

LEGEND							
— x —	CHAIN LINK FENCE	□	U.G. UTILITY VAULT	VLT	U.G. UTILITY VAULT	UP	UTILITY POLE
— □ —	WOOD FENCE	⊕	MANHOLE	AC	ASPHALTIC CONCRETE	LP	LIGHT POLE
— OH —	OVERHEAD LINE	○	UTILITY POLE	AP	ASPHALT PAVING	WLP	WOOD LIGHT POLE
— ○ —	METAL FENCE	⊙	SPOT ELEVATION	R.O.W.	RIGHT OF WAY	LUM	LUMINAIRE
— — —	GRADE BREAK	⊕	WATER VALVE	R/W	RIGHT OF WAY	OH	OVERHEAD
— - - -	RIGHT OF WAY LINE	⊙	FOUND MONUMENT	PUE	PUBLIC UTILITY EASEMENT	CONC	CONCRETE
— — —	CENTER LINE	⊕	GEODETIC MARKER	BCM	BRASS CAP MONUMENT	PED	PEDESTAL
— - - -	EASEMENT LINE	⊕	ROAD SIGN	NG	NATURAL GRADE	MON	MONUMENT
— — —	BOUNDARY LINE					VZW	VERIZON WIRELESS

- NOTES:**
- THIS IS NOT A BOUNDARY SURVEY. THIS IS A SPECIALIZED TOPOGRAPHIC MAP. THE PROPERTY LINES AND EASEMENTS SHOWN HEREON ARE FROM RECORD INFORMATION AS NOTED HEREON. THIS SURVEY IS INTENDED FOR EXHIBIT PURPOSES AND NOT FOR RECORDATION AS AN OFFICIAL RECORD OF SURVEY DRAWING. ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC. TRANSLATED THE TOPOGRAPHIC SURVEY TO RECORD INFORMATION USING MONUMENT(S)/LANDMARK(S) SHOWN HEREON. NO TITLE RESEARCH WAS PERFORMED BY ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC.
 - ANY CHANGES MADE TO THE INFORMATION ON THIS PLAN, WITHOUT THE WRITTEN CONSENT OF ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC. RELIEVES ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC. OF ANY AND ALL LIABILITY.
 - THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC. & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH THE SURVEYOR, AND BY WRITTEN PERMISSION FROM ALL STATES ENGINEERING & SURVEYING / LAYTON SURVEYS LLC.
 - WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE NOTICED TO THE SURVEYOR PRIOR TO COMMENCEMENT OF ANY WORK.
 - THIS SITE IS PROPOSED TO BE DEVELOPED ON A PARCEL OF PROPERTY LOCATED WITHIN THE CITY OF GRASS VALLEY, COUNTY OF NEVADA, STATE OF CALIFORNIA.
 - TITLE INFORMATION SHOWN HEREON IS PER A 'CLTA-GUARANTEE FORM NO. 28-CONDITION OF TITLE' PREPARED BY: FIRST AMERICAN TITLE INSURANCE COMPANY; ORDER NO.: 5026900-6970044; CUSTOMER REFERENCE NUMBER: DOG BAR; AND DATED: March 21, 2023.
 - THIS DRAWING IS NOT INTENDED TO VERIFY OWNERSHIP OR USAGE. SURVEYOR HAS NOT PERFORMED A SEARCH OF PUBLIC RECORDS TO DETERMINE ANY DEFECT IN TITLE.

