



# FINAL MAP OF RIDGEVIEW WEST UNIT NO. 4

THE N.W.¼ OF SECTION 3, T. 9 N., R. 8 E., M.D.M.  
BEING LOT 'N' OF "RIDGEVIEW WEST UNIT NO. 1", S.D. 1-52  
COUNTY OF EL DORADO, STATE OF CALIFORNIA  
SCALE: 1"=60' SHEET 2 OF 4 OCTOBER, 2007  
C.T.A. ENGINEERING & SURVEYING

CITY OF EL DORADO  
RECEIVED  
PLANNING DEPARTMENT

### LEGEND

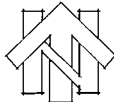
- DIMENSION POINT
- FOUND MONUMENT AS NOTED
- ✕ FOUND 1 1/2" C.I.P. STAMPED LS 3686
- FOUND SURVEY SPIKE & WASHER STAMPED LS 5914 PER SO J-52
- ✕ SET 3/4" C.I.P. STAMPED LS 5914
- ✕ SET 1-1/2" C.I.P. STAMPED LS 5914
- SET SURVEY SPIKE AND WASHER STAMPED LS 5914
- - - APPROXIMATE CENTERLINE OF CROSS LOT DRAINAGE EASEMENT (SEE NOTE [5])
- P.U.E. PUBLIC UTILITY EASEMENT
- S.S.E. SANITARY SEWER EASEMENT
- S.D.E. STORM DRAIN EASEMENT

### BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL WITH THAT OF "RIDGEVIEW WEST UNIT NO. 1" SUBDIVISION MAP RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF EL DORADO COUNTY IN BOOK 1 OF SUBDIVISIONS, AT PAGE 52 AND IS BASED UPON MONUMENTS SHOWN AS FOUND HEREON.

