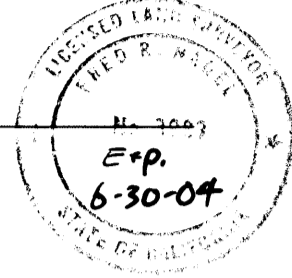


### SURVEYOR'S STATEMENT

This map and the survey performed on May 30, 2000 were made by me or under my direction. The survey is true and complete as shown. All of the monuments shown hereon are of the character and occupy the positions indicated and are sufficient to enable the survey to be retraced.

Fred R. Nagel  
FRED R. NAGEL, LS 3989



June 5, 2000  
DATE

### COUNTY SURVEYOR'S STATEMENT

I have examined this map and find it is substantially the same as it appeared on the tentative map and any approved alterations thereof. All provisions of the Subdivision Map Act and any local ordinances applicable at the time of approval of the tentative map have been compiled with and I am satisfied that the map is technically correct.

R Tom Hunter  
TOM HUNTER, RCE 30515  
PLUMAS COUNTY SURVEYOR  
(lic. exp. 3/31/04)



8/1/2000  
DATE

### COUNTY TAX COLLECTOR'S CERTIFICATE

I, Barbara J. Coates, 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 unpaid State, 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 1875.00

Barbara J. Coates by: Ginny Dunbar, asst.  
Barbara J. Coates  
Plumas County Tax Collector

6-22-00  
DATE

### COUNTY BOARD CLERK'S CERTIFICATE

I, Nancy DaForno, clerk to the Plumas County Board of Supervisors, hereby certify that the herein embodied map was approved by said board of supervisors convened in a regular meeting upon the \_\_\_ day of 8/1, 2000.

The filing of this map shall constitute abandonment of the following public streets & public easements, all as recorded in Book 7 of Subdivisions, at page 38, and not shown on this map:

- 1) Street & Utility Easement (Columbine Lane)
- 2) Exclusive Use Common Area Easements (E11 - E15)

Nancy DaForno  
Nancy DaForno  
Clerk to the Board of Supervisors

8/2/00  
DATE

### OWNER'S STATEMENT

T.O.W. DEVELOPERS, Ltd., having record title interest in the hereon subdivided lands do hereby consent to the preparation & recordation of this map.

T.O.W. DEVELOPERS, Ltd.  
A CALIFORNIA CORPORATION  
Gary D. Kluge  
GARY D. KLUGE, PRESIDENT

6-1-00  
DATE

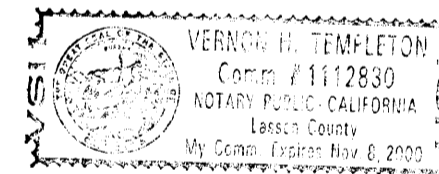
### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA )  
                                  ) SS  
COUNTY OF Lassen )

On 6/1/00 before me, the undersigned, a Notary Public in and for said State, personally appeared Gary D. Kluge, personally known to me (or 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 acknowledge 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.

WITNESS my hand and official seal.

Signature Vernon H. Templeton



If Official seal is not used:  
Printed Name \_\_\_\_\_  
County of principle place of business \_\_\_\_\_  
Commission expiration date \_\_\_\_\_

