

OWNER'S STATEMENT

THE UNDERSIGNED HEREBY STATE THAT THEY ARE THE ONLY PERSONS HAVING ANY RECORD TITLE INTEREST IN THE REAL PROPERTY INCLUDED WITHIN THIS SUBDIVISION AND HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP.

THE REAL PROPERTY DESCRIBED BELOW IS HEREBY DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

1. PUBLIC UTILITY EASEMENTS (P.U.E.) WHERE SHOWN, FOR PUBLIC UTILITIES, AND INCLUDES RIGHTS FOR CONSTRUCTION, RECONSTRUCTION, ACCESS TO AND MAINTENANCE OF, IMPROVEMENTS AND STRUCTURES, WHETHER COVERED OR OPEN, AND THE CLEARING OF OBSTRUCTIONS AND VEGETATION.

THE EASEMENTS DESCRIBED BELOW ARE ESTABLISHED FOR PRIVATE PURPOSES FOR THE BENEFIT OF ALL THE LOTS, OR AS SPECIFICALLY SHOWN ON THIS PARCEL MAP:

2. DRAINAGE EASEMENT (D.E.) WHERE SHOWN, FOR INSTALLATION, ACCESS, MAINTENANCE OF DRAINAGE FACILITIES AND APPURTENANCES THERETO.
3. PRIVATE ACCESS, AND DRAINAGE EASEMENT (P.A.D.E.) WHERE SHOWN FOR INSTALLATION OF ALL PRIVATE UTILITIES, VEHICULAR ACCESS, MAINTENANCE AND APPURTENANCES THERETO.

NEVADA COUNTY HABITAT FOR HUMANITY, A CALIFORNIA NON-PROFIT CORPORATION

BY: _____

PRINT NAME: _____ TITLE: _____

NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA, COUNTY OF _____

On _____, before me, _____, Notary Public,

personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Printed Name

My Registration Number: _____ and Expires on: _____

My Principal Place of Business is: _____ county.

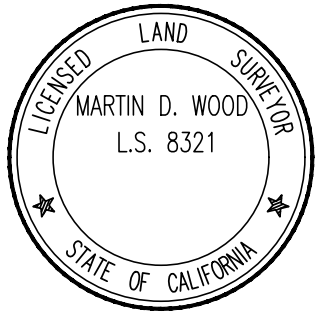
**PARCEL MAP NO. 24PLN-05
HABITAT FOR HUMANITY
PHASE 1**

BEING PARCEL A ON THAT PARCEL MAP FILED IN THE OFFICE OF THE NEVADA COUNTY RECORDER IN BOOK 22 OF PARCEL MAPS, AT PAGE 16
BEING A PORTION OF SECTIONS 14, 15, 22 & 23, TOWNSHIP 16 NORTH, RANGE 8 EAST, M.D.B. & M. WITHIN THE INCORPORATED CITY OF GRASS VALLEY, COUNTY OF NEVADA, STATE OF CALIFORNIA
AUGUST, 2024

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF NEVADA COUNTY HABITAT FOR HUMANITY, IN AUGUST OF 2023 AND THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATE _____ MARTIN WOOD, P.L.S. 8321



CITY SURVEYOR'S STATEMENT

THIS PARCEL MAP HAS BEEN EXAMINED BY ME AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT THIS _____ DAY OF _____ 2024.

MICHAEL MAYS, PLS 6967
CITY OF GRASS VALLEY

CITY ENGINEER'S STATEMENT

THIS PARCEL MAP HAS BEEN EXAMINED BY ME AND THE PARCEL MAP AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF; ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH THIS _____ DAY OF _____ 2024.

BJORN JONES R.C.E. 75378
CITY OF GRASS VALLEY

CITY COUNCIL'S STATEMENT:

THIS IS TO CERTIFY THAT THE CITY COUNCIL OF GRASS VALLEY, STATE OF CALIFORNIA, BY A MOTION ADOPTED AT A MEETING HELD ON THE _____ DAY OF _____ 2024. DID APPROVE FOR FILING OF THIS PARCEL MAP NO. 24PLN-05, CONSISTING OF 3 SHEETS, AND ACCEPTED FOR PUBLIC PURPOSES ITEM 1 OF THE OWNER'S STATEMENT AS SHOWN HEREON.

