

PARCEL MAP NO. 4869

BEING PARCEL 1 OF LOT LINE ADJUST NO. 2006-25, PER DOCUMENT NO. 2006-0075969
RECORDED JULY 24, 2006, T.C.R., SITUATED IN A PORTION OF THE SOUTH HALF OF THE
EAST HALF SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 18 SOUTH, RANGE 24 EAST
MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE
OF CALIFORNIA.

MAY, 2007

OWNERS' STATEMENT

We hereby state that we are the legal owners of, or have some right, title or interest in the real property shown on this Parcel Map, and that we are the only persons whose consent is necessary for preparation and recordation of said Parcel Map as shown within the border lines hereon. We hereby dedicate to public use the right of way dedication for Doe Avenue. We also dedicate to the City of Visalia, the easements, and Lots A,B,C and D, as shown hereon.

DiMello Toscana, Inc., A Corporation

By: [Signature] President
TITLE

CITY PLANNER'S STATEMENT

I hereby state that this Parcel Map conforms to the Tentative Parcel Map approved by the City of Visalia Planning Commission at the regular meeting held on June 26, 2006.

By: [Signature]
Fred Brusuelas, AICP

5-9-07
Date:

FOR:

DiMELLO Toscana, Inc.
7400 MORRO RD., SUITE A
ATASCADERO, CA 93422
PH. (805) 464-0200

PREPARED BY:



CIVIL
ENGINEERING
1918 SOUTH COURT STREET
VISALIA, CA 93277
PH. (559) 625-8830
FAX (559) 625-8840

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 7th day of MAY, 2007, an order was duly and regularly made and entered approving this map and subdivision, and accepting, subject to improvements on behalf of the public, the right of way dedication for Doe Avenue. The City also accepts the easements and Lots A,B,C, and D, included within the boundaries of the subdivision, shown upon this map.

Witness my hand and official seal of the City of Visalia this 11th day of May, 2007.

Steven M. Salomon
City Manager

[Signature]
Chief Deputy City Clerk

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 DiMello Toscana, Inc. on July 13, 2006 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 on or before December 31, 2007 and are, or will be, sufficient to enable the survey to be retraced.

[Signature]
BRIAN S. BORUM

P.L.S. 8006

Dated 5-6-07

CITY ENGINEER'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.

[Signature]
WILLIAM RICHARD CARR, R.C.E. 19684, Exp. 09/30/07

5-9-07
Date

BOARD OF SUPERVISORS STATEMENT

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

Dated this 19th day of November, 2007.

Jean Rousseau, County Administrative Officer/Clerk
of the Board of Supervisors

By: [Signature]
Deputy

RECORDER'S STATEMENT

Document No. 2007-0101842
Fee Paid: \$12.00

Filed this 20th day of NOVEMBER, 2007, at 8:00 A.M. in Book 49
of Parcel Maps, at Page 74, T.C.R., at the request of Brantum Group, Inc.

Gregory B. Hardcastle
Tulare County Assessor/Clerk-Recorder
By: [Signature]
Deputy

SHEET 1 OF 3

STATE OF CALIFORNIA }
COUNTY OF Tulare } SS

On May 4, 2007, before me, James S. Rauber, a Notary Public in and for said State and County personally appeared, Fred Machado

personally known to me (or 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.

WITNESS my hand.

Signature [Signature] Print name JAMES S. RAUBER
Tulare County My commission expires: 04-20-09

Principal place of business.

(No notary seal required Pursuant to Sec. 66436 (c) of the Subdivision Map Act.)

STATE OF CALIFORNIA }
COUNTY OF _____ } SS

On _____, before me, the undersigned, a Notary Public in and for said State and County personally appeared, _____

personally known to me (or 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.

WITNESS my hand.

