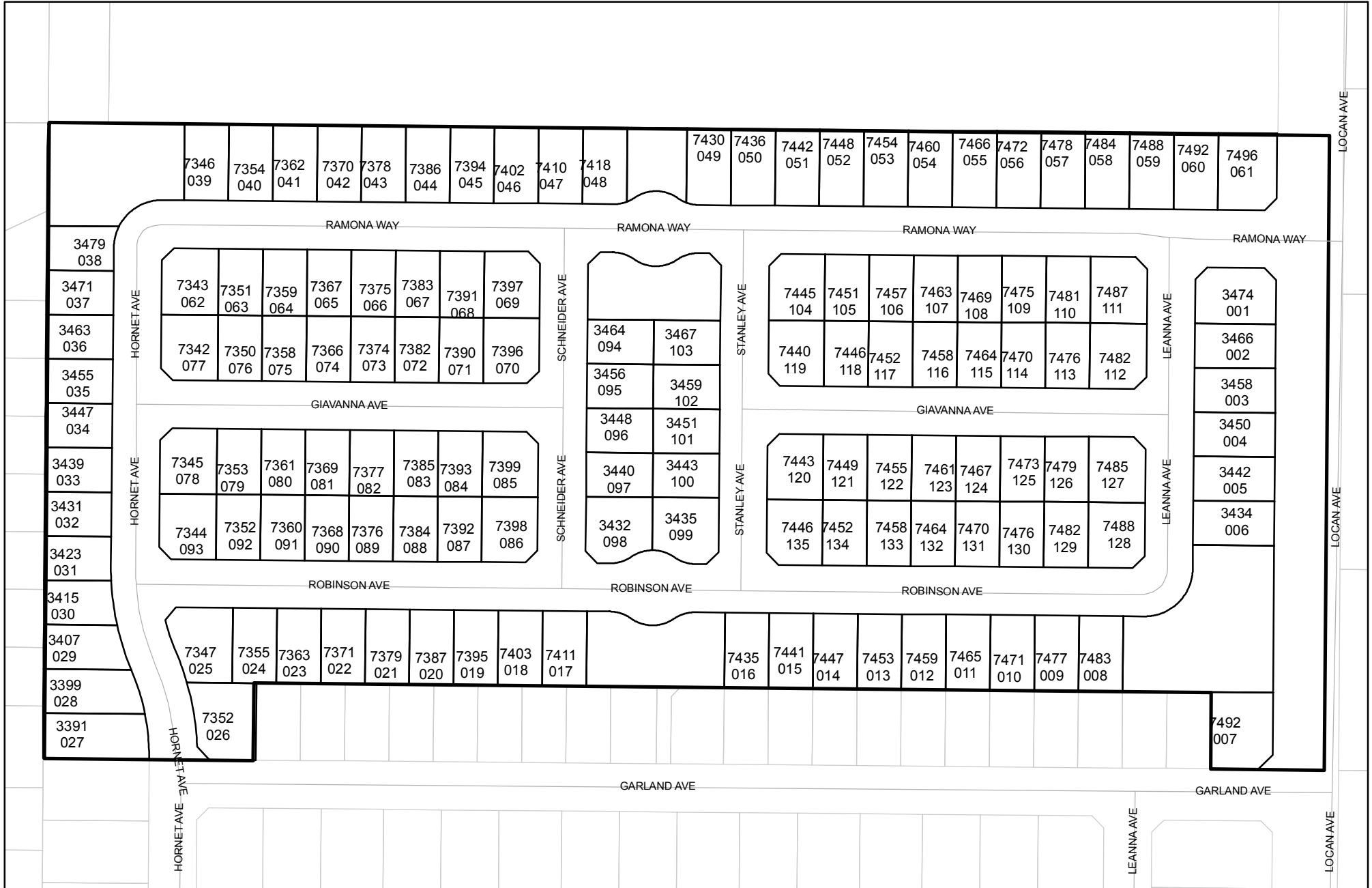




Prepared on Tue Apr 02 13:30:43 2013

Street Names, Addresses and (Lot Numbers) for T5935



FINAL MAP OF TRACT NO. 5935

PHASE 2 OF VESTING TENTATIVE MAP NO. 5901
A PLANNED DEVELOPMENT
BEING A RESUBDIVISION OF A PORTION OF
LOT 47 OF EGGERS COLONY IN
VOLUME 4 OF PLATS PAGE 60
IN THE CITY OF FRESNO
FRESNO COUNTY, CALIFORNIA
SURVEYED AND PLATTED IN AUGUST, 2006
BY INGELS - BRAUN & ASSOCIATES

CONSISTING OF 2 SHEETS
SHEET 2 OF 2 SHEETS

BASIS OF BEARINGS

THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 23, T. 13 S., R. 21 E., M.D.B. & M., WAS TAKEN TO BE SOUTH 00°04'11" WEST, PER TRACT NO. 5427, RECORDED IN VOLUME 79 OF PLATS AT PAGES 30 THROUGH 33, FRESNO COUNTY RECORDS.

