

RECORD TITLE INTEREST STATEMENT:

THE UNDERSIGNED, BEING ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND WITHIN THIS SUBDIVISION, HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND OFFER FOR DEDICATION FOR PUBLIC USE THE PARCELS AND EASEMENTS SPECIFIED ON SAID MAP AS INTENDED FOR PUBLIC USE FOR THE PURPOSES SPECIFIED THEREIN.

ASHLAN HAYES DEVELOPERS, INC., A CALIFORNIA CORPORATION

BY: JOSHUA PETERSON, PRESIDENT DATE

U.S. BANK NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, D/B/A HOUSING CAPITAL COMPANY, AS BENEFICIARY

BY: DATE

NOTARY ACKNOWLEDGMENT:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA } COUNTY OF FRESNO }

ON BEFORE ME, A NOTARY PUBLIC,

PERSONALLY APPEARED WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

SIGNATURE

NAME

COUNTY OF

MY COMMISSION EXPIRES

COMMISSION NUMBER

NOTARY ACKNOWLEDGMENT:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

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I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

SIGNATURE

NAME

COUNTY OF

MY COMMISSION EXPIRES

COMMISSION NUMBER

RECORDER'S CERTIFICATE

DOCUMENT NO. FEE: \$

FILED THIS DAY OF 20, AT M. IN VOLUME OF PLATS, AT PAGES

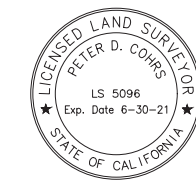
AT THE REQUEST OF OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY.

FRESNO COUNTY RECORDS.

PAUL DICTOS, CPA, RECORDER

BY: DEPUTY COUNTY RECORDER

FINAL MAP OF TRACT NO. 6215 A PLANNED DEVELOPMENT, BEING A MERGER AND RESUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA SURVEYED AND PLATTED IN JUNE 2019 BY PRECISION CIVIL ENGINEERING, INC. CONSISTING OF FOUR SHEETS SHEET ONE OF FOUR



SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF BENCHMARK HOMES IN JUNE, 2019. I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS ON OR BEFORE ONE YEAR OF THE DATE THIS MAP IS RECORDED, OR ANY TIME EXTENSION APPROVED BY THE CITY ENGINEER, THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

PETER D. COHRS, L.S. 5096 EXP. 06/30/21 DATE

CITY ENGINEER'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE APPROVED TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

ANDREW J. BENELLI, PE 50022 CITY ENGINEER LICENSE EXPIRES 06/30/21 DATE

CITY SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

JASON A. CAMIT, PLS 8636 LICENSE EXPIRES 12/31/21 CHIEF SURVEYOR DATE

PLANNING COMMISSION CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION SHOWN CONFORMS TO AND IS IN COMPLIANCE WITH THE APPROVED TENTATIVE MAP AND THE REQUIREMENTS IMPOSED BY THE FRESNO CITY PLANNING COMMISSION AS A CONDITION TO THE ACCEPTANCE OF THE FINAL MAP.

JENNIFER CLARK SECRETARY OF THE FRESNO CITY PLANNING COMMISSION DATE

CITY CLERK'S CERTIFICATE:

I HEREBY CERTIFY THAT THE COUNCIL OF THE CITY OF FRESNO, BY RESOLUTION NO. ADOPTED ON APPROVED THE WITHIN MAP AND ACCEPTED ON BEHALF OF THE PUBLIC ALL PARCELS OF LAND AND EASEMENTS OFFERED FOR DEDICATION FOR PUBLIC USE IN CONFORMITY WITH THE TERMS OF THE OFFER OF DEDICATION.

YVONNE SPENCE, CMC CITY CLERK

BY: DEPUTY DATE

LEGAL DESCRIPTION:

REAL PROPERTY IN THE COUNTY OF FRESNO, CITY OF FRESNO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

PARCEL ONE:

THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THE NORTH 330 FEET OF THE EAST 330 FEET THEREOF.

PARCEL TWO:

THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THE EAST 210 FEET OF THE SOUTH 420 FEET THEREOF.

ALSO EXCEPTING THEREFROM THE NORTH 30 FEET OF THE SOUTHEAST QUARTER.

PARCEL THREE:

THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF.

