

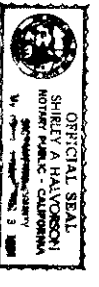
TRACT NO. 542  
WOODBIDGE RANCH  
UNIT NO. 4A  
A PORTION OF THE SOUTH 1/2 SECTION 17, T. 12 N., R. 10 W., COUNTY OF PLACER, CALIFORNIA  
MAY 1984  
MORTON & PITALO, INC.  
SHEET 1 OF 6

OWNER'S CERTIFICATE  
THE UNDERSIGNED HEREBY CERTIFY THAT THEY ARE THE ONLY PERSONS HAVING ANY RECORD TITLE INTEREST IN THE REAL PROPERTY INCLUDED WITHIN THIS SUBDIVISION, AND THEY HEREBY CONSENT TO THE PREPARATION AND RECORDING OF THIS MAP, AND THEY IRREVOCABLY OFFER FOR DEDICATION TO THE PUBLIC FOR ROAD AND UTILITY PURPOSES, THE ROADS AND EASEMENTS AS SHOWN HEREON AND THEY DO HEREBY DEDICATE TO THE PUBLIC FOR THE HERINAFTER DESCRIBED PURPOSES THE FOLLOWING

1. A TEN (10) FOOT WIDE MULTIPURPOSE EASEMENT (MPE) ADJOINING AND LYING OUTSIDE OF THE RIGHT OF WAY OF ALL ROADS THIS EASEMENT SHALL BE OVER, ON, ACROSS AND UNDER THE LAND AND SHALL CONSIST OF NON-EXCLUSIVE EASEMENTS FOR THE FOLLOWING PURPOSES:
  - A. POLES AND OVERHEAD AND UNDERGROUND ANCHORS, GUYS, WIRES, CONDUIT AND APPURTENANCES THEREFOR FOR ELECTRIC, TELEVISION, AND COMMUNICATION SERVICES.
  - B. DRAINAGE, EARTH SLOPES, AND EROSION CONTROL, AND ALL APPURTENANCES THEREFOR, AND FOR CLEARING SIGHT DISTANCES AFFECTING THE TRAVELLED WAY.
  - C. TO TRIM AND REMOVE TREES, LIMBS AND BRUSH.
  - D. FOR CONSTRUCTING AND MAINTAINING CENTRALIZED MAIL DELIVERY BOXES, PEDESTALS AND SLABS TOGETHER WITH ANY AND ALL APPURTENANCES THEREFOR INCLUDING PEDESTRIAN ACCESS FOR DELIVERY AND RECEIPT OF MAIL.
2. PUBLIC UTILITY EASEMENTS OVER, ON, ACROSS AND UNDER STRIPS OF LAND DESIGNATED ON THIS MAP "P.U.E." FOR WATER, GAS, SEWER AND DRAINAGE PIPES AND APPURTENANCES THEREFOR AND FOR POLES AND APPURTENANCES THEREFOR UNDERGROUND ANCHORS, GUYS, WIRES, CONDUIT AND APPURTENANCES THEREFOR FOR TELEVISION AND COMMUNICATION SERVICES. ALSO ANCHOR EASEMENTS OVER, ON, ACROSS AND UNDER LAND LYING WITHIN FIVE (5) FEET OF ALL SIDE LOT LINES AND EXTENDING TEN (10) FEET BACK FROM THE M.P.E. TRIM AND REMOVE TREES, LIMBS, AND BRUSH.
3. MEANDERING DRAINAGE EASEMENTS (M.D.E.) FOR THE FLOW OF DRAINAGE MATERS THROUGH THE NATURAL SWALES AS SHOWN ON THIS MAP
4. ADJUTER'S RIGHTS OF ACCESS TO AND FROM SIERRA COLLEGE BOULEVARD TO OWNER'S REMAINING PROPERTY OVER THE AREAS DELINEATED
5. AND ALL OTHER EASEMENTS AS SHOWN ON THIS MAP FOR THE PURPOSES INDICATED.

PROSPECT PROPERTIES, A CALIFORNIA LIMITED PARTNERSHIP  
*Edward H. Lillia*  
EDWARD H. LILLIA  
*Robert C. Hale III*  
ROBERT C. HALE III

STATE OF CALIFORNIA  
COUNTY OF Sacramento  
ON THIS 14th DAY OF May, 1984, IN THE YEAR 1984, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED *Edward H. Lillia* and *Robert C. Hale III*, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE GENERAL PARTNERS OF THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH PARTNERSHIP EXECUTED THE SAME.