Signature _____ Print name _____
_____ County My commission expires: _____

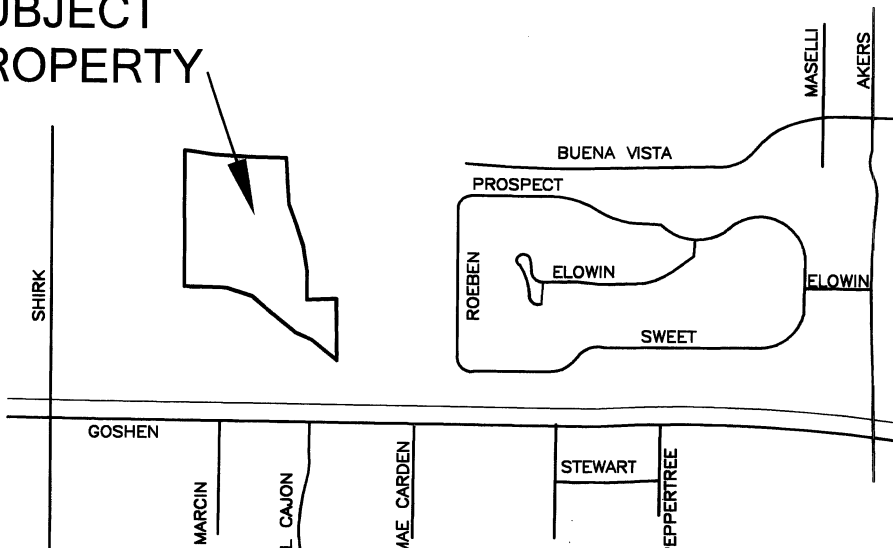
Principal place of business.

(No notary seal required Pursuant to Sec. 66436 (c) of the Subdivision Map Act.)

LANDSCAPE & LIGHTING ASSESSMENT DISTRICT

All the real property included in the boundaries of the subdivision shown upon this map is included in "Assessment District No. 07-06, City of Visalia, Tulare County, California," established pursuant to the Landscape and Lighting Act of 1972.

