

RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

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

Name: Buckeye Union Elementary School District.

Project: Silver Dove Infrastructure
A.P.N.: 119-100-11
Date:

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

Above section for Recorder's use

**IRREVOCABLE OFFER OF DEDICATION FOR
ROAD RIGHT OF WAY, LANDSCAPE AND PUBLIC SERVICE EASEMENT**

BUCKEYE UNION ELEMENTARY SCHOOL DISTRICT, A POLITICAL SUBDIVISION OF THE STATE OF CALIFORNIA, 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, and a Landscape and Public Service Easement for any and all public purposes, to erect, install, construct, remove, repair, replace, reconstruct, maintain and use, for public service purposes, any and all materials, fixtures, appliances, equipment, pipes, pipelines, wires and cables (including fiber optics) necessary for the transmission, distribution and delivery of electricity, water, sewer, storm water, gas, cable television, communication and information service utilities, together with any and all appurtenances thereto, including the right from time to time to trim and to cut down and clear away or otherwise control any trees or brush, to restrict trees placed within the limits of the Public Service Easement to a maximum height of fifteen feet (15') at maturity and prohibiting the construction of buildings, structures and wells within these areas, 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.

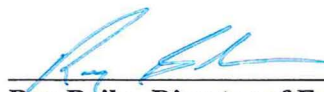
It is understood that this offer of dedication shall remain in effect and run with the land until such time the County of El Dorado Board of Supervisors makes a finding of necessity for public purposes and accepts said offer by resolution.

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed (his)(her) (their) name(s) this 26 day of August, 2014.

GRANTOR

BUCKEYE UNION ELEMENTARY SCHOOL DISTRICT

By:



Ray Boike, Director of Facilities

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of El Dorado }

On August 26, 2014 before me, Susan Carney, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Ray Buike
Name(s) of Signer(s)

Director of Facilities - Buckeye Union Elementary School District

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: Susan Carney
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

Corporate Officer — Title(s): _____ Corporate Officer — Title(s): _____

Individual Individual

Partner — Limited General Partner — Limited General

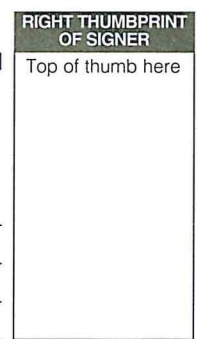
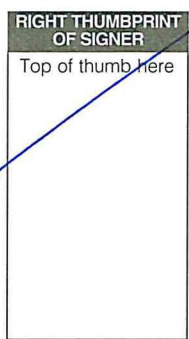
Attorney in Fact Attorney in Fact

Trustee Trustee

Guardian or Conservator Guardian or Conservator

Other: _____ Other: _____

Signer Is Representing: _____ Signer Is Representing: _____



**APN 119-100-11
LEGAL DESCRIPTION**

All that real property situated in the County of El Dorado, State of California, being a portion of real property conveyed by deed to BUCKEYE UNION ELEMENTARY SCHOOL DISTRICT, A POLITICAL SUBDIVISION OF THE STATE OF CALIFORNIA, hereinafter referred to as "SCHOOL" Property, recorded in Document No. 2002-0095012-00 in the Official Records of said County, lying within the Southwest One Quarter of Section 6, T. 9 N., R. 9 E., M.D.M. and being more particularly described as follows:

Road Right of Way

Commencing at a 1-1/2" capped iron pipe stamped "LS 3864" marking the Northwest corner of Parcel "B" as shown on that certain Parcel Map, filed in the office of the County Recorder in Book 25 of Parcel Maps, Page 49; thence South 01°03'28" East 3093.91 feet to the **Point of Beginning**, being the Northeast corner of said "SCHOOL" Property; thence along the Easterly line of said "SCHOOL" Property South 01°02'27" East 451.26 feet to the Southeast corner of said "SCHOOL" Property; thence along the Southerly line of said "SCHOOL" Property South 89°54'50" West 32.26 feet; thence leaving said Southerly line North 01°01'20" West 393.41 feet; thence along the arc of a curve to the left, having a radius of 468.00 feet and being subtended by a chord bearing North 04°34'31" West 58.01 feet to a point on the Northerly line of said "SCHOOL" Property hereinafter referred to as **Point "A"**; thence along said Northerly line North 89°54'24" East 35.70 feet to the **Point of Beginning**, containing an area of 14,590 square feet, more or less.

