

OWNERSHIP STATEMENT

We the undersigned, being all parties having any record title interest in the real property being subdivided, do hereby consent to the preparation and recordation of this Final Map.

We hereby dedicate to the public, for street right-of-way, drainage, and utility purposes, Gregory Circle (Lot A), as so designated on this map. We also hereby dedicate to the public, for snow storage and utility purposes, Lot B, as so designated on this map.

We also reserve to ourselves, our heirs, and assigns a certain private drainage and snow storage easement designated as Lot C and certain private utility easements and a certain private drainage easement for the use and the benefit of the present and future owners of the lots affected by such easements as delineated on said map.

As owners:

John C. Neubauer
John C. Neubauer

Cindy L. Neubauer
Cindy L. Neubauer

Gregory F. Jennison
Gregory F. Jennison

Trina M. Jennison
Trina M. Jennison

As Trustees:

Inyo-Mono Title Company, a California Corporation, Trustee under Deed of Trust recorded December 29, 2003 as Instrument No. 2003013890 of Official Records of Mono County:

Jerry M. Core
James D. Core JERRY M. CORE
VICE President, Inyo-Mono Title Company

State of California }
County of Mono } ss.

On this 7th day of December, 2004 before me,

J. A. MARKHAM
a Notary Public in and for said County and State, personally appeared

John C. Neubauer and Cindy L. Neubauer

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and (optional) official seal:

J. A. Markham
Notary Public (sign J. A. MARKHAM and print name)
My commission expires: 4-10-06
County of my principal place of business: Mono

State of California }
County of Mono } ss.

On this 7th day of December, 2004 before me,

J. A. MARKHAM
a Notary Public in and for said County and State, personally appeared

Gregory F. Jennison and Trina M. Jennison

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and (optional) official seal:

J. A. Markham
Notary Public (sign J. A. MARKHAM and print name)
My commission expires: 4-10-06
County of my principal place of business: Mono

State of California }
County of INYO } ss.

On this 8th day of DECEMBER, 2004 before me,

DENISE M. HAYDEN
a Notary Public in and for said County and State, personally appeared

JERRY M. CORE James D. Core
☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and (optional) official seal:

DENISE M. HAYDEN
Notary Public (sign DENISE M. HAYDEN and print name)
My commission expires: 10-25-06
County of my principal place of business: INYO

C.C.&R.'s NOTE

The declarations of covenants, conditions, restrictions and reservations were recorded on Jan. 6, 2005, as Instrument No. 2005 000123 of Official Records on file in the office of the Mono County Recorder.

HEALTH DEPARTMENT'S CERTIFICATE

I hereby certify that this subdivision is approved by the Mono County Health Officer.

12/10/04
Date Daniel G. Gussner
Mono County Health Officer

PLANNING COMMISSION'S CERTIFICATE

This final map has been reviewed by the undersigned and found to be in substantial conformance with the approved or conditionally approved tentative map.

Therefore, in accordance with the provisions of Mono County Code Section 17.20.170, this map is hereby approved:

Said approval having been ratified by the Mono County Planning Commission on 12/9/04.

Dec 9, 2004
Date Richard Mattelmann
Chairman, Mono County Planning Commission
12/9/04
Date Joe Brown
Mono County Planning Director

TAX COLLECTOR'S CERTIFICATE

I hereby certify that, according to the records on file in this office, there are no liens against this subdivision, or any part thereof, for unpaid state, county, municipal, local taxes or special assessments collected as taxes, except taxes or special assessments not yet payable. Taxes or special assessments collected as taxes which are a lien but not yet payable are estimated to be in the amount of \$.00 for which receipt of good and sufficient security conditioned upon payment of these taxes is hereby acknowledged.

Shirley A. Cranney
Mono County Tax Collector

12-08-2004
Date Shirley A. Cranney
Deputy Mono County Tax Collector

CLERK TO THE BOARD'S STATEMENT

I hereby state that the Mono County Board of Supervisors, at a regular meeting thereof, held on the 14th day of Dec, 2004 by an order duly passed and entered, did approve the Final Map for Tract No. 37-52, and did also repealed on behalf of the public, Gregory Circle (Lot A), and did also repealed on behalf of the public, Lot B, as so designated on this map.

oilolubos
Date Clayton K. Kober
Clerk to the Board of Supervisors

RECORDER'S CERTIFICATE

Filed this 6th day of January, 2005, at 9:54 A.M., in Book 10 of Tract Maps at page 84-84B, at the request of John Neubauer.

Instrument No. 2005000132

Fee: \$13.00

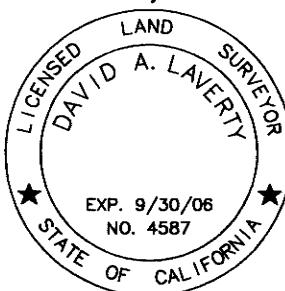
Renn Nolan
Mono County Recorder

By: Sherrill A. Hale
Deputy Mono County Recorder

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 ordinance at the request of John Neubauer in April, 2004. I hereby state that this final map substantially conforms to the conditionally approved tentative map. I also hereby state that the survey is true and complete as shown and that the monuments are of the character and occupy the positions indicated or that they will be set in those positions on or before Dec. 31, 2006, and that the monuments are, or will be, sufficient to enable the survey to be retraced.

Dec 7 2004
Date



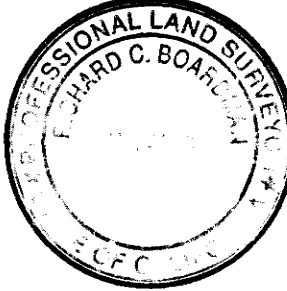
David A. Laverty
Lic. exp. 9/30/06

COUNTY SURVEYOR'S STATEMENT

This 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 any local ordinances applicable at the time of approval of the tentative map have been complied with. I am satisfied that this map is technically correct.

Mono County Surveyor

12-14-04
Date



By: Richard Boardman
Richard Boardman L.S. 4686
Lic. exp. 09/30/05

SIGNATURE OMISSIONS

The signatures of the following companies, their successors and assigns, owners of easements as disclosed by the following deeds recorded in the Official Records of Mono County, have been omitted under the provisions of Section 66436, Subsections a-3Ai, a-3B, and a-4 of the Subdivision Map Act:

Southern California Edison Company 167/84 O.R.
California Electric Power Co. 28/357 O.R.,
and Interstate Telegraph Co.
Patent from State of California W DEEDS 85

The signatures of the United States of America and of the State of California, their successors and assigns, owners of easements as disclosed by W DEEDS 85 and by the Act approved May 18, 1921, page 180, have been omitted under the provisions of Section 66436, Subsection a-3B of the Subdivision Map Act for the reasons that the easement appears to be no longer of practical use of value and signatures are impractical to obtain.

MCGEE CREEK ESTATES
A PLANNED DEVELOPMENT
TRACT NO. 37-52

IN THE UNINCORPORATED TERRITORY OF MONO COUNTY, CALIFORNIA

BEING A SUBDIVISION OF LOT LINE ADJUSTMENT PARCEL 2 PER 784/473 O.R.



19.03 ACRES ± GROSS

04.0014.2FINAL MAP.dwg