

PARCEL MAP No. 1828 FOR WILHELMUS A. HENDRICKS 202 -O.R.- 667

BEING LOT 6 OF THE MUSHETT SUBDIVISION & LOT 10, BLOCK 1, JACKSON TOWNSITE &
A PORTION OF SECTION 28, T. 6 N., R. 11 E., M.D.M. - AMADOR COUNTY, CALIF.

TOMA & ANDERSON — LICENSED LAND SURVEYORS - 41 SUMMIT ST., JACKSON, CALIF.

DATE: SEPTEMBER, 1978

SCALE: 1" = 20'

OWNER'S CERTIFICATE

The undersigned hereby certifies that he/she is the owner of the real property shown herein as the subdivision and that he/she does hereby consent to the preparation and recordation of this map, and, in consideration for and as a condition of the approval of said map he/she does hereby:

1. Make an irrevocable offer to dedicate to the public for its use and convenience an easement for use as a public highway over each and every part of said subdivision designated on this map as a "road-utility easement" or "access easement"; and
2. Make an irrevocable offer to dedicate to the public for its use and convenience as a public utility easement in, on, over, above, or under each and every part of said subdivision designated on this map as a "road-utility easement" or "utility easement" or "access easement" and on, over, across, and through those strips of land lying 5 feet on each side of all side lot lines and rear lot lines and $7\frac{1}{2}$ feet along the exterior boundaries of this subdivision and front lot lines, an easement for said CITY or its designees at any time, or from time to time, to enter, construct, maintain, operate, replace, remove, renew, enlarge, and protect from hazards sanitary sewers, storm drains, lines or pipe, conduits, cables, wires, poles and necessary fixtures and equipment therefor, to connect any public utility service to any parcel or lot inside or outside of said subdivision and/or to any main or trunk line or system; and
3. Promise, covenant and agree to and with said CITY to grant or reserve a non-exclusive easement for road purposes and for ingress and egress over all that portion of land designated as a "road-utility easement" or "access easement" to the record owners of each lot or parcel in said subdivision at such time as said lots are sold or fee title conveyed and that none of said lots shall be leased, sold or conveyed unless such non-exclusive easement for road purposes and ingress and egress is granted or reserved prior to or concurrent with said conveyance or sale (unless said portion of land has been dedicated to and accepted by said county as a public highway) so as to provide access for said owner and their agents, employees, invitees, and licensees between said parcels or lots and the nearest county road and between and among all said parcels or lots within said subdivision.
4. Make an irrevocable offer to dedicate to the public for its use and convenience:
 - (a) Easements for drainage purposes on, over, across, under and through all natural drainage courses and those portions of land shown hereon designated as drainage easements; and
 - (b) Easements for right-of-way and utility maintenance 5 feet in width outside of but adjacent and contiguous to the designated right-of-way of all roads offered for dedication shown hereon, for the express purpose of county's or other authority's performing all necessary work to protect the roadway and maintain the cut and fill slopes. The portions hereon covered by said easements shall be kept clear.

Said offers to dedicate and agreements and covenants are irrevocable and shall run with the land and be binding upon any future owners, encumbrancers, successors, heirs or assigns, and shall continue in effect until expressly and lawfully abandoned and terminated by the board of supervisors of said county. Said board in rejecting any and all of said offers to dedicate shall retain the right to accept by resolution any or all said offers at any time thereafter.

Wilhelmus A. Hendrick

CLERK'S CERTIFICATE

I, Robert L. Van Noy, HEREBY CERTIFY THAT I AM THE CLERK OF THE CITY COUNCIL OF JACKSON, CALIFORNIA, AND THAT THE CITY COUNCIL AT ITS REGULAR MEETING HELD ON THE 5th DAY OF MARCH, 1979, HAS BY RESOLUTION NO. 79-22 APPROVED THIS PARCEL MAP AND ACCEPTS THE DEDICATIONS OF ALL ACCESS AND PUBLIC UTILITIES EASEMENTS BUT REJECTS, AT THIS TIME ALL OTHER OFFERS OF DEDICATION APPEARING ON THIS MAP. SAID OFFERS MAY BE ACCEPTED BY RESOLUTION OF SAID CITY COUNCIL AT ANY TIME HEREINAFTER.

DATE MARCH 5, 1979

Robert L. Van Noy
CITY CLERK

SIGNED BY _____
DEPUTY

TRUSTEE'S CERTIFICATE

AMERICAN SECURITY'S Co., INC., A CALIFORNIA CORPORATION, AS TRUSTEE UNDER THAT CERTAIN DEED OF TRUST RECORDED IN THE OFFICE OF THE RECORDER OF AMADOR COUNTY IN BOOK 307 OF OFFICIAL RECORDS AT PAGE 473, et seq., HEREBY CONSENTS TO THE RECORDATION OF THIS MAP AND THE DEDICATION OF ALL ACCESS AND PUBLIC UTILITY EASEMENTS SHOWN HEREON.

F. Briggs
VICE PRESIDENT & MGR.

L. Standing
ASSISTANT SECRETARY

OWNER'S NOTARY CERTIFICATE

STATE OF CALIFORNIA)
COUNTY OF Amador) ss.

ON January 22, 1979 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

Wilhelmus A. Hendrick

PERSON _____ WHOSE NAME _____, KNOWN TO ME TO BE THE INSTRUMENT AND ACKNOWLEDGED THAT _____ SUBSCRIBED TO THE WITHIN _____ EXECUTED THE SAME.

Shirley N. Zetsche
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

TRUSTEE'S NOTARY CERTIFICATE

STATE OF CALIFORNIA)
COUNTY OF AMADOR) ss.

ON January 22, 1979 BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED F. Briggs KNOWN TO ME TO BE THE VICE PRESIDENT AND L. Standing KNOWN TO ME TO BE THE ASSISTANT SECRETARY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION HEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BYLAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.

William M. Koplin
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE.

ENGINEER'S (SURVEYOR'S CERTIFICATE)

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AT THE REQUEST OF WILHELMUS A. HENDRICKS ON SEPT 1978. I HEREBY STATE THAT THE PARCEL MAP PROCEDURES OF THE LOCAL AGENCY HAVE BEEN COMPLIED WITH AND THAT THIS PARCEL MAP CONFORMS TO THE APPROVED TENTATIVE MAP AND THE CONDITIONS OF APPROVAL THEREOF WHICH WERE REQUIRED TO BE FULFILLED PRIOR TO THE FILING OF THE PARCEL MAP.

SIGNED _____

R.C.E. (OR L.S.) No. 23370

CITY ENGINEER'S CERTIFICATE

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE.

DATE MARCH 5, 1979

SIGNED Lawrence B. Hunt
RLE 23006

RECORDER'S CERTIFICATE

FILED THIS 6th DAY OF MARCH, 1979, AT 3:03 P.M. IN BOOK 31 OF MAPS AND PLATS, AT PAGE 30, AT THE REQUEST OF THE AMADOR COUNTY CLERK. TITLE TO LAND INCLUDED IN THIS PARCEL MAP BEING VESTED AS PER CERTIFICATE No. 297 ON FILE IN THIS OFFICE.

FEE \$7.00 Pd

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Shirley N. Zetsche
AMADOR COUNTY RECORDER

SIGNED BY _____

DEPUTY