

SUBDIVISION 9610 TRUMARK TRAILSIDE

CONSISTING OF 8 SHEETS
BEING A SUBDIVISION OF TRACTS ONE AND TWO
AS DESCRIBED IN DN 2024-0041145,
CONTRA COSTA COUNTY RECORDS
CITY OF BRENTWOOD, CONTRA COSTA COUNTY, CALIFORNIA



CIVIL ENGINEERS ■ SURVEYORS ■ PLANNERS
AUGUST 2024

SAN RAMON ■ (925) 866-0322
ROSEVILLE ■ (916) 788-4456
WWW.CBANDG.COM

OWNER'S STATEMENT

THE UNDERSIGNED, BEING THE ONLY PARTIES HAVING A RECORD TITLE INTEREST IN THE LANDS DELINEATED AND EMBRACED WITHIN THE HEAVY BLACK LINES UPON THIS MAP, DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE SAME.

THE REAL PROPERTY BELOW IS DEDICATED TO THE CITY OF BRENTWOOD IN FEE FOR PUBLIC PURPOSES:

1. THE AREA OF LAND DESIGNATED AS SLEPPY STREET, PONZA CIRCLE, ARIONE STREET, STRATHAVEN PLACE AND MONTCLAIR PLACE FOR PUBLIC RIGHT OF WAY PURPOSES.
2. THE AREA OF LAND DESIGNATED AS PARCEL A FOR PUBLIC PARK AND STORM WATER QUALITY PURPOSES.
3. THE AREA OF LAND DESIGNATED AS PARCEL B FOR STORM WATER QUALITY PURPOSES.

THE UNDERSIGNED HEREBY STATES THAT THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

1. THE AREAS DESIGNATED AS "PUBLIC UTILITY EASEMENT" OR "PUE" AND/OR PUBLIC STREET ARE HEREBY DEDICATED TO THE CITY OF BRENTWOOD OR ITS DESIGNEE FOR UNDERGROUND ELECTRIC, GAS, CABLE TELEVISION, TELEPHONE, FIBER OPTIC, STREET LIGHT, SANITARY SEWER, STORM DRAIN, AND WATER USE AND ANY/ALL IMPROVEMENTS AND APPURTENANCES INSTALLED, INCLUDING CONSTRUCTION, ACCESS AND MAINTENANCE EASEMENT OF THESE IMPROVEMENTS AND APPURTENANCES.
2. THE AREAS DESIGNATED AS "STORM DRAIN EASEMENT" OR "SDE" ARE HEREBY DEDICATED TO THE CITY OF BRENTWOOD OR ITS DESIGNEE FOR LANDSCAPING AND MAINTENANCE USE AND ANY/ALL IMPROVEMENTS AND APPURTENANCES INSTALLED, INCLUDING CONSTRUCTION, ACCESS AND MAINTENANCE OF THESE IMPROVEMENTS AND APPURTENANCES.
3. THE AREAS DESIGNATED AS "EMERGENCY VEHICLE ACCESS EASEMENT" OR "EVAE" ARE HEREBY DEDICATED TO THE CITY OF BRENTWOOD OR ITS DESIGNEE FOR THE EMERGENCY VEHICLE PURPOSES.
4. THE UNDERSIGNED FURTHER RELINQUISHES TO THE CITY OF BRENTWOOD ALL ABUTTER'S RIGHTS OF ACCESS ALONG THE PROPERTY LINES IN THOSE AREAS DEPICTED HEREIN BY THE SYMBOL //////////

THE UNDERSIGNED FURTHER RELINQUISHES TO THE CITY OF BRENTWOOD ALL INTEREST IN SUB-SURFACE WATER RIGHTS BELOW 300 FEET THAT THEY MAY HAVE.

THIS MAP SHOWS ALL EASEMENTS ON THE PREMISES OR OF RECORD WITHIN THE BOUNDARY LINES OF THE HEREIN EMBODIED MAP SHOWN ON THE PRELIMINARY TITLE REPORT WITH AN ORDER NO. 0192-7075137, DATED MAY 6, 2024, PREPARED BY FIRST AMERICAN TITLE COMPANY.

AS OWNER: TH APRICOT WAY BRENTWOOD LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: _____
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 _____ } SS.
COUNTY OF _____ }

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/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.

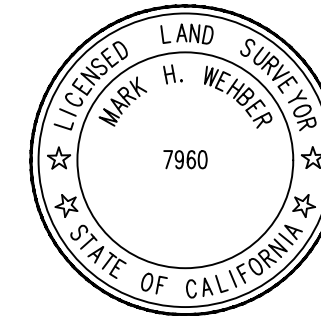
WITNESS MY HAND AND OFFICIAL SEAL:

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

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 TRUMARK ON JANUARY 2024. I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE DECEMBER 31, 2027 AND THAT THE MONUMENTS ARE, OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

DATE: _____



MARK H. WEHBER, P.L.S.
L.S. NO. 7960

CLERK OF THE BOARD OF SUPERVISORS STATEMENT

I HEREBY STATE, AS CHECKED BELOW, THAT:

- A TAX BOND ASSURING PAYMENT OF ALL TAXES WHICH ARE NOW A LIEN, BUT ARE NOT YET PAYABLE, HAS BEEN RECEIVED AND FILED WITH THE BOARD OF SUPERVISORS OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA.
- ALL TAXES DUE HAVE BEEN PAID, AS CERTIFIED BY THE COUNTY REDEMPTION OFFICER.

DATE: _____

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

DEPUTY CLERK

COUNTY RECORDER'S STATEMENT

THIS MAP, ENTITLED "SUBDIVISION 9610, TRUMARK TRAILSIDE", IS HEREBY ACCEPTED FOR RECORDATION, SHOWING A CLEAR TITLE AS PER LETTER OF TITLE WRITTEN BY FIRST AMERICAN TITLE COMPANY, DATED _____, AND AFTER EXAMINING THE SAME, I DEEM THAT SAID MAP COMPLIES IN ALL RESPECTS WITH THE PROVISIONS OF STATE LAWS AND LOCAL ORDINANCES GOVERNING THE FILING OF SUBDIVISION MAPS.

