

SUBDIVISION 9341
GALE RANCH

BEING A SUBDIVISION OF A PORTION OF PARCEL L
AS SHOWN ON SUBDIVISION 8806
FILED IN BOOK 492 OF MAPS AT PAGE 47
CONTRA COSTA COUNTY RECORDS

CONTRA COSTA COUNTY

CALIFORNIA

RUGGERI-JENSEN-AZAR

CIVIL ENGINEERS, PLANNERS, SURVEYORS

PLEASANTON, CALIFORNIA

JANUARY 2015

OWNER'S STATEMENT

THE UNDERSIGNED, BEING THE PARTIES HAVING A RECORD TITLE INTEREST IN THE LANDS DESIGNATED AND EMBRACED WITHIN THE SUBDIVISION BOUNDARY ON THIS MAP, ENTITLED "SUBDIVISION 9341, GALE RANCH, CONTRA COSTA COUNTY, CALIFORNIA", DO HEREBY CONSENT TO THE MAKING AND RECORDATION OF THE SAME.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: THE AREAS DESIGNATED AS "PUBLIC UTILITY EASEMENT" OR "PUE" ARE FOR PUBLIC UTILITY PURPOSES INCLUDING POLES, WIRES, CONDUITS, STORM DRAINAGE AND CABLE SURFACE WATER DRAINAGE, WATER LINES, GAS LINES, ELECTRIC, TELEPHONE AND CABLE TELEVISION UTILITIES, INCLUDING THE RIGHTS OF INGRESS, EGRESS, CONSTRUCTION, RECONSTRUCTION, ACCESS FOR MAINTENANCE OF WORKS, IMPROVEMENTS AND STRUCTURES, AND THE CLEARING OF OBSTRUCTIONS AND VEGETATION.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: THE AREAS DESIGNATED AS "SIGHT DISTANCE EASEMENT" OR "SE" ARE FOR DEDICATION TO THE COUNTY OF CONTRA COSTA OR ITS DESIGNEE OR SUCCESSOR AS A NON-EXCLUSIVE SURFACE EASEMENT FOR SIGHT DISTANCE PURPOSES INCLUDING THE CLEARING OF OBSTRUCTIONS AND VEGETATION FOR THE PURPOSE OF MAINTAINING THE AREA SUCH THAT NO STRUCTURES OR VEGETATION ARE HIGHER THAN 2 FEET ABOVE THE TOP OF CURB.

THE REAL PROPERTY DESIGNATED AS "DRIVEWAY RECIPROCAL ACCESS, DRAINAGE AND UTILITY EASEMENT" OR "DRA" ARE FOR THE PURPOSES OF INGRESS AND EGRESS TO ADJOINING LOTS (BOTH VEHICULAR AND PEDESTRIAN), MAINTENANCE OF PRIVATE STORM DRAINAGE, PRIVATE SANITARY, SEWER, AND WATER SERVICES, MAINTENANCE OF SAID AREAS WILL BE AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS WHICH WILL ENCOMBER THIS SUBDIVISION. SAID AREAS ARE NOT OFFERED FOR DEDICATION TO THE PUBLIC.

THE AREA MARKED "SANITARY SEWER EASEMENT" OR "SSE" IS OFFERED FOR DEDICATION TO THE CENTRAL CONTRA COSTA SANITARY DISTRICT (CCOSD) OR ITS SUCCESSORS OR ASSIGNS IN GROSS, AS AN EXCLUSIVE SUBSURFACE EASEMENT (OR AS A NONEXCLUSIVE SUBSURFACE EASEMENT, WHERE INDICATED) AND NONEXCLUSIVE SURFACE EASEMENT FOR THE RIGHT TO CONSTRUCT, RECONSTRUCT, RENEW, ALTER, OPERATE, MAINTAIN, REPLACE (WITH THE INITIAL OR OTHER SIZE) AND REPAIR SUCH SEWER LINE OR LINES AS CCOSD SHALL FROM TIME TO TIME ELECT FOR CONVEYING SEWAGE OR RECYCLED WATER, AND ALL NECESSARY MAINTENANCE ACCESS STRUCTURES, LATRALS AND APPURTENANCES THERETO, OVER AND WITHIN SUCH EASEMENT AREA, TOGETHER WITH THE FREE RIGHT OF INGRESS, EGRESS, AND EMERGENCY ACCESS TO SAID EASEMENT OVER AND ACROSS THE REMAINING PORTION OF THE OWNER'S PROPERTY, PROVIDED THAT SAID RIGHTS OF INGRESS, EGRESS AND EMERGENCY ACCESS SHALL BE LIMITED TO ESTABLISHED ROADWAYS, PATHWAYS, AVENUES OR OTHER ROUTES TO THE EXTENT POSSIBLE AND AS REASONABLY NECESSARY FOR THE PROPER USE OF THE RIGHTS GRANTED HEREIN. THIS OFFER OF DEDICATION ALSO INCLUDES THE RIGHT TO CLEAR OBSTRUCTIONS AND VEGETATION FROM THE EASEMENT AS MAY BE REQUIRED FOR THE PROPER USE OF THE OTHER RIGHTS GRANTED HEREIN.

THE OWNER RESERVES THE RIGHT TO LANDSCAPE OR MAKE SUCH OTHER USE OF THE LANDS INCLUDED WITHIN THE EASEMENTS WHICH ARE CONSISTENT WITH CCOSD'S USE; HOWEVER, SUCH USE BY THE OWNER SHALL NOT INCLUDE THE PLANTING OF TREES OR CONSTRUCTION OF PERMANENT STRUCTURES, INCLUDING BUT NOT LIMITED TO HOUSES, GARAGES, OUTBUILDINGS, SWIMMING POOLS, TENNIS COURTS, RETAINING WALLS, DECKS, PATIOS, OR OTHER ACTIVITY WHICH MAY INTERFERE WITH CCOSD'S FULL ENJOYMENT OF THE EASEMENT RIGHTS GRANTED HEREIN.

