

OWNER'S STATEMENT

The undersigned hereby certify that they are the only persons having any record title interest in the real property included within the boundaries of the subdivision shown upon this map, and do hereby consent to the preparation and recording of said map and that the consent of no other person is necessary. We hereby offer for dedication and do hereby dedicate the following, as shown within the boundaries of the map hereon, for the specified purpose:

- 1. Right of way for Cain Street in fee to the City of Visalia
2. 30' x 30' Easement for Ingress and Egress in favor of Parcel 2.
3. Public easements for the installation and maintenance of gas lines, and conduits for electric, cable and telephone services, together with any and all appurtenances pertaining thereto, as shown hereon and designated as "PUE" (Public Utility Easement).

Jesse Allen Williams Date

NOTARY ACKNOWLEDGEMENT

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.

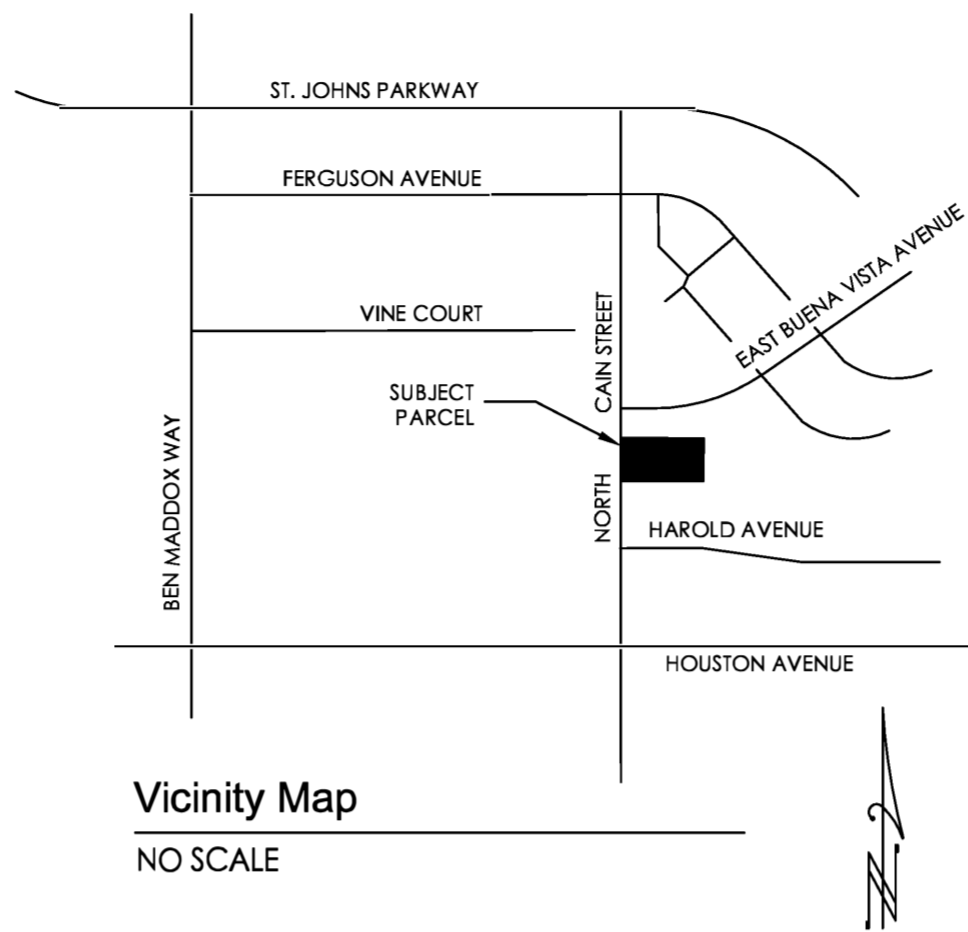
STATE OF CALIFORNIA
COUNTY OF S.S.}

On before me,
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

Signature Print name
County My commission expires:
Principal place of business. My commission number:



Vicinity Map
NO SCALE

PARCEL MAP NO.

PARCEL 1 OF PARCEL MAP NO. 2380 ACCORDING TO THE MAP THEREOF RECORDED IN BOOK 24, PAGE 81 OF PARCEL MAPS, TULARE COUNTY RECORDS, SITUATED IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 18 SOUTH, RANGE 25 EAST, MOUNT DIABLO MERIDIAN, ACCORDING TO THE OFFICIAL TOWNSHIP PLATS THEREOF, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

NOVEMBER, 2025

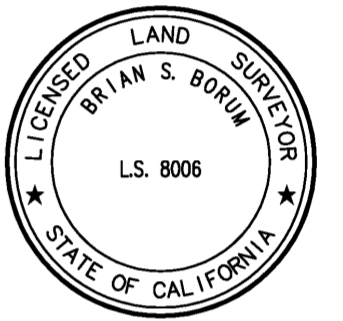
OWNER:
JESSIE ALLEN WILLIAMS
2042 NORTH QUINCY ST
VISALIA, CA 93291

SURVEYOR:
BORUM LAND SURVEYING INC.
1445 W. GRAND AVE. STE C
GROVER BEACH, CA. 93433

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 Allen Williams on August 25, 2024, and said field survey is true and complete as shown. 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, or will occupy, the positions indicated within one year of date of recordation and are, or will be sufficient to enable the survey to be retraced.

