

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.

WILSON PREMIER HOMES, INC., A CALIFORNIA CORPORATION

BY: LEO A. WILSON
PRESIDENT

U.S. BANK NATIONAL ASSOCIATION
d/b/a/ HOUSING CAPITAL COMPANY
AS BENEFICIARY

BY: CARL F. SWANSON
VICE-PRESIDENT

NOTARY ACKNOWLEDGEMENTS

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)

ON , 2021, BEFORE ME , NOTARY PUBLIC, PERSONALLY APPEARED LEO A. WILSON, 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.

NAME SIGNATURE

MY COMMISSION EXPIRES COUNTY OF

COMMISSION NUMBER

NOTARY ACKNOWLEDGEMENTS

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)

ON , 2021, BEFORE ME , NOTARY PUBLIC, PERSONALLY APPEARED CARL F. SWANSON, 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.

NAME SIGNATURE

MY COMMISSION EXPIRES COUNTY OF

COMMISSION NUMBER

FINAL MAP OF
TRACT NO. 6335
PHASE 2 OF TENTATIVE TRACT NO. 6235
BEING IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 13
SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN
THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA
SURVEYED AND PLATTED IN NOVEMBER 2020 BY HARBOUR &
ASSOCIATES
CONSISTING OF 3 SHEETS
SHEET 1 OF 3

LEGAL DESCRIPTION

THE REMAINDER AS SHOWN ON THE MAP OF TRACT NO. 6235 ACCORDING TO THE MAP THEREOF FILED FOR RECORD MARCH 17, 2021 IN VOLUME 90 OF PLATS AT PAGES 71, 72 AND 73, 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 BY THE BOARD OF DIRECTORS OF THE FRESNO METROPOLITAN FLOOD CONTROL DISTRICT RECORDED JULY 31, 1995 AS DOCUMENT NUMBER 95092128.
2. THE FACT THAT A PORTION OF SAID PROPERTY LIES WITHIN THE PRECISE PLAN LINES, AFFECTING EAST OLIVE AVENUE, RECORDED IN BOOK 5 PAGES 14 AND 15, OF SPECIFIC PLAN LINES, FRESNO COUNTY RECORDS.
3. STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT ACKNOWLEDGING RIGHT-TO-FARM FOR THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , AS DOCUMENT NO. , FRESNO COUNTY RECORDS.
4. A SUBDIVISION AGREEMENT FOR THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE MAP NO. 6235, RECORDED , AS DOCUMENT NO. , FRESNO COUNTY RECORDS.
5. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR THE MAINTENANCE OF CERTAIN IMPROVEMENTS FOR THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , DOCUMENT NO. , FRESNO COUNTY RECORDS.
6. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT PROVIDING FOR SANITARY SEWER CAPACITY IN THE FOWLER AVENUE TRUNK SEWER AND DEFERRING PAYMENT OF INTERIM FEE SURETY TO THE TIME OF ISSUANCE OF CERTIFICATE OF OCCUPANCY AND CREATION OF LIEN FOR THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , DOCUMENT NO. , FRESNO COUNTY RECORDS.
7. 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. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , DOCUMENT NO. , FRESNO COUNTY RECORDS.
8. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT RELINQUISHING ACCESS RIGHTS FOR CERTAIN LOTS WITHIN THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , AS DOCUMENT NO. , FRESNO COUNTY RECORDS.
10. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR THE MAINTENANCE OF LANDSCAPE IMPROVEMENTS FOR CERTAIN LOTS WITHIN THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , DOCUMENT NO. , FRESNO COUNTY RECORDS.
11. A STATEMENT OF COVENANTS AFFECTING LAND DEVELOPMENT FOR TEMPORARY STORM DRAINAGE FACILITIES FOR THE FINAL MAP OF TRACT NO. 6335, PHASE 2 OF VESTING TENTATIVE TRACT NO. 6235, RECORDED , DOCUMENT NO. , FRESNO COUNTY RECORDS.



SURVEYOR'S STATEMENT

THE SURVEY FOR THIS MAP WAS MADE BY ME OR UNDER MY DIRECTION AND IS TRUE AND COMPLETE AS SHOWN.

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 WILSON PREMIER HOMES, INC. ON NOVEMBER 2, 2020. I HEREBY STATE THAT ALL 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. 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.

AARON D. SPRAY, PLS 9484 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, P.E. 50022 DATE
LICENSE EXPIRES 6-30-2023
CITY ENGINEER

CITY SURVEYOR'S STATEMENT

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

BY: JASON A. CAMIT, L.S. 8636 DATE
LICENSE EXPIRES 12-31-2021
CHIEF SURVEYOR

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 K. CLARK DATE
SECRETARY OF THE FRESNO CITY PLANNING COMMISSION

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, AND APPROVED THE ABANDONMENT OF THOSE PUBLIC STREETS AND/OR PUBLIC EASEMENTS NOT SHOWN ON THE MAP AND NOTED AS ABANDONED BY THE FILING OF THE MAP.

