

RECORDING REQUESTED BY  
AND WHEN RECORDED RETURN TO:

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

Name: Jean Dolores Wyckoff

Project: Country Club Drive  
A.P.N.: 119-080-10  
Date:

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

Above section for Recorder's use  
MIN: 10071597000891752  
MERS Ph: 888 679 6377

**IRREVOCABLE OFFER OF DEDICATION FOR  
ROAD RIGHT OF WAY**

**JEAN DOLORES WYCKOFF AS TRUSTEE OF THE JEAN DOLORES WYCKOFF REVOCABLE 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, 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 21 day of July, 2017.

GRANTOR

**JEAN DOLORES WYCKOFF AS TRUSTEE OF THE JEAN DOLORES WYCKOFF REVOCABLE TRUST**

  
Jean Dolores Wyckoff, Trustee

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**

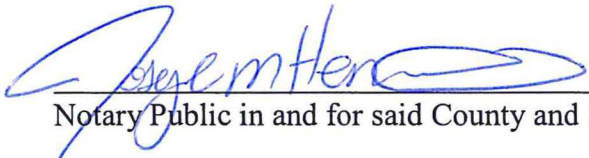
**COUNTY OF** El Dorado

On July 21 2017, before me, Joseph M Henderson,  
a Notary Public, personally appeared Jean D. Wyckoff,  
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.




  
Notary Public in and for said County and State

Notary Public Seal

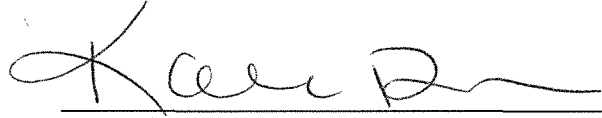
TRUSTEE/BENEFICIARY

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")  
ACTING SOLELY AS NOMINEE FOR PENNYMAC LOAN SERVICES, LLC, its successors and  
assigns, Beneficiary under that certain Deed of Trust dated May 8, 2015, recorded in Instrument No.  
2015-021539, Official Records of El Dorado County, hereby consent to the recording of this Irrevocable  
Offer of Dedication for Road Right of Way.



Name: Brian White

Title: Vice President



Name: KAREN DENTON

Title: FIRST VICE PRESIDENT

*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.

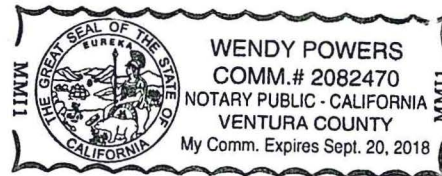
State of California    Ventura  
County of \_\_\_\_\_)

On November 22, 2017 before me, Wendy Powers, Notary Public  
(insert name and title of the officer)

personally appeared Karen Denton  
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 Wendy Powers (Seal)

**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 California  
County of VENTURA

On 11/21/2017 before me, C.Santos Notary Public  
(insert name and title of the officer)

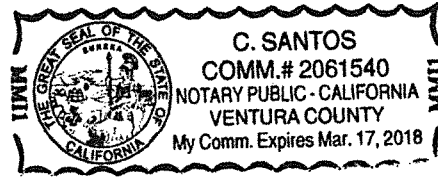
personally appeared Brian White  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) 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   
C.Santos Notary Public

(Seal)





**Irrevocable Offer of Dedication  
APN 119-080-10  
Road Right of Way**

All that real property situated in the County of El Dorado, State of California, being a portion of Parcel 'C', as shown on that certain Parcel Map filed in the office of the County Recorder of said County in Book 15 of Parcel Maps at page 53, lying within the Southeast One-Quarter of Section 6, T. 9 N., R. 9 E., M.D.M. and being more particularly described as follows:

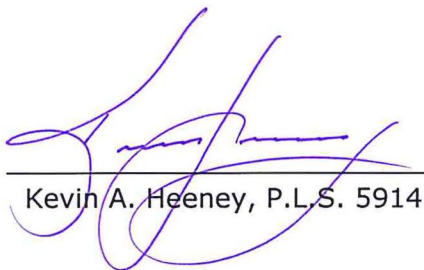
Commencing at a ¾" capped iron pipe, stamped "L.S. 3279", marking the Northwest corner of Parcel 'A', as shown on said Parcel Map; thence along the North Line of said Parcel Map, North 89°42'41" East, 602.50 feet to the Northwest corner of said Parcel 'C'; thence along the West line of said Parcel 'C', South 04°05'32" West, 1345.26 feet to the true **Point of Beginning**; thence leaving the West line of said Parcel 'C', along the arc of a non-tangent curve, concave to the North, having a radius of 722.00 feet, the chord of which bears South 85°29'45" East, 235.75 feet; thence North 85°06'28" East, 32.48 feet to a point on the South line of said Parcel 'C'; thence along said South line, South 56°15'51" West, 60.33 feet; thence along the arc of a curve to the right, having a radius of 200.00 feet, the chord of which bears South 89°46'09" West, 220.81 feet to the Southwest corner of said Parcel 'C'; thence along the West line of said Parcel 'C', North 04°05'32" East, 50.27 feet to the Point of Beginning, containing an area of 0.304 acres, more or less.

See Exhibit 'B' attached hereto and made part of this description.

**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



06/08/2017  
Date

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

# Exhibit 'B'

N

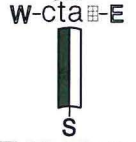
POINT OF COMMENCEMENT  
FND 3/4" C.I.P.  
L.S. 3279

N89°42'41"E  
602.50'

PARCEL B  
PM 15-53

PARCEL C  
PM 15-53

15' P.G. & E. EASEMENT  
PER O.R. 1667/482



15' P.T. & T EASEMENT PER  
P.M. 5-11/ 85 O.R. 6/ 395 O.R. 224

1345.26'

PARCEL D  
PM 15-53

MOORHOUSE TR.  
119-080-09

NKADI-AKINDELE  
119-080-11

S04°05'32"W

WYCKOFF  
119-080-10

30' ROAD & P.U.E.  
O.R. 1498/688

I.O.D. (IN FEE)  
ROAD RIGHT OF WAY  
AREA=0.304 ACRES

N85°06'28"E  
32.48'

R=722.00' Δ=18°47'34"

S85°29'45"E 235.75'

30' ROAD & P.U.E.  
O.R. 1498/687

MOHANNA  
119-080-12

POINT OF BEGINNING

N4°05'32"E  
50.27'

S56°15'51"W  
60.33'

PARCEL 3  
PM 48-80

R=200.00' Δ=67°00'44"  
S89°46'09"W 220.81'

ASHA LLC  
119-080-17

PARCEL 4  
PM 48-80



DATE: 06/08/2017

OWNER:  
JEAN DOLORES WYCKOFF

DATE:  
04/05/2017

DRAWN BY:  
JCC

SHEET  
1 OF  
1

A.P.N. 119-080-10

SCALE:  
1"=100'

JOB NO.  
16-017-018

IRREVOCABLE OFFER OF DEDICATION

**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

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

**CONSENT TO OFFER OF DEDICATION**

At a regular meeting of the Board of Supervisors of the County of El Dorado held on \_\_\_\_\_, 2019, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY dated July 21, 2017, from Jean Dolores Wyckoff, trustee of the Jean Dolores Wyckoff Revocable Trust, 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  
Sue Novasel

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

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