

# ANSERINE MEADOWS

A PORTION OF THE SE 1/4 OF SECTION 33,  
T 22 N, R 9 E, M. D. M. IN THE UNINCORPORATED  
AREA OF PLUMAS COUNTY, CAL.

### OWNER'S/ TRUSTEE'S CERTIFICATE

WE, JAMES WILLIAM CHALMERS, MARY DELORES CHALMERS, LOUIS ALFRED ALTOMAR, JR., COLETTE MILLIE ALTOMAR, HENRY JACOB REIMERS, JR., DIANE ELIZABET REIMERS, STANLEY PITTMAN, MARJORIE H. PITTMAN, RONALD C. LIBBY AND BETTY L. LIBBY AS THE OWNERS OF THE LAND INCLUDED WITHIN ANSERINE MEADOWS AS SHOWN ON THIS MAP AND TITLE INSURANCE AND TRUST COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER DEED OF TRUST RECORDED SEPTEMBER 7, 1976 IN BOOK 258, PLUMAS COUNTY OFFICIAL RECORDERS AT PAGE 265, DO HEREBY CERTIFY THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND AND THAT WE HEREBY CONSENT TO THE PREPARATION AND RECORDING OF SAID MAP WITHIN THE HEAVY BORDERLINES.

<u>James William Chalmers</u> JAMES WILLIAM CHALMERS	<u>Mary Delores Chalmers</u> MARY DELORES CHALMERS
<u>Louis Alfred Altomar, Jr.</u> LOUIS ALFRED ALTOMAR, JR.	<u>Colette Millie Altomar</u> COLETTE MILLIE ALTOMAR
<u>Henry Jacob Reimers, Jr.</u> HENRY JACOB REIMERS, JR.	<u>Diane Elizabeth Reimers</u> DIANE ELIZABET REIMERS
<u>Stanley Pittman</u> STANLEY PITTMAN	<u>Marjorie H. Pittman</u> MARJORIE H. PITTMAN
<u>Ronald C. Libby</u> RONALD C. LIBBY	<u>Betty L. Libby</u> BETTY L. LIBBY

BY WRS Palmer  
TICOR TITLE INSURANCE CO.

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA, THAT THE MAP OF ANSERINE MEADOWS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION IN AUG. 1983, THAT IT IS TRUE AND COMPLETE AS SHOWN AND THAT MONUMENTS SHOWN THEREON EXIST AND ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

William W. Geddis  
WILLIAM W. GEDDIS  
STATE OF CALIFORNIA  
LS 3625

### COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL MAP OF ANSERINE MEADOWS THAT IT IS SUBSTANTIALLY THE SAME AS APPEARED ON THE TENTATIVE MAP ON FILE, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF SAID TENTATIVE MAP HAVE BEEN COMPLIED WITH, AND THAT I AM SATISFIED THE MAP IS TECHNICALLY CORRECT.

Lawrence J. Brock R.C.E. 13528  
LAWRENCE J. BROCK R.C.E. 13528  
COUNTY SURVEYOR  
DIRECTOR OF PUBLIC WORKS  
DATE Sept 18, 1984

### COUNTY CLERK'S CERTIFICATE

I, ILA DIGGS, CLERK OF THE COUNTY OF PLUMAS, STATE OF CALIFORNIA, AND EX-OFFICIO CLERK OF THE BOARD OF SUPERVISORS OF SAID COUNTY, HEREBY CERTIFY THAT THE HEREIN EMBODIED MAP WAS APPROVED BY THE SAID BOARD OF SUPERVISORS CONVENED IN A REGULAR MEETING UPON THE 18<sup>th</sup> DAY OF September, 1984.

