

SUBDIVISION MAP OF CAL — AM ESTATES UNIT 1

BEING A PORTION OF SECTION 5, T. 7 N., R. 13 E. & A PORTION OF SECTION 32, T. 8 N., R. 13 E., M.D.M. - AMADOR COUNTY, CALIF.

TOMA & ANDERSON — LICENSED LAND SURVEYORS — 41 SUMMIT ST., JACKSON, CALIF.

SCALE: 1" = 100'

OCTOBER, 1981

NOTES & LEGEND

- DENOTES 5/8 INCH STEEL ROD TRAPPED L.S. 3570 SET ON THIS SURVEY.
- DENOTES 3/4 INCH STEEL ROD TRAPPED L.S. 2902 FOUND AS PER 275-0.12-695.
- ⊙ DENOTES 1 1/4 INCH CAPPED IRON PIPE STAMPED S 1/4 532/55 FOUND PER 30-M-96.
- ⊗ DENOTES 3/4 INCH STEEL ROD TRAPPED R.C.E. 15203 FOUND PER 3-5-6.
- ===== DENOTES 1/2 WIDTH - 40' FIDDELTOWN-SILVER LAKE RD & 25' PONDREOSA WAY DEDICATED TO AMADOR COUNTY.

THE MERIDIAN OF THIS SURVEY IS REFERRED TO A PORTION OF THE SOUTH LINE OF PANDRAMA ESTATES AS SHOWN ON THAT CERTAIN OFFICIAL MAP RECORDED IN BOOK 3 OF SUBDIVISIONS AT PAGE 6 & 7, AMADOR COUNTY RECORDS, BEARING N. 90° E.

===== DENOTES 50' FULL WIDTH ACCESS & P.U.E. DEDICATED TO AMADOR CO., CAL-AM RD. ESTATES

NOTES:

1. THIS SUBDIVISION IS NOT SERVED WITH ELECTRICAL POWER, TELEPHONE OR OTHER UTILITIES AT THE TIME OF RECORDATION OF THIS MAP. THE COST OF EXTENDING THESE SERVICES MAY BE SUBSTANTIAL TO PROPERTY PURCHASERS AS DEVELOPER DOES NOT INTEND TO MAKE THESE EXTENSIONS.

2. ALL WATER WELLS AND SEPTIC SYSTEMS SHALL BE 50' OR MORE FROM PROPERTY LINES. BLDG. SITES SHALL BE LOCATED TO PROVIDE GRAVITY FLOW TO INDIVIDUAL SEPTIC SYSTEMS LOCATED A MINIMUM OF 100' FROM ALL LOCAL WATER WELLS. WHERE SEPTIC SYSTEMS HAVE BEEN CONSTRUCTED ON ADJACENT LOTS, NEWLY DRILLED WELLS MUST BE LOCATED AT LEAST 100' FROM SAID SYSTEMS.

SEE SHEET 2 OF 3

PONDREOSA WAY
50' ACCESS & UTILITY EASEMENT
AS SHOWN
D.M. 20-M-9,
26-M-11 &
26-M-21.

PARCEL B2
26-M-11

PARCEL 1
26-M-21

LOT 3

LOT 4

LOT 5

LOT 6

LOT 7

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