

OWNERS' STATEMENT:

I, THE UNDERSIGNED, HEREBY STATE THAT I AM THE PARTY OF, OR HAVE SOME RIGHT, TITLE OR INTEREST OF RECORD IN THE LAND SHOWN ON THIS MAP, AND I HEREBY CONSENT TO THE MAKING AND FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF STANISLAUS COUNTY, CALIFORNIA. I OFFER THE 20-FOOT WIDE PRIVATE IRRIGATION EASEMENTS AND THE 30-FOOT WIDE ACCESS EASEMENT FOR THE BENEFIT OF PARCEL 1 AND PARCEL 2 AS SHOWN ON THIS MAP.

OWNERS: JOHN J. KENNEY, TRUSTEE OF THE JOHN J. KENNEY REVOCABLE TRUST, UNDER DECLARATION DATED 5/02/2006

DATED THIS 3rd DAY OF June, 2020.

John J. Kenney
JOHN J. KENNEY, TRUSTEE

ACKNOWLEDGMENT CERTIFICATE:

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.

COUNTY OF: Stanislaus
STATE OF: California

ON June 3, 2020 BEFORE ME, Esperanza C. Harris, A NOTARY PUBLIC, PERSONALLY APPEARED
John J. Kenney

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.

Esperanza C. Harris, NOTARY PUBLIC

COMMISSION EXPIRES: October 17, 2020

OMITTED EASEMENT HOLDER'S STATEMENT:

THE FOLLOWING SIGNATURES OF EASEMENT HOLDERS OF RECORD ARE OMITTED PURSUANT TO TITLE 7, DIVISION 2, CHAPTER 2, ARTICLE 2, SECTION 66436 (B)(1) OF THE GOVERNMENT CODE

1) MODESTO IRRIGATION DISTRICT AS PER DOCUMENT RECORDED SEPTEMBER 16, 2008, AS INSTRUMENT NUMBER 2008-0100583 OF OFFICIAL RECORDS; THE WESTLEY TO ROSEMORE TRANSMISSION PROJECT. POWER TRANSMISSION LINES.

CLERK OF THE BOARD OF SUPERVISORS' CERTIFICATE:

THIS IS TO CERTIFY THAT THE OWNERS OF THE PROPERTY SHOWN ON THE ACCOMPANYING MAP HAVE FILED WITH THE BOARD OF

SUPERVISORS:
(CHECK ONE)

☒ A) A BOND OR DEPOSIT APPROVED BY SAID BOARD TO SECURE THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH ARE AT THE TIME OF FILING THIS MAP, A LIEN AGAINST SAID PROPERTY OR ANY PART THEREOF.

☐ B) RECEIPTED TAX BILL OR BILLS OR SUCH OTHER EVIDENCE AS MAY BE REQUIRED BY SAID BOARD SHOWING FULL PAYMENT OF ALL APPLICABLE TAXES.

DATED THIS 15th DAY OF June, 2020.

ELIZABETH A. KING,
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF STANISLAUS, STATE OF CALIFORNIA

BY: Patricia Gonzalez DEPUTY

PRINT NAME: Patricia Gonzalez

TAX COLLECTOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THERE ARE NO LIENS FOR ANY UNPAID STATE, COUNTY, SCHOOL, MUNICIPAL, OR SPECIAL ASSESSMENTS, EXCEPT SPECIAL ASSESSMENTS OR TAXES NOT YET PAYABLE AGAINST THE LAND SHOWN ON THIS MAP.

APN: 007-053-010

AS TO STATE, COUNTY, SCHOOL, OR MUNICIPAL TAXES:

DONNA RILEY,
STANISLAUS COUNTY TAX COLLECTOR

DATE: 6-15-20

BY: Maria Aleala
DEPUTY

PRINT NAME: Maria Aleala

AGRICULTURE STATEMENT

ALL PERSONS PURCHASING LOTS WITHIN THE BOUNDARIES OF THIS APPROVED MAP SHOULD BE PREPARED TO ACCEPT THE INCONVENIENCES ASSOCIATED WITH THE AGRICULTURAL OPERATIONS, SUCH AS NOISE, ODORS, FLIES, DUST OR FUMES. STANISLAUS COUNTY HAS DETERMINED THAT SUCH INCONVENIENCES SHALL NOT BE CONSIDERED TO BE A NUISANCE IF AGRICULTURAL OPERATIONS ARE CONSISTENT WITH ACCEPTED CUSTOMS AND STANDARDS.

