

FINAL MAP NO. 11-001

FOR SLATE CREEK HILL

BEING A PORTION OF WITHIN A PORTION OF PARCELS 1 + 2 PER 18 PARCEL MAPS 114 S.W. 1/4 OF SECTION 15 T. 16 N., R. 8 E., M.D.M. WITHIN THE UNINCORPORATED TERRITORY OF NEVADA COUNTY, CALIFORNIA JULY, 2016 NEVADA CITY ENGINEERING, INC. 505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA

SURVEYOR'S STATEMENT

This map was prepared by me or under my direction and is based on a field survey in conformance with the requirements of the Subdivision Map Act and local ordinances at the request of m15, LLC in August, 2015. I hereby state that all the monuments are of the character and occupy the positions indicated and that the monuments are sufficient to enable the survey to be retraced, and that this final map substantially conforms to the approved or the conditionally approved tentative map.



Andrew R. Casasno Registration Expires L.S. 4370 04-30-17

COUNTY SURVEYOR'S STATEMENT

This final map has been examined by me and the subdivision as shown is substantially the same as it appeared on the tentative map and any approved alterations thereof. All provisions of the Subdivision Map Act and local ordinances applicable at the same time of the approval of the tentative map have been complied with. I am satisfied that this final map is correctly correct the day of , 2017.

Kevin J. Nelson Registration Expires L.S. 8423 12-31-18 County Surveyor

TAX COLLECTOR'S STATEMENT

I, Tina Vernon, the official computing redemptions for the County of Nevada, State of California, do hereby certify that according to the records of my office there are no liens for unpaid taxes or special assessments collected as taxes against the lands subdivided hereon, except taxes or assessments not yet payable but constituting a lien is .

TINA VERNON

Date By: Deputy Nevada County Tax Collector

COUNTY RECORDER'S STATEMENT

I find this day of subdivisions at Page 2017, at the request of the Andrew R. Casasno.

Document No: Gregory J. Diaz Nevada County Recorder Fee: Deputy

NOTARY'S ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

State of California s.s. County of

On before me, personally appeared who 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 acknowledged 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.

I certify under PENALTY under the laws of the State of California that the foregoing paragraph is true and correct. Witness my hand.

My commission No. Notary Public My principal place of business is County

NOTARY'S ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

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I certify under PENALTY under the laws of the State of California that the foregoing paragraph is true and correct. Witness my hand.

My commission No. Notary Public My principal place of business is County

OWNER'S CERTIFICATE + OFFER OF DEDICATION

The undersigned, being the only persons representing my record title interest in the herein subdivided lands do hereby consent to the preparation and recording of this final map of "SLATE CREEK HILL," and offer for dedication and do hereby dedicate to the County of Nevada the following:

- 1. That strip of land within the subdivision shown as "Slate Creek Road" and Area "A".
2. The real property described below is dedicated as easements for public purposes: a. A 10-foot wide easement for utility purposes. b. A 10-foot wide easement for a roadway where access is undesirable or a more suitable access exists.
3. An easement for any and all public utilities on, over, under and across that easement area shown as "Little Deer Creek Lane" (Area "B").
4. An easement for any and all road and public purposes over that easement area shown as "Little Deer Creek Lane" (Area "B").

m15 LLC, a Minnesota Limited Liability Company

By: Title:

TRUSTEE'S CERTIFICATE

In accordance with Sections 66435 and 66436 of the Subdivision Map Act, the undersigned do hereby consent to the preparation and recording of this final map of dedication listed herein and do hereby subordinate the lien of the following deeds of trust to this final map and any interests created herein.

Pleaser Title Company as Trustee under the Deed of Trust filed as Document Number 2015-0013456, Nevada County Official Records.

By: Title:

BOARD OF SUPERVISOR'S STATEMENT + CERTIFICATE FOR DEDICATION

This is to certify that the Board of Supervisors of the County of Nevada, State of California, by a motion adopted at a meeting held on the day of 2017, did approve for filing this final map of "Slate Creek Hill" and subject to Section 77120 of the Code of Civil Procedure, item 4, and retained the right to accept these items at a later date per Section 66477.2 (a) of the Subdivision Map Act. All provisions of the Subdivision Map Act and local ordinances have been complied with regarding deposits this day of 2017.