DATE 9-20-84  
Ila Diggs  
ILA DIGGS, COUNTY CLERK

### COUNTY TAX COLLECTOR'S CERTIFICATE

I, BARBARA J. COKOR, TAX COLLECTOR OF THE COUNTY OF PLUMAS, STATE OF CALIFORNIA, DO HEREBY CERTIFY THAT THERE ARE NO TAX LIENS AGAINST THE LOTS, AS SHOWN HEREON, FOR UN-PAID COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR ASSESSMENTS NOT YET PAYABLE. TAXES OR ASSESSMENTS WHICH ARE A LIEN, BUT NOT YET PAYABLE, ARE ESTIMATED TO BE IN THE AMOUNT OF \$ 853.29

DATE 9-20-84  
Barbara J. Cokor  
BARBARA J. COKOR, PLUMAS COUNTY TAX COLLECTOR  
BY DEPUTY

### COUNTY RECORDER'S CERTIFICATE

FILED THIS 20<sup>th</sup> DAY OF SEPTEMBER, 1984, AT 2:01 P.M. IN BOOK 5 OF MAPS, AT PAGE 139, AT THE REQUEST OF THE COUNTY ENGINEER.

FILE # 9.00  
FILE NO 2209  
Ila Diggs  
COUNTY RECORDER  
BY Beth Ann Mack  
DEPUTY

STATE OF CALIFORNIA, } S.S.  
COUNTY OF PLUMAS }

ON 9-19-1984, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Carl S. Paulsen KNOWN TO ME TO BE THE Assistant Secretary OF TITLE INSURANCE AND TRUST COMPANY THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, PERSONALLY KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT, ON BEHALF OF THE CORPORATION, THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

DELPHINE E. EISLER  
NOTARY PUBLIC - CALIFORNIA  
Plumas County  
My Commission Expires Nov. 1, 1985

Delphine E. Eisler  
NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA, } S.S.  
COUNTY OF SUTTER }

ON THIS 14<sup>th</sup> DAY OF September IN THE YEAR ONE THOUSAND NINE HUNDRED AND 83 BEFORE ME, Larry D. Rudd, ANOTARY PUBLIC, STATE OF CALIFORNIA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED JAMES WILLIAM CHALMERS, MARY DELORES CHALMERS, LOUIS ALFRED ALTOMAR, JR., COLETTE MILLIE ALTOMAR, HENRY JACOB REIMERS, JR., DIANE ELIZABET REIMERS, STANLEY PITTMAN, MARJORIE H. PITTMAN, RONALD C. LIBBY AND BETTY L. LIBBY PERSONALLY KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGE TO ME THAT THEY EXECUTED THE SAME.

OFFICIAL SEAL  
LARRY D. RUDD  
NOTARY PUBLIC - CALIFORNIA  
SUTTER COUNTY  
My comm. expires OCT 11, 1983  
470 Del Norte Avenue, Yuba City, CA 95991

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL IN THE State of California COUNTY OF Sutter THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.  
Larry D. Rudd  
NOTARY PUBLIC STATE OF CALIFORNIA  
MY COMMISSION EXPIRES October 11, 1983

G D A  
125-83

ENGINEERING  
SURVEYING  
PLANNING  
463 ORO DAM BLVD., SU. M  
OROVILLE, CALIF. 95965  
(916) 588-2068

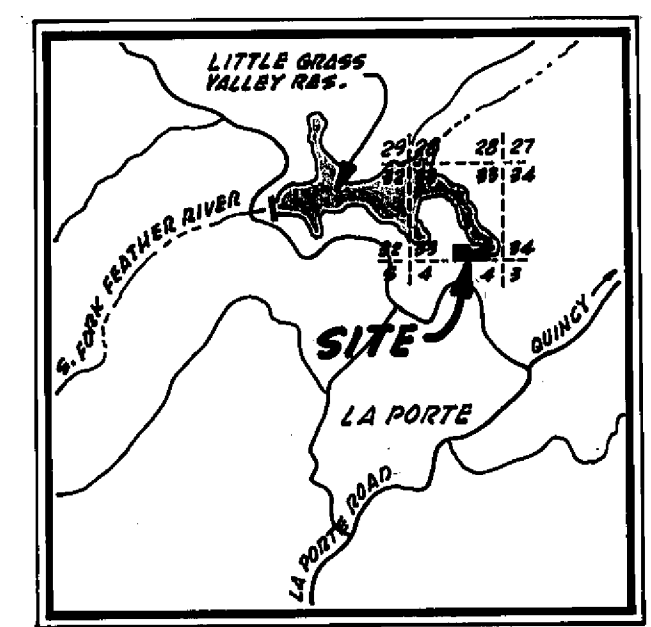
# ANSERINE MEADOWS

A PORTION OF THE SE 1/4 OF SECTION 33,  
T22N, R9E, M.D.M. IN THE UNINCORPORATED  
AREA OF PLUMAS COUNTY, CAL.