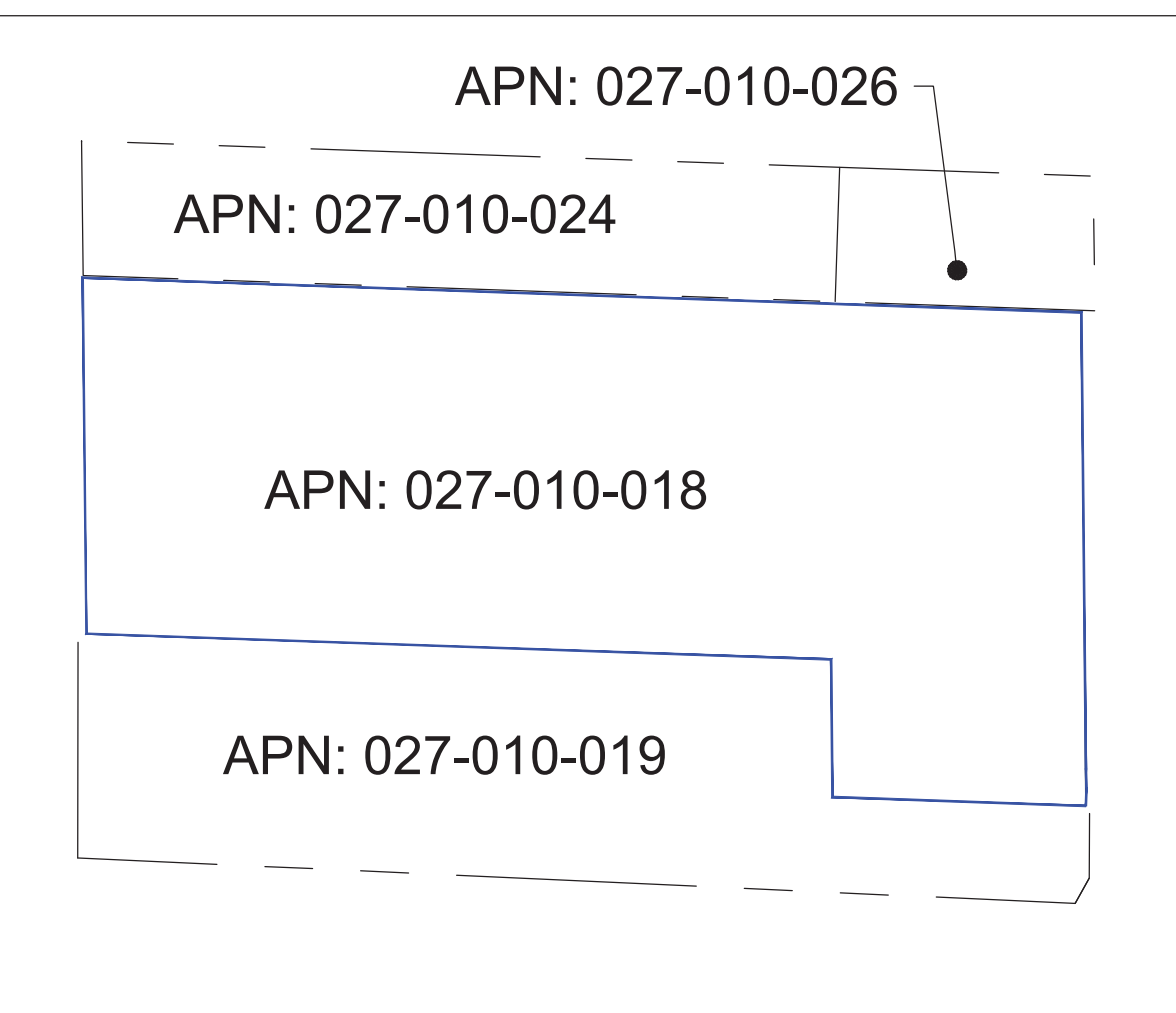
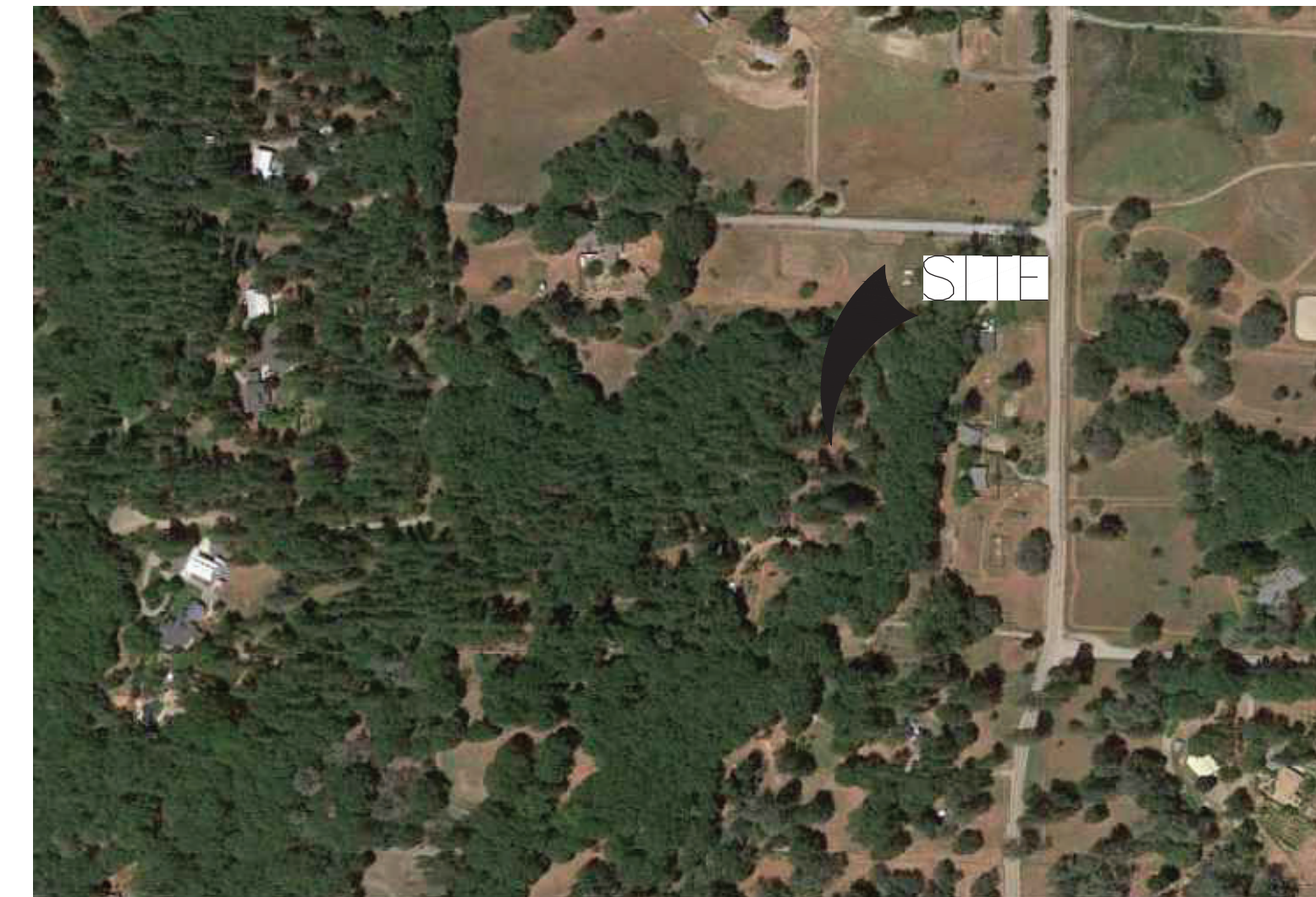
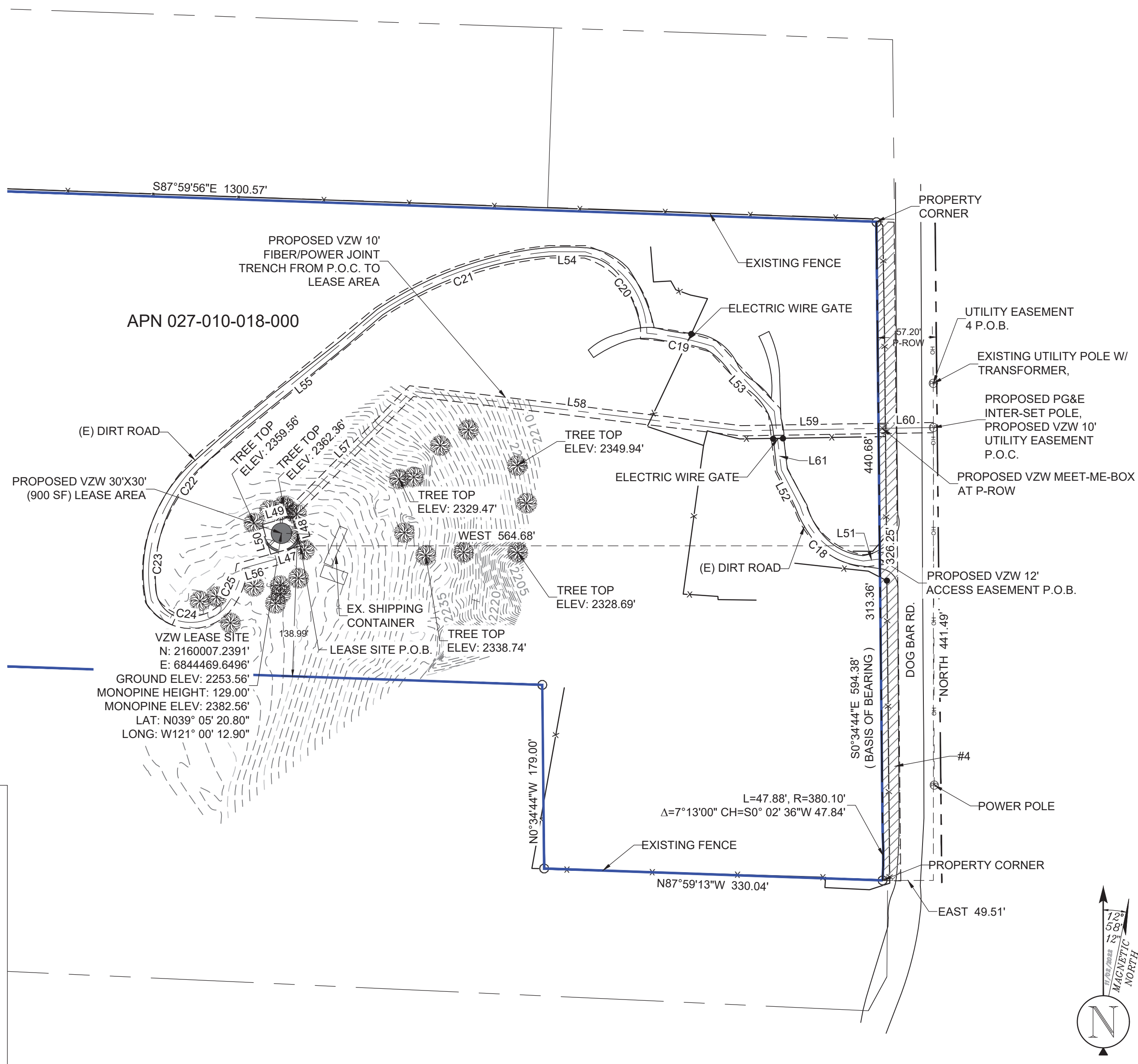
TITLE INFORMATION
 TITLE INFORMATION SHOWN HEREON IS PER A 'REPORT OF TITLE' PREPARED BY: FIRST AMERICAN TITLE INSURANCE COMPANY; ORDER NO.: 5026900-6970044; CUSTOMER REFERENCE NUMBER: DOG BAR; AND DATED: March 21, 2023 AT 7:30 A.M.

