

GROSS AREA: 6.100 ACRES
NET AREA: 4.543 ACRES
NUMBERED LOTS: 25

IN THE CITY OF SAN BERNARDINO,
SAN BERNARDINO COUNTY, STATE OF CALIFORNIA

SHEET 1 OF 2 SHEETS

TRACT MAP NO. 20421

BEING A SUBDIVISION OF THE EAST HALF OF LOT 2, BLOCK 85 AND VACATED BELMONT AVENUE AS SHOWN ON MAP OF THE IRVINGTON LAND AND WATER COMPANY'S SUBDIVISION OF A PART OF THE MUSCUPITABE RANCHO, FILED IN BOOK 1, PAGE 32 OF RECORDS OF SURVEY, IN THE OFFICE OF THE RECORDER OF SAID COUNTY.

S.D. ENGINEERING AND ASSOCIATES

DATE OF SURVEY: APRIL, 2021

OWNER'S STATEMENT

WE HEREBY STATE WE ARE ALL AND THE ONLY PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND SUBDIVIDED AS SHOWN ON THIS MAP, AND WE HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS FINAL MAP.

WE HEREBY DEDICATE TO THE CITY OF SAN BERNARDINO FOR STREET AND PUBLIC UTILITY PURPOSES, ROSEMARY LANE, SHEPHERD LANE, BELMONT AVENUE AND OLIVE AVENUE AS SHOWN ON THIS FINAL MAP.

WE ALSO HEREBY RELEASE AND RELINQUISH TO THE CITY OF SAN BERNARDINO ALL RIGHTS OF VEHICULAR INGRESS AND EGRESS FROM LOTS 5, 6, 15, 16 AND 25 OVER AND ACROSS THE EASTERLY LINE OF SAID LOTS ABUTTING OLIVE AVENUE.

WE HEREBY DEDICATE A 5.00 FOOT WIDE EASEMENT TO THE CITY OF SAN BERNARDINO FOR ROAD AND UTILITY PURPOSES IN, UNDER, OVER, THROUGH AND ACROSS LOTS 1 THROUGH 20 INCLUSIVE, SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS FINAL MAP.

INLAND SELF STORAGE MANAGEMENT, A CALIFORNIA CORPORATION

BY: Rene J. Jacober 11/19/23

RENE JACOBER

DATE

NOTARY ACKNOWLEDGMENT

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 SAN BERNARDINO }

ON November 19th 2023 BEFORE ME, Alfred Quevedo Jr., NOTARY PUBLIC,

PERSONALLY APPEARED Rene Jacober, 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

Alfred Quevedo Jr., MY COMMISSION EXPIRES 01/02/2025

SIGNATURE

Alfred Quevedo Jr.

PRINTED NAME

MY COMMISSION NUMBER 2340894

THE COUNTY OF MY PRINCIPAL BUSINESS IS: San Bernardino



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 RENE JACOBER IN APRIL, 2021.

I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR WILL BE SET IN THOSE POSITIONS BY DECEMBER, 2025 AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

Chester F. Ralston
CHESTER F. RALSTON, L.S. 5174

11-3-2023
DATE



SIGNATURE OMISSIONS:

PURSUANT TO THE PROVISIONS OF SECTION 66436 (a)(3)(A)(i)-(viii) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED AS THEIR INTERESTS CANNOT RIPEN INTO FEE.

