

The undersigned, being the only persons having any record title interest in the hereon subdivided lands, hereby consent to the preparation and recordation of this plat of DONNER HEIGHTS SUBDIVISION UNIT N^o 1, consisting of two sheets, and do declare that this map and subdivision does not dedicate any portion of this tract for street or highway purposes and those parcels of land lying within the boundaries of DENTON AVENUE and PIONEER DRIVE are private roads, (except the included portions of previously dedicated REED AVE., JAMES AVE. and DONNER AVE), and are hereby reserved as such, with the right reserved to said owners, or their successors, to offer to dedicate the said roads at any time. Rights of way and easements are granted as follows:

A. For ingress and egress over the strips of land shown as DENTON AVENUE and PIONEER DRIVE, to the adjacent property owners and to the lot owners, their licensees, visitors, tenants and servants.

B. In, over and under those strips of land indicated as private roads and those parcels of land shown hereon as "Public Utility Easements" to the several Utility Companies for the installation and maintenance of poles and overhead and underground wires and conduits and all appurtenances thereto, together with the right to trim and remove trees when necessary.

C. In, over and under those strips of land indicated as private roads for the installation and maintenance of water, gas, sewer and drainage pipes and appurtenances thereto, together with the right to trim and remove trees when necessary.

D. In, over and under those parcels shown as "Drainage Easements" for the installation and maintenance of drainage pipes and drainage ditches and appurtenances thereto, together with the right to trim and remove trees when necessary.

E. To the Power and Telephone Utilities, an easement for overhanging wires, cables and conduits over the front ten feet of all lots and for pole anchorages at each front lot corner within an area shown on the face of the map and designated thereon as "Anchor Easements", together with the right to trim trees therein where necessary.

F. A strip of land for light and air, over the front twenty feet of all lots, said strip to be kept open and free from buildings.

I, Carlos T. McGuire, Surveyor of the County of Nevada, State of California do hereby certify that I have examined this final map and that it is substantially the same as it appeared on the Tentative Map and that all provisions of the Subdivision Map Act, Article 7, Paragraph 11593, and local 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, and that I recommend this map be approved as presented.

Date: Sept. 26, 1960

C. T. McGuire
COUNTY SURVEYOR
COUNTY OF NEVADA
STATE OF CALIFORNIA

State of California } s.s.
County of Nevada }

This is to certify that the Board of Supervisors of the County of Nevada, State of California, by a resolution adopted at a meeting held on the 1st day of November 1960, did approve for filing, this map consisting of two sheets and entitled DONNER HEIGHTS SUBDIVISION, UNIT N^o 1.

W. H. Bishop
CHAIRMAN - BOARD OF SUPERVISORS
COUNTY OF NEVADA
STATE OF CALIFORNIA

John Trauner
CLERK - BOARD OF SUPERVISORS
COUNTY OF NEVADA
STATE OF CALIFORNIA

6736

Approved for record and filed in the office of the County Recorder of the County of Nevada, State of California, at the request of _____ at 17 minutes past 2 o'clock P. m. on the _____ day of _____, 1960, and recorded in Book L of Maps at Page 125

Paul A. Walker
COUNTY RECORDER
COUNTY OF NEVADA
STATE OF CALIFORNIA

I, J. N. Andregg do hereby certify that I am a Licensed Land Surveyor of the State of California and that this map correctly represents a survey made by me or under my direction in September, 1960, and the survey is true and correct as shown on these two sheets. The monuments will be of the character and occupy the positions indicated and will be sufficient in number to enable the survey to be retraced.

Date: September 23, 1960

J. N. Andregg
L.S. 2515

State of California } s.s.
County of Nevada }

The Planning Commission of the County of Nevada, State of California, does hereby approve this map of DONNER HEIGHTS SUBDIVISION, UNIT N^o 1.

