

LEGAL DESCRIPTION

THE LAND REFERRED TO IN THIS COMMITMENT IS SITUATED IN THE UNINCORPORATED AREA OF COUNTY OF SAN JOAQUIN, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 1 NORTH, RANGE 7 EAST, MOUNT DIABLO BASE AND MERIDIAN.

EXCEPT THE INTEREST CONVEYED TO COUNTY OF SAN JOAQUIN, BY DEED RECORDED NOVEMBER 25, 1949 IN VOL. 1083 OF OFFICIAL RECORDS, PAGE 295, SAN JOAQUIN COUNTY RECORDS.

ALSO EXCEPT THE INTEREST CONVEYED TO THE COUNTY OF SAN JOAQUIN BY DEED RECORDED DECEMBER 9, 1966 IN VOL. 3092 OF OFFICIAL RECORDS, PAGE 83, SAN JOAQUIN COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY, A DELAWARE CORPORATION, BY DEED RECORDED APRIL 15, 2003 AS INSTRUMENT NO. 2003-079581, SAN JOAQUIN COUNTY RECORDS.

FILED AS A VESTING TENTATIVE MAP THIS _____ DAY OF _____, 20__

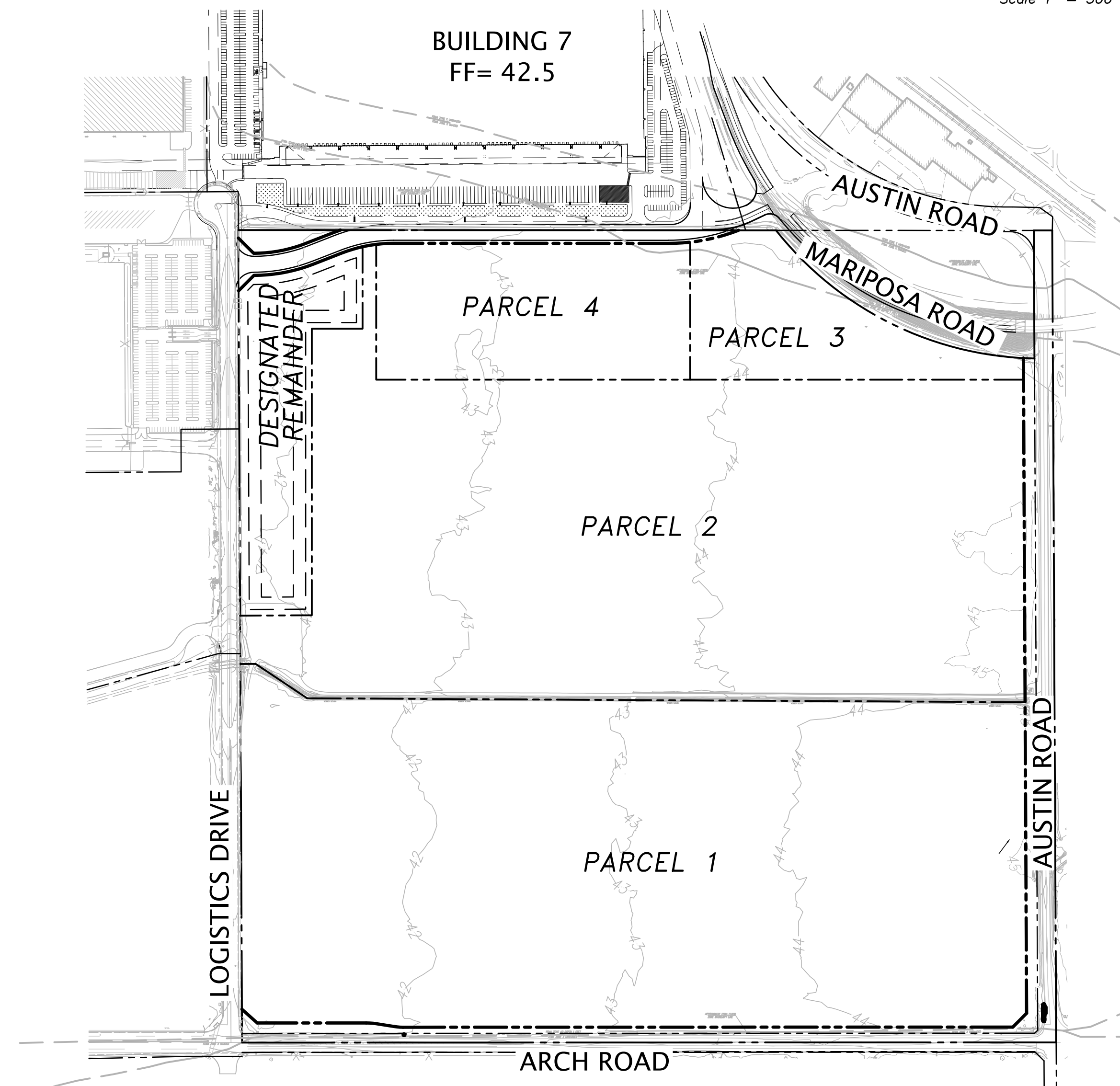
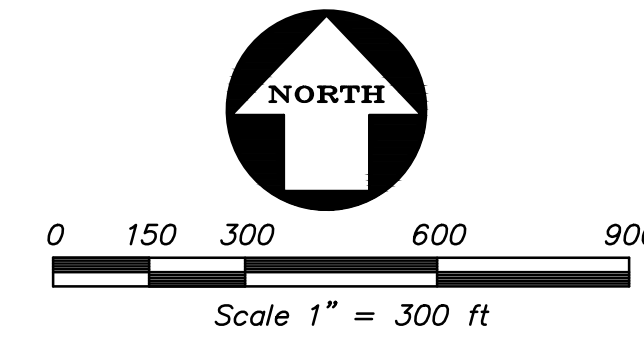
FEE: _____
CITY OF STOCKTON PLANNING COMMISSION