Landscape and Public Service Easement

Beginning at the aforementioned **Point "A"**; thence leaving the North line of said "SCHOOL" Property along the arc of a curve, concave to the Southwest, having a radius of 468.00 feet, the chord of which bears South 04°34'31" East, 58.01 feet; thence South 01°01'20" East, 393.41 feet to a point on the South line of said "SCHOOL" Property; thence along said South line, South 89°54'50" West, 2.50 feet; thence leaving said South line, North 01°01'20" West, 393.41 feet; thence along the arc of a curve to the left, having a radius of 465.50 feet and being subtended by a chord bearing North 04°35'50" West, 58.05 feet, to a point on the North line of said "SCHOOL" Property, hereinafter referred to as **Point "B"**; thence along said North line, North 89°54'24" East, 2.52 feet, to the Point of Beginning, containing an area of 1,129 square feet, more or less.

Public Service Easement

Beginning at the aforementioned **Point "B"**; thence leaving the North line of said "SCHOOL" Property along the arc of a curve, concave to the Southwest, having a radius of 465.50 feet, the chord of which bears South 04°35'50" East, 58.05 feet; thence South 01°01'20" East, 393.41 feet to a point on the South line of said "SCHOOL" Property; thence along said South line, South 89°54'50" West, 18.93 feet; thence leaving said South line, North 00°45'59" West, 52.46 feet; thence along the arc of a non-tangent curve concave to the Northwest, having a radius of 1,375.00 feet, the chord of which bears North 02°08'07" East, 199.74 feet; thence North 02°01'48" West, 164.79 feet; thence North 05°42'06" West, 34.62 feet, to a point on the North line of said "SCHOOL" Property; thence along said North line, North 89°54'24" East, 9.80 feet, to the Point of Beginning, containing an area of 4,986 square feet, more or less.

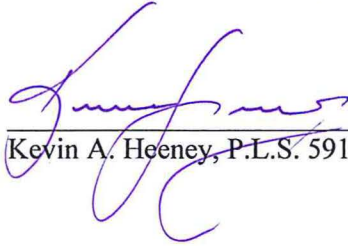
See Exhibit B attached hereto and made a part of this description.

End of description

Exhibit 'A'

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.