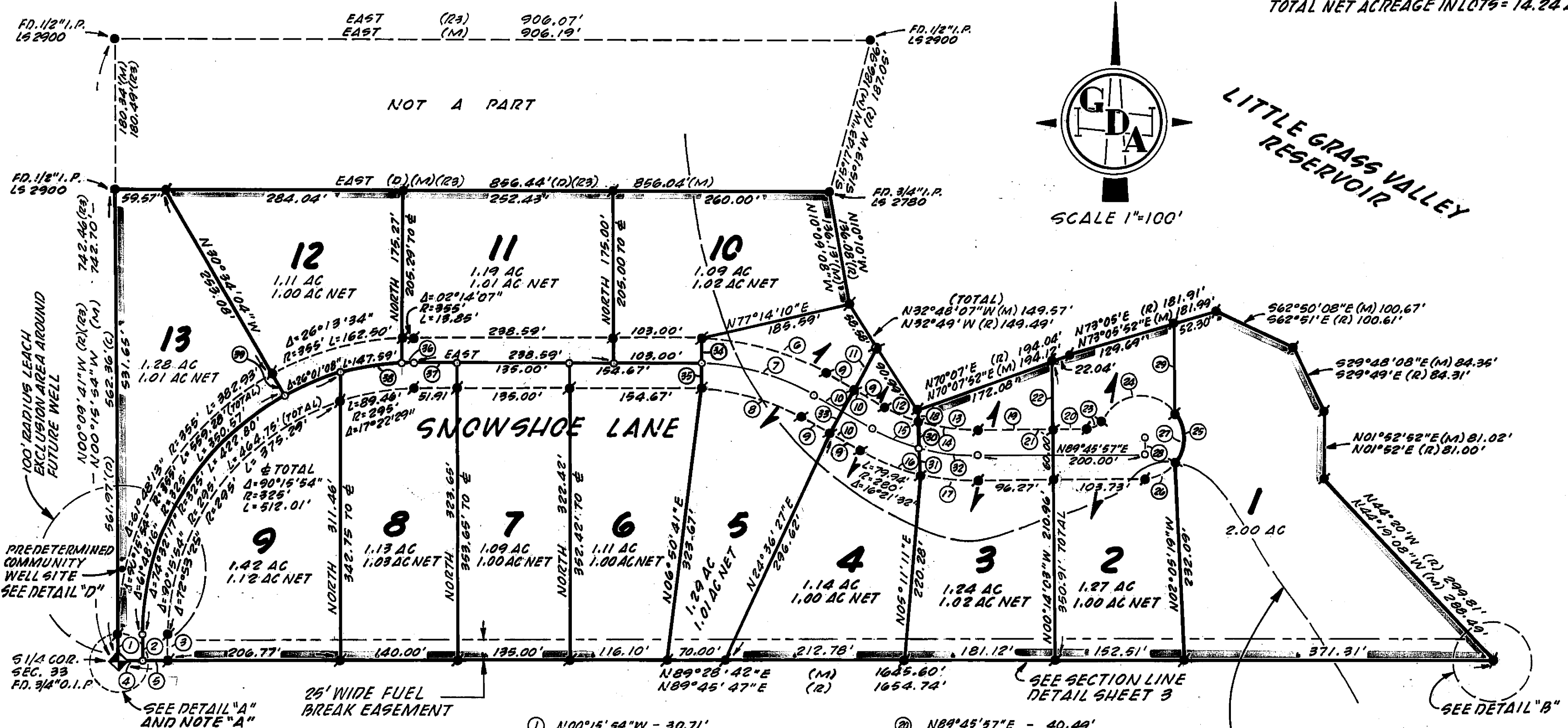
NOTE: SNOWSHOE LANE IS A 60.00' WIDE  
NON-EXCLUSIVE RIGHT OF WAY FOR  
ROAD AND PUBLIC UTILITIES TO BE  
RESERVED IN DEEDS FOR THE BENEFIT  
OF ALL PARCELS.

