

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

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

**GRAHAM TRUST
APN 321-040-01
#73360 – Cold Springs Rd Realignment**



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2015-0003695-00

Acct 6-PLACER TITLE CO

Monday, FEB 02, 2015 08:11:30

Ttl Pd \$0.00 Rcpt # 0001657472
KMV/C1/1-6

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

Above section for Recorder's use

GRANT OF RIGHT OF WAY EASEMENT

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **WALDITH EVANS GRAHAM AND WILLIAM ARTHUR GRAHAM, AS TRUSTEES OF THE WALDITH EVANS GRAHAM AND WILLIAM ARTHUR GRAHAM 1991 REVOCABLE TRUST, 9/1/1991**, hereinafter referred to as "Grantor", grants to the **COUNTY OF EL DORADO, a political subdivision of the State of California**, a right of way 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 'A' AND DEPICTED IN EXHIBIT 'B' ATTACHED HERETO AND MADE A PART HEREOF, WHICH DESCRIPTION IS BY THIS REFERENCE INCORPORATED HEREIN.

County will use federal/state/local funds for the acquisition of the land rights for this Project. County has entered into a Master Agreement, Administering Agency – State Agreement for Federal Aid Projects, Agreement No. 03-5925R, effective February 14, 2007. County has agreed to comply with the terms and conditions of that Agreement, which include compliance with all Fair Employment Practices and with all Nondiscrimination Assurances as are contained in said Master Agreement

TO HAVE AND TO HOLD said lands and interests therein unto COUNTY OF EL DORADO and its successors forever, subject, however, to the covenant, conditions, restrictions and reservations herein contained as follows, which will remain in effect for the period during which the real property or structures are used for a purpose for which federal financial assistance is extended or for another purpose involving the provision of similar services or benefits and shall be binding on COUNTY OF EL DORADO, its successors and assigns.

COUNTY OF EL DORADO, does hereby covenant and agree as a covenant running with the land for itself, successors and assigns, that:

- (a) no person shall on the grounds of race, color, sex, national origin, religion, age or disability, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination with regard to any facility located wholly or in part on, over, or under such lands hereby conveyed; and

- (b) COUNTY OF EL DORADO shall use the lands and interests in land so conveyed, in compliance with all requirements imposed by or pursuant to Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Non-discrimination in federally-assisted programs of the Department of Transportation – Effectuation of Title VI of the Civil Rights Act of 1964, and as Regulations may be amended; and
- (c) in the event of breach of any of the above-mentioned nondiscrimination conditions, and only after determination that it is necessary in order to effectuate the purposes of Title VI of the Civil Rights Act of 1964, the U.S. Department of Transportation shall have a right to re-enter said lands and facilities on said land, and the above-described land and facilities shall thereon revert to and vest in and become the absolute property of the U.S. Department of Transportation and its assigns as such interest existed upon COUNTY OF EL DORADO's acquisition.

IN WITNESS WHEREOF, Grantor has herein subscribed its name on this 13 day of November, 2014.

**GRANTOR: WALDITH EVANS GRAHAM AND WILLIAM ARTHUR GRAHAM,
AS TRUSTEES OF THE WALDITH EVAND GRAHAM AND
WILLIAM ARTHUR GRAHAM 1991 REVOCABLE TRUST, 9/11/1991**

Waldith Evans Graham, Trustee
Waldith Evans Graham, Trustee

William Arthur Graham Trustee
William Arthur Graham, Trustee

(A Notary Public Must Acknowledge All Signatures)

CALIFORNIA ALL PURPOSE

ACKNOWLEDGMENT

State of California

County of El Dorado

On 11/13/2014 before me, Vanessa M Cothran, notary public
(here insert name and title of the officer)

Personally appeared William Arthur Graham and Walidith
Evans Graham

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 Vanessa M Cothran

(Seal)



Exhibit 'A'

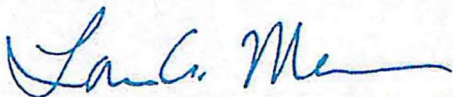
All that certain real property situate in Section 3, Township 10 North, Range 10 East, M.D.M., El Dorado County, State of California, being a portion of that particular 3.81 acre parcel described in book 3823 at page 726 official records and as shown on that certain Record of Survey filed in book 19 of Surveys at page 41 official records said county and state described as follows:

Beginning on the southerly line of said parcel from which the southwest corner thereof bears North 89° 46' 27" West 75.67 feet, said corner being the west one-quarter corner of said section 3; thence from said POINT OF BEGINNING leaving said southerly line along a curve to the right having a radius of 595.00 feet, through a central angle of 06° 21' 51" an arc length of 66.09 feet, said curve being subtended by a chord which bears North 15° 39' 05" East 66.06 feet; thence North 18° 50' 01" East 281.69 feet to the beginning of a curve to the left having a radius of 320.00 feet; thence along said curve through a central angle of 76° 19' 45" an arc length of 426.30 feet, said curve being subtended by a chord which bears North 19° 19' 52" West 395.47 feet; thence North 57° 29' 44" West 99.88 feet to the westerly line of said parcel; thence along said line North 02° 19' 27" West 49.32 feet to the northwest corner of said parcel; thence leaving said westerly line, along the easterly line of said parcel South 57° 15' 34" East 211.29 feet to the beginning of a curve to the right having a radius of 269.96 feet; thence along said curve through a central angle of 76° 59' 27" an arc length of 362.76 feet, said curve being subtended by a chord which bears South 18° 45' 51" E 336.08 feet; thence South 19° 43' 52" West 397.35 feet to said southerly line of said parcel; thence along said line North 89° 46' 27" West 43.29 feet to the POINT OF BEGINNING, containing 48494 square feet or 1.11 acres more or less. See Exhibit 'B', attached hereto and made a part hereof.

