

54 PM 21

OWNER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR INTEREST OF RECORD IN THE LAND SHOWN ON THIS MAP, AND WE CONSENT TO THE MAKING AND FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF STANISLAUS COUNTY, CALIFORNIA.

OWNER: KEYSTONE PACIFIC BUSINESS PARK, LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY

Patrick Gavaghan October 13, 2005
J. PATRICK GAVAGHAN, MANAGING MEMBER DATE

TRUSTEE: BANK OF AMERICA, N.A., A NATIONAL BANKING ASSOCIATION

John Norwood 10-17-05
DATE

NOTARY STATEMENT

STATE OF ~~CALIFORNIA~~ North Carolina } SS.
COUNTY OF Durham

ON THIS 13 DAY OF October, 2005 BEFORE ME,

Laure J. Lavigne, A NOTARY PUBLIC, PERSONALLY APPEARED
J. Patrick Gavaghan

(CHECK ONE)

☐ PERSONALLY KNOWN TO ME ☐ 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,

Laure J. Lavigne Laure J. Lavigne
SIGN PRINT

PRINCIPAL COUNTY OF BUSINESS Durham

COMMISSION EXPIRES 2-4-09

NOTARY STATEMENT

STATE OF ~~CALIFORNIA~~ NC } SS.
COUNTY OF Wake

ON THIS 17th DAY OF October, 2005 BEFORE ME,

Betty B. Morrey, A NOTARY PUBLIC, PERSONALLY APPEARED
John Norwood

(CHECK ONE)

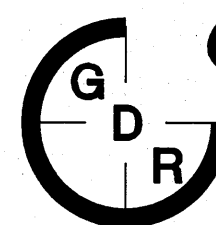
☒ PERSONALLY KNOWN TO ME ☐ PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND,

Betty B. Morrey Betty B. Morrey
SIGN PRINT

PRINCIPAL COUNTY OF BUSINESS Wake

COMMISSION EXPIRES 7/25/09



GDR ENGINEERING, Inc.

ENGINEERING/SURVEYING/PLANNING

3525 MITCHELL ROAD, SUITE G CERES, CA 95307
TELEPHONE: (209) 538-3360 FAX: (209) 538-7370
E-MAIL: gdreng@gdreng.com

TAX COLLECTOR'S STATEMENT

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

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

DATED THIS 14th DAY OF November, 2005.

GORDON B. FORD, COUNTY TAX COLLECTOR

BY Tami Hayes 10N: 021-026-042
DEPUTY (PRINT)

PLANNING COMMISSION'S STATEMENT

APPROVED BY THE PATTERSON CITY PLANNING COMMISSION IN ACCORDANCE WITH THE REQUIREMENTS OF LAW AT A DULY AUTHORIZED MEETING HELD ON THE 19th DAY OF December, 2005.

DATED THIS 20th DAY OF December, 2005

Rod R. Simpson
ROD R. SIMPSON
SECRETARY, PLANNING COMMISSION

CITY CLERK'S STATEMENT

I DO HEREBY STATE THAT AT ITS REGULAR MEETING HELD ON THE 9th DAY OF January, 2003, 2003, THE CITY COUNCIL OF THE CITY OF PATTERSON, APPROVED THIS PARCEL MAP.

DATED THIS 20th DAY OF December, 2005.

Maricela Vela
MARICELA VELA
CITY CLERK, CITY OF PATTERSON

CLERK OF THE BOARD OF SUPERVISOR'S 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)

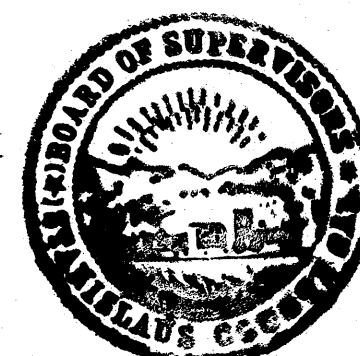
- ☐ A. A BOND OR DEPOSIT APPROVED BY SAID BOARD TO SECURE THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH ARE AT THE TIME OF FILING OF THIS MAP, A LIEN AGAINST SAID PROPERTY OR ANY PART THEREOF.
- ☒ B. RECEIPTED TAX BILL OR BILLS OR SUCH OTHER EVIDENCE AS MAY BE REQUIRED BY SAID BOARD SHOWING FULL PAYMENT OF ALL APPLICABLE TAXES.

DATED THIS 14th DAY OF November, 2005.

