

PLANNER'S STATEMENT

THIS MAP HAS BEEN EXAMINED THIS 24th DAY OF Oct. 1994, FOR CONFORMANCE WITH THE APPROVED TENTATIVE MAP AND THE CONDITIONS OF APPROVAL THEREOF AS APPROVED BY THE YUBA CITY PLANNING COMMISSION ON January 19, 1990

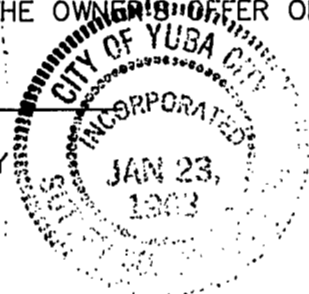
Denis Cook
DENIS COOK
PLANNING DIRECTOR
OF THE CITY OF YUBA CITY

CITY CLERK'S CERTIFICATE

STATE OF CALIFORNIA }
COUNTY OF SUTTER } s.s.
CITY OF YUBA CITY }

I, ROBYN KAIN, CLERK OF THE CITY OF YUBA CITY, STATE OF CALIFORNIA, HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF YUBA CITY HAS, BY RESOLUTION NO. 94-107 DULY AND REGULARLY PASSED BY SAID COUNCIL ON THE 1st DAY OF Nov, 1994, APPROVED THE WITHIN MAP OF GREENWOOD ESTATES SUBDIVISION UNIT NO. 7 IN ACCORDANCE WITH THE CONDITIONAL APPROVAL OF THE TENTATIVE MAP, HERETOFORE FILED AS APPROVED, AND BY SAID RESOLUTION HAS ACCEPTED ON BEHALF OF THE PUBLIC ITEM(S) 1 & 2 SHOWN IN THE OWNER'S OFFER OF DEDICATION.

Robyn Kain
ROBYN KAIN
CITY CLERK, CITY OF YUBA CITY

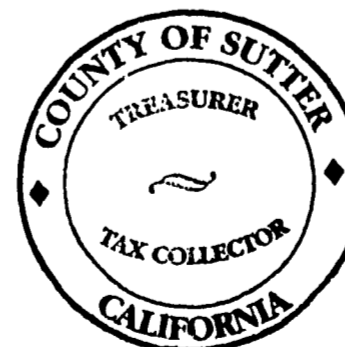


TAX COLLECTOR'S CERTIFICATE

I, JIM STEVENS, TAX COLLECTOR FOR THE COUNTY OF SUTTER, STATE OF CALIFORNIA, DO HEREBY CERTIFY PURSUANT TO GOVERNMENT CODE SEC. 66492 THAT THE RECORDS OF MY OFFICE SHOW THAT THERE ARE NO LIENS AGAINST THE LANDS SHOWN HEREON OR ANY PART THEREOF FOR UNPAID TAXES OR SPECIAL ASSESSMENTS. AS TO LIENS FOR TAXES NOT YET PAYABLE, I ESTIMATE THAT THERE ARE TAXES IN THE AMOUNT OF \$22,724.44 FOR 1994 - 1995, WHICH ARE A LIEN BUT NOT YET PAYABLE. I CERTIFY PURSUANT TO GOVERNMENT CODE SEC. 66493 THAT SECURITY HAS BEEN DEPOSITED WITH THE COUNTY CONDITIONED UPON THE PAYMENT OF SAID TAXES NOT YET PAYABLE.

ASSESSOR'S PARCEL NO. 04-470-025 / 04-470-026 DATE: Oct 11, 1994

Jim Stevens by Joan Kerr
JIM STEVENS
TAX COLLECTOR OF THE COUNTY OF SUTTER



SURVEYOR'S STATEMENT

I, DONALD L. SOLHEIM HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR IN THE STATE OF CALIFORNIA, THAT I PREPARED THE WITHIN MAP FROM A SURVEY MADE BY ME OR UNDER MY DIRECTION IN OCTOBER, 1994, THAT THE MONUMENTS WILL OCCUPY THE POSITIONS INDICATED BY OCTOBER 1995 AND ARE OF THE CHARACTER INDICATED, AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

Donald L. Solheim
DONALD L. SOLHEIM
L.S. 3649



CITY ENGINEER'S STATEMENT

I, JERRY E. ORR, CITY ENGINEER OF THE CITY OF YUBA CITY, DO HEREBY CERTIFY THAT THE WITHIN MAP OF "GREENWOOD ESTATES SUBDIVISION UNIT NO. 7", IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP ON FILE AS APPROVED, THAT 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 AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

DATED: Nov. 1, 1994

Jerry E. Orr
JERRY E. ORR
CITY ENGINEER, R.C.E. 21203
EXPIRES SEPT. 30, 1997



RECORDER'S CERTIFICATE

FILED THIS 3RD DAY OF NOVEMBER, 1994, AT 2:45 P.M. IN BOOK 15 OF SURVEYS, AT PAGE 128 AT THE REQUEST OF INTERWEST HOMES INC.

LONNA B. SMITH
SUTTER COUNTY RECORDER

BY: C. McMillan
DEPUTY

FILE NO. 20045 FEE PD. \$14.00

SUBDIVISION MAP OF GREENWOOD ESTATES SUBDIVISION UNIT NO. 7 CITY OF YUBA CITY

BEING A PORTION OF THE SOUTHEAST ONE QUARTER OF SECTION 9, T.15N., R.3E., M.D.M.

