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PARCEL MAP No. 2314 FOR ELIZABETH SWIFT SCHAFER

BEING PARCEL A OF 43-M-78 AND ALSO BEING A PORTION OF SECTION 6 T.6N, R.11E., M.D.M.
CITY OF SUTTER CREEK, AMADOR COUNTY, CA.

SCALE 1"=20'

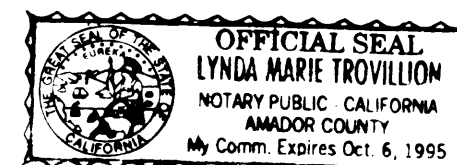
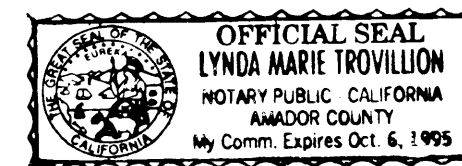
DECEMBER, 1991

OWNER'S CERTIFICATE

The undersigned hereby certifies that he/she is the owner of 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 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 10 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 concurrent with said conveyance or sale (unless said portion of land has been dedicated to and accepted by said CITY 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 CITY 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 easement; and
 - (b) Easements for right-of-way and utility maintenance 5 feet in width outside of and contiguous to all cuts or fills of all roads offered for dedication shown hereon, for the express purpose of CITY 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 CITY COUNCIL of said CITY. Said COUNCIL 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.

Edward A. Swift
Elizabeth A. Schaffer



CLERK'S CERTIFICATE

I, PEARL CAMPBELL, HEREBY CERTIFY THAT I AM THE CLERK OF THE SUTTER CREEK CITY COUNCIL CALIFORNIA: THAT THE COUNCIL BEING THE PROPER APPROVING BODY ACCEPTS THE DEDICATIONS OF ALL PUBLIC UTILITY EASEMENTS,

BUT REJECTS AT THIS TIME, ALL OTHER OFFERS OF DEDICATION APPEARING ON THIS MAP. SAID OFFERS MAY BE ACCEPTED BY RESOLUTION OF SAID COUNCIL AT ANY TIME HEREFTER.

DATE: 12-16-92 Resolution No. 92-93-14
Pearl Campbell
PEARL CAMPBELL
SUTTER CREEK CITY CLERK

NOTARY'S CERTIFICATE

STATE OF CALIFORNIA
COUNTY OF Amador SS

ON December 23, 1992 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED Elizabeth A. Schaffer KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT She EXECUTED THE SAME

Lynda Marie Trovillion
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

NOTARY'S CERTIFICATE

STATE OF CALIFORNIA
COUNTY OF Amador SS

ON December 23, 1992 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

Edward A. Swift

PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED THE SAME.

Lynda Marie Trovillion
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
commission expires: 10-6-95
place of commission: Amador County
name of Notary: Lynda Marie Trovillion

SURVEYOR'S STATEMENT

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 AND LOCAL ORDINANCE AT

THE REQUEST OF EDWARD A. SWIFT

IN DECEMBER, 1991 I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED TENTATIVE MAP, IF ANY.

SIGNED: Steven W. Brown
STEVEN W. BROWN

L.S. No.: 5257 EXP 12/31/94

CITY ENGINEER'S STATEMENT

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

DATE: 11-24-92

SIGNED: Roark Weber
SUTTER CREEK CITY ENGINEER
ROARK WEBER R.C.E. 22295

CITY ATTORNEY

I HEREBY APPROVE OF THE LANGUAGE AS SET FORTH UPON THIS MAP

Michael H. Chisholm 11-24-92
MICHAEL H. CHISHOLM
SUTTER CREEK CITY ATTORNEY DATE

RECORDER'S STATEMENT

FILED THIS 7th DAY OF Jan., 1993 AT 8:48 A.M. IN BOOK 47 OF MAPS AND PLATS, AT PAGE 9 AT THE REQUEST OF THE AMADOR COUNTY CLERK. TITLE TO LAND INCLUDED IN THIS PARCEL MAP BEING VESTED AS PER CERTIFICATE No: 744 ON FILE IN THIS OFFICE.

FEE: \$10.00 pd Sheldon D. Johnson #1993000162
AMADOR COUNTY RECORDER

SIGNED BY: Laniv L. Trivaskis
DEPUTY

STEVEN W. BROWN LAND SURVEYING

27 MAIN ST. JACKSON CA. 95642 *209-223-1061