MAINTENANCE ACCESS STRUCTURES (MANHOLES, RODDING INLETS, ETC.) CONSTRUCTED WITHIN THE EASEMENT SHALL NOT BE COVERED BY EARTH OR OTHER MATERIAL AND SHALL REMAIN IN AN EXPOSED AND ACCESSIBLE CONDITION AT ALL TIMES FOR ROUTINE AND/OR EMERGENCY MAINTENANCE THAT MAY BE DEEMED NECESSARY BY CCOSD FROM TIME TO TIME.

CCOSD, AND ITS SUCCESSORS OR ASSIGNS, SHALL INCUR NO LIABILITY WITH RESPECT TO SUCH OFFER OF DEDICATION, AND SHALL NOT ASSUME ANY RESPONSIBILITY FOR THE OFFERED EASEMENTS OR ANY IMPROVEMENTS THEREON OR THEREIN, UNTIL SUCH OFFER HAS BEEN ACCEPTED BY THE APPROPRIATE ACTION OF CCOSD, OR ITS SUCCESSORS OR ASSIGNS. FURTHER, THE OWNER SHALL INDEMNIFY, DEFEND, SAVE AND HOLD HARMLESS CCOSD FROM ANY LIABILITY WITH RESPECT TO THE EASEMENTS, PRIOR TO THE FORMAL ACCEPTANCE OF SAID EASEMENTS BY APPROPRIATE ACTION OF CCOSD.

OWNER'S ACKNOWLEDGEMENT

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA

ON _____, 2015, BEFORE ME,
A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, 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 FOREGOING
STATEMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE
SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY THE
SIGNATURE(S) ON THE STATEMENT THE PERSON(S) OR THE ENTITY UPON
BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE STATEMENT.

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,

SIGNATURE: _____
PRINT NAME: _____
MY COMMISSION NUMBER: _____
MY COMMISSION EXPIRES: _____
PRINCIPAL COUNTY OF BUSINESS: _____

DATE: 1/25/15 BY: C. Azar TITLE: Division President

BY: Robert M. Nelson TITLE: Contra Costa President

OWNER'S ACKNOWLEDGEMENT

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA

ON January 23rd, 2015, BEFORE ME, April Crawford, Notary Public
APPEARED Richard M. Nelson + Robert D. Moore
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE
PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE FOREGOING
STATEMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE
SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY THE
SIGNATURE(S) ON THE STATEMENT THE PERSON(S) OR THE ENTITY UPON
BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE STATEMENT.

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,

SIGNATURE: April Crawford
PRINT NAME: April Crawford
MY COMMISSION NUMBER: 2014300
MY COMMISSION EXPIRES: May 12, 2017
PRINCIPAL COUNTY OF BUSINESS: Alameda

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE
VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE
DOCUMENT AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2015, AT _____ M.
IN BOOK _____ OF MAPS AT PAGES _____ AT THE REQUEST OF
FIRST AMERICAN TITLE COMPANY.

DOCUMENT NO. _____

JOSEPH E. CANCIAMILLA
COUNTY RECORDER

BY: DEPUTY COUNTY RECORDER

SUBDIVISION 9341
GALE RANCH

BEING A SUBDIVISION OF A PORTION OF PARCEL L
AS SHOWN ON SUBDIVISION 8306
FILED IN BOOK 492 OF MAPS AT PAGE 47
CONTRA COSTA COUNTY RECORDS

CONTRA COSTA COUNTY
CALIFORNIA

RUGGERI-JENSEN-AZAR
CIVIL ENGINEERS, PLANNERS, SURVEYORS
PLEASANTON, CALIFORNIA
JANUARY 2015

ENGINEER'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 SHAPELL INDUSTRIES, INC.,
IN JANUARY 2014, AND IS TRUE AND COMPLETE AS SHOWN. I HEREBY STATE
THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY
APPROVED TENTATIVE MAP. I HEREBY STATE THAT THE MONUMENTS ARE OF THE
CHARACTER AND OCCUPY THE POSITIONS AS INDICATED, OR THAT THEY WILL BE
SET IN THE POSITIONS INDICATED BEFORE DECEMBER 2017. THE MONUMENTS ARE
OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Piero P. Ruggeri 1/16/15
PIERO P. RUGGERI, REG. NO. 25281 DATE



COUNTY SURVEYOR'S STATEMENT

THIS MAP WAS EXAMINED BY ME AND IS SUBSTANTIALLY THE SAME AS IT
APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS
THEREOF. ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND OF ANY LOCAL
ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP
HAVE BEEN COMPLIED WITH. I AM SATISFIED THAT THE MAP IS TECHNICALLY
CORRECT.

JAMES A. STEIN, P.L.S. 6571
COUNTY SURVEYOR
DATE

PLANNING COMMISSION'S STATEMENT
I HEREBY STATE THAT THE PLANNING COMMISSION OF THE COUNTY OF CONTRA
COSTA, STATE OF CALIFORNIA, HAS APPROVED THE TENTATIVE MAP OF THIS
SUBDIVISION UPON WHICH THIS FINAL MAP IS BASED.