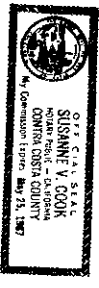


*Shirley A. MacCoun*  
NOTARY PUBLIC, STATE OF CALIFORNIA

CENTRAL BANKING SYSTEM CREDIT CORPORATION A CALIFORNIA CORPORATION  
RECORDS UNDER DEPT. OF REVENUE RECORDS IN BOOK 2772, PAGE 691, OFFICIAL RECORDS OF PLACER COUNTY.

*John MacCoun* PRESIDENT  
*Robert J. MacCoun* PRESIDENT  
STATE OF CALIFORNIA } ss.  
COUNTY OF Placer

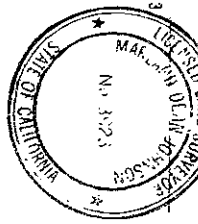
ON THIS 14th DAY OF May, 1984, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED *John MacCoun* and *Robert J. MacCoun*, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PRESIDENT AND VICE PRESIDENT OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.



*Susan V. Cook*  
NOTARY PUBLIC, STATE OF CALIFORNIA

SURVEYOR'S CERTIFICATE

I, MARLAND O. JOHNSON HEREBY CERTIFY THAT THIS MAP OF WOODBRIDGE RANCH UNIT NO. 4A CORRECTLY REPRESENTS A SURVEY MADE UNDER MY DIRECTION IN AUGUST, 1984 THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT ALL MONUMENTS SHOWN HEREON WILL BE OF THE CHARACTER SHOWN, AND THAT ALL THE POSITIONS INDICATED ON OR BEFORE JUNE 1, 1984, AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE REPRODUCED DATED 5/13/85  
*Marland O. Johnson*  
MARLAND O. JOHNSON L.S. 3923



COUNTY SURVEYOR'S CERTIFICATE

I, JOHN MACCOUN, HEREBY CERTIFY THAT I HAVE EXAMINED THIS FINAL MAP THAT THE SUBDIVISION IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AS APPROVED BY THE PLANNING COMMISSION; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT SAID MAP IS TECHNICALLY CORRECT.  
DATED 5-17-85  
*John MacCoun*  
JOHN MACCOUN DE 18435  
PLACER COUNTY SURVEYOR

BOARD OF SUPERVISOR'S CERTIFICATE

THE BOARD OF SUPERVISORS OF THE COUNTY OF PLACER ON THE 18th DAY OF June, 1984, DID APPROVE THIS MAP OF WOODBRIDGE RANCH UNIT NO. 4A AND HAS ACCEPTED FOR DEDICATION FOR PUBLIC USE THE WITHIN EASEMENTS AND EASEMENTS OF DEDICATION, THE EXCEPTION IS AS FOLLOWS:

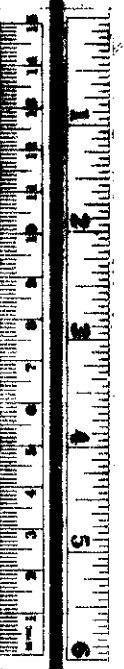
1. MEANDERING DRAINAGE EASEMENTS ARE ACCEPTED FOR PUBLIC USE. THE COUNTY DOES NOT ACCEPT DRAINAGE EASEMENTS FOR MAINTENANCE PURPOSES.
2. THE ROAD RIGHT OF WAY IS PUBLIC BUT MAINTENANCE ON THE ROAD IS BY THE PROPERTY OWNERS AS STIPULATED WITHIN THE CONDITIONS, COVENANTS AND RESTRICTIONS. THE ACCEPTANCE OF THIS OFFER OF DEDICATION DOES NOT CONSTITUTE ACCEPTANCE OF THE PROPERTY DESCRIBED INTO THE COUNTY HIGHWAY SYSTEM.

ATTEST: *Luciana Miller* CLERK OF THE BOARD  
*Deanna Q. Cook* CHAIRMAN OF THE BOARD

RECORDER'S CERTIFICATE

ACCEPTED FOR RECORD AND FILED IN THE OFFICE OF THE RECORDER OF PLACER COUNTY, STATE OF CALIFORNIA, AT THE REQUEST OF MORTON & PITALO, INC. ON THE 25th DAY OF May, 1984, AT 03:00 PM. ON THE 25th DAY OF May, 1984, AND FILED IN BOOK 0 OF MAPS, ON PAGE 34.

