

PARCEL AREA

3 PARCELS; 10.05 GROSS ACRES ±

PARCEL MAP NO. 20012

SHEET 1 OF 3 SHEETS

BEING A SUBDIVISION OF A PORTION OF LOT 86, MARYGOLD ACRES, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, PER PLAT RECORDED IN BOOK 19, PAGE 15, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA,

T&M SURVEYING

DATE OF SURVEY: 9-11-2019

OWNER'S STATEMENT

WE HEREBY CERTIFY THAT WE ARE ALL AND THE ONLY PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND SUBDIVIDED AS SHOWN ON THIS MAP, AND HEREBY WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP. WE HEREBY STATE WE AM ARE THE ONLY PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND SUBDIVIDED AS SHOWN ON THIS MAP, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP. WE HEREBY IRREVOCABLY OFFER TO DEDICATE TO THE COUNTY OF SAN BERNARDINO, THE PUBLIC IN GENERAL, AND TO ANY OF THE SEVERAL PUBLIC UTILITY COMPANIES WHICH ARE AUTHORIZED TO SERVE IN SAID SUBDIVISION, AN EASEMENT FOR PUBLIC ROADS, COUNTY HIGHWAYS, AND PUBLIC UTILITY PURPOSES IN, UNDER, OVER, THROUGH, AND ACROSS MARYGOLD AVENUE AS SHOWN ON THIS MAP. THE EXPRESSED RIGHTS TO THE PUBLIC IN GENERAL AND TO THE SEVERAL UTILITY COMPANIES SHALL BE AND SHALL REMAIN INFERIOR TO THE SUPERIOR RIGHTS OF THE COUNTY OF SAN BERNARDINO.

NAME/TITLE: COUNTY OF SAN BERNARDINO, A BODY PUBLIC AND POLITIC

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

ON BEFORE ME, 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 MY PRINCIPAL PLACE OF BUSINESS IS IN

SIGNATURE COUNTY

PRINTED NAME MY COMMISSION NO.

MY COMMISSION EXPIRES

SIGNATURE OMISSIONS NOTE:

THE SIGNATURE(S) OF HELLMAN COMMERCIAL TRUST AND SAVINGS BANK, THE OWNER(S) OF AN EASEMENT FOR LAYING, CONSTRUCTING, INSPECTING AND REPAIRING PIPE LINES, DITCHES AND AQUEDUCTS, AS WELL AS ALL WATER UNDER AND WATER RIGHTS, INCLUDING THE RIGHT TO TAKE WATER FROM THE LAND AS DISCLOSED BY BOOK 636, PAGE 43 OF DEEDS, RECORDED ON APRIL 9, 1918, RECORDS OF SAN BERNARDINO COUNTY HAS/HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (A) (3) (A) OF THE SUBDIVISION ACT. IT'S INTEREST CANNOT RIPEN INTO FEE.

1. SAID EASEMENT CANNOT BE LOCATED OF RECORD

COMPOSITE DEVELOPMENT PLAN NOTE

A COMPOSITE DEVELOPMENT PLAN (CDP) AFFECTING THIS MAP IS ON FILE IN THE SAN BERNARDINO COUNTY OFFICE OF BUILDING AND SAFETY.

BOARD OF SUPERVISORS CERTIFICATE

I HERBY CERTIFY THAT A BOND IN THE SUM OF \$100,000 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, CONDITIONED UPON PAYMENT OF ALL TAXES (STATE, COUNTY, MUNICIPAL, OR LOCAL) AND ALL SPECIAL ASSESSMENTS, COLLECTED AS TAXES, WHICH AT THE TIME OF THE FILING OF THIS MAP WITH THE COUNTY OF SAN BERNARDINO ASSESSOR-RECORDER-COUNTY CLERK ARE A LIEN AGAINST SAID PROPERTY, BUT NOT YET PAYABLE; AND THAT THE SUB-DIVIDER HAS FILED WITH ME A CERTIFICATE BY THE PROPER OFFICER GIVING HIS ESTIMATE OF THE AMOUNT OF SUCH TAXES AND SPECIAL ASSESSMENTS, AND SAID BOND IS HERBY ACCEPTED

DATE: 2-5-20

LYNNA MONELL, CLERK OF THE BOARD OF SUPERVISORS COUNTY OF SAN BERNARDINO

BY: Albert Aleman 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 THE CHRISTOPHER BRODKIN, IN FEBRUARY, 2019.