### COUNTY RECORDER'S CERTIFICATE

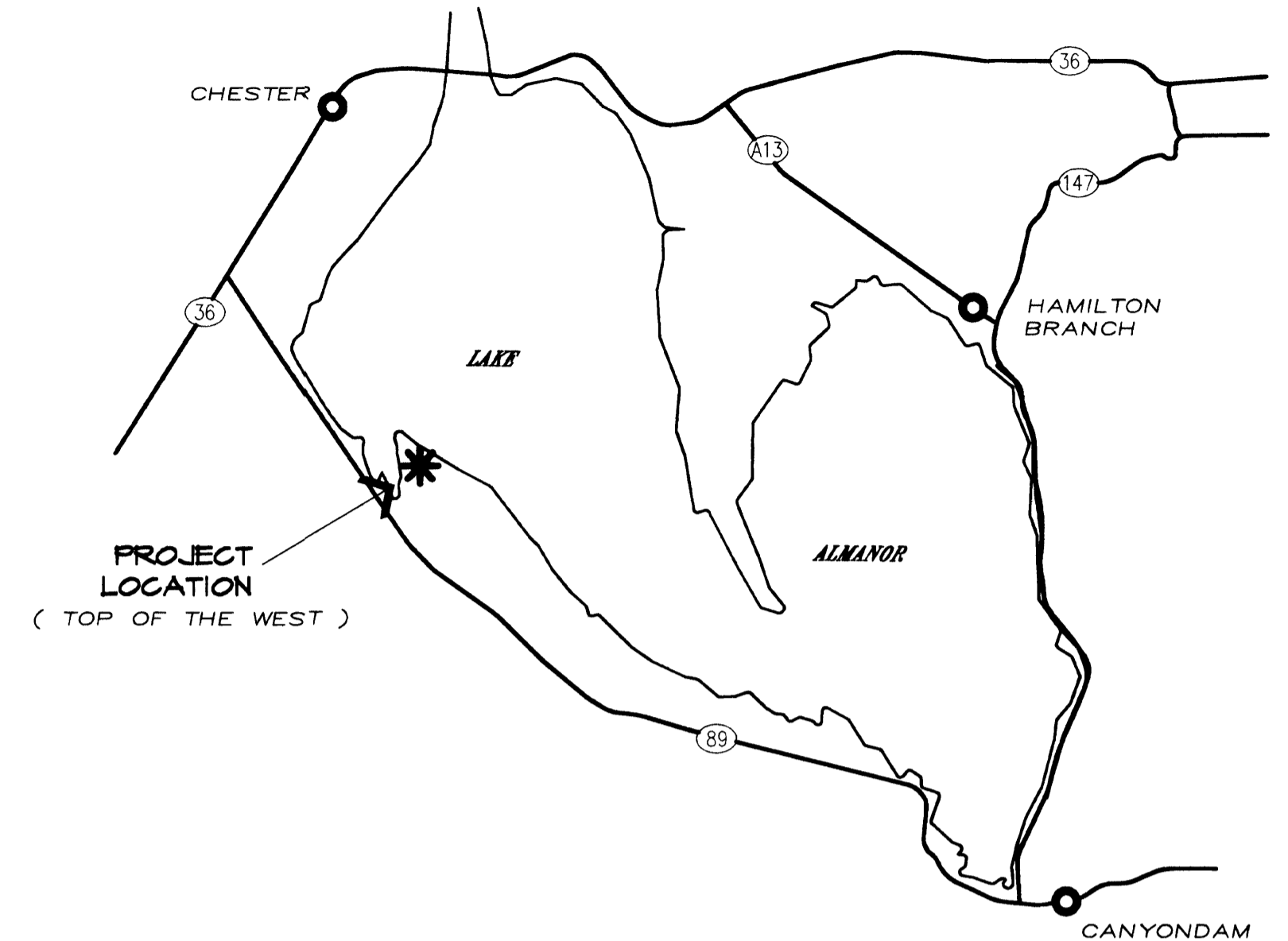
Filed this 2nd day of August, 2000 at 3:03 P.m. in Book 9 of Maps at page 24-26 at the request of the County Surveyor.

