

OWNER'S STATEMENT

THE UNDERSIGNED, BEING THE ONLY PARTY HAVING A RECORDED TITLE INTEREST IN THE LANDS DELINEATED AND EMBRACED WITHIN THE HEAVY BLACK BOUNDARY LINES UPON THIS MAP, DOES HEREBY CONSENT TO THE MAKING AND RECORDATION OF THE SAME.

AND THE UNDERSIGNED DOES HEREBY DEDICATE TO THE PUBLIC THOSE AREAS DESIGNATED AND DELINEATED ON THIS MAP AS "EMERGENCY VEHICLE ACCESS EASEMENT" OR "E.V.A.E." FOR EMERGENCY VEHICLE ACCESS.

AND THE UNDERSIGNED DOES HEREBY RESERVE FOR THE BENEFIT OF THE OWNERS OF THE SUBDIVISION IN, ON, UNDER AND AROUND THOSE AREAS DESIGNATED AND DELINEATED ON THIS MAP AS "PRIVATE ACCESS EASEMENT" OR "P.A.E." FOR PRIVATE PEDESTRIAN AND VEHICLE ACCESS.

AND THE UNDERSIGNED DOES HEREBY DECLARE THE AREAS DESIGNATED ON THIS MAP AS "PRIVATE STORM DRAIN EASEMENT" OR "P.S.D.E." ARE FOR PRIVATE STORM DRAIN PURPOSES TO INCLUDE THE RIGHTS TO CONSTRUCT AND MAINTAIN PRIVATE STORM DRAIN STRUCTURES AND PIPES, MAINTENANCE OF SAID AREAS ARE OUTLINED IN THE CONDITIONS, COVENANTS AND RESTRICTIONS (CCARRS) OF SUBDIVISION 9466 RECORDED BY SEPARATE DOCUMENT.

AND THE UNDERSIGNED DOES HEREBY REINQUISH ALL RIGHTS OF VEHICULAR ACCESS FROM THOSE PORTIONS OF SAID LANDS SHOWN ON THIS MAP ALONG CENTER AVENUE AS SHOWN BY THIS SYMBOL: //

THE AREA MARKED "SANITARY SEWER EASEMENT," OR "S.S.E." 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 NON-EXCLUSIVE SUBSURFACE EASEMENT, WHERE INDICATED) AND NON-EXCLUSIVE SURFACE EASEMENT FOR THE RIGHT TO CONSTRUCT, RECONSTRUCT, REPAIR, 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 UTILITY AND WITHIN SUCH EASEMENT ARE TOGETHER WITH THE FREE RIGHT OF INGRESS, EGRESS, AND EMERGENCY ACCESS TO SAID EASEMENT OVER AND ABOVE 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 RIGHT 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, ENGINEERED DRAINAGE FACILITIES (BIO-SWALES) OR OTHER ACTIVITY WHICH MAY INTERFERE WITH CCOSD'S 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, INCLUDING IN AND/OR THROUGH THE WINTER MONTHS, WHEN 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 INDUPLY DEFEND, SAVE AND HOLD HARMLESS CCOSD FROM ANY LIABILITY WITH RESPECT TO ANY SUCH EASEMENTS, PRIOR TO THE FORMAL ACCEPTANCE OF SAID EASEMENTS BY APPROPRIATE ACTION OF CCOSD.

THE AREA DESIGNATED HEREON AS LOT 9 IS RESERVED FOR THE USE OF THE OWNERS OF THE SUBDIVISION FOR, BUT NOT LIMITED TO, ACCESS, PARKING, UTILITIES, DRAINAGE, INCLUDING PRIVATE STORM DRAIN FACILITIES, AND INGRESS AND EGRESS. MAINTENANCE OF IMPROVEMENTS ACROSS LOT 9 BY THE OWNERS OF THE SUBDIVISION IS PER COVENANTS, CONDITIONS & RESTRICTIONS TO BE INCORPORATED IN A SEPARATE INSTRUMENT.

THIS MAP SHOWS ALL THE EASEMENTS ON THE PREMISES, OR OF RECORD.