NOTE: ROADS SHOWN HEREON, SNOWSHOE LANE, ARE PRIVATE EASEMENTS NOT  
SUBJECT TO IMPROVEMENT OR MAINTENANCE BY PLUMAS COUNTY. SUCH EASE-  
MENTS WILL NOT BECOME EFFECTIVE UNLESS AND UNTIL RESERVATIONS  
AND GRANTS ARE INCLUDED IN THE RESPECTIVE DEEDS.

TOTAL ACREAGE IN SUBDIVISION = 16.37 AC  
TOTAL ACREAGE IN STREET = 2.13 AC  
TOTAL NET ACREAGE IN LOTS = 14.24 AC



LOCATION MAP  
N T S



- LEGEND**
- - SET 1/2" REBAR L53625
  - - FOUND MONUMENT AS INDICATED
  - - POINT DETERMINED ONLY
  - (M) - MEASURED
  - (R) - BOOK 2 R.O.S. 72
  - (D) - 258 O.R. 267
  - (R2) - UNRECORDED PLAT BY GILLET-HARRIS & ASSOCIATES, DATED OCT. 1962 JOB #2506, A COPY OF WHICH IS ON FILE WITH THE PLUMAS COUNTY SURVEYOR.
  - (R3) - UNRECORDED PLAT BY K.E. SOULE DATED SEPT. 1961 #B-320A, A COPY OF WHICH IS ON FILE WITH THE PLUMAS COUNTY SURVEYOR.

NOTE: EXTERIOR BOUNDARY OF THIS SUBDIVISION IS RECORD PER BOOK 5, RECORD OF SURVEYS, PG. 108

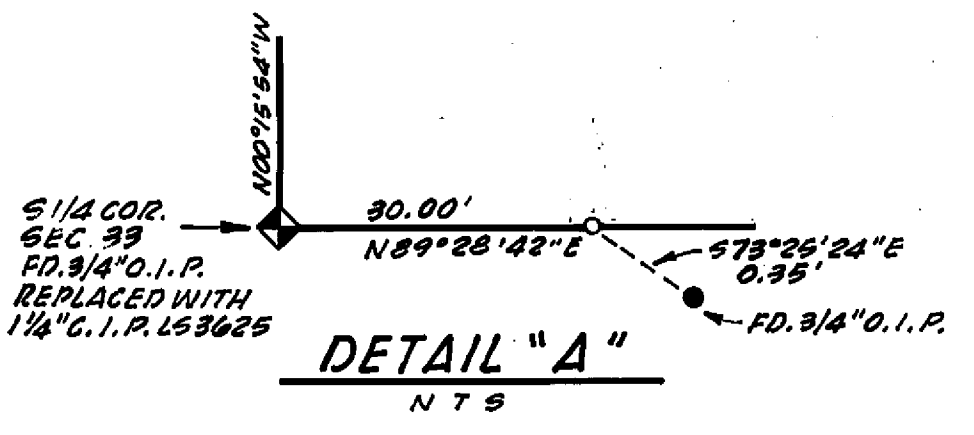
**BASIS OF BEARINGS**

THE LINE ESTABLISHED BY L5 2900 AS THE SOUTH LINE OF SECTION 33 TAKEN BETWEEN POINTS INDICATED AS N89°45'47"E PER BOOK 2 OF MAPS, PAGE 72 (SEE SHEET 3)

APPROXIMATE LOCATION OF 200' SETBACK LINE FROM THE HIGH WATER LINE OF LITTLE GRASS VALLEY RESERVOIR. NO BUILDING OR SEPTIC LEACHING IS PERMITTED BETWEEN THIS LINE AND RESERVOIR. HIGH WATER LINE ELEV. = 5047'

NOTE: ALL PARCELS AND OWNERS THEREOF ARE SUBJECT TO TERMS AND CONDITIONS RELATING TO ROAD MAINTENANCE, WATER SYSTEM MAINTENANCE AND A FUEL BREAK MAINTENANCE AGREEMENT RECORDED IN BOOK 413 O.R. PAGE 482