RECORDER'S STATEMENT:

FILED THIS 22nd DAY OF July, 2020, AT 4:25 P.M.

IN BOOK 58 OF PARCEL MAPS, AT PAGE 17, AT THE REQUEST OF DAVID L. HARRIS.

INSTRUMENT NO. 2020-0052343

FEE: \$ 90.00

DONNA LINDER
CLERK RECORDER

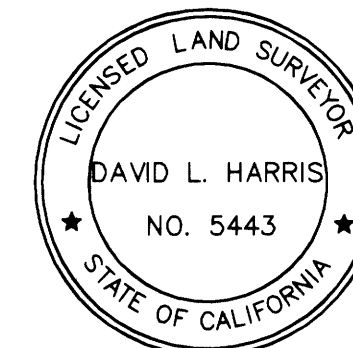
BY: Rebecca Bacon
Rebecca Bacon
Deputy Recorder

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 JOHN J. KENNEY. JANUARY 2, 2020. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP, AND THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED THIS 25th DAY OF June, 2020.

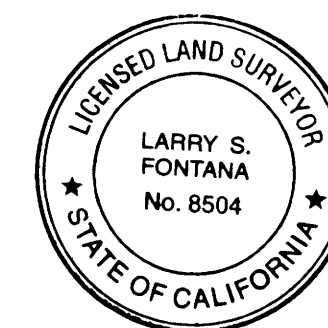
David L. Harris
DAVID L. HARRIS, L.S. 5443

**COUNTY SURVEYOR'S STATEMENT :**

THIS IS TO CERTIFY THAT THE ACCOMPANYING MAP HAS BEEN EXAMINED AND THAT IT SUBSTANTIALLY CONFORMS TO THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF. ALSO THAT ALL PROVISIONS OF THE STATE SUBDIVISION MAP ACT AND CHAPTER 2, AND TITLE 20, OF THE STANISLAUS COUNTY SUBDIVISION CODE HAVE BEEN COMPLIED WITH AND THE MAP IS TECHNICALLY CORRECT.

DATED THIS 2nd DAY OF July, 2020.

Larry S. Fontana
LARRY S. FONTANA, L.S. 8504
COUNTY SURVEYOR



PLN 2017-0067
PARCEL MAP
FOR
JOHN J. KENNEY TRUST

BEING A DIVISION OF A PORTION
OF THE NORTHEAST QUARTER OF
SECTION 34, TOWNSHIP 3
SOUTH, RANGE 8 EAST, MOUNT
DIABLO MERIDIAN
STANISLAUS COUNTY-CALIFORNIA
JANUARY 2020