The name and address of the subdivider, dedicating the property is m15, LLC, P.O. Box 2613, Grass Valley, CA, 95940. The legal descriptions of the dedications is in the Owner's Certificate above. The County shall reconvey the property to the subdivider if the County makes a determination pursuant to Section 66477.5 of the Subdivision Map Act that the same public purpose for which the subdivision was created does not exist. The property or any portion thereof is not reserved as specified in Section 66477.5(c) of the Subdivision Map Act.

Chairman of the Board Clerk of the Board

NOTES

- 1. The gross area of the land within the boundaries of this final map is 26.21 acres consisting of 3 lots.
2. The vesting deed for this subdivision, SLATE CREEK HILL, is held by m15, LLC, a Minnesota Limited Liability Company and was recorded on September 22, 2015 in Document No. 2015-013455.
3. Supplemental data information, superceding previous data and regulating land use on the subject lots is recorded in 1506, NC.

MONUMENT LEGEND:

- SET 3/4" IRON PIPE, L.S. 4370
- FOUND 3/4" IRON PIPE, L.S. 3959 PER (R1)
- FOUND 1" IRON PIPE, L.S. 3959 PER (R1), UNLESS NOTED OTHERWISE
- NOTHING FOUND, NOTHING SET
- PUBLIC SERVICE EASEMENT
- OVERALL
- 18 PM 114

COURSE LEGEND:

- ① R=175' Δ=4271'41" L=128.88'
- ② S 81°57'20" E 111.10'
- ③ R=370' Δ=3725'59" L=241.73'
- ④ R=430' Δ=4034'26" L=304.50'
- ⑤ R=240' Δ=116'07'20" L=488.41'
- ⑥ R=115' Δ=5543'45" L=111.86'
- ⑦ N 60°57'00" E 111.51'
- ⑧ R=375' Δ=1857'00" L=124.03'
- ⑨ N 79°54'00" E 13.70'
- ⑩ R=175' Δ=4517'00" L=138.31'
- ⑪ S 54°49'00" E 109.68'
- ⑫ R=405' Δ=1446'00" L=104.38'
- ⑬ S 40°03'00" E 165.07'
- ⑭ R=35' Δ=101'31'00" L=62.01'
- ⑮ N 38°26'00" E 48.39'
- ⑯ R=175' Δ=4637'00" L=142.38'
- ⑰ N 85°03'00" E 97.39'
- ⑱ R=75' Δ=2358'51" L=31.41'
- ⑲ N 01°25'30" E
- ⑳ R=65' Δ=2841'22" L=32.55'
- ㉑ S 85°03'00" W
- ㉒ R=185' Δ=4637'00" L=150.52'
- ㉓ S 38°25'00" W
- ㉔ R=25' Δ=101'31'00" L=44.30'
- ㉕ N 40°03'00" W
- ㉖ R=415' Δ=1446'00" L=106.96'
- ㉗ N 54°49'00" W
- ㉘ R=185' Δ=4517'00" L=146.21'
- ㉙ S 79°54'00" W
- ㉚ R=385' Δ=1857'00" L=127.33'
- ㉛ S 60°57'00" W
- ㉜ R=300' Δ=118°42'30" L=621.51' (O.A)
- ㉝ R=300' Δ=5859'44" L=298.43'
- ㉞ R=300' Δ=0847'56" L=46.07'
- ㉟ R=300' Δ=0858'26" L=46.81'
- ㊱ R=300' Δ=4357'53" L=230.20'

BASIS OF BEARINGS

All bearings shown on this record are based upon monuments found as shown on that certain map recorded in Book 16 of Parcel Maps at Page 114, and Book 13 of Parcel Maps at Page 45, Nevada County records.

NOTES

1. Under current zoning designations, Parcel 1 is prohibited from future subdivision and Parcel 3 may be further subdivided to create no more than two (2) parcels.
2. Supplemental property information from a prior land division is filed as Document No. 91-26249.

FINAL MAP NO. 11-001
FOR

SLATE CREEK HILL

BEGING A PORTION OF

PARCELS 1 + 2 PER 18 PARCEL MAPS 114

WITHIN A PORTION OF

S.W. 1/4 OF SECTION 15 T. 16 N. R. 8 E. M.D.M.

