

OWNER'S STATEMENT

I hereby state that I am the owner of or have record title interest in the subdivided real property, and that I am the only person whose consent is necessary to pass clear title to said land. I hereby consent to the preparation and recordation of this subdivision map as shown within the exterior boundary lines.

I also hereby irrevocably offer for dedication the real property described below as an easement for public purposes to the City of Merced.

All the Public Utility Easements indicated in the map.

I also hereby irrevocably offer for dedication in fee the real property described below for public purposes to the City of Merced.

La Habra Street, Bryce Canyon Court and Canyonlands Court as shown on this map.

I further state that I know of no easement or structure existing within the land herein offered for dedication to the public, other than public utilities.

Owner: Stonefield Home, Inc., a California Corporation

Greg Hostetler, President Date: _____

Fidelity National Title Insurance Company, as Trustee under a Deed of Trust. Document No. 2021-004142, M.C.R.

Trustee: Diane H. Robinson, Asst. Vice President Date: _____

CITY CLERK'S STATEMENT

I, Stephanie R. Dietz, City Clerk of the City of Merced, State of California do hereby certify that this map was approved at a regular meeting of the City Council of the City of Merced on this _____ day of _____, 2021, and that the Council did accept on behalf of the Public, all Streets, Avenues, and Courts in fee (subject of Subdivision Improvement being accepted by the City of Merced), all easements and dedications indicated on this map and accept all underlying water rights.

IN WITNESS WHEREOF, I hereto set my hand this _____ day of _____, 2021.

Signature: Stephanie R. Dietz, City Clerk

TITLE REPORT

PRELIMINARY TITLE REPORT

Prepared by: Fidelity National Title Company
Document: FFORM-301200516
Date: March 19, 2021
Affect: Used in preparation of this plat and considered a part hereto by reference

OMMITTED SIGNATURES

PURSUANT TO SECTION 66436(a)(3)(A)(i) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING PARTIES HAVE BEEN OMITTED

- (1) RIGHT-OF-WAY
Granted To: Crocker-Huffman Land and Water Company, a Corporation
Purpose: For ditches and canals
Document: Book L of Agreements at Page 553, Merced County Records
Recorded: May 12, 1910
- (2) RIGHT-OF-WAY
Granted To: Merced Irrigation District, as successor in interest
Purpose: For ditches, etc.
Document: Book L of Agreements at Page 556, Merced County Records
Recorded: May 12, 1910

SOILS REPORT

A soils report covering the land within the boundaries of the subdivision was made by Technicon Engineering Services Inc., 4539 N. Brawley #108, Fresno, CA 93722, bearing the date of January 10, 2018, a copy of which is on file with the City of Merced.

Project No. 170805.001

SUBDIVISION AGREEMENT

Subdivision Agreement between the City of Merced and STONEFIELD HOME, INC., for STONE RIDGE SOUTH PHASE 4, recorded as Document Number _____, M.C.R.

RECORDER'S STATEMENT

No. _____
Filed this _____ day of _____, 20____, at _____ M. in Volume _____ of Official Plats at Page(s) _____ at the request of Golden Valley Engineering & Surveying, Inc.
Fee: _____

Matt H. May, County Recorder

By: _____, Deputy

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 Greg Hostetler on October 11, 2019. I hereby state that this Final Map substantially conforms to the approved or conditionally approved tentative map, if any, and that all monuments shown hereon are of the character and occupy the positions indicated or that they will be set in those positions before March 10, 2022 are or will be sufficient to enable the survey to be retraced.

Duane J. Andrews, L.S. 4052

Dated: _____

CITY ENGINEER'S STATEMENT

I hereby state that I have examined this map and that the subdivision shown hereon is substantially the same as it appeared on the tentative map, and any approved alterations thereof, that this map is in compliance with all provisions of the California Subdivision Map Act and local ordinances applicable at the time of the approval of the tentative map, have been complied with.

Signature: Michael R. Beltran II, R.C.E.83916
City Engineer

Date: _____

CITY SURVEYOR'S STATEMENT

I hereby state that I have examined this map and have found that it conforms with mapping provisions of the subdivision map act and I am satisfied said map is technically correct.

Signature: Joe M. Cardoso, P.L.S. 8851

Date: _____

TENTATIVE MAP No. 1306
MAJOR SUBDIVISION No. 5385
STONE RIDGE SOUTH PHASE 4
BEING A SUBDIVISION OF PORTIONS OF THE REMAINDERS OF LOTS 205 & 206 OF "MAP OF MERCED COLONY" RECORDED IN VOLUME 4 OF OFFICIAL PLATS AT PAGE 24, MERCED COUNTY RECORDS, AS SHOWN ON MAP OF "STONE RIDGE SOUTH PHASE 3" RECORDED IN VOLUME 83 OF OFFICIAL PLATS AT PAGES 43-46 MERCED COUNTY RECORDS, LYING IN SECTION 31, TOWNSHIP 7 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE & MERIDIAN.
IN THE CITY OF MERCED, STATE OF CALIFORNIA.

