

**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 recording 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, Grand Canyon Court and Lien's Back 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: Stonerfield Home, Inc., a California Corporation  
 Greg Hostetler, President  
 Date: \_\_\_\_\_

Fidelity National Title Insurance Company, as Trustee under a Deed of Trust.  
 Document No. 2020-012306, M.C.R.

Trustee: Duane 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, state of California, held on the \_\_\_\_\_ day of \_\_\_\_\_, 2021, and that Council did accept on behalf of the Public all Streets, Avenues, and Courts (subject to Subdivision Improvements being accept by the City of Merced), all easements and dedications indicated on this map.

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

Signature: Stephanie R. Dietz, City Clerk



**GOLDEN VALLEY**  
 ENGINEERING & SURVEYING  
 405 W. 16th 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

**TITLE REPORT**

**PRELIMINARY TITLE REPORT**  
 Fidelity National Title Company  
 Document: 2020-012306  
 Date: 05/12/2020  
 Affect: Used in preparation of this plat and considered a part hereto by reference

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

**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 all the monuments are of character and occupy the positions shown on this map and that those monuments were set on August 30, 2022 on behalf of subdivision improvements as completed by the City of Merced and 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.

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. Beltman 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. 8651

Date: \_\_\_\_\_

**SOILS REPORT**  
 A soils report covering the land within the boundaries of the subdivision was made by Technicon Engineering Services Inc., 4839 N. Brainerd #108, Fresno, CA 93722, on \_\_\_\_\_ day of \_\_\_\_\_, 2019, 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 STONERFIELD HOME, INC., for STONE RIDGE SOUTH PHASE 3, recorded as Document Number \_\_\_\_\_, M.C.R.

**RECORDER'S STATEMENT**  
 Filed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_ M. in Volume \_\_\_\_\_ of Official Plats at Page(s) \_\_\_\_\_ at the request of Golden Valley Engineering & Surveying, Inc.  
 Rec: \_\_\_\_\_

By: Barbara J. Levey, County Recorder  
 \_\_\_\_\_, Deputy

TENTATIVE MAP No. 1306  
 MAJOR SUBDIVISION No. 5383  
**STONE RIDGE SOUTH PHASE 3**  
 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 1 - 4, 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  
 NOVEMBER 2020

VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

**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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State of California  
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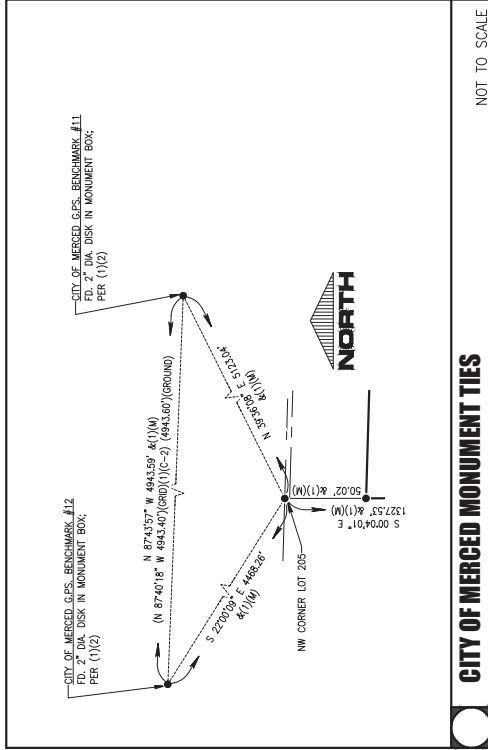
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.  
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Signature \_\_\_\_\_  
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Job No. 17196 F.B. 232 Pg. 1-11



TENTATIVE MAP No. 1306  
 MAJOR SUBDIVISION No. 53883  
**STONE RIDGE SOUTH PHASE 3**  
 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 2" RECORDED IN VOLUME 83 OF OFFICIAL PLATS AT PAGES 1 - 4, 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  
 NOVEMBER 2020  
 SHEET 2 OF 4

VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

**LEGEND**

- Found monument and accepted 3/4" iron pipe with tag "L.S. 4062", unless otherwise noted.
- Found monument in monument well and accepted 3/4" iron pipe with tag "L.S. 4062" as noted.
- Set 3/4" iron pipe with tag "L.S. 4062"
- Set 3/4" iron pipe in monument well with tag "L.S. 4062"
- ( ) 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
- O.R. Official Records
- P.U.E. Public Utility Easement
- Survey Boundary

**REFERENCES**

- (1) Final Map No. 5360, Stone Ridge South Phase 2, Volume 83 of Official Plats, at Pages 1-4, M.C.R.
- (2) Record of Survey for City of Merced of GPS Survey Control Network, Book 56 of Surveys, at Pages 36-41, M.C.R.