WITHIN THE UNINCORPORATED TERRITORY OF

NEVADA COUNTY, CALIFORNIA

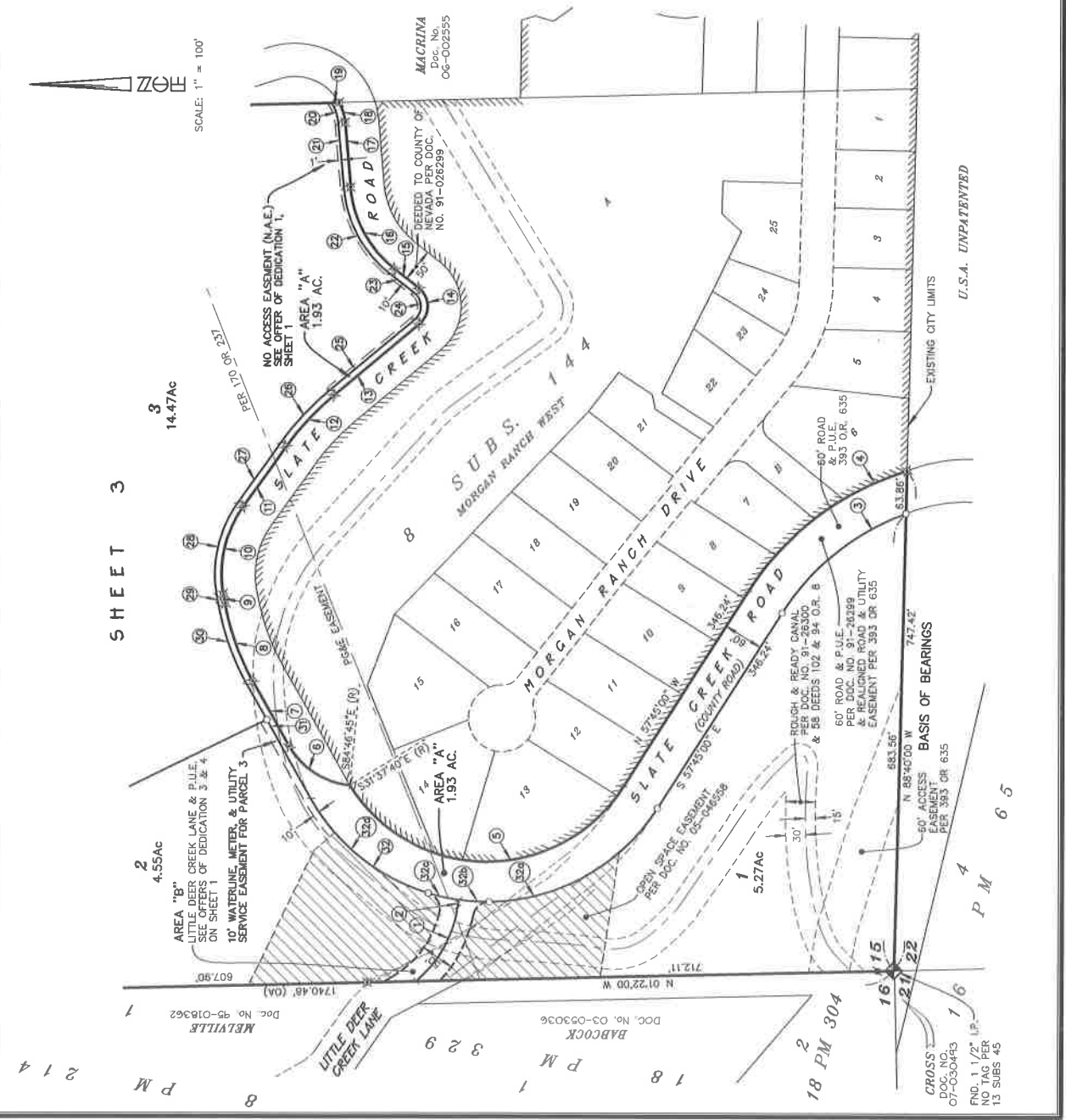
JULY, 2016

NEVADA CITY ENGINEERING, INC.