APPROVED BY THE CITY OF STOCKTON PLANNING COMMISSION
THIS _____ DAY OF _____, 20__

CHAIRMAN

APPROVED BY THE CITY ENGINEER OF THE CITY OF STOCKTON
THIS _____ DAY OF _____, 20__

CITY ENGINEER



BOUNDARY/ EXISTING & PROPOSED EASEMENTS

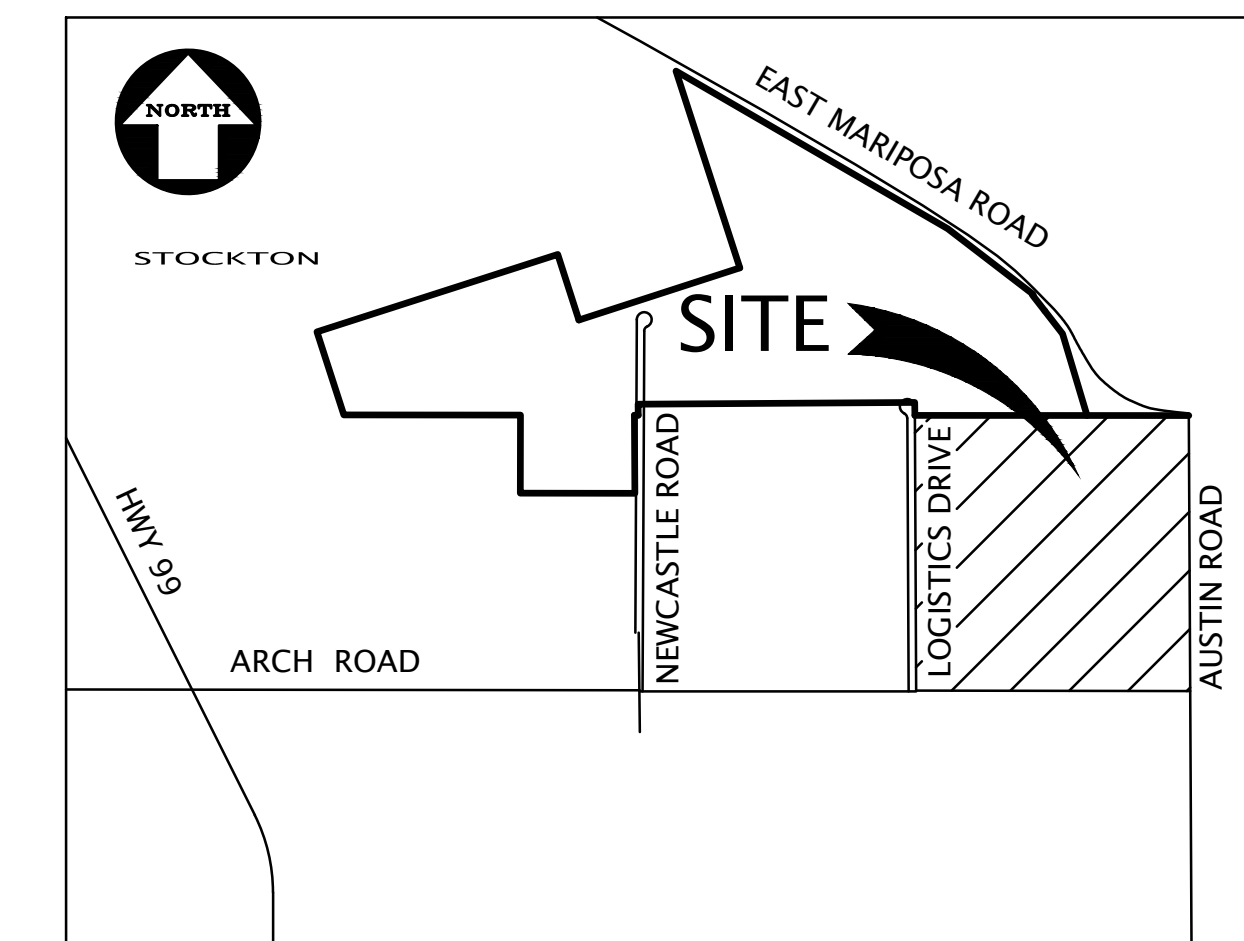
TOTAL AREA OF SUBDIVISION = 145.41 AC

LEGEND

PROPOSED	EXISTING	
		FEMA FLOOD ZONE BOUNDARY
		EASEMENT AS NOTED
		ADJOINING BOUNDARY
		ASPHALT BERM
		BLOCK/RETAINING WALL
		BUILDING LINE
		CONCRETE CURB
		CONCRETE CURB & GUTTER
		CONTOUR LINE
		DRIVEWAY
		EDGE OF PAVEMENT
		FENCE LINE
		LOT LINE
		MONUMENT/MONUMENT LINE
		PROPERTY LINE
		FIBER OPTIC LINE
		GAS LINE
		OVERHEAD ELECTRIC LINE
		UNDERGROUND ELECTRIC LINE
		SANITARY SEWER-MANHOLE
		STORM DRAIN-MANHOLE & CATCH BASIN