ARUNA BHAT
DEPUTY DIRECTOR
DEPARTMENT OF CONSERVATION AND DEVELOPMENT
COMMUNITY DEVELOPMENT DIVISION

BY: *Aruna Bhat* DATE: 02/27/2015.

CLERK OF THE BOARD OF SUPERVISORS CERTIFICATE

STATE OF CALIFORNIA }
COUNTY OF CONTRA COSTA } SS.

I, DAVID TWA, CLERK OF THE BOARD OF SUPERVISORS AND COUNTY
ADMINISTRATOR OF THE COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA,
DO HEREBY CERTIFY THAT THE ABOVE AND FOREGOING MAP ENTITLED
"SUBDIVISION 9341, GALE RANCH", CONTRA COSTA COUNTY, CALIFORNIA,
WAS PRESENTED TO SAID BOARD OF SUPERVISORS, AS PROVIDED BY LAW,
AT A REGULAR MEETING HELD ON THE _____ DAY OF _____
2015, AND THAT SAID BOARD OF SUPERVISORS DID
THEREUPON BY RESOLUTION DULY PASSED AND ADOPTED AT SAID MEETING,
APPROVE SAID MAP AND DID REJECT ON BEHALF OF THE PUBLIC ALL OF THE
STREETS, ROADS, AVENUES, PARCELS OR EASEMENTS SHOWN THEREON AS
DEDICATED TO PUBLIC USE.

I FURTHER CERTIFY THAT ALL TAX LIENS HAVE BEEN SATISFIED AND THAT ALL
BONDS AS REQUIRED BY LAW TO ACCOMPANY THIS MAP HAVE BEEN APPROVED
BY THE BOARD OF SUPERVISORS OF CONTRA COSTA COUNTY, AND FILED IN MY
OFFICE.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND THIS _____ DAY OF _____
2015.

DAVID TWA
CLERK OF THE BOARD OF SUPERVISORS
AND COUNTY ADMINISTRATOR

BY: _____
DEPUTY CLERK

BUILDING INSPECTION STATEMENT

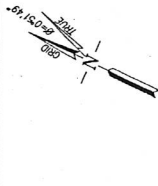
A GEOTECHNICAL INVESTIGATION REPORT, PREPARED BY ENGEO INCORPORATED,
DATED JUNE 18, 2004, REPORT NO. 2849.1402.01, HAS BEEN RECEIVED AND
APPROVED. THE REPORT IS ON FILE IN THE BUILDING INSPECTION DIVISION,
CONTRA COSTA COUNTY.

JASON CRAPO
DEPUTY DIRECTOR
DEPARTMENT OF CONSERVATION AND DEVELOPMENT
BUILDING INSPECTION DIVISION

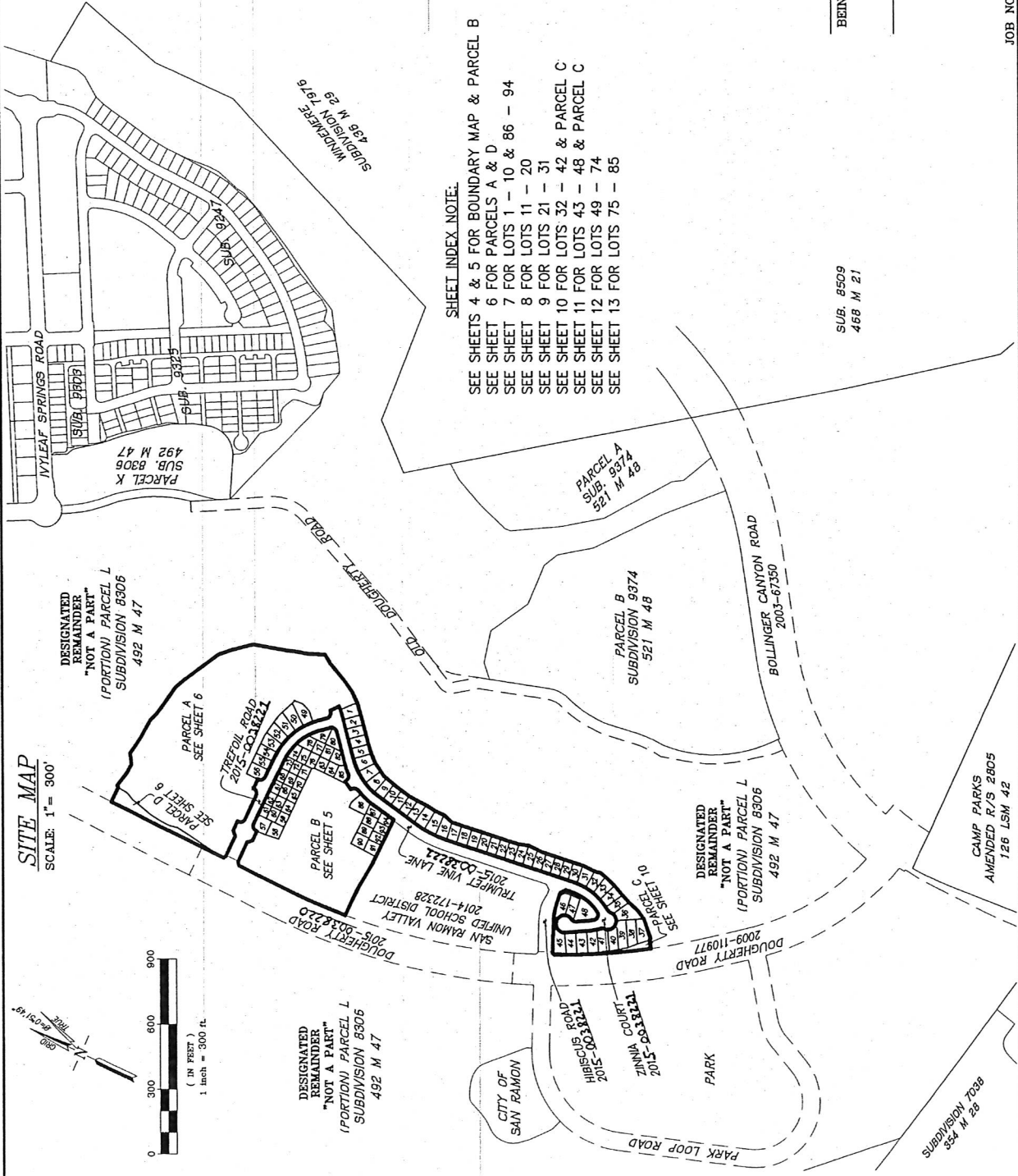
BY: *Jason Crapo* DATE: 3/5/2015.

