

OWNER'S STATEMENT

THE UNDERSIGNED, BEING THE PARTIES HAVING A RECORD TITLE INTEREST IN THE LANDS DELINEATED AND EMBRACED WITHIN THE EXTERIOR SUBDIVISION BOUNDARY LINES UPON THIS MAP, DO HEREBY CONSENT TO THE MAKING AND RECORDED OF THE SAME.

THE REAL PROPERTY BELOW IS DESIGNATED AS AN EASEMENT TO CONTRA COSTA COUNTY OR ITS SUCCESSOR FOR PUBLIC PURPOSES:

- THE AREAS DESIGNATED AS "PUBLIC UTILITY EASEMENT" OR "PUE" FOR UNDERGROUND ELECTRIC, GAS, CABLE TELEVISION, STORM DRAIN, SANITARY SEWER, DOMESTIC & RECYCLED WATER, FIBER OPTIC AND TELEPHONE USE AND ANY/ALL IMPROVEMENTS AND APPURTENANCES INSTALLED, INCLUDING CONSTRUCTION, ACCESS, AND MAINTENANCE OF THESE IMPROVEMENTS AND APPURTENANCES.
- THE AREAS DESIGNATED AS "EMERGENCY VEHICLE ACCESS EASEMENT" OR "EVAE" FOR THE PURPOSE OF INGRESS AND EGRESS OF EMERGENCY VEHICLES.
- THE UNDERSIGNED FURTHER REINQUISHES TO CONTRA COSTA COUNTY ALL ABUTTER'S RIGHTS OF ACCESS ALONG THE PROPERTY LINES ADJACENT TO OLIMPIC BOULEVARD IN THOSE AREA DEPICTED HEREON BY THE SYMBOL *|||||*

THE REAL PROPERTY DESCRIBED BELOW IS NOT DEDICATED TO THE PUBLIC:

- THE AREAS OF LAND DESIGNATED AND DELINEATED AS "PAE" (PRIVATE ACCESS EASEMENT) ARE RESERVED AS AN EASEMENT FOR THE PURPOSE OF VEHICULAR INGRESS AND EGRESS OF THE HOMEOWNERS AND GUESTS OF PARCEL A & B OF THIS MAP AND ARE TO BE MAINTAINED BY THE HOMEOWNERS OF PARCEL A & B.
- THE AREAS OF LAND DESIGNATED AND DELINEATED AS "PSDE" (PRIVATE STORM DRAIN EASEMENT) ARE RESERVED AS EASEMENTS FOR THE PURPOSE OF CONDUCTING AND MAINTAINING PRIVATE STORM DRAIN FACILITIES AND APPURTENANCES THEREON.

THIS MAP SHOWS OR NOTES ALL THE EASEMENTS EXISTING OR OF RECORD, WITHIN THE BOUNDARY LINES OF THE HEREIN EMBODIED MAP AS SHOWN ON THE PRELIMINARY TITLE REPORT ORDER NUMBER 115-22006974-RET DATED JULY 21, 2022, PREPARED BY WESTMINSTER TITLE COMPANY.

AS OWNER: HD 2083 WALNUT CREEK, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: _____, BEFORE ME, _____, A NOTARY PUBLIC,
 NAME (PRINT): _____
 TITLE: _____
 DATE: _____

OWNER'S 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 _____, COUNTY OF _____, SS:
 ON _____, 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/IT/HEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITIE(S), 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, DECEDED 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:
 SIGNATURE: _____
 NAME (PRINT): _____
 PRINCIPAL COUNTY OF BUSINESS: _____
 MY COMMISSION NUMBER: _____
 MY COMMISSION EXPIRES: _____

**PARCEL MAP
MINOR SUBDIVISION MS19-00003**

CONSISTING OF 3 SHEETS
 BEING A SUBDIVISION OF LOT B7 AS SHOWN ON
 THE SUBDIVISION OF "DEWING PARK" FILED IN BOOK 10,
 AT PAGE 742, CONTRA COSTA COUNTY RECORDS,
 UNINCORPORATED CONTRA COSTA COUNTY, CALIFORNIA



SAN RAMON (925) 868-0322
 ROSEVILLE (916) 768-4458
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AUGUST 2022

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF HD 2083 WALNUT CREEK, LLC, CALIFORNIA LIMITED LIABILITY COMPANY ON JUNE 2022, I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.



DATE _____
 MARK H. WHEELER, P.L.S.
 L.S. NO. 7960

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 ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

DATE _____
 DANNA M. TREWIS, P.L.S. 7438
 INTERIM COUNTY SURVEYOR

**CLERK OF THE BOARD OF SUPERVISORS
CERTIFICATE**

I, MONICA LINDO, 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 PARCEL MAP ENTITLED "SUBDIVISION MS 19-0003" WAS PRESENTED TO SAID BOARD OF SUPERVISORS, AS PROVIDED BY LAW, AT A REGULAR MEETING THEREOF HELD ON THE _____ DAY OF _____, 2022, AND THAT SAID BOARD OF SUPERVISORS DID THEREUPON BY RESOLUTION DULY PASSED AND ADOPTED AT SAID MEETING APPROVE SAID MAP AND DID ACCEPT SUBJECT TO INSTALLATION AND ACCEPTANCE OF IMPROVEMENTS ON THE MAP TO BE MADE BY THE APPLICANT. I FURTHER CERTIFY THAT ALL TAX LENSES HAVE BEEN SATISFIED AND THAT 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, I HAVE HEREUNTO SET MY HAND THIS _____ DAY OF _____, 2022.