BRIANA PARRA, CMC
INTERIM CITY CLERK

BY: DEPUTY DATE

RECORDER'S CERTIFICATE

DOCUMENT NO. FEE \$

FILED THIS DAY OF , 2021, AT M. IN VOLUME

OF PLATS, AT PAGES , AT THE REQUEST OF OLD REPUBLIC TITLE COMPANY

FRESNO COUNTY RECORDS.
PAUL DICTOS, C.P.A., RECORDER

BY: DEPUTY



Harbour & Associates
Civil Engineers
389 Clovis Avenue, Suite 300 • Clovis, California 93612
(559) 325-7676 • Fax (559) 325 -7699

W.O. #17-048

SUBDIVISION MAP OF
TRACT NO. 6335

PHASE 2 OF TENTATIVE TRACT NO. 6235
BEING IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 13
SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN,
IN THE CITY OF FRESNO, COUNTY OF FRESNO, STATE OF CALIFORNIA

SURVEYED AND PLATTED IN NOVEMBER, 2020
BY HARBOUR & ASSOCIATES

CONSISTING OF 3 SHEETS
SHEET 2 OF 3 SHEETS

LEGEND

- INDICATES FOUND AND ACCEPTED SECTION CORNER OR QUARTER CORNER AS DESCRIBED HEREON.
- INDICATES FOUND AND ACCEPTED MONUMENT AS DESCRIBED HEREON, UNLESS OTHERWISE NOTED.
- INDICATES FOUND AND ACCEPTED 3/4" IRON PIPE DURABLE MONUMENT, IN CONCRETE, DOWN 6", TAGGED LS 9484.
- INDICATES EASEMENT NOW OFFERED FOR DEDICATION TO THE CITY OF FRESNO FOR PUBLIC STREET AND UTILITY PURPOSES.
- () INDICATES RECORD DATA AS SHOWN ON PARCEL MAP NO. 8082 RECORDED IN BOOK 70 OF PARCEL MAPS AT PAGE 92, FRESNO COUNTY RECORDS.
- [] INDICATES RECORD DATA AS SHOWN ON, OR CALCULATED FROM, PARCEL MAP NO. 1356 RECORDED IN BOOK 6 OF PARCEL MAPS PAGE 47, FRESNO COUNTY RECORDS.
- < > INDICATES RECORD DATA AS SHOWN ON PARCEL MAP NO. 8023 RECORDED IN BOOK 71 OF PARCEL MAPS AT PAGE 34, FRESNO COUNTY RECORDS.
- { } INDICATES RECORD DATA AS SHOWN ON THE MAP OF TRACT No. 6235 RECORDED IN VOLUME ____ OF PLATS AT PAGES ____ THROUGH ____, FRESNO COUNTY RECORDS, ALSO INDICATES MEASURED DATA.
- XX INDICATES LOT NUMBER IN BLOCK 1 PER THE MAP OF TEMPERANCE COLONY RECORDED IN VOLUME 2 OF PLATS AT PAGE 7, FRESNO COUNTY RECORDS.
- O.R.F.C. OFFICIAL RECORDS OF FRESNO COUNTY.
- INDICATES THE LIMITS OF THIS SUBDIVISION.

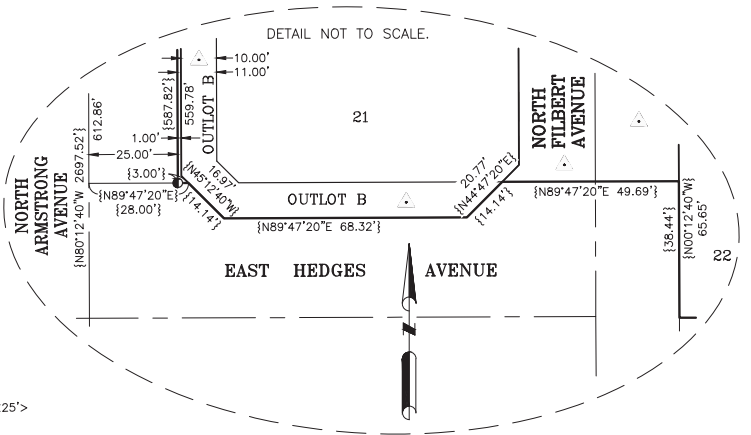
SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, FOUND 1 1/4" IRON PIPE DOWN 10", TAGGED L.S. 2737, AS SHOWN ON PARCEL MAP NO. 8023, RECORDED IN BOOK 71 OF PARCEL MAPS AT PAGE 34, FRESNO COUNTY RECORDS.

BASIS OF BEARINGS

THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, WAS TAKEN TO BE SOUTH 89°59'56" EAST AS SHOWN ON PARCEL MAP NO. 8082 RECORDED IN BOOK 70 OF PARCEL MAPS, AT PAGE 92, FRESNO COUNTY RECORDS.

NOTES:

- 3/4" X 30" IRON PIPE, DOWN 0.5", TAGGED PLS 9484 SET AT ALL LOT CORNERS, BLOCK CORNERS AND BEGINNING AND ENDING OF ALL CURVES, OR WILL BE SET WITHIN ONE YEAR OR ANY APPROVED EXTENSION THEREOF.
- DISTANCES NOT MONUMENTED ARE CALCULATED.