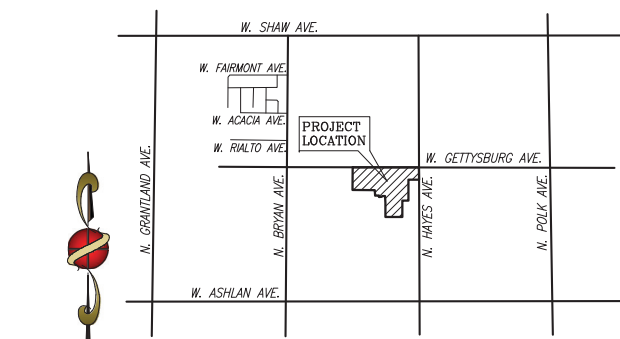
EXCEPTING THEREFROM THE SOUTH 30 FEET THEREOF.

PARCEL FOUR:

THE REMAINDER PORTION OF TRACT 6056, ACCORDING TO THE MAP THEREOF FILED FOR RECORD DECEMBER 29, 2017 IN BOOK 87 OF PLATS, AT PAGES 71 AND 72, FRESNO COUNTY RECORDS.

THIS PROPERTY IS SUBJECT TO THE FOLLOWING:

- 1. SAID LAND LIES WITHIN THE FRESNO METROPOLITAN FLOOD CONTROL DISTRICT AND IS SUBJECT TO DRAINAGE FEES AND/OR REQUIREMENTS TO CONSTRUCT PLANNED LOCAL DRAINAGE FACILITIES, AS DISCLOSED BY INSTRUMENT ENTITLED "RESOLUTION NO. 1816 - THE BOARD OF DIRECTORS OF THE FRESNO METROPOLITAN FLOOD CONTROL DISTRICT", RECORDED JULY 31, 1995 AS SERIES NUMBER 95092128.
- 2. AN EASEMENT GRANTED TO THE COUNTY OF FRESNO FOR RIGHT OF WAY FOR ROADWAY PURPOSES, RECORDED DECEMBER 8, 1924 IN BOOK 501 OF OFFICIAL RECORDS, PAGE 404 UNDER RECORDER'S SERIAL NUMBER 32226-L.
- 3. AN EASEMENT GRANTED TO SAN JOAQUIN LIGHT & POWER FOR POLE LINE, RECORDED SEPTEMBER 7, 1924 IN BOOK 926 OF OFFICIAL RECORDS, PAGE 35 UNDER RECORDER'S SERIAL NUMBER 22568.
- 4. AN EASEMENT GRANTED TO PACIFIC GAS AND ELECTRIC COMPANY FOR RIGHT TO SUSPEND, REPLACE, REMOVE, MAINTAIN AND USE CROSSARMS, WIRES AND CABLES FOR THE TRANSMISSION OF ELECTRIC ENERGY AND COMMUNICATION PURPOSES, RECORDED MARCH 21, 1955 IN BOOK 3577 OF OFFICIAL RECORDS, PAGE 88 UNDER RECORDER'S SERIAL NUMBER 20217.
- 5. TERMS, CONDITIONS AND PROVISIONS AS CONTAINED OR REFERRED TO IN AN INSTRUMENT ENTITLED "DEVELOPMENT AGREEMENT", RECORDED MARCH 30, 2009, IN OFFICIAL RECORDS, UNDER RECORDER'S SERIAL NUMBER 2009-0042262.
- 6. AN EASEMENT GRANTED TO THE CITY OF FRESNO FOR PUBLIC STREET, RECORDED FEBRUARY 15, 2018 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2018-0019797.
- 7. MATTERS CONTAINED IN AN INSTRUMENT ENTITLED "STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR TEMPORARY STORM DRAINAGE FACILITIES FOR THE FINAL MAP OF TRACT 6215, PHASE 2 OF VESTING TENTATIVE MAP NO. 6056", RECORDED DECEMBER 12, 2018 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2018-0147827.
- 8. AN EASEMENT GRANTED TO PACIFIC GAS AND ELECTRIC COMPANY FOR PUBLIC UTILITIES, RECORDED JANUARY 28, 2020 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2020-0011557.
- 9. MATTERS CONTAINED IN AN INSTRUMENT ENTITLED "COVENANT AFFECTING LAND DEVELOPMENT (MAINTENANCE OF TEMPORARY SLOPE)", RECORDED FEBRUARY 26, 2020 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2020-0024208.
- 10. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES GRANTED TO PACIFIC GAS AND ELECTRIC COMPANY, RECORDED JANUARY 28, 2020 UNDER RECORDER'S SERIAL NUMBER 2020-0011557, OFFICIAL RECORDS FRESNO COUNTY.
- 11. MATTERS AS CONTAINED OR REFERRED TO IN AN INSTRUMENT ENTITLED COVENANT AFFECTING LAND DEVELOPMENT RECORDED FEBRUARY 26, 2020 UNDER RECORDER'S SERIAL NUMBER 2020-0024208, OFFICIAL RECORDS FRESNO COUNTY.
- 12. A SUBDIVISION AGREEMENT FOR THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 13. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR THE MAINTENANCE OF CERTAIN PUBLIC IMPROVEMENTS FOR THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 14. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR THE MAINTENANCE OF LANDSCAPE IMPROVEMENTS FOR CERTAIN LOTS WITHIN THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 15. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT DEFERRING CERTAIN SEWER CONNECTION CHARGES, WATER CONNECTION CHARGES, URBAN GROWTH MANAGEMENT FEES, CITY-WIDE FEES AND DEVELOPMENT FEES TO THE TIME OF ISSUANCE OF CERTIFICATE OF OCCUPANCY AND CREATION OF LIEN FOR THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 16. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT RELINQUISHING ACCESS RIGHTS FOR CERTAIN LOTS WITHIN THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 17. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT ACKNOWLEDGING RIGHT-TO-FARM LAW FOR THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.
- 18. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR TEMPORARY STORM DRAINAGE FACILITIES FOR THE FINAL MAP OF TRACT NO. 6215, RECORDED _____, DOCUMENT NO. _____, FRESNO COUNTY RECORDS.