BY: [Signature] DATE: 2/26/2020

MANAGING MEMBER

OWNER'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT WHICH THIS CERTIFICATE IS ATTACHED AND NOT THE INDIVIDUALS' ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA } SS
ON February 26, 2020 BEFORE ME
I, Lisa Contreras, A NOTARY PUBLIC, PERSONALLY
APPEARED Andy Alcaraz

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 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
DATE: 2/26/2020

SIGNATURE: Lisa Contreras
PRINT NAME: Lisa Contreras
NOTARY PUBLIC IN AND FOR THE COUNTY OF Contra Costa STATE OF CALIFORNIA
PRINCIPAL COUNTY OF BUSINESS: Contra Costa
COMMISSION EXPIRES: 2/27/2023
COMMISSION # OF NOTARY: 22174187

COUNTY SURVEYOR'S STATEMENT

I, JAMES A. STEIN, CLERK OF THE COUNTY OF CONTRA COSTA, COUNTY, STATE OF CALIFORNIA, HEREBY SET FORTH AND HAVE EXAMINED THE MAP OF SUBDIVISION 9466, AND THAT SAID SUBDIVISION IS SUBSTANTIALLY AS IT APPEARS ON THE TENTATIVE MAP, AND THAT ALL THE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES COVERING THE FILING OF SUBDIVISION MAPS HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THE SAME IS TECHNICALLY CORRECT.

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

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 A.M.A. LLC IN SEPTEMBER 2017 AND IS TRUE AND COMPLETE AS SHOWN. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. I FURTHER STATE THAT THE MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN THOSE POSITIONS BY DECEMBER 2021, AND WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RE-RAN.

DATE: 2/25/2020
[Signature]
JACQUELINE BOK
LICENSE NO. LS 9834



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.

DATE: 2/9/2020
ARUNA BHATT
DEPUTY DIRECTOR
DEPARTMENT OF CONSERVATION AND DEVELOPMENT
COMMUNITY DEVELOPMENT DIVISION
BY: [Signature]

BUILDING INSPECTION STATEMENT

A GEOTECHNICAL INVESTIGATION REPORT PREPARED BY ROCKRIDGE GEOTECHNICAL, DATED AUGUST 14, 2017, ROCKRIDGE JOB NO. 17-1548, HAS BEEN RECEIVED AND APPROVED. THE REPORT IS ON FILE IN THE BUILDING INSPECTION DIVISION, CONTRA COSTA COUNTY.

DATE: 3/13/20
JASON CRAPO
DEPUTY DIRECTOR
DEPARTMENT OF CONSERVATION AND DEVELOPMENT
BUILDING INSPECTION DIVISION
BY: [Signature]

CLERK OF THE BOARD OF SUPERVISORS CERTIFICATE

STATE OF CALIFORNIA } SS
COUNTY OF CONTRA COSTA }

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 9466", WAS PRESENTED TO SAID BOARD OF SUPERVISORS, AS PROVIDED BY LAW, AT A REGULAR MEETING HELD ON THE 26th DAY OF February, 2020, AND THAT SAID BOARD OF SUPERVISORS HAS APPROVED SAID MAP AND HAS ACCEPTED TO INSTALLATION AND ACCEPTANCE OF IMPROVEMENTS ON BEHALF OF THE PUBLIC. ALL OF THE PARCELS AND EASEMENTS OFFERED FOR DEDICATION TO PUBLIC USE.

I FURTHER CERTIFY THAT ALL TAX LENS HAVE BEEN SATISFIED AND THAT ALL BONDS AS REQUIRED BY LAW TO ACCOMPANY THE WITHIN MAP HAVE BEEN APPROVED BY THE BOARD OF SUPERVISORS OF CONTRA COSTA COUNTY, AND FILED IN MY OFFICE. IN WITNESS WHEREOF, I HAVE HEREBY SET MY HAND THIS _____ DAY OF _____ IN THE YEAR 2020.

DATE: _____ BY: DAVID TWA
CLERK OF THE BOARD OF SUPERVISORS
AND COUNTY ADMINISTRATOR OF
CONTRA COSTA COUNTY

BY: _____
DEPUTY CLERK

SUBDIVISION 9466

PORTION OF THE RANCHO LAS JUNTAS BEING A SUBDIVISION OF THE PARCEL OF LAND DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JANUARY 18, 2005 AS INSTRUMENT NO. 2005-0018637 AND GRANT DEED RECORDED FEBRUARY 13, 2020 AS INSTRUMENT NO. 2020-0028184, CONTRA COSTA COUNTY RECORDS CONTRA COSTA COUNTY - CALIFORNIA

Prepared By
Luk and Associates Land Surveyors
Civil Engineers, Land Planners, Mobile Data
738 Alhambra, Modesto, California 95847
Hercules, California 95847
FEBRUARY 2020