FILE NO. 23280  
GAY TOMBLEY  
PLACER COUNTY RECORDER  
FEE 16.00  
BY: *G. Baasch* DEPUTY



**TRACT NO. 5912  
WOODBRIDGE RANCH  
UNIT NO. 4A**

A PORTION OF THE SOUTH 1/2 SECTION 17, T.10N., R.7E., M.21M. COUNTY OF PLACER, CALIFORNIA  
MAY, 1984  
SCALE: 1" = 50'  
MORTON & PITALO, INC.  
SHEET 2 OF 6

**LEGEND**

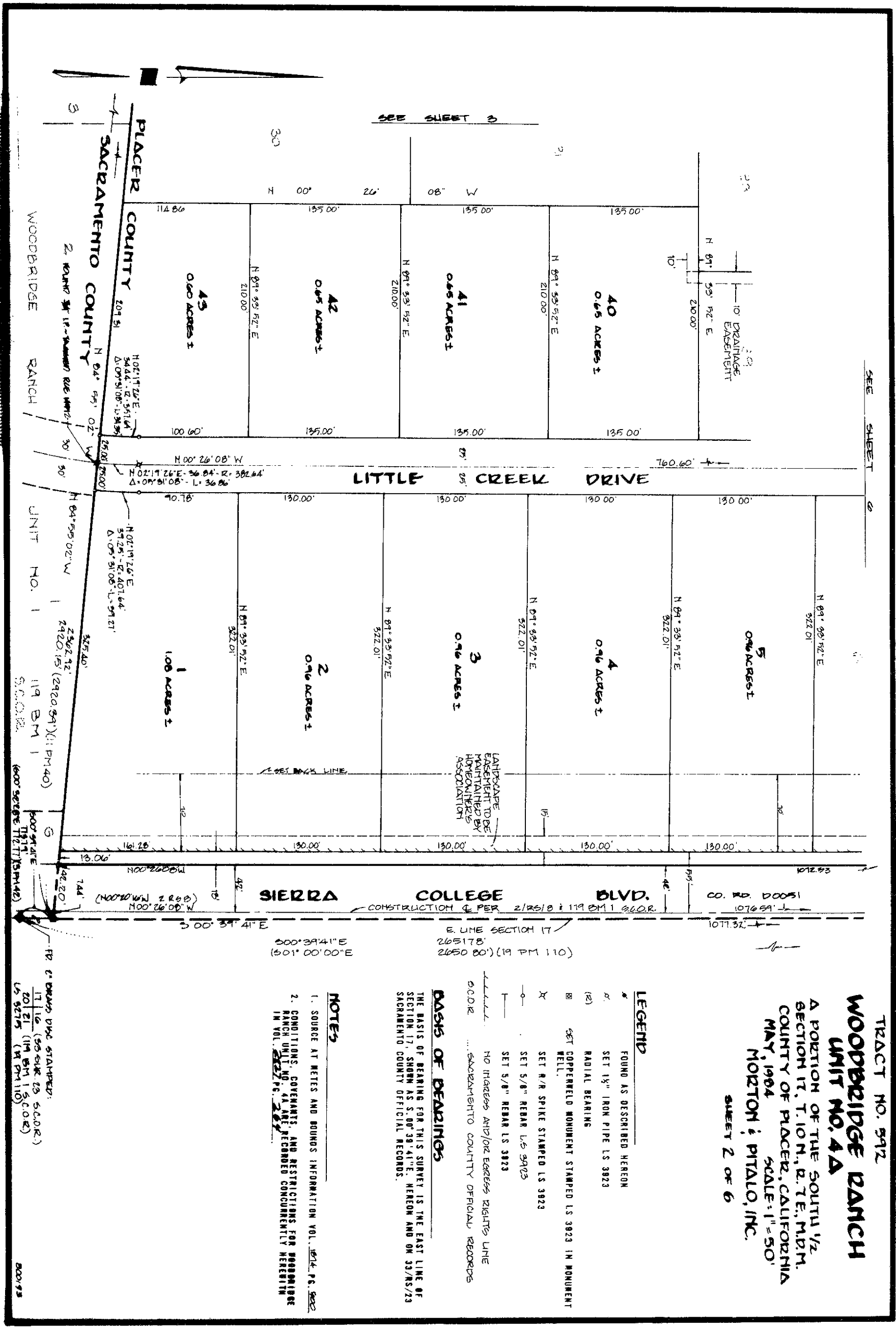
- \* FOUND AS DESCRIBED HEREON
- o SET 1 1/2" IRON PIPE LS 3923
- (R) RADIAL BEARINGS
- ⊗ SET COPPERFIELD MONUMENT STAMPED LS 3923 IN MONUMENT WELL.
- X SET R/R SPIKE STAMPED LS 3923
- SET 5/8" REBAR LS 3923
- SET 5/8" REBAR LS 3923
- ..... NO IRREGULAR AND/OR EXCESS RIGHTS LINE
- ..... SACRAMENTO COUNTY OFFICIAL RECORDS