End of Description

The basis of bearing for this description is grid north. All distances shown are grid distances. Divide distances by 0.999859 to obtain ground distances.

The purpose of this description is to describe that portion of said parcel as an easement for road right of way purposes.



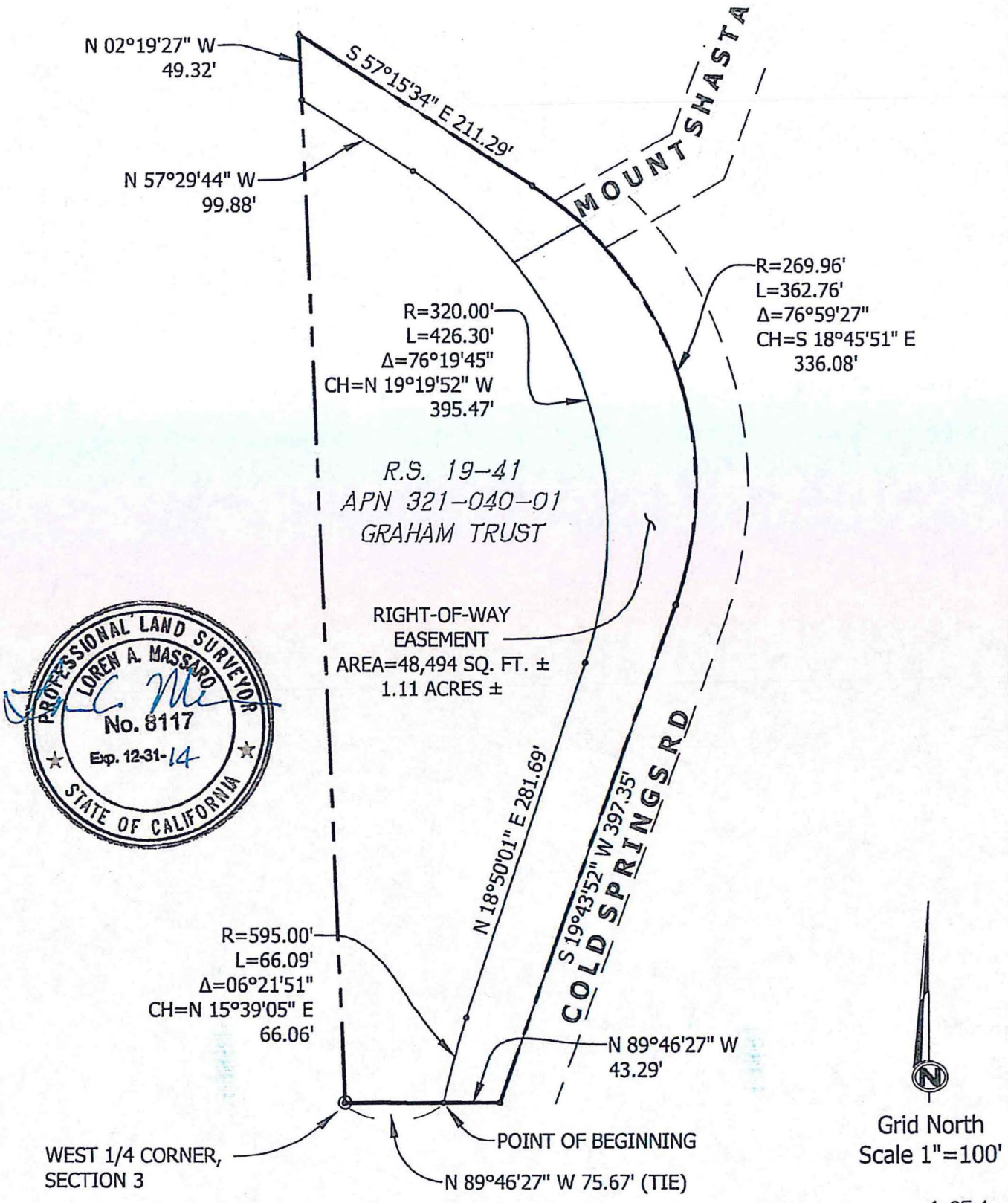
Loren A. Massaro P.L.S. 8117
Associate Land Surveyor
Transportation Division, El Dorado County

Dated: 07.12.2013



EXHIBIT 'B'

Situate in Section 3, T. 10 N., R. 10 E., M.D.M.
County of El Dorado, State of California



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

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

**GRAHAM TRUST
APN: 321-040-01
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CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Right of Way Easement dated 11-13, 2014, from **WALDITH EVANS GRAHAM AND WILLIAM ARTHUR GRAHAM, AS TRUSTEES OF THE WALDITH EVANS GRAHAM AND WILLIAM ARTHUR GRAHAM 1991 REVOCABLE TRUST, 9/1/1991**, 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: 321-040-01

Dated this 16th day of December, 2014.

COUNTY OF EL DORADO

By: *Norma Santiago*
Norma Santiago, Chair
Board of Supervisors

ATTEST: *JAMES S. MITRISIN*

Clerk of the Board of Supervisors

By: *Stephen S. [Signature]*
Deputy Clerk 12/16/14