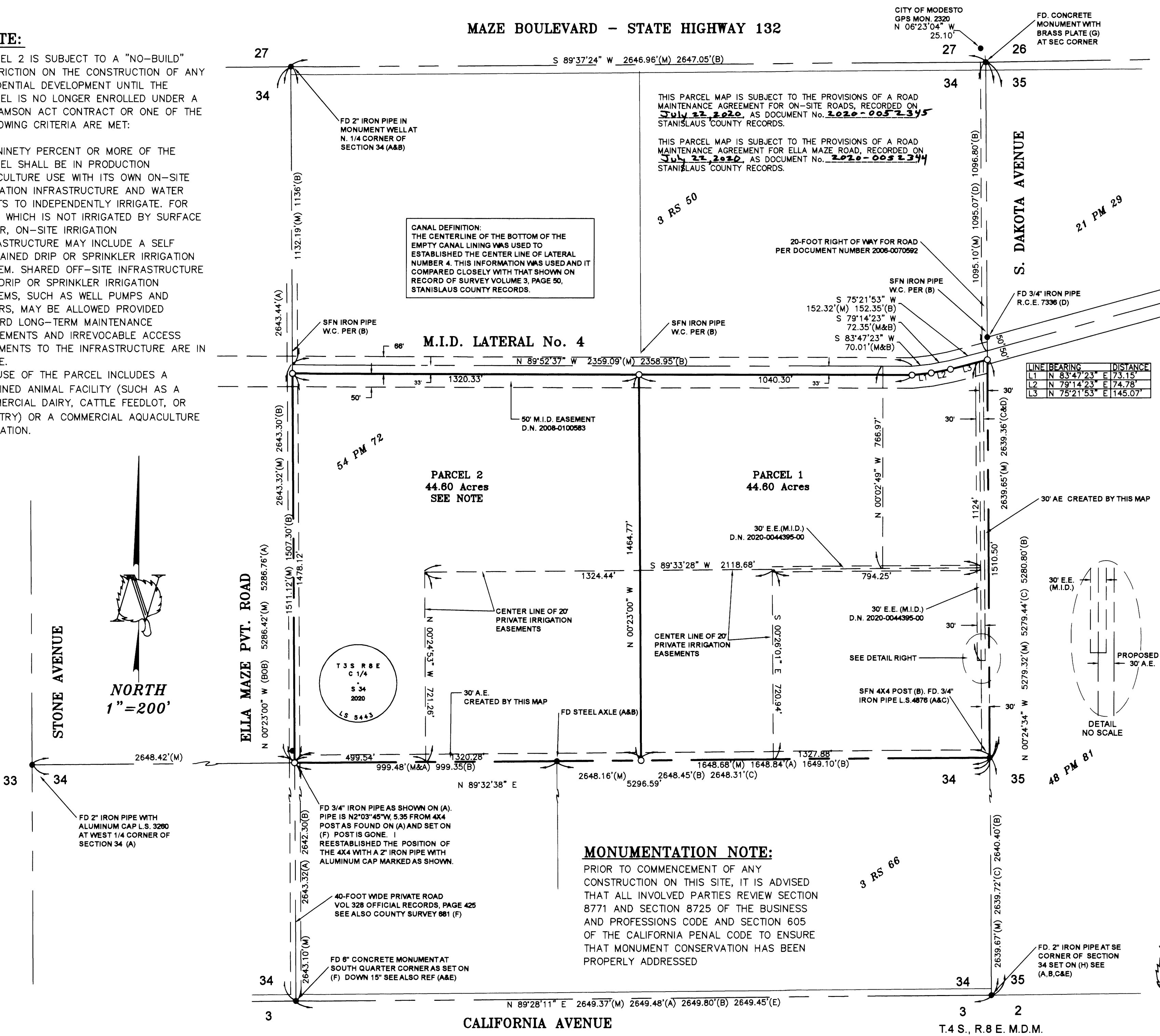
ASPEN SURVEY
COMPANY, INC.
1121 OAKDALE RD., STE. 6 MODESTO, CA 95355
PH: (209) 526-9724 FX: (209) 526-0472

NOTE:

PARCEL 2 IS SUBJECT TO A "NO-BUILD" RESTRICTION ON THE CONSTRUCTION OF ANY RESIDENTIAL DEVELOPMENT UNTIL THE PARCEL IS NO LONGER ENROLLED UNDER A WILLIAMSON ACT CONTRACT OR ONE OF THE FOLLOWING CRITERIA ARE MET:

