

FILED FOR RECORD
This day of June 1979
At M.
In Book 34 of PARCEL MAPS Page 34
At request of Richard A. Flecker
Dwayne E. Lilly Co. Recorder

By Deputy
Fee
Inst. No 1979-

20. 21. 28. 29. 253.44 Calg. 100' 60' OAKLE WATERFORD S.P.R.R. HWY. EL POMAR AVE. 1800.41' N.89°-55'E. Section Line Basis of Bearings. In fence line old unidentified 3/4" pipe is South 4.3' & East 0.8'

LOT 48

1972-9598 2495-OR 885 refers to East line of Lot 48.

373' D & Meas. 1955-4024 1269 OR 233. 1.636 Ac.

Not a part of this Parcel Map.

191' D.

N.W. Cor. Lot 49

860' R. 860.00'

373.00'

10' Road Widening

350.00'

Over pipe East 2.25' from fence.

West 1.2' from fence

SEE NOTE IN LEGEND.

2674.60'

PLEASANT

2634.78' 2634.60'

2613' R.

Fd. 4" w/ nail by Co. Survey 879 by 1/2" Pipe

20' 20'

27.

28.

27.

Fd. Conc. Men. in Men. Box.

20' 20'

20' 20'

20' 20'

20' 20'

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20' 20'

20' 20'

We the undersigned owners of the land shown on this map do hereby consent to the preparation and recording of the same, and offer for dedication the ten foot road dedication and irrigation and drainage easements as shown.

Richard A. Flecker Ethel A. Flecker

State of California ss
County of Stanislaus ss
On 5-31-79 before me a Notary Public in and for said county and state personally appeared

RICHARD A. FLECKER
known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

My Commission expires
MAY 17 1981

Notary Public.



This is to certify that the 10.00' road dedication on El Pomar Ave. offered for dedication as shown on this map is hereby accepted by the Board of Supervisors of Stanislaus County on behalf of the public for public use.

Lloyd R. Brouillard
Clerk of the Board of Supervisors

By Date 6-12-79

PARCEL MAP

BEING A DIVISION OF LOT 49 OF WATERFORD
COL. SUBD. NO 1 IN SEC. 28 T.3 S., R.11 E., M.D.B.&M.

SCALE: 1"=100'

MARCH, 1979

This map was prepared by me and is based on a field survey in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of RICHARD A. FLECKER. I hereby state that this Parcel Map substantially conforms to the conditionally approved tentative map.

Oliver E. Deatsch, Reg. Civil Engr. 6693

County File No. 5806

This map conforms to the requirements of the Subdivision Map Act and local ordinance.
R.G. Barhite County Surveyor.

By Deputy Date June 13, 1979

Many procedures normal and necessary to the operation of agricultural uses, such as field crops, vineyards, orchards, dairy and poultry farms and feed lots result in noise, odor, dust, spraying, irrigation or other detrimental effects to residential use of adjacent properties. All persons purchasing lots within the confines of this approved map for the purpose of establishing a residence should investigate the likelihood of such conflicts.