RECORDED AT THE REQUEST OF FIRST AMERICAN TITLE COMPANY AT _____, M., ON THE _____ DAY OF _____, 20_____, IN BOOK _____ OF MAPS, AT PAGE _____, IN THE OFFICE OF THE COUNTY RECORDER OF CONTRA COSTA COUNTY, STATE OF CALIFORNIA.

KRISTIN B. CONNELLY
COUNTY RECORDER
COUNTY OF CONTRA COSTA
STATE OF CALIFORNIA

BY: _____
DEPUTY COUNTY RECORDER

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CIVIL ENGINEERS

SAN RAMON ■ (925) 866-0322
ROSEVILLE ■ (916) 788-4456
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■ SURVEYORS ■ PLANNERS
AUGUST 2024

BENEFICIARY'S STATEMENT

WELLS FARGO BANK, NATIONAL ASSOCIATION, AS ADMINISTRATIVE AGENT ("ADMINISTRATIVE AGENT"), AS BENEFICIARY UNDER THAT CERTAIN CONSTRUCTION DEED OF TRUST WITH ABSOLUTE ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT, AND FIXTURE FILING EXECUTED BY TH APRICOT WAY BRENTWOOD LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, IN FAVOR OF TRSTE, INC., A VIRGINIA CORPORATION, AS TRUSTEE, FOR THE BENEFIT OF ADMINISTRATIVE AGENT, RECORDED AUGUST 21, 2024, AS INSTRUMENT NUMBER 2024-0081666, OF OFFICIAL RECORDS OF CONTRA COSTA COUNTY, CALIFORNIA (AS AMENDED, RESTATED, SUPPLEMENTED OR OTHERWISE MODIFIED FROM TIME TO TIME, THE "DEED OF TRUST"), DOES HEREBY CONSENT TO THE MAKING AND RECORDING OF THIS TRACT MAP; PROVIDED, HOWEVER, ADMINISTRATIVE AGENT MAKES NO WARRANTY OR ANY REPRESENTATION OF ANY KIND OR NATURE CONCERNING THIS TRACT MAP OR ANY OF ITS ELEMENTS, TERMS OR PROVISIONS, OR THE LEGAL SUFFICIENCY THEREOF AND DISAVOWS ANY SUCH WARRANTY OR REPRESENTATION. NOTHING HEREIN CONTAINED CONSTITUTES A WAIVER OR MODIFICATION OF ANY OF THE TERMS OF THE DEED OF TRUST.

WELLS FARGO BANK, NATIONAL ASSOCIATION, AS ADMINISTRATIVE AGENT

BY: _____

NAME (PRINT): _____

TITLE: _____

DATE: _____

BENEFICIARY'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 _____ } SS.
COUNTY OF _____ }

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/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: _____

NAME (PRINT): _____

PRINCIPAL COUNTY OF BUSINESS: _____

MY COMMISSION NUMBER: _____

MY COMMISSION EXPIRES: _____

CITY COUNCIL STATEMENT

I, ALEXIS MORRIS, COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF BRENTWOOD, HEREBY STATE THAT ON AUGUST 8, 2023, THE CITY COUNCIL APPROVED THE TENTATIVE MAP OF SUBDIVISION 9610 UPON WHICH THIS FINAL MAP IS BASED.

ALEXIS MORRIS
COMMUNITY DEVELOPMENT DIRECTOR

DATE

SIGNATURE OMISSION NOTE:

PURSUANT TO THE GOVERNMENT CODE SECTION 66436 OF THE CALIFORNIA SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

- EAST CONTRA COSTA IRRIGATION DISTRICT, AN EASEMENT FOR CANALS, WATER CONDUITS, POWER LINE, PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED SEPTEMBER 25, 1917 IN BOOK 297 OF DEEDS, PAGE 257, CONTRA COSTA COUNTY OFFICIAL RECORDS.
- THE BALFOUR-GUTHRIE INVESTMENT COMPANY, A ROAD EASEMENT IN THE DOCUMENT RECORDED IN BOOK 404 OF DEEDS, PAGE 322 CONTRA COSTA COUNTY OFFICIAL RECORDS.
- CONTRA COSTA COUNTY FOOD CONTROL AND WATER CONSERVATION DISTRICT EASEMENT FOR VEHICULAR TURN AROUND RECORDED IN BOOK 5107, PAGE 641 OF CONTRA COSTA COUNTY OFFICIAL RECORDS.

CERTIFICATE OF DEDICATION FOR SAME PUBLIC PURPOSE

TRUMARK HAS DEDICATED HEREON CERTAIN PUBLIC RIGHTS OF WAY FOR SLEPPY STREET, PONZA STREET, ARIONE STREET, STRATHAVEN PLACE AND MONTCLAIR PLACE EASEMENTS FOR PUBLIC UTILITIES (PUE). THE CITY OF BRENTWOOD SHALL RECONVEY THE PROPERTY TO TRUMARK, OR ITS SUCCESSOR IN INTEREST IF THE CITY OF BRENTWOOD SUBSEQUENTLY MAKES A DETERMINATION PURSUANT TO THE PROVISION OF SECTION 66477.5 OF THE SUBDIVISION MAP ACT THAT THE SAME PUBLIC PURPOSE FOR WHICH THE PROPERTY WAS DEDICATED DOES NOT EXIST OR THE PROPERTY OR ANY PORTION OF THE PROPERTY THEREOF IS NOT NEEDED FOR PUBLIC UTILITIES, EXCEPT FOR ALL OR ANY PORTION OF THE PROPERTY THAT IS REQUIRED FOR THAT SAME PUBLIC PURPOSE OR FOR PUBLIC UTILITIES.