CHRISTINE FERRARO TALLMAN, CLERK OF THE BOARD OF SUPERVISORS STANISLAUS COUNTY, CALIFORNIA

BY Rosy Dominguez DEPUTY

PRINT NAME: Rosy Dominguez



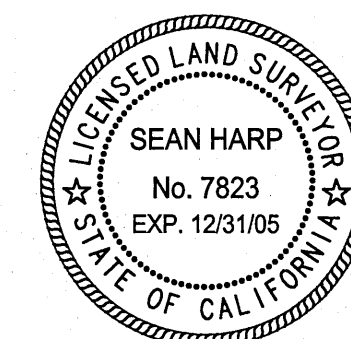
SURVEYOR'S STATEMENT

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 KEYSTONE PACIFIC BUSINESS PARK, LLC. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I FURTHER STATE THAT ALL THE MONUMENTS SHOWN HEREON WILL BE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED BEFORE SAID SUBDIVISION IMPROVEMENTS ARE ACCEPTED BY THE CITY OF PATTERSON, AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THIS SURVEY TO BE RETRACED.

DATED THIS 6th DAY OF December, 2005.

Sean Harp
SEAN HARP
LICENSE EXPIRES: 12/31/05

L.S. 7823



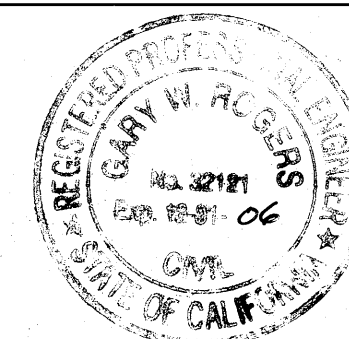
CITY ENGINEER'S STATEMENT

I, GARY W. ROGERS, DO HEREBY STATE THAT I HAVE EXAMINED THIS PARCEL MAP IN PATTERSON, CALIFORNIA; THAT IT IS TECHNICALLY CORRECT, AND THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF; I DO FURTHER STATE THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT, AS AMENDED, AND ALL LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

DATED THIS 15th DAY OF December, 2005

GARY W. ROGERS, CITY ENGINEER

Gary W. Rogers
R.C.E. 22121
REGISTRATION EXPIRES: 12/31/2006



COUNTY RECORDER'S STATEMENT

FILED THIS 21 DAY OF December, 2005,
AT 5:27:40 CLOCK P M. IN BOOK 54 OF PARCEL MAPS
AT PAGE 21, STANISLAUS COUNTY RECORDS, AT THE
REQUEST OF: KEYSTONE PACIFIC BUSINESS PARK, LLC.
INSTRUMENT NO. 05-232859 FEE \$ 14 PAID
LEE LUNDRIGAN

COUNTY RECORDER

BY Lolly Lanier Lolly Lanier
DEPUTY (PRINT)

PARCEL MAP FOR KEYSTONE PACIFIC BUSINESS PARK PHASE 7

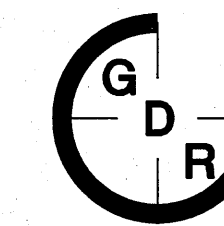
BEING A DIVISION OF THE REMAINDER OF THE
PARCEL MAP FOR KEYSTONE PACIFIC BUSINESS
PARK PHASE 6 FILED IN BOOK 54 OF PARCEL
MAPS, PAGE 17, STANISLAUS COUNTY RECORDS,
LYING IN THE NORTH HALF OF SECTION 26,
TOWNSHIP 5 SOUTH, RANGE 7 EAST, M. D. B. & M.

STANISLAUS COUNTY
CITY OF PATTERSON
JOB NO. 05100

CALIFORNIA
OCTOBER, 2005
SHEET 1 OF 3

54 PM 21

54 PM 21



GDR ENGINEERING, Inc.

ENGINEERING/SURVEYING/PLANNING

3525 MITCHELL ROAD, SUITE G CERES, CA 95307
TELEPHONE: (209) 538-3360 FAX: (209) 538-7370
E-MAIL: gdrngr@gdrngr.com

REFERENCES

- BOOK 27, OF SURVEYS, PAGE 74
- BOOK 48 OF PARCEL MAPS, PAGE 20
- BOOK 32, OF PARCEL MAPS, PAGE 101
- VOL. 422 OFFICIAL RECORDS, PAGE 401
(DECEMBER 15, 1930) - W.S.I.D.
- DOCUMENT NUMBER 2003-0041340
- BOOK 53 OF PARCEL MAPS, PAGE 85
- DRAINAGE EASEMENT, DOCUMENT NUMBER 2005-0121156
- BOOK 53 OF PARCEL MAPS, PAGE 90 (PHASE 5)
- BOOK 54 OF PARCEL MAPS, PAGE 17 (PHASE 6)

