

RECORDED AT THE REQUEST OF:

**NEVADA COUNTY
PLANNING DEPARTMENT
950 Maidu Avenue
Nevada City, CA 95959-8617**

RETURN TO:

**COMMUNITY DEVELOPMENT AGENCY
NEVADA CO. PLANNING DEPT.,
Inter Department Mail Box**

NOTICE OF TIMBERLAND PRODUCTION ZONING

Assessor's Parcel No: 17-020-17

Co. File No.: PLN17-0018; GPA17-0001; RZN17-0001

Owner(s): John J. and Claudia K. McDonagh

The Owner possesses real property (hereinafter, "the Property") located within the County of Nevada, identified by the Assessor's Parcel Number stated above, and more particularly described as follows:

The south half of the southwest quarter (S ½ of SW ¼) of Section 12, Township 17 north Range 15 east, M.D.M.

Excepting therefrom all that portion of the above described property, as conveyed by the deed dated, May 25, 1960, recorded July 25, 1960 in Book 283 of Official Records at Page 286, executed by Theresa Cartwright, also known as Theresa Leona Patten Cartwright, to the State of California and by the deed dated July 15, 1960, in Book 283 of Official Records at Page 282, executed by Donner Lake Development Co. to the State of California.

Together with an easement for road purposes as described in the easement executed by Darlene Burns recorded September 19, 1966, in Book 408, Page 691, Official Records.

Also together with an easement for road purposes as described in the easement grant deed executed by RKB Corporation, recorded March 11, 1999, Instrument No. 99-9258, Official Records.

Said parcel was recorded in Document Number 20150025444, on November 2, 2015, in the Official Records of Nevada County, California, and having Assessor's Parcel Number 17-020-17, hereinafter referred to as the "Property".

On May 23, 2017, the Nevada County Board of Supervisors established a Timberland Production Zoning ("TPZ") District for the Property, which, consistent with Section L-II 2.3.C of the Nevada County Land Use and Development Code, shall be restricted for a perpetual minimum of 10 years to the growing and harvesting of timber consistent with the Forest Management Plan prepared for the applicant's Request for Inclusion into the TPZ District, and supporting and compatible uses as allowed under the laws of the State of California and the ordinances of the County of Nevada.

Removal of the TPZ District may only occur pursuant to the provisions of the California Timberland Productivity Act of 1982 (Government Code §§ 51100, *et seq.*) and the Nevada County Land Use and Development Code.

John J. McDonagh, Owner

Claudia K. McDonagh, Owner

STATE OF CALIFORNIA)

) ss.

COUNTY OF NEVADA)

On _____, before me, _____, a Notary Public in and for said County and State, personally appeared _____,

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 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 OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public

My Commission Expires _____

CONTINUED ON NEXT PAGE

Julie Patterson Hunter, Clerk of the Board
Nevada County Board of Supervisors

STATE OF CALIFORNIA)
) ss.
COUNTY OF NEVADA)

On _____, before me, _____, a Notary Public in and for said County and State, personally appeared _____, 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 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.

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My Commission Expires _____