FEE: \$12.00

FILE No. 05188

Judith Wells  
County Recorder

by Patty Samuel  
Deputy



### VICINITY MAP

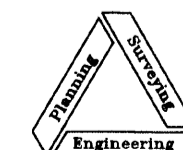
NOT TO SCALE



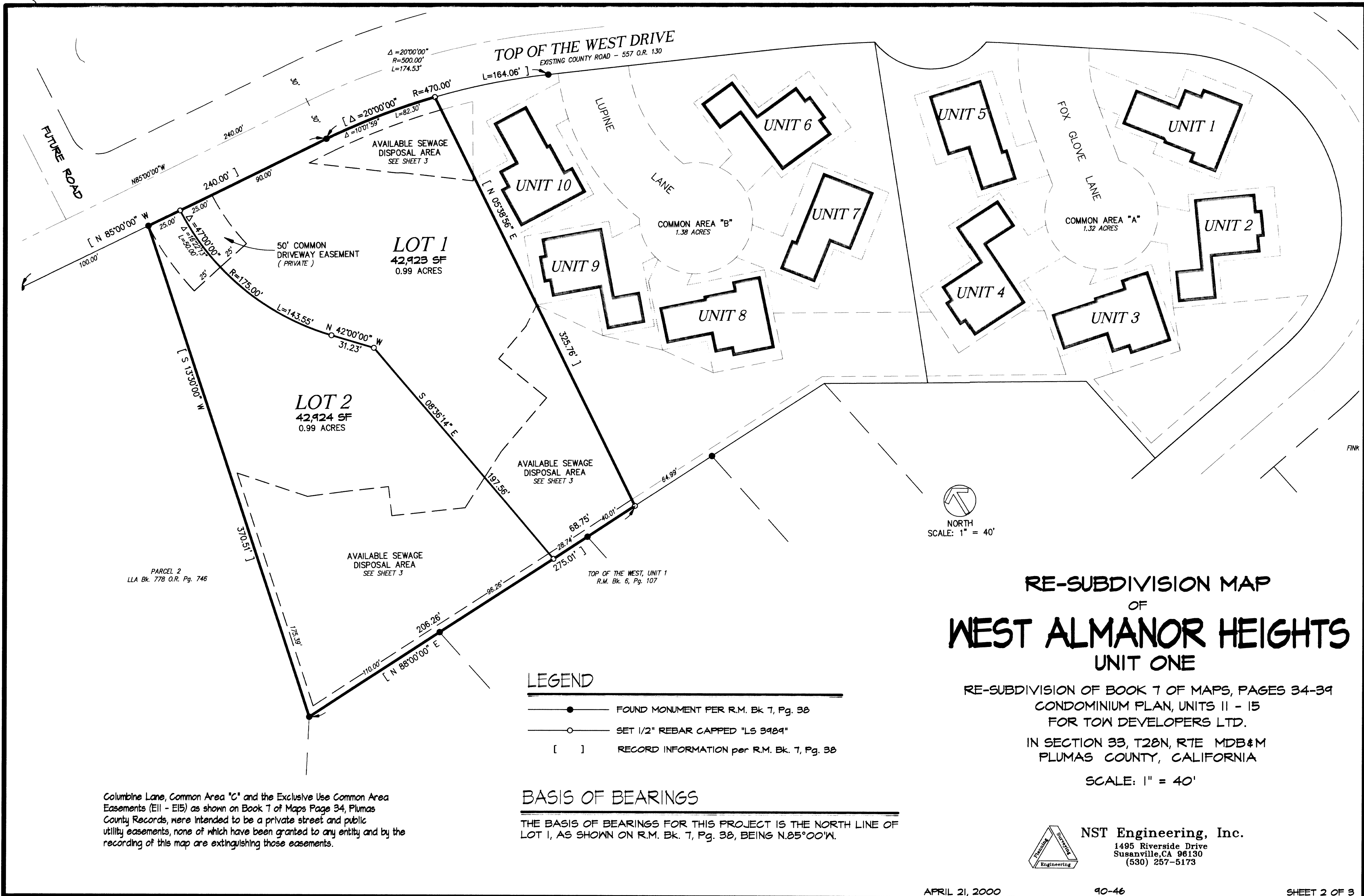
## RE-SUBDIVISION MAP OF WEST ALMANOR HEIGHTS UNIT ONE

RE-SUBDIVISION OF BOOK 7 OF MAPS, PAGES 34-39  
CONDOMINIUM PLAN, UNITS 11 - 15  
FOR TOW DEVELOPERS LTD.  
IN SECTION 33, T28N, RTE MDB&M  
PLUMAS COUNTY, CALIFORNIA

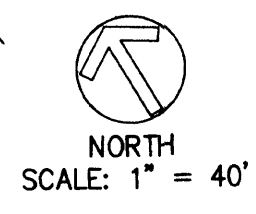
SCALE: 1" = 40'



NST Engineering, Inc.  
1495 Riverside Drive  
Susanville, CA 96130  
(530) 257-5173



PARCEL 2  
LLA Bk. 778 O.R. Pg. 746



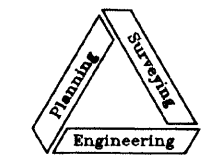
RE-SUBDIVISION MAP  
OF  
**WEST ALMANOR HEIGHTS**  
UNIT ONE

RE-SUBDIVISION OF BOOK 7 OF MAPS, PAGES 34-39  
CONDOMINIUM PLAN, UNITS 11 - 15  
FOR TOW DEVELOPERS LTD.  
IN SECTION 33, T28N, R7E MDB&M  
PLUMAS COUNTY, CALIFORNIA  
SCALE: 1" = 40'