### REFERENCES

- (1) S.D. 1-52
- (2) S.D. 0-136
- (3) S.D. H-91
- (4) P.M. 46-56
- (5) S.D. J-52

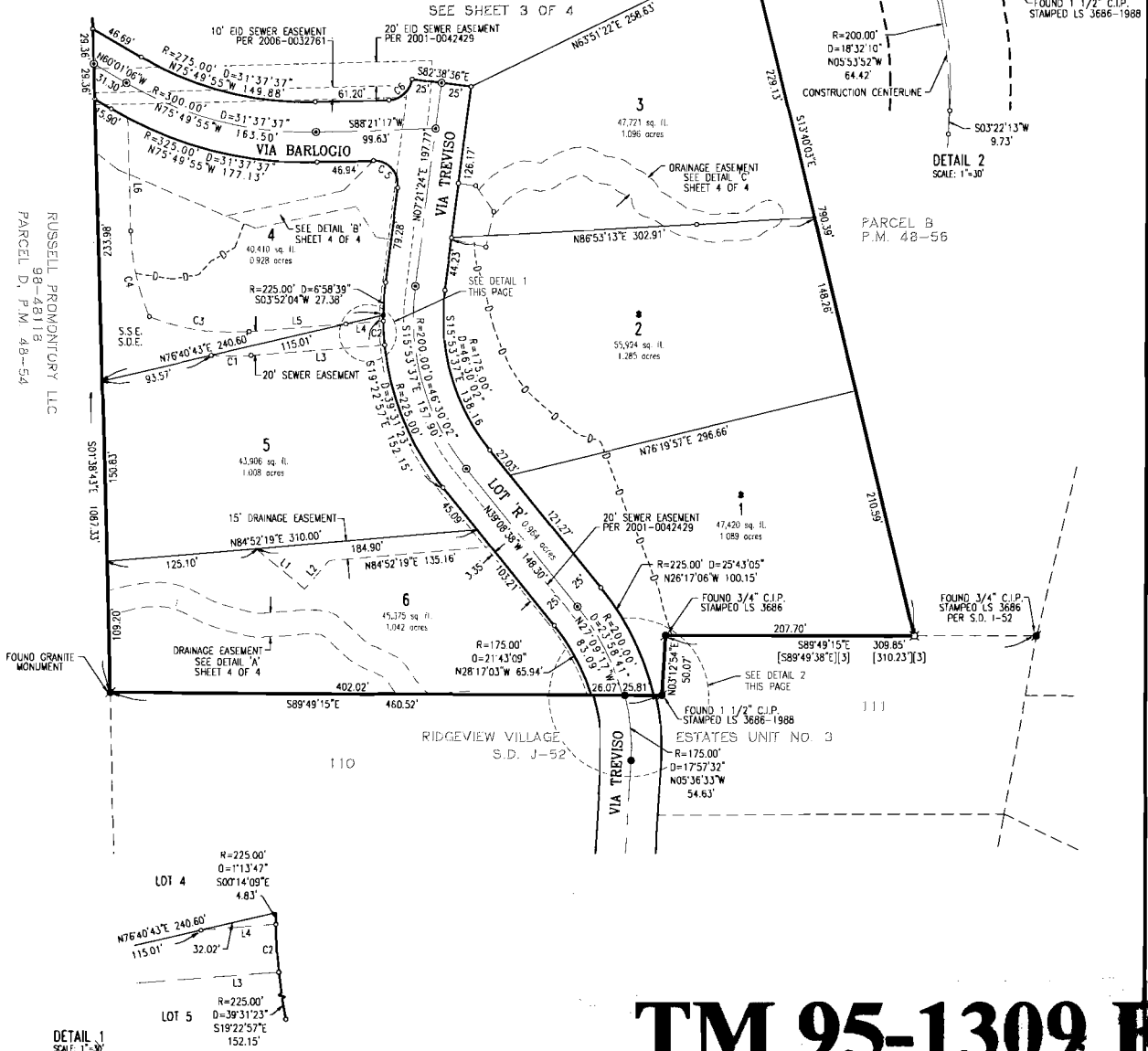


LINE	BEARING	DISTANCE
L1	N50°34'32"W	52.77'
L2	S40°10'33"W	31.31'
L3	N85°19'36"E	111.33'
L4	N85°19'36"E	31.28'
L5	N85°19'36"E	80.49'
L6	S01°38'43"E	93.57'

CURVE	RADIUS	DELTA	CH BEARING	CH DISTANCE
C1	205.00'	9°19'18"	N89°59'15"E	33.32'
C2	225.00'	5°05'45"	S03°23'55"E	20.00'
C3	185.00'	26°23'19"	S81°28'45"E	84.45'
C4	192.00'	21°49'09"	S12°33'17"E	72.68'
C5	20.00'	89°00'07"	N42°08'39"W	30.42'
C6	20.00'	80°59'53"	N47°51'21"E	25.98'

### NOTES

1. ALL DISTANCES ON CURVED LINES ARE CHORD DISTANCES UNLESS OTHERWISE NOTED.
2. THE AREA CONTAINED WITHIN THIS SUBDIVISION IS 14.386 ACRES, CONSISTING OF 6 RESIDENTIAL LOTS, AND 2 LETTERED LOTS.
3. ALL REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED LS 5914.
4. ALL FRONT LOT CORNERS ARE MARKED BY A SLASH IN THE TOP BACK OF CURB AT THE PROPERTY LINE EXTENDED.
5. THE CROSS LOT DRAINAGE EASEMENTS SHOWN HEREON SHALL BE TEN FEET (10') IN WIDTH AND SHALL BE BASED UPON AS-BUILT CONSTRUCTION OF THE DITCH CENTERLINE.
6. ● DEMOTES WITH FRONTAGE ALONG A CUT IN EXCESS OF SIX FEET (6') IN HEIGHT.
7. LOT 'X' RESERVED FOR FUTURE DEVELOPMENT SEE NOTICE OF RESTRICTION ON SHEET 1.