I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS BY 6/30/2020, AND THAT THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

1/28/2020 DATE

[Signature]

TY E. THOMAS L.S. 9309 EXPIRATION DATE: 9/30/20



COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, AND THAT THE SUBDIVISION SHOWN THEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THERETO, AND THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT AND DIVISION 7 OF THE SAN BERNARDINO COUNTY CODE HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATE: 2/5/2020



THOMAS P. HERRIN, COUNTY SURVEYOR THE COUNTY OF SAN BERNARDINO

BY: [Signature] DEPUTY L.S. NO. 8302

ACCEPTANCE CERTIFICATE

I HEREBY CERTIFY THAT THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO DULY APPROVED THIS PARCEL MAP NO. 20012.

DATE:

LYNNA MONELL, CLERK OF THE BOARD OF SUPERVISORS COUNTY OF SAN BERNARDINO

BY: DEPUTY

AUDITOR-CONTROLLER/TREASURER/TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN UPON THIS MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE. ESTIMATED TO BE: \$0

DATED: 2-5-20

ENSEN MASON, AUDITOR-CONTROLLER/TREASURER/TAX COLLECTOR COUNTY OF SAN BERNARDINO

BY: Albert Aleman DEPUTY

SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE

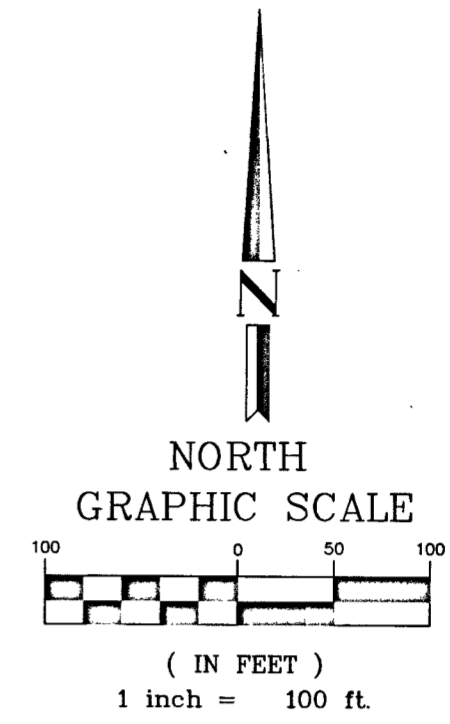
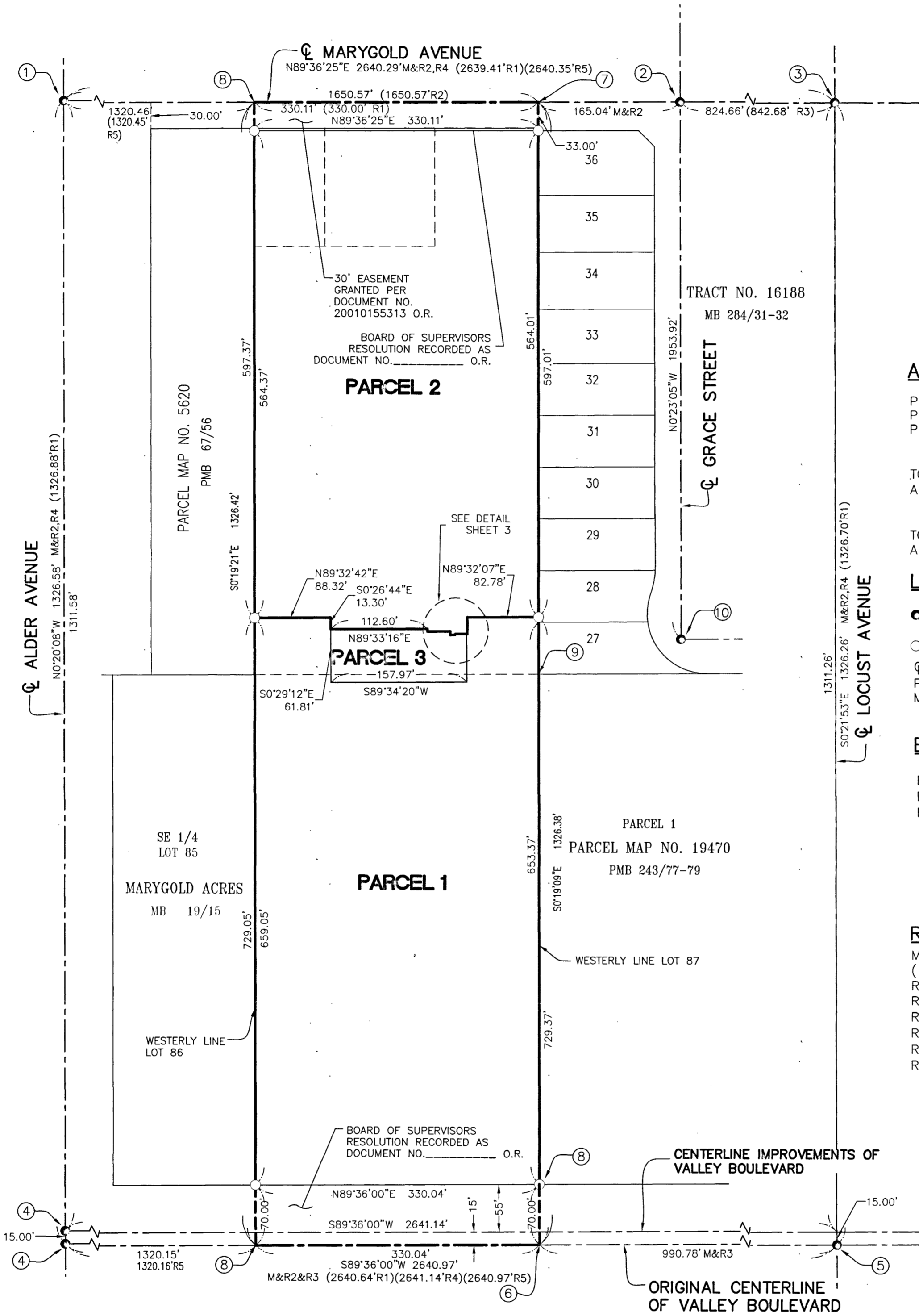
THIS MAP HAS BEEN FILED UNDER DOCUMENT NO. THIS DAY OF 2020 AT IN BOOK OF AT PAGE(S) AT THE REQUEST OF IN THE AMOUNT OF \$

