

OWNERS STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE MAP; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID REAL PROPERTY; AND THAT WE HEREBY CONSENT TO THE MAKING OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE AND ALL DEDICATIONS AND OFFERS OF DEDICATION HEREIN.

WE ALSO HEREBY DEDICATE TO PUBLIC USE EASEMENTS FOR ANY AND ALL PUBLIC SERVICE FACILITIES INCLUDING POLES, WIRES, CONDUITS, GAS, WATER, HEAT MAINS, AND ALL APPURTENANCES TO THE ABOVE, UNDER, UPON AND OVER THOSE CERTAIN STRIPS OF LAND DESIGNATED AND DELINEATED AS "P.S.E." (PUBLIC SERVICE EASEMENT). THE ABOVE MENTIONED PUBLIC SERVICE EASEMENTS ARE TO BE KEPT OPEN AND FREE FROM ALL BUILDINGS AND STRUCTURES OF ANY KIND, EXCEPT PUBLIC SERVICE STRUCTURES, IRRIGATION SYSTEMS AND APPURTENANCES THERETO, LAWFUL FENCES AND ALL LAWFUL UNSUPPORTED ROOF OVERHANGS.

WE ALSO HEREBY COVENANT TO THE CITY OF SAN JOSE PURSUANT TO THE CALIFORNIA GOVERNMENT CODE (SECTIONS 65870-65875) AND PART 1 OF CHAPTER 20.110 OF TITLE 20 OF THE SAN JOSE MUNICIPAL CODE THAT AN EASEMENT FOR INGRESS, EGRESS AND EMERGENCY ACCESS PURPOSES IS CREATED UPON THE RECORDING OF THIS MAP, FOR THE BENEFIT OF LOTS 1 THROUGH 3 AND SAID PURPOSES ARE INDICATED ON THE MAP. SAID EASEMENT IS NOT INTENDED FOR THE USE OF THE GENERAL PUBLIC BUT IS INTENDED FOR THE EXCLUSIVE USE OF THE PARCELS BENEFITED. SAID EASEMENT IS TO BE KEPT OPEN AND FREE OF SURFACE STRUCTURES OF ANY KIND. SAID EASEMENT SHALL NOT BE MODIFIED OR RELEASED WITHOUT THE PRIOR APPROVAL OF THE CITY IN THE MANNER REQUIRED BY APPLICABLE LAW.

THERE IS ALSO SHOWN ON HEREON MAP AN EASEMENT FOR WATER LINE PURPOSES UNDER, ON, OR OVER THOSE CERTAIN STRIPS OF LAND DESIGNATED AND DELINEATED AS "PWLE" (PRIVATE WATER LINE EASEMENT). SAID EASEMENTS TO BE KEPT OPEN AND FREE FROM ALL BUILDINGS AND STRUCTURES OF ANY KIND EXCEPT IRRIGATION SYSTEMS AND APPURTENANCES THERETO, LAWFUL FENCES AND ALL LAWFUL UNSUPPORTED ROOF OVERHANGS. SAID EASEMENT IS NOT OFFERED, NOR IS IT ACCEPTED, FOR DEDICATION BY THE CITY OF SAN JOSE.

THERE ARE ALSO SHOWN ON THE HEREON MAP EASEMENTS FOR SANITARY SEWER PURPOSES DESIGNATED AND DELINEATED AS "PSSE" (PRIVATE SANITARY SEWER EASEMENT) FOR THE INSTALLATION AND MAINTENANCE OF PRIVATE SANITARY SEWER FACILITIES. THESE EASEMENTS ARE TO BE KEPT OPEN AND FREE FROM ALL BUILDINGS AND STRUCTURES OF ANY KIND, EXCEPT IRRIGATION SYSTEMS AND APPURTENANCES THERETO, LAWFUL FENCES AND ALL LAWFUL UNSUPPORTED ROOF OVERHANGS. THE MAINTENANCE, REPAIR AND/OR REPLACEMENT OF PRIVATE SANITARY SEWER FACILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE LOT OWNERS BENEFITED, AS DETERMINED BY THE APPROPRIATE COVENANTS, CONDITIONS, AND RESTRICTIONS. SAID EASEMENT IS NOT OFFERED, NOR IS IT ACCEPTED, FOR DEDICATION BY THE CITY OF SAN JOSE.

THERE IS ALSO SHOWN ON THE HEREON MAP, AN EASEMENT FOR SURFACE DRAINAGE RELEASE PURPOSES, DESIGNATED AND DELINEATED AS "PSORE" (PRIVATE SURFACE DRAINAGE RELEASE EASEMENT) FOR SURFACE FLOW OF STORM WATER ON OR OVER THAT CERTAIN STRIP OF LAND WHICH LIES WITHIN LOTS 1 THROUGH 3 FOR THE BENEFIT OF LOTS 1 THROUGH 3. THIS EASEMENT IS TO BE KEPT OPEN AND FREE FROM BUILDINGS AND STRUCTURES OF ANY KIND, EXCEPT IRRIGATION SYSTEMS AND APPURTENANCES THERETO, LAWFUL FENCES AND ALL LAWFUL UNSUPPORTED ROOF OVERHANGS. FURTHER, THE SURFACE ELEVATIONS OF SAID EASEMENT SHALL NOT BE ALTERED WITHOUT THE WRITTEN CONSENT OF PARCEL OWNER BENEFITED. THE MAINTENANCE, REPAIR, AND/OR REPLACEMENT OF PRIVATE SURFACE DRAINAGE RELEASE FACILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE PARCEL OWNER BENEFITED, AS DETERMINED BY THE APPROPRIATE COVENANTS, CONDITIONS, AND RESTRICTIONS. SAID EASEMENT IS NOT OFFERED, NOR IS IT ACCEPTED FOR DEDICATION BY THE CITY OF SAN JOSE.