SUTTER COUNTY
CALIFORNIA

AUGUST, 1994

PREPARED BY:
MHM INC. 523 "J" STREET
MARYSVILLE, CALIFORNIA
95901

OWNER'S STATEMENT

WE THE UNDERSIGNED, INTERWEST HOMES CORP., A CALIFORNIA CORPORATION, AS HOLDERS OF RECORD TITLE INTEREST, OF THE HEREIN SUBDIVIDED LANDS, HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PLAT OF "GREENWOOD ESTATES SUBDIVISION UNIT NO. 7", AND OFFER FOR DEDICATION AND DO PARTICIPATE IN SAID OFFER OF DEDICATION AND DO HEREBY DEDICATE THE FOLLOWING:

1. STRIPS OF LAND INDICATED ON SAID PLAT AND DESIGNATED AS CARTAGENA DRIVE, PHEASANT DRIVE, WEST ONSTOTT FRONTAGE ROAD, HAWK COURT, PINTAIL COURT, ROBIN COURT, OSPREY COURT, & PARCEL "A".

2. EASEMENTS INDICATED AS 8' P.U.E. AND 10' P.U.E. (PUBLIC UTILITY EASEMENTS) FOR, BUT NOT LIMITED TO, SIDEWALK CONSTRUCTION, CENTRALIZED MAIL DELIVERY UNITS, ELECTRICAL, WATER, SEWER, GAS, STORM DRAINAGE AND COMMUNICATIONS SERVICES AND ALL APPURTENANCES THERETO. OWNER EXPRESSLY COVENANTS NOT TO UNREASONABLE RESTRICT, OBSTRUCT OR INTERFERE WITH SAID PUBLIC UTILITY EASEMENT OR THE USE THEREOF BY THE CITY, ITS AGENTS OR ANY FRANCHISEE.

Interwest Homes Corp., A California corporation

Kim Lineker
KIM LINEKER, PRESIDENT

ACKNOWLEDGMENT

STATE OF California }
COUNTY OF Sutter } SS

ON October 11, 1994 BEFORE ME, J.A. Wilson
PERSONALLY APPEARED Kim Lineker
 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.

WITNESS MY HAND AND OFFICIAL SEAL.
J.A. Wilson
SIGNATURE OF NOTARY
J.A. Wilson
NOTARY'S NAME

MY COMMISSION EXPIRES 7/29/95
PRINCIPAL PLACE OF BUSINESS Sutter County

TRUSTEE'S STATEMENT

PLACER TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE, NAMED IN THAT CERTAIN DEED OF TRUST FILED IN BOOK 1613, OFFICIAL RECORDS OF SUTTER COUNTY, PAGE 114, HEREBY CONSENTS TO THE PREPARATION AND RECORDATION OF THIS MAP. FURTHER MORE THE SAID TRUSTEES HEREBY RECONVEYS TO THE PERSON OR PERSONS LEGALLY ENTITLED THERETO, WITHOUT WARRANTY, EXPRESSED OR IMPLIED ALL THE ESTATE, TITLE, AND INTEREST ACQUIRED BY TRUSTEE UNDER SAID DEED OF TRUST, THAT PORTION OF THE REAL PROPERTY SHOWN AS ITEM 1 IN THE OWNER'S OFFER OF DEDICATION.

PLACER TITLE COMPANY, A CALIFORNIA CORPORATION
BY: Shannon Selland TITLE: Assistant Secretary

ACKNOWLEDGMENT

STATE OF California }
COUNTY OF Sutter } SS

ON October 10, 1994 BEFORE ME, Patricia A. Reece
PERSONALLY APPEARED Shannon Selland
 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.

WITNESS MY HAND AND OFFICIAL SEAL.
Patricia A. Reece
SIGNATURE OF NOTARY
Patricia A. Reece
NOTARY'S NAME

MY COMMISSION EXPIRES 7-14-97
PRINCIPAL PLACE OF BUSINESS Placer Title Co - Sutter County