SHEET 1 OF 4 DECEMBER 2020

VOLUME _____ PAGE _____



GOLDEN VALLEY
ENGINEERING & SURVEYING

405 W. 19th Street • P.O. Box 349 • Merced, CA 95340
Phone (209) 722-3200 • Fax (209) 722-3254

Job No. 17196 F.B. 232 Pg. 1-11

ACKNOWLEDGEMENT

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, _____

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 and official seal.

Signature _____

Commission No. _____

Commission Expires _____

(DO NOT STAMP)

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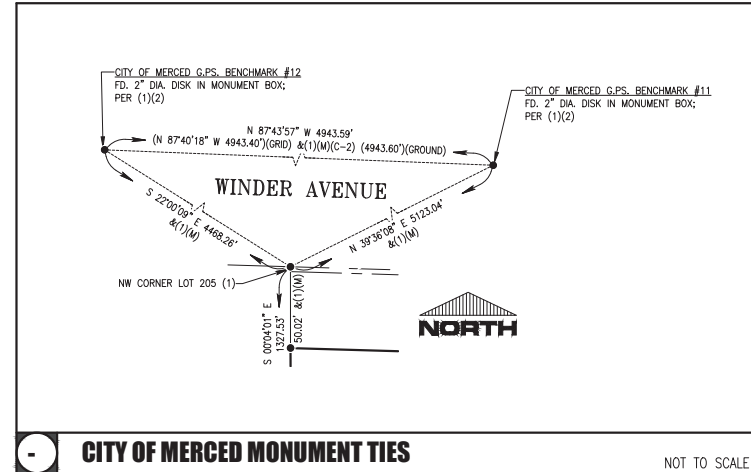
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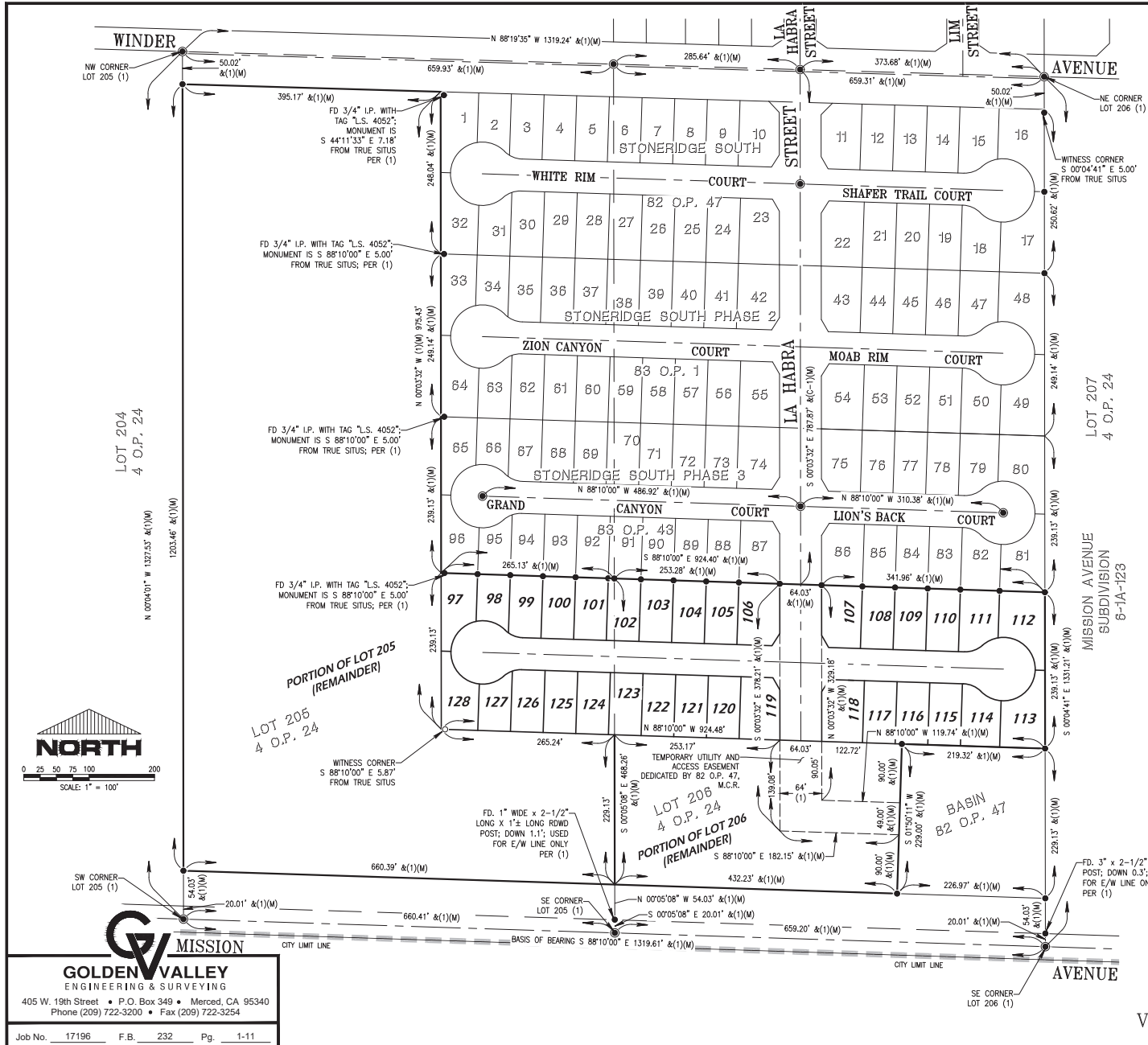