**BASIS OF BEARINGS**

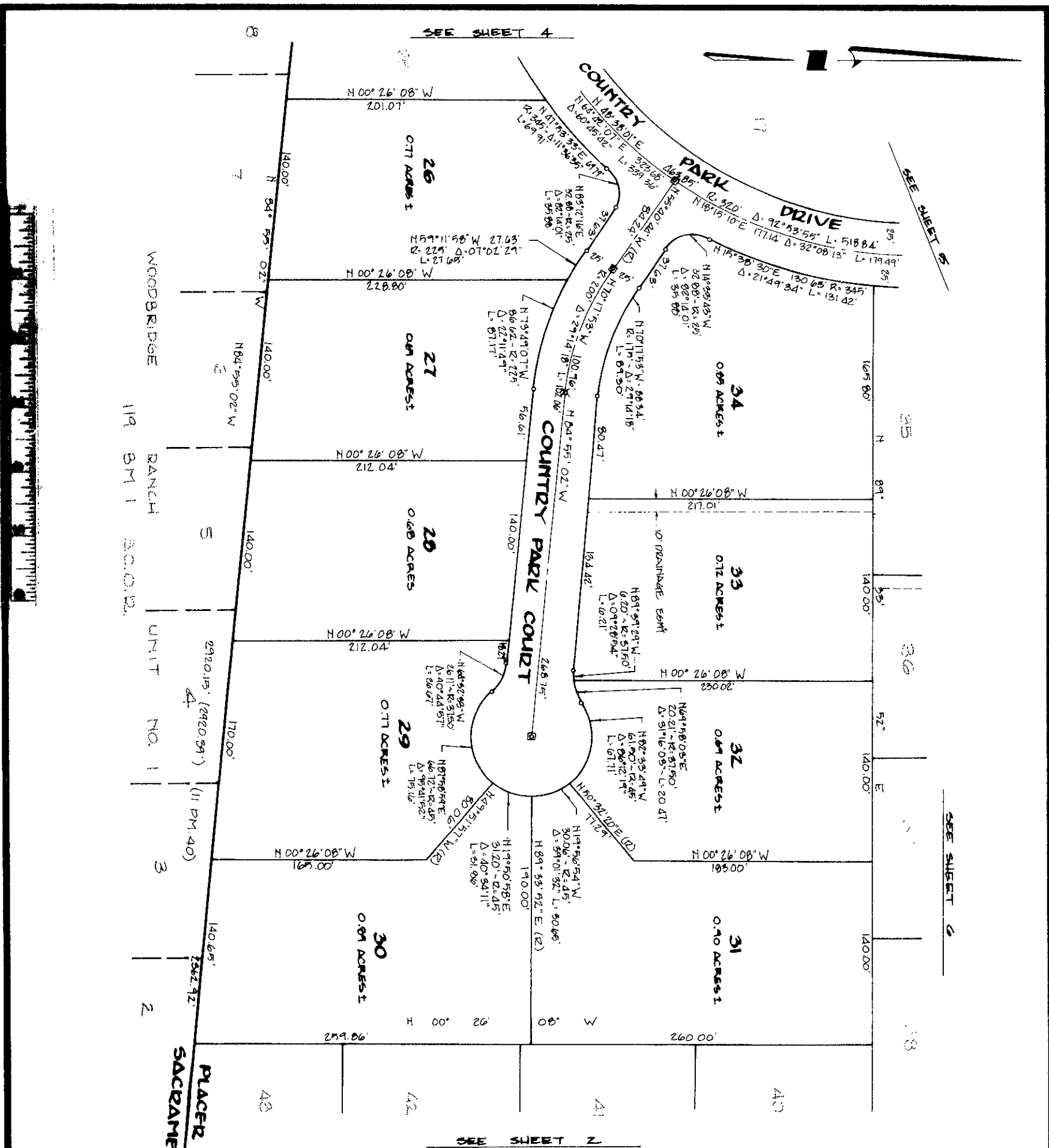
THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF SECTION 17, SHOWN AS S. 00° 39' 41" E. HEREOF AND ON 03/05/23 SACRAMENTO COUNTY OFFICIAL RECORDS.