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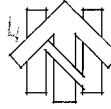
**LEGEND**

- DIMENSION POINT
- FOUND MONUMENT AS NOTED
- ✕ FOUND 1 1/2" C.I.P. STAMPED L.S. 3886
- FOUND SURVEY SPIKE & WASHER STAMPED L.S. 5914
- ✕ SET 3/4" C.I.P. STAMPED "L.S. 5914"
- ✕ SET 1-1/2" C.I.P. STAMPED "L.S. 5914"
- SET SURVEY SPIKE AND WASHER STAMPED "L.S. 5914"
- - - - - APPROXIMATE CENTERLINE OF CROSS LOT DRAINAGE EASEMENT (SEE NOTE #6)
- P.U.E. PUBLIC UTILITY EASEMENT
- S.S.E. SANITARY SEWER EASEMENT
- S.O.E. STORM DRAIN EASEMENT

**FINAL MAP OF  
RIDGEVIEW WEST  
UNIT NO. 4**

A PORTION OF THE N.W. 1/4 SECTION 3, T. 9 N., R. 8 E., M.D.M.  
BEING LOT 'N' OF "RIDGEVIEW WEST UNIT NO. 1", S.D. 1-52  
COUNTY OF EL DORADO, STATE OF CALIFORNIA

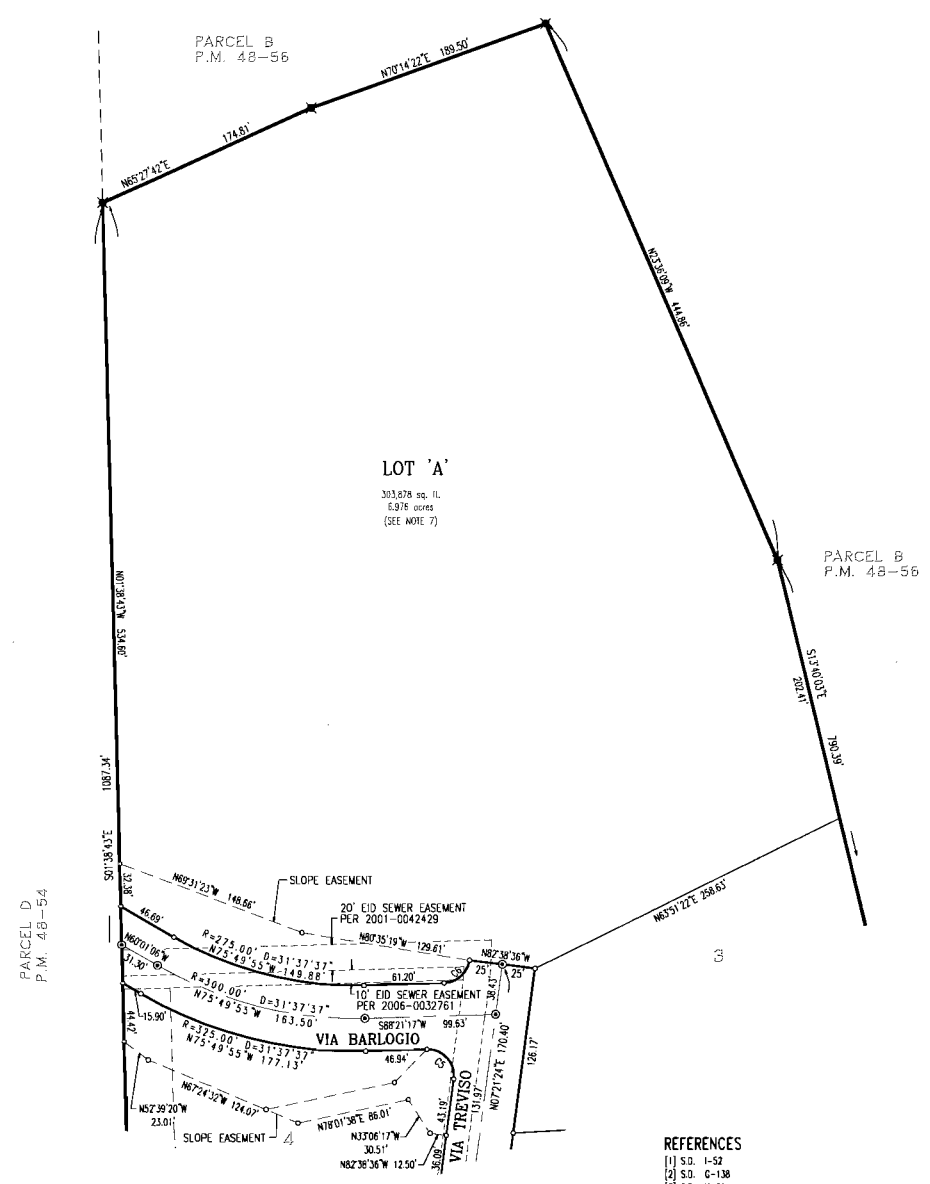
SCALE: 1"=60'      SHEET 3 OF 4      OCTOBER, 2007  
C.T.A. ENGINEERING & SURVEYING