SITE MAP

SCALE: 1" = 300'



(IN FEET)
1 inch = 300 ft.



BASIS OF BEARINGS
THE LINE BETWEEN TWO FOUND MONUMENTS ON MYLEAF SPRINGS ROAD AS SHOWN ON SUBDIVISION 8306 FILED AUGUST 1, 2006 IN BOOK 492 OF MAPS AT PAGE 47, OFFICIAL RECORDS OF CONTRA COSTA COUNTY, TAKEN AS N82°46'00"E, CALIFORNIA COORDINATE SYSTEM ZONE III, (CCS27) IS THE BASIS OF BEARINGS FOR THIS MAP. DISTANCES SHOWN HEREON ARE GROUND DISTANCES. MULTIPLY BY 0.9999294 TO OBTAIN GRID DISTANCES.

NOTES:

1. ALL MONUMENT TIE LINES ARE AT RIGHT ANGLES TO THE MONUMENT LINE UNLESS OTHERWISE NOTED.
2. PACIFIC GAS AND ELECTRIC COMPANY EASEMENT 2000-32570 IS NOT DEFINED OF RECORD AND THEREFORE IS NOT SHOWN HEREON.

LEGEND

—	SUBDIVISION MAP BOUNDARY
—	LOT LINE
---	EXISTING EASEMENT AS NOTED
---	NEW EASEMENT AS NOTED
---	EXISTING/NEW EASEMENT AS NOTED
---	MONUMENT TIE LINE
---	EXISTING LOT LINE
●	FOUND STANDARD COUNTY MONUMENT PER REFERENCE AS SHOWN, RCE 25281
○	SET STANDARD COUNTY MONUMENT, STAMPED 25281
PUE	PUBLIC UTILITY EASEMENT
DRA	DRIVEWAY RECIPROCAL ACCESS, DRAINAGE AND UTILITY EASEMENT
SDE	STORM DRAIN EASEMENT
SSE	SANITARY SEWER EASEMENT
SE	SIGHT DISTANCE EASEMENT
WLE	WATER LINE EASEMENT
FILE	FLOWAGE EASEMENT
(M-M)	MONUMENT TO MONUMENT
EX.	EXISTING
(R)	RADIAL BEARING
(T)	TOTAL
(I)	RECORD REFERENCES
---	ABUTTERS RIGHTS OF ACCESS RELINQUISHED AND PRIVATE ACCESS PROHIBITED

SHEET INDEX NOTE:

SEE SHEETS 4 & 5 FOR BOUNDARY MAP & PARCEL B
SEE SHEET 6 FOR PARCELS A & D
SEE SHEET 7 FOR LOTS 1 - 10 & 86 - 94
SEE SHEET 8 FOR LOTS 11 - 20
SEE SHEET 9 FOR LOTS 21 - 31
SEE SHEET 10 FOR LOTS 32 - 42 & PARCEL C
SEE SHEET 11 FOR LOTS 43 - 48 & PARCEL C
SEE SHEET 12 FOR LOTS 49 - 74
SEE SHEET 13 FOR LOTS 75 - 85

SUBDIVISION 9341 GALE RANCH

BEING A SUBDIVISION OF A PORTION OF PARCEL L
AS SHOWN ON SUBDIVISION 8306
FILED IN BOOK 492 OF MAPS AT PAGE 47
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CONTRA COSTA COUNTY

CALIFORNIA

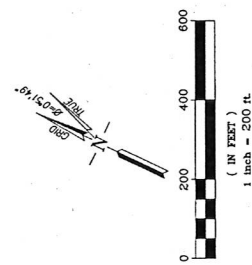
RUGGERI-JENSEN-AZAR
CIVIL ENGINEERS, PLANNERS, SURVEYORS
PLEASANTON, CALIFORNIA
JANUARY 2015