VICINITY MAP:

NOT TO SCALE

PREPARED BY: PRECISION CIVIL ENGINEERING, INC. 1234 O STREET FRESNO, CA 93721 PH(559)449-4500 FAX(559)449-4515

FINAL MAP OF TRACT NO. 6215

A PLANNED DEVELOPMENT, BEING A MERGER AND RESUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA SURVEYED AND PLATTED IN JUNE 2019 BY PRECISION CIVIL ENGINEERING, INC.

CONSISTING OF FOUR SHEETS SHEET TWO OF FOUR

MONUMENT TABLE	
MON. #	LOCATION
1	CENTER 1/4 CORNER OF SECTION 16, T13S, R19E, M.D.B.&M. POINT FALLS ON MANHOLE I.D. REESTABLISHED POSITION PER TIES SHOWN ON PARCEL MAP NO. 8031, BK. 70, PGS. 63 & 64, F.C.R.
2	EAST 1/4 CORNER OF SECTION 16, T13S, R19E, M.D.B.&M. POINT FALLS ON MANHOLE I.D. REESTABLISHED POSITION PER TIES SHOWN ON PARCEL MAP NO. 8031, BK. 70, PGS. 63 & 64, F.C.R.
3	SOUTHEAST CORNER OF SECTION 16, T13S, R19E, M.D.B.&M. FOUND 3/4" REBAR, DOWN 1.0'. CONFIRMED POSITION PER TIES SHOWN ON PARCEL MAP NO. 4474, BK. 31, PG. 26, F.C.R.
4	SOUTH 1/4 CORNER OF SECTION 16, T13S, R19E, M.D.B.&M. REESTABLISHED POSITION PER CORNER RECORD NO. 8025 ON FILE WITH THE FRESNO COUNTY SURVEYOR
5	NORTHEAST CORNER OF LOT 86 OF TRACT 6045, VOL. 87, PGS. 71 & 72, F.C.R. FOUND 3/4" IRON PIPE, DOWN 0.3', TAGGED LS 8177
6	SOUTHEAST CORNER OF LOT 73 OF TRACT 6045, VOL. 87, PGS. 71 & 72, F.C.R. FOUND 3/4" IRON PIPE, DOWN 0.5', TAGGED LS 8177
7	POINT ON THE SOUTH LINE OF PARCEL 2, PARCEL MAP 4474, BK. 31, PG. 26, F.C.R. FOUND REBAR WITH CAP STAMPED LS 2737, DOWN 0.2'
8	NORTHWEST CORNER OF PARCEL 1, PARCEL MAP NO. 4474, BK. 31, PG. 26, F.C.R. FOUND 3/4" IRON PIPE, DOWN 0.2', NO TAG
9	NORTHEAST CORNER OF PARCEL 1, PARCEL MAP NO. 4474, BK. 31, PG. 26, F.C.R. FOUND 3/4" IRON PIPE, FLUSH WITH SURFACE, NO TAG
10	FOUND REBAR WITH CAP STAMPED LS 2737, FLUSH
11	FOUND 3/4" IRON PIPE, DOWN 0.5', NO TAG
12	FOUND REBAR WITH CAP STAMPED LS 2737, FLUSH