- JULIUS MEYER 2/3 AND F. H. BARCLAY 1/3, HOLDER OF AN EASEMENT FOR WATER RIGHTS AND RIGHTS OF WAY FOR PIPES AND INCIDENTAL PURPOSES AS SHOWN ON DEED RECORDED JULY 19, 1883 IN BOOK 34, PAGE 196, OF DEEDS. CANNOT DETERMINE LOCATION OF EASEMENT FROM THE DOCUMENT.
- JULIUS MEYER, HOLDER OF AN EASEMENT FOR WATER RIGHTS AND RIGHTS OF WAY FOR PIPES AND INCIDENTAL PURPOSES AS SHOWN ON DEED RECORDED DECEMBER 13, 1883 IN BOOK 36, PAGE 61, OF DEEDS. CANNOT DETERMINE LOCATION OF EASEMENT FROM THE DOCUMENT.
- F.H. BARCLAY, HOLDER OF AN EASEMENT FOR WATER RIGHTS AND RIGHTS OF WAY FOR PIPES AND INCIDENTAL PURPOSES AS SHOWN ON DEED RECORDED DECEMBER 20, 1883 IN BOOK 35, PAGE 458, OF DEEDS. CANNOT DETERMINE LOCATION OF EASEMENT FROM THE DOCUMENT.
- H.A. BARCLAY AND ROBERT N.C. WILSON, HOLDER OF 1/2 INTEREST IN AN EASEMENT FOR WATER RIGHTS AND RIGHTS OF WAY FOR PIPES AND INCIDENTAL PURPOSES AS SHOWN ON DEED RECORDED JUNE 9, 1884 IN BOOK 36, PAGE 87, OF DEEDS. CANNOT DETERMINE LOCATION OF EASEMENT FROM THE DOCUMENT.
- ROBERT L. HAMMOCK AND ANITA C. HAMMOCK, HOLDER OF AN EASEMENT FOR THE RIGHT TO BUILD AND MAINTAIN DRAINAGE, SEWER, WATER, ELECTRICAL, TELEPHONE, AND OTHER INCIDENTAL PURPOSES AS SHOWN ON A DEED RECORDED MARCH 12, 1981 AS INSTRUMENT NO. 1981-052834, OFFICIAL RECORDS.

BASIS OF BEARINGS

BASIS OF BEARINGS WAS TAKEN FROM THE CENTERLINE OF PALM AVENUE SHOWN AS N.27°35'47"E. PER TRACT MAP NO. 16457, ON FILE IN M.B., 308, PAGES 19-22, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND THAT THE SUBDIVISION HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED REVISIONS THERETO, AND THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

Susan J. Pan 6-6-2024
SUSAN J. PAN, REG. 42754, Azzam Jabsheh, REG. 61198
ACTING DEPUTY PUBLIC WORKS DIRECTOR/CITY ENGINEER
CITY OF SAN BERNARDINO



CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND THAT IT CONFORMS WITH MAPPING PROVISIONS OF THE SUBDIVISION MAP ACT AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

David W. Krommenhoek 2/07/24
DAVID W. KROMMENHOEK, PLS 9455
CONTRACT CITY SURVEYOR
CITY OF SAN BERNARDINO



CITY COUNCIL'S CERTIFICATE

I HEREBY CERTIFY THAT THE MAYOR AND COMMON COUNCIL OF THE CITY OF SAN BERNARDINO BY RESOLUTION ADOPTED ON THE _____ DAY OF _____, 20____, APPROVED THIS MAP AND ACCEPTED ALL EASEMENTS AS DEDICATED TO THE CITY OF SAN BERNARDINO, AND DID ALSO ACCEPT ON BEHALF OF THE CITY OF SAN BERNARDINO VEHICULAR ACCESS RIGHTS ALONG OLIVE AVENUE, EXCEPT AT APPROVED LOCATIONS.

HELEN TRAN, MAYOR
CITY OF SAN BERNARDINO

GENOVEVA ROCHA, CMC
CITY OF SAN BERNARDINO

AUDITOR-CONTROLLER/TREASURER/TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THE OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN UPON THIS MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE, ESTIMATED TO BE \$ 2,400

ENSEN MASON, AUDITOR-CONTROLLER/TREASURER/TAX COLLECTOR
SAN BERNARDINO COUNTY

BY: Paula A. 1/9/2024
DEPUTY
DATE

BOARD OF SUPERVISOR'S CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 8,400 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, CONDITIONED UPON PAYMENT OF ALL TAXES (STATE, COUNTY, MUNICIPAL OR LOCAL) AND ALL SPECIAL ASSESSMENTS, COLLECTED AS TAXES, WHICH AT THE TIME OF THE FILING OF THIS MAP WITH THE SAN BERNARDINO COUNTY ASSESSOR-RECORDER, THE SUBDIVIDER HAS FILED WITH ME A CERTIFICATE BY THE PROPER OFFICER GIVING HIS ESTIMATE OF THE AMOUNT OF SAID TAXES AND SPECIAL ASSESSMENTS, AND SAID BOND IS HEREBY ACCEPTED.

