

PLAT OF  
**WOODBRIDGE RANCH Unit No. 3**  
 A PORTION OF THAT 249.977 ACRE PARCEL AS SHOWN ON THAT  
 RECORD OF SURVEY RECORDED IN BOOK 33 OF SURVEYS, MAP 23  
 COUNTY OF SACRAMENTO, CALIFORNIA  
 JANUARY, 1980  
 THE SPINK CORPORATION  
 SHEET 1 OF 2 SHEETS  
 SCALE: 1"=100'

**OWNER'S CERTIFICATE:**

THE AREA CONTAINED WITHIN THE EXTERIOR BOUNDARY OF WOODBRIDGE RANCH UNIT NO. 3 IS 32.885 ACRES.  
 LOTS 1, 4 AND 5 SHOWN HEREON ARE TO BE CONVEYED TO THE WOODBRIDGE RANCH ASSOCIATION, SUBJECT TO THE FOLLOWING EASEMENTS:

THE UNDERSIGNED HEREBY CONSENTS TO THE PREPARATION AND RECORDING OF THIS PLAT OF WOODBRIDGE RANCH UNIT NO. 3 AND OFFERS FOR DEDICATION AND DOES HEREBY DEDICATE TO ANY AND ALL PUBLIC USES THE COURTS AND DRIVES SHOWN HEREON AND ALSO OFFERS FOR DEDICATION AND DOES HEREBY DEDICATE TO SPECIFIC PURPOSES THE FOLLOWING:

(A) RIGHTS-OF-WAY AND EASEMENTS FOR INSTALLATION & MAINTENANCE OF WATER, GAS, SEWER AND DRAINAGE PIPES AND FOR POLES AND OVERHEAD AND UNDERGROUND WIRES AND CONDUITS FOR ELECTRIC AND TELEPHONE SERVICES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS STRIPS OF LAND LYING BETWEEN THE REAR AND/OR SIDELINES OF LOTS 1 & THE LINES SHOWN HEREON AND DESIGNATED "PUBLIC UTILITY EASEMENT".

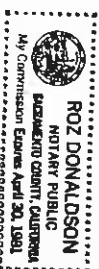
(B) EASEMENTS FOR PLANTING AND MAINTAINING TREES, ELECTROLIERS, TRAFFIC CONTROL DEVICES, WATER AND GAS PIPES, AND FOR UNDERGROUND WIRES AND CONDUITS FOR ELECTRIC AND TELEPHONE SERVICES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, UNDER AND ACROSS STRIPS OF LAND 12.5 FEET IN WIDTH LYING CONTIGUOUS TO THE DRIVES SHOWN HEREON.

(C) A PERPETUAL RIGHT-OF-WAY OVER, UPON AND ACROSS THOSE STRIPS OF LAND LYING BETWEEN THE REAR AND/OR SIDELINES OF LOTS 4 AND THE LINES SHOWN HEREON AND DESIGNATED FLOODWAY EASEMENT FOR THE PURPOSE OF MAINTAINING A FLOODWAY FOR THE PASSAGE OF STORM WATERS, SAID STRIPS TO BE KEPT FREE FROM BUILDINGS AND FENCES.

**NOTARY ACKNOWLEDGMENT:**

STATE OF CALIFORNIA )  
 ) SS  
 COUNTY OF SACRAMENTO )

ON THIS 16TH DAY OF January, 1980, BEFORE ME, Ray D. Downson, A NOTARY PUBLIC AND FOR SAID COUNTY, PERSONALLY APPEARED Don R. Wadsworth AND James P. Enright, RESPECTIVELY, OF FIRST AMERICAN TITLE INSURANCE COMPANY, THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.



Ray D. Downson  
 NOTARY PUBLIC FOR THE COUNTY  
 OF SACRAMENTO, STATE OF CALIFORNIA

**SURVEYOR'S CERTIFICATE:**

I HEREBY CERTIFY THAT THIS PLAT OF WOODBRIDGE RANCH UNIT NO. 3 MADE UNDER MY DIRECTION IN SEPTEMBER, 1979, IS TRUE AND COMPLETE AS SHOWN, THAT THE MONUMENTS WILL BE OF THE CHARACTER AND WILL OCCUPY THE POSITIONS INDICATED AND WILL BE SET UPON THE COMPLETION OF THE REQUIRED SUBDIVISION IMPROVEMENTS PRIOR TO THE SURVEY TO BE RETURNED, 1980, AND THAT SAID MONUMENTS WILL BE SUBSTANTIALLY IDENTIFIABLE TO THE SURVEY TO BE RETURNED.