SOILS REPORT

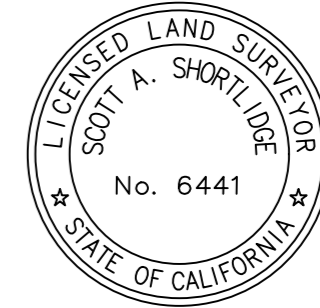
A SOILS REPORT ON WAS PREPARED BY EN GEO, INCORPORATED, DATED DECEMBER 10, 2021, PROJECT NO. 19684.000.001, SIGNED BY STEVE HARRIS AND HAS BEEN FILED AT THE OFFICE OF THE CITY ENGINEER OF THE CITY OF BRENTWOOD, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA.

CITY SURVEYOR'S STATEMENT

I, SCOTT A. SHORTLIDGE, ACTING CITY SURVEYOR OF THE CITY OF BRENTWOOD, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA, HEREBY STATE THAT I HAVE EXAMINED THIS MAP ENTITLED "SUBDIVISION 9610, TRUMARK TRAILSIDE", AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

SCOTT A. SHORTLIDGE, ACTING CITY SURVEYOR
L.S. NO. 6441

DATE



CITY ENGINEER'S STATEMENT

I, ALLEN S. BAQUILAR, CITY ENGINEER OF THE CITY OF BRENTWOOD, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA, HEREBY STATE THAT I HAVE EXAMINED THIS MAP ENTITLED "SUBDIVISION 9610, TRUMARK TRAILSIDE", THAT SAID SUBDIVISION IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAPS AND ANY APPROVED ALTERATIONS THEREOF, AS APPROVED BY THE CITY OF BRENTWOOD CITY COUNCIL ON AUGUST 8, 2023, THAT ALL OF THE PROVISIONS OF SUBDIVISION MAP ACT AND LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAPS HAVE BEEN COMPLIED WITH, AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

ALLEN S. BAQUILAR, CITY ENGINEER
R.C.E. NO. 85399

DATE



CITY MANAGER'S STATEMENT

I, TIM OGDEN, CITY MANAGER OF THE CITY OF BRENTWOOD, COUNTY OF CONTRA COSTA, STATE OF CALIFORNIA, DO HEREBY STATE THAT THIS MAP ENTITLED "SUBDIVISION 9610, TRUMARK TRAILSIDE", WAS PRESENTED TO ME, PURSUANT TO CITY OF BRENTWOOD MUNICIPAL CODE SECTION 16.165, AND I DID THEREUPON APPROVE SAID MAP AND ACCEPT ON BEHALF OF THE CITY OF BRENTWOOD, ALL STREETS AND PARCELS OF LAND IN FEE AS OFFERED FOR DEDICATION, EASEMENTS, ABUTTERS RIGHTS OF ACCESS AND SUBSURFACE WATER RIGHTS, IN CONFORMITY WITH THE TERMS OF OFFER OF DEDICATION.

I FURTHER STATE THAT PURSUANT TO THE CITY OF BRENTWOOD'S MUNICIPAL CODE SECTION 16.166, ALL AGREEMENTS AND BONDS REQUIRED BY LAW TO ACCOMPANY THE MAP HAVE BEEN EXECUTED AND ARE ON FILE IN THE OFFICE OF THE CITY CLERK.

IN WITNESS THEREOF I HAVE HEREUNTO SET MY HANDS THIS _____ DAY OF _____ 20__.

DATE

TIM OGDEN
CITY MANAGER

SUBDIVISION 9610 TRUMARK TRAILSIDE

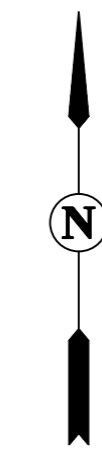
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CIVIL ENGINEERS SURVEYORS PLANNERS