CERTIFICATE FOR FEE DEDICATION

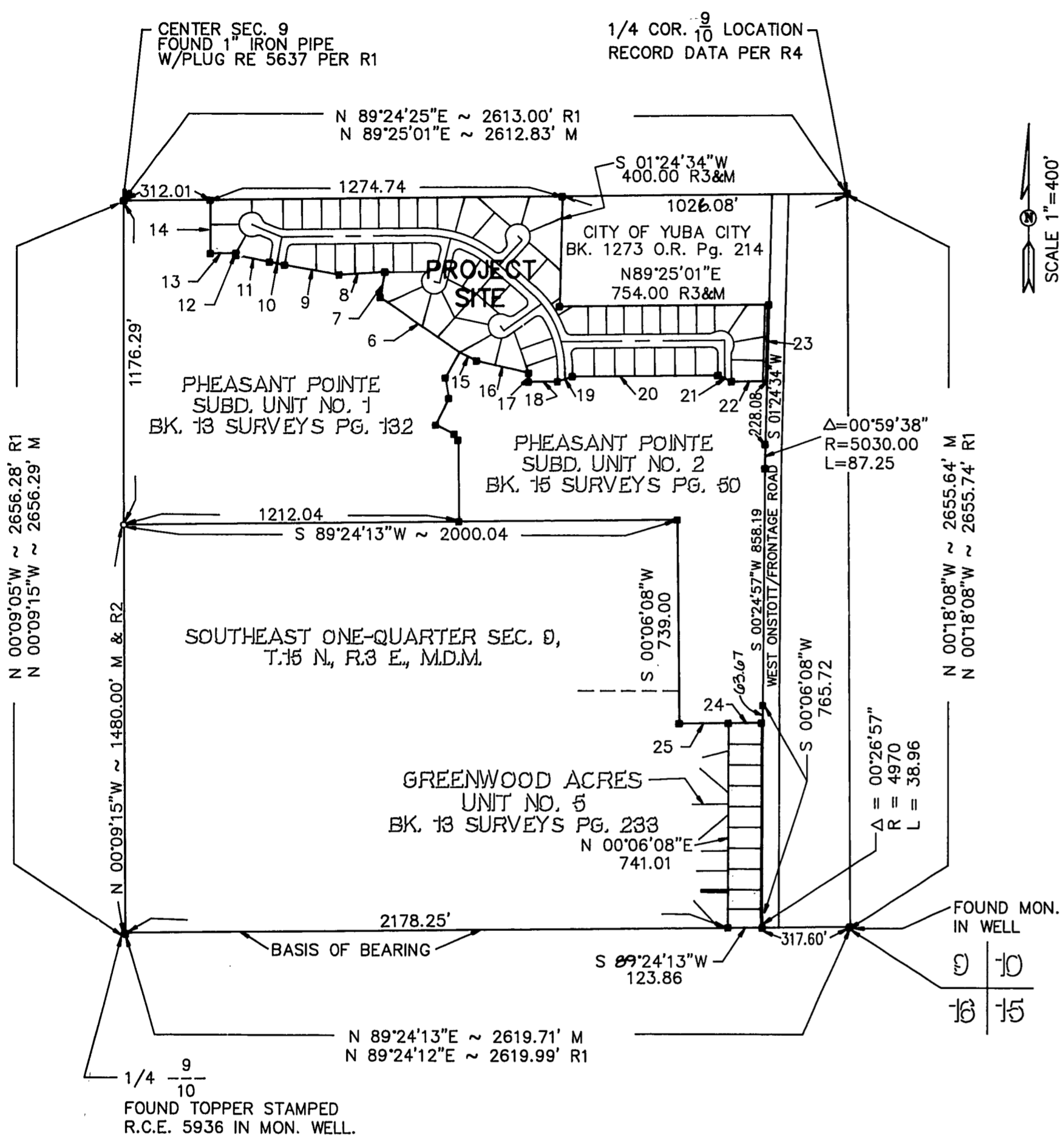
- 1. OWNERS NAME AND ADDRESS:
INTERWEST HOMES CORP., A CALIFORNIA CORPORATION
468 CENTURY PARK DRIVE
YUBA CITY, CA. 95991
- 2. BEING ALL THAT REAL PROPERTY AS SHOWN AS ITEM 1 IN THE OWNER'S OFFER OF DEDICATION.
- 3. THE CITY OF YUBA CITY SHALL RECONVEY ALL THOSE PORTIONS OF SAID REAL PROPERTY AS REQUIRED PURSUANT TO GOVERNMENT CODE SECTION 66477.5

**SUBDIVISION MAP
OF
GREENWOOD ESTATES
SUBDIVISION UNIT NO. 7
CITY OF YUBA CITY**

BEING A PORTION OF THE SOUTHEAST ONE QUARTER OF SECTION 9, T.15N., R.3E., M.D.M.

SUTTER COUNTY CALIFORNIA AUGUST, 1994

PREPARED BY:
MHM INC. 523 Jth STREET
MARYSVILLE, CALIFORNIA 95901



SCALE 1"=400'