SCALE: 1" = 200'

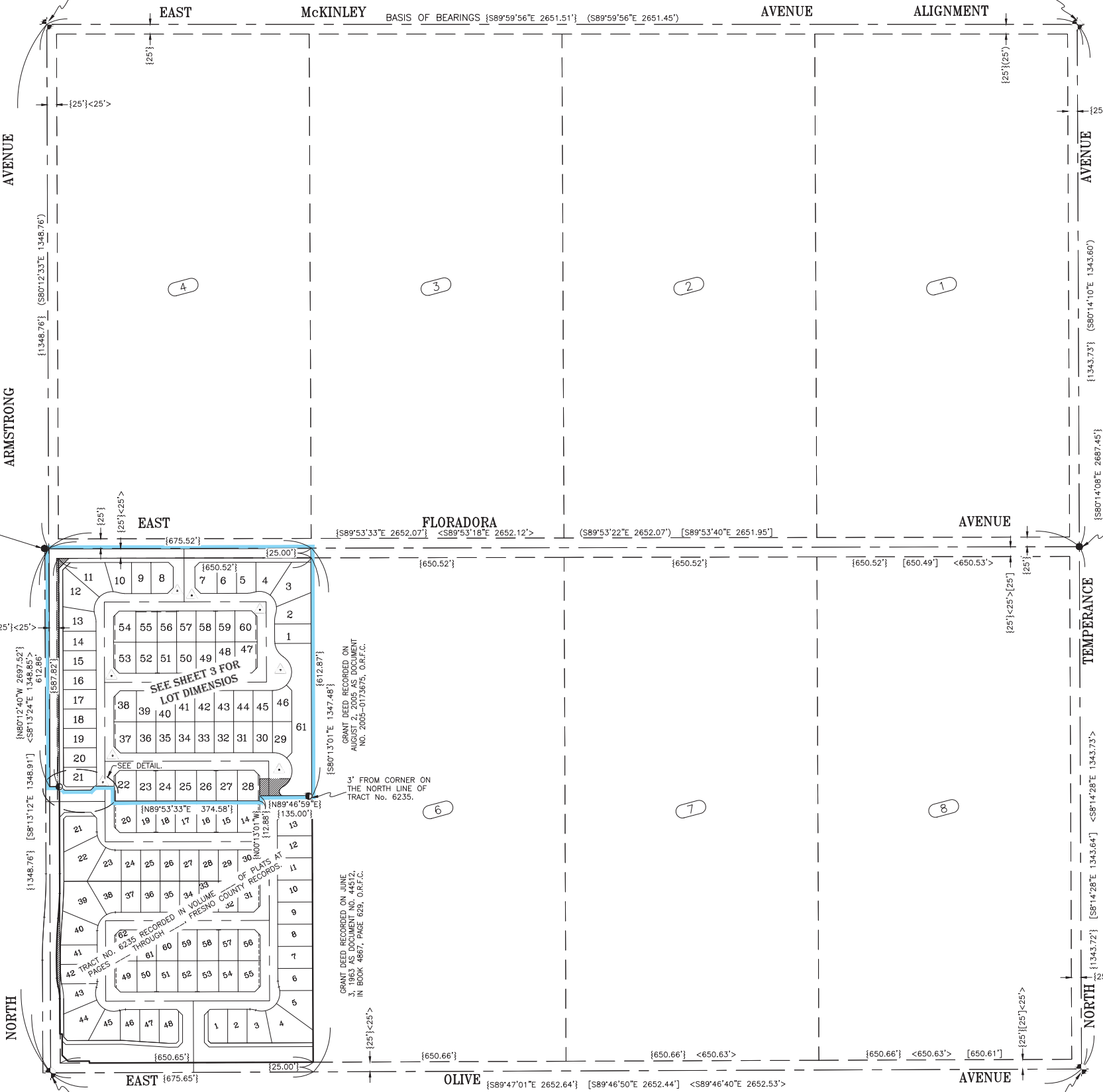


SEE SHEET 3 OF 3 FOR LOT
DIMENSIONS, AND ALL LINE,
CURVE AND RADIAL DATA TABLES.

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NORTH QUARTER CORNER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, FOUND FRESNO COUNTY BRASS CAP MONUMENT, FLUSH. VERIFIED PER CORNER RECORD # 6190.

NORTHEAST CORNER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, FOUND FRESNO COUNTY BRASS CAP MONUMENT, DOWN 6" IN WELL. VERIFIED PER CORNER RECORD # 6139.



CENTER QUARTER CORNER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, FOUND 2" BRASS CAP, STAMPED PLS 7027, FLUSH. VERIFIED POSITION PER CORNER RECORD # 6943.

EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 13 SOUTH, RANGE 21 EAST, MOUNT DIABLO BASE AND MERIDIAN, FOUND FRESNO COUNTY BRASS CAP MONUMENT, IN WELL. VERIFIED PER CORNER RECORD # 6944.

