

OWNERS' STATEMENT:

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE ALL THE PARTIES HAVING RECORD TITLE INTEREST IN THE LANDS SUBDIVIDED AND SHOWN ON THIS PARCEL MAP AND WE HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS PARCEL MAP IN THE OFFICE OF THE COUNTY RECORDER OF SAN JOAQUIN COUNTY, CALIFORNIA.

WE ALSO OFFER THE REAL PROPERTY DESCRIBED BELOW, AS EASEMENTS, THE 10-FOOT WIDE PUBLIC UTILITY EASEMENTS ALONG THE FRONTAGES OF PARCELS 1 AND 2 AS SHOWN ON THIS PARCEL MAP.

DATED THIS 23rd DAY OF February, 2023.
THE 2016 MARINI FAMILY TRUST, DATED AUGUST 15, 2016

James Michael Marini
JAMES MICHAEL MARINI, TRUSTEE

Debra Ann Marini
DEBRA ANN MARINI, 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 February 23, 2013, BEFORE ME, Esperanza C. Harris, A NOTARY PUBLIC, PERSONALLY APPEARED
James Michael Marini and Debra Ann Marini

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:

SIGNATURE: Esperanza C. Harris, NOTARY PUBLIC
NAME: Esperanza C. Harris

COMMISSION No.: 2333875

PRINCIPLE COUNTY OF BUSINESS: Stanislaus

COMMISSION EXPIRES: October 17, 2024

EASEMENT HOLDERS' STATEMENT:

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

THE SIERRA AND SAN FRANCISCO POWER COMPANY, A CORPORATION. RIGHT OF WAY TO ERECT AND MAINTAIN THEREON AN ELECTRIC POLE LINE, WIRES, AND ALL APPURTENANCES AND INCIDENTALS THERETO.
RECORDED AUGUST 16, 1916 IN BOOK A VOLUME 353 OF DEEDS, PAGE 58 S.J.C.R.

RECORDER'S STATEMENT:

FILED THIS _____ DAY OF _____, 20____, AT _____ M. IN BOOK _____ OF PARCEL MAPS, AT PAGE _____, AT THE REQUEST OF DAVID L. HARRIS.

FEE: \$ _____

BY: _____
ASSISTANT/DEPUTY RECORDER

STEVE J. BESTOLARIDES
ASSESSOR-RECORDER-COUNTY CLERK

CITY COUNCIL'S STATEMENT:

THIS IS TO STATE THAT AT ITS REGULARLY HELD MEETING ON THE _____ DAY OF _____, 20____, THE CITY COUNCIL OF THE CITY OF MANTECA, CALIFORNIA, APPROVED THIS PARCEL MAP AND ACCEPTED ON BEHALF OF THE PUBLIC FOR PUBLIC USE THE OFFER OF DEDICATION OF THE 10-FOOT WIDE PUBLIC UTILITY EASEMENTS AS SHOWN ON THIS PARCEL MAP IN ACCORDANCE WITH TITLE 16 OF THE MANTECA MUNICIPAL CODE, AND ANY AMENDMENTS THERETO, APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP.

DATED THIS _____ DAY OF _____, 202__.

GARY SINGH MAYOR ATTEST: CASSANDRA TILTON, CITY CLERK

BENEFICIARY STATEMENT:

MORTGAGE IDENTIFICATION NUMBER: 100032413513696083
TELEPHONE NUMBER: (888) 679-6377

THE UNDERSIGNED, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., AS BENEFICIARY, AS NOMINEE FOR UNITED WHOLESALE MORTGAGE, A LIMITED LIABILITY COMPANY, FOR THAT CERTAIN DEED OF TRUST RECORDED DECEMBER 5, 2013 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2013-149504, SAN JOAQUIN COUNTY RECORDS.

DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE HEREIN EMBODIED PARCEL MAP, AND JOINS IN ALL DEDICATIONS THEREON.

IN WITNESS THEREOF, THE UNDERSIGNED HAS EXECUTED THIS STATEMENT ON:

February 17, 2023 BY ITS DULY AUTHORIZED OFFICERS AS BENEFICIARY.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
AS BENEFICIARY, AS NOMINEE FOR UNITED WHOLESALE MORTGAGE, A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS.

