



RECORDING REQUESTED BY:

**YOSEMITE TITLE COMPANY**

Escrow No. 307464BR

APN: 031-010-19

WHEN RECORDED MAIL TO:

Odd Fellow Sierra Recreation Association  
Po Box 116  
Long Barn, CA 95335

Doc # **2011009980**  
Page 1 of 3  
Date: **8/30/2011 09:09A**  
Recording Requested By:  
**YOSEMITE TITLE CO**  
Filed & Recorded in Official Records  
of COUNTY OF TUOLUMNE  
**KEN CAETANO**  
COUNTY RECORDER  
Fee: **\$389.70**

Mail Tax Statements To Address Above

(SPACE ABOVE RESERVED FOR RECORDER'S USE)

The undersigned grantor(s) declare(s):

DOCUMENTARY TRANSFER TAX

~~\$389.70~~ **359.70**

- Computed on the consideration or value of property conveyed; or
- Computed on the consideration or value less liens or encumbrances remaining at the time of sale.
- Located in an unincorporated area
- Located in the City of Long Barn

## GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**BANK OF AMERICA, N.A., successor by merger to  
BAC HOMES LOANS SERVICING, L.P.**

hereby GRANT(S) to

**Odd Fellows Sierra Recreation Association**

the real property in the unincorporated area, County of Tuolumne, State of California, described as:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**The Grantee(s), or purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this Deed.**

Dated: August 12, 2011

BANK OF AMERICA, N.A. successor by merger to  
BAC HOME LOANS SERVICING, LP

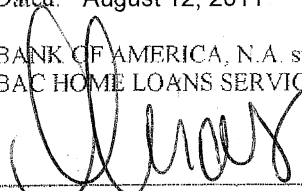
By   
Erica L Williams, assistant vice president

EXHIBIT "A"

All that certain real property in the unincorporated area of the County of Tuolumne, State of California, described as follows:

**PARCEL ONE:**

Beginning at the Southwest corner of the Northwest Quarter of Section 31, Township 3 North, Range 17 East, M.D.B.&M.; thence North 1° 40' East (Mag. Var. 19° E.), 153 feet; thence North 29° 03' East 100 feet; thence North 15° 56' East 258 feet; thence North 47° 02' East 240 feet; thence North 68° 09' East 154 feet; thence North 58° 45' East 300 feet; thence North 50° 31' East 137 feet; thence North 35° 53' West 113 feet to the point of beginning of this survey; thence North 12° East 700 feet; thence South 78° East 887.1 feet; thence South 50° 42' East 600 feet; thence South 12° West 424.8 feet; thence North 78° West 1419.6 feet to the true point of beginning.

EXCEPT a strip of land 1231 feet long and 40 feet wide now used as a roadway. Said strip of land running from near the Northeast corner of said tract to a point near the Southwest corner of said Tract; and the roadway to the Sledge Mines together with the improvements.

Assessor's Parcel Number 031-010-19

**PARCEL TWO:**

An easement for ingress and egress over, under, across and through a strip of land 30 feet wide lying 15 feet each side of the following described centerline of the existing West Jordan Way and/or Wheeler Road as now traverses from that certain real property commonly known as Camp Cedar Brook Lands Northerly through Lands Owned by the International Organization of Odd Fellows Sierra Recreation Association under Deed recorded in Volume 37 of Official Records at Page 420, Tuolumne County Records, to State Highway 108, situated in Sections 30 and 31, T.3N., R.17E., M.D.M., Tuolumne County, California, said Centerline being more fully described as follows:

Beginning at a point on the Northerly boundary of Camp Cedar Brook as delineated upon that certain Record of Survey Map filed in Book 19 of Record of Surveys at Page 28, Tuolumne County Records from which the Northeast corner thereof bears S 80° 59' 17" E 281.46 feet distant and running thence along said Centerline of West Jordan Way and Wheeler Road the following Courses: (L1) N 10° 36' 04" W 100.51 feet; (L2) N 0° 49' 58" E 521.74 feet; (L3) N 0° 32' 14" E 231.04 feet; (L4) N 8° 11' 14" W 150.54 feet; (L5) N 2° 55' 01" W 97.39 feet; (L6) N 3° 44' 29" E 197.01 feet; (L7) N 0° 47' 33" E 269.72 feet; (L8) N 2° 02' 45" W 142.11 feet; (L9) N 12° 43' 14" W 274.35 feet; (L10) N 6° 13' 51" E 63.91 feet; (L11) N 40° 03' 54" E 88.20 feet; (L12) N 52° 03' 20" E 260.42 feet to the approximate intersection of Wheeler Road; thence along the Centerline of said Wheeler Road (L13) N 41° 00' 15" E 69.32 feet; (L14) N 12° 32' 30" E 45.77 feet; (L15) N 2° 43' 36" E 760.49 feet; (L16) N 4° 30' 14" E 79.55 feet; (L17) N 10° 24' 49" E 96.05 feet; (L18) N 18° 44' 17" E 106.69 feet; (L19) N 6° 10' 47" W 60.31 feet; (L20) N 20° 19' 03" W 78.80 feet; (L21) N 11° 34' 10" W 74.30 feet; (L22) N 16° 38' 45" E 164.57 feet; (L23) N 14° 59' 59" W 246.08 feet; (L24) N 1° 45' 07" W 90.00 feet; (L25) N 8° 12' 10" E 74.89 feet; (L26) N 17° 04' 34" E 59.59 feet; (L27) N 32° 55' 49" E 51.58 feet; (L28) N 41° 08' 11" E 240.96 feet; (L29) N 26° 13' 31" E 52.95 feet; (L30) N 8° 23' 02" E 71.24 feet; (L31) N 3° 16' 00" E 75.60 feet; (L32) N 9° 24' 29" E 79.99 feet; (L33) N 28° 32' 38" E 61.61 feet; (L34) N 33° 58' 27" E 82.33 feet; (L35) N 24° 57' 58" E 56.77 feet; (L36) N 13° 12' 24" E 86.68 feet; (L37) N 7° 33' 51" E 123.73 feet; (L38) N 9° 00' 46" E 155.10 feet; (L39) N 21° 32' 54" E 187.31 feet; (L40) N 11° 55' 59" E 81.76 feet; (L41) N 63° 06' 33" W 35.10 feet; (L42) N 75° 06' 07" W 67.62 feet; (L43) S 87° 45' 20" W 86.80 feet; (L44) N 87° 29' 44" W 64.30 feet; (L45) N 84° 37' 13" W 97.89 feet; (L46) S 89° 36' 13" W 99.41 feet; (L47) S 76° 10' 46" W 67.28 feet; (L48) S 61° 32' 33" W 63.07 feet; (L49) S 53° 59' 09" W 105.30 feet; (L50) S 45° 28' 32" W 163.43 feet; (L51) S 34° 01' 37" W 72.28 feet; (L52) S 60° 40' 43" W 44.38 feet; (L53) S 81° 02' 37" W 71.71 feet; (L54) N 79° 38' 18" W 57.56 feet, more or less, to the Southeasterly Right-of-Way line of California State Highway 108.



## **Notice to Purchaser of Real Property**

**Tuolumne County is an agricultural county with many areas zoned for agricultural operations, including the management and harvesting of timber. The presence of farms and ranches yields significant aesthetic and economic benefits to the residents of the County. Thus, the County's agriculture must be protected, including areas where it is near residential development. Tuolumne County has enacted an ordinance which provides that properly conducted agricultural operations, including prescribed burning, will not be deemed a nuisance.**

**The ordinance further requires the County to give notice of the ordinance and its provisions to buyers of real property located in Tuolumne County. Accordingly, YOU ARE HEREBY NOTIFIED THAT IF THE PROPERTY YOU ARE PURCHASING IS LOCATED CLOSE TO AGRICULTURAL LANDS OR OPERATIONS, INCLUDING THE MANAGEMENT AND HARVESTING OF TIMBER, YOU MAY BE SUBJECT TO INCONVENIENCE OR DISCOMFORT FROM THE FOLLOWING AGRICULTURAL OPERATIONS: cultivation and tillage of the soil; burning of agricultural waste products; lawful and proper use of agricultural chemicals including, but not limited to, the application of pesticides and fertilizers; and production, irrigation, pruning, growing, harvesting and processing of any agricultural commodity, including horticulture, timber, apiculture, the raising of livestock, fish, poultry, and commercial practices performed as incident to, or in conjunction with, such agricultural operation, including truck traffic, preparation for market, delivery to storage or market, or to carriers or transportation to market. These operations may generate dust, smoke, noise and odor.**

**(continued on reverse side)**

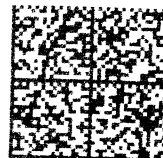
**If you live near an agricultural area, including areas used for timber production, you should be prepared to accept such inconveniences or discomfort as a normal and necessary aspect of living in a county with a strong rural character and healthy agricultural sector.**

**To assist in resolving problems between residential and agricultural land use, an Agricultural Grievance Committee has been created in Tuolumne County to arbitrate and mediate disputes concerning agricultural operations including the management and harvesting of timber.**

**For information concerning where agricultural operations are located in relation to your property, you may contact the Tuolumne County Planning Department. For questions concerning the specific kinds of agricultural operations in your area, including their use of fertilizers and pesticides, and information on the Agricultural Grievance Committee, you should contact the Tuolumne County Agricultural Commissioners Office.**

**This notice is given for informational purposes only and nothing in the Ordinance, or this Notice, should be deemed to prevent you from complaining to any appropriate agency or taking any other available remedy concerning any unlawful or improper agricultural practice. (Tuolumne County Ordinance Code 5.20)**

**County of Tuolumne**  
*Assessor/Recorder*  
2 South Green Street  
Sonora, CA 95370



02 1M \$ 00.44<sup>0</sup>  
0008007090 SEP 01 2011  
MAILED FROM ZIP CODE 95370

5533580115 8001