SUBJECT PROPERTY



Vicinity Map

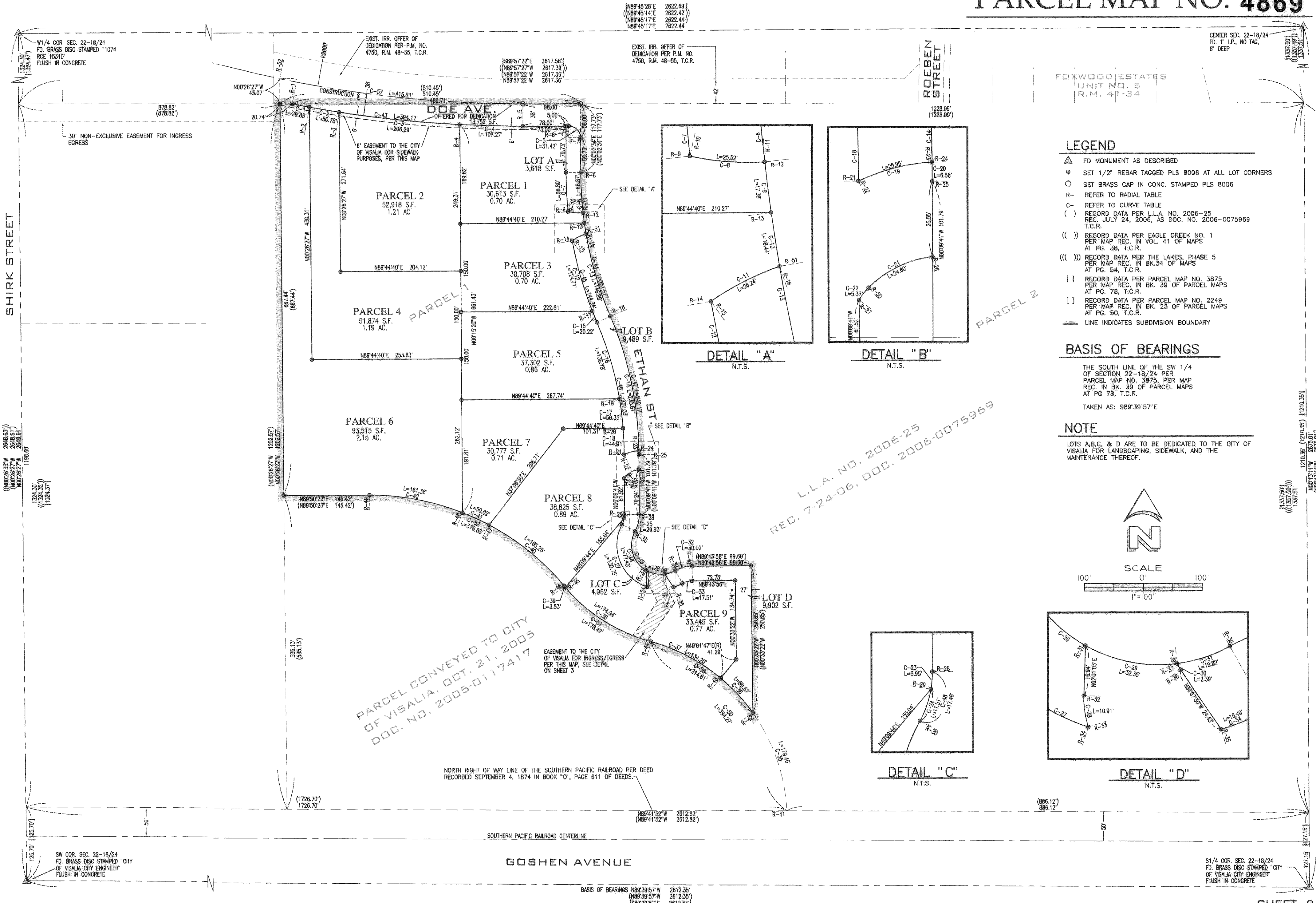
NO SCALE



FLOOD HAZARD NOTE

As delineated by the Federal Insurance Administrations Flood Insurance Rate Map effective date OCT. 6, 1998 for the City of Visalia California (community No. 0604098, panel No. 0005 D), the property shown on this map lies within a flood hazard area designated as Zone AO. Zone AO is defined as by the National Flood Administration as Areas of 100 year shallow flooding where depth are between one(1) and three(3) feet; average depths of inundation are shown but no flood hazard factors are determined.

PARCEL MAP NO. 4869



LEGEND

- △ FD MONUMENT AS DESCRIBED
- SET 1/2" REBAR TAGGED PLS 8006 AT ALL LOT CORNERS
- SET BRASS CAP IN CONC. STAMPED PLS 8006
- R- REFER TO RADIAL TABLE
- C- REFER TO CURVE TABLE
- () RECORD DATA PER L.L.A. NO. 2006-25
REC. JULY 24, 2006, AS DOC. NO. 2006-0075969
T.C.R.
- (()) RECORD DATA PER EAGLE CREEK NO. 1
PER MAP REC. IN VOL. 41 OF MAPS
AT PG. 38, T.C.R.
- (((()) RECORD DATA PER THE LAKES, PHASE 5
PER MAP REC. IN BK. 34 OF MAPS
AT PG. 54, T.C.R.
- { } RECORD DATA PER PARCEL MAP NO. 3875
PER MAP REC. IN BK. 39 OF PARCEL MAPS
AT PG. 78, T.C.R.
- [] RECORD DATA PER PARCEL MAP NO. 2249
PER MAP REC. IN BK. 23 OF PARCEL MAPS
AT PG. 50, T.C.R.
- LINE INDICATES SUBDIVISION BOUNDARY

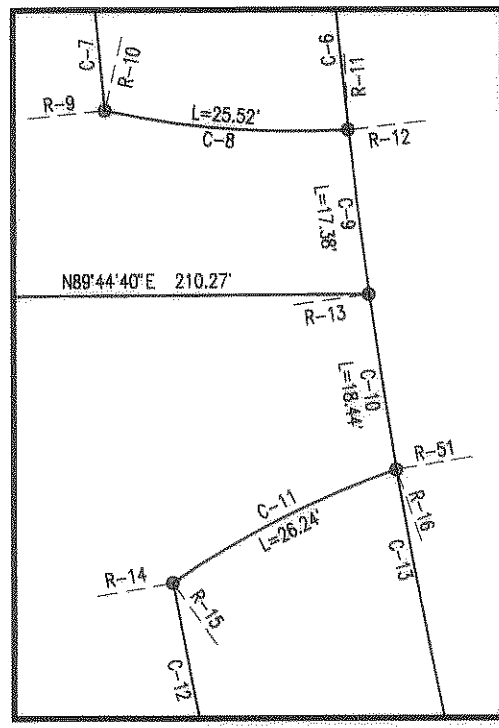
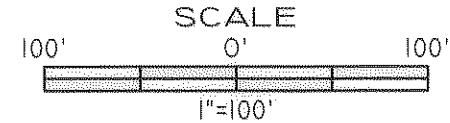
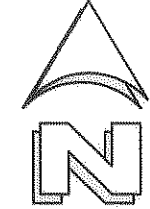
BASIS OF BEARINGS

THE SOUTH LINE OF THE SW 1/4
OF SECTION 22-18/24
PER PARCEL MAP NO. 3875, PER MAP
REC. IN BK. 39 OF PARCEL MAPS
AT PG. 78, T.C.R.