BOB DUTTON ASSESSOR-RECORDER-CLERK COUNTY OF SAN BERNARDINO

BY: DEPUTY RECORDER

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**AREA**

PARCEL 1 = 215,255.94 OR 4.94 ACRES ±  
PARCEL 2 = 188,556.63 OR 4.33 ACRES ±  
PARCEL 3 = 9,571.83 OR 0.22 ACRES ±  
(AIR RIGHTS PARCEL)

TOTAL NET AREA = 403,812.57 OR 9.27 ACRES ±  
(AIR RIGHTS PARCEL NOT INCLUDED IN TOTAL)

TOTAL GROSS AREA = 437,808.83 OR 10.05 ACRES ±

**LEGEND**

- FOUND AS NOTED
- SET 2" IRON PIPE TAGGED LS 9309
- ☉ CENTERLINE
- PMB PARCEL MAP BOOK
- MB MAP BOOK

**BASIS OF BEARINGS**

BASIS OF BEARINGS IS ☉ OF VALLEY BOULEVARD NORTH 89°36'00" EAST PER PARCEL MAP NO. 15643 193/53-54

**REFERENCE NOTES**

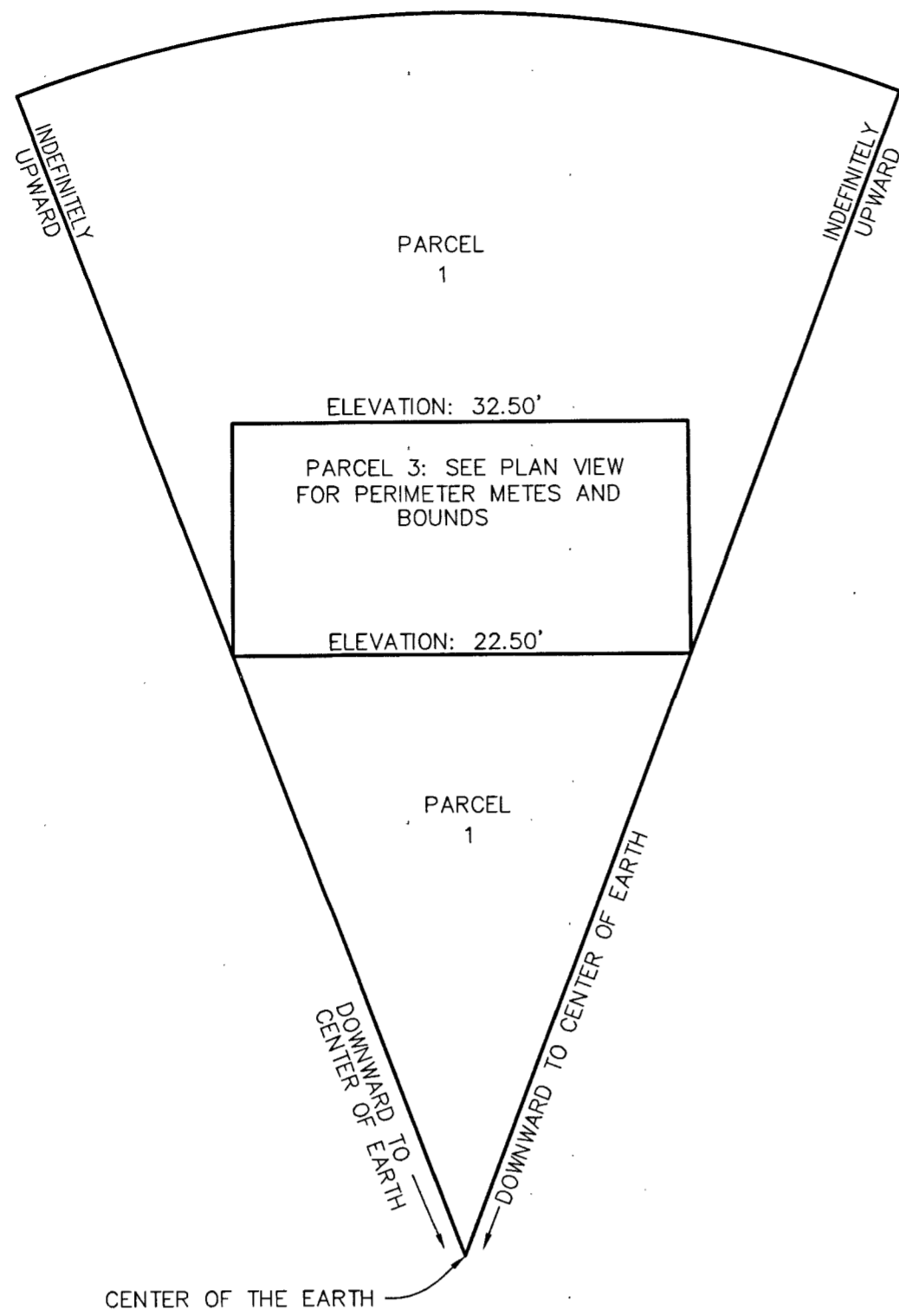
- M = MEASURED
- ( ) = RECORD OR CALCULATED FROM RECORD DATA
- R1 = MARYGOLD ACRES MB 19/15
- R2 = TRACT NO. 16188 MB 284/31-32
- R3 = PARCEL MAP NO. 15643 193/53-54
- R4 = PARCEL MAP NO. 19470 243/77-79
- R5 = PARCEL MAP NO. 5650 67/56