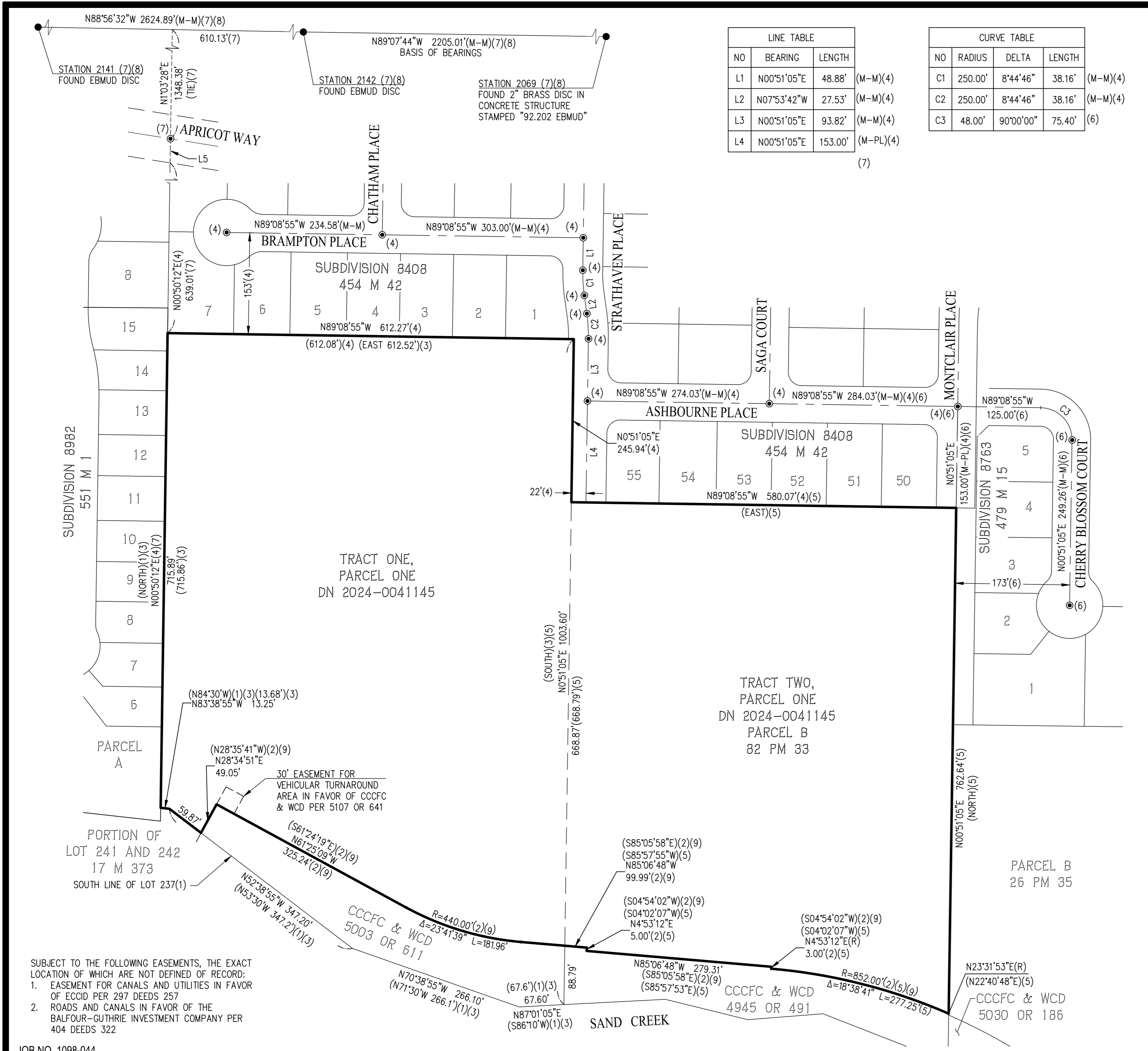
SCALE: 1" = 100' AUGUST 2024



LINE TABLE		
NO	BEARING	LENGTH
L1	N00°51'05"E	48.88' (M-M)(4)
L2	N07°53'42"W	27.53' (M-M)(4)
L3	N00°51'05"E	93.82' (M-M)(4)
L4	N00°51'05"E	153.00' (M-PL)(4)

CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	250.00'	8°44'46"	38.16' (M-M)(4)
C2	250.00'	8°44'46"	38.16' (M-M)(4)
C3	48.00'	90°00'00"	75.40' (6)

(7)



BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS DETERMINED BY FOUND MONUMENTS SHOWN HEREON, THE BEARING BEING N89°07'44"W BETWEEN STATION 2142 AND STATION 2069 PER RECORD OF SURVEY NO. 2496 (118 LSM 40). THE BEARINGS SHOWN HEREON ARE BASED ON CALIFORNIA COORDINATE SYSTEM ZONE III 1983 NAD, EPOCH 1997.3. MULTIPLY DISTANCE SHOWN BY 0.99993544 TO OBTAIN GRID DISTANCE.

LEGEND

- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- EASEMENT LINE
- TIE LINE
- CENTERLINE
- ADJACENT PROPERTY LINE
- RELINQUISHED ABUTTER'S RIGHTS
- (T) TOTAL
- (R) RADIAL
- (M-M) MONUMENT TO MONUMENT
- (M-PL) MONUMENT TO PROPERTY LINE
- FOUND STANDARD STREET MONUMENT PER REFERENCE AS NOTED
- FOUND MONUMENT AS NOTED
- SET STANDARD STREET MONUMENT, LS 7960
- AC ACRES
- SF SQUARE FEET
- () RECORD DRAWING AS NOTED
- PUE PUBLIC UTILITY EASEMENT
- EVAE EMERGENCY VEHICLE ACCESS EASEMENT
- SDE STORM DRAIN EASEMENT

REFERENCES:

- (#) INDICATES REFERENCE NUMBER
- (1) SUBDIVISION NO. SIX OF BRENTWOOD IRRIGATED FARMS AMENDED (17 M 373)
- (2) DEED (5003 OR 611)
- (3) DEED (17174 OR 964)
- (4) SUBDIVISION 8408 (454 M 42)
- (5) PARCEL MAP MS 14-79 (82 PM 33)
- (6) SUBDIVISION 8763 (479 M 15)
- (7) SUBDIVISION 8982 (551 M 1)
- (8) RECORD OF SURVEY (118 LSM 40)
- (9) CONTRA COSTA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT RIGHT OF WAY MAP FOR SAND CREEK, ED-114 SHEET 2 OF 2, DATED FEBRUARY 1965

SUBJECT TO THE FOLLOWING EASEMENTS, THE EXACT LOCATION OF WHICH ARE NOT DEFINED OF RECORD:
1. EASEMENT FOR CANALS AND UTILITIES IN FAVOR OF ECCID PER 297 DEEDS 257
2. ROADS AND CANALS IN FAVOR OF THE BALFOUR-GUTHRIE INVESTMENT COMPANY PER 404 DEEDS 322

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CIVIL ENGINEERS SURVEYORS PLANNERS
SCALE: 1" = 80' AUGUST 2024



LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	TIE LINE
	CENTERLINE
	ADJACENT PROPERTY LINE
	RELINQUISHED ABUTTER'S RIGHTS
(T)	TOTAL
(R)	RADIAL
(M-M)	MONUMENT TO MONUMENT
(M-PL)	MONUMENT TO PROPERTY LINE
	FOUND STANDARD STREET MONUMENT PER REFERENCE AS NOTED
	FOUND MONUMENT AS NOTED
	SET STANDARD STREET MONUMENT, LS 7960
AC	ACRES
SF	SQUARE FEET
()	RECORD DRAWING AS NOTED
PUE	PUBLIC UTILITY EASEMENT
EVAE	EMERGENCY VEHICLE ACCESS EASEMENT
SDE	STORM DRAIN EASEMENT
	SHEET LIMITS
	SHEET NUMBER