		WATER LINE & VALVE
		JOINT TRENCH
		STREET RIGHT OF WAY
		ELECTROLINER
		POWER POLE/JOINT POLE
		SPOT ELEVATION
		TRAFFIC SIGN
		TREES OR BUSHES
		TREE ON TREE TABLE
		UTILITY BOX
		FIRE HYDRANT
		BLOW OFF VALVE
		STUB
		AREA DRAIN
		BURLINGTON NORTHERN & SANTA FAY RAIL ROAD
		INDICATES EASEMENT OR RIGHT-OF-WAY DEDICATION BY SEPARATE INSTRUMENT
		BOTTOM OF WALL
		BUILDING LINE
		CATCH BASIN
		EASEMENT
		CONCRETE
		INSTRUMENT NUMBER
		LOT LINE ADJUSTMENT
		LIMITED LIABILITY COMPANY
		OFFICIAL RECORD
		PRIVATE ACCESS EASEMENT
		PACIFIC GAS & ELECTRIC
		PARCEL MAP
		PUBLIC UTILITY EASEMENT
		RIGHT OF WAY
		RECORD OF SURVEY
		STORM DRAIN MANHOLE
		STORM DRAIN EASEMENT
		SECTION
		SANITARY SEWER EASEMENT
		WATERLINE EASEMENT

