

**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:**

County of El Dorado
Department of Transportation
Attn: ROW Unit
2850 Fairlane Ct.
Placerville, CA 95667

APN: 327-260-005
Seller: Petersen Family Trust
Project #: 72334

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

Above section for Recorder's use

GRANT OF PUBLIC UTILITY EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Lissa E. Luckinbill, Trustee of the Donald F. Petersen Family Trust**, hereinafter referred to as "Grantor," grants to the **COUNTY OF EL DORADO, a political subdivision of the State of California**, a public utility easement over, upon, under, and across a portion of all that certain real property situate in the unincorporated area of the County of El Dorado, State of California,

DESCRIBED IN EXHIBIT 'A2' AND DEPICTED IN EXHIBIT 'B2' ATTACHED HERETO AND MADE A PART HEREOF, WHICH DESCRIPTION IS BY THIS REFERENCE INCORPORATED HEREIN.

Said public utility easement shall include rights of way for water, sewer and gas, and for poles, guy wires, anchors, overhead and underground wires and conduits for electric, telephone and television cable services, with the right to trim and remove trees, tree limbs, and brush, together with any and all appurtenances appertaining thereto, over, under and across said parcel.

IN WITNESS WHEREOF, Grantor has herein subscribed its name on this 23rd day of September, 2020.

GRANTOR: Lissa E. Luckinbill, Trustee of the Donald F. Petersen Family Trust

Lissa Luckinbill, Trustee
Lissa E. Luckinbill, Trustee

(A Notary Public Must Acknowledge All Signatures)

EXHIBIT 'A2'

All that certain real property situate in the Southwest Quarter of the Northwest Quarter of the Southeast Quarter of Section 24, Township 10 North, Range 10 East, Mount Diablo Meridian, County of El Dorado, State of California, being a portion of the parcel described in that certain document filed in Book 3091, Page 59 in the official records of El Dorado County more particularly described as follows:

COMMENCING at a 1-1/4" Capped Iron Pipe marking the Center-South One-Sixteenth Corner of said Section 24; thence along the North-South centerline of said Section North 2°28'20" East, 165.08 feet to the TRUE POINT OF BEGINNING and the beginning of a non-tangent curve concave northeasterly, said curve has a radius of 2,485.00 feet; thence leaving said centerline northwesterly along said curve through a central angle of 3°11'33" an arc distance of 138.47 feet, said curve being subtended by a chord which bears North 51°36'04" West, 138.45 feet to the southerly line of the right of way granted to the Sacramento-Placerville Transportation Corridor Joint Powers Authority as described in the deeds filed in Book 4764, Pages 134 and 153 in the official records of El Dorado County and the beginning of a non-tangent curve concave southerly, said curve has a radius of 1,095.85 feet; thence easterly along said right of way curve through a central angle of 2°29'30" an arc distance of 47.66 feet, said curve being subtended by a chord which bears North 82°21'37" East, 47.65 feet to the beginning of a non-tangent curve concave northeasterly, said curve has a radius of 2,450.00 feet; thence leaving said right of way southeasterly along said curve through a central angle of 1°52'50" an arc distance of 80.42 feet, said curve being subtended by a chord which bears South 51°41'46" East, 80.42 feet to the North-South centerline of said Section; thence along said centerline South 2°28'20" West, 42.53 feet to the TRUE POINT OF BEGINNING. Containing 3,840 square feet (0.09 acres) more or less.

-End of Description-

See Exhibit 'B2' attached hereto and made a part hereof.

The Basis of Bearings of the above description is grid north and is identical to that shown on that particular Record of Survey filed in Book 31 of Surveys, page 143. Distances used in the above description are grid distances. Divide distances by 0.999855 to obtain ground level distances.

The purpose of the above description is to describe that portion of said parcel as easements for 1) slope and drainage purposes and 2) public utilities purposes.

Joe Neely
Joseph C. Neely, P.L.S. 9026
Associate Land Surveyor
El Dorado County
Department of Transportation

Dated 10/25/19



EXHIBIT 'B2'

Situate in Section 24, T. 10 N., R. 10 E., M.D.M.
County of El Dorado, State of California



JOINT POWERS AUTHORITY
SAC-PLACERVILLE TRANS CORRIDOR
4764-OR-134
4764-OR-153

SLOPE & DRAINAGE AND
PUBLIC UTILITY EASEMENT
AREA=3,840 SQ. FT. ±
0.09 ACRES ±

MISSOURI FLAT RD

PETERSEN
327-260-05
O.R. 3091-59

TRUE POINT OF
BEGINNING

N 02° 28' 20" E
165.08' (TIE)

1-1/4" C.I.P. MARKING THE
CENTER-SOUTH 1/16 CORNER
SECTION 24

- (C1) R=2485.00' Δ=03° 11' 33" L=138.47'
CH=N 51° 36' 04" W 138.45'
- (C2) R=1095.85' Δ=02° 29' 30" L=47.66'
CH=N 82° 21' 37" E 47.65'
- (C3) R=2450.00' Δ=01° 52' 50" L=80.42'
CH=S 51° 41' 46" E 80.42'
- (L1) S 02° 28' 20" W 42.53'



Grid North
Scale 1"=100'

CALIFORNIA ALL PURPOSE 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 El Dorado }

On 9-23-20 before me, Kyle Lassner Notary Public,
Date (here insert name and title of the officer)

personally appeared Lissa E. Luckinbill

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: [Handwritten Signature] (Seal)

OPTIONAL

Description of Attached Document

Title or Type of Document: Grant of Public Utility Easement Number of Pages: 4

Document Date: 9-23-20 Other: Ø

**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**

County of El Dorado
Board of Supervisors
330 Fair Lane
Placerville, CA 95667

APN: 327-260-005
Seller: Petersen Family Trust
Project #: 72334

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant of Public Utility Easement dated _____, 20____, from Lissa E. Luckinbill, Trustee of the Donald F. Petersen Family Trust, is hereby accepted by order of the County of El Dorado Board of Supervisors and the grantee consents to the recordation thereof by its duly authorized officer.

APN: 327-260-005

Dated this _____ day of _____, 20_____.

COUNTY OF EL DORADO

By: _____
Brian K. Veerkamp, Chair
Board of Supervisors

ATTEST:

Clerk of the Board of Supervisors

By: _____
Deputy Clerk