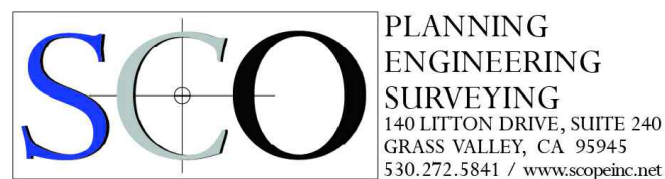
TAYLOR DAY DATE _____
CITY CLERK

COUNTY RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2024 AT _____ M. IN BOOK _____ OF PARCEL MAPS, AT PAGE _____ AT THE REQUEST OF NEVADA COUNTY HABITAT FOR HUMANITY, A CALIFORNIA NON-PROFIT CORPORATION.

DOCUMENT # _____
NATALIE ADONA
NEVADA COUNTY CLERK RECORDER

FEE: _____ BY: _____
DEPUTY



PARCEL MAP NO. 24PLN-05 HABITAT FOR HUMANITY PHASE 1

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AUGUST, 2024

BASIS OF BEARING

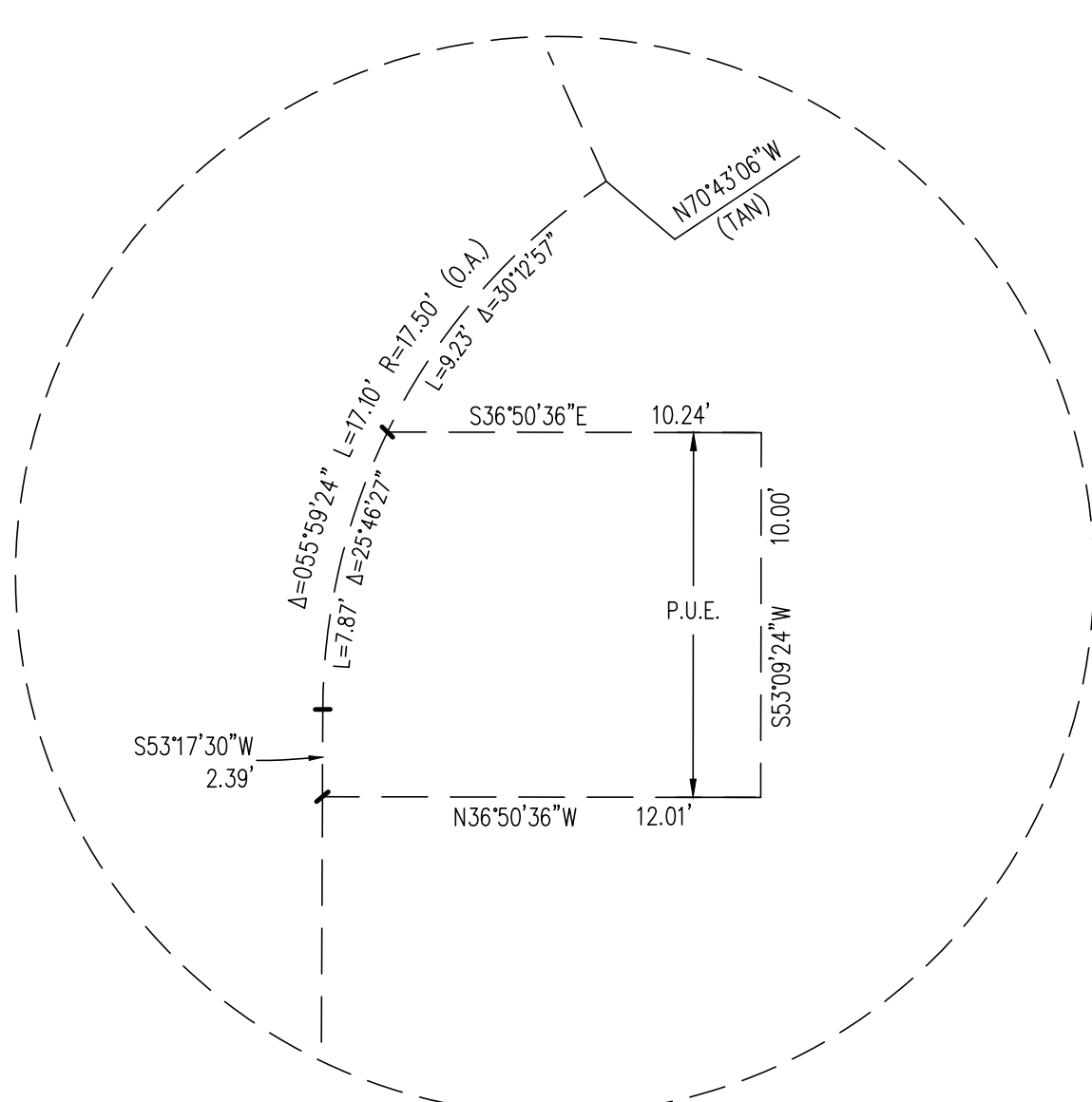
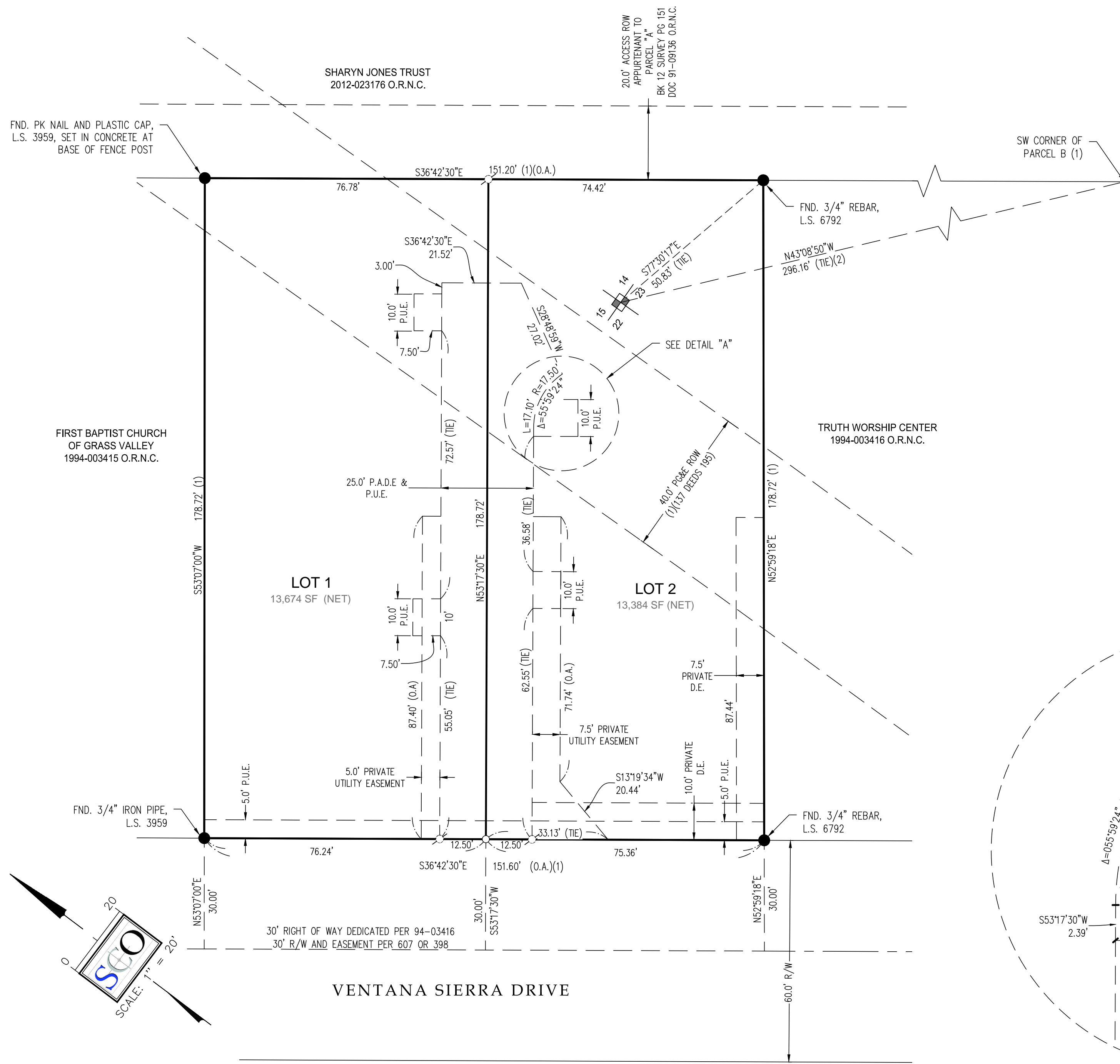
THE BASIS OF BEARINGS IS BASED ON BOOK 22 OF PARCEL MAPS PAGE 16.