**BASES OF BEARINGS**

The bearing S 88°10'00" E for the Centerline of Mission Avenue, between the found monuments as shown on the map, is based on the centerline of Mission Avenue, as shown on the map, and is based on the centerline of Mission Avenue, as shown on the map, and is based on the centerline of Mission Avenue, as shown on the map.

**NOTES**

1. 1" wide x 2-1/2" long iron pipe monuments used for E/W line only.
2. 3/4" wide x 2-1/2" long iron pipe monuments used for E/W line only.

**DESCRIPTION**

THIS MAP SHOWS THE REMAINDERS OF LOTS 1 THROUGH 106 OF STONERIDGE SOUTH PHASE 2, BEING A SUBDIVISION OF PORTIONS OF THE REMAINDERS OF LOTS 4 OF & 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 2" RECORDED IN VOLUME 83 OF OFFICIAL PLATS AT PAGES 1 - 4, MERCED COUNTY RECORDS, LYING IN SECTION 31, TOWNSHIP 7 SOUTH, RANGE 14 EAST, MOUNT Diablo BASE & MERIDIAN.

**GENERAL NOTES**

IN THE CITY OF MERCED, STATE OF CALIFORNIA  
 SCALE: 1" = 100'  
 SHEET 3 OF 4  
 NOVEMBER 2020

**PROPERTY**

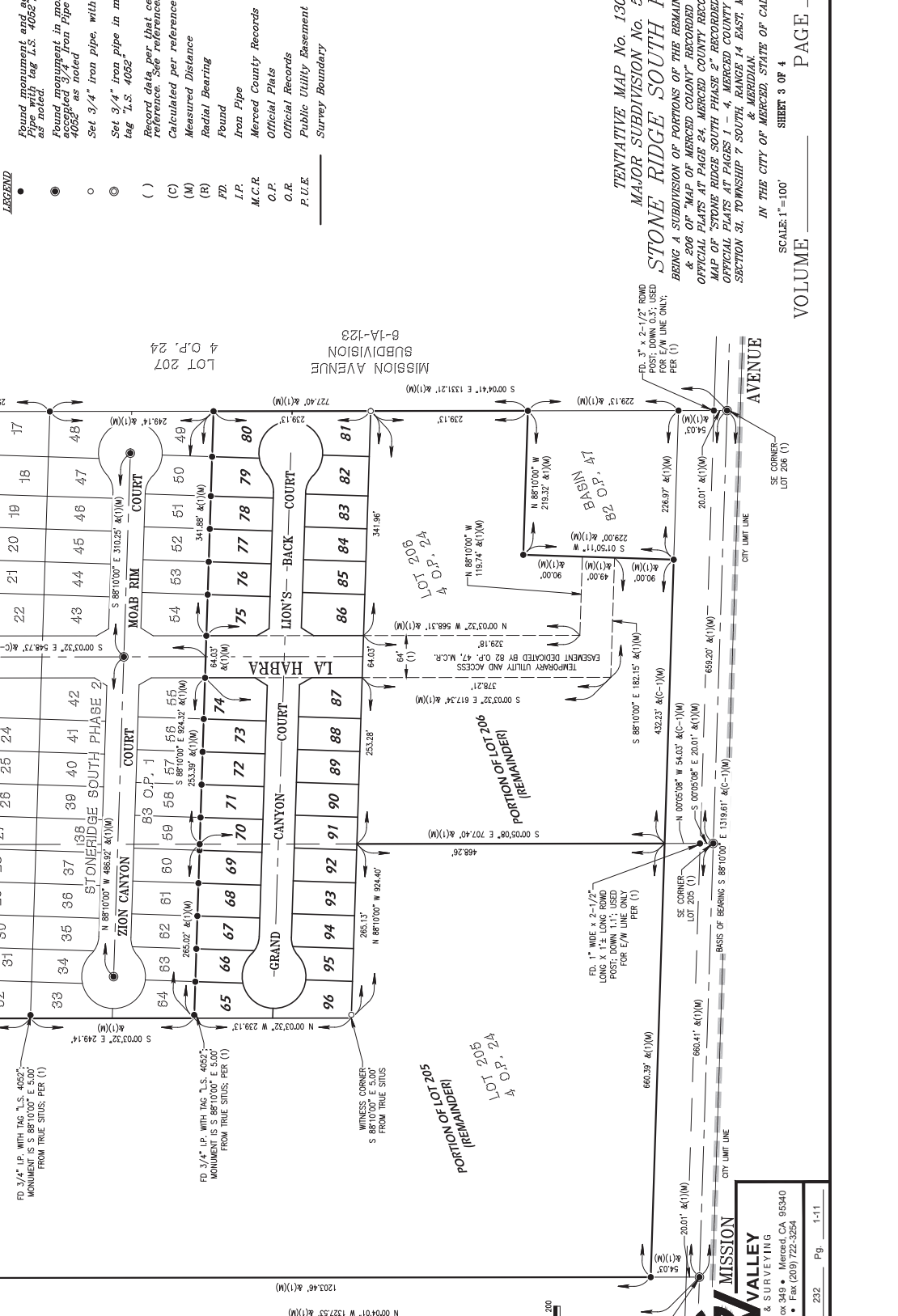
WINDER LOT 205 (1)  
 NE CORNER LOT 206 (1)  
 SE CORNER LOT 206 (1)  
 SW CORNER LOT 205 (1)

