

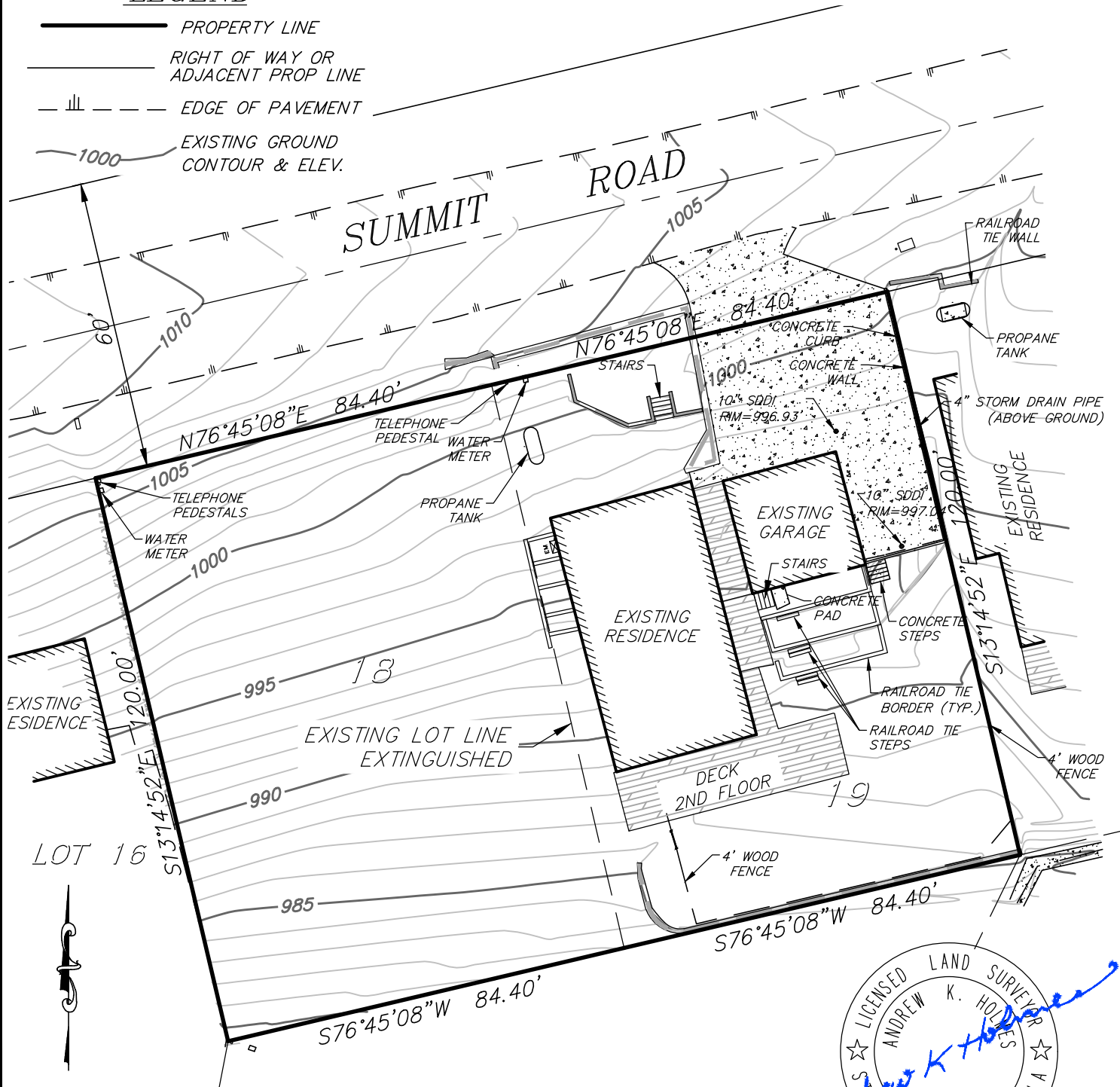
PLOT PLAN
LOT LINE ADJUSTMENT/
LOT MERGER 2021— MC
 UNINCORPORATED TERRITORY OF MONO COUNTY, CALIFORNIA

RECORDING INFORMATION:

LOT LINE ADJUSTMENT/MERGER APPLICATION BETWEEN LOTS 18 & 19,
 SIERRA PARADISE UNIT NO. 2 SDMB 8/32

LEGEND

- PROPERTY LINE
- RIGHT OF WAY OR ADJACENT PROP LINE
- ||— EDGE OF PAVEMENT
- 1000— EXISTING GROUND CONTOUR & ELEV.



NOTE: BEARINGS AND DISTANCES SHOWN HEREON ARE PER TRACT 37-2, SIERRA PARADISE UNIT NO. 2, PER MAP BOOK 8 PAGE 32 OF SUBDIVISION MAPS

THE ELEVATIONS SHOWN HEREON ARE BASE OF A FOUND MONUMENT LOCATED IN SUMMIT ROAD APPROXIMATELY 220 FEET NORTH EASTERLY OF THE SUBJECT PROPERTY AT THE CENTERLINE BC OF A 500 FOOT RADIUS CURVE, THE ASSUMED ELEVATION EQUAL TO 1000.00 FEET



SCALE: 1"=30'

▲ triad/holmes associates

EXHIBIT A

**. LEGAL DESCRIPTION
LOT LINE ADJUSTMENT/LOT MERGER NO. 21- MC
MONO COUNTY**

THAT CERTAIN real property located in the County of Mono, State of California, and said real property also being more particularly described as follows:

Lot 18 and Lot 19 as shown on the map entitled "TRACT 37-2 SIERRA PARADISE UNIT NO. 2" and recorded in Book 8, Page 32 of Subdivision Maps in the Office of the County Recorder of said County;
CONTAINING 20,256 square feet of land, more or less.