LEGEND

- FOUND, 5/8" REBAR W/CAP, STAMPED "P.L.S. 8321", OR AS DESCRIBED
- SET 5/8" REBAR W/ CAP, STAMPED "P.L.S. 8321".
- NOTHING FOUND/ NOTHING SET
- (OA) OVERALL
- D.E. PRIVATE DRAINAGE EASEMENT
- O.R.N.C. OFFICIAL RECORDS NEVADA COUNTY
- P.A.D.E. PRIVATE ACCESS AND DRAINAGE EASEMENT
- (1) PARCEL MAPS, BOOK 22, PAGE 16, O.R.N.C.
- (2) PARCEL MAPS, BOOK 19, PAGE 119, O.R.N.C.
- SECTION CORNER (NOTHING FOUND)

NOTES:

1. RIGHT OF WAY EASEMENT PER DOCUMENT 423 OR 151
2. RIGHT OF WAY EASEMENT PER DOCUMENT 607 OR 398
3. AN INGRESS AND EGRESS EASEMENT PER DOCUMENT 1972-11845
4. RIGHT OF WAY AN OFFER FOR DEDICATION TO CITY OF GRASS VALLEY WAS RECORDED AS 94-03416.



DETAIL "A"

SCALE: 1" = 5'

ADDITIONAL INFORMATION SHEET
NO. 24PLN-05
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AUGUST, 2024

THE ADDITIONAL INFORMATION SHOWN HEREON IS FOR INFORMATIONAL PURPOSES. DESCRIBING CONDITIONS AS OF THE DATE OF FILING, AND IS NOT INTENDED TO AFFECT RECORD TITLE INTEREST.

9a. CONSULTATION IN THE EVENT OF INADVERTENT DISCOVERY OF HUMAN REMAINS: IN THE EVENT THAT HUMAN REMAINS ARE INADVERTENTLY ENCOUNTERED DURING ANY PROJECT ASSOCIATED GROUND-DISTURBING ACTIVITY OR AT ANY TIME SUBSEQUENTLY, STATE LAW SHALL BE FOLLOWED, WHICH INCLUDES BUT IS NOT LIMITED TO IMMEDIATELY CONTACTING THE COUNTY CORONER'S OFFICE UPON ANY DISCOVERY OF HUMAN REMAINS.

9b. CONSULTATION IN THE EVENT OF INADVERTENT DISCOVERY OF CULTURAL MATERIAL: THE PRESENT EVALUATION AND RECOMMENDATIONS ARE BASED ON THE FINDINGS OF A DESKTOP INVESTIGATION, ONLY. THERE IS ALWAYS THE POSSIBILITY THAT IMPORTANT UNIDENTIFIED CULTURAL MATERIALS COULD BE ENCOUNTERED ON OR BELOW THE SURFACE DURING THE COURSE OF FUTURE GROUND DISTURBING ACTIVITIES. THIS POSSIBILITY IS PARTICULARLY RELEVANT CONSIDERING THE LACK OF INTENSIVE-LEVEL ARCHAEOLOGICAL PEDESTRIAN SURVEY HAVING BEEN CONDUCTED PRIOR TO RESIDENTIAL AND RELATED DEVELOPMENTS IN THE APE, AND PARTICULARLY WHERE PAST GROUND DISTURBANCE ACTIVITIES (E.G., PAST AGRICULTURAL DEVELOPMENT, PLACEMENT OF BURIED AND OVERHEAD, UTILITIES, EXTENSIVE GRADING, ETC.) HAVE PARTIALLY OBSCURED HISTORIC GROUND SURFACE VISIBILITY, AS IN THE PRESENT CASE. IN THE EVENT OF AN INADVERTENT DISCOVERY OF PREVIOUSLY UNIDENTIFIED CULTURAL MATERIAL, ARCHAEOLOGICAL CONSULTATION SHOULD BE SOUGHT IMMEDIATELY.