JOB NO. 125010

SHEET 3 OF 13 SHEETS

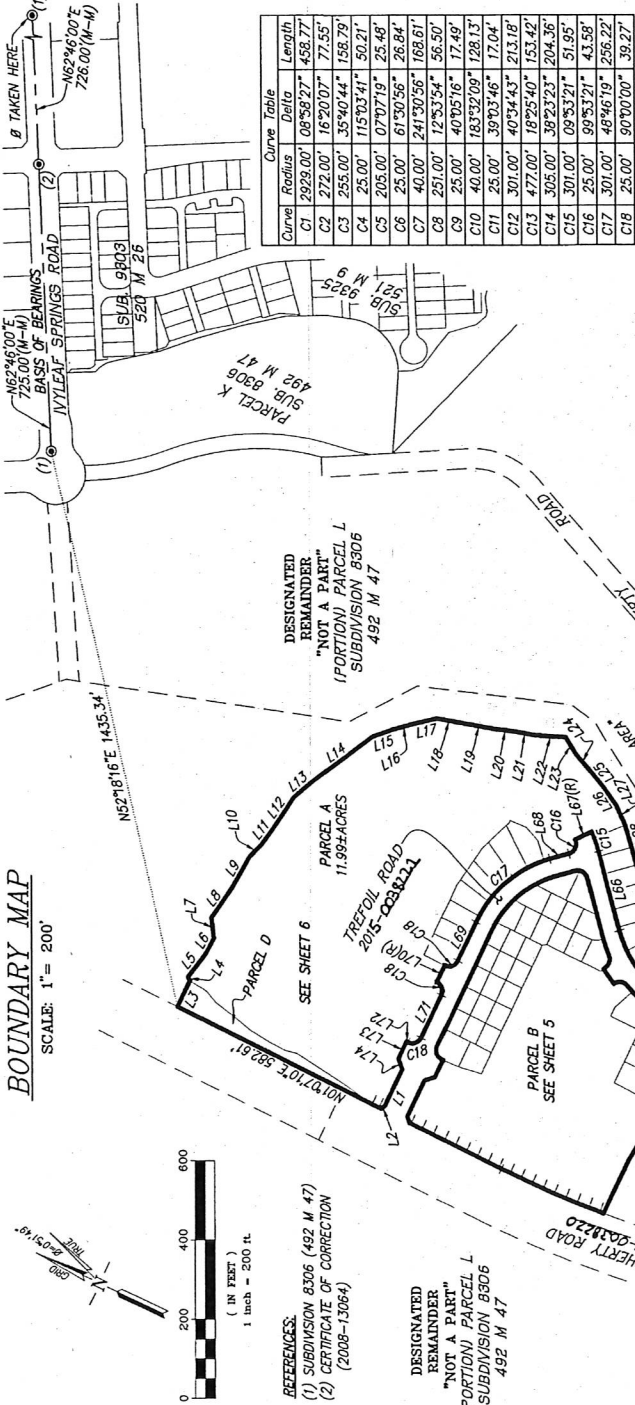
BOUNDARY MAP

SCALE: 1" = 200'



- REFERENCES:
- (1) SUBDIVISION 8306 (492 M 47)
 - (2) CERTIFICATE OF CORRECTION (2008-13064)

DESIGNATED REMAINDER "NOT A PART" (PORTION) PARCEL L SUBDIVISION 8306 492 M 47



Curve	Radius	Delta	Length
C1	2929.00'	08°58'27"	458.77'
C2	2722.00'	16°20'07"	77.55'
C3	295.00'	35°40'44"	158.79'
C4	25.00'	115°03'41"	50.21'
C5	205.00'	07°07'19"	25.48'
C6	25.00'	67°30'56"	26.84'
C7	40.00'	241°30'56"	163.61'
C8	251.00'	12°53'34"	56.50'
C9	25.00'	40°05'16"	17.49'
C10	40.00'	18°33'09"	128.13'
C11	25.00'	39°03'46"	17.04'
C12	301.00'	40°34'43"	213.18'
C13	477.00'	18°25'10"	153.40'
C14	305.00'	38°23'23"	204.36'
C15	301.00'	09°53'21"	51.95'
C16	25.00'	99°53'21"	43.58'
C17	301.00'	48°46'19"	256.22'
C18	25.00'	90°00'00"	39.27'

LEGEND

- SUBDIVISION MAP BOUNDARY
- LOT LINE
- EXISTING EASEMENT AS NOTED
- NEW EASEMENT AS NOTED
- EXISTING/NEW EASEMENT AS NOTED
- MONUMENT LINE
- MONUMENT TIE LINE
- EXISTING LOT LINE
- FOUND STANDARD COUNTY MONUMENT PER REFERENCE AS SHOWN, RCE 25281
- SET STANDARD COUNTY MONUMENT, STAMPED 25281
- PUE PUBLIC UTILITY EASEMENT
- DRA DRIVEWAY RECIPROCAL ACCESS, DRAINAGE AND UTILITY EASEMENT
- SDE STORM DRAIN EASEMENT
- SSE SANITARY SEWER EASEMENT
- SE SIGHT DISTANCE EASEMENT
- WLE WATER LINE EASEMENT
- FLE FLOWAGE EASEMENT
- (M-M) MONUMENT TO MONUMENT
- EX EXISTING
- (R) RADIAL BEARING
- (T) TOTAL
- RECORD REFERENCES
- ABUTTERS RIGHTS OF ACCESS RELINQUISHED AND PRIVATE ACCESS PROHIBITED

SUBDIVISION 9341
GALE RANCH

BEING A SUBDIVISION OF A PORTION OF PARCEL L AS SHOWN ON SUBDIVISION 8306 FILED IN BOOK 492 OF MAPS AT PAGE 47 CONTRA COSTA COUNTY RECORDS