**NOTES**

1. SOURCE AT METES AND BOUNDS INFORMATION VOL. 1814, PG. 5822
2. CONDITIONS, GOVERNMENTS, AND RESTRICTIONS FOR WOODBRIDGE RANCH UNIT NO. 4A ARE RECORDED CONCURRENTLY HEREWITH IN VOL. 1814, PG. 5822.



TRACT NO. 542  
**WOODBIDGE RANCH**  
 UNIT NO. 4A  
 A PORTION OF THE SOUTH 1/2 SECTION  
 T10N, R. 7E, M. 21M,  
 COUNTY OF PLACER, CALIFORNIA  
 MAY, 1904  
 MORTON & PITALO, INC.  
 SHEET 3 OF 6



**LEGEND**

- FOUND AS DESCRIBED HEREON
- SET 1 1/2" IRON PIPE LS 3823
- (X) RADIAL BEARING
- ⊗ COPPER NAIL MONUMENT STAMPED LS 3823 IN MONUMENT WELL.
- X SET R/R SPIKE STAMPED LS 3823
- SET 5/8" REBAR LS 3823
- SET 5/8" REBAR LS 3823
- NO IRONAGES AND/OR ADDRESS RIGHTS LITE
- SACRAMENTO COUNTY OFFICIAL RECORDS

**BASIS OF BEARINGS**

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF SECTION 17, SHOWN AS S. 00° 39' 41" E. HEREON AND ON 33/NS/23 SACRAMENTO COUNTY OFFICIAL RECORDS.