**MONUMENT NOTES**

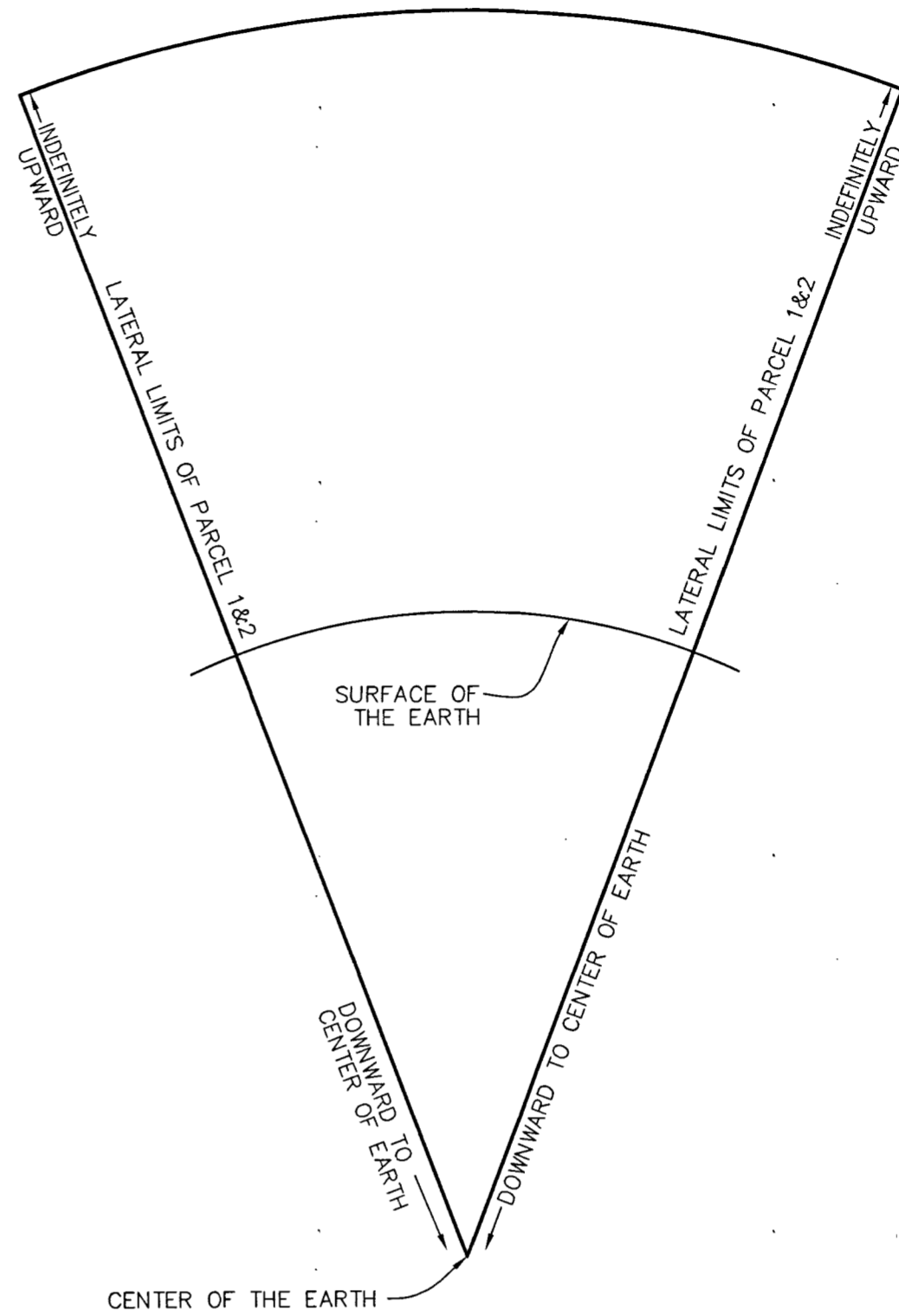
- ① FOUND 1" IRON PIPE W/TAG SBCO PER PMB 193/53-54 ACCEPTED AS ☉ INTERSECTION OF MARYGOLD AVENUE & ALDER AVENUE
- ② FOUND 3/4" IRON PIPE LS 1634 MB 61/1 DOWN 0.10' ACCEPTED AS ☉ INTERSECTION OF MARYGOLD AVENUE & GRACE STREET
- ③ FOUND 1" IRON PIPE SBCO PER PMB 193/53-54 ACCEPTED AS ☉ INTERSECTION OF MARYGOLD AVENUE & LOCUST AVENUE
- ④ FOUND SPIKE & WASHER SBCO NO REFERENCE ACCEPTED AS ☉ INTERSECTION OF VALLEY BOULEVARD & ALDER AVENUE
- ⑤ FOUND 1" IRON PIPE SBCO NO REFERENCE ACCEPTED AS ☉ INTERSECTION OF VALLEY BOULEVARD & LOCUST AVENUE
- ⑥ FOUND MAG NAIL, NO REFERENCE
- ⑦ FOUND 3/4" IRON PIPE LS 1634 PER MB 61/1 DOWN 0.40' ACCEPTED AS NORTHEAST CORNER LOT 86 OF MARYGOLD ACRES MB 19/15
- ⑧ SEARCHED FOUND NOTHING, ESTABLISHED BY PRORATION
- ⑨ SEARCHED FOUND NOTHING
- ⑩ FOUND 1" IRON PIPE LS 5174 PER MB 284/31-32