HORIZONTAL CONTROL INFORMATION

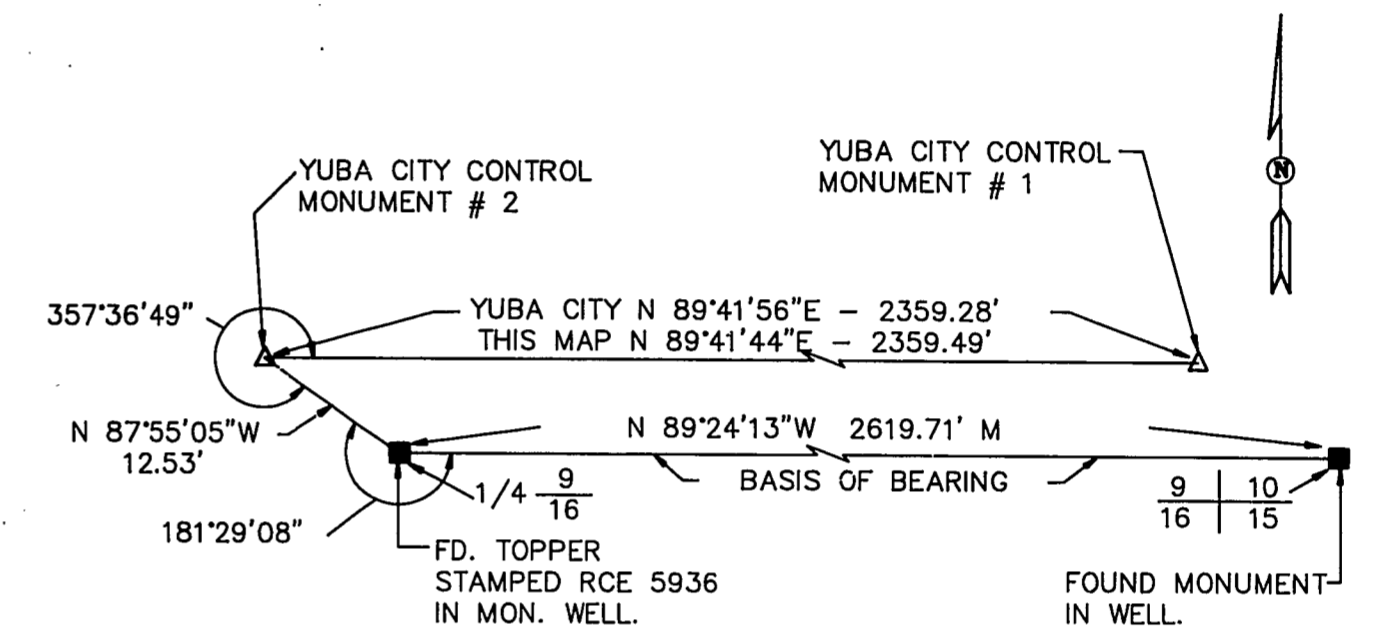
ALL DISTANCES SHOWN ARE GROUND MULTIPLY BY 0.99991 TO OBTAIN GRID. ROTATE BEARINGS SHOWN 00°00'12" CLOCKWISE TO EQUATE WITH GRID BEARINGS, CALIFORNIA COORDINATES, ZONE II (CCS 27).

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED UPON MONUMENTS AT THE SOUTH 1/4 CORNER SECTION 9, AND THE SOUTHEAST CORNER OF SECTION 9, T. 15 N., R. 3 E., M.D.M. AS SHOWN ON "GREENWOOD ACRES UNIT NO. 1, FILED IN BOOK 13 OF SURVEYS AT PAGE 71 SUTTER COUNTY RECORDS.

SUBDIVIDED AREA

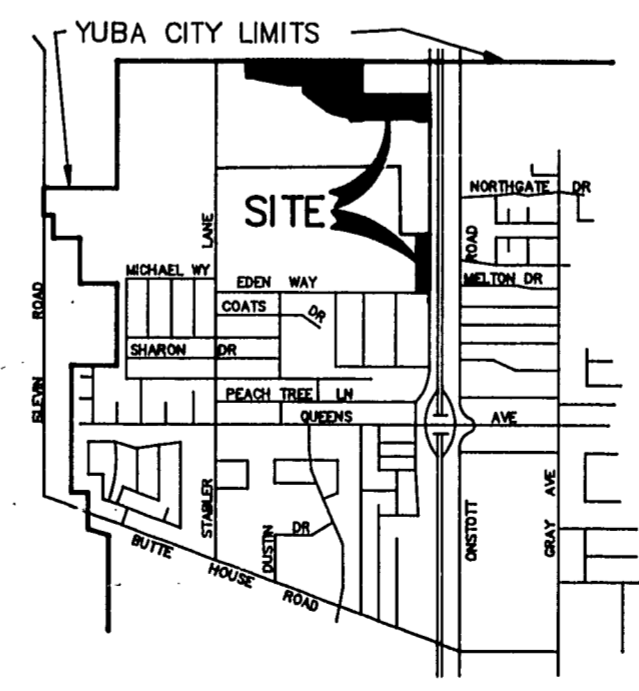
16.08 ACRES



YUBA CITY HORIZONTAL CONTROL TIE

NOT TO SCALE

6.	N 54°55'30"W	~ 348.24
7.	N 10°08'07"E	~ 93.53
8.	S 86°32'51"W	~ 165.81
9.	N 79°54'36"W	~ 203.32
10.	N 78°05'54"W	~ 54.05
11.	N 78°56'10"W	~ 124.12
12.	N 00°09'15"W	~ 7.76
13.	S 89°50'45"W	~ 95.00
14.	N 00°09'15"W	~ 194.44
15.	S 63°31'01"E	~ 67.29
16.	S 76°51'11"E	~ 192.91
17.	S 00°35'47"E	~ 32.26
18.	N 89°24'13"E	~ 105.00
19.	N 71°12'55"E	~ 56.84
20.	N 89°25'01"E	~ 524.00
21.	S 65°22'52"E	~ 54.16
22.	N 89°25'01"E	~ 127.06
23.	S 01°24'34"W	~ 278.26
24.	S 89°24'13"W	~ 124.01
25.	S 89°24'13"W	~ 175.83



VICINITY MAP

NOT TO SCALE

SUBDIVISION MAP OF GREENWOOD ESTATES SUBDIVISION UNIT NO. 7 CITY OF YUBA CITY

BEING A PORTION OF THE SOUTHEAST ONE QUARTER OF SECTION 9, T.15N., R.3E., M.D.M.

