RE SUBDIVISION - COLONIA - VIRGINIA - TRACT.
SHEET No 1

RESUBDIVISION OF THE
COLONIA VIRGINIA TRACT

IN THE COUNTY OF VENTURA

As per map recorded in Book 19 Page 29 Miscellaneous Records (Maps) Ventura County. California.

BEING A PORTION OF THE NORTH ONE HALF OF SECTION THREE

T. 2. N., R. 19. W, S.B.M., BEING ALSO A PART OF

TRACT "J" RANCHO SIMI.,

AS RECORDED IN BOOK 3 PAGE 7 MISCELLANEOUS RECORDS OF VENTURA COUNTY CALIFORNIA

Scale: - 1" = 100 feet.

STATE OF CALIFORNIA } ss.
COUNTY OF LOS ANGELES.

On this 16th day of February in the year one thousand nine hundred and twenty eight before me H. S. Ross a notary public in and for said county of Los Angeles. State of California. residing therein duly commissioned and sworn, personally appeared, W. L. Percey known to me to be the Vice President, and J. F. Burke known to me to be the Asst. Secretary, of the SOUTHERN CALIFORNIA EDISON COMPANY the corporation that executed the Certificate hereon. known to me to be the persons who executed the Certificate hereon on behalf of the corporation therein named and acknowledged to me that such corporation executed the same.
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in said county the day and year in this certificate first above written.
My commission expires Jan. 28. 1932.

H. S. Ross
Notary Public in and for Los Angeles. County California

STATE OF CALIFORNIA } SS.
COUNTY OF LOS ANGELES.

On this 18th day of May In the year one thousand nine hundred and twenty eight. before me. E. R. Albright a notary public in and for said county of Los Angeles. State of California, residing therein duly commissioned and sworn personally appeared. Guy W. Vandergrift, Jessie B. Vandergrift, his wife, and A. ROBLES (single man) known to me to be the persons whose names are subscribed to the within and annexed instrument, and acknowledged to me that they executed the same.
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

E. R. Albright
My commission expires 12-19-1931. Notary Public in and for Los Angeles. County. State of California

STATE OF CALIFORNIA } SS.
COUNTY OF

On this ..... day of ..... In the year one thousand nine hundred and twenty eight before me, ... a notary public in and for said county of ..... State of California, residing therein. duly commissioned and sworn, personally appeared ..... single man) known to me to be the person whose name is subscribed to the within and annexed instrument and acknowledged to me that he executed the same.
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

My commission expires ..... Notary Public in and for ..... County. State of California

STATE OF CALIFORNIA } SS.
COUNTY OF Los Angeles

On this 18th day of May In the year one thousand nine hundred and twenty eight before me, E. R. Albright a notary public in and for said county of Los Angeles State of California, residing therein duly commissioned and sworn personally appeared PERCY L. WICKS known to me to be the person whose name is subscribed to the within and annexed instrument and acknowledged to me that he executed the same.
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

E. R. Albright
My commission expires 12. 19. 31. Notary Public in and for Los Angeles County. State of California

The undersigned hereby certify that they are interested in the title to the land included within the subdivision shown on the annexed map, and that their consent is necessary to pass a clear title thereto: that they consent to the making of said map and Subdivision as shown within the colored border line, and the dedication to the public use of all Avenues. Avenida shown on said map within said subdivision.

SOUTHERN CALIFORNIA EDISON COMPANY

W. L. Percey
VICE PRESIDENT.

J. F. Burke
ASST SECRETARY.

W. M. REESE, County Assessor of the county of Ventura. State of California, certifies: that the tract of land shown upon the map, to which this certificate is attached entitled "RESUBDIVISION OF THE COLONIA VIRGINIA TRACT" is situated within the county of Ventura State of California and that no part thereof lies within the limits of an incorporated city or town nor within three miles of the exterior boundary of any incorporated city or town.

That he has carefully examined each and every lot shown upon said map, as to its value for residence or commercial uses, and hereby suggests and recommends to the "BOARD OF SUPERVISORS" of the County of Ventura, State of California, that such Board of Supervisors approve same,
WITNESS my hand this ..... day of June 1928.

W. M. Reese By M. Dally Dep.
County Assessor of the county of Ventura. State of California.

I GEORGE J. LITTLE, County tax Collector, for the County of Ventura, State of California, hereby certify that the taxes on the tract of land to which this certificate is attached known as "RESUBDIVISION OF THE COLONIA VIRGINIA TRACT" have, been paid for the fiscal year 1927-1928
WITNESS my hand and official seal this 6th day of June 1928.

George J. Little
County Tax Collector. Ventura County. State of California.

