

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.

For: Yosemite & G, LLC, a California limited liability company

Neil Angelillo Date: 7/25/2025
Manager

ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual(s) named in 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 July 25, 2025 before me,

Neil Angelillo, 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 Bonifacio
Notary Public

Commission No. 2490642

Commission Expires 6-16-28
(DO NOT STAMP)

SOLIS REPORT
A solis report covering the land within the boundaries of the subdivision was made by Kenneth Solis, a licensed Professional Engineer, Division 448 Mitchell Road Suite C, Merced, California 95354, bearing the date of December 2, 2020, a copy of which is on file with the City of Merced.
Project No. 072-20062

TITLE REPORT

PRELIMINARY TITLE REPORT
Prepared by
Placer Title Company
P-653465
March 6, 2025
Date:
Used in preparation of this plat
and is considered a part hereto
by reference

COVENANTS, CONDITIONS & RESTRICTIONS

Covenants Conditions and Restrictions, and any modifications thereof for Yosemite Crossing are recorded as the following Document Numbers in Official Records of Merced County: 2021031077, 2021045550, 2021031078, 2021045549, 2022012423, 2021031079.

SUBDIVISION AGREEMENT

Subdivision Agreement between the City of Merced and **YOSEMITE & G, LLC**, for **YOSEMITE CROSSING PHASE 3**, recorded as Document Number 2025-025539 M.C.R.

CITY CLERK'S CERTIFICATE

I, Scott McBride, 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 24 day of September, 2025.

IN WITNESS WHEREOF, I have set my hand this 24 day of September, 2025.

Signature: Scott McBride
Scott McBride, City Clerk

RECORDERS STATEMENT No. 2025025538

Filed this 24 day of September, 2025, at 12:54 P.M. in Volume 89 of Official Plats at Page(s) 20-21 at the request of Golden Valley Engineering & Surveying, Inc.
Fee: 85.00

Matt H. May,
County Recorder

By: [Signature] 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 Neil Angelillo on April 7, 2025. I hereby state that all monuments are on character and occupy the positions indicated or that they will be set in those positions before June 30, 2026, or before said Subdivision Improvements are accepted 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.



Signature: [Signature]
Zachary T. Janz, L.S. 8684
Date: JUNE 6, 2025

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 Subdivision Map Act and Local Ordinances applicable at the time of the approval of the Tentative Map, have been complied with.

Signature: [Signature]
Daryl Jordan, R.C.E. 58036
City Engineer

Date: 4/6/25



CITY SUPERVISOR'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: [Signature]
Joaquin M. Cardoso, P.L.S. 8861

Date: 4/8/2025



VESTING TENTATIVE MAP NO. 1314
MAJOR SUBDIVISION No. 5429
YOSEMITE CROSSING PHASE 3
BEING A SUBDIVISION OF ADJUSTED REMAINDER AS SHOWN ON PARCEL MAP FOR YOSEMITE CROSSING, RECORDED IN BOOK 122 OF PARCEL MAPS AT PAGES 35 & 36, MERCED COUNTY RECORDS, LYING IN SECTION 8, TOWNSHIP 7 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE & MERIDIAN 1N THE CITY OF MERCED, COUNTY OF MERCED, STATE OF CALIFORNIA.
SHEET 1 OF 2
APRIL 2025

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G STREET

BASIS OF BEARINGS
The bearing N 00°44'22" E. for the East line of G Street as shown on that certain map titled "Yosemite Crossing Phase 1, recorded in Volume 84 of Official Plats at Pages 38-41, M.C.R. was used as the basis of bearing for this survey.