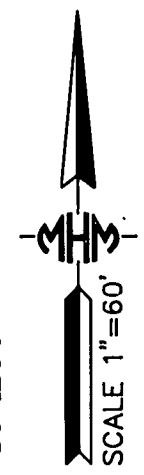
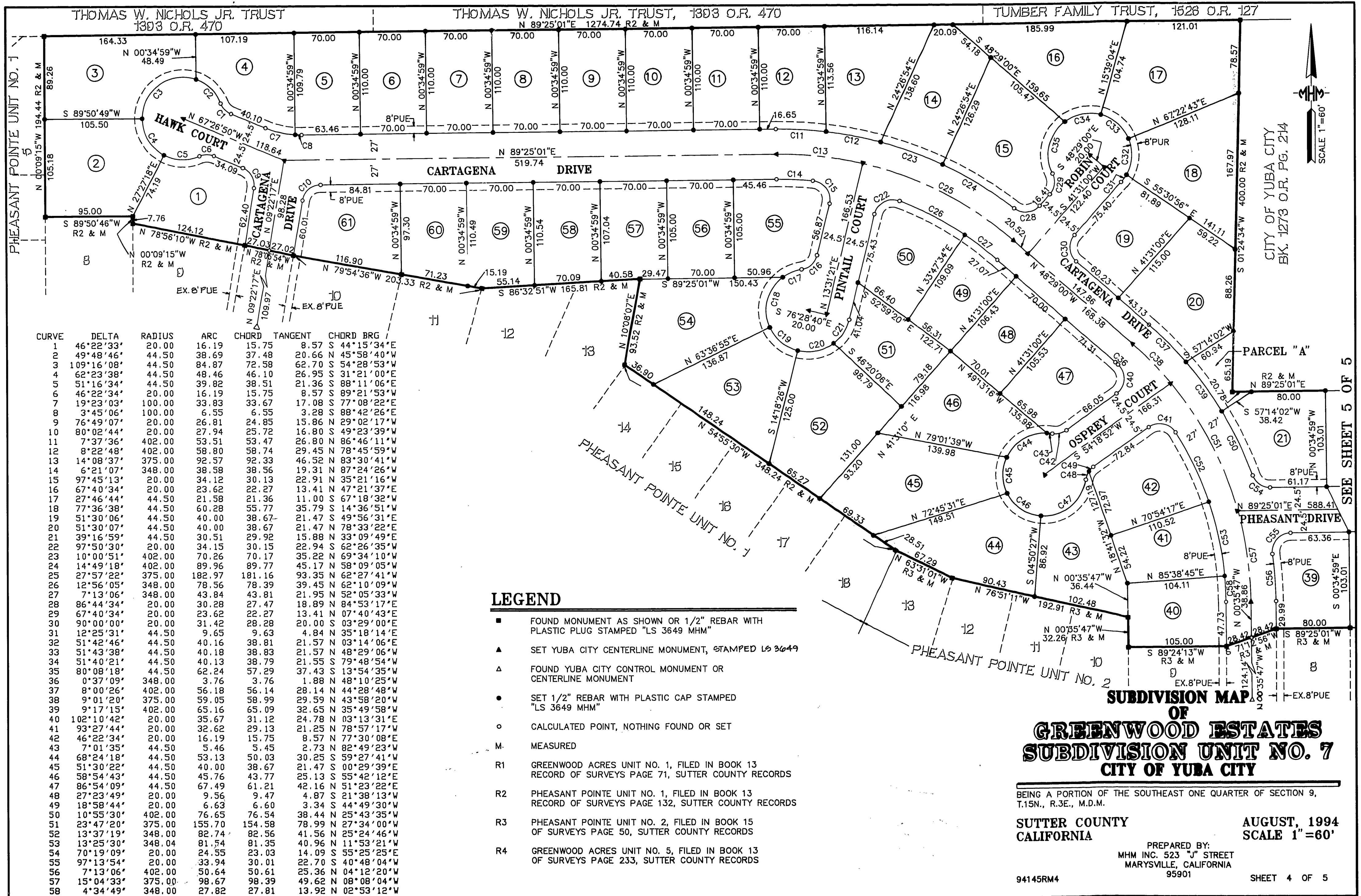
SUTTER COUNTY CALIFORNIA

AUGUST, 1994 SCALE 1"=400'

