

12-16-14 #41

Recording Requested By & When Recorded
Mail To:

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

Exempt from Documentary Tax Transfer
Per Revenue and Taxation Code 11922

APN: Portion of 101-330-77 and 23



**El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2014-0053975-00**

Acct 4-INTER COUNTY TITLE CO
Wednesday, DEC 31, 2014 14:16:09
Ttl Pd \$0.00 Rcpt # 0001651988
JLR/C1/1-6

For County Recorder's Use Only

GRANT OF EASEMENT

EL DORADO IRRIGATION DISTRICT, hereinafter called GRANTOR, does hereby grant to **EL DORADO COUNTY**, its successors and assigns, hereinafter called GRANTEE, permanent floating easement and rights-of-way easement for ingress and egress purposes and appurtenances and uses commonly associated therewith (including but not limited to maintenance and repair), over, along, across, and through any of that certain real property situated in the County of El Dorado, State of California and depicted in the attached Exhibit A ("Easement Area").

This grant of easements includes all existing vehicular and other access ways over, along, across, and through the Easement Area, and any such expanded or replacement access ways as are mutually agreed to in writing by the parties' authorized representatives, and shall include the right by GRANTEE, its officers, agents and employees, and by persons under contract with it and their employees whenever and wherever necessary for ingress and egress purposes, to enter upon the Easement Area with personnel, vehicles and equipment for access to and maintenance of both the Easement Area and property owned by GRANTEE located adjacent to GRANTOR's Property.

This grant of easement is subject to the following conditions, which are intended by each party to be, and shall be, covenants running with their respective lands such that successive owners of the respective lands are bound thereby for the benefit of the other lands, as authorized by California Civil Code section 1468:

1. GRANTEE's use of the Easement Area pursuant to this Grant of Easement shall not endanger health, create a nuisance, or otherwise be incompatible with overall recreation use of GRANTEE's and GRANTOR's respective lands.
2. GRANTEE shall take all reasonable precautions to ensure that the construction, operation, and maintenance of structures or facilities in the Easement Area will occur in a manner that will protect the scenic, recreational, and environmental values of GRANTEE's and GRANTOR's respective lands. Ground disturbing activities that occur within the Easement Area are subject to compliance with Section 106 of the National Historic Preservation Act.
3. At such time as GRANTOR's planned Forebay Dam Modification Project is substantially complete and in service, GRANTOR shall submit revised Exhibit G drawings to the Federal Energy Regulatory

Commission ("FERC") to exclude the Easement Area from the project area of Hydroelectric Project No. 184, and make best efforts to obtain expeditious FERC approval of the revised drawings and project area.

4. Following FERC approval as specified in paragraph 3, GRANTOR shall execute a quitclaim deed to convey fee ownership of the Easement Area to GRANTEE.

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed the name of its duly authorized officers this 23rd day of December, 2014.

By: 
Bill George
President of the Board of Directors
EL DORADO IRRIGATION DISTRICT

Date: Dec. 23, 2014

By: 
Jim Abercrombie
General Manager / Secretary
EL DORADO IRRIGATION DISTRICT

Date: Dec. 23, 2014

NOTARY ACKNOWLEDGEMENTS ATTACHED

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

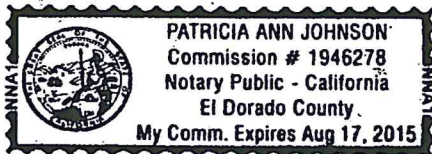
CIVIL CODE § 1189

State of California

County of El Dorado

On Dec. 23, 2014 before me, Patricia Ann Johnson, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Bill George and Jim Abercrombie
Name(s) of Signer(s)



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~~ 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: Patricia Ann Johnson
Signature of Notary Public

Place Notary Seal 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: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Exhibit 'A'

Situate in a Portion of the East $\frac{1}{2}$ of Section 25,
T. 11 N., R. 12 E., M.D.M.