CONTRA COSTA COUNTY
CALIFORNIA

RUGGERI-JENSEN-AZAR
CIVIL ENGINEERS, PLANNERS, SURVEYORS
PLEASANTON, CALIFORNIA
JANUARY 2015

JOB NO. 125010

SHEET 4 OF 13 SHEETS

Line	Bearing	Distance
L1	N88°52'50"W	102.28'
L2	N59°30'39"W	11.96'
L3	N68°52'50"W	72.56'
L4	N40°22'22"E	10.58'
L5	N77°48'12"W	72.00'
L6	N66°06'15"W	43.80'
L7	N58°30'42"E	52.05'
L8	N79°38'56"W	90.00'
L9	N65°03'37"W	90.40'
L10	N70°31'35"W	45.58'
L11	N77°50'39"W	45.02'
L12	N80°15'47"W	100.28'
L13	N65°00'25"W	57.21'
L14	N60°46'29"W	197.46'
L15	N44°17'23"W	57.28'
L16	N39°22'51"W	56.92'
L17	N37°55'37"W	57.87'
L18	N15°06'27"W	62.81'
L19	N14°48'26"W	93.81'
L20	N18°00'02"E	45.07'
L21	N14°48'26"W	57.04'
L22	N21°17'06"W	78.62'
L23	N34°00'01"E	42.81'
L24	N25°03'18"E	57.18'
L25	N24°22'55"E	55.42'
L26	N29°28'46"E	55.42'
L27	N40°59'17"E	35.41'
L28	N49°19'30"E	57.68'
L29	N49°53'29"E	136.67'
L30	N47°49'53"E	46.23'
L31	N42°52'02"E	47.33'
L32	N32°43'55"E	69.42'
L33	N14°43'27"E	60.28'
L34	N1°30'06"E	71.90'
L35	N03°59'30"E	45.39'
L36	N02°12'39"E	45.60'
L37	N07°16'58"E	47.28'
L38	N01°23'38"W	46.25'
L39	N17°00'53"E	50.65'
L40	N06°55'34"W	298.00'
L41	N08°46'07"W	45.02'
L42	N16°55'20"W	45.69'
L43	N05°32'31"E	69.09'
L44	N06°55'34"W	156.55'
L45	N08°11'27"W	45.01'
L46	N00°47'57"E	61.92'
L47	N1°48'32"W	30.80'
L48	N12°38'17"E	28.91'
L49	N19°05'25"E	58.21'
L50	N23°07'16"E	103.73'
L51	N17°21'08"E	54.52'
L52	N27°05'37"E	47.41'
L53	N29°03'50"W	1.21'
L54	N46°33'57"E	96.71'
L55	N87°01'41"W	8.97'
L56	N56°54'30"E	38.82'
L57	N21°03'36"E	10.86'
L58	N68°53'45"E	5.74'
L59	N68°44'19"E	138.88'
L60	N83°04'26"E	58.46'
L61	N51°55'34"W	30.12'
L62	N06°55'34"W	22.50'
L63	N29°03'50"W	58.10'
L64	N29°03'50"W	115.23'
L65	N1°30'06"E	212.48'
L66	N49°53'29"E	206.49'
L67	N49°59'52"W	46.00'
L68	N40°06'31"W	50.98'
L69	N68°52'50"W	108.30'
L70	N68°52'50"W	46.00'
L71	N68°52'50"W	120.00'
L72	N07°02'10"E	4.00'
L73	N68°52'50"W	47.30'
L74	N46°07'10"E	26.28'

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L1	N88°52'50"W	102.28'
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L49	N19°05'25"E	58.21'
L50	N23°07'16"E	103.73'
L51	N17°21'08"E	54.52'
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L59	N68°44'19"E	138.88'
L60	N83°04'26"E	58.46'
L61	N51°55'34"W	30.12'
L62	N06°55'34"W	22.50'
L63	N29°03'50"W	58.10'
L64	N29°03'50"W	115.23'
L65	N1°30'06"E	212.48'
L66	N49°53'29"E	206.49'
L67	N49°59'52"W	46.00'
L68	N40°06'31"W	50.98'
L69	N68°52'50"W	108.30'
L70	N68°52'50"W	46.00'
L71	N68°52'50"W	120.00'
L72	N07°02'10"E	4.00'
L73	N68°52'50"W	47.30'
L74	N46°07'10"E	26.28'

Tax Collector's Office
625 Court Street
Finance Building, Room 100
P. O. Box 631
Martinez, California 94553-0063
(925) 957-5280
(925) 957-2898 (FAX)

Contra Costa County

Russell V. Watts
County Treasurer-Tax Collector

Brice B. Bins
Chief Deputy Treasurer-Tax Collector

Corrie Gideon
Tax Operations Supervisor



Date: 8/6/2015

IF THIS TRACT IS NOT FILED PRIOR TO THE DATE TAXES ARE OPEN FOR COLLECTION (R&T CODE 2608) **THIS LETTER IS VOID.**

This will certify that I have examined the map of the proposed subdivision entitled:

<u>Tract / MS #</u>	<u>City</u>	<u>T.R.A.</u>
9341	SAN RAMON	66405
Parcel #:	222-270-046-6	

and have determined from the official tax records that there are no unpaid County taxes heretofore levied on the property included in the map.

The 2014-2015 tax lien has been paid in full. Our estimate of the 2015-2016 tax lien, which became a lien on the first day of January, 2015 is

\$1,569,705.00

This tract is subject to a 1915 Act Bond. If subject to a 1915 Act Bond, the original principal to calculate a segregation is

The amount calculated is void 45 days from the date of this letter, unless this letter is accompanied with security approved by the Contra Costa County Tax Collector
Subdivision bond must be presented to the County Tax Collector for review and approval of adequacy of security prior to filing with the Clerk of the Board of Supervisors.