MONICA LINDO
 CLERK OF THE BOARD OF SUPERVISORS
 AND COUNTY ADMINISTRATOR
 COUNTY OF CONTRA COSTA
 STATE OF CALIFORNIA

BY: _____
 DEPUTY CLERK

COUNTY RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2022, AT _____ M., IN BOOK _____ OF PARCEL MAPS, AT PAGE _____ AT THE REQUEST OF WESTMINSTER TITLE COMPANY.
 RECORDERS SERIES NO. _____

DEBORAH COOPER
 COUNTY RECORDER
 COUNTY OF CONTRA COSTA, CALIFORNIA

BY: _____
 DEPUTY COUNTY RECORDER

PARCEL MAP

MINOR SUBDIVISION MS19-00003

CONSISTING OF 3 SHEETS
 BEING A SUBDIVISION OF LOT 87 AS SHOWN ON
 THE SUBDIVISION OF "DEWING PARK" FILED IN BOOK 10,
 AT PAGE 242, CONTRA COSTA COUNTY RECORDS,
 UNINCORPORATED CONTRA COSTA COUNTY, CALIFORNIA



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BASIS OF BEARINGS:

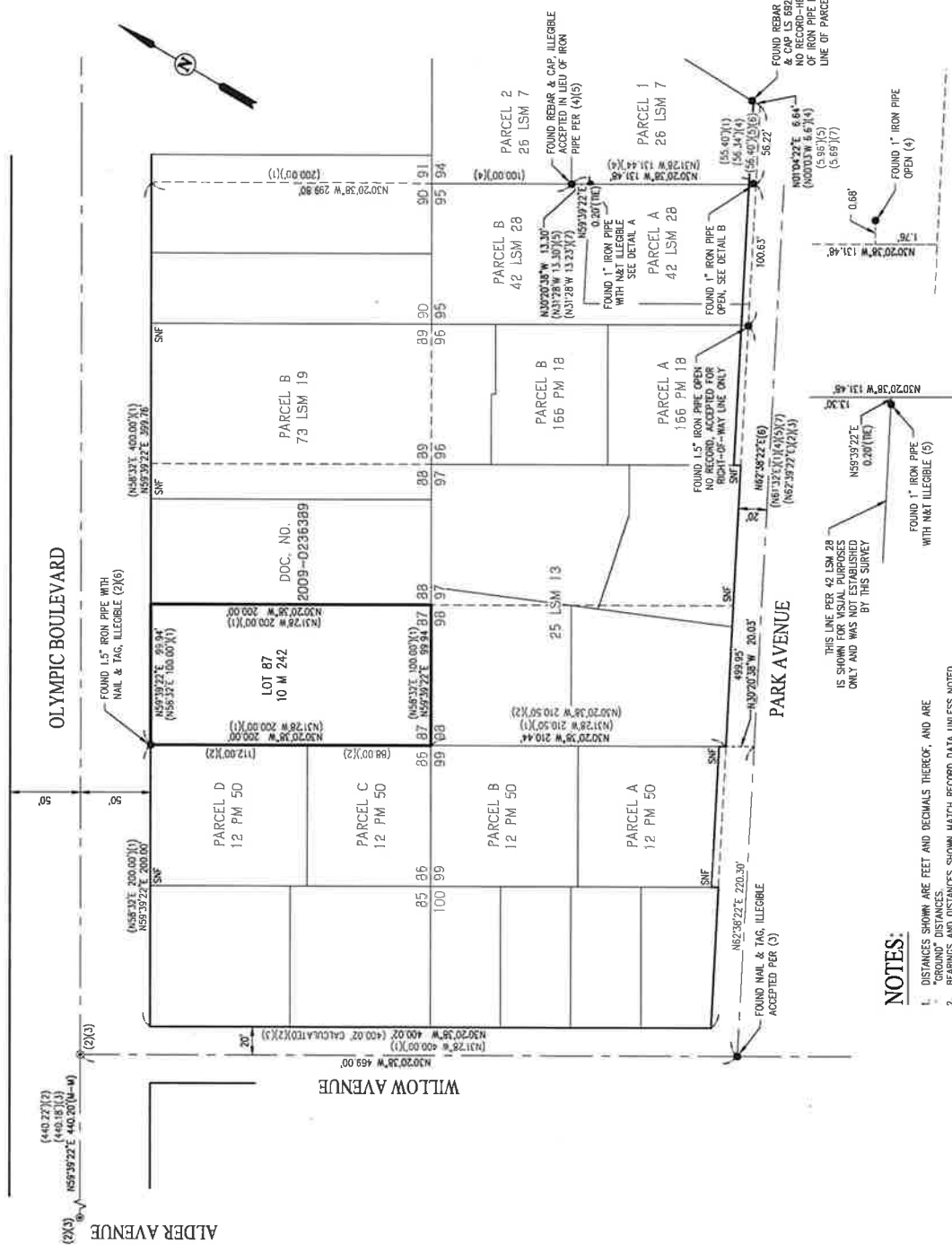
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE MONUMENT LINE OF OLYMPIC BOULEVARD, BEING N59°39'22"E PER CONTRA COSTA COUNTY RECORD MAP RW-3441-63-1, AND AS SHOWN ON PARCEL MAP MS 105-69 (12 PM 50) AND RECORD OF SURVEY NO. 3125 (135 LSM 29).