PREPARED BY:
MHM INC. 523 "J" STREET
MARYSVILLE, CALIFORNIA
95901

94145RM3

SHEET 3 OF 5



CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
1	46°22'33"	20.00	16.19	15.75	8.57 S 44°15'34"E	
2	49°48'46"	44.50	38.69	37.48	20.66 N 45°58'40"W	
3	109°16'08"	44.50	84.87	72.58	62.70 S 54°28'53"W	
4	62°23'38"	44.50	48.46	46.10	26.95 S 31°21'00"E	
5	51°16'34"	44.50	39.82	38.51	21.36 S 88°11'06"E	
6	46°22'34"	20.00	16.19	15.75	8.57 S 89°21'53"W	
7	19°23'03"	100.00	33.83	33.67	17.08 S 77°08'22"E	
8	3°45'06"	100.00	6.55	6.55	3.28 S 88°42'26"E	
9	76°49'07"	20.00	26.81	24.85	15.86 N 29°02'17"W	
10	80°02'44"	20.00	27.94	25.72	16.80 S 49°23'39"W	
11	7°37'36"	402.00	53.51	53.47	26.80 N 86°46'11"W	
12	8°22'48"	402.00	58.80	58.74	29.45 N 78°45'59"W	
13	14°08'37"	375.00	92.57	92.33	46.52 N 83°30'41"W	
14	6°21'07"	348.00	38.58	38.56	19.31 N 87°24'26"W	
15	97°45'13"	20.00	34.12	30.13	22.91 N 35°21'16"W	
16	67°40'34"	20.00	23.62	22.27	13.41 N 47°21'37"E	
17	27°46'44"	44.50	21.58	21.36	11.00 S 67°18'32"W	
18	77°36'38"	44.50	60.28	55.77	35.79 S 14°36'51"W	
19	51°30'06"	44.50	40.00	38.67	21.47 S 49°56'31"E	
20	51°30'07"	44.50	40.00	38.67	21.47 N 78°33'22"E	
21	39°16'59"	44.50	30.51	29.92	15.88 N 33°09'49"E	
22	97°50'30"	20.00	34.15	30.15	22.94 S 62°26'35"W	
23	10°00'51"	402.00	70.26	70.17	35.22 N 69°34'10"W	
24	14°49'18"	402.00	89.96	89.77	45.17 N 58°09'05"W	
25	27°57'22"	375.00	182.97	181.16	93.35 N 62°27'41"W	
26	12°56'05"	348.00	78.56	78.39	39.45 N 62°10'09"W	
27	7°13'06"	348.00	43.84	43.81	21.95 N 52°05'33"W	
28	86°44'34"	20.00	30.28	27.47	18.89 N 84°53'17"E	
29	67°40'34"	20.00	23.62	22.27	13.41 N 07°40'43"E	
30	90°00'00"	20.00	31.42	28.28	20.00 S 03°29'00"E	
31	12°25'31"	44.50	9.65	9.63	4.84 N 35°18'14"E	
32	51°42'46"	44.50	40.16	38.81	21.57 N 03°14'06"E	
33	51°43'38"	44.50	40.18	38.83	21.57 N 48°29'06"W	
34	51°40'21"	44.50	40.13	38.79	21.55 S 79°48'54"W	
35	80°08'18"	44.50	62.24	57.29	37.43 S 13°54'35"W	
36	0°37'09"	348.00	3.76	3.76	1.88 N 48°10'25"W	
37	8°00'26"	402.00	56.18	56.14	28.14 N 44°28'48"W	
38	9°01'20"	375.00	59.05	58.99	29.59 N 43°58'20"W	
39	9°17'15"	402.00	65.16	65.09	32.65 N 35°49'58"W	
40	102°10'42"	20.00	35.67	31.12	24.78 N 03°13'31"E	
41	93°27'44"	20.00	32.62	29.13	21.25 N 78°57'17"W	
42	46°22'34"	20.00	16.19	15.75	8.57 N 77°30'08"E	
43	7°01'35"	44.50	5.45	5.45	2.73 N 82°49'23"W	
44	68°24'18"	44.50	53.13	50.03	30.25 S 59°27'41"W	
45	51°30'22"	44.50	40.00	38.67	21.47 S 00°29'39"E	
46	58°54'43"	44.50	45.76	43.77	25.13 S 55°42'12"E	
47	86°54'09"	44.50	67.49	61.21	42.16 N 51°23'22"E	
48	27°23'49"	20.00	9.47	9.47	4.87 S 21°38'13"W	
49	18°58'44"	20.00	6.63	6.60	3.34 S 44°49'30"W	
50	10°55'30"	402.00	76.65	76.54	38.44 N 25°43'35"W	
51	23°47'20"	375.00	155.70	154.58	78.99 N 27°34'00"W	
52	13°37'19"	348.00	82.74	82.56	41.56 N 25°24'46"W	
53	13°25'30"	348.00	81.54	81.35	40.96 N 11°53'21"W	
54	70°19'09"	20.00	24.55	23.03	14.09 S 55°25'25"E	
55	97°13'54"	20.00	33.94	30.01	22.70 S 40°48'04"W	
56	7°13'06"	402.00	50.64	50.61	25.36 N 04°12'20"W	
57	15°04'33"	375.00	98.67	98.39	49.62 N 08°08'04"W	
58	4°34'49"	348.00	27.82	27.81	13.92 N 02°53'12"W	

