PRESIDENT  
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 [Signature] My Commission Expires  
March (Seal) 21



My Commission Expires  
March 16, 2021

Exhibit 'A'

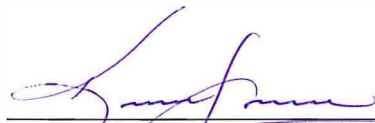
Road and Public Utility Easement

All that real property situate in the County of El Dorado, State of California, lying within the Southeast One-quarter of Section 35, Township 10 North, Range 9 East, M.D.M., being a portion of Tract 1 as shown on that certain Record of Survey filed in the office of the County Recorder of El Dorado County in Book 24 of Surveys, Page 19 and being more particularly described as follows:

**BEGINNING** at a point on the West line of said Tract 1 from which the Northwest corner of said Tract 1 bears North 00°11'31" East, 30.45 feet, said point being the intersection of said West line and the South line of Meder Road as described in the Irrevocable Offer of Dedication for Road and Public Utility Easement recorded in Book 2385, Page 181, Official Records of El Dorado County; thence along said West line South 00°11'31" West, 46.56 feet; thence leaving said West line, North 34°53'58" East, 6.11 feet; thence South 55°06'02" East, 4.83 feet; thence North 34°53'58" East, 11.63 feet; thence along the arc of a curve to the right, having a radius of 19.50 feet, the chord of which bears North 81°05'23" East, 28.14 feet; thence South 52°43'13" East, 22.56 feet; thence North 37°16'47" East, 4.96 feet to a point on the South line of Meder Road as described in said Irrevocable Offer of Dedication; thence along the South line of Meder Road, along the arc of a non-tangent curve, concave to the Southwest, having a radius of 500.00 feet, the chord of which bears North 57°22'34" West, 74.46 feet to the **POINT OF BEGINNING**, containing 979 square feet, more or less.

End of Description

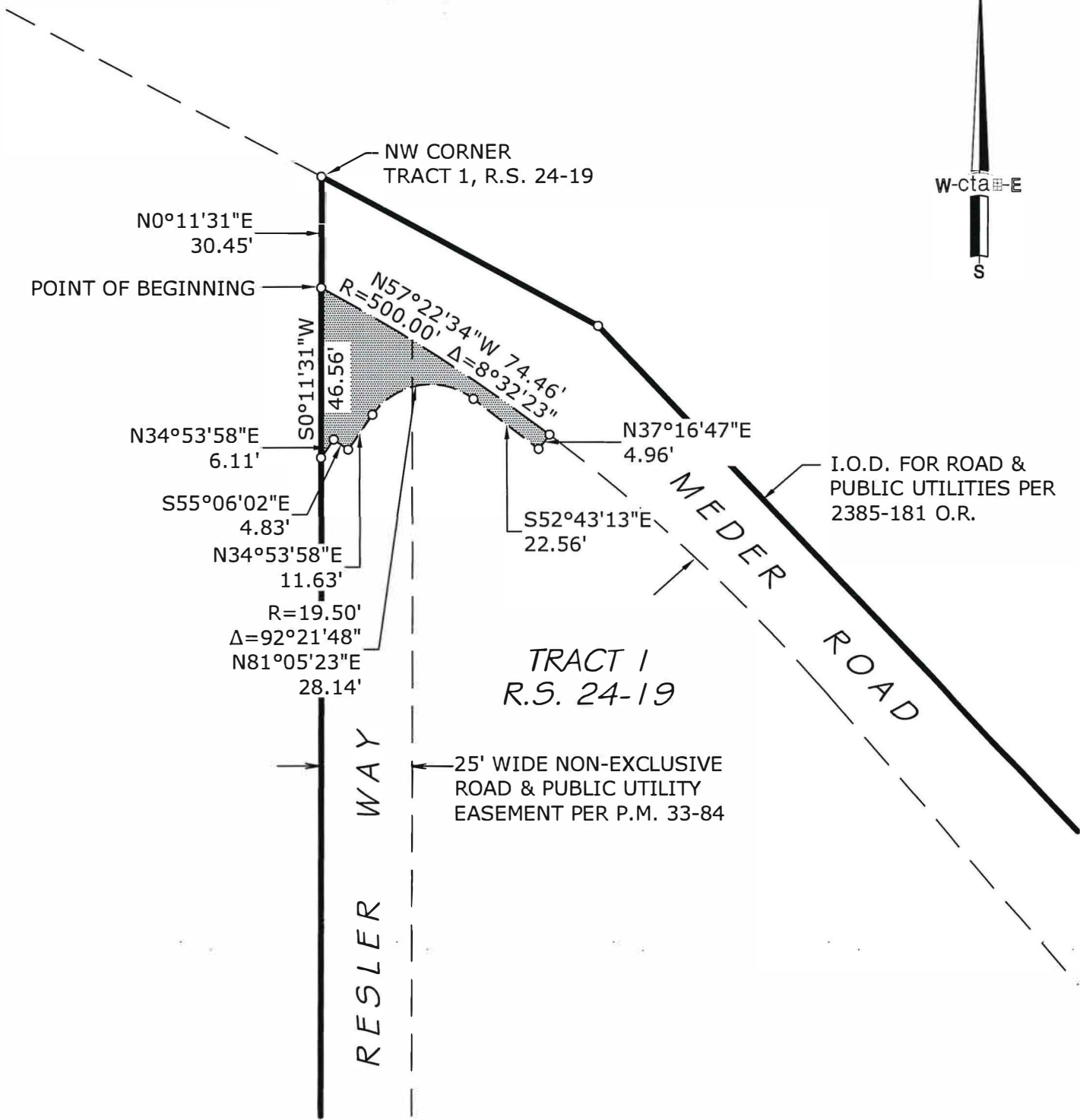
This description has been prepared by me or under my direct supervision.

  
Kevin A. Heeney, PLS 5914



02/28/2017  
Date

EXHIBIT 'B'



DATE: 02/28/2017

OWNER:  
 AHLERS, RONALD A. & JEANNIE P.

A.P.N. 070-072-96

**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: 02/28/2017  
 SCALE: 1"=40'

DRAWN BY: KAH  
 JOB NO. 15-011-001

SHEET 1 OF 1

IRREVOCABLE OFFER OF DEDICATION

**ROAD & PUBLIC UTILITIES EASEMENT**  
 A PORTION OF THE SE ¼, SEC. 35, T.10 N., R.9 E., M.D.M. BEING A PORTION OF TRACT 1, R.S. 24-19 COUNTY OF EL DORADO STATE OF CALIFORNIA



**ILLEGIBLE NOTARY DECLARATION**

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary Valencia Metcalf

Date commission expires February 28, 2019

Notary identification number 12853541-1

(For Notaries commissioned after 1-1-1992)

Manufacturer/Vendor identification number N/A

(For Notaries commissioned after 1-1-1992)

Place of execution of this declaration Placerville, CA

Dated 10/18/18

Signed Karen Hyder, County Surveyor's Office  
(Firm name, if any)

**CONSENT TO OFFER OF DEDICATION**

At a regular meeting of the Board of Supervisors of the County of El Dorado held on 11/13/2018, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY AND PUBLIC SERVICE EASEMENT dated March 24, 2017 from Ronald A. Ahlers and Jeannie P. Ahlers, Husband and Wife as Joint Tenants, and authorized the recording of said offer and further acknowledge and accept said easement. Recording of said offer pursuant to Government Code Section 7050.


Dated this 13<sup>th</sup> day of November, 2018

COUNTY OF EL DORADO

By: 

Chair, Board of Supervisors

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

By:   
Deputy Clerk