BY: Edward Best

NAME: EDWARD BEST

TITLE: ASSISTANT SECRETARY

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: York
STATE OF: South Carolina

ON Feb. 17, 2023, BEFORE ME, Mari Anne Scinski, A NOTARY PUBLIC, PERSONALLY APPEARED

Edward Best
Assistant Secretary

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.

South Carolina
WITNESS MY HAND:

SIGNATURE: Mari Anne Scinski, NOTARY PUBLIC
NAME: Mari Anne Scinski

COMMISSION No.: N/A

PRINCIPLE COUNTY OF BUSINESS: York County, SC

COMMISSION EXPIRES: Oct. 14, 2031

MARI ANNE SCINSKI
Notary Public-State of South Carolina
My Commission Expires
October 14, 2031

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 MARINI 2016 FAMILY TRUST ON OCTOBER 21, 2021. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACTED.

DATED THIS 10th DAY OF February, 2023

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

**CITY ENGINEER'S STATEMENT:**

I, KEVIN L. JORGENSEN II, HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP AND THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF. I FURTHER STATE THAT THIS PARCEL MAP COMPLIES WITH ALL THE PROVISIONS OF TITLE 16 OF THE MANTECA MUNICIPAL CODE, AND ANY AMENDMENTS THERETO, APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF REQUIRED.

DATED THIS _____ DAY OF _____, 20____.

KEVIN L. JORGENSEN II, R.C.E. 77243
DIRECTOR OF ENGINEERING / CITY ENGINEER

COUNTY SURVEYOR'S STATEMENT:

I, JAMES E. HART, HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP AND IT COMPLIES WITH ALL THE PROVISIONS OF CHAPTER 2 OF THE CALIFORNIA SUBDIVISION MAP ACT, AS AMENDED, AND THAT THIS PARCEL MAP IS TECHNICALLY CORRECT.