Date: Sept. 26, 1960

Charles J. Stinson
CHAIRMAN - PLANNING COMMISSION
COUNTY OF NEVADA
STATE OF CALIFORNIA

I, John T. Trauner, County Auditor in and for the County of Nevada, State of California, do hereby certify that there are no unpaid taxes against the tract of land included in DONNER HEIGHTS SUBDIVISION, UNIT N^o 1 except taxes not yet due or payable. I estimate the latter not to exceed \$ _____

Date: _____

COUNTY AUDITOR
COUNTY OF NEVADA
STATE OF CALIFORNIA

I, John T. Trauner, County Clerk of the County of Nevada, State of California do hereby certify that a good and sufficient bond as required by law guaranteeing that the payment of taxes and assessments now alien against the realty subdivided by the within map has been filed with and duly approved by the Board of Supervisors of this county.

Date: _____

COUNTY CLERK
COUNTY OF NEVADA
STATE OF CALIFORNIA

State of Nevada } s.s.
County of Washoe }

On this 23 day of SEPT, 1960, before me JEANNE I. GREEN a notary public in and for said county and state, residing therein, duly commissioned and sworn, personally appeared Ed P. Waltz and Parker Adkisson known to me to be the president and secretary of the corporation that executed the within instrument and acknowledged to me that said corporation executed the same. In witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