County of El Dorado, State of California

Scale 1" = 200'

El Dorado Irrigation District
Doc. 1999-0064528

County of El Dorado
201 4-53974

Forebay Park
Site

East Side
Forebay Rd.


FERC Project
No. 184 Boundary

Floating Easement
201 4-53975

Floating Easement Area

63,042 sq. ft. +/-
1.45 ac. +/-

Legend

 Floating Easement

El Dorado Irrigation District
Doc. 1999-0064528



WHEN RECORDED, RETURN TO
THE BOARD OF SUPERVISORS
EL DORADO COUNTY

CERTIFICATE
OF ACCEPTANCE

THIS IS TO CERTIFY that the interest in real property conveyed by the Grant of Easement dated 12-23-14, from EL DORADO IRRIGATION DISTRICT to the COUNTY OF EL DORADO, a political subdivision of the State of California, is hereby accepted by order of the Board of Supervisors of the County of El Dorado on 12-16-14 and the grantee consents to the recordation thereof by its duly authorized officer.

DATED this 31st day of December, 2014

COUNTY OF EL DORADO

By


Norma Santiago Chairman
Board of Supervisors

STATE OF CALIFORNIA

COUNTY OF El Dorado

} S.S.
}

On December 31, 2014, before me, Judy Musick, notary public,
personally appeared Norma Santiago
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

Judy Musick

(Seal)



12/31/2014, 20140053975

12-16-14 #41

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Mail To:

Board of Supervisors

El Dorado County

330 Fair Lane

Placerville, CA 95667

Exempt from Documentary Tax Transfer
Per Revenue and Taxation Code 11922
Exempt from Recording Fees per Government
Code Section 27383



El Dorado, County Recorder

William Schultz Co Recorder Office

DOC- 2014-0053974-00

Acct 4-INTER COUNTY TITLE CO

Wednesday, DEC 31, 2014 14:16:09

Ttl Pd \$0.00

Rcpt # 0001651987

JLR/C1/1-5

APN: Portion of 101-330-77 and 23

For County Recorder's Use Only

Grant Deed

The undersigned Grantor(s) declare(s): El Dorado Irrigation District is exempt from property taxes
Documentary transfer tax is \$0 (Zero).

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

EL DORADO IRRIGATION DISTRICT, a California special district ("EID"),

Hereby GRANT(S) to

EL DORADO COUNTY, a political subdivision of the State of California,

the following described real property in the County of El Dorado.

State of California:

SEE ATTACHED EXHIBIT A

Dated: Dec. 23, 2014

By: 

Bill George, President, EID Board of Directors

By: 

Jim Abercrombie, EID General Manager / Secretary

NOTARY ACKNOWLEDGEMENTS ATTACHED

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

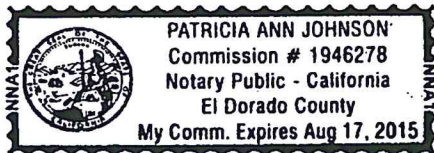
CIVIL CODE § 1189

State of California

County of El Dorado

On Dec. 23, 2014 before me, Patricia Ann Johnson, Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Bill George and Jim Abercrombie
Name(s) of Signer(s)



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: Patricia Ann Johnson
Signature of Notary Public

Place Notary Seal 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

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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: _____

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here

Exhibit A

All that real property situated in the County of El Dorado, State of California described as follows:

A portion of the East $\frac{1}{2}$ of Section 25 Township 11 North, Range 12 East, Mount Diablo Meridian, more particularly described as follows:

COMMENCING at the Southeast corner of said section 25, being marked by a 2" CIP marked appropriately, as shown on PM 45-17, of the official records of said County and State, thence North $01^{\circ}04'01''$ East, 664.52 feet to an angle point in the section line, marked by a 2" CIP stamped "W.S.G.E. L.S. 2029"; thence North $00^{\circ}30'24''$ East, 669.08 feet to the TRUE POINT OF BEGINNING of the herein described Parcel.