DATED THIS 3rd DAY OF MARCH, 2023

James E. Hart
JAMES E. HART, L.S. 8657
COUNTY SURVEYOR



REFER TO PARCEL MAP APPLICATION NO. SDN 21-67

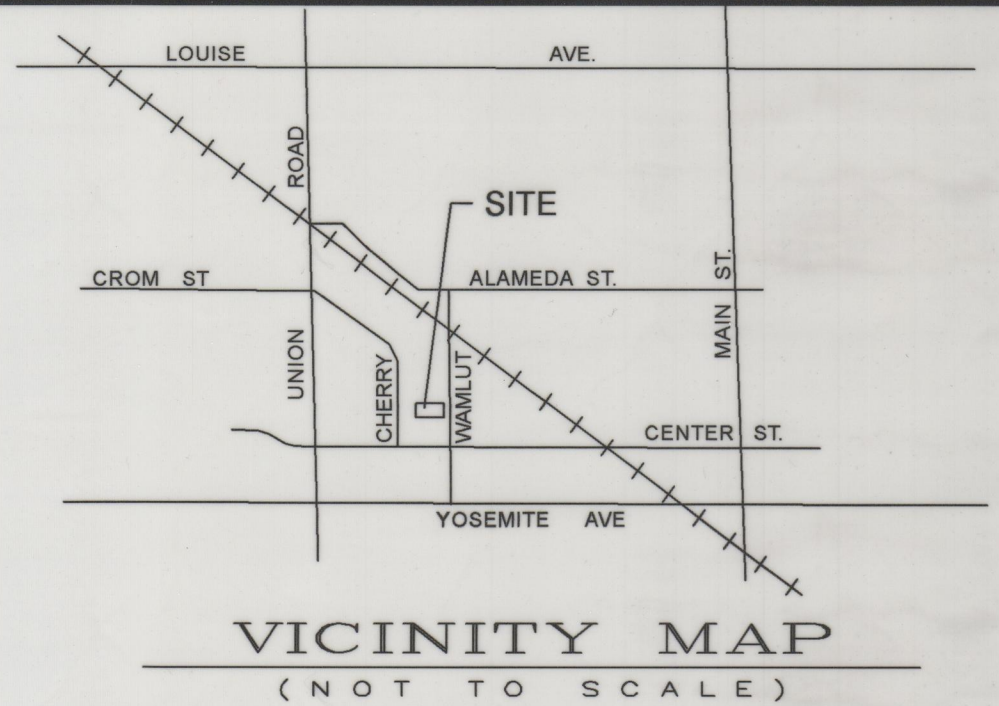
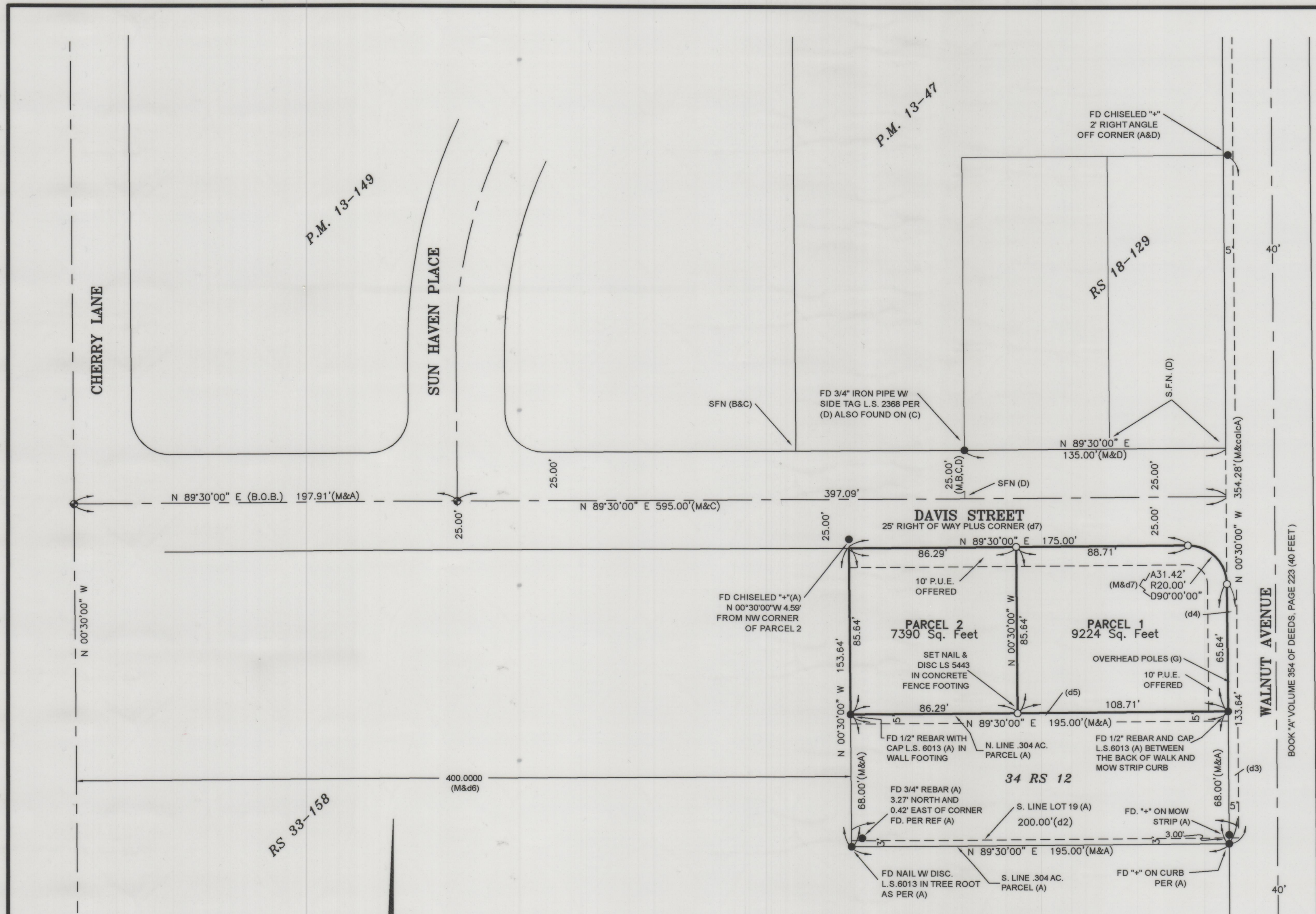
PARCEL MAP