LEGEND

- EXISTING MONUMENT FOUND AND ACCEPTED OR AS NOTED.
- ⊙ EXISTING MONUMENT FOUND AND ACCEPTED AS NOTED, RESET WITH 1" O.D. IRON PIPE, 30" LONG, UP 4", IN 6" DIA X 30" CONCRETE MONUMENT DOWN 6" AND TAGGED LS 6619, EXCEPT AS NOTED.
- ⊙ SET 1" O.D. IRON PIPE, 30" LONG, UP 4", IN 6" DIAMETER X 30" CONCRETE MONUMENT DOWN 6" AND TAGGED LS 6619, EXCEPT AS NOTED.
- (...) RECORD DATA PER TRACT NO. 5237, RECORDED IN VOLUME 74 OF PLATS AT PAGES 25 THROUGH 32, F.C.R.
- [...] RECORD DATA PER TRACT NO. 5312, RECORDED IN VOLUME 79 OF PLATS AT PAGES 24 & 25, F.C.R.
- C.R. CORNER RECORD ON FILE WITH FRESNO COUNTY SURVEYOR'S OFFICE.
- F.C.R. FRESNO COUNTY RECORDS
- LE LANDSCAPE EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC USE.
- O.R.F.C. OFFICIAL RECORDS FRESNO COUNTY
- PE PEDESTRIAN EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC USE.
- PPUE PLANTING AND PUBLIC UTILITY EASEMENT NOW OFFERED FOR DEDICATION FOR PUBLIC USE.
- (R) DENOTES RADIAL BEARING
- ① 25' PREVIOUSLY DEEDED FOR PUBLIC STREET PURPOSES PER EGGERS COLONY RECORDED IN BOOK 4 AT PAGE 60 OF PLATS, FRESNO COUNTY RECORDS.
- ② A 15 FOOT EASEMENT PREVIOUSLY DEEDED TO FRESNO IRRIGATION DISTRICT FOR PIPELINE PURPOSES, RECORDED IN DOCUMENT NO. 2007-0021333, F.C.R.
- ③ AN EASEMENT PREVIOUSLY DEEDED TO FRESNO IRRIGATION DISTRICT FOR PIPELINE PURPOSES, RECORDED IN DOCUMENT NO. 2006-0028459, F.C.R.
- ④ A QUITCLAIM DEED OF A PORTION OF DOCUMENT NO. 2006-0028459 QUITCLAIMS TO BN 5312, L.P. AS DOCUMENT NO. 2007-0038859.
- ⑤ AN EASEMENT PREVIOUSLY DEEDED TO FRESNO METROPOLITAN FLOOD CONTROL DISTRICT FOR STORM DRAIN PIPE PURPOSES PER DEED RECORDED 2-25-02, AS DOCUMENT NO. 2002-01206-25, O.R.F.C.
- ▲▲▲▲ INDICATES RELINQUISHMENT OF DIRECT ACCESS RIGHTS.
- △ INDICATES PORTIONS NOW OFFERED FOR DEDICATION FOR PUBLIC STREET EASEMENT PURPOSES.
- SET 3/4" O.D. X 30" IRON PIPE 3" WITNESS CORNER, DOWN 6", TAGGED LS 6619, UNLESS NOTED OTHERWISE.
- BLUE BORDER INDICATES THE LIMITS OF THIS SUBDIVISION.
- FOUND 3/4" O.D. IRON PIPE 3" WITNESS CORNER, DOWN 6" TAGGED LS 6619.