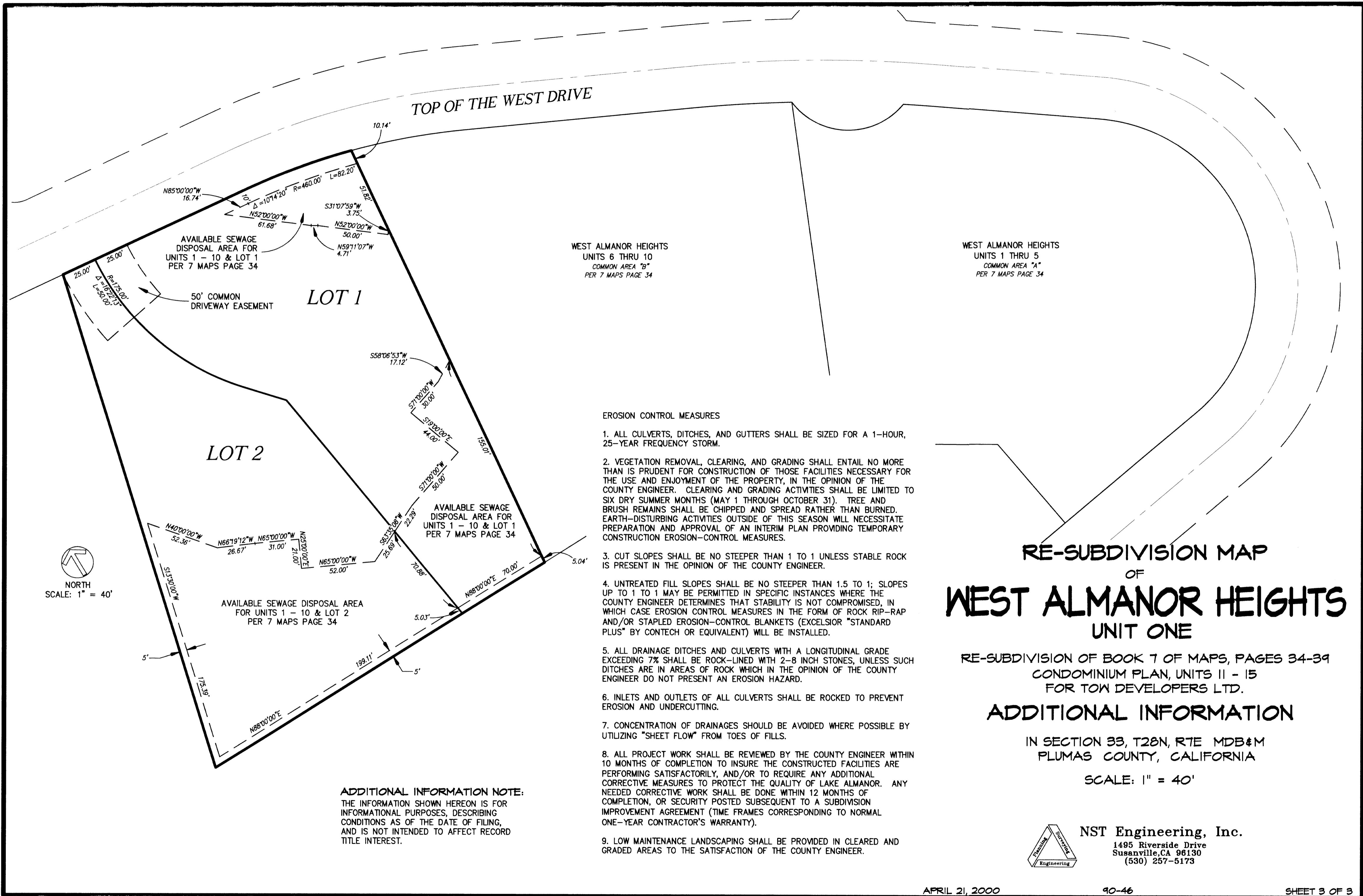
- LEGEND**
- FOUND MONUMENT PER R.M. Bk. 7, Pg. 38
  - SET 1/2" REBAR CAPPED "LS 3989"
  - [ ] RECORD INFORMATION per R.M. Bk. 7, Pg. 38

**BASIS OF BEARINGS**  
THE BASIS OF BEARINGS FOR THIS PROJECT IS THE NORTH LINE OF LOT 1, AS SHOWN ON R.M. Bk. 7, Pg. 38, BEING N.85°00'W.

Columbine Lane, Common Area "C" and the Exclusive Use Common Area Easements (E11 - E15) as shown on Book 7 of Maps Page 34, Plumas County Records, were intended to be a private street and public utility easements, none of which have been granted to any entity and by the recording of this map are extinguishing those easements.