COUNTY RECORDER'S STATEMENT

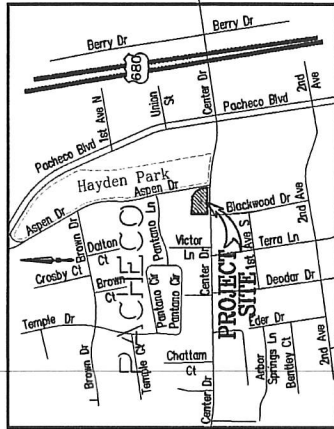
FILED AT THE REQUEST OF STEWART TITLE OF CALIFORNIA, INC. ON THE _____ DAY OF _____, 2020, AT _____ A.M. IN BOOK _____ OF MAPS _____ IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA.

DOCUMENT NO. _____

DEBORAH COOPER
ACTING COUNTY RECORDER IN AND FOR THE
COUNTY OF CONTRA COSTA,
STATE OF CALIFORNIA

BY: _____
DEPUTY COUNTY RECORDER

VICINITY MAP



REFERENCES

- (R1) SUBDIVISION 5620, FILED JANUARY 15, 1981, IN BOOK 248 OF MAPS, AT PAGES 25 THROUGH 27, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY.
- (R2) PARCEL MAP, FILED OCTOBER 5, 1978, IN BOOK 81 OF PARCEL MAPS, AT PAGES 41 TO 42, IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY.
- (R3) GRANT DEED RECORDED JANUARY 19, 2005 AS DOCUMENT NUMBER 2005-0019637, OFFICIAL RECORDS OF CONTRA COSTA COUNTY.
- (R4) RECORD OF SURVEY, FILED MARCH 31, 1983 IN BOOK 72 OF LAND SURVEY MAPS, AT PAGE 21, IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY.

BASIS OF BEARINGS

FOUND STANDARD CONTRA COSTA COUNTY STREET MONUMENTS, CONTRA COSTA COUNTY, AS SHOWN ON THAT CERTAIN MAP ENTITLED "SUBDIVISION 5620", FILED JANUARY 15, 1981, IN BOOK 248 OF MAPS, AT PAGES 25 THROUGH 27, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, TAKEN AS NORTH 89°41'46" WEST.

SUBDIVISION 9466

PORTION OF THE RANCHO LAS JUNTAS BEING A SUBDIVISION OF THE PARCEL OF LAND DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED JANUARY 19, 2005 AS INSTRUMENT NO. 2005-0019637 AND GRANT DEED RECORDED FEBRUARY 13, 2020 AS INSTRUMENT NO. 2020-028194, CONTRA COSTA COUNTY RECORDS CONTRA COSTA COUNTY - CALIFORNIA

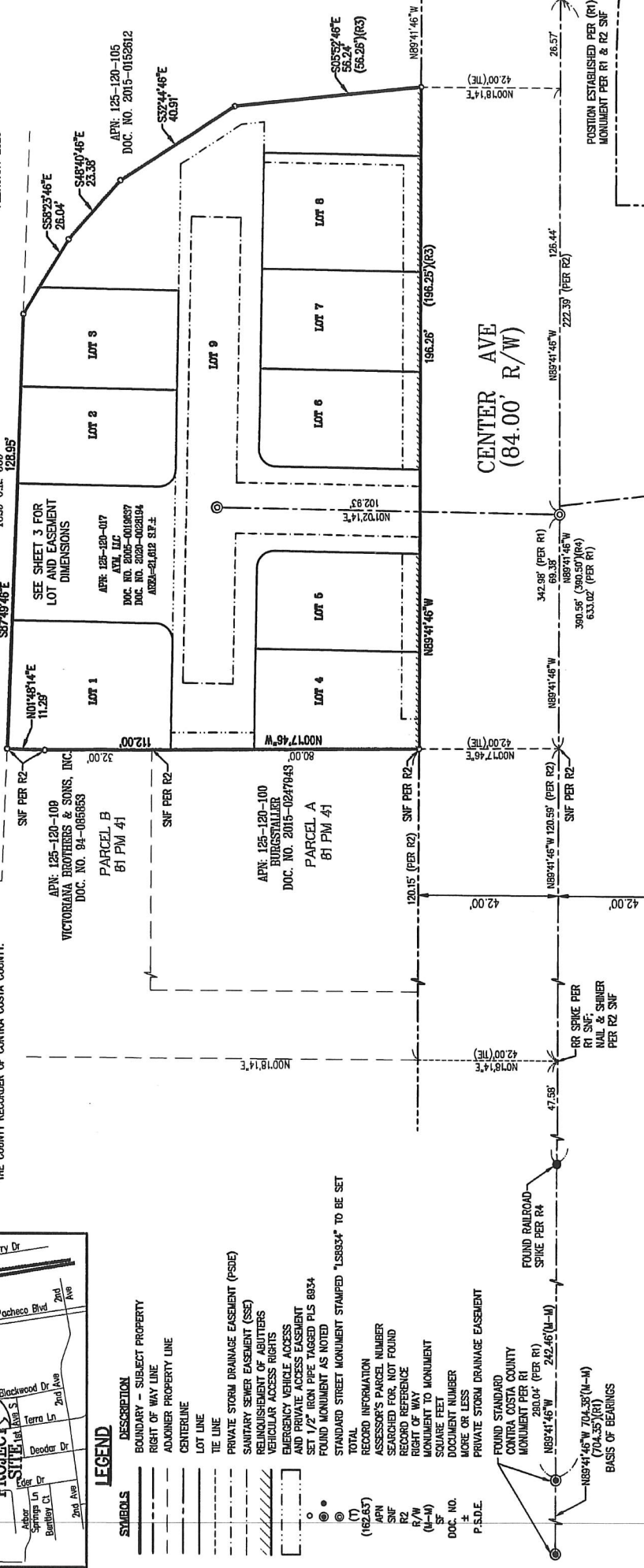
Prepared By
Luk and Associates
Civil Engineers - Land Planners - Land Surveyors
738 Alfred Nobel Drive
Hercules, California 94547
FEBRUARY 2020