CURVE TABLE			
CURVE	RADIUS	LENGTH	DELTA
C1	250.00'	35.38'	8°06'35"
C2	250.00'	35.38'	8°06'35"
C3	25.00'	39.27'	90°00'00"
C4	250.00'	102.04'	23°23'09"
C5	250.00'	85.65'	19°37'47"
C6	250.00'	16.90'	3°52'22"
C7	25.00'	39.27'	90°00'00"
C8	50.00'	78.54'	90°00'00"
C9	39.00'	23.73'	34°51'50"
C10	39.00'	47.46'	69°43'40"
C11	39.00'	23.73'	34°51'50"
C12	225.00'	36.68'	9°20'24"
C13	275.00'	97.88'	20°23'34"
C14	275.00'	32.14'	6°41'49"
C15	275.00'	65.74'	13°41'45"
C16	225.00'	91.78'	23°22'22"
C17	225.00'	46.33'	11°47'56"
C18	225.00'	45.45'	11°34'26"
C19	275.00'	112.80'	23°30'09"
C20	275.00'	3.03'	0°37'50"

CURVE TABLE			
CURVE	RADIUS	LENGTH	DELTA
C21	275.00'	48.38'	10°04'48"
C22	275.00'	46.50'	9°41'21"
C23	275.00'	14.89'	3°06'10"
C24	50.00'	78.54'	90°00'00"
C25	50.00'	22.78'	26°06'12"
C26	50.00'	55.76'	63°53'48"
C27	39.00'	23.73'	34°51'50"
C28	39.00'	14.34'	21°04'08"
C29	39.00'	9.39'	13°47'42"
C30	39.00'	47.46'	69°43'40"
C31	39.00'	23.73'	34°51'50"
C32	39.00'	10.31'	15°08'59"
C33	39.00'	13.42'	19°42'51"
C34	39.00'	23.73'	34°51'50"
C35	39.00'	47.46'	69°43'40"
C36	39.00'	23.73'	34°51'50"
C37	39.00'	23.73'	34°51'50"
C38	39.00'	47.46'	69°43'40"
C39	39.00'	22.73'	33°23'41"
C40	39.00'	24.73'	36°19'59"
C41	39.00'	23.73'	34°51'50"

NOTE :
1" O.D. X 30" LONG IRON PIPE TO BE SET 6" DOWN AND TAGGED LS-6619, AT ALL LOT CORNERS, ANGLE POINTS, BEGINNING OF CURVES AND END OF CURVES, OR AS NOTED.

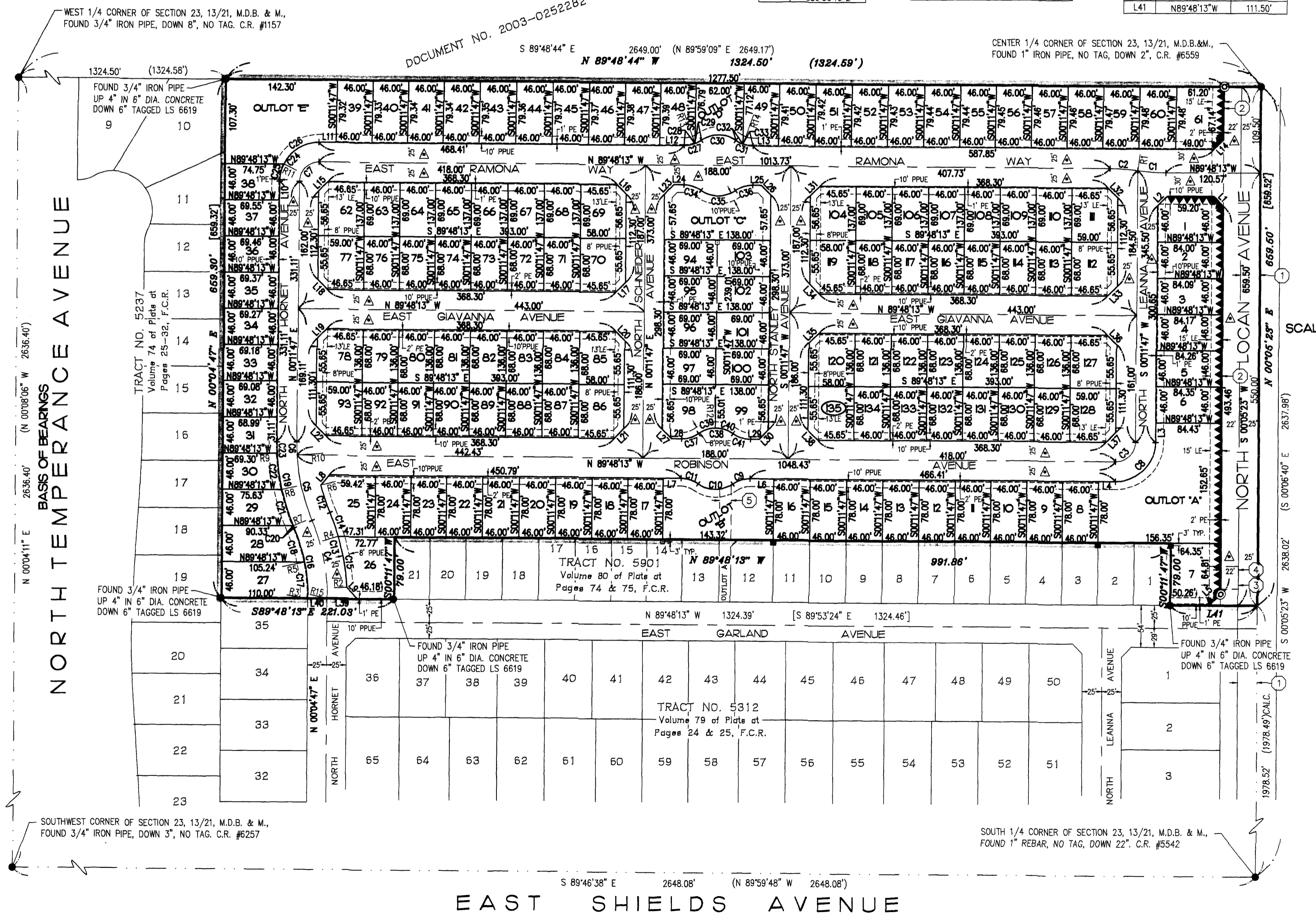
OUTLOTS A, B, C, D AND E ARE DEDICATED IN FEE TO THE CITY OF FRESNO FOR OPEN SPACE PURPOSES SUBJECT TO CITY ACCEPTANCE OF DEVELOPER INSTALLED REQUIRED IMPROVEMENTS.