LEGEND

- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- NEW LOT LINE
- ADJOINING LOT LINE
- HISTORIC LOT LINE PER 10 M 242
- EASEMENT LINE
- CENTERLINE
- TIE
- RELINQUISHMENT OF ABUTTER'S RIGHTS
- (T) TOTAL
- (M-M) MONUMENT TO MONUMENT
- FOUND STANDARD STREET MONUMENT
- FOUND MONUMENT AS NOTED
- SET 5/8" REBAR AND CAP, LS 7960
- EAST BAY MUNICIPAL UTILITY DISTRICT EMERGENCY VEHICLE ACCESS EASEMENT
- PRIVATE ACCESS EASEMENT
- PUBLIC UTILITY EASEMENT
- PRIVATE STORM DRAIN EASEMENT
- SANITARY SEWER EASEMENT
- SEARCHED, NOT FOUND
- STORMWATER TREATMENT FACILITY EASEMENT

REFERENCES:

- (A) INDICATES REFERENCE NUMBER
- (1) DEWING PARK SUBDIVISION (10 M 242)
- (2) PARCEL MAP MS 105-69 (12 PM 50)
- (3) RECORD OF SURVEY NO. 3125 (135 LSM 29)
- (4) RECORD OF SURVEY (26 LSM 7)
- (5) RECORD OF SURVEY (42 LSM 29)
- (6) RECORD OF SURVEY (73 LSM 19)
- (7) RECORD OF SURVEY NO. 2755 (134 LSM 24)



DETAIL A

NOT TO SCALE

DETAIL B

NOT TO SCALE

NOTES:

1. DISTANCES SHOWN ARE FEET AND DECIMALS THEREOF, AND ARE "GROUND" DISTANCES.
2. BEARINGS AND DISTANCES SHOWN MATCH RECORD DATA UNLESS NOTED OTHERWISE.

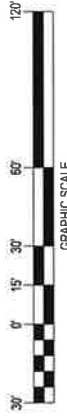
PARCEL MAP

MINOR SUBDIVISION MS19-00003

CONSISTING OF 3 SHEETS
 BEING A SUBDIVISION OF LOT 87 AS SHOWN ON
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 SCALE: 1" = 30' AUGUST 2022



BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE MONUMENT LINE OF OLYMPIC BOULEVARD, BEING N59°32'22"E PER CONTRA COSTA COUNTY RECORD MAP RW-541-84-1, AND AS SHOWN ON PARCEL MAP MS 105-69 (12 PM 50) AND RECORD OF SURVEY NO. 3125 (135 LSM 25).

LEGEND

- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- NEW LOT LINE
- ADJOINING LOT LINE
- HISTORIC LOT LINE PER IO M 242
- EASEMENT LINE
- CENTERLINE
- THE
- RELINQUISHMENT OF ABUTTER'S RIGHTS
- TOTAL
- (1) - (4)
- MONUMENT TO MONUMENT
- FOUND STANDARD STREET MONUMENT
- FOUND MONUMENT AS NOTED
- SET 5/8" REBAR AND CAP, LS 7960
- EAST BAY MUNICIPAL UTILITY DISTRICT
- EMERGENCY VEHICLE ACCESS EASEMENT
- PRIVATE ACCESS EASEMENT
- PUBLIC UTILITY EASEMENT
- PRIVATE STORM DRAIN EASEMENT
- PRIVATE SEWER EASEMENT
- SEARCHED, NOT FOUND
- STORMWATER TREATMENT FACILITY EASEMENT
- EBMUD
- EVAE
- PAE
- PUE
- PSDE
- SSE
- SNF
- SITE

REFERENCES:

- (A) INDICATES REFERENCE NUMBER
- (1) DEWING PARK SUBDIVISION (10 M 242)
- (2) PARCEL MAP MS 105-69 (12 PM 50)
- (3) RECORD OF SURVEY NO. 3125 (135 LSM 25)
- (4) RECORD OF SURVEY (26 LSM 7)
- (5) RECORD OF SURVEY (42 LSM 28)
- (6) RECORD OF SURVEY LOT LINE ADJUSTMENT (73 LSM 19)
- (7) RECORD OF SURVEY NO. 2751 (134 LSM 24)

NOTES:

1. DISTANCES SHOWN ARE FEET AND DECIMALS THEREOF, AND ARE "GROUND" DISTANCES.
2. BEARINGS AND DISTANCES SHOWN MATCH RECORD DATA UNLESS NOTED OTHERWISE.