Thence leaving said TRUE POINT OF BEGINNING North $00^{\circ}30'24''$ East, 3.39 feet to the East $\frac{1}{16}$ corner of said Section marked by a 2" CIP with brass cap and unreadable; thence North $00^{\circ}36'15''$ East, 1334.07 feet to the East $\frac{1}{4}$ corner of said section marked by a 2" CIP stamped "WSGE L.S. 2029"; thence North $89^{\circ}41'56''$ West, 527.46 feet; thence North $76^{\circ}10'42''$ West, 78.76 feet; thence South $47^{\circ}39'30''$ East, 120.00 feet to a $\frac{3}{4}$ " CIP stamped LS 5093, 2014; thence South $31^{\circ}22'30''$ East, 115.00 feet; thence South $04^{\circ}45'30''$ East, 320.00 feet; thence South $15^{\circ}15'30''$ West, 240.00 feet; thence South $10^{\circ}24'30''$ East, 175.00 feet; thence South $21^{\circ}46'30''$ East, 225.00 feet; thence South $41^{\circ}29'30''$ East, 212.00 feet; thence South $65^{\circ}29'30''$ East, 125.00 feet; thence South $70^{\circ}48'19''$ East, 115.00 feet to the Point of Beginning.

Containing 12.619 acres more or less.

The basis of bearings cited herein is California State Plane Coordinate System Zone 2, and is Grid North.

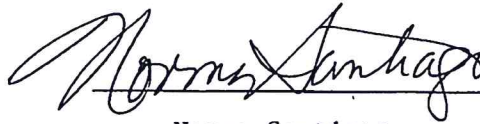


CERTIFICATE OF ACCEPTANCE

Pursuant to Section 27281 of the
California Government Code

This is to certify that the interest in real property conveyed by the Grant Deed dated December 23, 2014, 2014, from EL DORADO IRRIGATION DISTRICT to EL DORADO COUNTY, a political subdivision of the State of California, is hereby accepted by the undersigned officer on behalf of EL DORADO COUNTY, pursuant to authority given on December 16, 2014, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: December 31, 2014



By: Norma Santiago

STATE OF CALIFORNIA

COUNTY OF El Dorado

} S.S. -

On December 31, 2014, before me, Judy Musick, notary public,
personally appeared Norma Santiago,
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

Judy Musick

(Seal)



12/31/2014, 20140053974

12-16-14 #41



El Dorado, County Recorder
William Schultz Co Recorder Office
DOC- 2014-0053976-00

Acct 4-INTER COUNTY TITLE CO
Wednesday, DEC 31, 2014 14:16:09
Ttl Pd \$0.00 Rcpt # 0001651989
JLR/C1/1-8

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Mail To:

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

Exempt from Documentary Tax Transfer
Per Revenue and Taxation Code 11922
Exempt from Recording Fees per Government
Code Section 27383

APN: Portion of 101-330-77 and 23

For County Recorder's Use Only

GENERAL ASSIGNMENT

This Assignment (the "Assignment") is made as of December 31, 2014, by EL DORADO IRRIGATION DISTRICT, a California special district ("Assignor").

FOR VALUABLE CONSIDERATION, as set forth in that certain Agreement of Purchase and Sale and Joint Escrow Instructions dated April 28, 2014 (the "Agreement"), Assignor hereby assigns and transfers to EL DORADO COUNTY, a political subdivision of the State of California ("Assignee"), with respect to the Property described in Schedule 1, the following:

A. All equipment leases, service and/or maintenance agreements and contracts relating to the Real Property (collectively, the "Contracts"), as more particularly described in Schedule 2 attached hereto;

B. All permits, licenses, consents, registrations and other similar approvals applicable to the Property (collectively, the "Approvals"), which Approvals are more particularly described in Schedule 3 attached hereto; and

C. All warranties of which Assignor is the beneficiary (the "Warranties") with respect to the Improvements or Personal Property.