505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA

SHEET 2 OF 3

A-471



2 1 4

PM

8

MELVILLE
Doc. No. 95-018362

3 2 9

BARBOCK
Doc. No. 03-053036

1 8

PM

1

18 PM 304

CROSS
DOC. NO. 07-030493
FND. 1 1/2" I.P.
NO TAG PER
13 SUBS 45

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

4

PM

6 5

- MONUMENT LEGEND:**
- SET 3/4" IRON PIPE, L.S. 4370
 - FOUND 3/4" IRON PIPE, L.S. 3959 PER (R1)
 - FOUND 1" IRON PIPE, L.S. 3959 PER (R1), UNLESS NOTED OTHERWISE
 - NOTHING FOUND, NOTHING SET
 - PUBLIC SERVICE EASEMENT
 - P.U.E. OVERALL
 - (OA) 18 PM 114
 - (R1)

COURSE LEGEND

- 21 R=65' Δ=28°41'22" L=32.55'
- 22 S 85°03'00" W 97.39'
- 23 R=185' Δ=46°37'00" L=150.52'
- 24 S 38°26'00" W 46.39'
- 25 R=25' Δ=101°31'00" L=44.30'
- 26 N 40°03'00" W 165.07'
- 27 R=415' Δ=14°48'00" L=106.96'
- 28 N 54°49'00" W 109.68'
- 29 R=185' Δ=45°17'00" L=146.21'
- 30 S 79°54'00" W 13.70'
- 31 R=385' Δ=18°57'00" L=127.33'
- 32 R=300' Δ=118°42'00" L=621.51' (OA)
- 32a R=300' Δ=56°58'44" L=298.43'
- 32b R=300' Δ=08°47'56" L=46.07'
- 32c R=300' Δ=08°56'28" L=46.81'
- 32d R=300' Δ=43°57'55" L=230.20'
- 34 S 60°57'00" W 61.20'
- 35 S 60°57'00" W 134.55'

NOTES

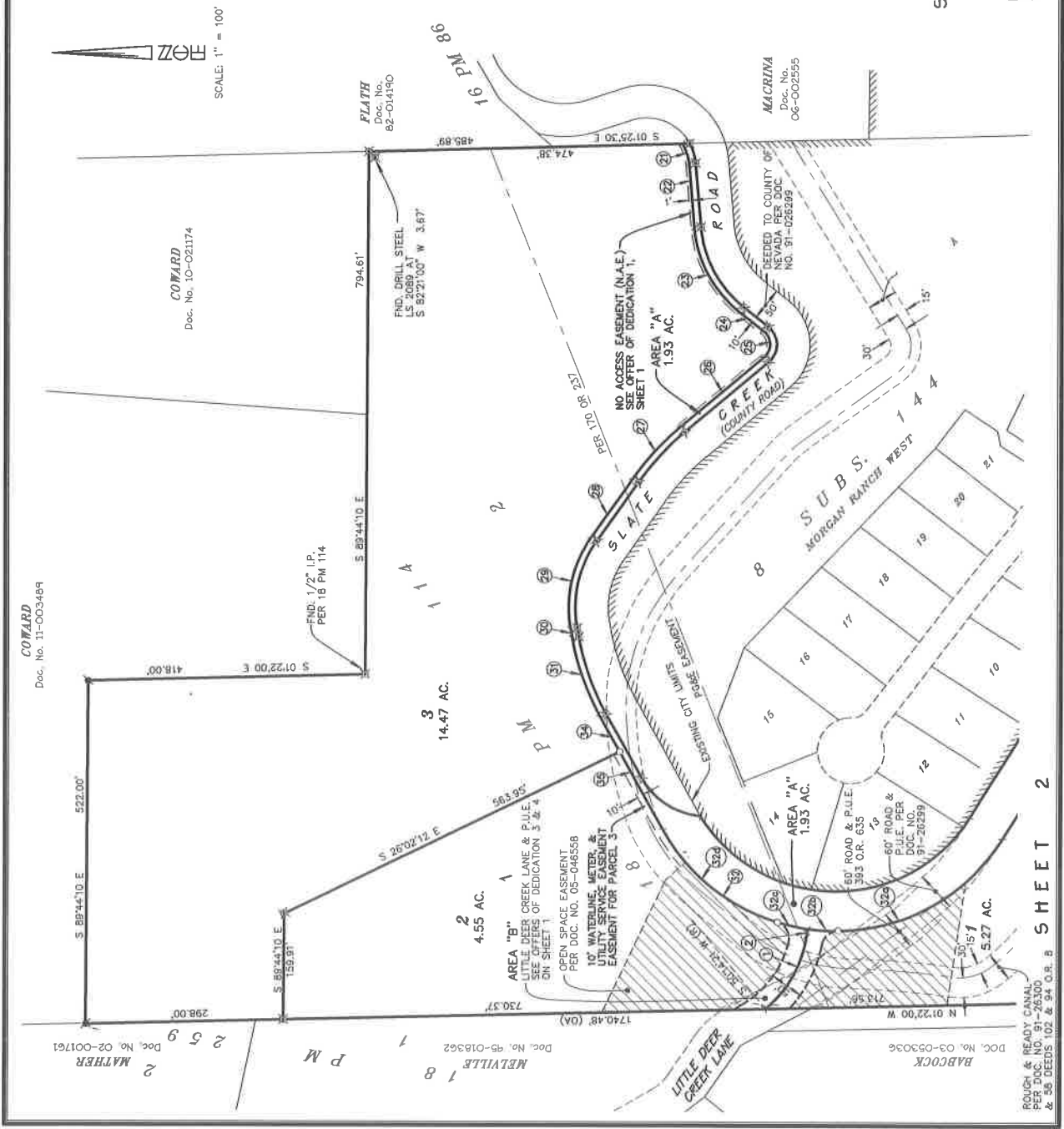
1. Under current zoning designations, Parcel 1 is prohibited from future subdivision and Parcel 3 may be further subdivided to create no more than two (2) parcels.
2. Supplemental property information from a prior land division is filed as Document No. 91-26256.

