

**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: 327-270-050
Sellers: Teter
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 DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **James E. Teter and Elizabeth Ann Teter, as Trustees under "The Teter Family Trust", Declaration of Trust dated April 4, 1978**, hereinafter referred to as "Grantor," grants to the **COUNTY OF EL DORADO, a political subdivision of the State of California**, in fee, 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.

IN WITNESS WHEREOF, Grantor has herein subscribed its name on this 22nd day of July, 2021.

GRANTOR: James E. Teter and Elizabeth Ann Teter, as Trustees under "The Teter Family Trust", Declaration of Trust dated April 4, 1978

James E. Teter (Trustee)
James E. Teter, Trustee

Elizabeth Ann Teter (Trustee)
Elizabeth Ann Teter, Trustee

(All signatures must be acknowledged by a Notary Public)

EXHIBIT 'A'

All that certain real property situate in 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 number 1999-11574 filed in the Official Records of El Dorado County and as shown on that certain Parcel Map filed in Book 30, Page 13 of Parcel Maps in the Official Records of El Dorado County more particularly described as follows:

BEGINNING at the Northwest corner of that certain 1.31 acre Parcel as shown on said Parcel Map; thence along the northerly and easterly lines of said Parcel the following three (3) courses: 1) North 70°21'08" East, 13.19 feet; 2) South 47°44'31" East, 42.41 feet; 3) South 28°56'31" West, 263.98 feet to the beginning of a non-tangent curve concave southerly, said curve has a radius of 4,450.00 feet; thence leaving said easterly line westerly along said curve through a central angle of 0°42'14" an arc distance of 54.66 feet, said curve being subtended by a chord which bears North 84°54'29" West, 54.66 feet to the westerly line of said Parcel; thence along said westerly line North 28°56'31" East, 285.96 feet to the POINT OF BEGINNING. Containing 13,990 square feet (0.32 acres) more or less.

The purpose of the above description is to describe that portion of said Parcel as a fee Right-of-Way for road purposes.

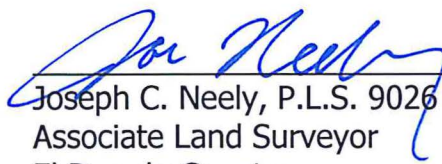
TOGETHER WITH:

A non-exclusive road easement over the remaining portion of said 1.31 acre Parcel.

-End of Description-

See Exhibit 'B' 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 certain 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.



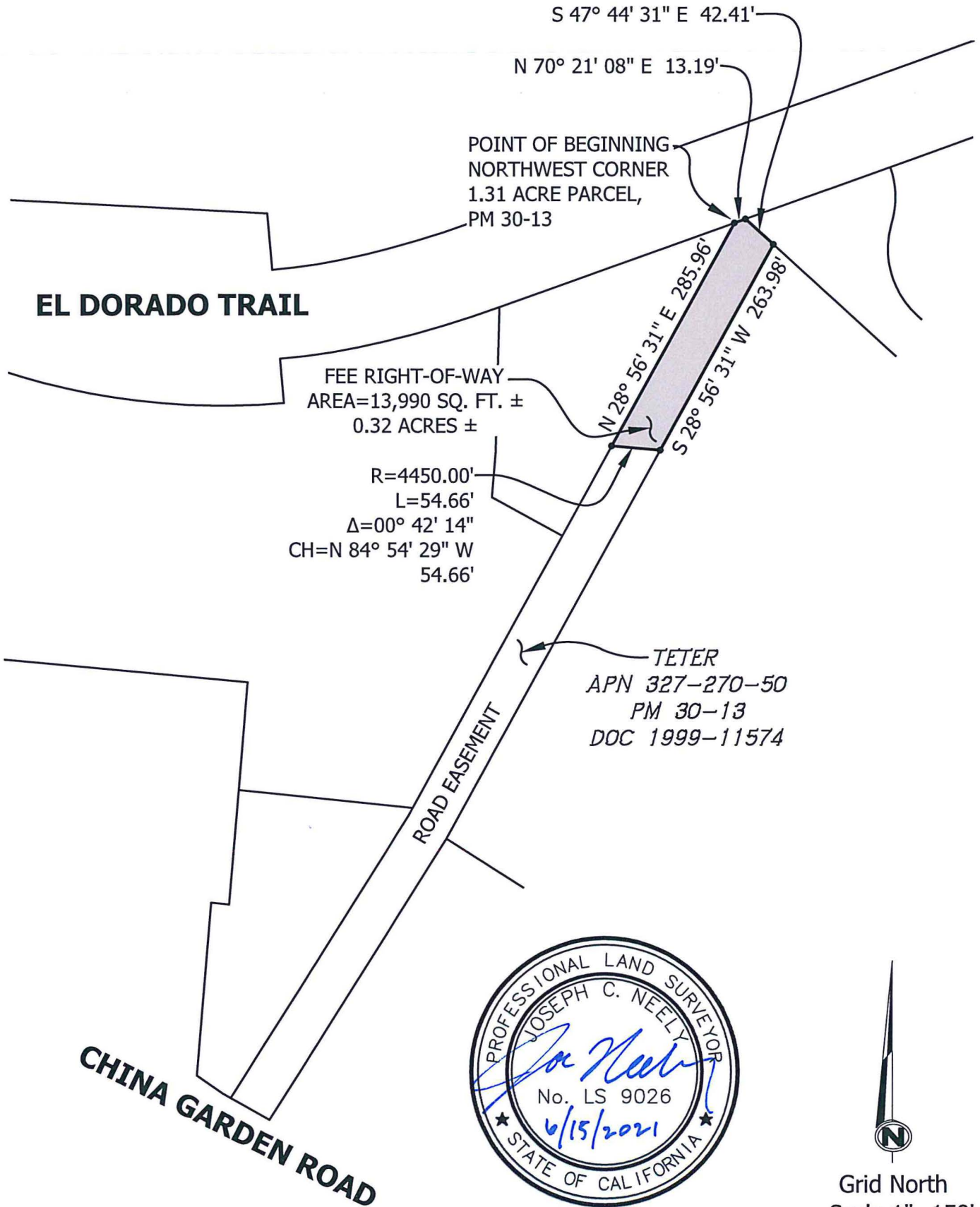
Joseph C. Neely, P.L.S. 9026
Associate Land Surveyor
El Dorado County
Department of Transportation



Date: 6/15/2021

EXHIBIT 'B'

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



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.

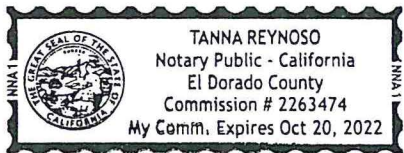
STATE OF CALIFORNIA
COUNTY OF El Dorado

On July 22nd 2021, before me, Tanna Reynoso,
a Notary Public, personally appeared James E. Teter & Elizabeth Ann Teter, Trustees
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.

Tanna Reynoso
Notary Public in and for said County and State



Notary Public Seal

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

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

APN: 327-270-50
Seller: Teter
Project #: 72334

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant Deed dated July 22, 2021, from **James E. Teter and Elizabeth Ann Teter, Trustees under The Teter 1991 Revocable Living Trust dated July 22, 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: 327-270-50

Dated this _____ day of _____, 20__.

COUNTY OF EL DORADO

By: _____
John Hidahl, Chair
Board of Supervisors

ATTEST:

Kim Dawson
Clerk of the Board of Supervisors

By: _____
Deputy Clerk