**STREETS**

WINDER STREET  
 HABRA STREET  
 STONERIDGE SOUTH PHASE 2  
 SHAPER TRAIL COURT  
 MOAB RIM COURT  
 ZION CANYON COURT  
 GRAND CANYON COURT  
 LION'S-BACK COURT  
 MISSION AVENUE  
 AVENUE

**LOT DATA**

LOT 1-106  
 LOT 204  
 LOT 205 (1)  
 LOT 206 (1)



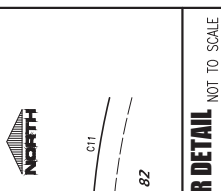
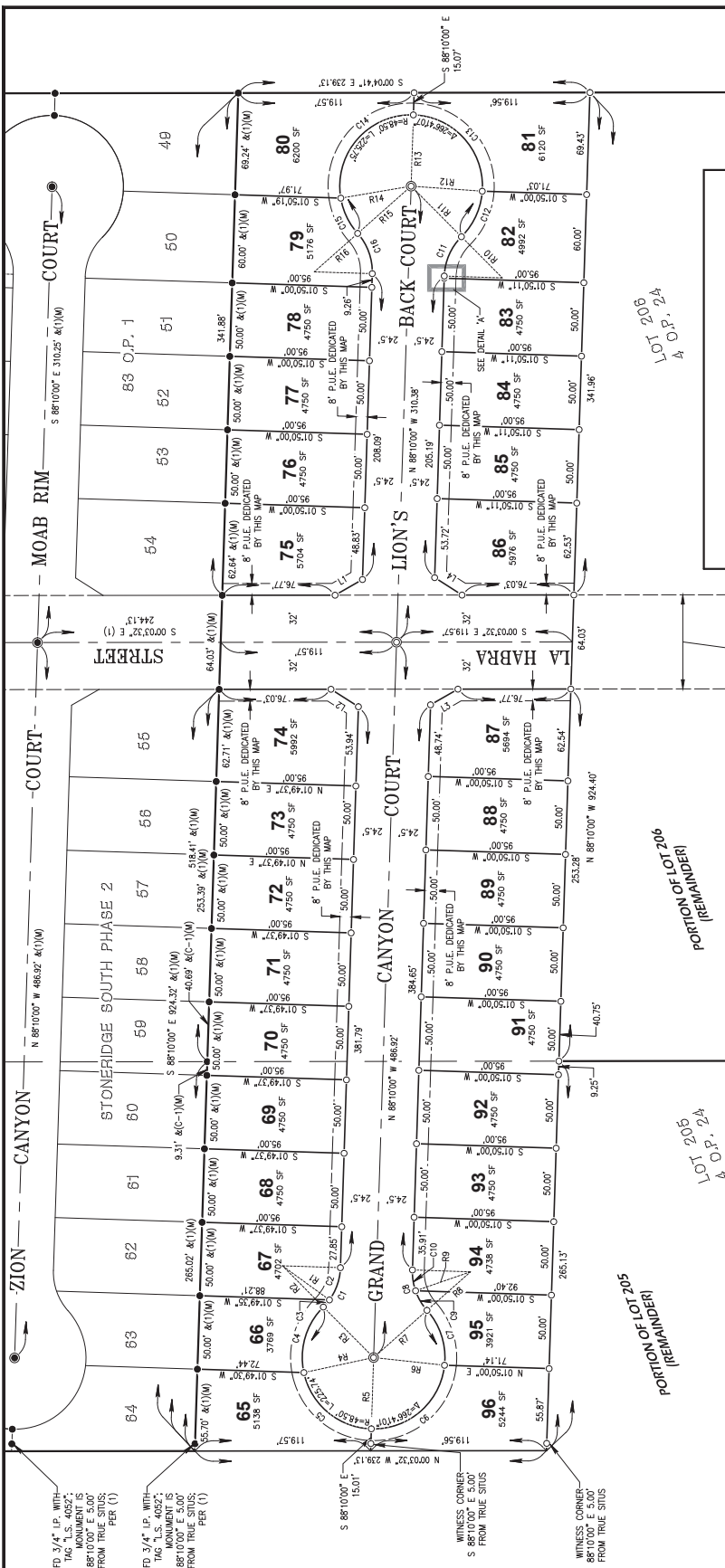
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CURVE #	DELTA	RADIUS	LENGTH
C1	43°20'50"	39.50'	29.88'
C2	34°08'08"	39.50'	23.51'
C3	09°14'21"	39.50'	6.37'
C4	57°21'35"	48.50'	48.55'
C5	20°59'55"	48.50'	64.32'
C6	53°30'33"	48.50'	72.69'
C7	47°42'28"	48.50'	40.38'
C8	43°20'50"	39.50'	29.88'
C9	22°28'32"	39.50'	15.47'
C10	20°55'58"	39.50'	14.41'
C11	43°20'29"	39.50'	29.88'
C12	41°08'04"	48.50'	34.82'
C13	92°12'27"	48.50'	78.05'
C14	107°28'53"	48.50'	85.90'
C15	31°51'37"	48.50'	26.97'
C16	43°20'50"	39.50'	29.88'