FINAL MAP NO. 11-001 FOR

SLATE CREEK HILL

BEGING A PORTION OF
 WITHIN A PORTION OF
 PARCELS 1 + 2 PER 18 PARCEL MAPS 114
 S.W. 1/4 OF SECTION 15 T. 16 N., R. 8 E., M.D.M.
 WITHIN THE UNINCORPORATED TERRITORY OF
 NEVADA COUNTY, CALIFORNIA

JULY, 2016
 NEVADA CITY ENGINEERING, INC.
 505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA



ROUGH & READY CANAL
 PER DEC. NO. 91-26300
 & 38 DEEDS 102 & 34 O.R. 8

SHEET 2

SUBS. MORGAN RANCH WEST

NO ACCESS EASEMENT (N.A.E.)
 SEE OFFER OF DEDICATION 1,
 SHEET 1

AREA "A"
 1.93 AC.

AREA "A"
 1.93 AC.

AREA "A"
 1.93 AC.

AREA "A"
 1.93 AC.



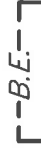



FRIZ
SCALE: 1"=100'

PG+E EASEMENT
PER 170 O.R. 237

NOTES:

APPROVAL OF THIS FINAL MAP
DOES NOT GUARANTEE SEWAGE
DISPOSAL OR WATER AVAILABILITY
ON THIS PARCEL.

LEGEND

-  30% OR GREATER SLOPES (APPROX.)
-  MANDATORY OPEN SPACE
PER DOC. NO. 05-0046558
-  B.E. BUILDING ENVELOPE
-  MUSDA, 10,000 S.F.
-  P-1 PERC TEST LOCATION
-  M94 MANTLE TEST LOCATION