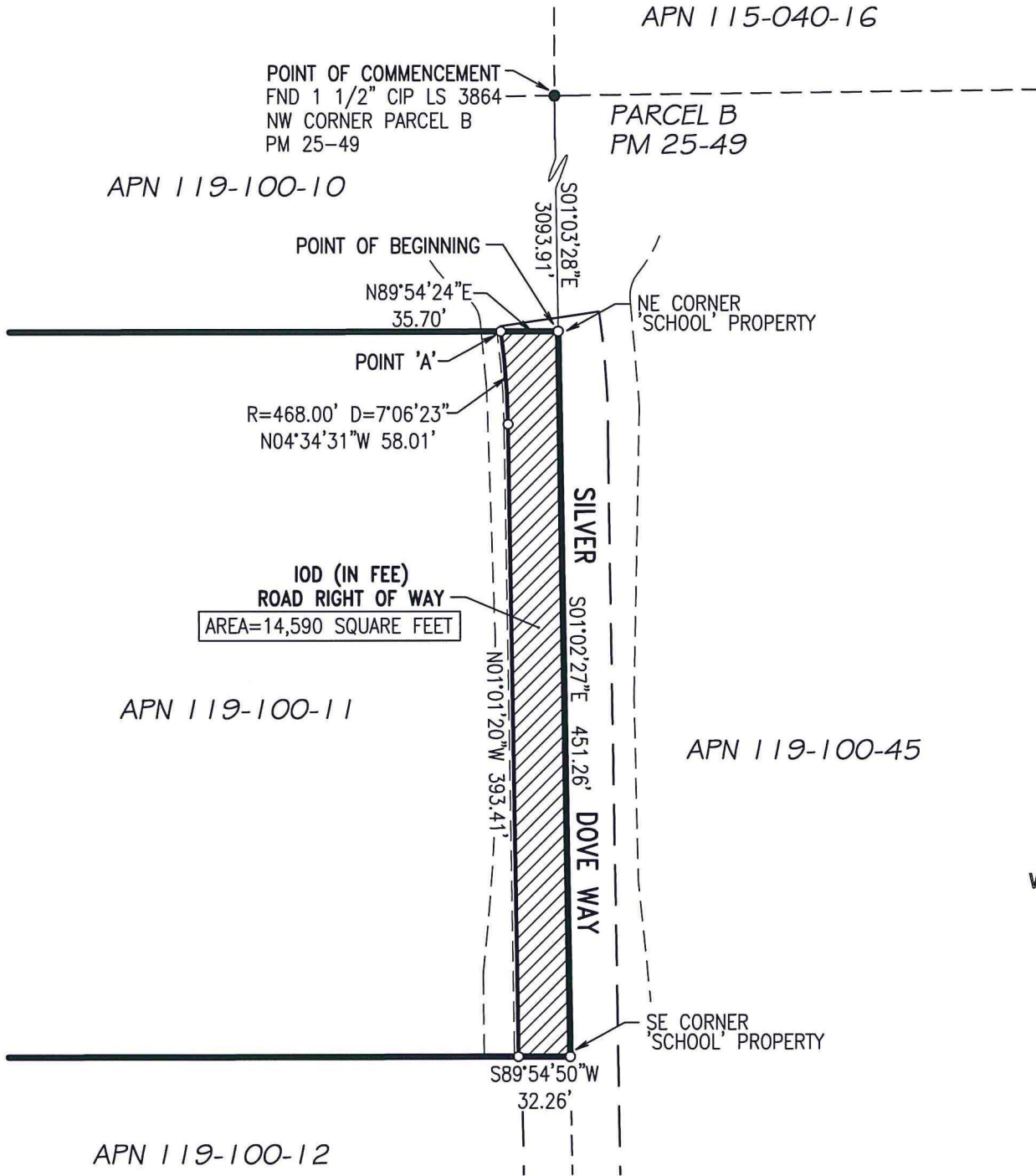


Kevin A. Heeney, P.L.S. 5914

06/24/2014
Date



Exhibit 'B'



DATE: 06/24/2014

OWNER:
BUCKEYE UNION SCHOOL DISTRICT

A.P.N. 119-100-11

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.ctaen.net

DATE: 05/27/2014

SCALE: 1"=100'