This Assignment shall not supersede the Agreement and, in the event of conflict between this Assignment and the Agreement, the Agreement shall control.


This Assignment shall be binding upon and inure to the benefit of Assignor and Assignee and their respective heirs, executors, administrators, successors and assigns.

IN WITNESS WHEREOF, Assignor has executed this Assignment as of the date first above written.

ASSIGNOR:

EL DORADO IRRIGATION DISTRICT, a California special district

By: 
Bill George
President of the Board of Directors

By: 
Jim Abercrombie
General Manager / Secretary

NOTARY ACKNOWLEDGEMENTS ATTACHED

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of El Dorado

On Dec. 29, 2014 before me, Patricia Ann Johnson, Notary Public,

personally appeared Bill George and Jim Abercrombie



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.

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WITNESS my hand and official seal.

Signature: Patricia Ann Johnson
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

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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: _____

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here

S C H E D U L E 1

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COMMENCING at the Southeast corner of said section 25, being marked by a 2" CIP marked appropriately, as shown on PM 45-17, of the official records of said County and State, thence North $01^{\circ}04'01''$ East, 664.52 feet to an angle point in the section line, marked by a 2" CIP stamped "W.S.G.E. L.S. 2029"; thence North $00^{\circ}30'24''$ East, 669.08 feet to the TRUE POINT OF BEGINNING of the herein described Parcel.

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Containing 12.619 acres more or less.

The basis of bearings cited herein is California State Plane Coordinate System Zone 2, and is Grid North.



Schedule 2
Contracts

1. April 24, 2001 Lease Between El Dorado Irrigation District and Pollock Pines Recreation Unlimited, Inc.
 2. March 11, 2004 Letter from El Dorado Irrigation District to Pollock Pines Recreation Unlimited, Inc., Extending Lease.
 3. Commercial General Liability Insurance Policy No. 2CT1122 issued by Essex Insurance Company to Pollock Pines Recreation Unlimited, Inc., Effective April 24, 2014 to April 24, 2015.
 4. Any Extension of or Successor to General Liability Insurance Policy No. 5098195 issued by Lexington Insurance Company to Snowline Little League, Effective January 1, 2005 to January 1, 2006.
 5. Any Extension of or Successor to Directors and Officers Insurance Policy No. 162-0811 issued by Lexington Insurance Company to Snowline Little League, Effective January 1, 2005 to January 1, 2006.
 6. Any Extension of or Successor to Crime Coverage Insurance Policy No. 0009309 by Lexington Insurance Company to Snowline Little League, Effective January 1, 2005 to January 1, 2006.
 7. Any Extension of or Successor to Sports Excess Accident Insurance Policy No. SRG9105434 issued by National Union Fire Insurance Company of Pittsburgh, PA to Snowline Little League, Effective January 1, 2005 to January 1, 2006.
-

Schedule 3
Approvals

None.

CERTIFICATE
OF ACCEPTANCE

THIS IS TO CERTIFY that the interest in property conveyed by the General Assignment dated 12-31-14, from EL DORADO IRRIGATION DISTRICT to the COUNTY OF EL DORADO, a political subdivision of the State of California, is hereby accepted by order of the Board of Supervisors of the County of El Dorado on 12-16-14 and the grantee consents to the recordation thereof by its duly authorized officer.

DATED this 31st day of December, 2014

COUNTY OF EL DORADO

By 
Norma Santiago Chairman
Board of Supervisors

STATE OF CALIFORNIA

COUNTY OF El Dorado

}
} S.S.
}

On December 31, 2014, before me, Judy Musick, notary public,
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who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the
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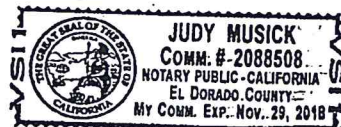
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is
true and correct.

WITNESS my hand and official seal.

Signature

Judy Musick

(Seal)



12/31/2014, 20140053976