60' ROAD + P.U.E.
393 O.R. 635

ROUGH + READY CANAL
PER DOC. NO. 91-26300
+ 58 DEEDS 102
+ 94 O.R. 8

60' ACCESS EASEMENT
PER 393 O.R. 635

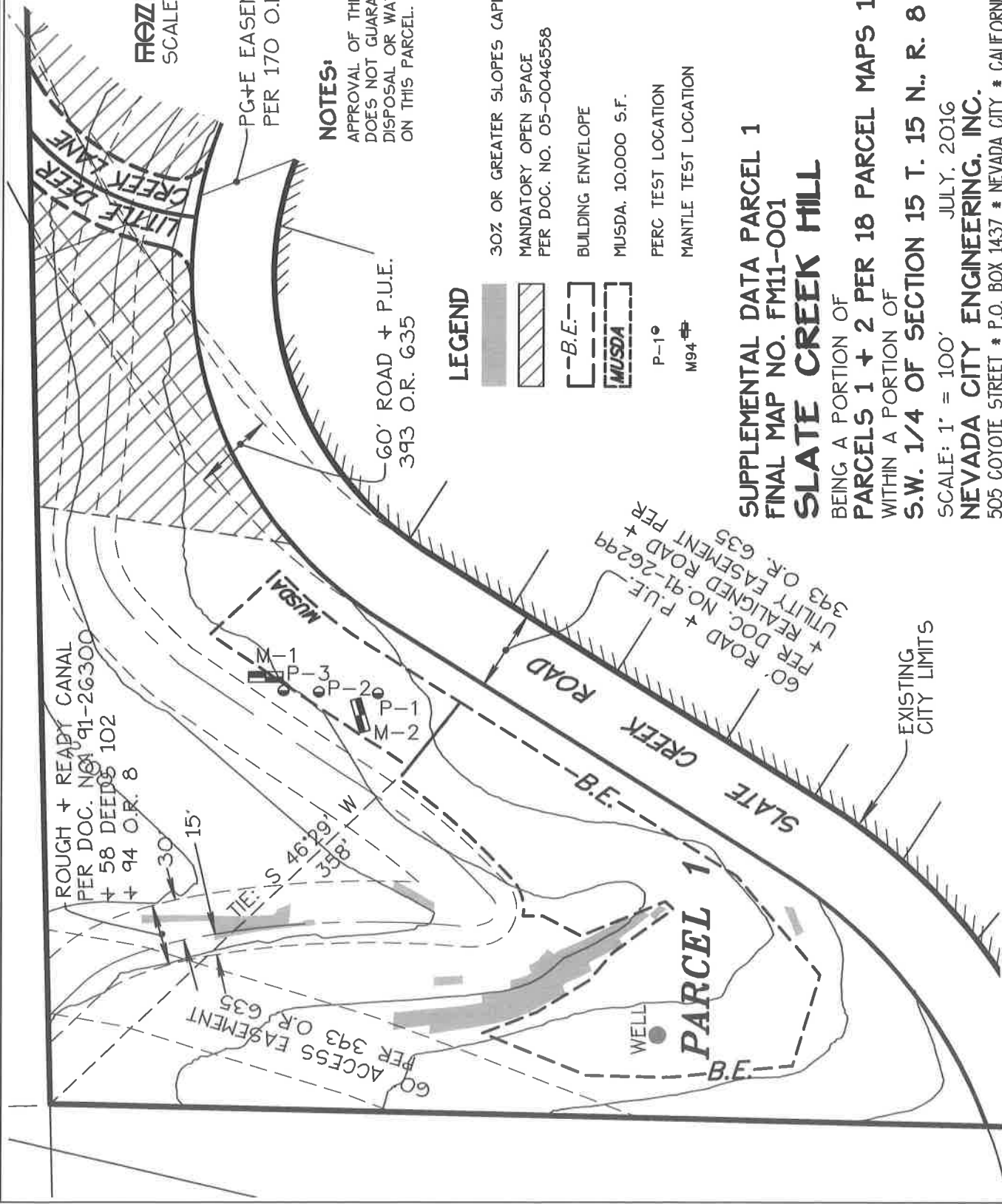
60' ROAD + P.U.E.
+ REALIGNED ROAD +
UTILITY EASEMENT PER
393 O.R. 635

EXISTING
CITY LIMITS

**SUPPLEMENTAL DATA PARCEL 1
FINAL MAP NO. FM11-001
SLATE CREEK HILL**

BEING A PORTION OF
PARCELS 1 + 2 PER 18 PARCEL MAPS 114
WITHIN A PORTION OF
S.W. 1/4 OF SECTION 15 T. 15 N., R. 8 E., M.D.M.

SCALE: 1" = 100' JULY, 2016
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA

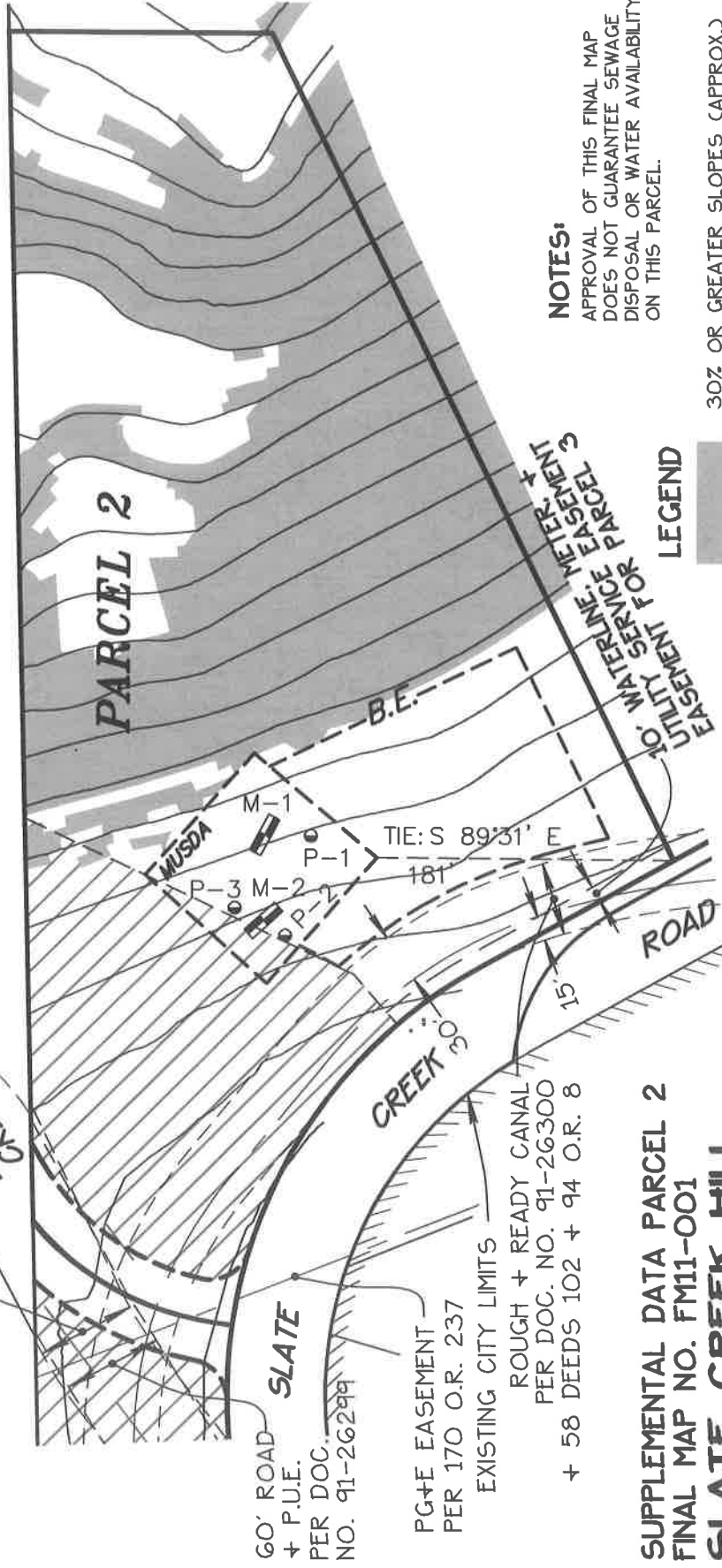




SCALE: 1"=100'

60' ROAD + P.U.E.
393 O.R. 635

LITTLE DEER
CREEK LANE



60' ROAD
+ P.U.E.
PER DOC.
NO. 91-26299

PG+E EASEMENT
PER 170 O.R. 237

EXISTING CITY LIMITS

ROUGH + READY CANAL
PER DOC. NO. 91-26300
+ 58 DEEDS 102 + 94 O.R. 8

SUPPLEMENTAL DATA PARCEL 2 FINAL MAP NO. FM11-001 SLATE CREEK HILL

BEING A PORTION OF
PARCELS 1 + 2 PER 18 PARCEL MAPS 114
WITHIN A PORTION OF
S.W. 1/4 OF SECTION 15 T. 15 N., R. 8 E., M.D.M.

SCALE: 1" = 100'
JULY, 2016
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA

NOTES:

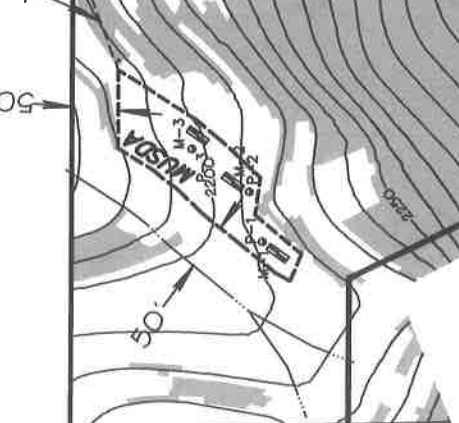
APPROVAL OF THIS FINAL MAP
DOES NOT GUARANTEE SEWAGE
DISPOSAL OR WATER AVAILABILITY
ON THIS PARCEL.