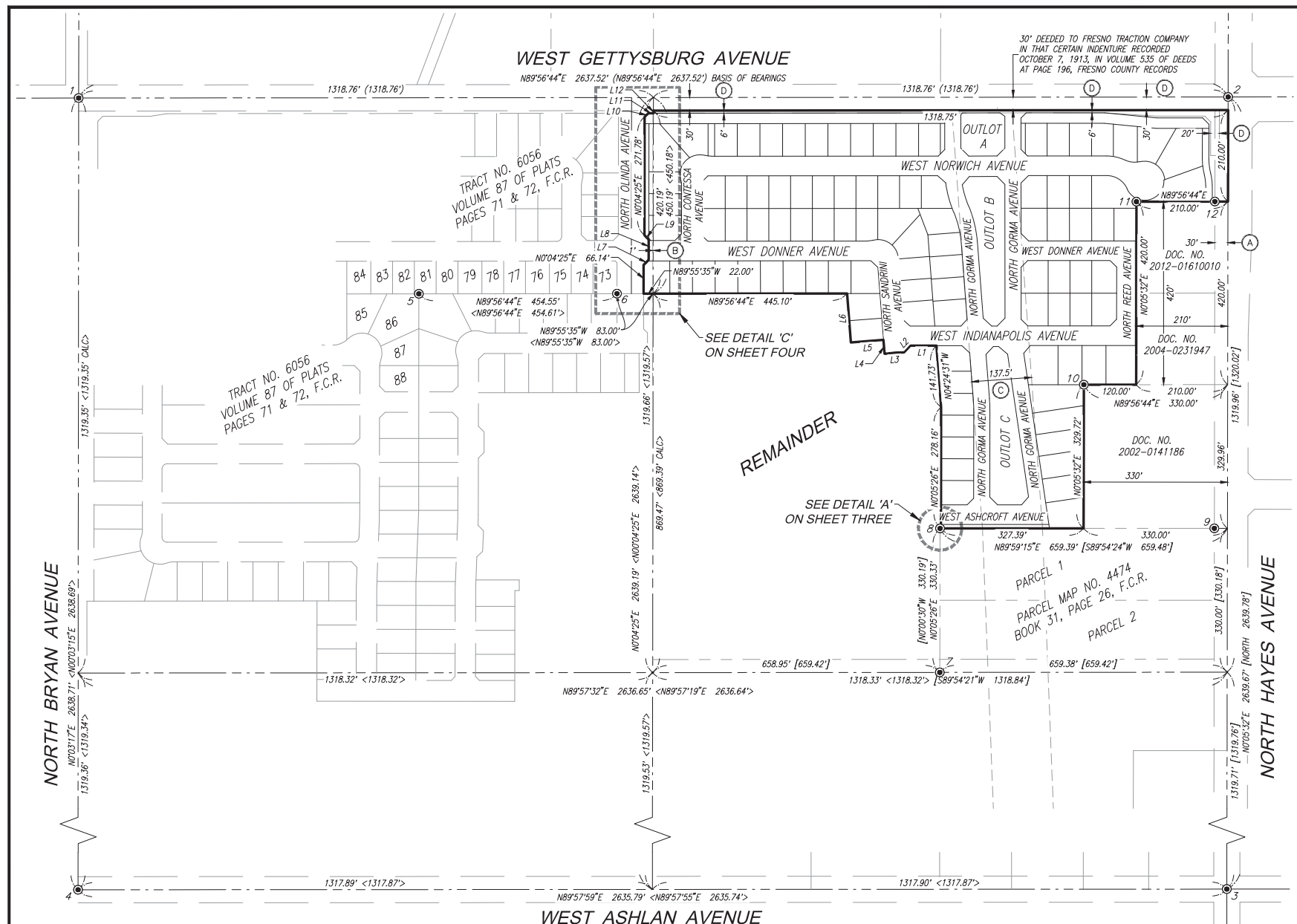
LEGEND

- MONUMENTS FOUND AND ACCEPTED AS NOTED
- DATA PER PARCEL MAP NO. 8031, RECORDED IN BOOK 70 OF PARCEL MAPS AT PAGES 63 AND 64, FRESNO COUNTY RECORDS
- DATA PER PARCEL MAP NO. 4474, RECORDED IN BOOK 31 OF PARCEL MAPS AT PAGE 26, FRESNO COUNTY RECORDS
- DATA PER TRACT NO. 6056, RECORDED IN VOLUME 87 OF PLATS AT PAGES 71 AND 72, FRESNO COUNTY RECORDS
- EXISTING 30' WIDE EASEMENT FOR FRESNO COUNTY ROAD RIGHT-OF-WAY PURPOSES RECORDED DECEMBER 8, 1924 IN BOOK 501, PAGE 404 UNDER RECORDER'S SERIAL NUMBER 32226-L, O.R.F.C.
- EXISTING 1' WIDE EASEMENT FOR POLE LINE GRANTED TO SAN JOAQUIN LIGHT & POWER, RECORDED SEPTEMBER 7, 1924 IN BOOK 926, PAGE 35 UNDER RECORDER'S SERIAL NUMBER 22568, O.R.F.C.
- EXISTING 137.5' WIDE EASEMENT FOR UTILITY PURPOSES GRANTED TO PACIFIC GAS AND ELECTRIC COMPANY, RECORDED MARCH 21, 1955 IN BOOK 3577, PAGE 88 UNDER RECORDER'S SERIAL NUMBER 20217, O.R.F.C.
- EXISTING EASEMENT FOR FRESNO COUNTY ROAD RIGHT-OF-WAY PURPOSES, RECORDED FEBRUARY 15, 2018 UNDER RECORDER'S SERIAL NUMBER 2018-0019797, O.R.F.C.
- F.C.R. FRESNO COUNTY RECORDS
- O.R.F.C. OFFICIAL RECORDS FRESNO COUNTY
- INDICATES LIMITS OF THIS SUBDIVISION

BASIS OF BEARINGS

THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, M.D.B.&M. WAS TAKEN TO BEAR NORTH 89° 56' 44" EAST AS SHOWN ON PARCEL MAP NO. 8031, RECORDED IN BOOK 70 OF PARCEL MAPS AT PAGES 63 AND 64, FRESNO COUNTY RECORDS.

LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°56'44"E	60.02'
L2	N42°46'06"E	20.66'
L3	N85°35'29"E	45.00'
L4	N42°43'1"W	31.97'
L5	N85°35'29"E	75.00'
L6	N42°43'1"W	112.52'
L7	N45°00'34"E	16.45'
L8	N07°03'16"W	46.80'
L9	N44°59'14"W	13.45'
L10	N45°00'34"E	11.72'
L11	N89°56'44"E	11.72'
L12	N07°04'25"E	6.00'
L13	N07°09'06"E	2.42'
L14	N45°00'34"E	16.45'
L15	S89°56'44"W	5.10'
L16	N44°59'26"W	6.51'
L17	N45°00'34"E	21.52'
L18	N45°00'34"E	21.52'
L19	N44°59'26"W	21.47'
L20	N47°13'54"W	22.30'
L21	N47°13'54"W	26.40'
L22	N42°46'06"E	20.78'
L23	N47°13'54"W	26.28'
L24	N89°56'44"E	12.82'
L25	N44°56'44"E	25.46'
L26	N49°12'30"W	27.07'
L27	N89°56'44"E	12.15'
L28	N42°46'06"E	24.87'
L29	N47°13'54"W	24.81'
L30	N45°02'21"E	21.30'
L31	N44°57'39"W	25.51'
L32	N40°48'45"E	24.35'
L33	N40°47'30"E	23.03'
L34	N45°03'16"W	21.28'
L35	N45°01'08"E	21.52'
L36	N44°58'52"W	21.47'
L37	N44°56'44"E	21.28'
L38	N45°03'16"W	24.11'
L39	N44°56'44"E	24.11'
L40	N45°03'16"W	25.53'
L41	N40°49'00"E	24.24'
L42	N48°17'39"W	25.29'
L43	N44°56'44"E	21.28'
L44	N44°56'44"E	7.14'
L45	N44°56'44"E	14.14'
L46	N45°03'16"W	21.50'
L47	N44°56'44"E	5.66'
L48	N45°03'16"W	25.53'
L49	N44°56'44"E	25.53'
L50	N54°53'42"W	13.89'
L51	S44°56'44"W	16.97'
L52	N45°03'16"W	21.28'
L53	N45°03'16"W	14.14'
L54	N45°03'16"W	7.14'
L55	N44°58'52"W	20.62'
L56	N07°05'32"E	9.40'