- |                                      |   |
|--------------------------------------|---|
| ① N00°15'54"W - 30.71'               | ⑳ N89°45'57"E - 40.49'                  |
| ② N00°15'54"W - 30.58'               | ㉑ N89°45'57"E - 136.75' TOTAL           |
| ③ N00°15'54"W - 30.44'               | ㉒ N00°14'03"W - 79.95'                  |
| ④ N89°28'42"E - 30.00'               | ㉓ Δ=64°37'23" R=20.00' L=22.96'         |
| ⑤ N89°28'42"E - 30.00'               | ㉔ Δ=120°14'44" R=50.00' L=104.93'       |
| ⑥ Δ=29°20'44" R=305' L=156.21'       | ㉕ Δ=68°45'21" R=50.00' L=60.00'         |
| ⑦ Δ=29°20'44" R=275' L=140.85'       | ㉖ Δ=55°37'18" R=50.00' L=48.54'         |
| ⑧ Δ=29°20'44" R=245' L=125.48'       | ㉗ Δ=244°37'23" R=50.00' L=213.47' TOTAL |
| ⑨ N60°39'16"W - 40.00'               | ㉘ N00°14'03"W - 20.00'                  |
| ⑩ N60°39'16"W - 80.00' TOTAL         | ㉙ N00°14'03"W - 106.32'                 |
| ⑪ N89°20'44"E - 57.94'               | ㉚ N01°35'27"W - 31.45'                  |
| ⑫ Δ=12°15'12" R=220' L=47.05'        | ㉛ N01°35'27"W - 31.13'                  |
| ⑬ Δ=17°19'35" R=220' L=66.53'        | ㉜ Δ=15°01'00" R=250' L=65.92'           |
| ⑭ Δ=29°34'47" R=220' L=113.58' TOTAL | ㉝ N29°20'44"E - 60.00'                  |
| ⑮ Δ=14°33'48" R=250' L=63.54'        | ㉞ NORTH - 30.00'                        |
| ⑯ Δ=29°34'47" R=280' L=144.55'       | ㉟ NORTH - 30.00'                        |
| ⑰ Δ=13°15'15" R=280' L=64.61'        | ㊱ Δ=02°26'30" R=325' L=13.85'           |
| ⑱ N01°35'27"W - 12.14'               | ㊲ EAST - 51.91'                         |
| ㉑ N89°45'57"E - 96.26'               | ㊳ Δ=15°43'38" R=325' L=89.21'           |
|                                      | ㊴ N28°28'10"W - 30.00' (RADIAL)         |



**GDA** CHRISTOPHERSON  
LEONHARDT  
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# ANSERINE MEADOWS

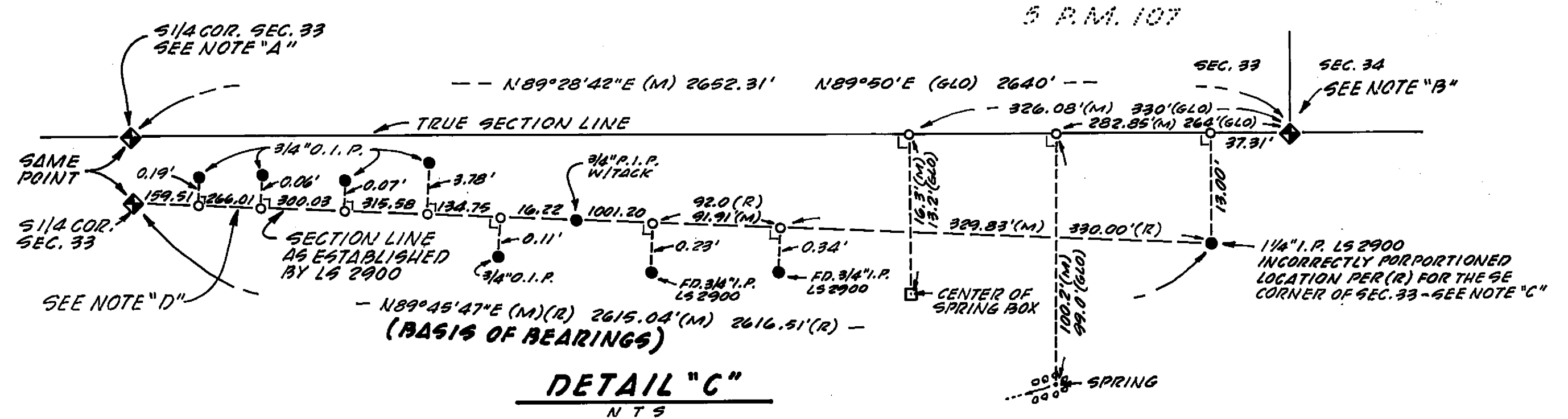
A PORTION OF THE SE 1/4 OF SECTION 33,  
T 22 N, R 9 E, M. D. M. IN THE UNINCORPORATED  
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**NOTE "A"** G.L.O.: POST FROM WHICH BEARS  
22" FIR N 41 1/2 W 2 LINKS  
18" FIR S 8 3/4 W 25 LINKS  
FOUND: 3/4" P.I.P. IN M.O.R. WITH  
ROTTED POST. A HIGH CUT W. FIR  
STUMP ± 34" DIA. WITH ORIGINAL  
SCRIBING EXPOSED BEARS N 40 W  
3 LINKS AND A ± 28" W. FIR SNAG  
WITH SCAR AND CLOSED FACE  
BEARS S 9 W ± 22 LINKS - 1 SET  
1 1/4" C.I.P. L53625