DRAWN BY: KAH

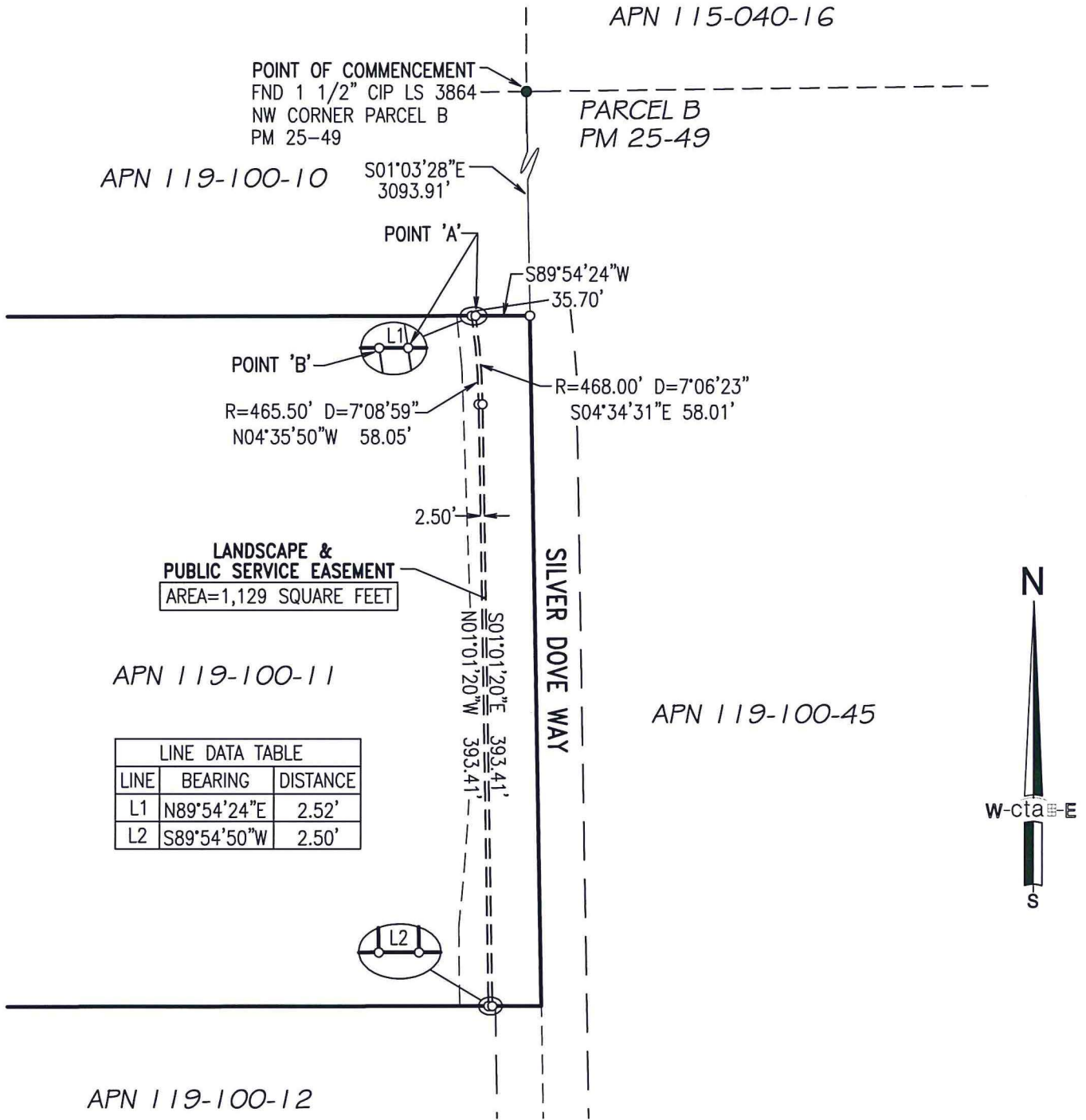
JOB NO. 05-070-001

SHEET 1 OF 3

IRREVOCABLE OFFER OF DEDICATION

ROAD RIGHT OF WAY AND
LANDSCAPE & PUBLIC SERVICE EASEMENT
A PORTION OF THE S.W. QUARTER
OF SECTION 6, T.9N., R.9E., M.D.M.
COUNTY OF EL DORADO STATE OF CALIFORNIA

Exhibit 'B'



LINE DATA TABLE

LINE	BEARING	DISTANCE
L1	N89°54'24"E	2.52'
L2	S89°54'50"W	2.50'