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WEST ALMANOR HEIGHTS  
UNITS 6 THRU 10  
COMMON AREA "B"  
PER 7 MAPS PAGE 34

WEST ALMANOR HEIGHTS  
UNITS 1 THRU 5  
COMMON AREA "A"  
PER 7 MAPS PAGE 34

EROSION CONTROL MEASURES

1. ALL CULVERTS, DITCHES, AND GUTTERS SHALL BE SIZED FOR A 1-HOUR, 25-YEAR FREQUENCY STORM.
2. VEGETATION REMOVAL, CLEARING, AND GRADING SHALL ENTAIL NO MORE THAN IS PRUDENT FOR CONSTRUCTION OF THOSE FACILITIES NECESSARY FOR THE USE AND ENJOYMENT OF THE PROPERTY, IN THE OPINION OF THE COUNTY ENGINEER. CLEARING AND GRADING ACTIVITIES SHALL BE LIMITED TO SIX DRY SUMMER MONTHS (MAY 1 THROUGH OCTOBER 31). TREE AND BRUSH REMAINS SHALL BE CHIPPED AND SPREAD RATHER THAN BURNED. EARTH-DISTURBING ACTIVITIES OUTSIDE OF THIS SEASON WILL NECESSITATE PREPARATION AND APPROVAL OF AN INTERIM PLAN PROVIDING TEMPORARY CONSTRUCTION EROSION-CONTROL MEASURES.
3. CUT SLOPES SHALL BE NO STEEPER THAN 1 TO 1 UNLESS STABLE ROCK IS PRESENT IN THE OPINION OF THE COUNTY ENGINEER.
4. UNTREATED FILL SLOPES SHALL BE NO STEEPER THAN 1.5 TO 1; SLOPES UP TO 1 TO 1 MAY BE PERMITTED IN SPECIFIC INSTANCES WHERE THE COUNTY ENGINEER DETERMINES THAT STABILITY IS NOT COMPROMISED, IN WHICH CASE EROSION CONTROL MEASURES IN THE FORM OF ROCK RIP-RAP AND/OR STAPLED EROSION-CONTROL BLANKETS (EXCELSIOR "STANDARD PLUS" BY CONTECH OR EQUIVALENT) WILL BE INSTALLED.
5. ALL DRAINAGE DITCHES AND CULVERTS WITH A LONGITUDINAL GRADE EXCEEDING 7% SHALL BE ROCK-LINED WITH 2-8 INCH STONES, UNLESS SUCH DITCHES ARE IN AREAS OF ROCK WHICH IN THE OPINION OF THE COUNTY ENGINEER DO NOT PRESENT AN EROSION HAZARD.
6. INLETS AND OUTLETS OF ALL CULVERTS SHALL BE ROCKED TO PREVENT EROSION AND UNDERCUTTING.
7. CONCENTRATION OF DRAINAGES SHOULD BE AVOIDED WHERE POSSIBLE BY UTILIZING "SHEET FLOW" FROM TOES OF FILLS.
8. ALL PROJECT WORK SHALL BE REVIEWED BY THE COUNTY ENGINEER WITHIN 10 MONTHS OF COMPLETION TO INSURE THE CONSTRUCTED FACILITIES ARE PERFORMING SATISFACTORILY, AND/OR TO REQUIRE ANY ADDITIONAL CORRECTIVE MEASURES TO PROTECT THE QUALITY OF LAKE ALMANOR. ANY NEEDED CORRECTIVE WORK SHALL BE DONE WITHIN 12 MONTHS OF COMPLETION, OR SECURITY POSTED SUBSEQUENT TO A SUBDIVISION IMPROVEMENT AGREEMENT (TIME FRAMES CORRESPONDING TO NORMAL ONE-YEAR CONTRACTOR'S WARRANTY).
9. LOW MAINTENANCE LANDSCAPING SHALL BE PROVIDED IN CLEARED AND GRADED AREAS TO THE SATISFACTION OF THE COUNTY ENGINEER.

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

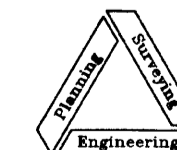
RE-SUBDIVISION MAP  
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RE-SUBDIVISION OF BOOK 7 OF MAPS, PAGES 34-39  
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**ADDITIONAL INFORMATION**

IN SECTION 33, T28N, R7E MDB&M  
PLUMAS COUNTY, CALIFORNIA

SCALE: 1" = 40'



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