DATED: January 16, 1980  
James W. Tiersen  
 LICENSED LAND SURVEYOR  
 NO. 31283  
 STATE OF CALIFORNIA

**COUNTY SURVEYOR'S CERTIFICATE:**

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT OF WOODBRIDGE RANCH UNIT NO. 3 AND FIND IT TO BE SUBSTANTIALLY THE SAME AS THE TENTATIVE MAP APPROVED BY THE PLANNING COMMISSION OF SACRAMENTO COUNTY, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND ALL APPLICABLE COUNTY ORDINANCES HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT SAID PLAT IS TECHNICALLY CORRECT.

DATED: January 29, 1980  
W. M. Kenge  
 COUNTY SURVEYOR

**BOARD OF SUPERVISOR'S CERTIFICATE:**

I HEREBY CERTIFY THAT THE BOARD OF SUPERVISORS OF SACRAMENTO COUNTY HAS APPROVED THIS MAP AND HAS ACCEPTED ON BEHALF OF THE PUBLIC ALL LANDS, RIGHTS-OF-WAY, AND EASEMENTS, AND ALL RIGHTS-OF-WAY SHOWN AS THE PUBLIC COURTS AND DRIVES SHOWN HEREON AND OFFERED FOR DEDICATION SUBJECT TO THE IMPROVEMENT THEREOF.

DATED: 01-29, 1980  
Ray D. Downson  
 CLERK OF THE BOARD OF SUPERVISORS

**CLERK OF THE BOARD OF SUPERVISOR'S CERTIFICATE:**

I, BETTY POOHAR, CLERK OF THE BOARD OF SUPERVISORS OF SACRAMENTO COUNTY, DO HEREBY CERTIFY THAT ALL CERTIFICATES AND SECURITY REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE GOVERNMENT CODE HAVE BEEN FILED AND DEPOSITED WITH ME AND ARE APPROVED BY SACRAMENTO COUNTY.

DATED: 01-29, 1980  
Betty Poohar  
 CLERK OF THE BOARD OF SUPERVISORS  
 33323

**RECORDER'S CERTIFICATE:**

ACCEPTED FOR RECORD AND FILED IN THE OFFICE OF THE RECORDER OF SACRAMENTO COUNTY IN BOOK 139 OF MAPS, MAP NO. 9 THIS 25 DAY OF March, 1980 AT 8 HOURS, 00 MINUTES, 00 AM, TITLE TO THE LAND INCLUDED IN THIS SUBDIVISION BEING VESTED AS PER CERTIFICATE NO. 4074 ON FILE IN THIS OFFICE.

Alvin K. Padda  
 RECORDER OF SACRAMENTO COUNTY  
 BY Donna S. Padda

PROSPECT PROPERTIES, INC.,  
 A CALIFORNIA CORPORATION

BY Edward H. Lilty  
 EDWARD H. LILTY, RESIDENT

FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER DEEDS OF TRUST RECORDED IN BOOK 74-02-04, PAGE 280 AND BOOK 77-08-16, PAGE 1122 SACRAMENTO COUNTY OFFICIAL RECORDS.

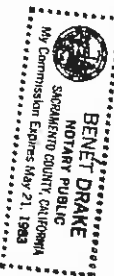
BY David Thompson BY James P. Enright  
 David Thompson, Notary Public James P. Enright, Notary Public

**NOTARY ACKNOWLEDGMENT:**

STATE OF CALIFORNIA )  
 ) SS  
 COUNTY OF SACRAMENTO )

ON THIS 16TH DAY OF January, 1980, BEFORE ME, Benet Drake, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED EDWARD H. LILTY, KNOWN TO ME TO BE THE PRESIDENT OF PROSPECT PROPERTIES, INC., THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

Benet Drake  
 NOTARY PUBLIC IN AND FOR THE COUNTY  
 OF SACRAMENTO, STATE OF CALIFORNIA.  
 MY COMMISSION EXPIRES May 21, 1983



139/9

**LEGEND:**

- DIMENSION POINT.....o
- FOUND MONUMENT AS SHOWN.....\*
- SET 3/4" IRON PIPE.....@
- SET 1 1/2" IRON PIPE TAGGED "L.S. 3185".....X
- PUBLIC UTILITY EASEMENT.....P.U.E.
- FLOODWAY EASEMENT.....F.W.E.
- FOUND 1 1/2" IRON PIPE TAGGED "R.C.E. 14260".....#