TENTATIVE MAP No. 1306
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IN THE CITY OF MERCED, STATE OF CALIFORNIA.

SHEET 2 OF 4 DECEMBER 2020

VOLUME _____ PAGE _____



BASIS OF BEARINGS
 The bearing S 88°10'00" E for the Centerline of Mission Avenue, between two found monuments, as shown on that certain Subdivision Map of Stone Ridge South Phase 3 recorded in Volume 83 of Official Plats at Pages 43-46, M.C.R., was used as the basis of bearing for this survey.

- REFERENCES**
- Final Map No. 5383, Stone Ridge South Phase 3, Volume 83 of Official Plats, at Pages 43-46, M.C.R.
 - Record of Survey for City of Merced of GPS Survey Control Network, Book 58 of Surveys, at Pages 38-41, M.C.R.

- LEGEND**
- Found monument and accepted 3/4" Iron Pipe with tag L.S. 4052", per (1), unless otherwise as noted.
 - ⊙ Found monument in monument well and accepted 3/4" Iron Pipe with tag L.S. 4052", per (1), unless otherwise as noted.
 - Set 3/4" iron pipe, with tag "L.S. 4052"
 - ⊙ Set 3/4" iron pipe in monument well with tag "L.S. 4052"
 - () Record data per that certain numbered reference. See references.
 - (C) Calculated per reference listed herein
 - (M) Measured Distance
 - (R) Radial Bearing
 - FD. Found
 - I.P. Iron Pipe
 - M.C.R. Merced County Records
 - O.P. Official Plats
 - P.U.E. Public Utility Easement
 - Survey Boundary

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 IN THE CITY OF MERCED, STATE OF CALIFORNIA.

SCALE: 1"=100' SHEET 3 OF 4 DECEMBER 2020

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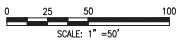
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 ENGINEERING & SURVEYING
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Job No. 17196 F.B. 232 Pg. 1-11

CURVE TABLE			
CURVE #	DELTA	RADIUS	LENGTH
C1	43°20'31"	39.50'	29.88'
C2	33°48'19"	39.50'	23.31'
C3	09°32'12"	39.50'	6.57'
C4	57°09'10"	48.50'	48.38'
C5	76°11'20"	48.50'	64.49'
C6	85°38'45"	48.50'	72.50'
C7	47°41'45"	48.50'	40.37'
C8	43°20'30"	39.50'	29.88'
C9	22°27'28"	39.50'	15.48'
C10	20°53'02"	39.50'	14.40'
C11	43°20'30"	39.50'	29.88'
C12	40°46'30"	48.50'	34.52'
C13	92°34'01"	48.50'	78.36'
C14	101°47'16"	48.50'	86.16'
C15	31°33'14"	48.50'	26.71'
C16	43°20'30"	39.50'	29.88'

RADIAL LINE TABLE	
RADIAL #	DIRECTION
R1	N35°38'19"E
R2	S45°10'30"W
R3	S45°10'30"W
R4	N11°58'40"W
R5	N88°10'00"W
R6	N06°11'15"E
R7	S41°30'30"E
R8	S41°30'30"E
R9	N19°03'02"W
R10	S45°10'30"W
R11	S45°10'30"W
R12	N04°24'01"E
R13	S88°10'00"E
R14	S09°57'16"E
R15	S41°30'30"E
R16	S41°30'30"E