LEGAL DESCRIPTION:
 SEE SHEET C-2 FOR A COMPLETE LEGAL DESCRIPTION FROM THE TITLE GUARANTEE PROVIDED BY THE CLIENT.

EXCEPTIONS:
 NO PLOTTABLE EXCEPTIONS AFFECTING THE PROPOSED LEASE WERE PROVIDED AS A PART OF THE TITLE REPORT FOR INCLUSION INTO THIS SURVEY DRAWING. SEE SHEET C-2 FOR A COMPLETE LIST OF TITLE EXCEPTIONS FROM THE TITLE GUARANTEE PROVIDED BY THE CLIENT.

UTILITY NOTE:
 SURVEYOR DOES NOT GUARANTEE THE LOCATION, EXISTENCE, SIZE OR DEPTH, OF ANY PUBLIC OR PRIVATE UTILITY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT 811-CALIFORNIA USA (UNDERGROUND SERVICE ALERT), BLUE STAKE, AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. PROTECTION, REMOVAL, RELOCATION AND/OR REPLACEMENT OF UTILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.

LINE TABLE			CURVE TABLE					
LINE #	LENGTH	BEARING	CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
L47	30.00	S74° 14' 52"W	C18	86.37	75.91	65.19	N48° 51' 45"W	81.79
L48	30.00	S15° 45' 08"E	C19	66.01	294.23	12.85	N78° 45' 11"W	65.87
L49	30.00	N74° 14' 52"E	C20	106.40	83.46	73.05	N37° 05' 37"W	99.34
L50	30.00	N15° 45' 08"W	C21	179.23	355.09	28.92	S70° 14' 17"W	177.33
L51	16.30	S83° 10' 10"W	C22	101.86	180.19	32.39	S36° 49' 50"W	100.51
L52	39.34	N27° 32' 25"W	C23	72.63	131.06	31.75	S4° 14' 01"W	71.70
L53	86.88	N43° 19' 43"W	C24	81.77	45.70	102.51	S83° 09' 28"E	71.29
L54	34.92	N89° 45' 00"W	C25	43.74	85.82	29.20	N24° 19' 25"E	43.27
L55	201.45	S50° 34' 48"W						
L56	60.49	N74° 14' 52"E						
L57	173.43	S44° 36' 48"W						
L58	323.11	N83° 07' 55"W						
L59	134.43	S89° 02' 49"W						
L60	53.44	S89° 06' 42"W						
L61	57.82	N6° 53' 00"W						



1 SITE LOCATION
 1 inch = 80 ft

BASIS OF BEARING
 BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM CALIFORNIA STATE PLANE COORDINATE ZONE TWO, DETERMINED BY GPS OBSERVATIONS.

SURVEY DATE
 3/30/2023

BENCHMARK
 SE PROP COR. 2159658.7120
 NORTHING: 6845063.1360
 EASTING: +2176.59' (A.M.S.L.)

verizon
 2770 SHADELANDS DR
 BUILDING 11
 WALNUT CREEK, CA 94598

SEQUOIA
 DEPLOYMENT SERVICES, INC.
 1 SPECTRUM POINTE DRIVE, SUITE 130
 LAKE FOREST, CA 92630

ALLSTATES
 ENGINEERING & SURVEYING
 23675 BIRTCHE DRIVE
 LAKE FOREST, CA 92630

PROJECT NO:	DOG BAR
DRAWN BY:	KT
CHECKED BY:	ZQ/BC/DW/WDL

REV	DATE	DESCRIPTION	
4	07/31/2024	LEASE AREA RELOCATION	NC
3	08/08/2023	REVISED POLE HEIGHT	NC
2	06/15/2023	FINAL SURVEY (PTR)	NC
1	06/06/2023	REVISED UTIL PATH	NC
0	04/21/2023	FINAL SURVEY	KT
A	04/09/2023	SURVEY FIRST DRAFT	KT

PROFESSIONAL LAND SURVEYOR
 JAYME R. TARBERT
 No. 7129
 STATE OF CALIFORNIA

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

DOG BAR
 A.P.N. 027-010-018
 20896 DOG BAR RD,
 GRASS VALLEY, CA 95949
 SITE EXHIBIT

SHEET TITLE
 SITE SURVEY

SHEET NUMBER
C-1