SHEET INDEX

SHEET	DESCRIPTION
TM 1	COVER SHEET
TM 2	SECTIONS
TM 3	TENTATIVE MAP
TM 4	TENTATIVE MAP



VICINITY MAP

NOT TO SCALE

BENCHMARK:
CITY OF STOCKTON BENCHMARK NUMBER 326. BRASS DISK MARKING COS MONUMENT STAMPED "115-4" ON SOUTH LINE OF MARIPOSA RD AND EAST LINE OF AUSTIN RD AT SECTION CORNER.
ELEVATION = 49.72' (NAVD 1988 DATUM)

BASIS OF BEARINGS:
THE BEARING OF NORTH 89° 59' 12" EAST, TAKEN ON THE CENTER LINE OF ARCH ROAD AS SHOWN ON THAT CERTAIN RECORD OF SURVEY FOR LOT LINE ADJUSTMENT, FILED FOR RECORD ON DECEMBER 30, 2008, IN BOOK 37 OF SURVEYS, AT PAGE 18, SAN JOAQUIN COUNTY RECORDS, WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.

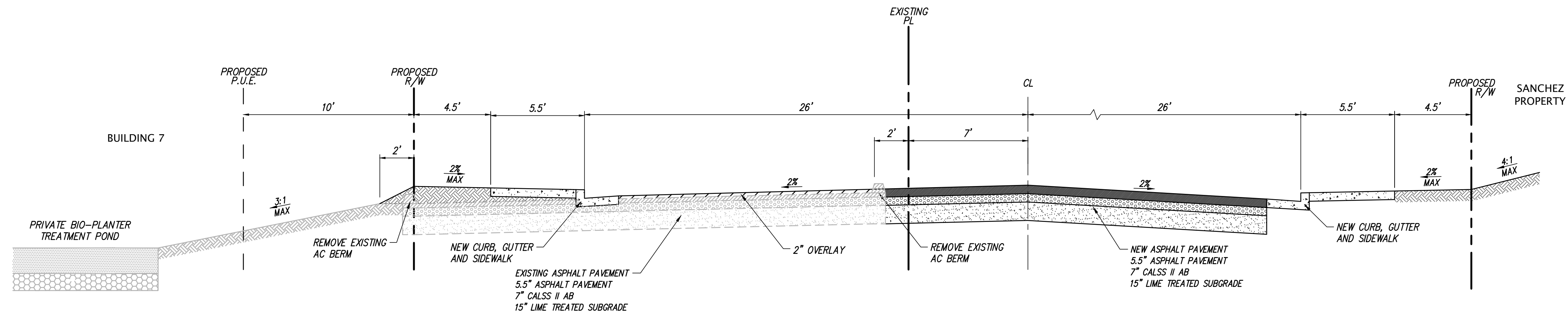
NO.	REVISION	BY	DATE

KIER+WRIGHT
2850 Collier Canyon Road
Livermore, CA 94551
Phone: (925) 245-8788
www.kierwright.com

VESTING TENTATIVE PARCEL MAP NO. XXX
WITH PHASED PARCEL MAPS
BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 1 NORTH, RANGE 7 EAST, MOUNT DIABLO BASE AND MERIDIAN
SAN JOAQUIN COUNTY RECORDS
CALIFORNIA
STOCKTON