LEGEND

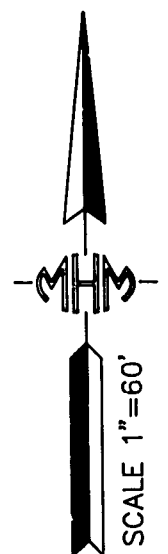
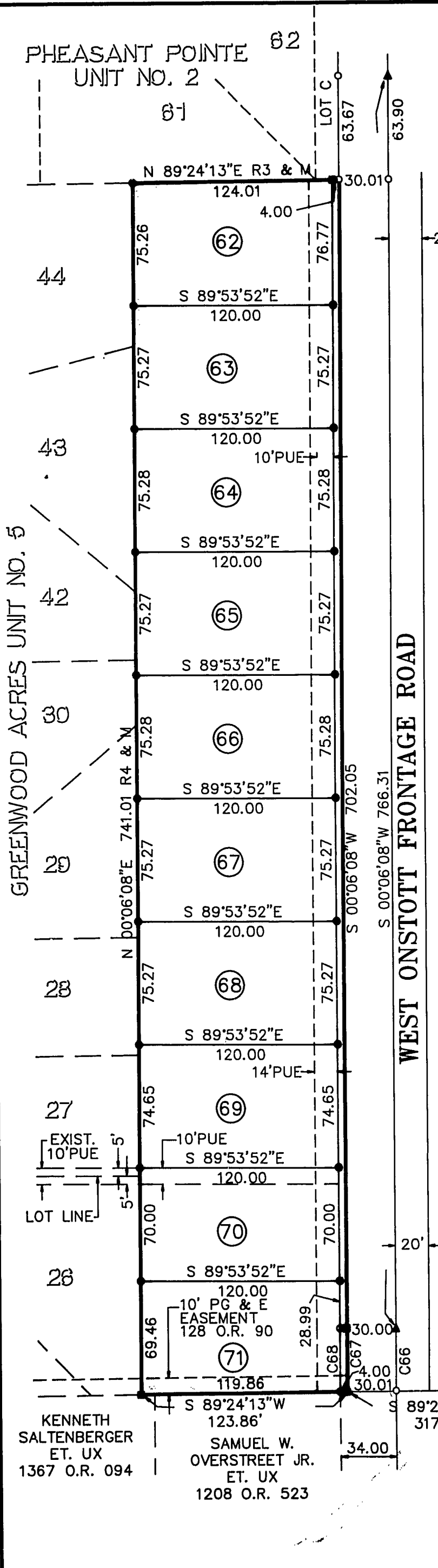
- FOUND MONUMENT AS SHOWN OR 1/2" REBAR WITH PLASTIC PLUG STAMPED "LS 3649 MHM"
- ▲ SET YUBA CITY CENTERLINE MONUMENT, STAMPED LS 3049
- △ FOUND YUBA CITY CONTROL MONUMENT OR CENTERLINE MONUMENT
- SET 1/2" REBAR WITH PLASTIC CAP STAMPED "LS 3649 MHM"
- CALCULATED POINT, NOTHING FOUND OR SET
- M- MEASURED
- R1 GREENWOOD ACRES UNIT NO. 1, FILED IN BOOK 13 RECORD OF SURVEYS PAGE 71, SUTTER COUNTY RECORDS
- R2 PHEASANT POINTE UNIT NO. 1, FILED IN BOOK 13 RECORD OF SURVEYS PAGE 132, SUTTER COUNTY RECORDS
- R3 PHEASANT POINTE UNIT NO. 2, FILED IN BOOK 15 OF SURVEYS PAGE 50, SUTTER COUNTY RECORDS
- R4 GREENWOOD ACRES UNIT NO. 5, FILED IN BOOK 13 OF SURVEYS PAGE 233, SUTTER COUNTY RECORDS