GENERAL NOTES

- ALL BEARINGS AND DISTANCES SHOWN ARE MEASURED UNLESS OTHERWISE NOTED.
- ALL DISTANCES AND DIMENSIONS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.
- ALL RECORD INFORMATION IS FROM STANISLAUS COUNTY RECORDS, UNLESS OTHERWISE NOTED.
- ALL INTERIOR LOT CORNERS ARE MONUMENTED WITH A 3/4" (I.D.) X 24" IRON PIPE TAGGED L.S. 7823, UNLESS OTHERWISE NOTED

EASEMENT NOTE

- A BLANKET EASEMENT FOR PUBLIC UTILITIES AND DRAINAGE IS DEDICATED OVER AND ACROSS THOSE PORTION(S) OF PARCELS F-2, F-2A, F-2B, F-2C, F-2D, F-2E & F-2F LOCATED OUTSIDE THE AREA(S) WITHIN THE PHYSICAL BOUNDARY OF ANY BUILDING CONSTRUCTED OR TO BE CONSTRUCTED ON THOSE PARCELS. IN ADDITION, THIS PROPERTY IS SUBJECT TO THOSE PRIVATE EASEMENTS RESERVED BY KEYSTONE PACIFIC BUSINESS PARK, LLC AS DESCRIBED IN SECTION 8 OF THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR KEYSTONE PACIFIC BUSINESS PARK RECORDED AT DOCUMENT NO. 2005-0139961-00, STANISLAUS COUNTY RECORDS (THE "DECLARATION").
- THE ACCESS EASEMENT AREAS SHOWN ARE PRIVATE EASEMENTS RESERVED FOR THE OWNERS OF PARCELS F-2, F-2A, F-2B, F-2C, F-2D, F-2E & F-2F AND EACH IS A "LOT EASEMENT", AS DEFINED IN THE DECLARATION.
- EACH PARCEL DESCRIBED BY THIS PLAT IS CONSIDERED A "LOT" AND THOSE PARCELS, TOGETHER WITH PARCEL NOS. 1, 2 & 3 DESCRIBED IN THAT "PARCEL MAP FOR KEYSTONE PACIFIC PARK PHASE I" RECORDED AT BOOK 53, PAGE 3, STANISLAUS COUNTY RECORDS, ARE CONSIDERED A PART OF THE "FLEX POD I" UNDER THE DECLARATION."

LEGEND

- MONUMENT FOUND, A 3/4" IRON PIPE TAGGED LS 7823 (I), UNLESS OTHERWISE NOTED
- MONUMENT SET, A 3/4" (I.D.) X 24" IRON PIPE TAGGED L.S. 7823
- MONUMENT FOUND, A 3/4" IRON PIPE TAGGED LS 7823, IN MONUMENT WELL (I), UNLESS OTHERWISE NOTED
- I.D. INSIDE DIAMETER
- (M) MEASURED ON THIS SURVEY
- (R) RADIAL BEARING