THE PRIVATE DRIVE CONTAINED WITHIN THIS MAP ARE NOT OFFERED, NOR ACCEPTED FOR DEDICATION FOR PUBLIC STREET PURPOSES.

AS OWNERS:

RONSDALE MANAGEMENT LLC AS TO 50% UNDIVIDED INTEREST  
BY: [Signature]  
NAME: YIN CHAN  
ITS: Managing Member  
AZ CHEMICALS, INC. AS TO 50% UNDIVIDED INTEREST  
BY: [Signature]  
NAME: NGAL MINH MANH  
ITS: PRESIDENT

PARCEL MAP  
A THREE LOT SUBDIVISION

BEING A SUBDIVISION OF LOT 16, AS SHOWN ON THAT CERTAIN MAP ENTITLED "TRACT NO. 34 KEESLING GARDENS" WHICH WAS FILED FOR RECORD ON AUGUST 31, 1935 IN BOOK 1 OF MAPS AT PAGES 18 & 19, SANTA CLARA COUNTY RECORDS AND LYING ENTIRELY WITHIN THE

CITY OF SAN JOSE  
SANTA CLARA COUNTY CALIFORNIA  
FEBRUARY 2012  
CONSISTING OF THREE (3) SHEETS  
**RW** RW ENGINEERING, INC.  
505 ALTAMONT DRIVE  
MILPITAS, CA 95035

ENGINEER'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 YIN CHAN IN SEPTEMBER, 2011. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY; THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN; THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS ON OR BEFORE AUGUST, 2012; AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.



OWNERS ACKNOWLEDGMENT

STATE OF CALIFORNIA } SS.  
COUNTY OF \_\_\_\_\_

ON MARCH 2, 2012, BEFORE ME ERIC JOSEPH GAVIN, A NOTARY PUBLIC, PERSONALLY APPEARED YIN CHAN & NGAL MINH MANH, 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 CAPACITIE(S), 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  
NOTARY'S SIGNATURE [Signature]  
PRINTED NOTARY'S NAME ERIC JOSEPH GAVIN  
NOTARY'S PRINCIPAL PLACE OF BUSINESS SAN JOSE  
NOTARY'S COMMISSION NUMBER 1825775  
EXPIRATION OF NOTARY'S COMMISSION 12-5-12

EASEMENT ACCEPTANCE BY THE DIRECTOR OF PLANNING

PURSUANT TO THE CALIFORNIA GOVERNMENT CODE (SECTIONS 65870-65875) AND PART 1 OF CHAPTER 20.110 OF TITLE 20 OF THE SAN JOSE MUNICIPAL CODE, I HEREBY ACCEPT ON BEHALF OF THE CITY OF SAN JOSE A COVENANT OF EASEMENT SHOWN ON THE HEREIN MAP AND DESCRIBED HEREON. SAID EASEMENT HAS BEEN A CONDITION OF APPROVAL OF TENTATIVE MAP NO. PT07-085.

DATE: 03/07/12  
JOSEPH HORWDEL  
DIRECTOR OF PLANNING  
OF THE CITY OF SAN JOSE, CALIFORNIA  
BY: [Signature]  
DEPUTY

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE HEREON PARCEL MAP, THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF ANY, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT, AS AMENDED, AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

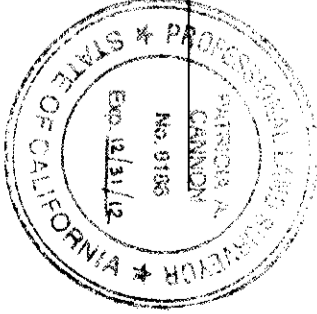
I ALSO HEREBY ACCEPT, ON BEHALF OF THE CITY OF SAN JOSE, THE DEDICATION OF ALL EASEMENTS OFFERED FOR DEDICATION AS SHOWN ON SAID MAP WITHIN THE DISTINCTIVE BORDERLINE.



CITY LAND SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE HEREON SUBDIVISION MAP AND I AM SATISFIED THAT SAID MAP IS TECHNICALLY CORRECT.

DATE: 3/16/2012 Patricia A. Cannon  
PATRICIA A. CANNON, LS 8186  
CITY OF SAN JOSE, CALIFORNIA



COUNTY RECORDER'S STATEMENT

FILE NO. 21634819 FEE \$ 12 PAID, ACCEPTED FOR RECORD AND FILED  
THIS 20th DAY OF APRIL, 2012, AT 1:18 P.M. IN BOOK 852 OF MAPS,  
AT PAGES 6-8, SANTA CLARA COUNTY RECORDS, AT THE REQUEST OF  
Old Republic TITLE COMPANY.

REGINA ALCOMENDRAS, COUNTY RECORDER  
SANTA CLARA COUNTY, CALIFORNIA  
BY: [Signature]  
DEPUTY

NOTE: SOILS AND GEOLOGICAL REPORTS  
A SOIL REPORT AND/OR GEOLOGICAL REPORT ON THIS PROPERTY HAS BEEN PREPARED BY CAPEX ENGINEERING INC., PROJECT NO. 6917, DATED NOVEMBER 6, 2011, A COPY OF WHICH HAS BEEN FILED WITH THE CITY OF SAN JOSE.