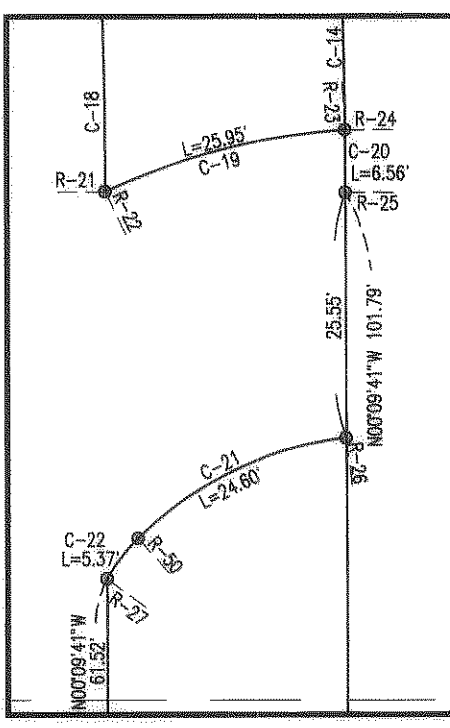
TAKEN AS: S89°39'57"E

NOTE

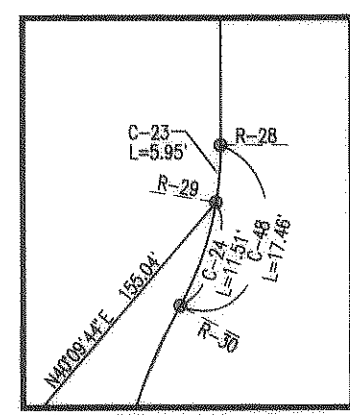
LOTS A,B,C, & D ARE TO BE DEDICATED TO THE CITY
OF VISALIA FOR LANDSCAPING, SIDEWALK, AND THE
MAINTENANCE THEREOF.



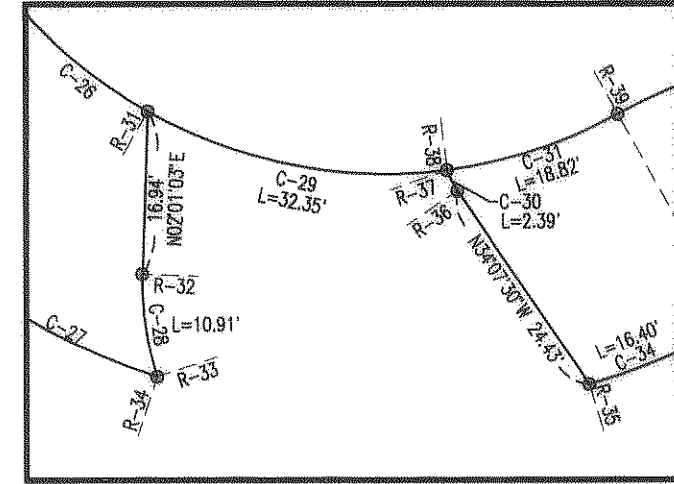
DETAIL "A"
N.T.S.



DETAIL "B"
N.T.S.



DETAIL "C"
N.T.S.