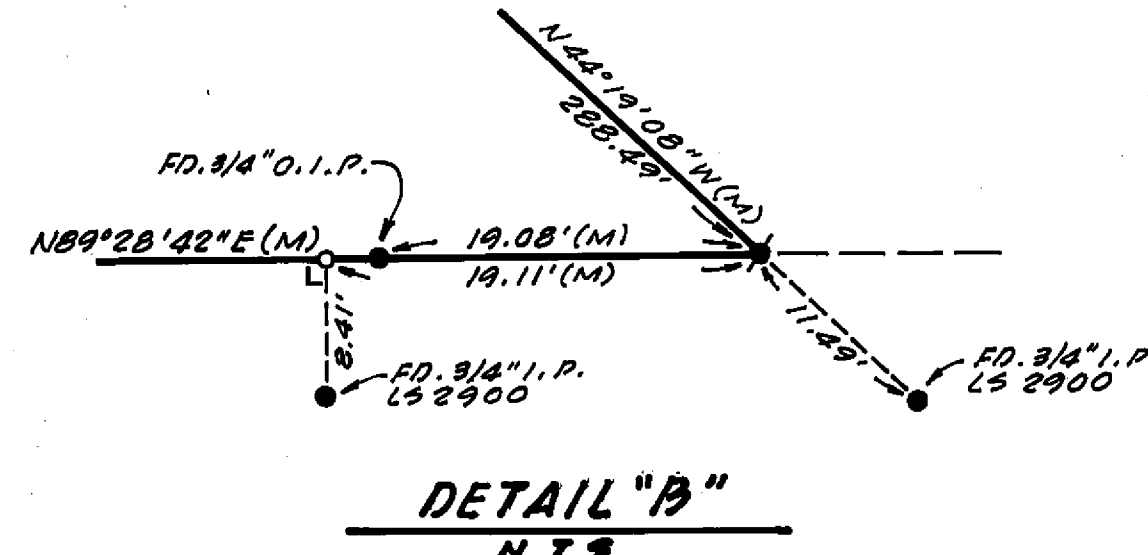
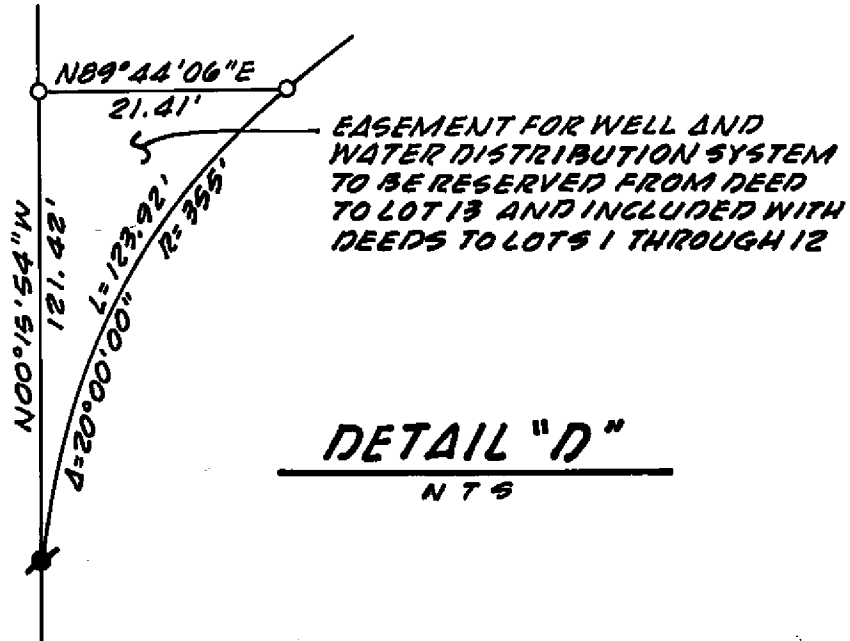
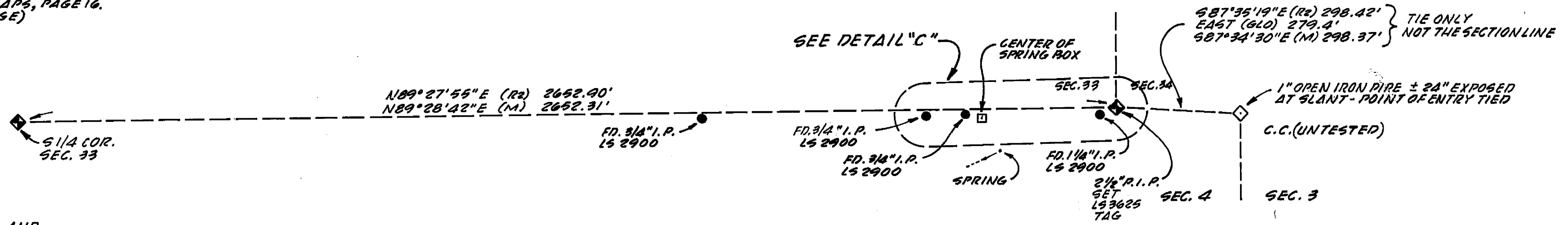
**NOTE "B"** G.L.O.: POST FROM WHICH BEARS  
10" FIR N 25 1/4 E 37 LINKS  
8" FIR S 7 E 21 LINKS  
13" FIR N 78 3/4 W 42 LINKS  
FOUND: 2 1/2" P.I.P. WITH NAIL AND  
"T" FITTING IN M.O.R.  
AT ± N 87° W ± 44 LINKS A W. FIR  
STUMP HOLE.  
S 7° E ± 22 LINKS POSSIBLE STUMP HOLE.  
U.S.F.S. CORNER RECORD CARD FROM 1969  
AND OLD "K" TAG FOUND ON REMAINS OF  
DOWNED FIR INDICATE THAT THIS CORNER  
WAS FOUND WITH ITS BEARING TREES.  
SET L5 3625 TAG ON PIPE.

**NOTE "C"** THIS CORNER WAS ESTABLISHED BY  
PROPORTIONAL MEASUREMENT ALONG  
A LINE BETWEEN THE 5/16 CORNER  
OF SECTION 33 AND THE UNTESTED  
CLOSING CORNER BETWEEN SECTIONS  
4 AND 3. THIS PROCEDURE IS INCORRECT.

**NOTE "D"** THE 3/4" OPEN IRON PIPE MONUMENTS  
ALONG THE SOUTH LINE OF SECTION 33  
WERE PROBABLY SET FOR PANCAKE BAY  
SUBDIVISION, BOOK 3 OF MAPS, PAGE 16.  
(NOW REVERTED TO ACREAGE)



### SOUTH SECTION LINE DETAIL



- LEGEND**
- - SET 1/2" REBAR L53625
  - - FOUND MONUMENT AS INDICATED
  - - POINT DETERMINED ONLY
  - (M) - MEASURED
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125-83 SHEET 3 OF 3