SUBDIVISION MAP OF GREENWOOD ESTATES SUBDIVISION UNIT NO. 7 CITY OF YUBA CITY

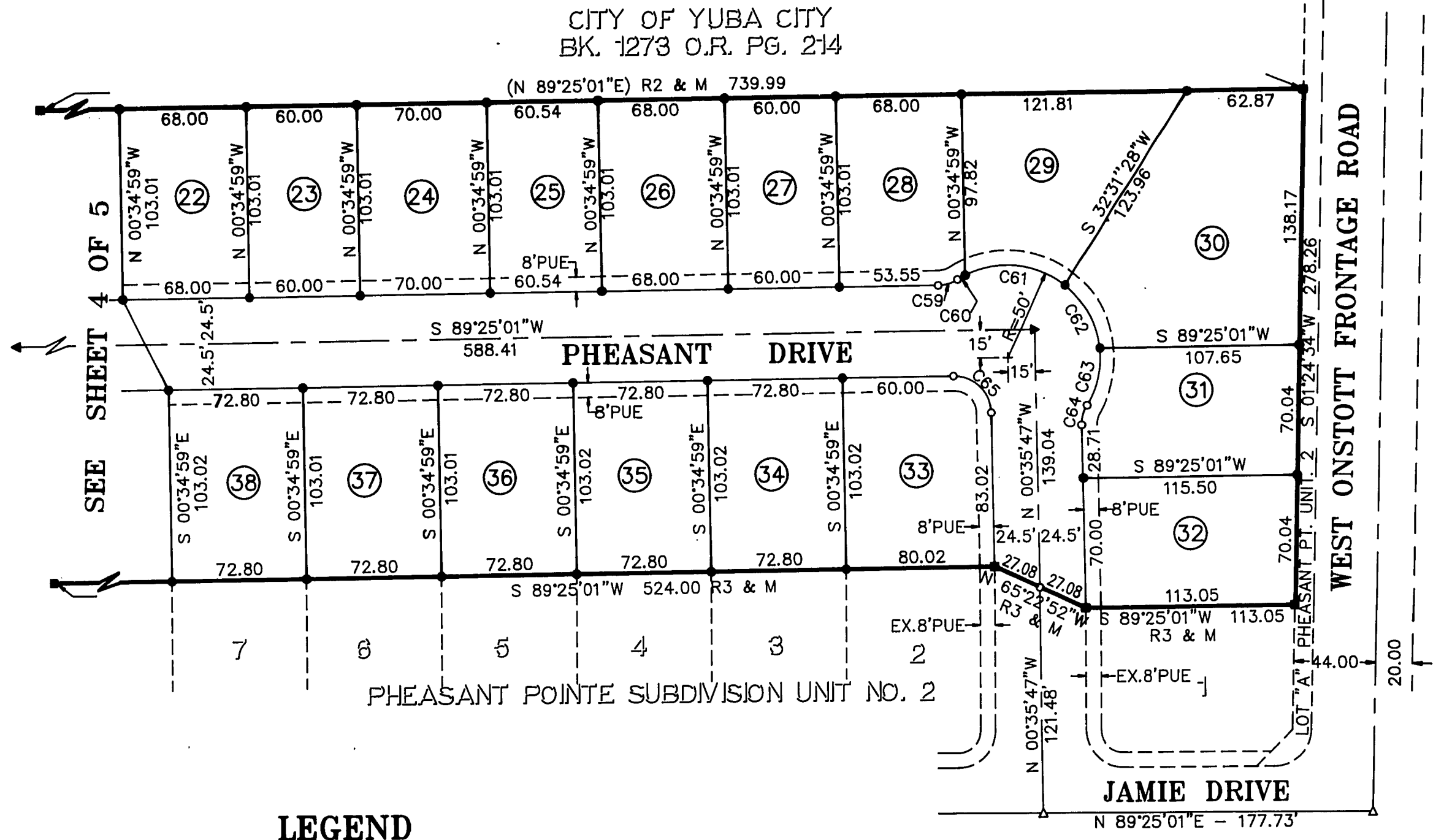
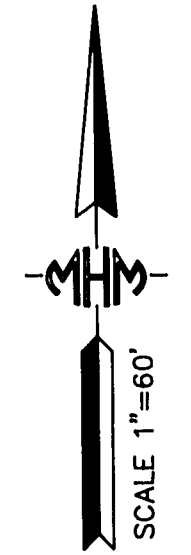
BEING A PORTION OF THE SOUTHEAST ONE QUARTER OF SECTION 9, T.15N., R.3E., M.D.M.

SUTTER COUNTY CALIFORNIA **AUGUST, 1994**
 PREPARED BY: **SCALE 1"=60'**
 MHM INC. 523 "J" STREET 95901
 MARYSVILLE, CALIFORNIA SHEET 4 OF 5

SEE SHEET 5 OF 5



CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
59	31°47'17"	20.00	11.10	10.95	5.69	N 73°31'22"E
60	5°08'45"	50.00	4.49	4.49	2.25	S 60°12'05"W
61	65°57'46"	50.00	57.56	54.44	32.45	N 84°14'39"W
62	45°36'16"	50.00	39.80	38.76	21.02	N 28°27'38"W
63	36°50'52"	50.00	32.16	31.60	16.66	N 12°45'56"E
64	31°47'08"	20.00	11.10	10.95	5.69	S 15°17'47"W
65	89°59'13"	20.00	31.41	28.28	20.00	N 45°35'24"W
66	00°26'32"	5000.00	38.60	38.60	19.30	N 00°19'18"E
67	00°26'57"	4970.00	38.96	38.96	19.48	N 00°19'36"E
68	00°27'01"	4966.00	39.03	39.03	19.51	N 00°19'38"E



LEGEND

- FOUND MONUMENT AS SHOWN OR 1/2" REBAR WITH PLASTIC PLUG STAMPED "LS 3649 MHM"
- ▲ SET YUBA CITY CENTERLINE MONUMENT, STAMPED LS 3649
- △ FOUND YUBA CITY CONTROL MONUMENT OR CENTERLINE MONUMENT
- SET 1/2" REBAR WITH PLASTIC CAP STAMPED "LS 3649 MHM"
- CALCULATED POINT, NOTHING FOUND OR SET
- M MEASURED
- R1 GREENWOOD ACRES UNIT NO. 1, FILED IN BOOK 13 RECORD OF SURVEYS PAGE 71, SUTTER COUNTY RECORDS
- R2 PHEASANT POINTE UNIT NO. 1, FILED IN BOOK 13 RECORD OF SURVEYS PAGE 132, SUTTER COUNTY RECORDS
- R3 PHEASANT POINTE UNIT NO. 2, FILED IN BOOK 15 OF SURVEYS PAGE 50, SUTTER COUNTY RECORDS
- R4 GREENWOOD ACRES UNIT NO. 5, FILED IN BOOK 13 OF SURVEYS PAGE 233, SUTTER COUNTY RECORDS

**SUBDIVISION MAP
OF
GREENWOOD ESTATES
SUBDIVISION UNIT NO. 7
CITY OF YUBA CITY**

BEING A PORTION OF THE SOUTHEAST ONE QUARTER OF SECTION 9, T.15N., R.3E., M.D.M.

**SUTTER COUNTY
CALIFORNIA**

**AUGUST, 1994
SCALE 1"=60'**

PREPARED BY:
MHM INC. 523 "J" STREET
MARYSVILLE, CALIFORNIA
95901

94145RM5

SHEET 5 OF 5