DATE: 06/24/2014

OWNER:
BUCKEYE UNION SCHOOL DISTRICT

DATE: 05/27/2014	DRAWN BY: KAH	SHEET 2 OF 3
SCALE: 1"=100'	JOB NO. 05-070-001	

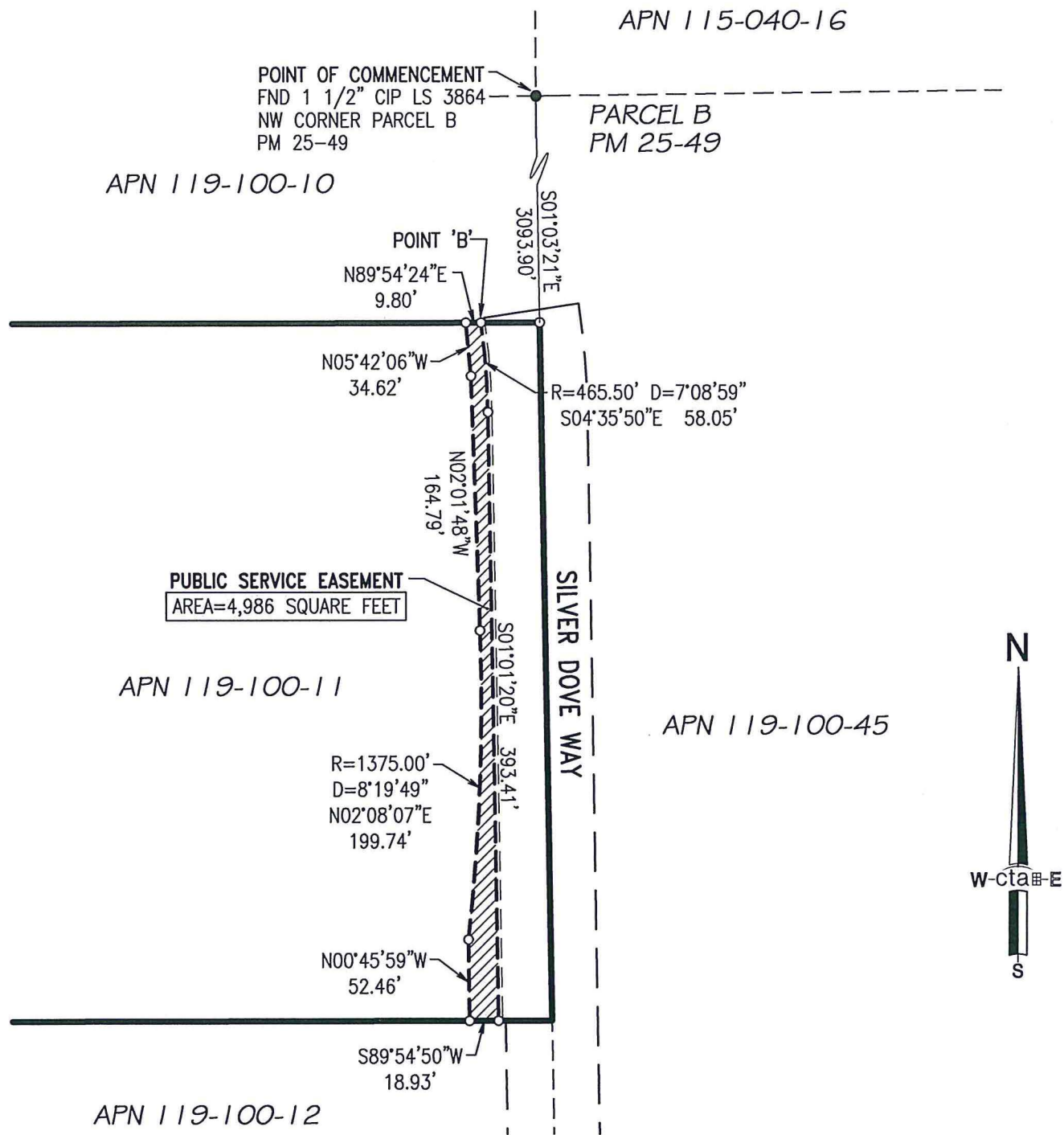
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COUNTY OF EL DORADO STATE OF CALIFORNIA

Exhibit 'B'



DATE: 06/24/2014

OWNER:
 BUCKEYE UNION SCHOOL DISTRICT

A.P.N. 119-100-11

DATE:
 05/27/2014

SCALE:
 1"=100'

DRAWN BY:
 KAH

JOB NO.
 05-070-001

SHEET
 3 OF
 3

IRREVOCABLE OFFER OF DEDICATION

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ROAD RIGHT OF WAY AND
 LANDSCAPE & PUBLIC SERVICE EASEMENT
 A PORTION OF THE S.W. 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 _____, the County of El Dorado consented to the foregoing attached IRREVOCABLE OFFER OF DEDICATION FOR ROAD RIGHT OF WAY, LANDSCAPE AND PUBLIC SERVICE EASEMENT dated August 26, 2014, from Buckeye Union Elementary School District, a political subdivision of the State of California, 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. Mitrisin
Clerk of the Board of Supervisors

By: _____
Deputy Clerk