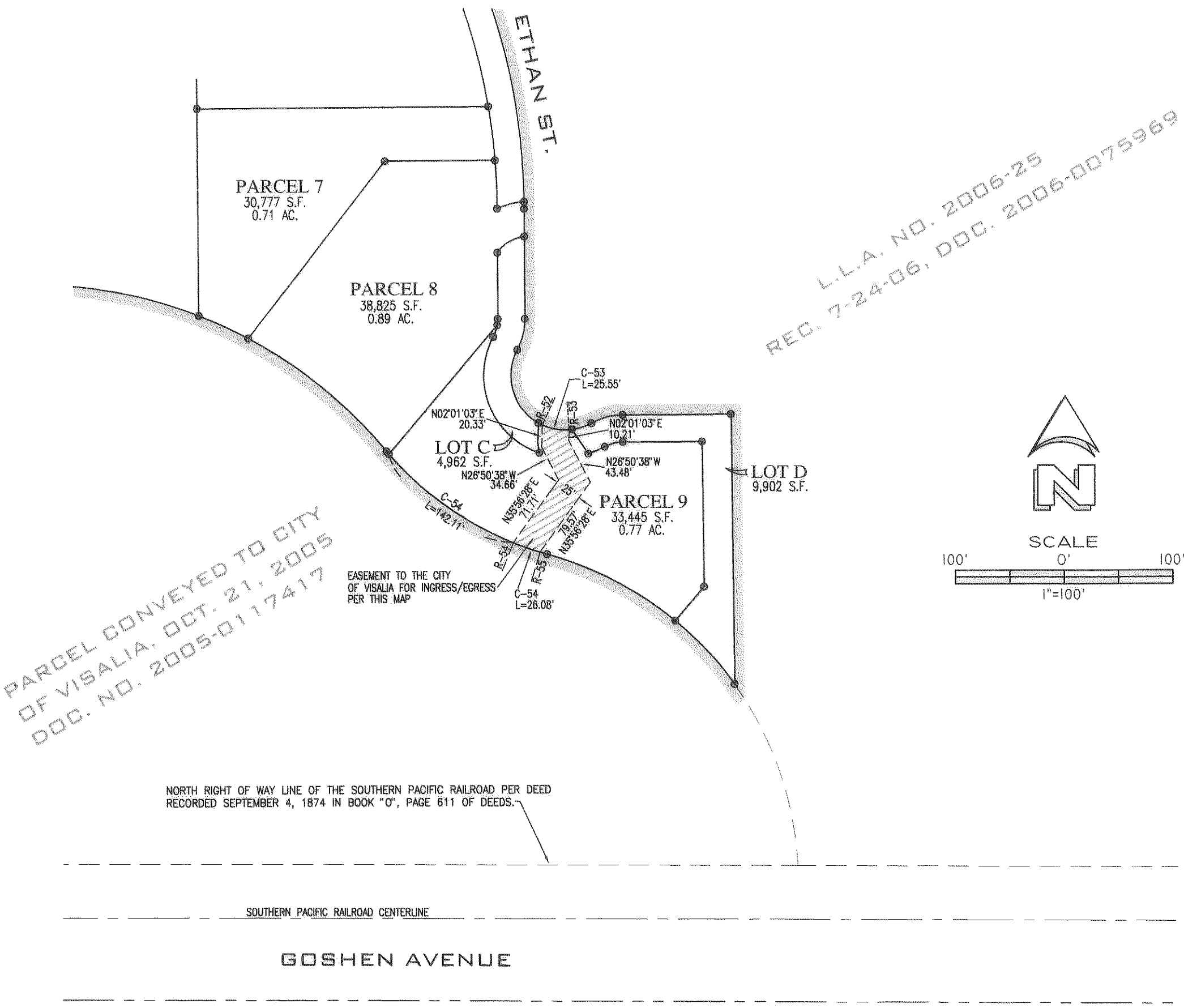


DETAIL "D"
N.T.S.

PARCEL CONVEYED TO CITY
OF VISALIA, OCT. 21, 2005
DOC. NO. 2005-0117417

L.L.A. NO. 2006-25
REC. 7-24-06, DOC. 2006-0075969

PARCEL MAP NO. 4869



LINE TABLE	
LINE	BEARING
R-1	N1107°32'E
R-2	N1017°13'E
R-3	N0851°34'E
R-4	N0303°35'E
R-5	N0002°38'E
R-6	N0002°38'E
R-7	N89°57'28"W
R-8	N89°57'28"W
R-9	N89°08'49"E
R-10	N122°38'38"E
R-11	N03°11'30"W
R-12	N83°44'23"E
R-13	N82°08'58"E
R-14	N79°46'25"E
R-15	N35°07'09"W
R-16	N18°45'59"W
R-17	N88°47'50"E
R-18	N67°01'03"E
R-19	N80°38'49"E
R-20	N85°39'50"E
R-21	N89°51'41"W
R-22	N25°15'23"W
R-23	N03°42'21"W
R-24	N89°31'00"E
R-25	N89°51'24"W
R-26	N06°49'49"W
R-27	N61°03'36"W
R-28	N89°50'19"E
R-29	N80°24'50"W
R-30	N61°34'34"W
R-31	N29°42'00"E
R-32	N87°58'57"W
R-33	N71°50'46"E
R-34	N18°32'18"E
R-35	N16°24'16"W
R-36	N58°52'30"E
R-37	N71°05'50"E
R-38	N07°21'57"W
R-39	N28°56'06"W
R-40	N00°16'04"W
R-41	N87°25'58"E
R-42	N5°43'23"E
R-43	N40°01'47"E
R-44	N15°34'13"E
R-45	N49°55'19"E
R-46	N50°36'55"E
R-47	N28°20'15"E
R-48	N21°35'37"E
R-49	N00°09'37"W
R-50	N4°52'16"W
R-51	N80°27'43"E
R-52	N11°57'21"E

