County of El Dorado Assessor's Parcel Number 049-170-014
Legal Description

All that real property situate in the City of Placerville, County of El Dorado, State of California, lying within the Southwest one-quarter of Section 9, Township 10 North, Range 11 East, Mount Diablo Base and Meridian, and being more particularly described as follows:

Beginning at the Southeast corner of the Northwest quarter of the Southwest quarter of said Section 9, also being the Southeast corner of that parcel of land described in document number 2021-0020903 Official Records, filed in the office of the County Recorder of El Dorado County, also know as Lot 2, Block 1 of the Placerville Townsite, also being a point on the North line of Tract 1 as shown on that certain Record of Survey filed in the office of the County Recorder of El Dorado County in Book 26 of Surveys, at Page 122; thence along the East line of said Lot 2, North 425.50 feet to the South line of Parcel 5 as shown on that certain Parcel Map filed in the office of the County Recorder of El Dorado County in Book 20 of Parcel Maps, at Page 39; thence along the South line of said Parcel 5 as stated, North 77°40'00" East, 130.10 feet to the Westerly most corner of that parcel of land described in document number 2026-0001761 Official Records, filed in the office of the County Recorder of El Dorado County, hereinafter referred to as the "Shanko Parcel"; thence along the West line of said "Shanko Parcel", as stated South 40°19' East, 208.70 feet to the Northwest corner of that parcel of land described in document number 2023-0031041 Official Records filed in the office of the County Recorder of El Dorado County, hereinafter referred to as the "Wilkinson Parcel", thence along the West line of said "Wilkinson Parcel", as stated, South 40°19' East, 370.04 feet to a point on the North line of said Tract 1; thence along the North line of said Tract 1, as stated South 88°37'41" West, 501.70 feet to the Point of Beginning, containing an area of 3.21 acres, more or less.

End of Description

Justin C. Cisneros, PLS 9539
Deputy Surveyor
County of El Dorado

7/10/2026
Date