RECEIVED  
PLANNING DEPARTMENT

**NOTES**

1. ALL DISTANCES ON CURVED LINES ARE CHORD DISTANCES UNLESS OTHERWISE NOTED.
2. THE AREA CONTAINED WITHIN THIS SUBDIVISION IS 14.386 ACRES, CONSISTING OF 6 RESIDENTIAL LOTS, AND 2 LETTERED LOTS.
3. ALL REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED "L.S. 5914".
4. ALL FRONT LOT CORNERS ARE MARKED BY A SLASH IN THE TOP BACK OF CURB AT THE PROPERTY LINE EXTENDED.
5. THE CROSS LOT DRAINAGE EASEMENTS SHOWN HEREON SHALL BE TEN FEET (10') IN WIDTH AND SHALL BE BASED UPON AS-BUILT CONSTRUCTION OF THE DITCH CENTERLINE.
6. \* DENOTES LOTS EXCEEDING 6' OF CUT ALONG THE ACCESS. SEE NOTICE OF RESTRICTION ON SHEET 1.
7. LOT 'A' RESERVED FOR FUTURE DEVELOPMENT. SEE NOTICE OF RESTRICTION ON SHEET 1.



CURVE DATA TABLE				
CURVE	RADIUS	DELTA	CH. BEARING	CH. DISTANCE
C5	20.00'	89°00'07"	N42°08'39"W	30.42'
C6	20.00'	80°59'53"	N47°51'21"E	25.98'

- REFERENCES**
- [1] S.D. 1-52
  - [2] S.D. G-138
  - [3] S.D. H-91
  - [4] P.M. 48-56
  - [5] S.D. J-52

**BASIS OF BEARINGS**

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL WITH THAT OF RIDGEVIEW WEST UNIT NO. 1' SUBDIVISION MAP RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF EL DORADO COUNTY IN BOOK 1 OF SUBDIVISIONS, AT PAGE 52 AND IS BASED UPON MONUMENTS SHOWN AS FOUND HEREON.

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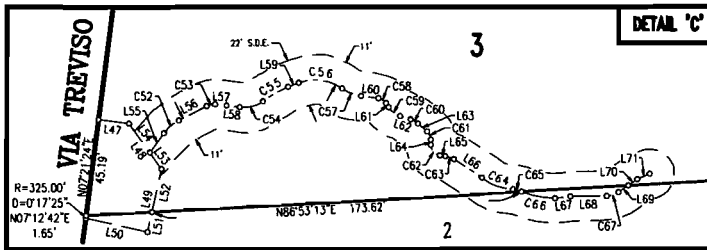
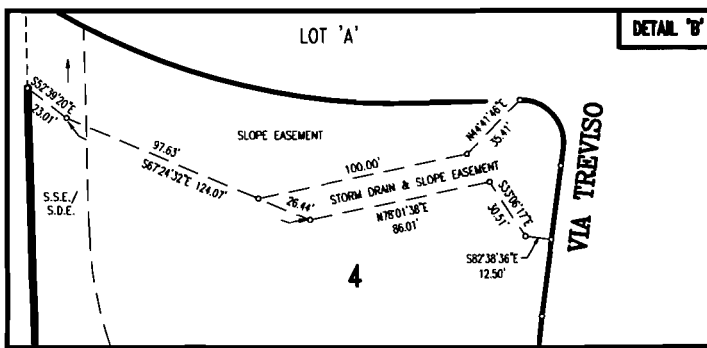
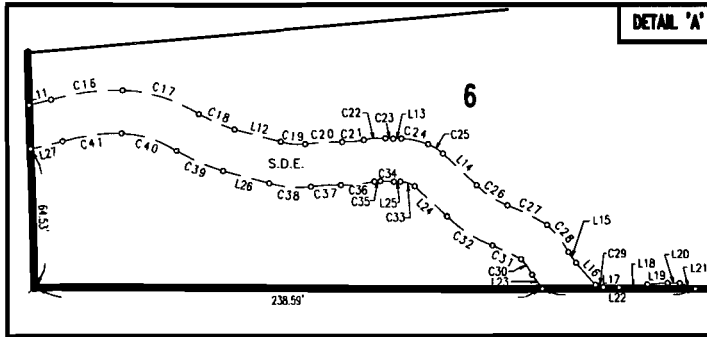
# FINAL MAP OF RIDGEVIEW WEST UNIT NO. 4

