#### TEHAMA COUNTY PLANNING DEPARTMENT

444 Oak Street Room "I" Courthouse Annex Second Floor Red Bluff California 96080 Telephone (530) 527-2200 Email: planning@tehama.gov

## LOT LINE ADJUSTMENT APPLICATION



A Lot Line Adjustment is the realignment of existing lot lines between two or more parcels where <u>no</u> <u>additional parcels are created.</u> Application for a Lot Line Adjustment should be submitted to the Planning Department and shall include:

Cost for the Lot Line Adjustment is \$828.00; with Williamson Act Contracts is \$1,030.00. The applicant shall pay the required application fee. Fees are accepted by check or cash, and made payable to "Tehama County Planning Department". This application fee does <a href="not">not</a> include any fees which may be charged by the County Surveyor for review of this project. Any fees incurred will be <a href="billed by the County Surveyor to the Applicant(s)">billed by the County Surveyor to the Applicant(s)</a> and paid directly to the <a href="County Surveyor">County Surveyor's Office.</a>
The <u>application form</u> shall be properly filled out. All parties having any record title interest in the real property proposed to be adjusted shall sign before a Notary with acknowledgement by all parties. If the property owner is a corporation, a Resolution from the corporation authorizing this application shall be submitted. The Resolution shall indicate an individual or individuals who are authorized agents to sign the application on behalf of the corporation.
A <u>Tentative Exhibit Map and Legal Descriptions</u> showing existing property lines, proposed property lines, all existing structures, existing improvements such as wells, septic tanks, leach fields and their respective setbacks from proposed property lines and dimensions of property to be exchanged.
A <u>Certificate from the Tehama County Department of Environmental Health</u> verifying the location of all wells, septic tanks, and leach fields on the parcels involved in the Lot Line Adjustment shall be submitted with the application.
<u>Preliminary Title Report, Current Deeds, or Lot Book Guarantee</u> (Deeds shall only include properties to be adjusted); these will document ownership and how the title is held by the applicants. All reports should be dated within (30) days of application submittal.
A <u>Redemption Officer's Certificate from the Tehama County Treasurer-Tax Collector</u> verifying that <u>all</u> taxes have been paid on <u>all</u> Assessor Parcel Numbers involved in the Lot Line Adjustment. Taxes due may include a pre-payment of the upcoming years taxes. This is due at the time of your submittal with the application.

### AFTER CONDITIONAL APPROVAL BY PLANNING OR BOARD OF SUPERVISORS:

	Legal descriptions and an exhibit map showing all existing property lines and adjusted proper				
	ty lines shall be prepared, signed and "wet stamped" by a licensed land surveyor or civil engi-				
neer. (Please include contact phone number and address of Surveyor/Engineer.)					
	Cost for Recording the Lot Line Adjustment. The recording fee is calculated based on the				
	number of pages to be recorded and will require a separate check payable to the Tehama				
	County Recorder's Office. Once the Lot Line Adjustment is completed, we will notify you of the				

In most cases, the Lot Line Adjustment can be approved by County staff and compliance with building setbacks, location of wells, septic tanks, leach fields, property descriptions and zoning requirements will be verified with the appropriate agency. <u>A Lot Line Adjustment that involves Williamson Act Contracted Lands will require a copy of the actual Contract to accompany this application.</u> And must be approved by the Tehama County Board of Supervisors.

The applicant(s) involved in this Lot Line Adjustment will be required to record new deeds/ conveyances reflecting the new property descriptions. The Lot Line Adjustment will be recorded after proof that the Deeds/Conveyances have been recorded.

# **LOT LINE ADJUSTMENT APPLICATION**

## PLEASE PRINT LEGIBLY:

Address/City/Zip	o Code:		
Phone Number:		Cell Number:	
E-mail Address:			
tached plot plan su tional parcels and t that will be affected prepared and recor	licants, propose to a bmitted as part of th hat it is our respons I by this Boundary L ded <b>prior to</b> the P	SIGN BELOW BEFORE A NOTARY  adjust the common lot line between our two parcels in come application. We understand that a Lot Line Adjustment is billity to notify all other parties that may have a possessine Adjustment. We also understand that the necessary lanning Department recording the Lot Line Adjustment. Subject properties and understand our responsibilities as	nt cannot create any addi- sory interest in the propert r legal documents must b Our signatures below cert
Applicant(s) #1:		Date:	
at lemanmate, and	(Signature of A	pplicant #1)	
		Date:	
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of the i	y public or othe	er officer completing this certificate verifies or signed the document to which this certificate secured.	
of the i and no	y public or othe ndividual who s t the truthfulnes	r officer completing this certificate verifies o	
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LLA#\_\_\_\_\_

## PLEASE PRINT LEGIBLY:

Applicant(s) #2:		
A.P.N(s):		
Address/City/Zip	Code:	
Phone Number(s)		Cell Number(s):
E-mail Address:		
tached plot plan subrational parcels and that the ty that will be affected be prepared and reco	ants, propose to adjust the nitted as part of the applicat it is our responsibility to not by this Boundary Line Adjunted prior to the Planning	common lot line between our two parcels in conformance with the attion. We understand that a Lot Line Adjustment cannot create any addictify all other parties that may have a possessory interest in the properustment. We also understand that the necessary legal documents must perform the Department recording the Lot Lined Adjustment. Our signatures below the properties and understand our responsibilities as stated above.
Applicant #2:		Date:
(	Signature of Applicant #2)	
		Deter
(5	Signature of Applicant #2)	Date:
	ne truthfulness, accur	ne document to which this certificate is attached, racy, or validity of the document.
0	h - f - v - v	Notory Dublic personally
		Notary Public, personally who proved to me on the basis of satisfactory
		subscribed to the within instrument and acknowledged to me that he/
,		orized capacity(ies), and that by his/her/their signature(s) on the instru-
•		which the person(s) acted, executed the instrument.
ment, the person(s),	or the entity apon bendir or	which the person(s) doted, executed the motiument.
I certify under <b>PENA</b> and correct.	L <b>TY OF PERJURY</b> under th	he laws of the State of California that the foregoing paragraph is true
WITNESS my hand a	and official seal	(SEAL)
Signature:		

LLA#\_\_\_\_

## NOTIFICATION OF SECURITY INTEREST

The undersigned trust deed beneficiary(ies) and mortgagee(s) do herby assent to this application. All signature(s) must be notarized.

		Date:
Applicant(s) Na	ame:	
11 (7		
Print Name/Title	e/Company Name	Beneficiary Signature
Company Addr	acc	Phone Number
Company Audi	<del></del>	THORE RUMBOL
Assessor's Par	cel Number(s)	
ofth		pleting this certificate verifies only the identity ocument to which this certificate is attached, or validity of the document.
STATE OF C	CALIFORNIA)	
	)ss	
COUNTY OF	FTEHAMA )	
On	, before me	, personally
appeared		who proved to me on the basis of satisfactory
evidence to b	pe the person(s) whose name(s) is/a	re subscribed to the within instrument and acknowledged to
me that he/sl	he/they executed the same in his/her	r/their authorized capacity(ies), and that by his/her/their sig-
nature(s) on	the instrument, the person(s), or the	entity upon behalf of which the person(s) acted, executed
the instrume	nt.	
I certify unde graph is true		e laws of the State of California that the foregoing para-
WITNESS m	y hand and official seal	(SEAL)
Signature:		_
Capacity of Si	anatory:	