

Owner's Statement

WE HEREBY STATE THAT we are all of the parties having any record title interest in the subdivided real property shown within the distinctive borderline on this map, and we hereby consent to the preparation and recordation of this map and all dedications and offers of dedication therein.

WE HEREBY OFFER TO DEDICATE IN FEE:

All streets and portions of streets not previously existing designated as "Area of Dedication" on the map within said subdivision, and also dedicate to public use easements for any and all public uses under, upon and over said streets and said portion thereof.

WE HEREBY OFFER TO DEDICATE AS AN EASEMENT:

Easements for construction, maintenance and access to any and all public service facilities including poles, wires, conduits, storm sewers, sanitary sewers and gas, water and heat mains and all public utilities and services and all appurtenances under, on, or over those certain strips of land designated as Public Service Easement ("P.S.E."). That said easements shall be kept open and free from buildings and structures of any kind except public service structures, irrigation systems and appurtenances thereto, lawful fences and all lawful overhangs.

OWNER: WOO EQUITY LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, OR ITS ASSIGNEE

BY: \_\_\_\_\_  
Stanley K. Woo  
Manager

NOTE:  
THIS MAP IS FOR CONDOMINIUM PURPOSES.

OWNER'S 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 Santa Clara) SS

On \_\_\_\_\_, 20\_\_\_\_ before me, \_\_\_\_\_, a Notary Public, personally appeared \_\_\_\_\_, 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 persons(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 \_\_\_\_\_

Printed Notary's Name \_\_\_\_\_

Notary's Principal Place of Business: \_\_\_\_\_

Notary Commission Number: \_\_\_\_\_

Expiration of Notary's Commission: \_\_\_\_\_

NOTE:  
THIS MAP IS FOR CONDOMINIUM PURPOSES.

Signatures Omitted:

In accordance with Section 66436(a)(3)(A)(i-viii) of the Subdivision Map Act, signatures of parties owning the following interest, which cannot ripen into a Fee, have been omitted.

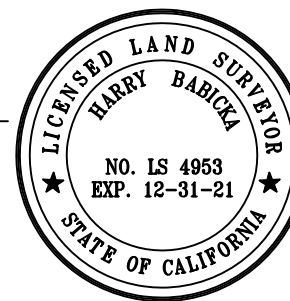
- 1) Water Rights per Document recorded June 7, 1876, in Book 41, Page 313 of Deeds, Official Records of Santa Clara County Records.
- 2) Sewerage pipe per Document recorded September 06, 1949, in Book 1842, Page 104, Official Records of Santa Clara County Records.

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 Cornerstone Title Company on March 2020. I hereby state that all the monuments are of the character and occupy the positions indicated or that they will be set in those positions before May 31, 2021, and that the monuments are, or will be sufficient to enable the survey to be retraced, and that this parcel map substantially conforms to the approved or conditionally approved tentative map.

\_\_\_\_\_  
Harry Babicka, LS 4953  
Registration Expires: 12-31-2021

DATE



TOWN ENGINEER'S STATEMENT

I hereby state that I have examined this map, the subdivision as shown is substantially the same as it appeared on the tentative map and any approved alterations thereof, that all provisions of the Subdivision Map Act and local ordinances applicable at the time of approval of the tentative map have been complied with. Pursuant to Section 66441.1 of the Government Code, certain off-site and on-site improvements are required to be installed as a Condition of Approval of preceding applications S-16-070 and M-16-009, approved by the Planning Commission of the Town of Los Gatos on June 14, 2017.

\_\_\_\_\_  
WooJae Kim  
R.C.E. No. 59532  
Registration Expires 12-31-2021

DATE

SOILS AND GEOLOGICAL REPORT

A soils and/or geotechnical report on this property has been prepared by Redwood Geotechnical Engineering, Inc., dated July 2017, a copy of which has been filed with the Town of Los Gatos.

# PARCEL MAP

A PARCEL OF LAND DESCRIBED AS ADJUSTED PARCEL 1 IN THAT CERTAIN CERTIFICATE OF LOT LINE ADJUSTMENT RECORDED FEBRUARY 4, 2019, AS DOCUMENT NUMBER 24109913, OFFICIAL RECORDS OF SANTA CLARA COUNTY, SITUATED IN THE RANCHO RINCONADA DE LOS GATOS

TOWN OF LOS GATOS  
SANTA CLARA COUNTY, CALIFORNIA  
JULY, 2021

**WESTFALL ENGINEERS, INC.**  
14583 BIG BASIN WAY, SARATOGA, CA 95070

TOWN SURVEYOR'S STATEMENT

I hereby state that I have examined this map, and I am satisfied that said map is technically correct in accordance with Section 66442 of the Government Code (Subdivision Map Act).