A PORTION OF THE N.W.¼ OF SECTION 3, T. 9 N., R. 8 E., M.D.M.  
BEING LOT 'N' OF 'RIDGEVIEW WEST UNIT NO. 1', S.D. 1-52  
COUNTY OF EL DORADO, STATE OF CALIFORNIA

SCALE: 1"=40'      SHEET 4 OF 4      OCTOBER, 2007  
C.T.A. ENGINEERING & SURVEYING

LINE	BEARING	DISTANCE
L1	N60°44'32"W	7.11'
L2	N29°15'28"E	10.00'
L3	N60°44'32"W	10.00'
L4	N29°15'28"E	10.00'
L5	N60°44'32"W	3.11'
L6	N80°05'55"E	2.29'
L7	N63°24'32"W	48.10'
L7	N07°21'24"E	11.30'
L8	N07°21'24"E	12.29'
L9	N81°03'03"W	5.56'
L10	N60°44'32"W	3.11'
L11	N76°10'22"E	10.64'
L11	N29°15'28"E	0.25'
L12	N75°26'26"W	22.44'
L12	N29°15'28"E	9.75'
L13	N89°01'14"E	3.81'
L13	N60°44'32"W	14.00'
L14	N47°05'48"W	21.68'
L14	N29°15'28"E	6.37'
L15	N29°15'28"E	8.62'
L15	N29°15'28"E	8.62'
L16	N41°58'01"W	13.72'
L16	N44°58'01"W	6.42'
L17	N01°38'43"W	12.00'
L17	N88°30'22"W	7.33'
L18	N83°47'47"E	13.47'
L19	N85°58'35"E	9.52'
L20	N89°13'01"W	5.62'
L21	N69°17'47"W	7.72'
L22	N88°49'15"W	71.74'
L23	N39°31'20"W	8.23'
L24	N47°28'47"W	20.72'
L25	N89°01'14"E	3.04'
L26	N75°26'26"W	22.43'
L27	N76°10'22"E	15.38'
L28	NOT IN USE	
L29	NOT IN USE	
L30	NOT IN USE	
L31	NOT IN USE	
L32	NOT IN USE	
L33	NOT IN USE	
L34	NOT IN USE	
L35	NOT IN USE	
L36	NOT IN USE	
L37	NOT IN USE	
L38	NOT IN USE	
L39	NOT IN USE	
L40	NOT IN USE	
L41	NOT IN USE	
L42	NOT IN USE	
L43	NOT IN USE	
L44	NOT IN USE	
L45	NOT IN USE	
L46	NOT IN USE	
L47	N82°38'36"W	14.54'
L48	N35°38'37"W	26.11'
L49	N12°28'05"E	30.15'
L50	N77°31'56"W	29.78'
L51	N12°28'05"E	9.61'
L52	N12°28'05"E	20.54'
L53	N35°38'37"W	9.44'
L54	N35°38'37"W	16.67'
L55	N36°06'21"E	11.27'
L56	N62°35'41"E	14.61'
L57	N84°44'48"W	6.31'
L58	N82°18'10"E	5.36'
L59	N82°18'10"E	8.16'
L60	N82°18'10"E	2.26'
L61	N72°28'28"W	5.12'
L62	N72°28'28"W	2.42'
L63	N49°23'55"W	5.72'
L64	N00°00'00"E	2.42'
L65	N81°15'14"W	2.57'
L66	N57°02'52"W	15.72'
L67	N82°45'53"E	7.34'
L68	N89°28'28"E	17.04'
L69	N59°39'32"E	5.51'
L70	N59°39'32"E	5.16'
L71	N66°39'22"E	6.32'
L72	N67°00'37"E	5.51'
L73	N86°09'21"W	3.96'
L74	N72°18'05"E	10.18'
L75	N47°28'22"E	29.82'
L76	N31°15'03"E	7.85'
L77	N81°01'39"E	5.80'
L78	N77°59'11"W	6.29'
L79	N63°39'21"E	21.59'
L80	N69°26'38"E	17.24'
L81	N79°03'03"E	6.71'
L82	N32°38'45"E	38.84'
L83	N34°44'09"E	8.94'
L84	N74°23'58"E	31.24'
L85	N54°25'15"W	17.45'
L86	N86°34'11"E	8.90'
L87	N56°23'27"E	4.23'
L88	N78°35'39"E	2.91'
L89	N78°44'50"E	11.53'
L90	N79°28'15"W	17.92'
L91	N49°54'20"E	9.23'
L92	N85°27'35"W	7.00'
L93	N23°11'55"W	11.88'
L94	N39°54'07"E	18.30'
L95	N86°20'14"E	13.37'
L96	N34°48'58"E	13.41'
L97	N59°52'38"E	21.90'
L98	N82°09'23"E	14.48'
L99	N50°00'15"E	18.35'
L100	N66°15'02"W	11.56'