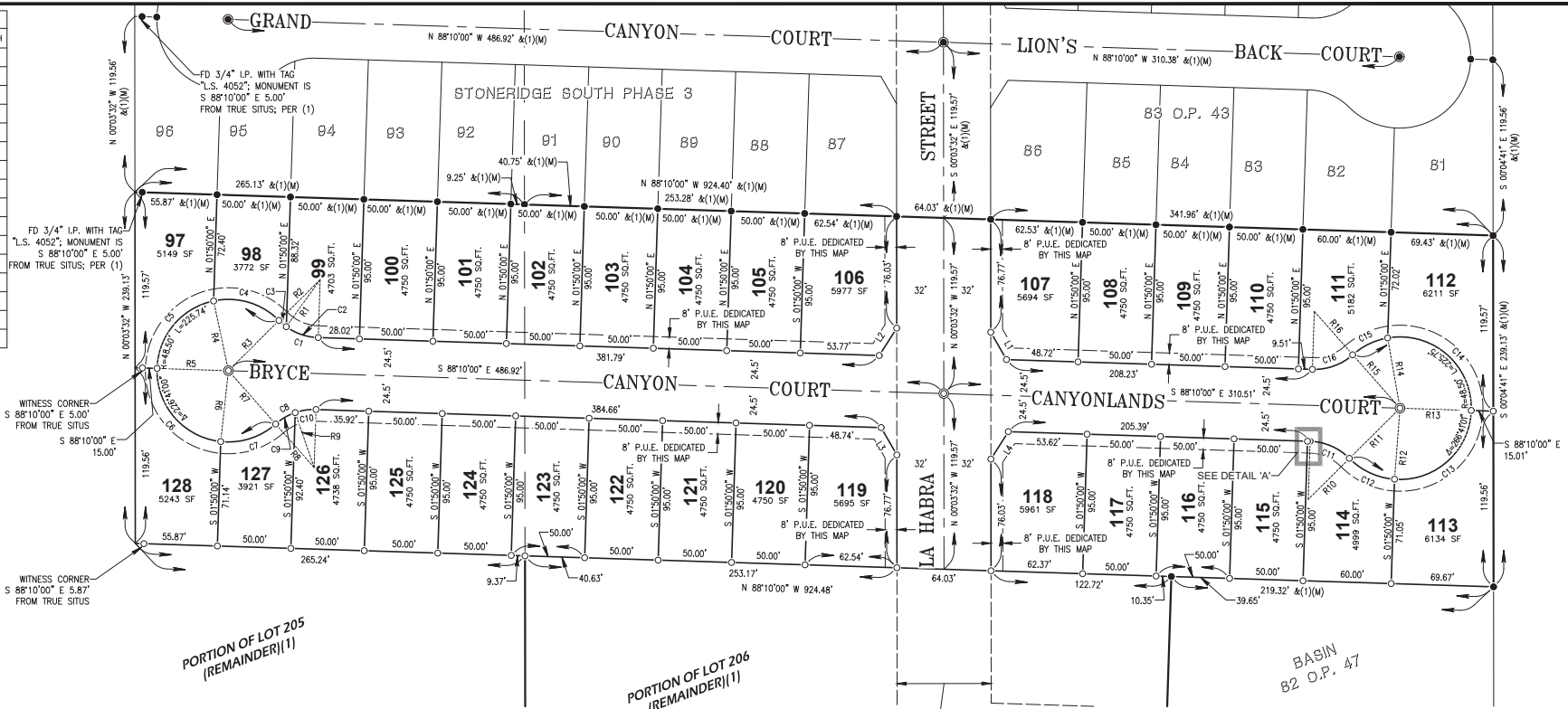
LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S29°50'40"E	21.47'
L2	S32°30'58"W	22.11'
L3	S29°49'33"E	21.46'
L4	S32°28'32"W	22.09'



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PORTION OF LOT 205
(REMAINDER)(1)

PORTION OF LOT 206
(REMAINDER)(1)

BASIN
B2 O.P. 47

LEGEND

- Found monument and accepted 3/4" Iron Pipe with tag L.S. 4052, per (1), unless otherwise as noted.
- ⊙ Found monument in monument well and accepted 3/4" Iron Pipe with tag L.S. 4052, per (1), unless otherwise as noted.
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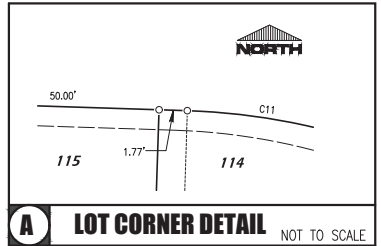
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64 FOOT WIDE
TEMPORARY UTILITY
& ACCESS EASEMENT
DEDICATED BY
82 O.P. 47, M.C.R.



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