

PROPOSED PARCELS:

LOT "A"

APN: 132-120-016 DOC. No.: 2006-089603
13414 CHALK HILL ROAD
HEALDSBURG, CA 95448
EXISTING PARCEL SIZE: 27.81 AC. ±
PROPOSED FINAL PARCEL SIZE: 30.78 AC. ±
OWNER: MA PROPERTIES LLC
13414 CHALK HILL RD
HEALDSBURG CA, 95448
PHONE # (917) 495-5715

LOT "B"

APN: 132-120-017 DOC. No.: 2005-006723
13414 CHALK HILL ROAD
HEALDSBURG, CA 95448
EXISTING PARCEL SIZE: 48.37 AC. ±
PROPOSED FINAL PARCEL SIZE: 48.37 AC. ±
OWNER: MA PROPERTIES LLC
13414 CHALK HILL RD
HEALDSBURG CA, 95448
PHONE # (917) 495-5715

LOT "C"

APN: 132-120-018 DOC. No.: 2011-021612
13414 CHALK HILL ROAD
HEALDSBURG, CA 95448
EXISTING PARCEL SIZE: 139.93 AC. ±
PROPOSED FINAL PARCEL SIZE: 136.96 AC. ±
OWNER: MA PROPERTIES LLC
13414 CHALK HILL RD
HEALDSBURG CA, 95448
PHONE # (917) 495-5715

NOTE:
EXISTING VINEYARD AND OLIVE TREES ON LOT B 21.22 ACRES±
AFTER ADJUSTMENT 24.86 ACRES±

CONTOUR NOTE:

LIDAR DATA AND ORTHOPHOTOGRAPHY WERE PROVIDED BY THE UNIVERSITY OF MARYLAND UNDER GRANT NNX13AP69G FROM NASA'S CARBON MONITORING SYSTEM (DR. RALPH DUBAYAH AND DR. GEORGE HURTT PRINCIPAL INVESTIGATORS). THIS GRANT ALSO FUNDED THE CREATION OF DERIVED FOREST COVER AND LAND COVER INFORMATION, INCLUDING A COUNTYWIDE BIOMASS AND CARBON MAP, A CANOPY COVER MAP, AND DEMs. THE SONOMA COUNTY VEGETATION MAPPING AND LIDAR PROGRAM FUNDED LIDAR DERIVED PRODUCTS IN THE CALIFORNIA STATE PLANE COORDINATE SYSTEM SUCH AS DEMs, HILLSHADES, BUILDING FOOTPRINTS, 1-FOOT CONTOURS, AND OTHER DERIVED LAYERS. THE ENTIRETY OF THIS DATA IS FREELY LICENSED FOR UNRESTRICTED PUBLIC USE UNLESS, OTHERWISE NOTED. ANY USE OF THIS DATA, INCLUDING VALUE-ADDED PRODUCTS, WITHIN REPORTS, PAPERS, AND PRESENTATIONS MUST ACKNOWLEDGE NASA GRANT NNX13AP69G, THE UNIVERSITY OF MARYLAND AND THE SONOMA COUNTY VEGETATION MAPPING AND LIDAR PROGRAM AS THEIR SOURCES.

ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF.

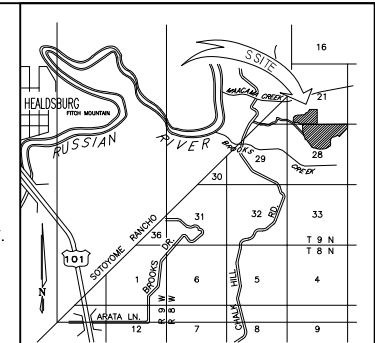
CONTOURS INTERVAL = 10'
CONTOURS SHOWN ARE FROM A CONSUMER BASED PRODUCT.

CURRENT ZONING

LOT A : LIA B6 40, RC 100/50

LOT B : LIA B6 40 Z, RC 100/50

LOT C : LIA B6 40, RC 100/25 VOH



VICINITY MAP

NOT TO SCALE

APN: 138-130-014
LANDS OF PEPPERWOOD FOUNDATION

LEGEND

- BUILDING AS NOTED
- NEW LOT LINE
- EXISTING LOT LINE
- LOT LINE TO ADJUST
- ROADS
- VINE ROWS
- DOCUMENT NUMBER

REVISED
LOT LINE ADJUSTMENT
EXHIBIT

FOR A
PROPOSED LOT LINE ADJUSTMENT WITHIN THE LANDS OF
MA PROPERTIES LLC
AS DESCRIBED IN DOCUMENT NUMBERS
2006-089603, 2005-006723 & 2011-021612 SONOMA COUNTY RECORDS
LOCATED IN SECTION 20, 21 & 28, T 9 N ~ R 8 W, M.D.M.
COUNTY OF SONOMA STATE OF CALIFORNIA
SCALE: 1" = 240' NOVEMBER, 2022

CURTIS & ASSOCIATES

805 HEALDSBURG AVE., HEALDSBURG, CA 95448 (707) 433-4908
A.P.N. 132-120-016, 132-120-017 & 132-120-018 SHEET 1 OF 1 21-002



Brian Curtis

BRIAN ALAN CURTIS, P.L.S. 8485
EXP. 12/31/24