CURVE	RADIUS	DELTA	CH. BEARING	CH. DISTANCE
C1	85.00'	305°4'11"	N76°11'38"W	45.29'
C2	10.00'	90°00'00"	N74°15'28"E	14.14'
C3	10.00'	90°00'00"	N15°44'32"W	14.14'
C4	65.00'	305°4'11"	N76°11'38"W	34.63'
C5	60.00'	8°15'22"	N84°13'36"E	11.52'
C6	60.00'	10°15'40"	N86°20'53"W	11.08'
C7	85.00'	7°49'50"	N82°09'27"W	4.20'
C8	85.00'	7°49'50"	N82°09'27"W	4.20'
C9	10.00'	90°00'00"	N74°15'28"E	14.14'
C10	15.00'	74°13'31"	N07°51'18"W	18.10'
C11	20.00'	23°48'15"	N56°52'11"W	8.25'
C12	73.00'	22°52'25"	N80°12'31"W	28.95'
C16	107.59'	18°09'35"	N87°30'04"E	37.95'
C17	69.74'	31°14'15"	N72°48'02"E	33.56'
C18	79.04'	13°15'37"	N66°36'49"W	18.25'
C19	27.65'	23°50'46"	N84°52'34"W	11.42'
C20	98.16'	10°05'51"	N86°31'37"E	17.28'
C21	40.96'	14°12'24"	N84°28'21"E	10.13'
C22	26.76'	21°43'16"	N85°52'39"E	10.08'
C23	28.06'	7°29'25"	N87°21'03"W	3.67'
C24	41.90'	17°39'00"	N78°28'57"W	12.86'
C25	19.74'	24°02'08"	N57°38'59"W	8.22'
C26	40.33'	24°40'53"	N57°15'52"W	17.24'
C27	103.33'	11°36'08"	N83°41'14"W	20.89'
C28	47.66'	19°43'02"	N38°20'52"E	16.32'
C29	4.51'	49°23'57"	N77°42'52"W	3.77'
C30	27.66'	18°40'38"	N85°31'28"W	8.88'
C31	83.33'	10°20'00"	N64°22'18"W	15.01'
C32	60.33'	24°16'22"	N87°17'07"W	25.37'
C33	12.01'	33°57'31"	N72°20'39"W	7.01'
C34	48.06'	7°33'58"	N87°10'07"W	6.34'
C35	6.76'	24°02'05"	N85°00'10"E	2.81'
C36	60.96'	14°45'13"	N84°11'57"E	15.65'
C37	78.16'	10°16'33"	N86°26'16"E	14.00'
C38	47.65'	23°41'02"	N85°23'16"W	19.56'
C39	99.04'	13°49'02"	N66°34'10"W	23.83'
C40	49.74'	31°43'19"	N72°31'29"W	27.19'
C41	87.59'	18°27'28"	N82°21'07"E	28.09'
C42	11.21'	75°28'21"	N88°28'12"E	4.94'
C43	34.60'	12°47'04"	N85°35'05"E	7.20'
C44	27.63'	14°23'18"	N41°26'44"W	6.92'