LYNNA MONELL, CLERK OF THE BOARD OF SUPERVISORS
SAN BERNARDINO COUNTY

BY: Paula A. 1/9/2024
DEPUTY
DATE

SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE

THIS MAP HAS BEEN FILED UNDER DOCUMENT NUMBER _____ THIS _____ DAY OF _____, 20____, AT _____ M. IN BOOK _____ OF MAPS AT PAGES _____, AT THE REQUEST OF _____ IN THE AMOUNT OF \$ _____

CHRIS WILHITE
ASSESSOR-RECORDER/CLERK
SAN BERNARDINO COUNTY

BY: _____
DEPUTY RECORDER

SHEET 2 OF 2 SHEETS

BEING A SUBDIVISION OF THE EAST HALF OF LOT 2, BLOCK 85 AND VACATED BELMONT AVENUE AS SHOWN ON MAP OF THE IRVINGTON LAND AND WATER COMPANY'S SUBDIVISION OF A PART OF THE MUSCUPITABE RANCHO, FILED IN BOOK 1, PAGE 32 OF RECORDS OF SURVEY, IN THE OFFICE OF THE RECORDER OF SAID COUNTY.

DATE OF SURVEY: APRIL, 2021

TRACT 10455
M.B. 150/53-55



LINE DATA		
NO.	BEARING	LENGTH
L1	N 62°19'28"W	5.02'
L2	N 62°19'28"W	5.05'
L3	N 62°19'28"W	5.07'
L4	N 17°18'46"W	28.22'
L5	N 72°41'09"E	37.78'
L6	N 17°18'51"W	37.79'
L7	N 62°26'33"W	17.45'
L8	N 62°26'33"W	21.16'
L9	N 59°07'03"E	11.74'
L10	N 62°26'24"W	20.00'
L11	N 27°49'54"E	20.00'

1. BASIS OF FINDINGS WAS TAKEN FROM THE CENTERLINE OF PALM AVENUE SHOWN AS N 27° 35' 47"E, PER TRACT MAP NO. 16457, ON FILE IN M.B. 306, PAGES 19-22; RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.
2. ● INDICATES FOUND MONUMENT AS NOTED
3. ○ INDICATES SET 1" x 30" I.P. W/ BRASS TAG STAMPED LS 5174, 12" BELOW FINISH GRADE UNLESS OTHERWISE NOTED. CENTERLINE MONUMENTS ARE SET FLUSH WITH FINISH SURFACE.

SET NAIL & BRASS TAG LS 5174 IN TOP OF CURB AT PROLONGATION OF SIDE LOT LINES, IN LIEU OF FRONT LOT CORNERS.

SET NAIL & BRASS TAG LS 5174 ON TOP OF CONCRETE BLOCK WALL, AT THE INTERSECTION OF THE SIDE LOT LINES AND THE REAR LOT LINES.
4. △ INDICATES SET 2" x 30" I.P. W/ BRASS TAG STAMPED LS 5174, 12" BELOW FINISH GRADE.
5. () INDICATES RECORD AND MEASURED DATA PER TRACT NO. 16457, MB 306/19-22.
6. [] INDICATES RECORD AND MEASURED DATA PER TRACT NO. 11038, MB 170/91-93.
7. { } INDICATES RECORD AND MEASURED DATA PER PARCEL MAP 3560, PMB 33/94
8. ///// INDICATES NON-VEHICULAR ACCESS.