

PARCEL MAP No. 2192 FOR JOHN LA VIOLETTE

BEING A DIVISION OF LOT 13 OF GOLD QUARTZ TERRACE UNIT NO. 1 SUBDIVISION & LOCATED IN SECTION 7, T.6N., R.11E., M.D.M.
CITY OF SUTTER CREEK, COUNTY OF AMADOR, CALIFORNIA
DATE: OCTOBER, 1986 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 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 street) so as to provide access for said owner and their agents, employees, invitees, and licensees between said parcels or lots and the nearest city street 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 and contiguous to all cuts or fills of all streets offered for dedication shown hereon, for the express purpose of city'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 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.

NOTARY'S CERTIFICATE:

STATE OF CALIFORNIA } S.S.
COUNTY OF CALAVERAS }

ON THIS 1st DAY OF December, 1986, BEFORE ME, Beverly A. Chestnut, a Notary Public in the State of California, duly sworn, and personally appeared, Richard K. Helton, Vice President and John LaViolette and Sandra LaViolette, known to me to be the persons named and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

R. S.

BEVERLY A. CHESTNUT
CALAVERAS COUNTY
AUG. 9, 1983

CLERK'S CERTIFICATE

I, Paula B. Bannister, HEREBY CERTIFY THAT I AM THE CLERK OF THE CITY COUNCIL OF THE CITY OF SUTTER CREEK, AND THAT THE CITY COUNCIL OF THE CITY OF SUTTER CREEK, 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 CITY COUNCIL AT ANY TIME HEREAFTER.

DATE: December 2, 1986

CITY CLERK

WEATHERBY ASSOCIATES, INC.
ENGINEERING SURVEYING PLANNING

206 PEEK ST. JACKSON, CA. 95642
209. 223-0381

BENEFICIARY'S CERTIFICATE:

WE, CENTRAL SIERRA BANK, A CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED IN BOOK 409 PAGE 224 IN THE OFFICE OF THE AMADOR COUNTY RECORDER, DO HEREBY CERTIFY THAT WE ARE THE HOLDERS OF SAID CITY INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP OF JOHN LA VIOLETTE AND THAT WE CONSENT TO THE PREPARATION AND RECORDATION OF THE MAP IN CONSIDERATION FOR AND AS A CONDITION OF APPROVAL OF THIS MAP AND IRREVOCABLY OFFER FOR DEDICATION TO THE PUBLIC ALL PUBLIC UTILITY EASEMENTS AS NOTED HEREON AND DELINEATED ON THIS MAP.

IN WITNESS WHEREOF IT HAS CAUSED THESE PRESENTS TO BE EXECUTED THIS 1st DAY OF Dec, 1986.

CENTRAL SIERRA BANK

Edward K. Helton, Jr.

NOTARY'S CERTIFICATE

STATE OF CALIFORNIA } S.S.
COUNTY OF Contra Costa }

ON November 22, 1986 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

John LaViolette and Sandra LaViolette

KNOWN TO ME TO BE THE PERSON 5 WHOSE NAME 3 are SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT They EXECUTED THE SAME.

Christine M. Kaplan
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

CHRISTINE M. KAPLAN
CONTRA COSTA COUNTY
JUNE 12, 1983

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 AND LOCAL ORDINANCE AT THE REQUEST OF JOHN LA VIOLETTE

ON December 2, 1986 I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED TENTATIVE MAP, IF ANY.

SIGNED: Robert A. Ward

R. C. E. (OR L. S.) No.: L.S. 4658
EXPIRATION DATE: 9/30/90

CITY ENGINEER'S CERTIFICATE:

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

DATE: December 2, 1986

SIGNED: John A. Carstensen R.C.E. 22323
CITY ENGINEER

CITY ATTORNEY'S CERTIFICATE

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

SUTTER CREEK CITY ATTORNEY DATE

RECORDER'S STATEMENT:

FILED THIS 18th DAY OF February 1987, AT 1:46 P. M. IN BOOK 41 OF MAPS AND PLATS, AT PAGE 33 AT THE REQUEST OF THE CLERK OF THE CITY OF SUTTER CREEK TITLE TO LAND INCLUDED IN THIS PARCEL MAP BEING VESTED AS PER CERTIFICATE 596 ON FILE IN THIS OFFICE.

FEE: \$10.00 SHELDON D. JOHNSON
AMADOR COUNTY RECORDER
SIGNED BY: Marlene Arnesen
DEPUTY

1261

SHEET 1 OF 2 SHEETS

41-M-33