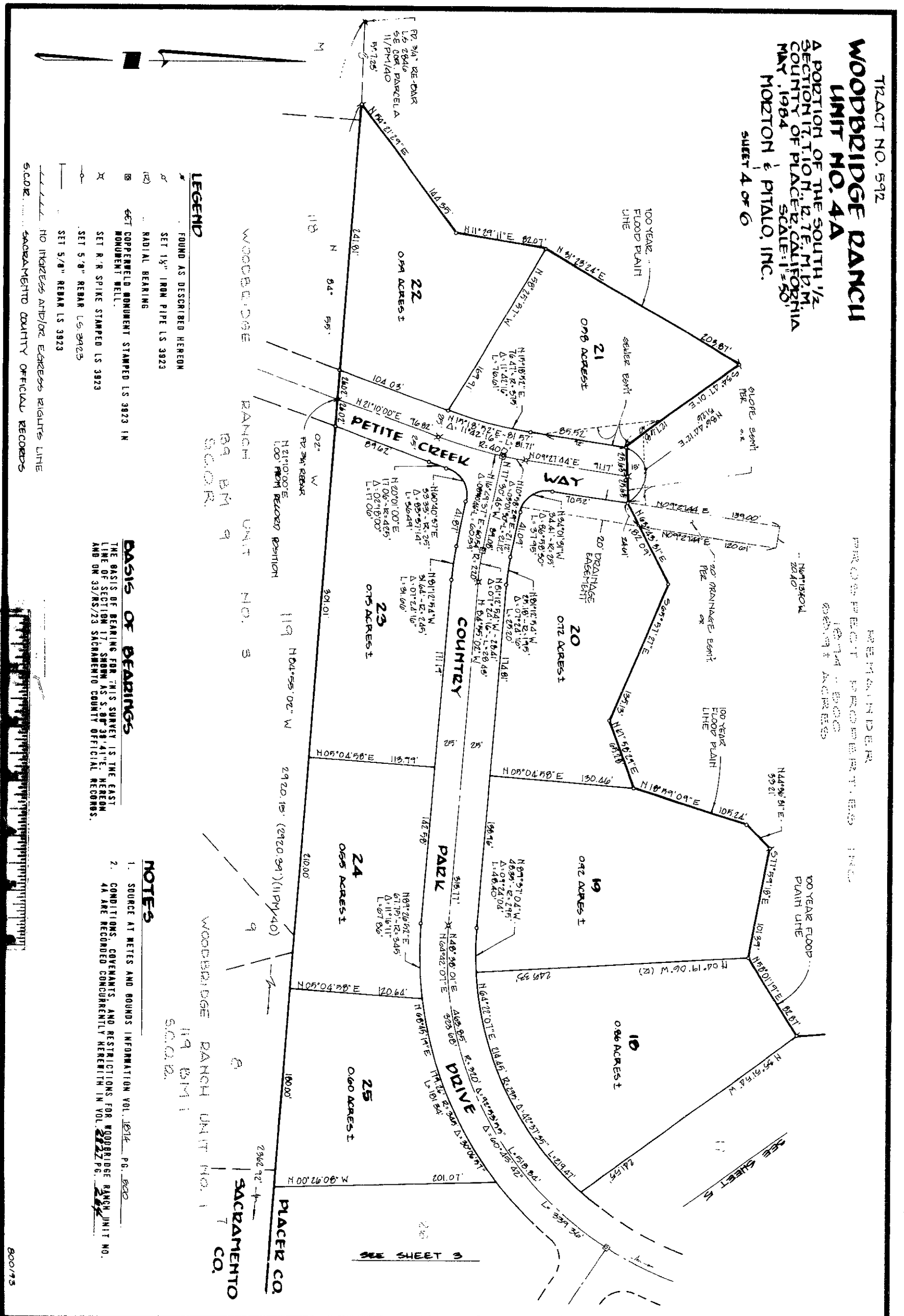
**NOTES**

1. SOURCE AT METES AND BOUNDS INFORMATION VOL. 1674, PG. 800
2. CONDITIONS, COVENANTS, AND RESTRICTIONS FOR WOODBRIDGE RANCH UNIT NO. 4A ARE RECORDED CONCURRENTLY HERewith IN VOL. 2127 PG. 244

PLACER COUNTY  
 SACRAMENTO COUNTY

TRACT NO. 592  
**WOODBIDGE RANCH**  
**UNIT NO. 4A**

A PORTION OF THE SOUTH 1/2 SECTION 17, T10N, R7E, M2M, COUNTY OF PLACER, CALIFORNIA MAY, 1984  
 MOZTON & PITALO, INC.  
 SCALE: 1"=50'  
 SHEET 4 OF 6



**LEGEND**

FOUND AS DESCRIBED HEREON

SET 1 1/2" IRON PIPE LS 3923

RADIAL BEARING

COPPERWELD MONUMENT STAMPED LS 3923 IN MONUMENT WELL.

SET R.R. SPIKE STAMPED LS 3923

SET 5" x 8" REBAR LS 3923

SET 5" x 8" REBAR LS 3923

NO INTERESTS AND/OR EGRESS RIGHTS LINE

SACRAMENTO COUNTY OFFICIAL RECORDS

**BASIS OF BEARINGS**

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF SECTION 17, SHOWN AS S 89° 38' 41" E, HEREON AND ON 33/RS/23 SACRAMENTO COUNTY OFFICIAL RECORDS.