Brian S. Borum, PLS 8006 Date



CITY SURVEYOR'S STATEMENT

I hereby state that I have examined this map; that the subdivision as shown is substantially the same as it appeared on the tentative map, and any approved alterations thereof; that all provisions of Chapter 2 of the Subdivision Map Act and any local ordinances applicable at the time of approval of the tentative map have been complied with; and that I am satisfied that this map is technically correct.

Michael E. Long, PLS 6815 Date
City Surveyor



CITY PLANNER'S STATEMENT

I hereby state that this Parcel Map conforms to Tentative Parcel Map No. 2024-11 approved by the City of Visalia Planning Commission at the regular meeting held on February 24, 2025.

By: Paul Bernal Date
Planning & Community Preservation
Director/City Planner

RECORDER'S STATEMENT

Document No. Fee Paid:
Filed this day of, 20, at M., in Book
of Parcel Maps at Page Tulare County Records, at the request of Borum Land Surveying Inc.

Tara K. Freitas, CPA
Tulare County Assessor/Clerk-Recorder

BY: Deputy

BOARD OF SUPERVISOR'S STATEMENT

I, Jason T. Britt, County Administrative Officer/Clerk of the Board of Supervisors of the County of Tulare, State of California, do hereby state the said Board of Supervisors has approved the provisions made for the payment of taxes as provided in Division 2, of Title 7 of the Government Code of the State of California.

Jason T. Britt, County Administrative
Officer/Clerk of the Board of Supervisors.

By: Deputy Clerk Date

ABANDONMENT NOTE

In accordance with the California Government Code Section 66445(j), the filing of this map hereby constitutes the abandonment of the following public easement:

- 1. The Grant of Easement for Public Road Purposes to the County of Tulare per Document recorded December 7, 1979 in Volume 3721, Page 518, Tulare County Records.

FLOOD HAZARD ZONE

As delineated on the Federal Emergency Management Agency's Flood Insurance Rate Map (Map Number 06107C0935E) for Community No. 060409, City of Visalia, Tulare County, California, effective June 16, 2009, the property shown on this map lies fully within a flood zone area designated Zone X (Shaded), which are areas of 0.2% annual chance flooding, areas of 1% annual chance flooding where average depths are less than 1 foot, areas of 1% annual chance flooding where the contributing drainage area is less than one square mile, and areas protected from the 1% annual chance flood by levees.

CITY CLERK'S STATEMENT

This is to state that at a regular meeting of the city council of the City of Visalia held on the day of, 20, an order was duly and regularly made and entered into approving this map and subdivision, and on behalf of the public, accepting, subject to improvements, the public street; and accepting the public utility easement; and consenting to the abandonment of the easement for public road purposes, all included within the boundaries of the subdivision and as shown and/or stated upon this map.

Witness my hand and official seal of the City of Visalia this day of, 20.

Leslie B. Caviglia
City Manager/City Clerk

Chief Deputy City Clerk

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BASIS OF BEARINGS

THE CENTERLINE OF CAIN STREET TAKEN AS N00°12'24"E PER EAST GLEN SUBD. UNIT NO 3 REC. IN VOL.34 OF MAPS AT PG. 43 T.C.R.

LEGEND

- ▲ FOUND AND ACCEPTED MONUMENT AS DESCRIBED
- FD AND ACCEPTED 3/4" IRON PIPE PER P.M. NO. 2380 - NO TAG - SET PLS 8006 TAG
- SET 1/2" REBAR TAGGED PLS 8006
- ◆ SET 1/2" RBAR TAGGED LS 8006 AS WITNESS CORNER 1"W / 1"N OF TRUE COR.
- () RECORD DATA OR CALCULATED THEREFROM PER CAINWOOD ESTATES REC. IN VOL. 34 OF MAPS AT PG. 22 T.C.R.
- < > RECORD DATA OR CALCULATED THEREFROM PER EAST GLEN SUBD. UNIT NO. 3 REC. IN VOL. 34 OF MAPS AT PG. 43 T.C.R.
- [] RECORD DATA OR CALCULATED THEREFROM PER RIVER OAK PARK SUBDIVISION UNIT NO. 1 REC. IN VOL. 29 OF MAPS AT PG. 75 T.C.R.
- (()) RECORD DATA OR CALCULATED THEREFROM PER PARCEL MAP NO. 2380 REC. IN BK. 24 OF PARCEL MAPS AT PG. 81 T.C.R.
- << >> RECORD DATA OR CALCULATED THEREFROM PER THE CAIN TRACT REC. IN VOL. 2 OF MAPS AT PG. 99 T.C.R.
- LINE INDICATES SUBDIVISION BOUNDARY
- T.C.R. TULARE COUNTY RECORDS