REFERENCES:

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- (9) CONTRA COSTA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT RIGHT OF WAY MAP FOR SAND CREEK, ED-114 SHEET 2 OF 2, DATED FEBRUARY 1965

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS DETERMINED BY FOUND MONUMENTS SHOWN HEREON, THE BEARING BEING N89°07'44"W BETWEEN STATION 2142 AND STATION 2069 PER RECORD OF SURVEY NO. 2496 (118 LSM 40). THE BEARINGS SHOWN HEREON ARE BASED ON CALIFORNIA COORDINATE SYSTEM ZONE III 1983 NAD, EPOCH 1997.3. MULTIPLY DISTANCE SHOWN BY 0.99993544 TO OBTAIN GRID DISTANCE.



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CIVIL ENGINEERS SURVEYORS PLANNERS
SCALE: 1" = 40' AUGUST 2024



GRAPHIC SCALE

LEGEND

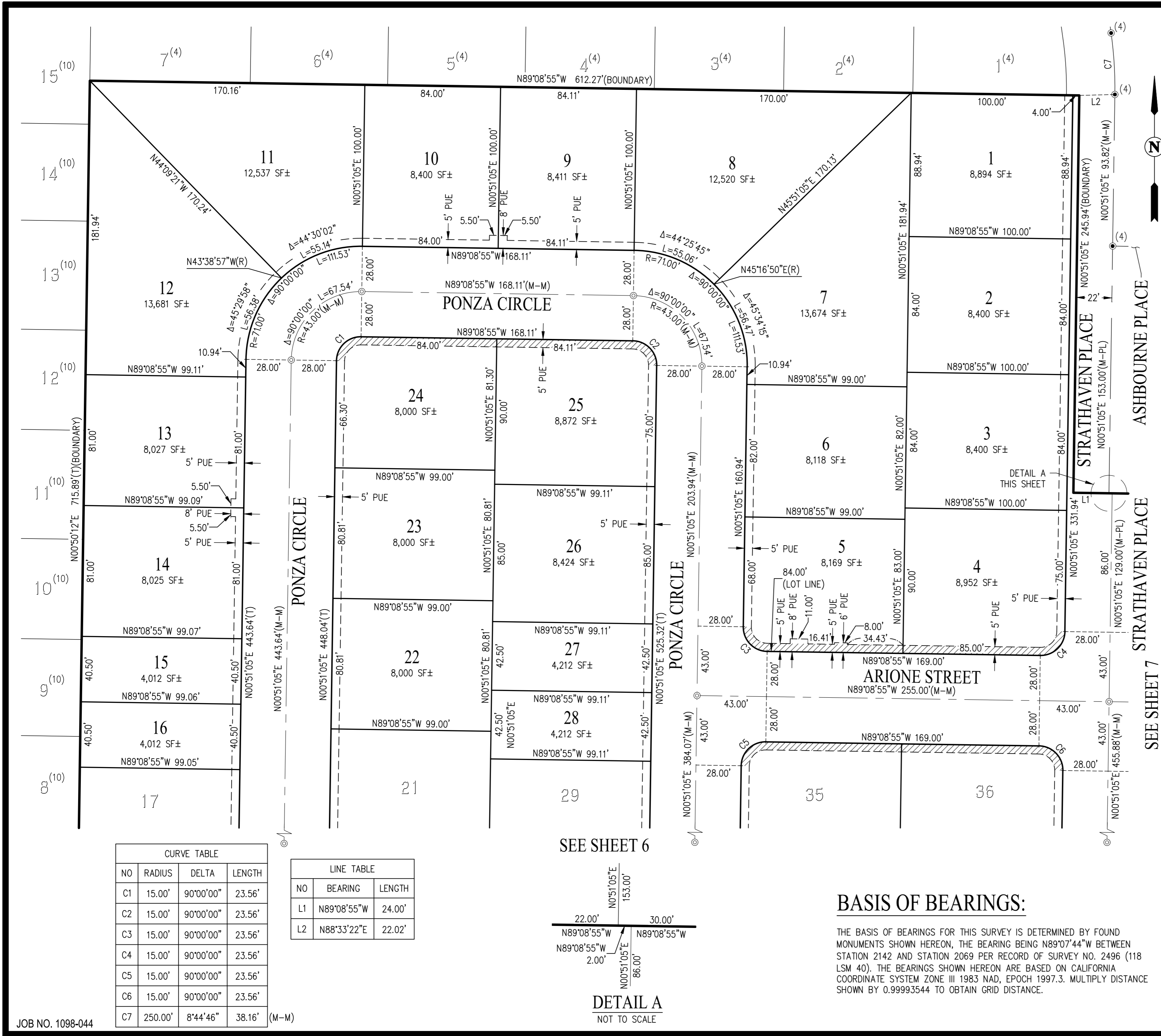
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NOTES:

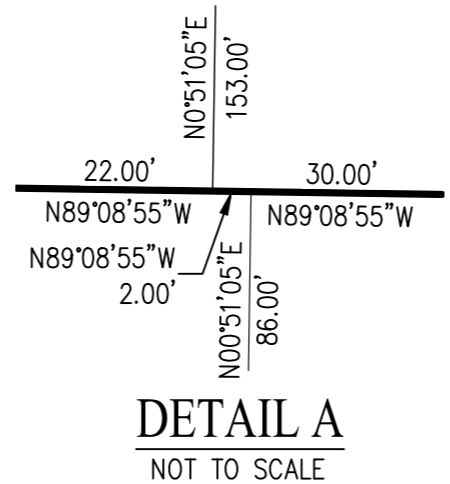
- ALL TIES SHOWN ARE PERPENDICULAR UNLESS OTHERWISE NOTED.
- DISTANCES SHOWN HEREON ARE FEET AND DECIMALS THEREOF AND ARE GROUND LEVEL DISTANCES.



CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	15.00'	90°00'00"	23.56'
C2	15.00'	90°00'00"	23.56'
C3	15.00'	90°00'00"	23.56'
C4	15.00'	90°00'00"	23.56'
C5	15.00'	90°00'00"	23.56'
C6	15.00'	90°00'00"	23.56'
C7	250.00'	8°44'46"	38.16'

LINE TABLE		
NO	BEARING	LENGTH
L1	N89°08'55"W	24.00'
L2	N88°33'22"E	22.02'

SEE SHEET 6



DETAIL A
NOT TO SCALE

BASIS OF BEARINGS:

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SCALE: 1" = 40' AUGUST 2024



LEGEND

	SUBDIVISION BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINE
	EASEMENT LINE
	TIE LINE
	CENTERLINE
	ADJACENT PROPERTY LINE
	RELINQUISHED ABUTTER'S RIGHTS
(T)	TOTAL
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PUE	PUBLIC UTILITY EASEMENT
EVAE	EMERGENCY VEHICLE ACCESS EASEMENT
SDE	STORM DRAIN EASEMENT

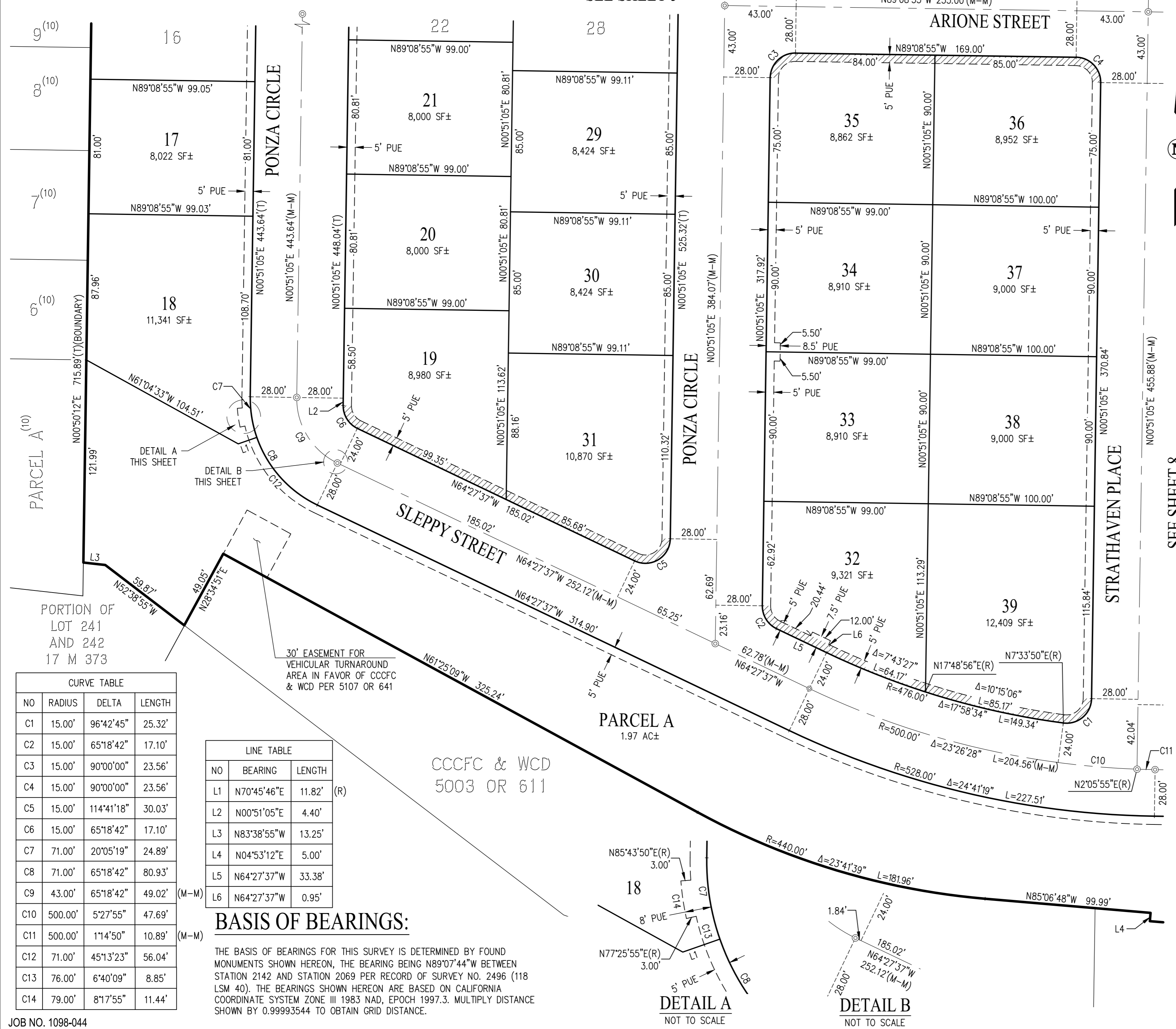
REFERENCES:

- (#) INDICATES REFERENCE NUMBER
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 (2) DEED (5003 OR 611)
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 (8) RECORD OF SURVEY (118 LSM 40)
 (9) CONTRA COSTA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT RIGHT OF WAY MAP FOR SAND CREEK, ED-114 SHEET 2 OF 2, DATED FEBRUARY 1965

NOTES:

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SEE SHEET 5

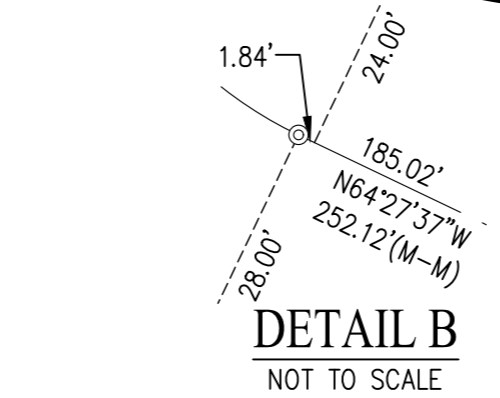
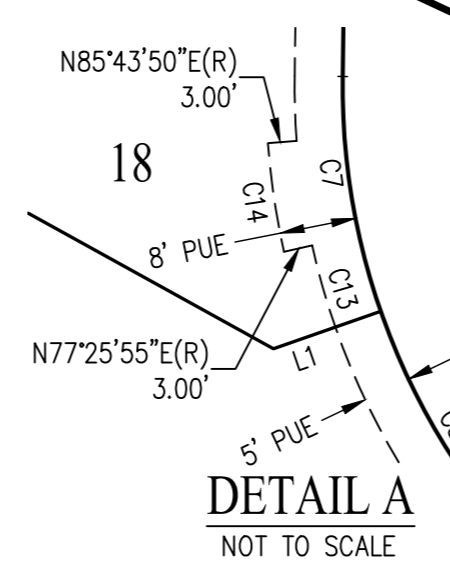


CURVE TABLE			
NO	RADIUS	DELTA	LENGTH
C1	15.00'	96°42'45"	25.32'
C2	15.00'	65°18'42"	17.10'
C3	15.00'	90°00'00"	23.56'
C4	15.00'	90°00'00"	23.56'
C5	15.00'	114°41'18"	30.03'
C6	15.00'	65°18'42"	17.10'
C7	71.00'	20°05'19"	24.89'
C8	71.00'	65°18'42"	80.93'
C9	43.00'	65°18'42"	49.02'
C10	500.00'	5°27'55"	47.69'
C11	500.00'	1°14'50"	10.89'
C12	71.00'	45°13'23"	56.04'
C13	76.00'	6°40'09"	8.85'
C14	79.00'	8°17'55"	11.44'

LINE TABLE		
NO	BEARING	LENGTH
L1	N70°45'46"E	11.82'
L2	N00°51'05"E	4.40'
L3	N83°38'55"W	13.25'
L4	N04°53'12"E	5.00'
L5	N64°27'37"W	33.38'
L6	N64°27'37"W	0.95'

BASIS OF BEARINGS:

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SUBDIVISION 9610 TRUMARK TRAILSIDE

CONSISTING OF 8 SHEETS
BEING A SUBDIVISION OF TRACTS ONE AND TWO
AS DESCRIBED IN DN 2024-0041145,
CONTRA COSTA COUNTY RECORDS
CITY OF BRENTWOOD, CONTRA COSTA COUNTY, CALIFORNIA



SAN RAMON (925) 866-0322
ROSEVILLE (916) 788-4456
WWW.CBANDG.COM

CIVIL ENGINEERS SURVEYORS PLANNERS
SCALE: 1" = 40' AUGUST 2024



LEGEND

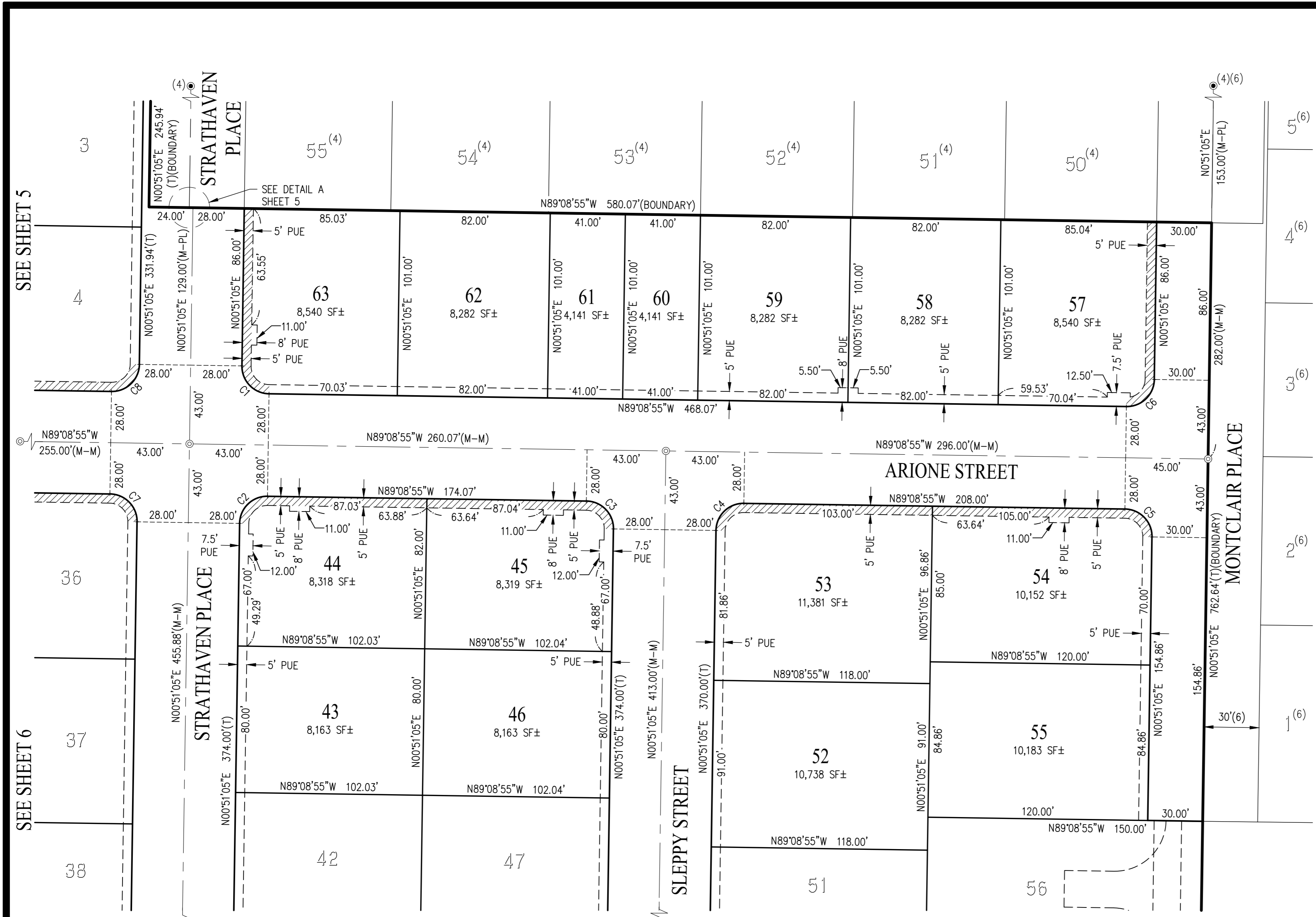
- SUBDIVISION BOUNDARY LINE
- RIGHT OF WAY LINE
- LOT LINE
- EASEMENT LINE
- TIE LINE
- CENTERLINE
- ADJACENT PROPERTY LINE
- RELINQUISHED ABUTTER'S RIGHTS
- (T) TOTAL
- (R) RADIAL
- (M-M) MONUMENT TO MONUMENT
- (M-PL) MONUMENT TO PROPERTY LINE
- FOUND STANDARD STREET MONUMENT PER REFERENCE AS NOTED
- FOUND MONUMENT AS NOTED
- ⊙ SET STANDARD STREET MONUMENT, LS 7960
- AC ACRES
- SF SQUARE FEET
- () RECORD DRAWING AS NOTED
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SEE SHEET 5