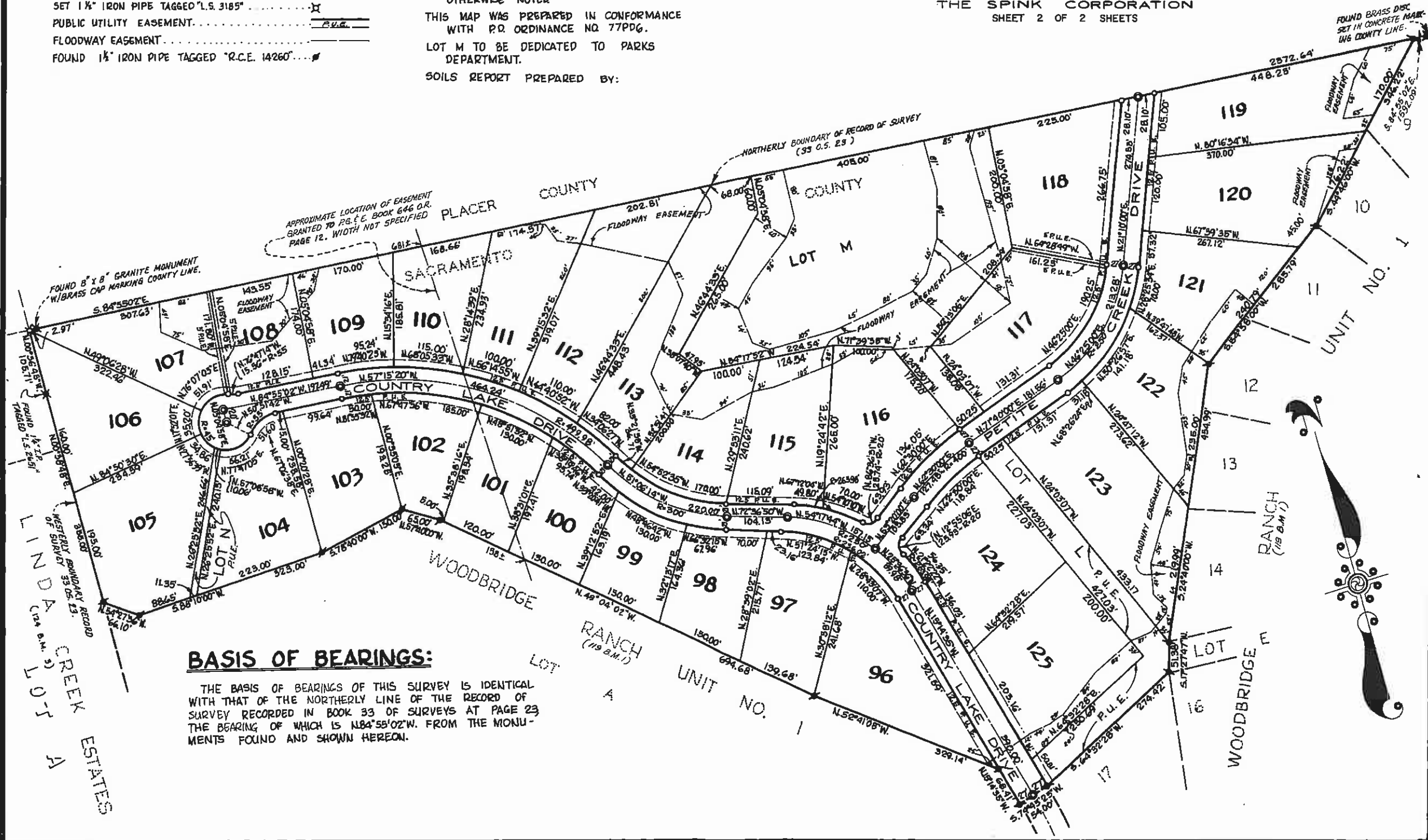
**NOTES:**

- ALL DISTANCES ALONG CURVED LINES ARE CHORD MEASUREMENTS.
- RADIi SHOWN ARE CENTERLINE RADII UNLESS OTHERWISE NOTED
- THIS MAP WAS PREPARED IN CONFORMANCE WITH P.O. ORDINANCE NO. 77PD6.
- LOT M TO BE DEDICATED TO PARKS DEPARTMENT.
- SOILS REPORT PREPARED BY:

PLAT OF  
**WOODBIDGE RANCH UNIT No. 3**

A PORTION OF THAT 249.977 ACRE PARCEL AS SHOWN ON THAT RECORD OF SURVEY RECORDED IN BOOK 33 OF SURVEYS, MAP 23 COUNTY OF SACRAMENTO, CALIFORNIA  
JANUARY, 1980 SCALE: 1"=100'  
THE SPINK CORPORATION  
SHEET 2 OF 2 SHEETS

139/9-A



**BASIS OF BEARINGS:**

THE BASIS OF BEARINGS OF THIS SURVEY IS IDENTICAL WITH THAT OF THE NORTHERLY LINE OF THE RECORD OF SURVEY RECORDED IN BOOK 33 OF SURVEYS AT PAGE 23 THE BEARING OF WHICH IS N84°55'02"W. FROM THE MONUMENTS FOUND AND SHOWN HEREON.