APN: 125-120-110
THE PRINTECOSTAL CHURCH OF GOD OF AMERICA,
NORTHERN DISTRICT OF CALIFORNIA
1829 O.R. 589
128.95'

APN: 125-120-109
VICTORIANA BROTHERS & SONS, INC.
DOC. NO. 94-085863
PARCEL B
81 P.M. 41

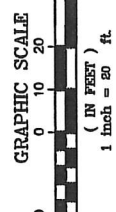
SEE SHEET 3 FOR LOT AND EASEMENT DIMENSIONS
APN: 125-120-107
AVL LLC
DOC. NO. 2005-0019637
DOC. NO. 2020-028194
AREA-42,182 SF ±

APN: 125-120-105
DOC. NO. 2015-0152612



LEGEND

- BOUNDARY - SUBJECT PROPERTY
- RIGHT OF WAY LINE
- ADJOINER PROPERTY LINE
- CENTERLINE
- LOT LINE
- TIE LINE
- PRIVATE STORM DRAINAGE EASEMENT (PSDE)
- SANITARY SEWER EASEMENT (SSE)
- REMOUSUREMENT OF ADJUTTERS
- VEHICULAR ACCESS RIGHTS
- EMERGENCY VEHICLE ACCESS
- AND PRIVATE ACCESS EASEMENT
- SET 1/2" IRON PIPE TAGGED PLS 6834
- FOUND MONUMENT AS NOTED
- STANDARD STREET MONUMENT STAMPED "LS9834" TO BE SET
- TOTAL
- RECORD INFORMATION
- ASSESSOR'S PARCEL NUMBER
- SEARCHED FOR, NOT FOUND
- RECORD REFERENCE
- RIGHT OF WAY
- MONUMENT TO MONUMENT
- SQUARE FEET
- DOCUMENT NUMBER
- MORE OR LESS
- PRIVATE STORM DRAINAGE EASEMENT
- FOUND STANDARD CONTRA COSTA COUNTY MONUMENT PER R1
- MONUMENT PER R1
- MONUMENT PER R2
- MONUMENT PER R4
- MONUMENT PER R1 & R2 SNF