LEGAL DESCRIPTION PREPARED
UNDER THE SUPERVISION OF:

Andrew K Holmes

License Expires 09/30/2m 1

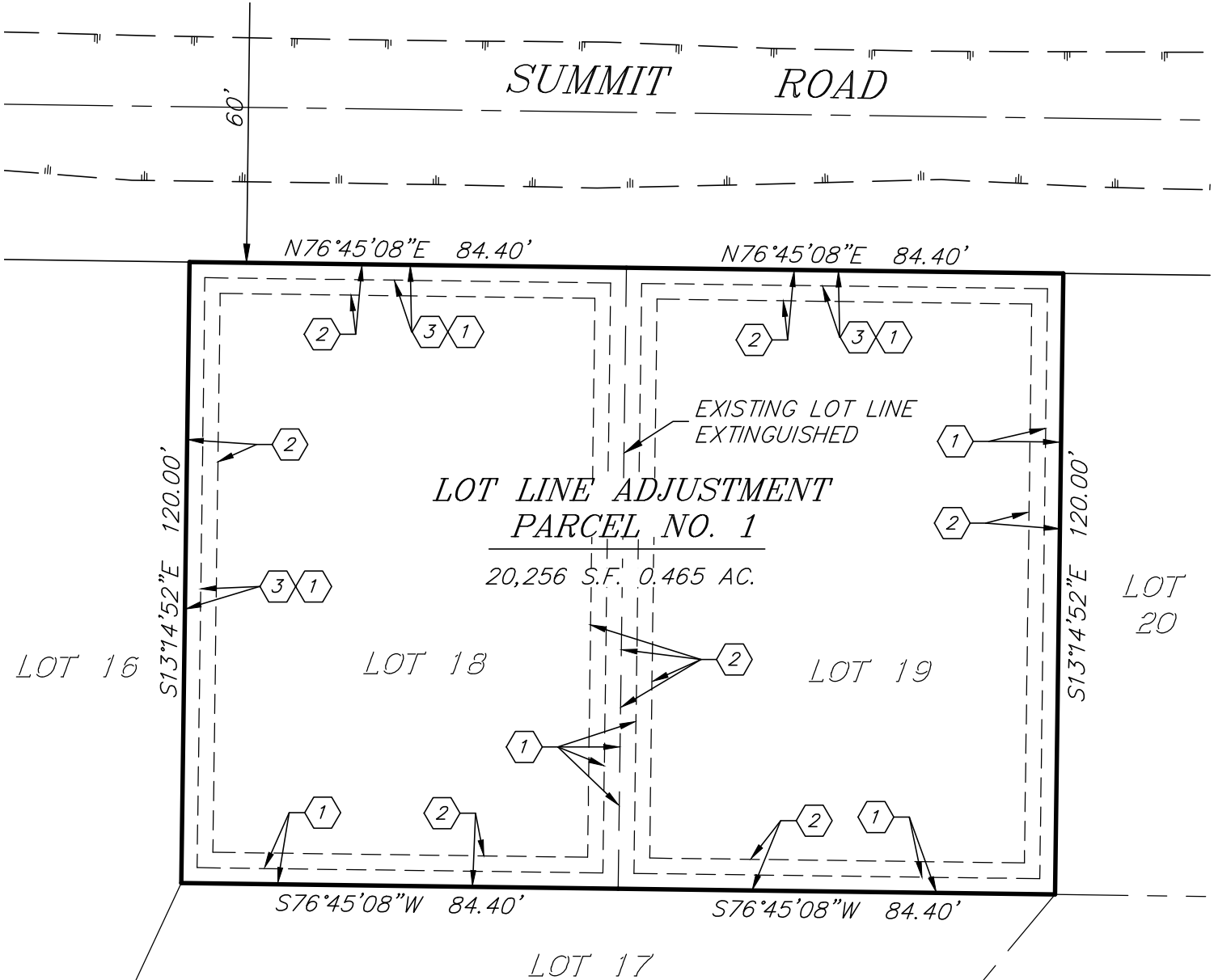
EXHIBIT "B"

LOT LINE ADJUSTMENT/
LOT MERGER 2021- MC

UNINCORPORATED TERRITORY OF MONO COUNTY, CALIFORNIA

RECORDING INFORMATION:

LOT LINE ADJUSTMENT/MERGER APPLICATION BETWEEN LOTS 18 & 19,
SIERRA PARADISE UNIT NO. 2 SDMB 8/32



UNLOCATABLE EASEMENT

EASEMENT TO LOWER ROCK CREEK MUTUAL WATER COMPANY, PER 107/16 O.R.,

EXISTING LOT AREAS

LOT 18 = 10,128 S.F.
LOT 19 = 10,128 S.F.

EASEMENTS

- ① EASEMENT TO CONTINENTAL TELEPHONE COMPANY OF CALIFORNIA PER 164/421 O.R., LOCATED 3 FEET AND PARALLEL TO ALL LOT LINES
- ② EASEMENT TO SOUTHERN CALIFORNIA EDISON COMPANY PER 167/89 O.R., LOCATED WITHIN 6 FEET OF ALL DIVISION PROPERTY LINES
- ③ EASEMENT TO LOWER ROCK CREEK MUTUAL WATER COMPANY PER 167/321 O.R., 3 FEET IN WIDTH IN THE FRONT LOT LINES

NOTE: BEARINGS AND DISTANCES SHOWN HEREON ARE PER TRACT 37-2, SIERRA PARADISE UNIT NO. 2, PER MAP BOOK 8 PAGE 32 OF SUBDIVISION MAPS



SCALE: 1"=30'

▲ triad/holmes associates