LINE #	DIRECTION	LENGTH
L1	S29°50'01"E	21.47'
L2	N32°30'05"E	22.10'
L3	S29°49'27"E	21.46'
L4	S32°28'29"W	22.12'

RADIAL #	DIRECTION
R1	S35°26'09"E
R2	S45°10'33"W
R3	S45°10'33"W
R4	N12°11'05"W
R5	N88°10'00"W
R6	N06°11'59"E
R7	S41°30'00"E
R8	S41°30'00"E
R9	N19°03'58"W
R10	S45°10'30"W
R11	S45°10'30"W
R12	N04°02'27"E
R13	S88°10'00"E
R14	S09°38'53"E
R15	S41°30'00"E
R16	S41°30'00"E



**A** LOT 82 & 83 CORNER DETAIL NOT TO SCALE

PORTION OF LOT 205 (REMAINDER)

PORTION OF LOT 206 (REMAINDER)

LOT 206 A.O.P. 24

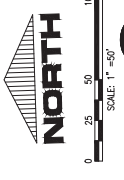
**LEGEND**

- Found monument and accepted 3/4" Iron Pipe with tag L.S. 4062 unless otherwise as noted.
- Found monument in monument well and accepted 3/4" Iron Pipe with tag L.S. 4062 as noted.
- Set 3/4" Iron pipe, with tag "L.S. 4062" tag "L.S. 4062"
- ( ) Record data, per that certain numbered reference. See references.
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- PD. Found
- I.P. Iron Pipe
- M.C.R. Merced County Records
- O.P. Official Plats
- O.R. Official Records
- P.U.E. Public Utility Easement
- Survey Boundary

**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 2, recorded in Volume 83 of Official Plats at Pages 1-4, M.C.R., was used as the basis of bearing for this survey.

**REFERENCES**

- (1) Final Map No. 5380, Stone Ridge South Phase 2, Volume 83 of Official Plats, at Pages 1-4, M.C.R.
- (2) Record of Survey for City of Merced of GPS Survey Control Network, Book 58 of Surveys, at Pages 38-41, M.C.R.



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TENTATIVE MAP No. 1306  
MAJOR SUBDIVISION No. 5383  
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IN THE CITY OF MERCED, STATE OF CALIFORNIA.  
SCALE: 1"=50'  
SHEET 4 OF 4  
NOVEMBER 2020