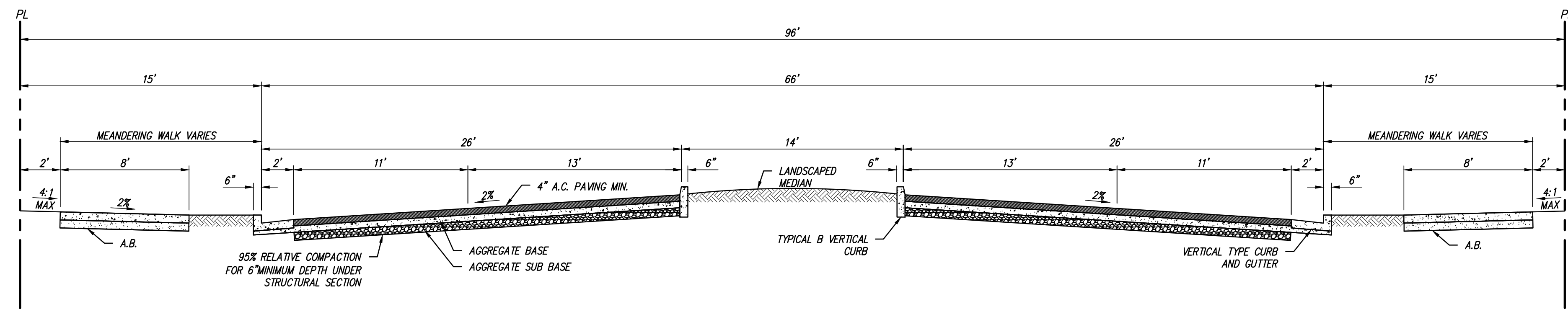
DATE	NOVEMBER, 2019
SCALE	AS SHOWN
DESIGNER	JAM
DRAWN BY	KAS
JOB NO.	A07567-103
SHEET	TM 1
OF	4 SHEETS

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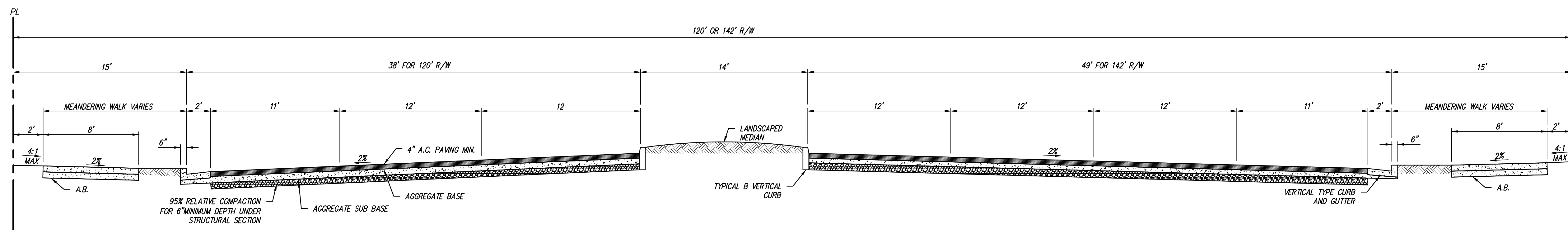
AUSTIN ROAD EXTENSION

