

Falls Tract

No. of Lots 22 Mapped 1921, 1937

Water System Installed By *Cabin owners

Road Built By Permittees

Electrical Service Available Telephone Available

Access Privately maintained dirt road off Lake Mary Road.

Lots Front On Overlooking Twin Lakes Basin

Terrain In Subdivision Most of the sites have view of the Twin Lakes Basin. Topography ranges from level to rolling at an elevation of 8,000 to 9,000'.

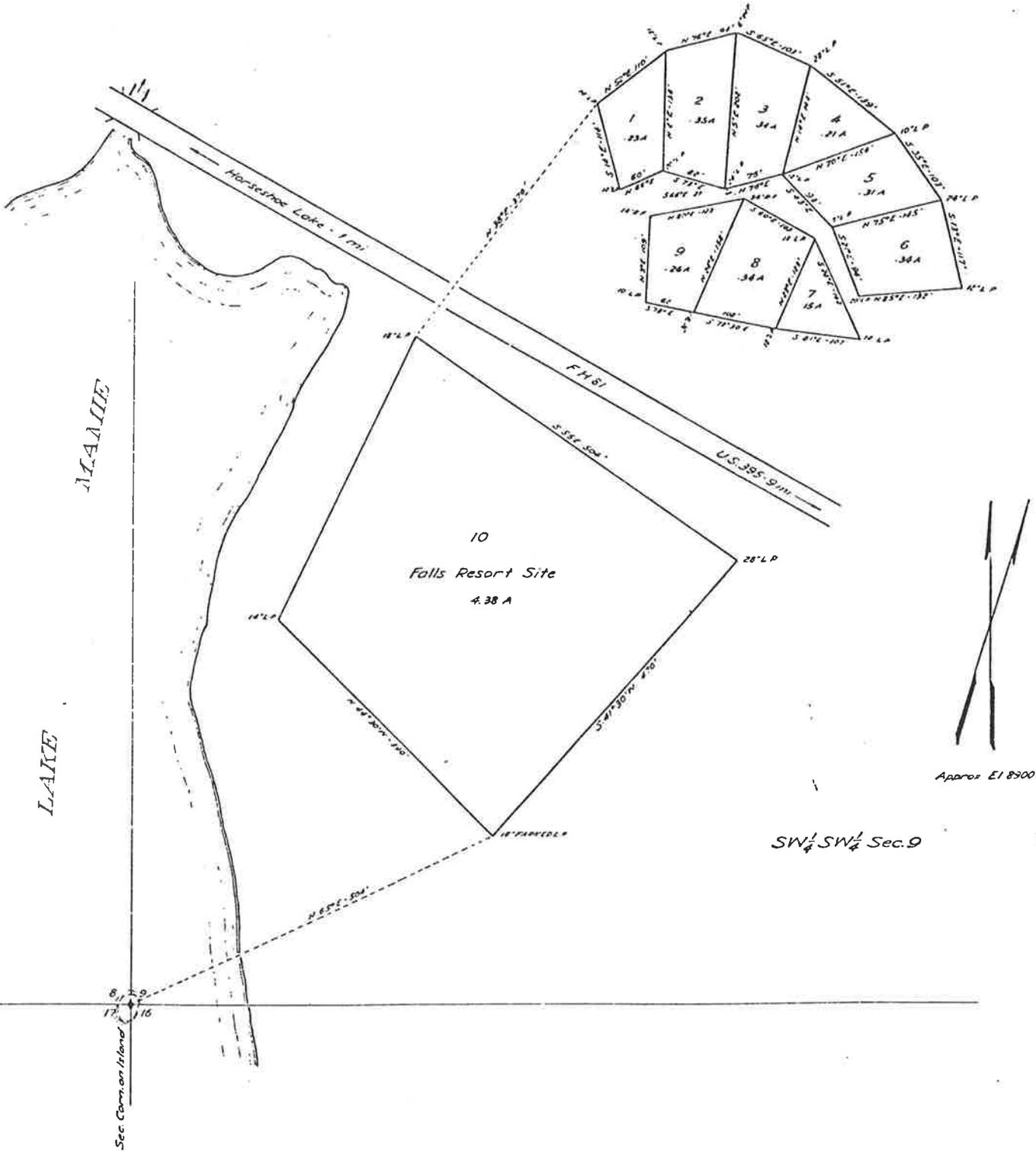
Comments Sewer system installed by Permittees in about 1976 at a cost of from \$3313 to \$4600 per lot. *Water system installed years ago by Permittees and maintained by the Falls Tract Association. Sewer costs varied between lower and upper Falls Tract. Lower Falls tract cost \$4600 and Upper Falls \$3313. Construction bids were received in early 1976 and I assumed completion in November of 1976. Therefore, updated sewer costs results in cost escalation of 8.5% less depreciation of 3% or a net increase over cost of 5.5%. The adjusted cost in the valuation date for Lower Falls Creek was \$4,850 and for the Upper Falls Creek \$3,500.

U. S. DEPARTMENT OF AGRICULTURE
 FOREST SERVICE
 INYO NATIONAL FOREST
 MAMMOTH RECREATION AREA
 FALLS TRACT
 Sec. 9, T. 4 S. R. 27 E. M.D.M.
 CALIFORNIA

SHEET 1

L-Uses
 Transit Survey Lots 1-9 by W.H. Friedhoff, Aug 1921
 Compass Survey lot 10 by D. Robinson & H.H. Simpson, Aug 1937

Mag. Decl. 17° East
 Scale: 1" = 100'



U. S. DEPARTMENT OF AGRICULTURE .
 FOREST SERVICE
 INYO NATIONAL FOREST
 MAMMOTH RECREATION AREA
FALLS TRACT

Sec. 8 T. 4 S., R. 27 E., M.D.M.

CALIFORNIA
 SHEET 2

Uses
 bypass Survey by H.H. Simpson, Aug 1923.

Magn. Decl. 17° East
 Scale: 1 inch = 100 feet