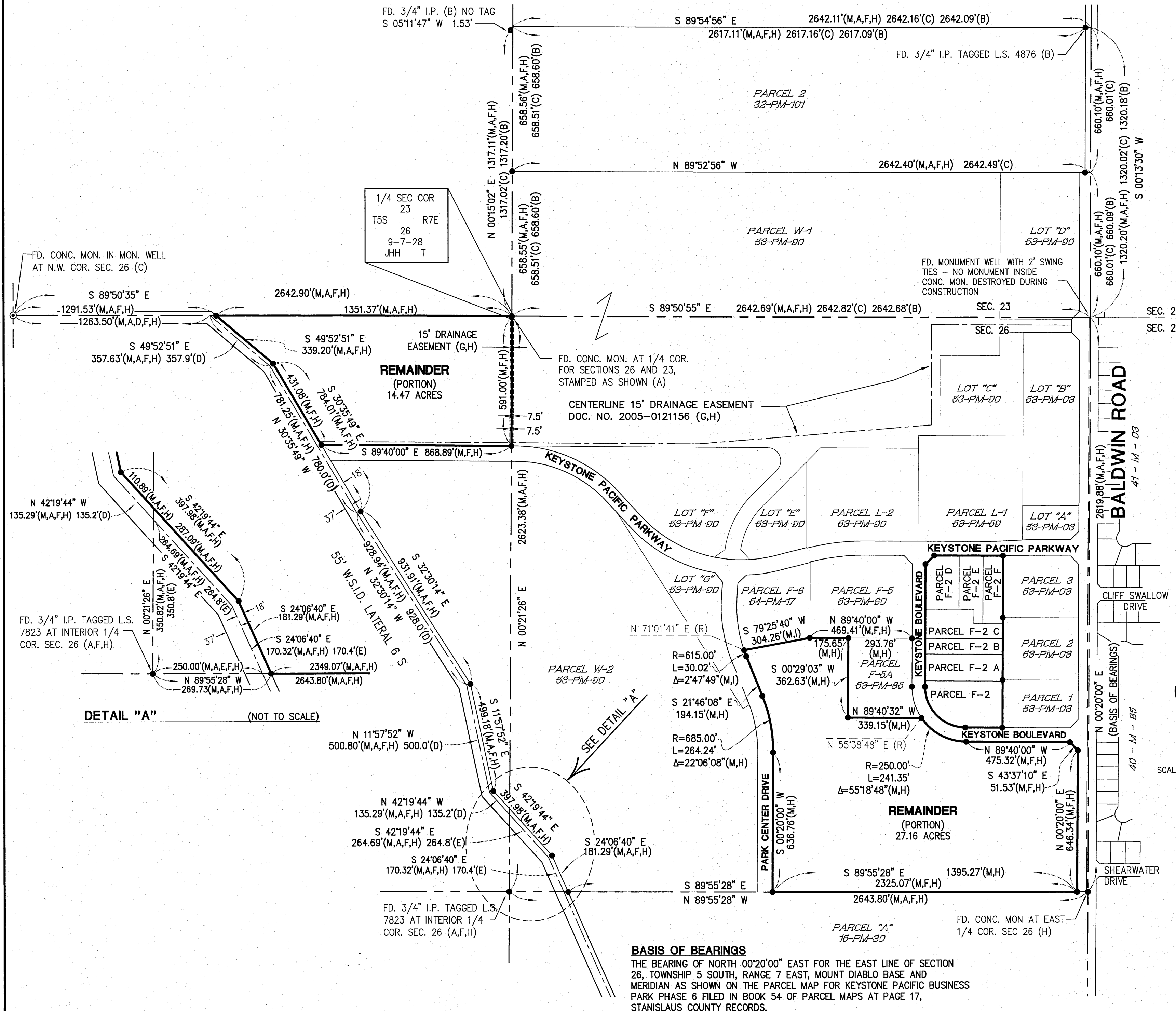
SCALE: 1" = 300'

PARCEL MAP FOR KEYSTONE PACIFIC BUSINESS PARK PHASE 7

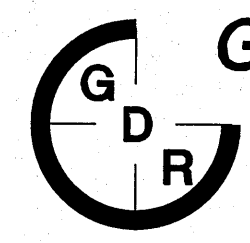
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PARK PHASE 6 FILED IN BOOK 54 OF PARCEL
MAPS, PAGE 17, STANISLAUS COUNTY RECORDS,
LYING IN THE NORTH HALF OF SECTION 26,
TOWNSHIP 5 SOUTH, RANGE 7 EAST, M. D. B. & M.**

STANISLAUS COUNTY
CITY OF PATTERSON
JOB NO. 05100

CALIFORNIA
OCTOBER, 2005
SHEET 2 OF 3



54 PM 21



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- (G) DRAINAGE EASEMENT, DOCUMENT NUMBER 2005-0121156
- (H) BOOK 53 OF PARCEL MAPS, PAGE 90 (PHASE 5)
- (I) BOOK 54 OF PARCEL MAPS, PAGE 17 (PHASE 6)