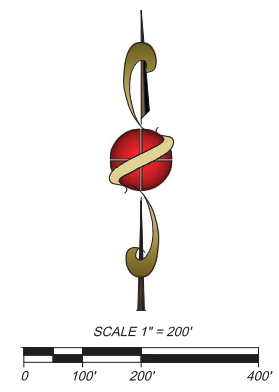
CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C1	49.00'	15°36'04"	13.34'
C2	46.00'	121°04'27"	97.20'
C3	46.00'	24°01'18"	19.29'
C4	46.00'	49°49'38"	40.00'
C5	46.00'	47°13'31"	37.91'
C6	49.00'	15°36'04"	13.34'
C7	49.00'	7°06'39"	6.08'
C8	49.00'	8°29'25"	7.26'
C9	49.00'	15°36'04"	13.34'
C10	46.00'	116°50'33"	93.81'
C11	46.00'	14°00'36"	11.25'
C12	46.00'	44°40'12"	35.86'
C13	46.00'	44°55'10"	36.06'
C14	46.00'	13°14'55"	10.64'
C15	49.00'	15°36'04"	13.34'
C16	267.00'	18°14'02"	84.97'
C17	250.00'	18°14'02"	79.56'

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C18	230.00'	18°14'02"	73.20'
C19	230.00'	6°16'43"	25.20'
C20	230.00'	11°57'19"	47.99'
C21	233.00'	12°43'18"	51.73'
C22	250.00'	22°35'17"	98.56'
C23	270.00'	14°49'52"	69.89'
C24	270.00'	7°04'44"	9.80'
C25	270.00'	12°45'08"	60.09'
C26	96.00'	26°09'55"	43.84'
C27	96.00'	9°07'10"	15.28'
C28	96.00'	17°02'45"	28.56'
C29	49.00'	40°15'24"	34.43'
C30	49.00'	33°31'27"	28.67'
C31	49.00'	6°43'57"	5.76'
C32	46.00'	99°56'47"	80.24'
C33	46.00'	46°23'14"	37.24'
C34	46.00'	53°33'33"	43.00'

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C35	44.00'	159°55'45"	122.82'
C36	44.00'	93°39'14"	71.92'
C37	44.00'	66°16'31"	50.90'
C38	51.00'	66°25'19"	59.12'
C39	72.50'	26°09'55"	33.11'
C40	500.00'	8°18'29"	72.50'
C41	500.00'	4°12'05"	36.66'
C42	500.00'	4°06'24"	35.84'
C43	375.00'	4°29'57"	29.45'
C44	395.00'	4°29'57"	31.02'
C45	412.00'	4°29'57"	32.35'
C46	126.50'	15°11'21"	33.54'
C47	102.50'	15°11'21"	27.17'
C48	87.50'	15°11'21"	23.20'
C49	141.50'	15°11'21"	37.51'
C50	141.50'	8°41'59"	21.49'
C51	141.50'	6°29'22"	16.03'

RADIAL TABLE	
RADIAL	BEARING
R1	S74°28'21"W
R2	N81°30'21"W
R3	N31°40'43"W
R4	N15°32'48"E
R5	S8°26'09"W
R6	N15°39'20"W
R7	N1°38'44"W
R8	N43°01'28"E
R9	N87°56'38"E
R10	S78°48'27"E
R11	N79°18'46"E
R12	N67°21'27"E
R13	S69°26'11"W
R14	S82°11'19"W