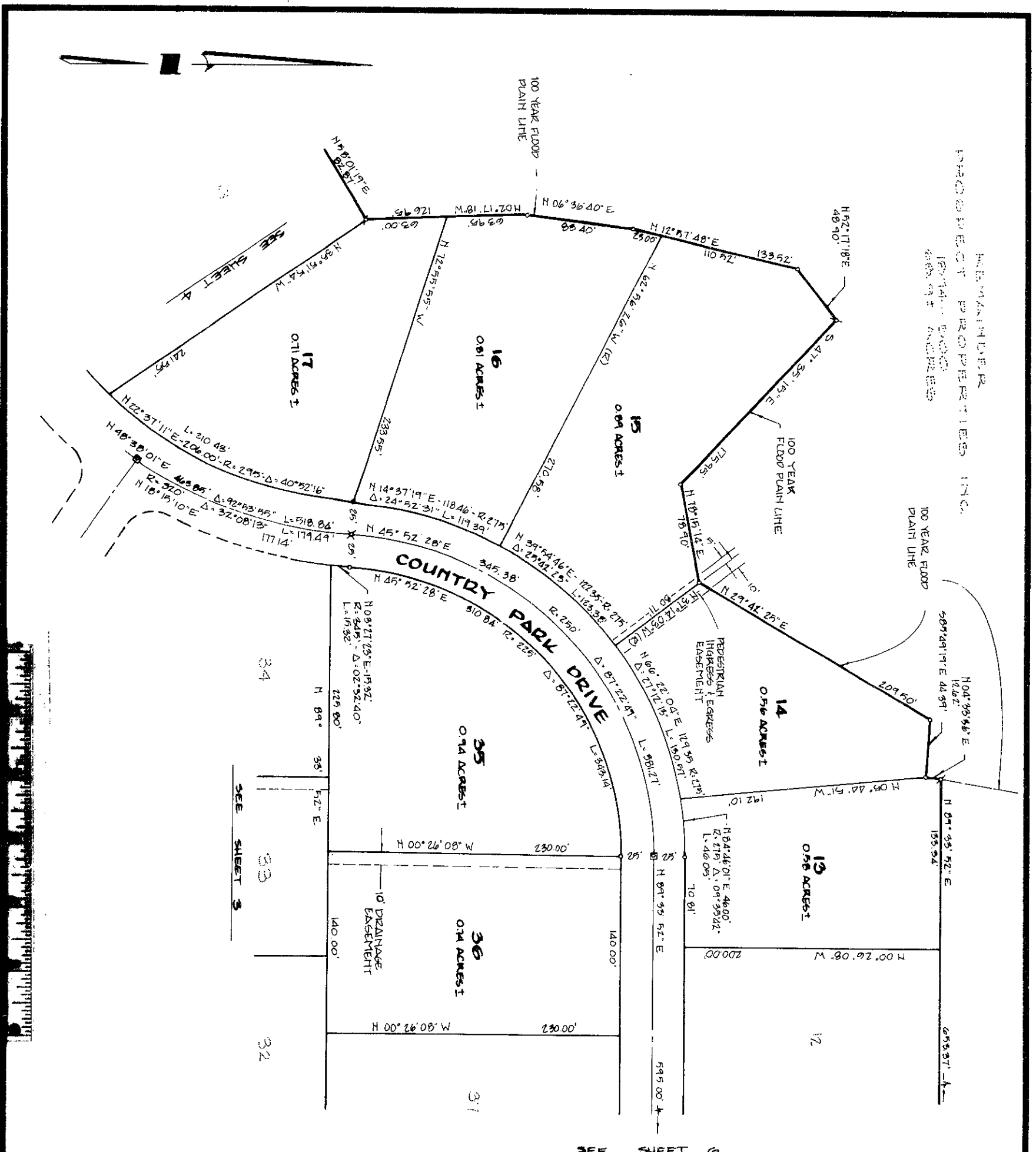
**NOTES**

- SOURCE AT NOTES AND BOUNDS INFORMATION VOL. 1274 PG. 800
- CONDITIONS, COVENANTS AND RESTRICTIONS FOR WOODBRIDGE RANCH UNIT NO. 4A ARE RECORDED CONCURRENTLY HEREIN IN VOL. 2227 PG. 222

800175

WILLIAM H. DILLON  
 15074111 54000  
 488.94 ± ACRES ±

TRACT NO. 942  
**WOODBIDGE RANCH**  
 UNIT NO. 4A  
 A PORTION OF THE SOUTH 1/2  
 SECTION 17, T.10N., R.7E., M.15N.,  
 COUNTY OF PLACER, CALIFORNIA  
 MAY, 1984  
 MORITON & PITALO, INC.  
 SHEET 5 OF 6



**LEGEND**

FOUND AS DESCRIBED HEREON

SET 1 1/2" IRON PIPE LS 3923

RADIAL BEARING

SET COPPER NAIL MONUMENT STAMPED LS 3923 IN MONUMENT WELL.