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LEGEND

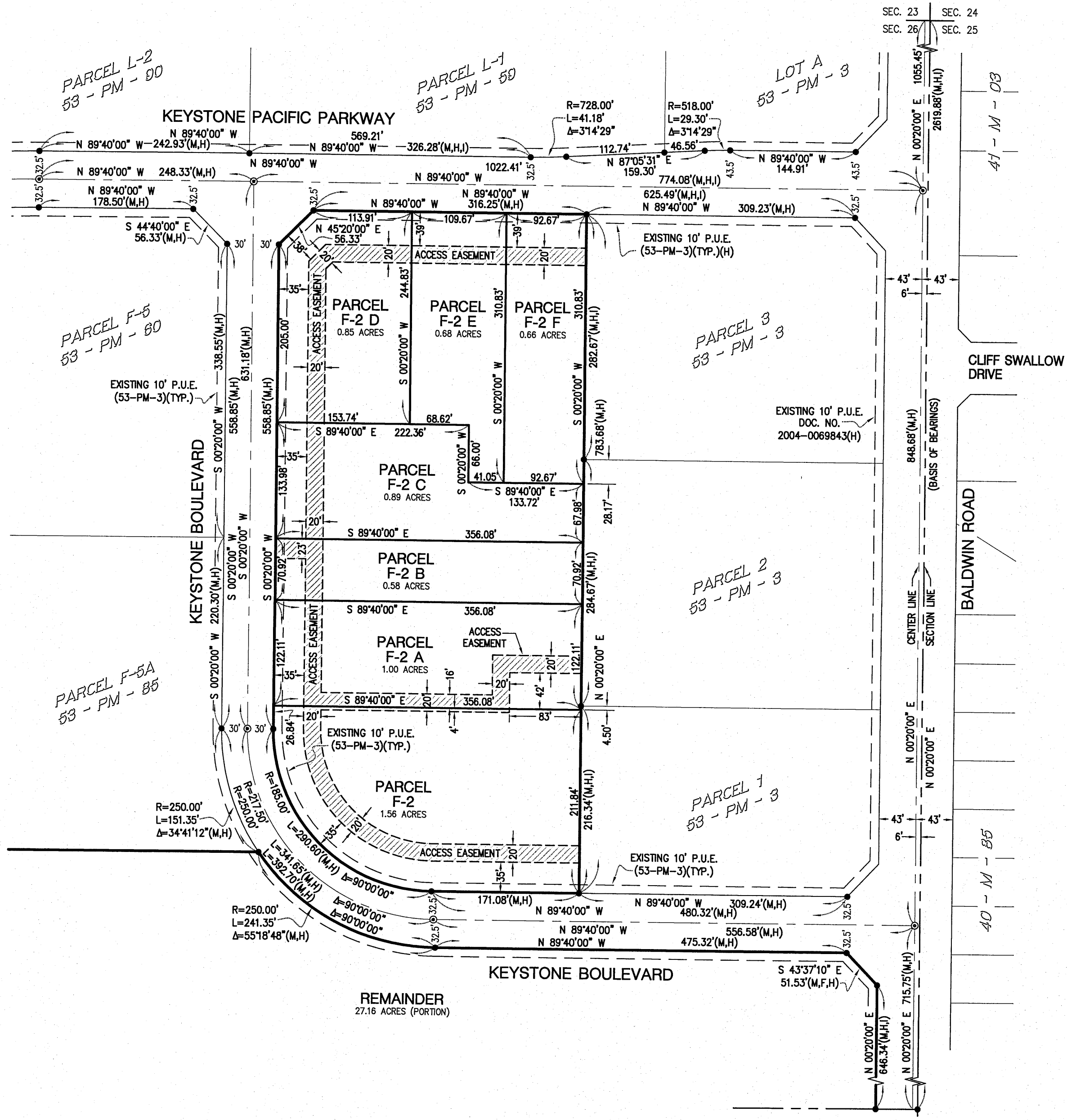
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- ⊙— MONUMENT FOUND, A 3/4" IRON PIPE TAGGED LS 7823, IN MONUMENT WELL (I), UNLESS OTHERWISE NOTED
- I.D. INSIDE DIAMETER
- (M) MEASURED ON THIS SURVEY
- (R) RADIAL BEARING

**PARCEL MAP FOR
KEYSTONE PACIFIC
BUSINESS PARK PHASE 7**

**BEING A DIVISION OF THE REMAINDER OF THE
PARCEL MAP FOR KEYSTONE PACIFIC BUSINESS
PARK PHASE 6 FILED IN BOOK 54 OF PARCEL
MAPS, PAGE 17, STANISLAUS COUNTY RECORDS,
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STANISLAUS COUNTY
CITY OF PATTERSON
JOB NO. 05100

CALIFORNIA
OCTOBER, 2005
SHEET 3 OF 3



SCALE: 1" = 100'

BASIS OF BEARINGS

THE BEARING OF NORTH 00°20'00" EAST FOR THE EAST LINE OF SECTION 26, TOWNSHIP 5 SOUTH, RANGE 7 EAST, MOUNT DIABLO BASE AND MERIDIAN AS SHOWN ON THE PARCEL MAP FOR KEYSTONE PACIFIC BUSINESS PARK PHASE 6 FILED IN BOOK 54 OF PARCEL MAPS AT PAGE 17, STANISLAUS COUNTY RECORDS.