NOT TO SCALE



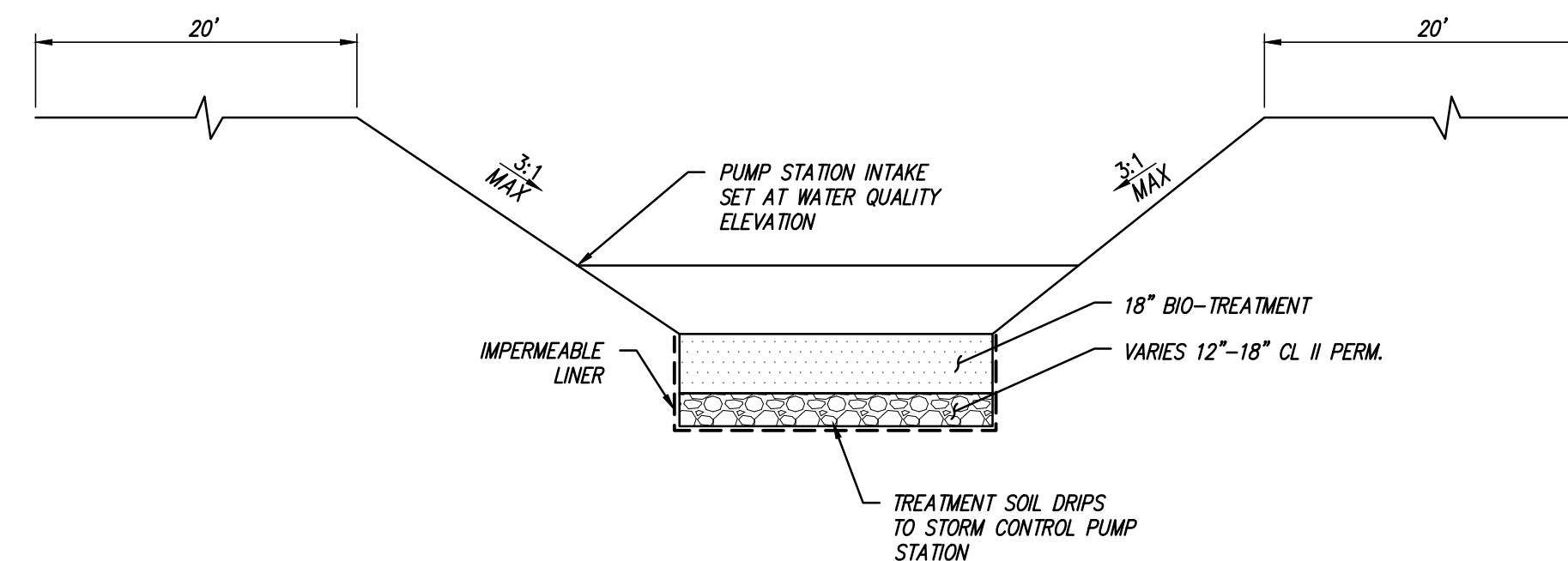
AUSTIN ROAD

NOT TO SCALE



ARCH ROAD

NOT TO SCALE



DETENTION BASIN

NOT TO SCALE

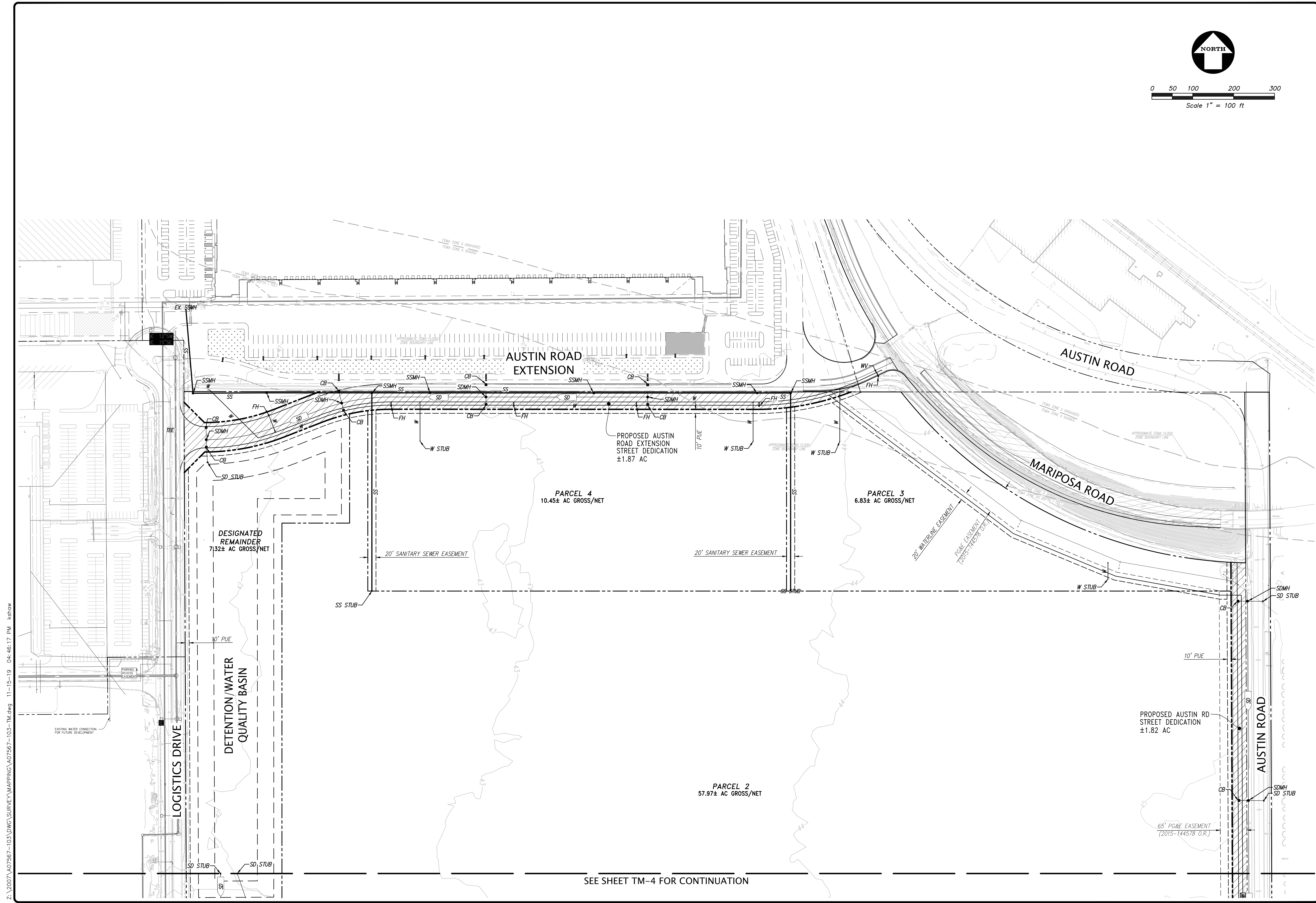
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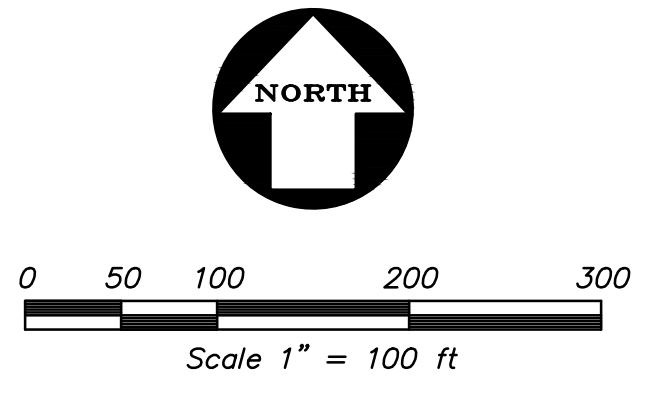
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SHEET	TM 2
OF	4 SHEETS

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SEE SHEET TM-4 FOR CONTINUATION