C45	5.49'	32°38'00"	N57°45'45"W	3.08'
C46	20.00'	17°15'20"	N69°13'35"E	6.00'
C47	20.00'	30°13'10"	N67°44'39"E	10.43'
C48	10.00'	62°39'51"	N16°18'09"E	10.40'
C49	10.00'	32°59'51"	N01°28'08"E	5.68'
C50	NOT IN USE			
C51	NOT IN USE			
C52	20.00'	26°49'20"	N49°31'01"E	9.28'
C53	11.76'	19°49'24"	N77°39'39"E	4.05'
C54	15.00'	44°10'20"	N75°39'19"E	11.28'
C55	53.22'	14°43'50"	N60°44'48"E	13.64'
C56	21.68'	56°05'29"	N82°38'07"W	20.40'
C57	20.00'	27°25'13"	N89°44'42"W	9.48'
C58	5.00'	49°37'33"	N57°38'13"W	4.20'
C59	10.00'	38°38'42"	N52°30'07"E	6.26'
C60	10.00'	23°04'33"	N80°31'27"W	4.00'
C61	5.00'	49°23'55"	N24°41'58"W	4.18'
C62	5.00'	81°15'14"	N40°37'37"W	6.51'
C63	10.00'	24°12'16"	N69°09'06"W	4.19'
C64	22.63'	40°19'17"	N68°50'12"W	15.60'
C65	5.46'	45°25'40"	N74°25'22"W	4.22'
C66	46.08'	20°13'00"	N78°37'04"W	16.18'
C67	10.00'	33°49'53"	N72°34'29"E	5.82'
C68	275.00'	6°06'11"	N12°25'45"W	29.28'
C69	20.00'	21°35'34"	N83°06'52"E	7.49'
C70	5.00'	38°21'28"	N82°50'05"E	3.29'
C71	20.00'	48°24'18"	N55°50'41"E	15.76'
C72	20.00'	33°07'36"	N16°04'57"E	11.40'
C73	25.00'	35°13'00"	N17°07'37"E	15.13'
C74	15.00'	39°39'48"	N54°34'04"E	10.18'
C75	12.00'	51°10'47"	N80°00'39"W	10.37'
C76	10.00'	39°00'34"	N73°55'32"W	6.68'
C77	325.00'	2°44'53"	N22°17'12"W	15.99'
C78	10.00'	46°09'17"	N52°40'17"E	7.84'
C79	15.00'	24°46'49"	N88°08'21"E	6.44'
C80	10.00'	50°37'25"	N75°13'03"E	8.55'
C81	15.00'	44°38'05"	N72°13'22"E	11.39'
C82	10.00'	117°44'20"	N35°40'15"E	17.12'
C83	15.00'	91°54'01"	N22°45'05"E	21.56'
C84	25.00'	28°47'59"	N54°18'06"E	12.43'
C85	40.00'	48°28'07"	N63°07'10"E	31.54'



RECEIVED  
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 OCT 12 AM 11:14

# TM 95-1309 F