SEE SHEET 6

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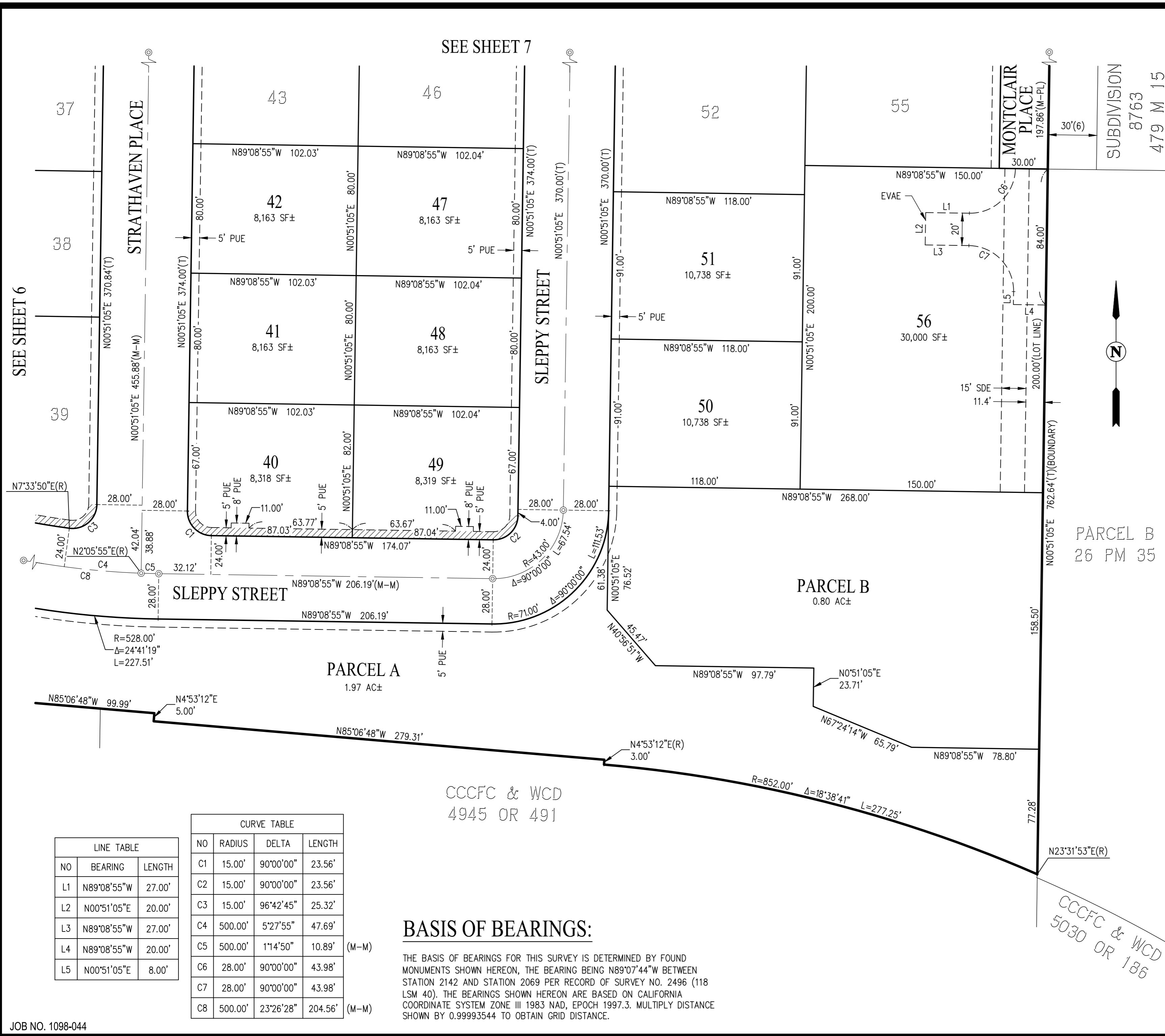
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LINE TABLE		
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