

ATTACHMENT B

NEW SNOW STORAGE AREA

ALL OTHER EASEMENTS TO REMAIN IN EFFECT FOR CURRENT AND FUTURE ACCESS

SNOW STORAGE EASEMENT TO BE ABANDONED

LEGEND:

- SUBJECT TRACT PROPERTY LINES
- ADJACENT PROPERTY LINES
- RIGHT-OF-WAY CENTERLINES
- SECTION LINES
- EASEMENT LINES
- FOUND T-BAR WITH NAIL AND TAG, PLS 8628, UNLESS OTHERWISE NOTED (R1)
- FOUND T-BAR WITH NAIL AND TAG, PLS 8628, UNLESS OTHERWISE NOTED (R2)
- FOUND 5/8" REBAR, PLS 8692 (R4)
- FOUND NAIL & WASHER, PLS 8692 (R4)
- SET NAIL & WASHER, PLS 8692
- CALCULATED SECTION CORNER
- RESTRICTED VEHICULAR ACCESS
- RECORD DATA PER REFERENCE AS NOTED
- R1, R2, ETC. REFERENCE NUMBER



PARCEL AREAS:

PARCEL 12 = 0.69 ACRES (30,222 SQ. FT.) ±
PARCEL 13 = 2.01 ACRES (87,723 SQ. FT.) ±
TOTAL = 2.71 ACRES (117,945 SQ. FT.) ±

BASIS OF BEARING:

THE MERIDIAN OF THIS SURVEY IS IDENTICAL TO THAT OF BOOK 9 OF SUBDIVISIONS, PAGE 21, (REFERENCE NO. 2), AND WAS DETERMINED FROM THE FOUND MONUMENTS ALONG THE SOUTHERLY RIGHT-OF-WAY OF TRUCKEE WAY, SHOWN HEREON AS S 64°38'41" W.

REFERENCES:

- BOOK 9 OF SUBDIVISIONS AT PAGE 17, FILED ON APRIL 1, 2019, AS DOCUMENT NO. 2019-0005723
 - BOOK 9 OF SUBDIVISIONS AT PAGE 21, FILED ON JUNE 5, 2020, AS DOCUMENT NO. 2020-0012178
 - CERTIFICATE OF COMPLIANCE, DOCUMENT NO. 20230009561, FILED ON JULY 18, 2023
 - BOOK 18 OF SURVEYS AT PAGE 20, FILED ON MARCH 26, 2024, AS DOCUMENT NO. 20240004579
- ALL OF THE OFFICIAL RECORDS OF NEVADA COUNTY, CALIFORNIA.

FINAL MAP 2024-0000083

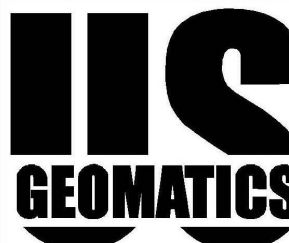
FOR
TRUCKEE DEVELOPMENT ASSOCIATES, LLC

A DIVISION OF PARCEL 4 OF DOCUMENT NO. 20230009561
BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 11,
TOWNSHIP 17 NORTH, RANGE 16 EAST, M.D.M.

TRUCKEE NEVADA COUNTY CALIFORNIA

DATE OF SURVEY: MAY 2024

MAP SCALE: 1" = 60'



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FEMA INFORMATION:

ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NO. 06057C0533E, EFFECTIVE FEBRUARY 3, 2010, THE SURVEYED PROPERTY IS LOCATED WITHIN ZONE AE (SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD, WITH BASE FLOOD ELEVATIONS DETERMINED) AND UNSHADED ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).

NOTE: THE FEMA FLOOD INSURANCE RATE MAP LISTED ABOVE HAS BEEN MODIFIED BY A LETTER OF MAP REVISION (LOMR), EFFECTIVE AUGUST 19, 2024, CASE NO. 23-09-0444P.