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C-1	0°50'19"	2038.00'	29.83'	14.91'
C-2	1°25'39"	2038.00'	50.78'	25.39'
C-3	5°47'59"	2038.00'	208.29'	103.24'
C-4	3°00'57"	2038.00'	107.27'	53.65'
C-5	89°59'58"	20.00'	31.42'	20.00'
C-6	61°18'11"	626.00'	68.86'	34.47'
C-7	5°52'45"	651.00'	66.80'	33.43'
C-8	15°41'08"	93.22'	25.52'	12.84'
C-9	1°35'25"	626.00'	17.38'	8.69'
C-10	1°41'15"	626.00'	18.44'	9.22'
C-11	16°21'10"	91.83'	26.24'	13.21'
C-12	10°58'35"	651.00'	124.71'	62.55'
C-13	13°28'40"	626.00'	146.89'	73.78'
C-14	22°29'57"	600.00'	235.61'	119.34'
C-15	1°48'47"	651.00'	20.22'	10.11'
C-16	13°37'46"	575.00'	136.78'	68.72'
C-17	5°01'01"	575.00'	50.35'	25.19'
C-18	4°28'29"	575.00'	44.91'	22.46'
C-19	21°33'02"	69.00'	25.95'	13.13'
C-20	0°37'36"	600.00'	6.56'	3.28'
C-21	38°05'27"	37.00'	24.80'	12.77'
C-22	16°11'20"	19.00'	5.37'	2.70'
C-23	9°44'51"	35.00'	5.95'	2.98'
C-24	18°50'16"	35.00'	11.51'	5.81'
C-25	28°35'07"	60.00'	29.93'	15.29'
C-26	88°43'28"	50.00'	77.43'	48.90'
C-27	99°53'08"	75.00'	130.75'	89.20'
C-28	20°10'17"	31.00'	10.91'	5.51'
C-29	37°03'57"	50.00'	32.35'	16.76'
C-30	19°13'20"	9.00'	2.39'	1.20'
C-31	21°34'09"	50.00'	18.82'	9.52'
C-32	28°40'02"	60.00'	30.02'	15.33'
C-33	28°40'02"	35.00'	17.51'	8.94'
C-34	12°31'50"	75.00'	16.40'	8.23'
C-35	32°42'36"	314.35'	179.46'	92.25'
C-36	14°41'36"	314.35'	80.61'	40.53'
C-37	24°27'34"	314.35'	134.20'	68.14'
C-38	34°21'06"	291.79'	174.94'	90.19'
C-39	0°41'36"	291.79'	3.53'	1.77'
C-40	22°16'40"	425.00'	165.25'	83.68'
C-41	6°44'38"	425.00'	50.02'	25.04'
C-42	21°45'14"	425.00'	161.36'	81.66'
C-43	11°04'54"	2038.00'	394.17'	197.70'
C-44	23°01'31"	626.00'	251.57'	127.50'
C-45	12°45'22"	651.00'	144.94'	72.77'
C-46	23°07'16"	575.00'	232.03'	117.62'
C-47	23°07'33"	600.00'	242.17'	122.76'
C-48	28°35'07"	35.00'	17.46'	8.92'
C-49	147°21'32"	50.00'	128.59'	170.76'
C-50	71°51'45"	314.35'	394.27'	227.81'
C-51	35°02'42"	291.79'	178.47'	92.13'
C-52	50°46'32"	425.00'	376.63'	201.69'
C-53	29°16'35"	50.00'	25.55'	13.06'
C-54	5°07'16"	291.79'	26.08'	13.05'
C-55	27°54'18"	291.79'	142.11'	72.49'
C-56	39°09'10"	314.35'	214.81'	111.79'
C-57	11°54'43"	2000.00'	415.81'	208.66'