RUSSELL V. WATTS,
Treasurer-Tax Collector

By: 

PRINCIPAL

Shapell Industries, Incorporated
100 North Milpitas Boulevard
Milpitas, CA 95035
Attn: Dave Suico
408-946-1550

BOND #K09064576

TITLE COMPANY

First American Title Co.
6683 Owens Drive
Pleasanton, CA 94588
Attn: Bernadette Salas
Phone: 925-738-4043

Order Number: 0192-4242513

SURETY

Name: Westchester Fire Insurance Company
Address: 436 Walnut Street WA08P
Philadelphia PA 10106
Phone #: 215-640-2552

Tax year 2015/ 2016

BOND AGAINST TAXES

KNOW ALL MEN BY THESE PRESENTS:

THAT, Shapell Industries, Inc., a Delaware Corporation as principal and (Surety) Westchester Fire Insurance Company, a corporation organized and existing under the laws of the State of Pennsylvania, and authorized to transact surety business in California as surety are held and firmly bound unto the County of Contra Costa, State of California, in the penal sum of **One Million Five Hundred Sixty Nine Thousand Seven Hundred Five and 00/100** Dollars (\$1,569,705.00), to be paid to said County of Contra Costa, for the payment of which will and truly be made, we and each of us bind ourselves, our heirs, executors, administrators and successors, jointly and severally, firmly by these presents.

Sealed with our Seals and dated this 12 TH day of AUGUST, 2015.

The conditions of the above obligation is such that WHEREAS, the above bounded principal is about to file a map entitled Subdivision Map 9341 and covering a subdivision of a tract of land in said County of Contra Costa and there are certain liens for taxes and special assessments collected as taxes, against the said tract of land covered by said map, which taxes and special assessments collected as taxes, are not as yet due or payable.

NOW, THEREFORE, if the said Principal, shall pay all of the taxes and special assessments collected as taxes which are a lien against said tract of land covered by said map, at the time of the filing of said map of said tract, then this obligation shall be void and of no effect, otherwise it shall remain in full force and effect.

Shapell Industries, Incorporated, a Delaware Corporation

Westchester Fire Insurance Company

By: [Signature]
Name: Robert D. Moser
Title: D.V. President

[Signature]
William F. Simkiss, Attorney-in-Fact

Principal

Surety

DATE: August 18, 2015
BOND REVIEWED AND APPROVED
CONTRA COSTA COUNTY
TREASURER - TAX COLLECTOR
BY: [Signature]

STATE OF _____)SS
COUNTY OF _____)

On _____, before me, _____, Notary Public, personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of with the person 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

My Commission Expires: _____

Notary Name: _____

Notary Registration Number: _____

This area for official notarial seal

Notary Phone: _____

County of Principal Place of Business: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

Civil Code § 1189

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 PENNSYLVANIA

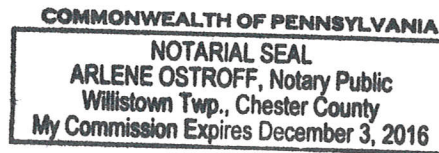
County of CHESTER

On AUGUST 12, 2015 before me, ARLENE OSTROFF, Notary Public
Date Name and Title of Notary

personally appeared WILLIAM F. SIMKISS
Name and or Names of Signer(s)

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 *Arlene Ostroff*
Notary Public Signature

Place Notary Public Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to the persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document _____

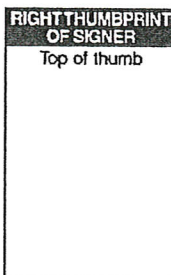
Document Date _____ Number of Pages: _____

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer – Title(s): _____
- ☐ Partner - ☐ Limited ☐ General
- ☐ Guardian or Conservator
- ☒ Attorney-in-Fact
- ☐ Trustee
- ☐ Other: _____

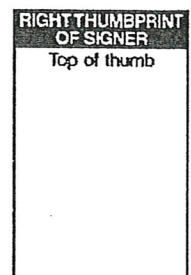
Signer is representing _____

WESTCHESTER FIRE INSURANCE COMPANY



- ☐ Individual
- ☐ Corporate Officer – Title(s): _____
- ☐ Partner - ☐ Limited ☐ General
- ☐ Guardian or Conservator
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Other: _____

Signer is representing _____



Power of Attorney

WESTCHESTER FIRE INSURANCE COMPANY

Know all men by these presents: That **WESTCHESTER FIRE INSURANCE COMPANY**, a corporation of the Commonwealth of Pennsylvania pursuant to the following Resolution, adopted by the Board of Directors of the said Company on December 11, 2006, to wit:

"RESOLVED, that the following authorizations relate to the execution, for and on behalf of the Company, of bonds, undertakings, recognizances, contracts and other written commitments of the Company entered into the ordinary course of business (each a "Written Commitment"):

- (1) Each of the Chairman, the President and the Vice Presidents of the Company is hereby authorized to execute any Written Commitment for and on behalf of the Company, under the seal of the Company or otherwise.
- (2) Each duly appointed attorney-in-fact of the Company is hereby authorized to execute any Written Commitment for and on behalf of the Company, under the seal of the Company or otherwise, to the extent that such action is authorized by the grant of powers provided for in such persons written appointment as such attorney-in-fact.
- (3) Each of the Chairman, the President and the Vice Presidents of the Company is hereby authorized, for and on behalf of the Company, to appoint in writing any person the attorney-in-fact of the Company with full power and authority to execute, for and on behalf of the Company, under the seal of the Company or otherwise, such Written Commitments of the Company as may be specified in such written appointment, which specification may be by general type or class of Written Commitments or by specification of one or more particular Written Commitments.
- (4) Each of the Chairman, the President and Vice Presidents of the Company is hereby authorized, for and on behalf of the Company, to delegate in writing any other officer of the Company the authority to execute, for and on behalf of the Company, under the Company's seal or otherwise, such Written Commitments of the Company as are specified in such written delegation, which specification may be by general type or class of Written Commitments or by specification of one or more particular Written Commitments.
- (5) The signature of any officer or other person executing any Written Commitment or appointment or delegation pursuant to this Resolution, and the seal of the Company, may be affixed by facsimile on such Written Commitment or written appointment or delegation.