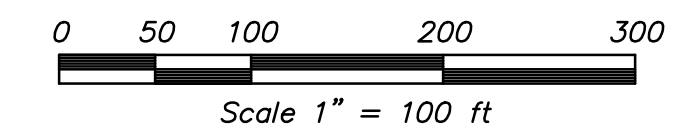


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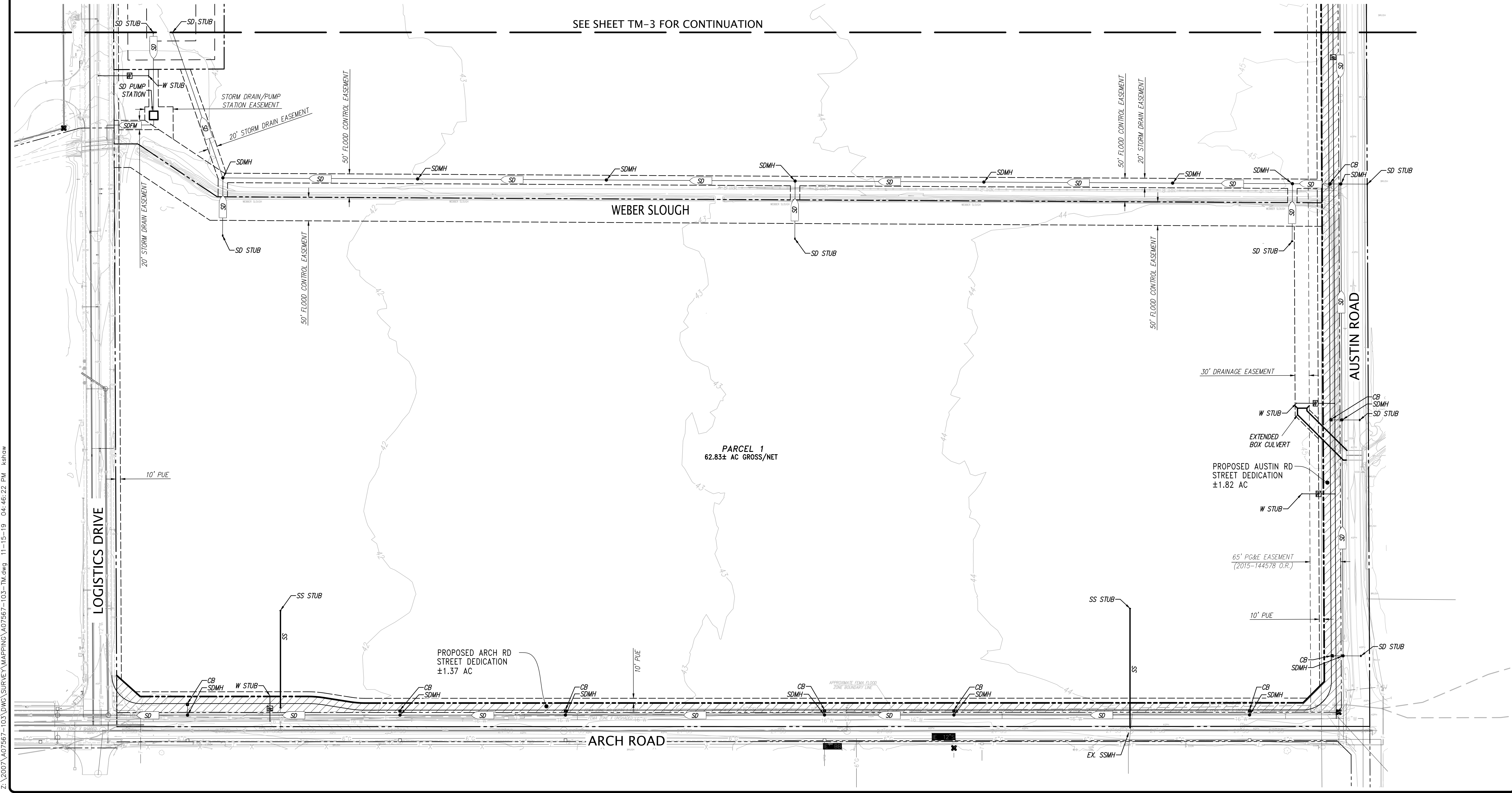
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SHEET	TM 3
OF	4 SHEETS



SEE SHEET TM-3 FOR CONTINUATION



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SHEET	TM 4
OF	4 SHEETS