MY COMMISSION
EXPIRES FEB 28, 1962

Jeanne I. Green
NOTARY PUBLIC
COUNTY OF WASHOE
STATE OF NEVADA

LAKEVIEW LAND CO., a Nevada Corporation

Parker Adkisson
PARKER ADKISSON, PRESIDENT

Mabel L. Conour
MABEL L. CONOUR, SECRETARY

DONNER LAKE UTILITY CO., a California Corporation

Ed P. Waltz
ED P. WALTZ, PRESIDENT

Parker Adkisson
PARKER ADKISSON, SECRETARY

State of Nevada } s.s.
County of Washoe }

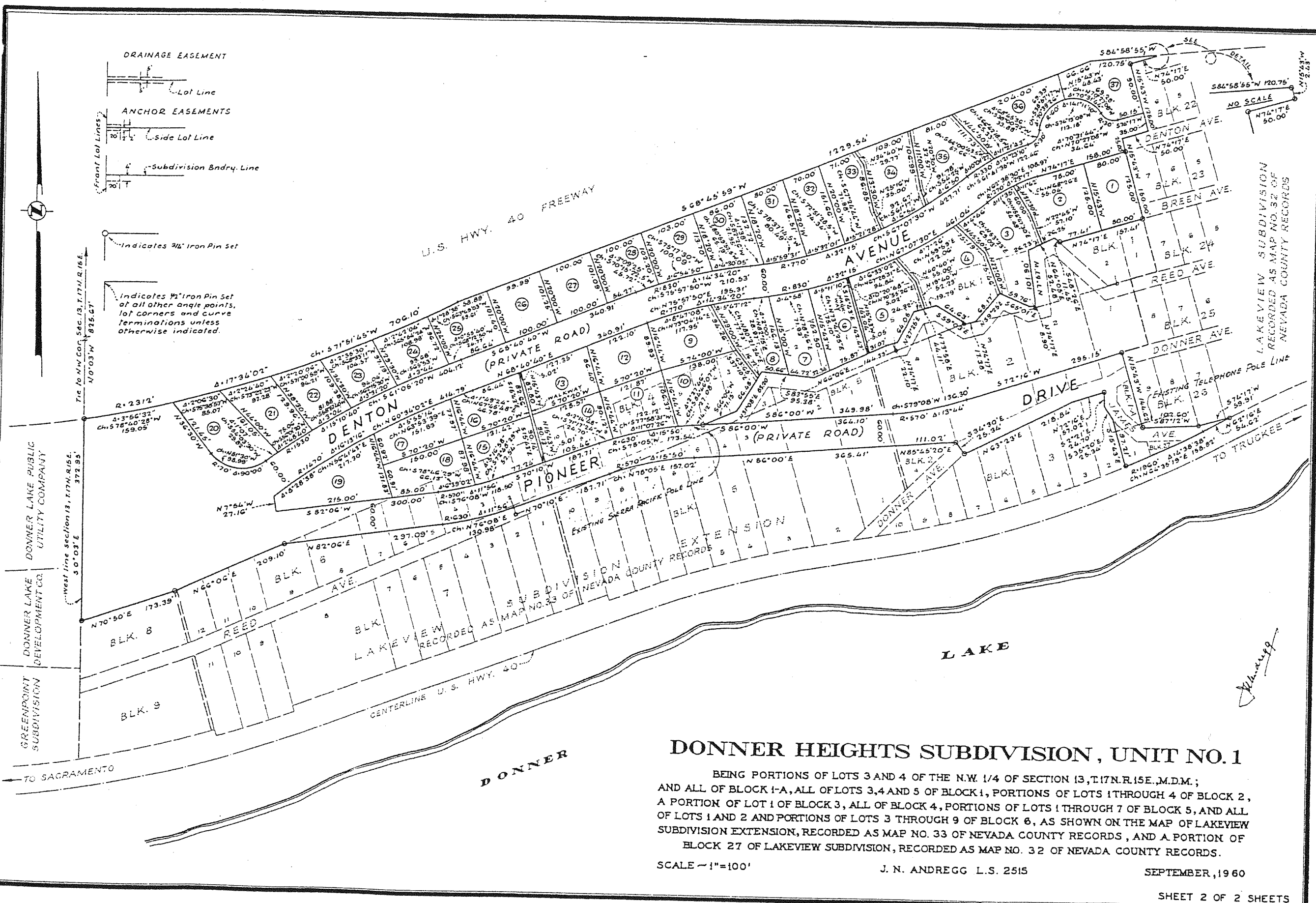
On this 21 day of SEPT, 1960, before me JEANNE I. GREEN a notary public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Parker Adkisson and Mabel L. Conour known to me to be the president and Secretary of the corporation that executed the within instrument and acknowledged to me that said corporation executed the same. In witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

MY COMMISSION
EXPIRES FEB 28, 1962

Jeanne I. Green
NOTARY PUBLIC
COUNTY OF WASHOE
STATE OF NEVADA

**DONNER HEIGHTS SUBDIVISION
UNIT NO. 1
PORTION OF THE NORTH 1/2 SECTION 13, T.17N. R.15E., M.D.M.
DONNER LAKE, NEVADA COUNTY, CALIFORNIA
J. N. ANDREGG L.S. 2515 SEPTEMBER, 1960**

Sub 1
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1-2



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DONNER HEIGHTS SUBDIVISION, UNIT NO. 1

BEING PORTIONS OF LOTS 3 AND 4 OF THE N.W. 1/4 OF SECTION 13, T.17N. R.15E., M.D.M.; AND ALL OF BLOCK 1-A, ALL OF LOTS 3, 4 AND 5 OF BLOCK 1, PORTIONS OF LOTS 1 THROUGH 4 OF BLOCK 2, A PORTION OF LOT 1 OF BLOCK 3, ALL OF BLOCK 4, PORTIONS OF LOTS 1 THROUGH 7 OF BLOCK 5, AND ALL OF LOTS 1 AND 2 AND PORTIONS OF LOTS 3 THROUGH 9 OF BLOCK 6, AS SHOWN ON THE MAP OF LAKEVIEW SUBDIVISION EXTENSION, RECORDED AS MAP NO. 33 OF NEVADA COUNTY RECORDS, AND A PORTION OF BLOCK 27 OF LAKEVIEW SUBDIVISION, RECORDED AS MAP NO. 32 OF NEVADA COUNTY RECORDS.

SCALE - 1"=100'

J. N. ANDREGG L.S. 2515

SEPTEMBER, 1960

SHEET 2 OF 2 SHEETS