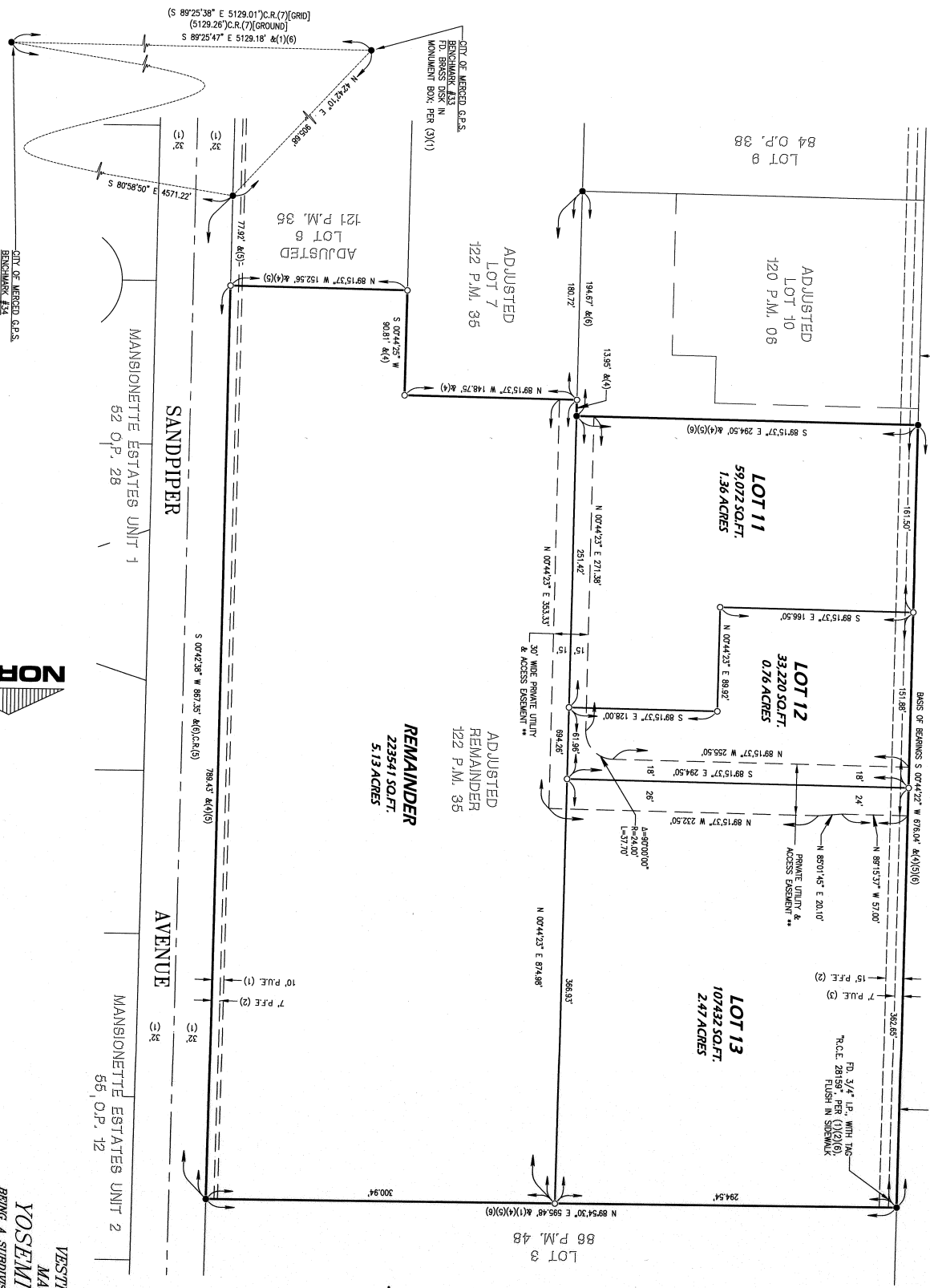
- REFERENCES**
- (1) Yosemite Crossing Phase 1, Volume 84 of Official Plats, at Pages 38-41, M.C.R.
 - (2) Mansionette Estates Unit 1, Volume 62 of Official Plats, at Pages 31-33, M.C.R.
 - (3) Parcel Map for Spalding G. Nathan, Book 84, Parcel Maps, at Page 28, M.C.R.
 - (4) Parcel Map for Yosemite Crossing, Book 122, Parcel Maps, at Pages 35-36, M.C.R.
 - (5) Parcel Map for Yosemite Crossing, Book 121, Parcel Maps, at Pages 35-36, M.C.R.
 - (6) Yosemite Crossing Phase 2, Volume 85 of Official Plats, at Pages 42-43, M.C.R.
 - (7) "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 and accepted 3/4" Iron Pipe with tag "L.S. 4002", Per (1) and/or (6), unless otherwise noted.
- Set 3/4" Iron pipe with tag "L.S. 0064"
- () Record data, per that certain numbered reference. See references.
- C.R. Calculated from Reference Listed Herein
- PD. Found
- I.P. Iron Pipe
- M.C.R. Merced County Records
- O.P. Official Plats
- P.F.E. Public Facility Easement
- P.U.E. Public Utility Easement
- Survey Boundary

MAP NOTE

** The Private Utility and Access Easement for the 121 P.M. 35, and Lot 6 per Yosemite Crossing Phase 1, at Page 38, M.C.R., and for the benefit of Adjusted Lot 10 per Parcel Map for Yosemite Crossing, 120 P.M. 6, M.C.R., and for the benefit of Adjusted Lot 6 per Parcel Map for Yosemite Crossing, 121 P.M. 35, M.C.R., and for the benefit of Adjusted 7 per Parcel Map for Yosemite Crossing, 122 P.M. 35, M.C.R., and for the benefit of 85 O.P. 12, and for the benefit of Lot 11, Lot 12, Lot 13, and Remainder per this map.



GOLDEN VALLEY
ENGINEERING & SURVEYING
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Phone (209) 722-3200 • Fax (209) 722-3234

Job No. 19250 F.B. 237 Pg. 40



0 15 30 45 60 75 90 105 120
SCALE: 1" = 60'

VESTING TENTATIVE MAP NO. 1314

MAJOR SUBDIVISION No. 5429

YOSEMITE CROSSING PHASE 3

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