\_\_\_\_\_  
Dean A. Jurado, Acting Town Surveyor  
L.S. No.: 9032  
Registration Expires: 9/30/2021

DATE

STATEMENT OF THE COUNCIL OF THE TOWN OF LOS GATOS

It is ordered that the Parcel Map is hereby approved, that all streets, road, easement and other parcels of land shown upon said map and thereon offered for dedication are hereby accepted for the purposes for which they are offered.

I hereby state that the foregoing order was adopted by the Town Council of the Town of Los Gatos, California, at a meeting held on the \_\_\_\_\_ day of \_\_\_\_\_, 2021 by Resolution No. \_\_\_\_\_.

\_\_\_\_\_  
Town Clerk  
Town of Los Gatos

DATE

COUNTY RECORDER'S STATEMENT

Filed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_ A.M./P.M., in Book \_\_\_\_\_ of Maps, at Pages \_\_\_\_\_ and \_\_\_\_\_ Santa Clara County Records, at the request of Chicago Title Company.

File No. \_\_\_\_\_ Regina Alcomendras, County Clerk-Recorder  
Santa Clara County, California

Fee: \$ \_\_\_\_\_ By: \_\_\_\_\_  
Deputy

# PARCEL MAP

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TOWN OF LOS GATOS  
SANTA CLARA COUNTY, CALIFORNIA

SCALE: 1"=40' JULY, 2021

**WESTFALL ENGINEERS, INC.**  
14583 BIG BASIN WAY, SARATOGA, CA 95070

- NOTES:**
1. THE NET AREA WITHIN DISTINCTIVE BORDER IS 15343 SQUARE FEET.
  2. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.
  3. DATE OF SURVEY: JANUARY 2020
  4. SEWERAGE PIPE EASEMENT 1842 OR 104 IS BEING ELIMINATED
  5. SAN JOSE WATER COMPANY EASEMENT BOOK 41 OF DEEDS PAGE 104 RECORDED JUNE 7, 1876 CANNOT BE PLOTTED, LOCATION NOT DISCLOSED

**LEGEND:**

PROPERTY LINE-DISTINCTIVE BORDER	---
DEDICATED PER THIS MAP EASEMENT LINE	---
SANITARY SEWER EASEMENT	---
EXISTING RIGHT-OF-WAY CENTERLINE	---
PUBLIC SERVICE EASEMENT	P.S.E.
FOUND MONUMENT AS NOTED	●
SET 3/4" I.P. L.S. 4953, UNLESS OTHERWISE NOTED	○
EXISTING FACE OF CURB	---
RECORD DATA, REFERENCE	( ) (1)
MEASURED AND RECORD	M&(R)
CERTIFICATE OF LOT LINE ADJUSTMENT	C.L.L.A.
DOCUMENT NUMBER	DN
TOTAL	(T)

- REFERENCES:**
- (1) TRACT NO. 6737, BOOK 475, MAPS, PAGE 13-15
  - (2) PARCEL MAP, BOOK 763, MAPS, PAGE 33
  - (3) ROS 142 MAPS 6
  - (4) DEED DOCUMENT NO.23953734
  - (5) C.L.L.A. DOCUMENT NO.24109913

**BASIS OF BEARINGS**

BASIS OF BEARINGS FOR THIS MAP IS THE CENTER LINE OF FORREST AVENUE AS BASED UPON A CURB SPLIT WHICH BEARS NORTH 20 DEGREES 45 MINUTES EAST AS SHOWN UPON THAT CERTAIN PARCEL MAP RECORDED IN BOOK 763 OF MAPS AT PAGE 32, SANTA CLARA COUNTY RECORDS.

**BOUNDARY NOTES**

FOLLOWING THE CURB SPLIT ON FORREST AVENUE AND ALSO FOLLOWING THE RECORD BEARINGS AND DISTANCES AS SHOWN ON TRACT 6737, STARTING AT FOUND 3/4" IP OPEN (1), AS SHOWN, RESULTS IN DIMENSION 411.60' BETWEEN THE POINT OF INTERSECTION OF ROBERTS AVENUE THUS ESTABLISHED AND THE FOUND IRON BAR ON FORREST AVENUE.