FOR

THE 2016 MARINI FAMILY TRUST
BEING A DIVISION OF A PORTION OF LOT 19 OF
L.M. LARSON SUBDIVISION, LYING IN SECTION 32,
TOWNSHIP 1 SOUTH, RANGE 7 EAST,
MOUNT DIABLO MERIDIAN.
CITY OF MANTECA, SAN JOAQUIN COUNTY
CALIFORNIA

SEPTEMBER 8, 2022

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



LEGEND:

- FOUND 3/4" IRON PIN W/ TAG
R.C.E. 14269 REF. (A&B)
- FOUND MONUMENT AS NOTED
- SET 3/4" IRON PIN, 30" LONG
TAGGED L.S. 5443 UNLESS
OTHERWISE NOTED
- (B.O.B.) BASIS OF BEARINGS
- S.J.C.R. SAN JOAQUIN COUNTY RECORDS
- AC. ACRE
- (M) MEASURED ON THIS SURVEY
- FD FOUND
- D.N. DOCUMENT NUMBER
- I.N. INSTRUMENT NUMBER
- VOL. VOLUME
- O.R. OFFICIAL RECORD
- PG. PAGE
- P.M. PARCEL MAP
- RS RECORD OF SURVEY

REFERENCES:

- (A) BOOK 34 OF SURVEYS, PAGE 12, S.J.C.R.
- (B) BOOK 13 OF PARCEL MAPS, PAGE 149, S.J.C.R.
- (C) BOOK 13 OF PARCEL MAPS, PAGE 47, S.J.C.R.
- (D) BOOK 18 OF SURVEYS, PAGE 129, S.J.C.R.
- (E) L.M. LARSON SUBD. VOL. 6 MAPS & PLATS, PG. 20, S.J.C.R.
- (F) GRANT DEED D.N. 2016-097703, S.J.C.R.
- (G) BOOK A VOLUME 353 OF DEEDS PAGE 58 S.J.C.R.
- EXCEPTION DEEDS S.J.C.R.
- (d1) BOOK "A" VOLUME 354 OF DEEDS, PAGE 223
- (d2) JOINT TENANCY BOOK 1400, PAGE 335 OFFICIAL RECORDS
- (d3) GRANT DEED BOOK 1821, PAGE 257 OFFICIAL RECORDS
- (d4) GRANT DEED BOOK 1821, PAGE 261 OFFICIAL RECORDS
- (d5) GRANT DEED BOOK 2067, PAGE 460 OFFICIAL RECORDS
- (d6) JOINT TENANCY GRANT DEED BOOK 3697, PAGE 224 OFFICIAL RECORDS
- (d7) INDIVIDUAL GRANT DEED I.N. 85044685

REFER TO PARCEL MAP APPLICATION NO. SDN 21-67

PARCEL MAP

FOR
THE 2016 MARINI FAMILY TRUST
BEING A DIVISION OF A PORTION OF LOT 19 OF
L.M. LARSON SUBDIVISION, LYING IN SECTION 32,
TOWNSHIP 1 SOUTH, RANGE 7 EAST,
MOUNT DIABLO MERIDIAN.
CITY OF MANTECA, SAN JOAQUIN COUNTY
CALIFORNIA
SEPTEMBER 8, 2022



ASPEN JOB NO. 20-54

SHEET 2 OF 2

BASIS OF BEARINGS:

NORTH 89°30'00" EAST FOR THE CENTER LINE OF DAVIS STREET AS SHOWN ON RECORD OF SURVEY BOOK 34, PAGE 12, SAN JOAQUIN COUNTY RECORDS.

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 SAN JOAQUIN COUNTY RECORDS, UNLESS OTHERWISE NOTED.

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 OF THE STATE OF CALIFORNIA AND SECTION 605 OF THE CALIFORNIA PENAL CODE TO ENSURE THAT MONUMENT CONSERVATION HAS BEEN PROPERLY ADDRESSED

CITY OF MANTECA NOTE:

THIS MAP IS DRAFTED IN ACCORDANCE WITH CITY OF MANTECA TENTATIVE PARCEL MAP No. SDN 21-67