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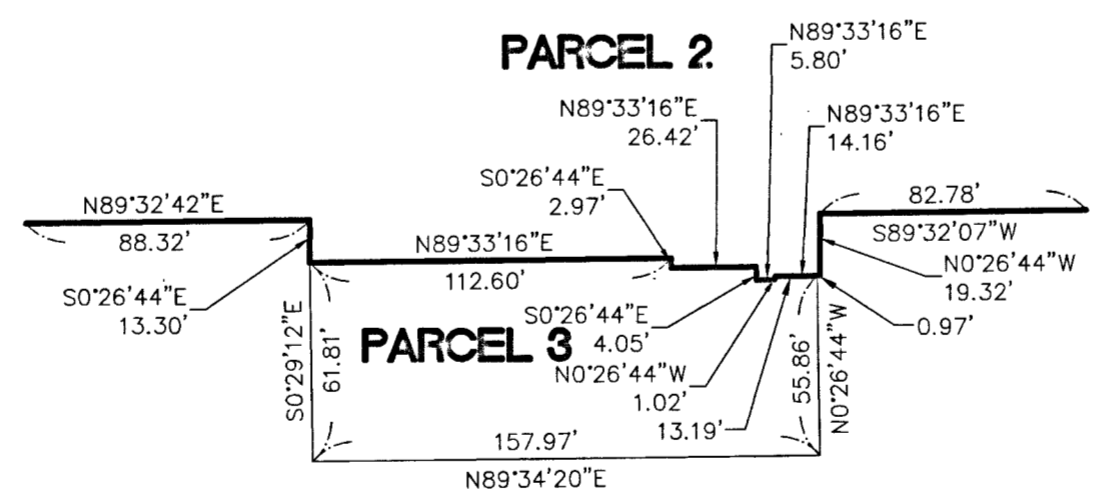


**PARCEL 3 AIR SPACE DETAIL**  
NOT TO SCALE



**PARCEL 1 & 3 AIR SPACE DETAIL**  
NOT TO SCALE

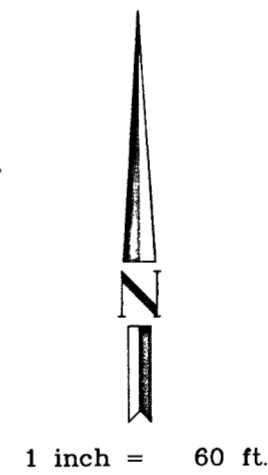
ELEVATIONS SHOWN HEREON ARE TRUNCATED.  
1000.00 SHALL BE APPLIED TO EACH ELEVATION  
TO MATCH BENCHMARK



**PARCEL 1** **PARCEL 2** **PARCEL 3** **PARCEL 1**

DETAIL

**PARCEL 3 METES & BOUNDS DETAIL**  
SEE AIR SPACE DETAIL ABOVE FOR VERTICAL TRANSLATION



BOUNDARY ESTABLISHMENT  
SEE SHEET 2 FOR BOUNDARY ESTABLISHMENT

BENCHMARK  
ELEVATIONS SHOWN HEREON ARE BASED ON BM SSD-10-18.5  
BEING A PK NAIL W/CALTRANS BRASS WASHER AT NE END OF BRIDGE  
AT THE E'LY CURB RAMP OF CEDAR STREET. ELEVATION = 1116.976' (NAVD 88)