LEGEND

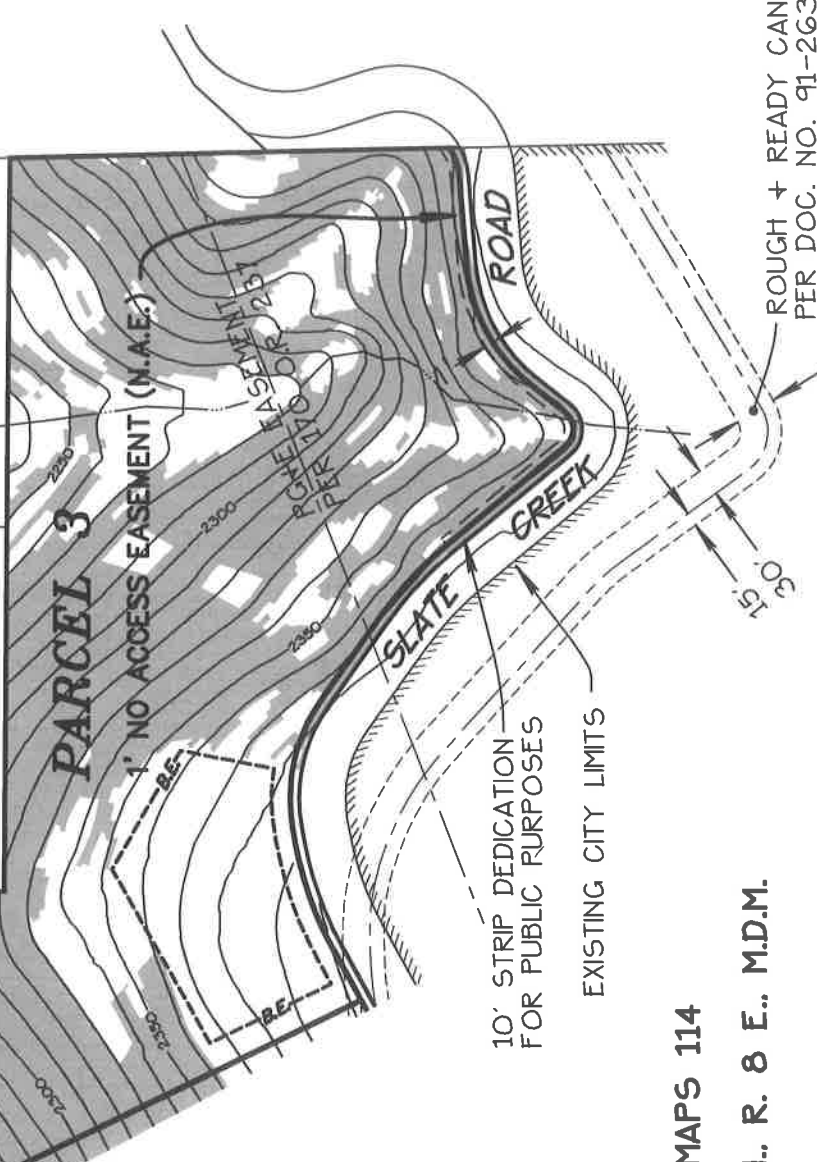
- 30% OR GREATER SLOPES (APPROX.)
- MANDATORY OPEN SPACE
PER DOC. NO. 05-0046558
- BUILDING ENVELOPE
- MUSDA, 10,000 S.F.
- P-1 PER TEST LOCATION
- M94 MANTLE TEST LOCATION

- LEGEND**
- 30% OR GREATER SLOPES (APPROX.)
 - BUILDING ENVELOPE
 - MUSDA, 15,000 S.F.
 - PERC TEST LOCATION
 - MANTLE TEST LOCATION
 - SEASONAL DRAINAGE

- TIE: N 69°04' E
138'
- P-1
- M94



SCALE:
1" = 200'



ROUGH + READY CANAL
PER DOC. NO. 91-26300
+ 58 DEEDS 102
+ 94 O.R. 8

NOTES:

APPROVAL OF THIS FINAL MAP DOES NOT GUARANTEE SEWAGE DISPOSAL OR WATER AVAILABILITY ON THIS PARCEL.

**SUPPLEMENTAL DATA PARCEL 3
FINAL MAP NO. FM11-001
SLATE CREEK HILL**

BEING A PORTION OF
PARCELS 1 + 2 PER 18 PARCEL MAPS 114
WITHIN A PORTION OF
S.W. 1/4 OF SECTION 15 T. 15 N., R. 8 E., M.D.M.

SCALE: 1" = 200'
JULY, 2016
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET * P.O. BOX 1437 * NEVADA CITY * CALIFORNIA