SUBDIVISION 9466

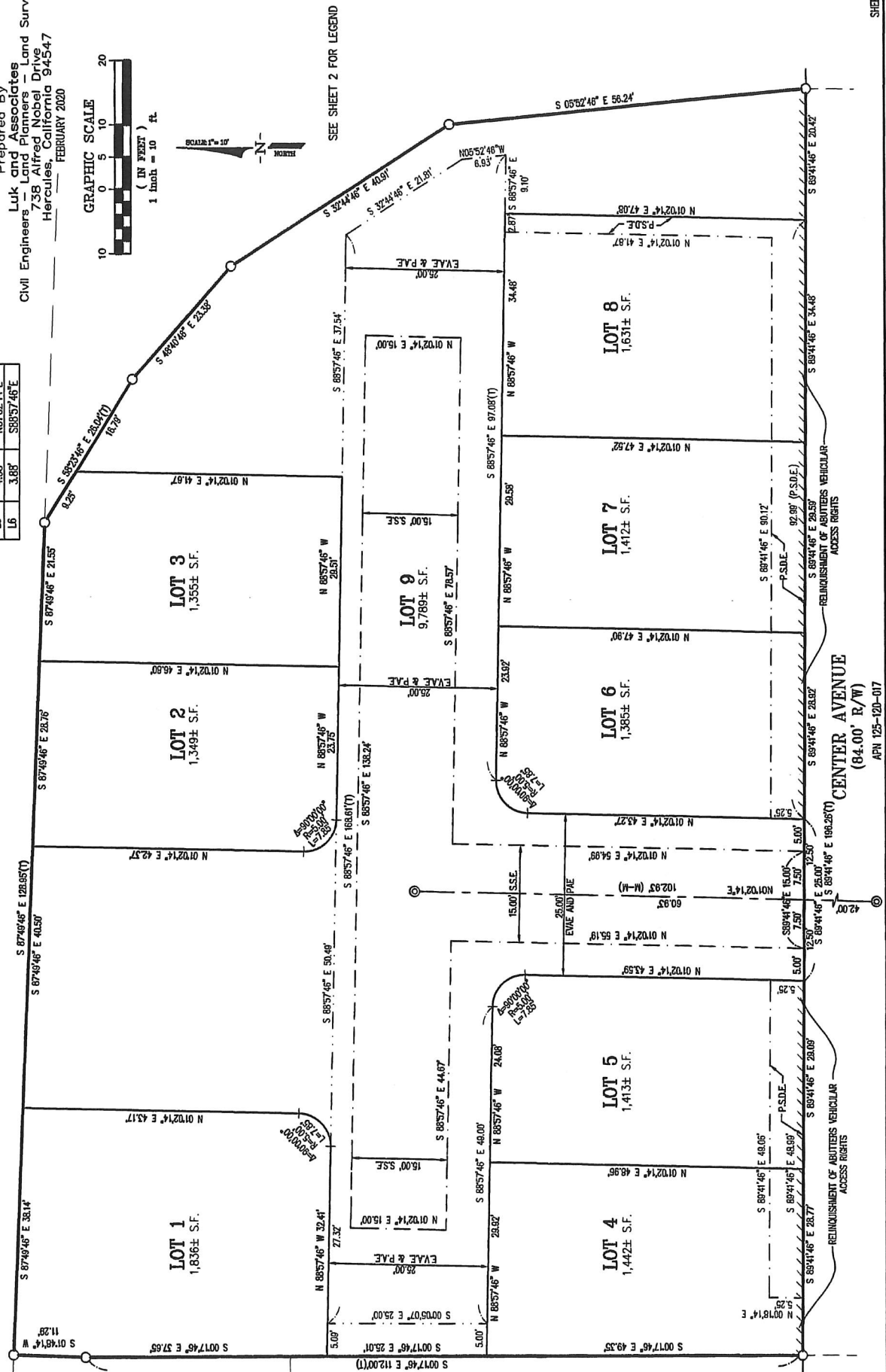
PORTION OF THE RANCHO LAS JUNTAS
 BEING A SUBDIVISION OF THE PARCEL OF LAND DESCRIBED IN THAT CERTAIN
 GRANT DEED RECORDED JANUARY 19, 2005 AS INSTRUMENT NO.
 2005-0016637 AND GRANT DEED RECORDED FEBRUARY 13, 2020 AS
 INSTRUMENT NO. 2020-0028184, CONTRA COSTA COUNTY RECORDS
CONTRA COSTA COUNTY - CALIFORNIA

Prepared By
Luk and Associates
 Civil Engineers - Land Planners - Land Surveyors
 738 Alfred Nobel Drive
 Hercules, California 94547
 FEBRUARY 2020

LINE	LENGTH	BEARING
L1	4.05'	S8855°42'E
L2	4.70'	N0102°14'E
L3	4.00'	S89°41'46"E
L4	4.00'	S89°41'00"E
L5	4.95'	N0102°14'E
L6	3.85'	S8857°46"E



SEE SHEET 2 FOR LEGEND



PARCEL B
 81 PM 41

PARCEL A
 81 PM 41