RADIAL TABLE	
RADIAL	BEARING
R1	S08°18'22"W
R2	N87°05'12"E
R3	S89°56'00"E
R4	N73°23'27"E
R5	N78°16'04"E
R6	S76°02'02"W
R7	S67°19'28"W

RADIAL TABLE	
RADIAL	BEARING
R8	S77°24'16"W
R9	S87°05'37"W
R10	S86°19'25"W
R11	N63°42'01"W
R12	S01°16'22"E
R13	S20°52'21"E
R14	S19°54'38"W
R15	S89°55'13"E

LINE TABLE		
LINE	BEARING	LENGTH
L1	N44°52'07"W	17.49'
L2	N45°10'23"E	17.46'
L3	S00°11'47"W	24.65'
L4	N89°48'13"W	21.64'
L5	N45°14'55"E	20.09'
L6	N89°48'13"W	30.77'
L7	N89°48'13"W	23.37'
L8	N39°31'03"E	17.02'
L9	N46°25'29"W	20.98'
L10	N00°11'47"E	24.00'
L11	N89°48'13"W	22.43'
L12	N89°48'13"W	31.98'
L13	N89°48'13"W	32.85'
L14	N45°08'35"E	17.45'
L15	N45°11'47"E	17.47'
L16	S44°48'13"E	17.47'
L17	N45°11'47"E	17.47'
L18	N44°48'13"W	17.47'
L19	N45°11'47"E	17.47'
L20	N44°48'13"W	17.47'

LINE TABLE		
LINE	BEARING	LENGTH
L21	N45°11'47"E	17.47'
L22	N44°48'13"W	17.47'
L23	N45°11'47"E	17.47'
L24	N89°48'13"W	13.06'
L25	N89°48'13"W	11.06'
L26	S44°48'13"E	17.47'
L27	N44°48'13"W	17.47'
L28	N89°48'13"W	13.06'
L29	N89°48'13"W	11.06'
L30	N45°11'47"E	17.47'
L31	N45°11'47"E	17.47'
L32	S44°48'13"E	17.47'
L33	N45°11'47"E	17.47'
L34	N44°48'13"W	17.47'
L35	N45°11'47"E	17.47'
L36	S44°48'13"E	17.47'
L37	N45°11'47"E	17.47'
L38	N44°48'13"W	17.47'
L39	S89°48'13"E	39.84'
L40	S89°48'13"E	25.00'
L41	N89°48'13"W	111.50'



WEST 1/4 CORNER OF SECTION 23, 13/21, M.D.B. & M., FOUND 3/4" IRON PIPE, DOWN 8", NO TAG. C.R. #157

CENTER 1/4 CORNER OF SECTION 23, 13/21, M.D.B. & M., FOUND 1" IRON PIPE, NO TAG, DOWN 2", C.R. #559

SOUTHWEST CORNER OF SECTION 23, 13/21, M.D.B. & M., FOUND 3/4" IRON PIPE, DOWN 3", NO TAG. C.R. #6257

SOUTH 1/4 CORNER OF SECTION 23, 13/21, M.D.B. & M., FOUND 1" REBAR, NO TAG, DOWN 22". C.R. #5542