SET R/R SPIKE STAMPED LS 3923

SET 5/8" REBAR LS 3425

SET 5/8" REBAR LS 3923

NO INCREASES AND/OR EGRESS RIGHTS LINE

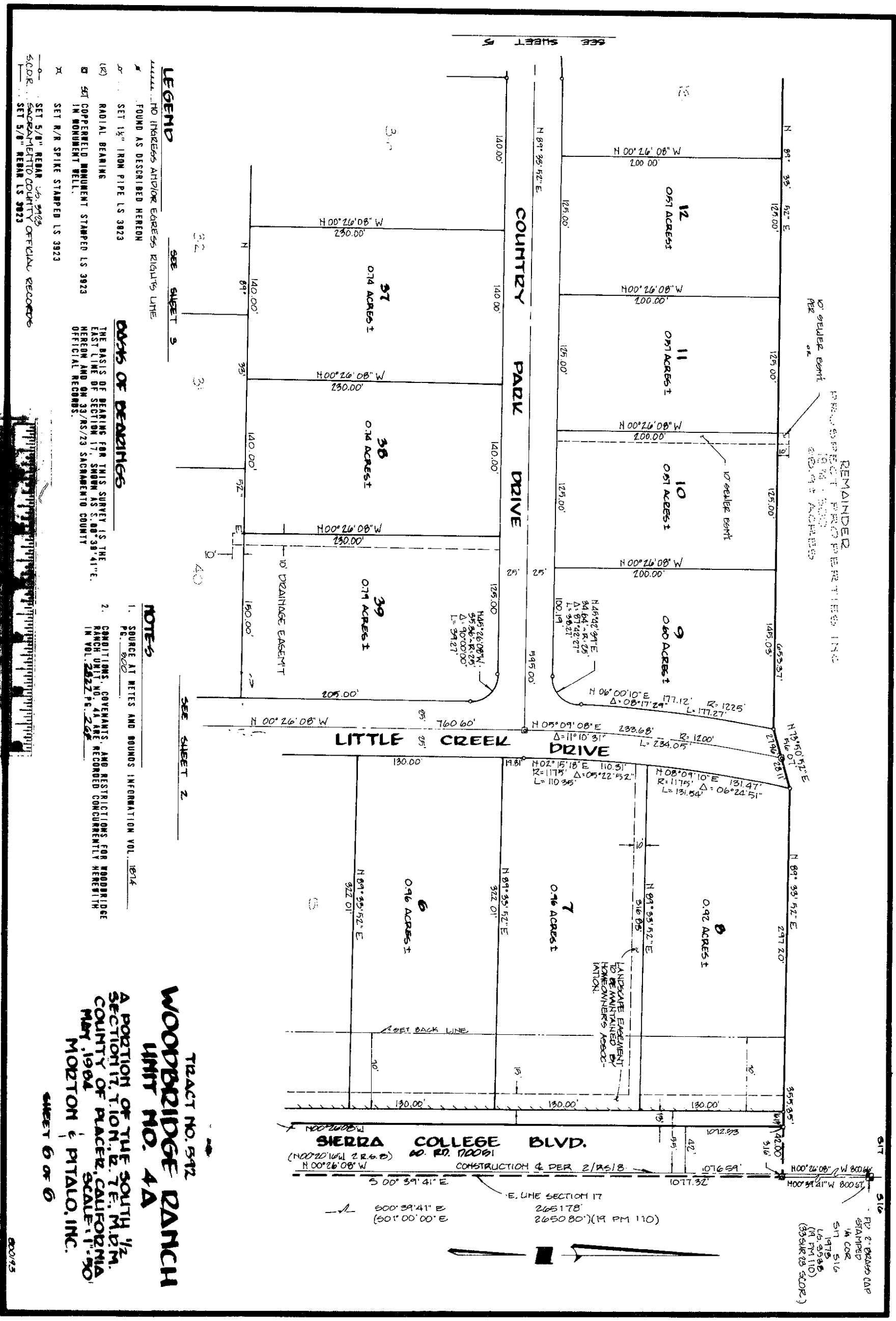
ALL SACRAMENTO COUNTY OFFICIAL RECORDS

**BASIS OF BEARINGS**

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF SECTION 17, SHOWN AS S. 80° 38' 41" E. HEREON AND ON 33/RS/23 SACRAMENTO COUNTY OFFICIAL RECORDS.

**NOTES**

- SOURCE AT METES AND BOUNDS INFORMATION VOL. 1074 P. 252
- CONDITIONS, COVENANTS, AND RESTRICTIONS FOR WOODBRIDGE RANCH UNIT NO. 4A ARE RECORDED CONCURRENTLY HERewith IN VOL. 22778, P. 24



**LEGEND**

..... NO INTEREST AND/OR EGRESS RIGHTS LITE

FOUND AS DESCRIBED HEREIN

SET 1 1/2" IRON PIPE LS 3923

RADIAL BEARING

SET COPPER NAIL MONUMENT STAMPED LS 3923 IN MONUMENT WELL.

SET N/R SPIKE STAMPED LS 3923

SET 5/8" REBAR 3/4" DIA

SET 5/8" REBAR 1/2" DIA

SET 5/8" REBAR 3/4" DIA

SET 5/8" REBAR 1/2" DIA

SEE SHEET 3

SEE SHEET 5

**BASES OF BEARINGS**

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF SECTION 17, SHOWN AS S. 89° 39' 41" E. HEREIN AND ON 33/RS/23 SACRAMENTO COUNTY OFFICIAL RECORDS.

**NOTE 4**

1. SOURCE AT METES AND BOUNDS INFORMATION VOL. 1814 P. 902

2. CONDITIONS, COVENANTS, AND RESTRICTIONS FOR HOODRIDGE RANCH UNIT NO. 4A ARE RECORDED CONCURRENTLY HEREWITH IN VOL. 2822 P. 268

TRACT NO. 5412  
**WOODBRIIDGE RANCH**  
 UNIT NO. 4A

A PORTION OF THE SOUTH 1/2 SECTION 17, T. 10N., R. 7E., M. 21M., COUNTY OF PLACER, CALIFORNIA, MAY, 1984  
 MORTON & PITALO, INC.  
 SHEET 6 OF 6

DRAWING

DRAWING NUMBER