- A. NINETY PERCENT OR MORE OF THE PARCEL SHALL BE IN PRODUCTION AGRICULTURE USE WITH ITS OWN ON-SITE IRRIGATION INFRASTRUCTURE AND WATER RIGHTS TO INDEPENDENTLY IRRIGATE. FOR LAND WHICH IS NOT IRRIGATED BY SURFACE WATER, ON-SITE IRRIGATION INFRASTRUCTURE MAY INCLUDE A SELF CONTAINED DRIP OR SPRINKLER IRRIGATION SYSTEM. SHARED OFF-SITE INFRASTRUCTURE FOR DRIP OR SPRINKLER IRRIGATION SYSTEMS, SUCH AS WELL PUMPS AND FILTERS, MAY BE ALLOWED PROVIDED RECORD LONG-TERM MAINTENANCE AGREEMENTS AND IRREVOCABLE ACCESS EASEMENTS TO THE INFRASTRUCTURE ARE IN PLACE.
- B. USE OF THE PARCEL INCLUDES A CONFINED ANIMAL FACILITY (SUCH AS A COMMERCIAL DAIRY, CATTLE FEEDLOT, OR POULTRY) OR A COMMERCIAL AQUACULTURE OPERATION.

MAZE BOULEVARD - STATE HIGHWAY 132



LEGEND:

- FOUND MONUMENT AS NOTED
- SET 3/4" IRON PIPE, L.S. 5443, UNLESS OTHERWISE NOTED
- (BOB) BASIS OF BEARINGS
- (M) MEASURED ON THIS SURVEY
- C.R. CORNER RECORD AT COUNTY SURVEY OFFICE
- C.M. CONCRETE MONUMENT
- E.E. ELECTRICAL EASEMENT FOR M.I.D. LINES
- A.E. PRIVATE ACCESS EASEMENT
- D.N. DOCUMENT NUMBER
- FD. FOUND
- MON. MONUMENT
- PM PARCEL MAPS
- RS RECORD OF SURVEY
- M RECORD MAP
- SEC SECTION
- M.I.D. MODESTO IRRIGATION DISTRICT
- SFN SEARCHED FOUND NOTHING

REFERENCES:

- (A) BOOK 54, PARCEL MAPS, PAGE 72
- (B) VOLUME 3, SURVEYS, PAGE 50
- (C) BOOK 48, PARCEL MAPS, PAGE 81
- (D) BOOK 21, PARCEL MAPS, PAGE 29
- (E) BOOK 56, PARCEL MAPS, PAGE 02
- (F) COUNTY SURVEY No. 681
- (G) CORNER RECORD D.N. 00751
- (H) COUNTY SURVEY No. 390

BASIS OF BEARINGS:

THE BEARING OF N 00°23'00" W FOR THE NORTH-SOUTH QUARTER SECTION LINE OF SECTION 34 TOWNSHIP 3 SOUTH, RANGE 8 EAST M.D.M. AS SHOWN ON PARCEL MAP BOOK 54, PAGE 72, AND SURVEY VOLUME 3, PAGE 50, STANISLAUS COUNTY RECORDS, WAS USED AS THE BASIS FOR ALL BEARINGS SHOWN ON THIS MAP.

GENERAL NOTES:

- 1. ALL BEARINGS AND DISTANCES SHOWN ARE MEASURED UNLESS OTHERWISE NOTED.
- 2. ALL DISTANCES AND DIMENSIONS SHOWN ARE IN FEET AND DECIMALS THEREOF.
- 3. ALL RECORD INFORMATION IS FROM STANISLAUS COUNTY RECORDS, UNLESS OTHERWISE NOTED.

PLN 2017-0067
PARCEL MAP
FOR
JOHN KENNEY TRUST

BEING A DIVISION OF A PORTION OF THE
NORTHEAST QUARTER OF SECTION 34,
TOWNSHIP 3 SOUTH, RANGE 8 EAST,
MOUNT DIABLO MERIDIAN
STANISLAUS COUNTY-CALIFORNIA

MARCH 2020
ASPEN SURVEY
COMPANY, INC.
1121 OAKDALE RD., STE. 6 MODESTO, CA 95355
PH: (209) 526-9724 FX: (209) 526-0472

MONUMENTATION NOTE:

PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ON THIS SITE, IT IS ADVISED THAT ALL INVOLVED PARTIES REVIEW SECTION 8771 AND SECTION 8725 OF THE BUSINESS AND PROFESSIONS CODE AND SECTION 605 OF THE CALIFORNIA PENAL CODE TO ENSURE THAT MONUMENT CONSERVATION HAS BEEN PROPERLY ADDRESSED