

OWNERS' STATEMENT:

I, THE UNDERSIGNED, HEREBY STATE THAT I AM THE PARTY HAVING RECORD TITLE INTEREST IN THE LANDS SUBDIVIDED AND SHOWN ON THIS PARCEL MAP AND I HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS PARCEL MAP IN THE OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, CALIFORNIA.

THE AREAS MARKED AS "SALWAN PLACE", "PRIVATE ACCESS AND UTILITY EASEMENT", "EMERGENCY VEHICLE ACCESS EASEMENT", "PEDESTRIAN ACCESS EASEMENT", "PRIVATE STORM DRAIN EASEMENT" OR "P.A.U.E.", "E.V.A.E.", "P.A.E.", "P.S.D.E." ARE NOT DEDICATED FOR USE BY THE GENERAL PUBLIC, BUT IS FOR THE USE OF THE OWNERS OF PARCELS 1, 2 AND 3 OF PARCEL MAP 8971 FOR ACCESS, PARKING, UTILITIES, DRAINAGE, INGRESS, EGRESS, SANITARY SEWER, AND EMERGENCY VEHICLE ACCESS.

THE AREAS MARKED AS "P.U.E." ARE DEDICATED TO THE PUBLIC FOREVER AS EASEMENTS FOR THE RIGHT OF INGRESS AND EGRESS FOR THE CONSTRUCTION, MAINTENANCE AND REPAIR OF APPLICABLE STRUCTURES AND APPURTENANCES UNDER, UPON AND OVER THESE SAID AREAS AS DELINEATED AND DESIGNATED WITHIN THE EXTERIOR BOUNDARY LINES OF THIS MAP. SAID AREAS OR STRIPS OF LAND SHALL BE KEPT OPEN AND FREE FROM BUILDINGS AND STRUCTURES OF ANY KIND EXCEPT APPLICABLE UTILITY STRUCTURES AND APPURTENANCES AND LAWFUL FENCES.

THE AREA MARKED "E.B.M.U.D.E." IS DEDICATED TO THE EAST BAY MUNICIPAL UTILITY DISTRICT AS A PERPETUAL EASEMENT FOR THE PURPOSE OF CONSTRUCTING, REPLACING, MAINTAINING, OPERATING AND USING FOR THE TRANSMISSION AND DISTRIBUTION OF WATER PIPE OR PIPELINES AND ALL NECESSARY FIXTURES INCLUDING UNDERGROUND TELEMETRY AND ELECTRICAL CABLES OF APPURTENANCES THERETO, IN, UNDER, ALONG AND ACROSS SAID EASEMENT. TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS AND THE RIGHT AT ALL TIMES TO ENTER IN, OVER AND UPON SAID EASEMENT AND EVERY PART THEREOF. THE EASEMENT AREA MAY BE LANDSCAPED IN A MANNER CONSISTENT WITH EAST BAY MUNICIPAL UTILITY DISTRICT USE; HOWEVER, NO BUILDING OR STRUCTURE MAY BE PLACED ON SAID EASEMENT, NO TREES MAY BE PLANTED WITHIN THE EASEMENT AREA AND NO CHANGES MAY BE MADE TO THE EXISTING SURFACE ELEVATION (GRADE) OF THE EASEMENT BY MORE THAN ONE (1) FOOT, NOR SHALL ANYTHING BE DONE THEREON WHICH MAY INTERFERE WITH EAST BAY MUNICIPAL UTILITY DISTRICT'S FULL ENJOYMENT OF SAID EASEMENT.

DATED THIS 19TH DAY OF MARCH, 2021

Raj Sal
RAJNEESH SALWAN
RAJNEESH SALWAN, TRUSTEE OF THE RAJNEESH SALWAN
SEPARATE PROPERTY TRUST, BY:
Raj Sal
RAJNEESH SALWAN, TRUSTEE

PROPERTY DESCRIPTION:

LOT 120 OF THE RE-SUBDIVISION OF BLOCK "D" OF MEEK ESTATE ORCHARDS FILED IN BOOK 6 OF MAPS AT PAGE 45, OFFICIAL RECORDS OF ALAMEDA COUNTY, CALIFORNIA.

OWNER'S ACKNOWLEDGEMENT:

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 3/19/2021 BEFORE ME, Vatsal P Shah - Notary Public

PERSONALLY APPEARED RAJNEESH SALWAN,
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.

SIGNATURE: Vatsal P Shah COMMISSION NUMBER: 2306775
PRINTED NAME: Vatsal P Shah MY COMMISSION EXPIRES: 10/21/2023
PRINCIPAL PLACE OF BUSINESS: Alameda CA

CLERK OF THE BOARD OF SUPERVISORS STATEMENT

I, ANIKA CAMPBELL-BELTON, CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF ALAMEDA, STATE OF CALIFORNIA, DO HEREBY CERTIFY THAT CERTIFICATES HAVE BEEN FILED AND DEPOSITS HAVE BEEN MADE IN CONFORMANCE WITH THE REQUIREMENTS OF SECTIONS 66492 AND 66493 OF THE GOVERNMENT CODE OF THE STATE OF CALIFORNIA.

DATE: _____
BY: _____
DEPUTY CLERK

ANIKI CAMPBELL-BELTON
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF ALAMEDA,
STATE OF CALIFORNIA

JOINT MAINTENANCE AGREEMENT:

PARCELS 1, 2, AND 3 AS DELINEATED HEREON ARE SUBJECT TO A JOINT MAINTENANCE AGREEMENT. SAID AGREEMENT WAS RECORDED ON THE 26TH DAY OF AUGUST, 2010, UNDER SERIES NO. 2010247102 OFFICIAL RECORDS OF ALAMEDA COUNTY, CALIFORNIA.