FURTHER RESOLVED, that the foregoing Resolution shall not be deemed to be an exclusive statement of the powers and authority of officers, employees and other persons to act for and on behalf of the Company, and such Resolution shall not limit or otherwise affect the exercise of any such power or authority otherwise validly granted or vested.

Does hereby nominate, constitute and appoint Brian C Block, Daniel P Dunigan, James L Hahn, Joseph W Kolok, Jr., Richard J Decker, William F Simkiss, all of the City of PAOLI, Pennsylvania, each individually if there be more than one named, its true and lawful attorney-in-fact, to make, execute, seal and deliver on its behalf, and as its act and deed any and all bonds, undertakings, recognizances, contracts and other writings in the nature thereof in penalties not exceeding Twenty Five million dollars & zero cents (\$25,000,000.00) and the execution of such writings in pursuance of these presents shall be as binding upon said Company, as fully and amply as if they had been duly executed and acknowledged by the regularly elected officers of the Company at its principal office,

IN WITNESS WHEREOF, the said Stephen M. Haney, Vice-President, has hereunto subscribed his name and affixed the Corporate seal of the said **WESTCHESTER FIRE INSURANCE COMPANY** this 23 day of September 2014.

WESTCHESTER FIRE INSURANCE COMPANY

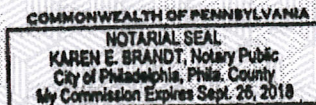


Stephen M. Haney
Stephen M. Haney, Vice President

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF PHILADELPHIA ss.

On this 23 day of September, AD. 2014 before me, a Notary Public of the Commonwealth of Pennsylvania in and for the County of Philadelphia came Stephen M. Haney, Vice-President of the **WESTCHESTER FIRE INSURANCE COMPANY** to me personally known to be the individual and officer who executed the preceding instrument, and he acknowledged that he executed the same, and that the seal affixed to the preceding instrument is the corporate seal of said Company; that the said corporate seal and his signature were duly affixed by the authority and direction of the said corporation, and that Resolution, adopted by the Board of Directors of said Company, referred to in the preceding instrument, is now in force.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at the City of Philadelphia the day and year first above written.



Karen E. Brandt
Notary Public

I, the undersigned Assistant Secretary of the **WESTCHESTER FIRE INSURANCE COMPANY**, do hereby certify that the original POWER OF ATTORNEY, of which the foregoing is a substantially true and correct copy, is in full force and effect.

In witness whereof, I have hereunto subscribed my name as Assistant Secretary, and affixed the corporate seal of the Corporation, this 2TH day of AUGUST, 2015



William L. Kelly
William L. Kelly, Assistant Secretary

THIS POWER OF ATTORNEY MAY NOT BE USED TO EXECUTE ANY BOND WITH AN INCEPTION DATE AFTER September 23, 2016.

WESTCHESTER FIRE INSURANCE COMPANY**FINANCIAL STATEMENT****DECEMBER 31, 2014****ADMITTED ASSETS**

BONDS	\$1,978,280,686
SHORT - TERM INVESTMENTS	14,407,134
STOCKS	3,117
REAL ESTATE	0
CASH ON HAND AND IN BANK	(209,597,077)
PREMIUM IN COURSE OF COLLECTION*	77,396,247
INTEREST ACCRUED	19,326,013
OTHER ASSETS	132,043,591
TOTAL ASSETS	<u>\$2,011,859,711</u>

LIABILITIES

RESERVE FOR UNEARNED PREMIUMS	\$185,962,253
RESERVE FOR LOSSES	904,379,052
RESERVE FOR TAXES	2,948,809
FUNDS HELD UNDER REINSURANCE TREATIES	5,973,257
OTHER LIABILITIES	6,538,206
TOTAL LIABILITIES	<u>1,105,801,577</u>

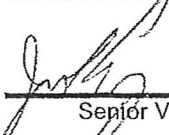
CAPITAL: 70,000 SHARES, \$71.43 PAR VALUE	5,000,100
CAPITAL: PAID IN	298,429,489
AGGREGATE WRITE-INS FOR SPECIAL SURPLUS FUNDS	124,168,040
SURPLUS (UNASSIGNED)	478,460,505
SURPLUS TO POLICYHOLDERS	906,058,134
TOTAL	<u>\$2,011,859,711</u>

(*EXCLUDES PREMIUM MORE THAN 90 DAYS DUE.)

STATE OF PENNSYLVANIA**COUNTY OF PHILADELPHIA**

John Taylor, being duly sworn, says that he is Senior Vice President of Westchester Fire Insurance Company and that to the best of his knowledge and belief the foregoing is a true and correct statement of the said Company's financial condition as of the 31 st day of December, 2014.

Sworn before me this April 9, 2015

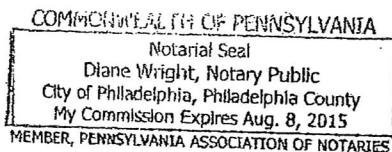


Senior Vice President



Notary Public

August 8, 2015
My commission expires



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 Alameda)

On August 14, 2015 before me, April Crawford, Notary Public-----
(insert name and title of the officer)

personally appeared Robert D. Moore, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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

April Crawford

(Seal)