RADIAL TABLE	
RADIAL	BEARING
R15	S87°04'45"W
R16	S89°56'44"W
R17	N9°03'54"E
R18	N26°06'39"E
R19	S72°44'48"E
R20	N14°08'45"W
R21	N32°14'29"E
R22	N85°48'02"E
R23	N86°26'18"E
R24	S7°05'32"W
R25	S66°22'03"W
R26	S85°50'20"W
R27	S74°54'11"W
R28	S83°36'10"W



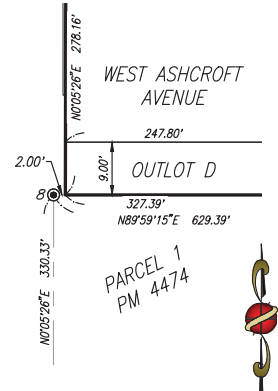
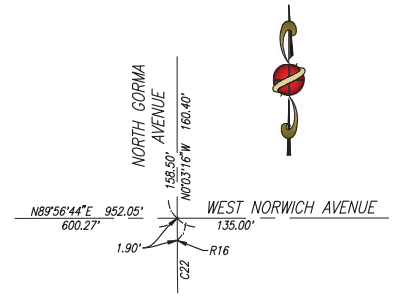
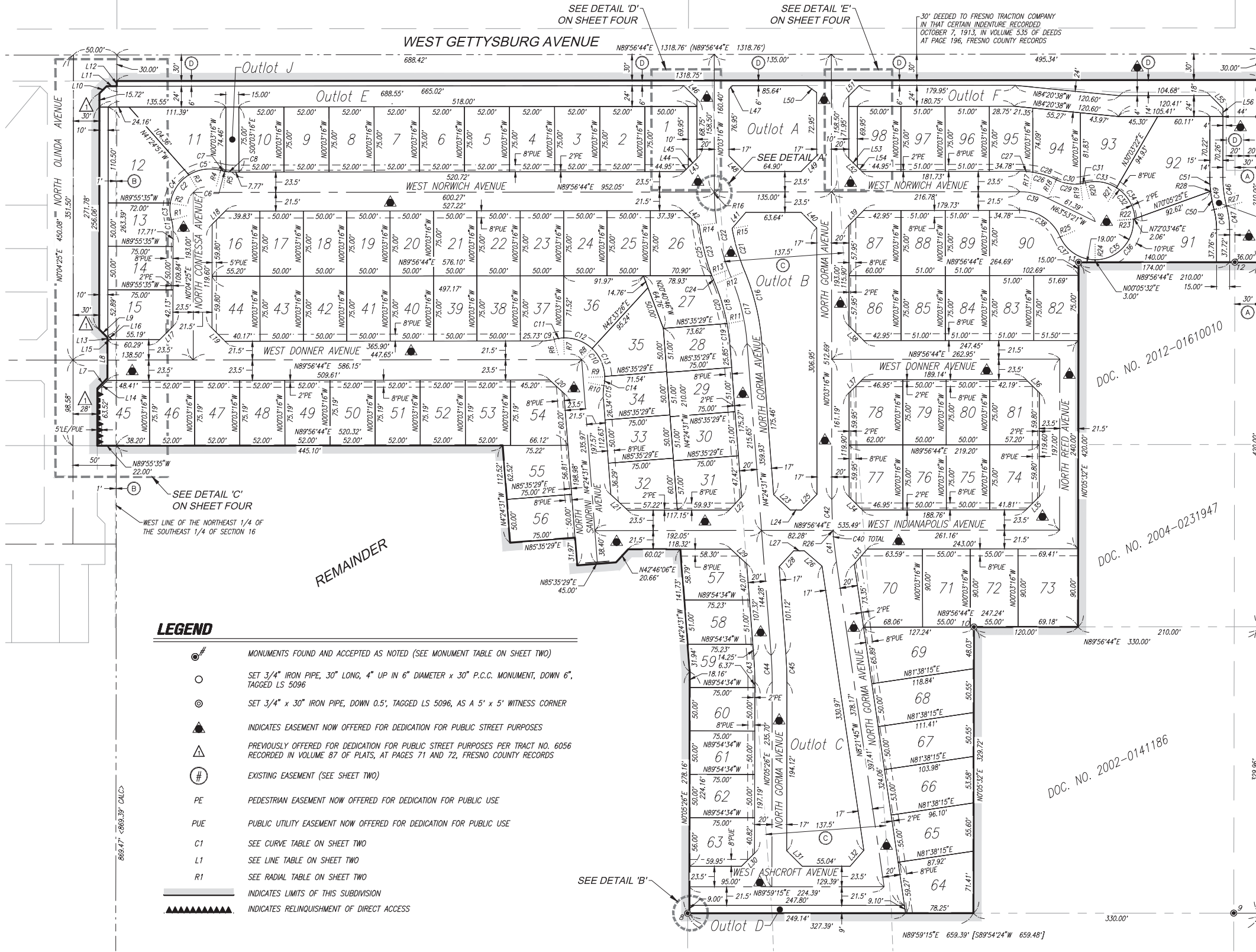
NOTES:

1. SET 3/4" X 30" IRON PIPE, TAGGED LS 5096, DOWN 6", AT ALL LOT CORNERS, ANGLE POINTS, AND ENDS OF CURVES, UNLESS NOTED OTHERWISE
2. OUTLOTS "A", "B", "C", "E", "F" ARE DEDICATED IN FEE TO THE CITY OF FRESNO FOR BIKE AND PEDESTRIAN TRAIL PURPOSES, SUBJECT TO CITY ACCEPTANCE OF DEVELOPER INSTALLED REQUIRED IMPROVEMENTS.
3. OUTLOT "D" IS DEDICATED IN FEE TO THE CITY OF FRESNO FOR FUTURE RIGHT-OF-WAY.
4. OUTLOTS "G", "H", "I", "J", AND "K" ARE DEDICATED IN FEE TO THE CITY OF FRESNO FOR OPEN SPACE, LANDSCAPING, UTILITY AND PEDESTRIAN PURPOSES.

FINAL MAP OF
TRACT NO. 6215

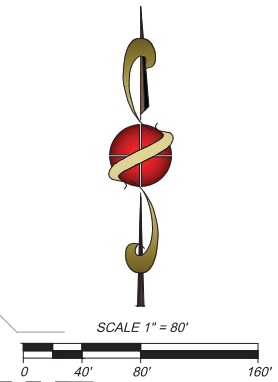
A PLANNED DEVELOPMENT, BEING A MERGER AND RESUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA SURVEYED AND PLATTED IN JUNE 2019 BY PRECISION CIVIL ENGINEERING, INC.

CONSISTING OF FOUR SHEETS
SHEET THREE OF FOUR



LEGEND

- MONUMENTS FOUND AND ACCEPTED AS NOTED (SEE MONUMENT TABLE ON SHEET TWO)
- SET 3/4" IRON PIPE, 30" LONG, 4" UP IN 6" DIAMETER X 30" P.C.C. MONUMENT, DOWN 6", TAGGED LS 5096
- SET 3/4" X 30" IRON PIPE, DOWN 0.5", TAGGED LS 5096, AS A 5' X 5' WITNESS CORNER
- INDICATES EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC STREET PURPOSES
- PREVIOUSLY OFFERED FOR DEDICATION FOR PUBLIC STREET PURPOSES PER TRACT NO. 6056 RECORDED IN VOLUME 87 OF PLATS, AT PAGES 71 AND 72, FRESNO COUNTY RECORDS
- EXISTING EASEMENT (SEE SHEET TWO)
- PE PEDESTRIAN EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC USE
- PUE PUBLIC UTILITY EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC USE
- C1 SEE CURVE TABLE ON SHEET TWO
- L1 SEE LINE TABLE ON SHEET TWO
- R1 SEE RADIAL TABLE ON SHEET TWO
- INDICATES LIMITS OF THIS SUBDIVISION
- INDICATES RELINQUISHMENT OF DIRECT ACCESS



PREPARED BY:
PRECISION CIVIL ENGINEERING, INC.
1234 O STREET
FRESNO, CA 93721
PH(559)449-4500 FAX(559)449-4515

FINAL MAP OF
TRACT NO. 6215

A PLANNED DEVELOPMENT, BEING A MERGER AND RESUBDIVISION OF
A PORTION OF THE SOUTHEAST QUARTER OF SECTION 16,
TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN
IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA
SURVEYED AND PLATTED IN JUNE 2019
BY PRECISION CIVIL ENGINEERING, INC.

CONSISTING OF FOUR SHEETS
SHEET FOUR OF FOUR

SEE SHEETS 2 AND 3 FOR LEGENDS AND TABLES