BUILDING RESTRICTIONS AND CONDITIONS AGREEMENT:

PARCELS 1, 2, AND 3 AS DELINEATED HEREON ARE SUBJECT TO A BUILDING RESTRICTIONS AND CONDITIONS AGREEMENT. SAID AGREEMENT WAS RECORDED ON THE 1ST DAY OF SEPTEMBER, 2017, UNDER SERIES NO. 2017193130 OFFICIAL RECORDS OF ALAMEDA COUNTY, CALIFORNIA.

**AMENDED
PARCEL MAP 8971**

OF
LOT 120 OF RE-SUBDIVISION OF
BLOCK "D", MEEK ESTATE ORCHARDS, FILED
IN BOOK 6 OF MAPS AT PAGE 45, OFFICIAL
RECORDS OF ALAMEDA COUNTY,
EDEN TOWNSHIP,
ALAMEDA COUNTY, CALIFORNIA


**STERLING
CONSULTANTS**

FREMONT, CALIFORNIA

SHEET 1 OF 2, MARCH 2021

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 RAJNEESH SALWAN IN July, 2020. I HEREBY STATE THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN; THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS ON OR BEFORE DECEMBER 31 2023; THAT MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

Helmut R. Korstick MAR. 16, 2021
HELMUT R. KORSTICK, LS 7739 DATE


COUNTY SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THE HEREIN EMBODIED PARCEL MAP ENTITLED "AMENDED PARCEL MAP 8971"; AND THAT THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF REQUIRED HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THAT THE MAP SHOWN HEREON IS TECHNICALLY CORRECT.

D. Ian Wilson
D. IAN WILSON, PLS 7010
COUNTY SURVEYOR
ALAMEDA COUNTY, STATE OF CALIFORNIA

DATED: APRIL 1ST, 2021

RECORDER'S STATEMENT:

FILED THIS 16th DAY OF APRIL, 2021 AT 11:37 A.M.
IN BOOK 352 OF PARCEL MAPS, AT PAGE 16-17, AT THE REQUEST OF
WALTER JOHN SHOUP.
FEE : \$ 85.00 SERIES NO.: 2021150928

MELISSA WILK
COUNTY RECORDER

BY: K. [Signature]
DEPUTY RECORDER

AMENDED PARCEL MAP 8971

OF
LOT 120 OF RE-SUBDIVISION OF
BLOCK "D", MEEK ESTATE ORCHARDS FILED
IN BOOK 6 OF MAPS AT PAGE 45, OFFICIAL
RECORDS OF ALAMEDA COUNTY,
EDEN TOWNSHIP,
ALAMEDA COUNTY, CALIFORNIA



FREMONT, CALIFORNIA

SHEET 2 OF 2, MARCH 2021

BASIS OF BEARINGS:

THE MONUMENT LINE RUNNING PARALLEL WITH AND 5' SOUTHERLY OF THE
CENTERLINE OF SMALLEY AVENUE, WHICH BEARS N62°48'20"E PER TRACT NO. 4418
BOOK 126 PAGE 97.

MONUMENTS FOUND AND SET:

- SET 5/8"x 30" REBAR WITH CAP STAMPED "LS 7739"
- FOUND NAIL/REBAR MARKED "LS 7736" AS NOTED
- ⊙ FOUND COUNTY STANDARD MONUMENT AS NOTED

LEGEND:

BD	BRASS DISC
B.O.B.	BASIS OF BEARING
M	MEASURED VALUE
R/W	RIGHT OF WAY
P	PROPORTIONATE DISTANCE
P.A.U.E.	PRIVATE ACCESS AND UTILITY EASEMENT
P.S.D.E.	PRIVATE STORM DRAIN EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
E.V.A.E.	EMERGENCY VEHICLE ACCESS EASEMENT
P.A.E.	PEDESTRIAN ACCESS EASEMENT
E.B.M.U.D.E.	EAST BAY MUNICIPAL UTILITY DISTRICT EASEMENT
W.C.	WITNESS CORNER
---	LIMITS OF NOTED EASEMENTS/PRIVATE STREET
---	CENTERLINE OF RIGHT OF WAY
---	MONUMENT LINE
---	EXTERIOR BOUNDARY LINE
---	R/W DEDICATION AS NOTED
---	INTERIOR PARCEL LINE
---	COUNTY MONUMENT ID

REFERENCES:

- (R1) RECORD DATA PER RESUBDIVISION OF BLOCK "D" MEEK ESTATE ORCHARDS
BOOK 6 MAPS PAGE 45
- (R2) RECORD DATA PER TRACT NO. 4418 BOOK 126 MAPS PAGE 97
- (R3) RECORD DATA PER P.M. 9111 BOOK 298 MAPS PAGE 20-21

NOTE:

- 1. ALL REFERENCES ARE TO ALAMEDA COUNTY RECORDS.
- 2. SET W.C. 10.00' WESTERLY OF CORNER ON LOTLINE.

LINE TABLE

NO.	BEARING	DISTANCE
L1	N27°11'50"W	3.17'
L2	N27°11'50"W	39.35'
L3	N62°48'10"E	12.62'
L4	N27°11'50"W	30.50'
L5	N62°48'10"E	7.11'
L6	N62°48'25"E	16.50'

CURVE TABLE

NO.	RADIUS	DELTA	LENGTH
C1	41.50'	23°33'24"	17.06'
C2	18.50'	23°33'24"	7.61'
C3	18.50'	90°00'00"	29.06'
C4	29.00'	90°00'15"	45.56'