THIS MAP or plat upon which is delineated certain real property subdivided into lots. being presented to the "BOARD OF SUPERVISORS" of Ventura County State of California, by Guy W. Vandergrift, Jessie B. Vandergrift his wife and A. Robles (single man) at a regular meeting of said Board, on the 6th day of June 1928. the said Board of Supervisors" hereby authorizes that said map be recorded in the office of the County Recorder of Ventura County. State of California,
IN WITNESS WHEREOF the said Board of Supervisors has at its order. caused this endorsement hereon to be signed by the Chairman, and attested by the clerk of said Board of Supervisors and the seal of said Board of Supervisors to be hereunto affixed.

Attest: L. E. Hallowell
County Clerk and ex officio Clerk of the Board of Supervisors of Ventura County State of California.

J. Glasbrenner
Chairman of the Board of Supervisors. of Ventura County. State of California.

STATE OF CALIFORNIA } ss.
COUNTY OF Los Angeles. } On this 19th day of March In the year one thousand nine hundred and twenty eight before me, Walter P. Farrell a Notary Public in and for said Los Angeles County. State of California. residing therein, duly commissioned and sworn, personally appeared, L. P. St. Clair known to me to be the Vice President and John Mc Peak, known to me to be the Secretary of UNION OIL COMPANY OF CALIFORNIA the corporation that executed the Certificate hereon, known to me to be the persons who executed the Certificate hereon on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in said County, the day and year in this certificate first above written.

Walter P. Farrell
My commission expires ..... Notary Public in and for Los Angeles County State of California

I, L. E. Hallowell clerk of the County of Ventura. State of California do hereby certify that a Bond for $ 200.00 two hundred dollars has been posted for payment of taxes against the land delineated on the within map for the fiscal year 1928-1929
IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal this 6th day of June 1928

L. E. Hallowell
County Clerk. County of Ventura. State of California.

We hereby certify that we are the owners of or interested in the land included within the Subdivision shown on the annexed map and that we are the only persons whose consent is necessary to pass a clear title to said land and we consent to the making of said map and Subdivision as shown within the colored border line and hereby dedicate to the public use all the Avenues, Avenida. shown on said map within said subdivision.

Guy W. Vandergrift
Jessie B. Vandergrift
A. Robles

SOUTHERN CALIFORNIA EDISON COMPANY OF CALIFORNIA
See affidavit left
UNION OIL COMPANY OF CALIFORNIA
See affidavit below

The undersigned UNION OIL COMPANY OF CALIFORNIA, owner of the mineral rights with the right of entry in the land included within the subdivision shown on the annexed map, subject to and reserving the right without procuring franchise therefor to lay, construct, maintain, operate, repair, renew and remove pipe lines for the transportation of oil, gas, water and other substances, and a pole line for telephone, telegraph or electric power purposes in, under, across and along public highways, shown on said annexed map, hereby consents to the making of such map and subdivision shown within the colored border lines, and to the dedication of the highways shown on said map.

UNION OIL COMPANY OF CALIFORNIA
By ..... VICE-PRESIDENT
By John McPeak SECRETARY

I, R. N. Haydon Auditor of the County of Ventura. State of California, do hereby certify that there are no liens for unpaid State or County taxes, against any of the land delineated on this map, except taxes not yet payable.
In Witness Whereof, I have hereunto set my hand and affixed my official seal this 6th day of June 1928. A.D.

County Auditor. County of Ventura, State of California.

I Charles W. Petit. County Surveyor of the County of Ventura. State of California, hereby certify that the tract of land shown upon the map to which this certificate is attached, entitled "RESUBDIVISION OF THE COLONIA VIRGINIA TRACT." is situated within the County of Ventura, State of California; and that no part thereof lies within the limits of an incorporated City or Town, nor within three miles of the exterior boundary of an incorporated City or Town; That he has carefully examined each and every lot shown on said map. as to its value for residence or commercial uses, and hereby suggests and recommends to the "BOARD OF SUPERVISORS" of the County of Ventura, State of California, that such Board of Supervisors approve the same.
Witness my hand this 6th day of June 1928. A. D.

Charles W. Petit
County Surveyor of the County of Ventura. State of California.

RECORDED AT REQUEST OF GEO. FITZGERALD, JUNE 13, 1928.
AT 25 MIN. PAST ... O'CLOCK ...
RECORDS (MAPS), ... PAGE ... OF ...
R. N. HAYDON, RECORDER.
BY M. Cagnacci DEPUTY

RESUBDIVISION · COLONIA-VIRGINIA-TRACT
SHEET No 2

STATE OF CALIFORNIA } ss.
COUNTY OF LOS ANGELES }

I, P.L. Patterson hereby certify that I am a civil engineer and that this map consisting of two sheets correctly represents a survey made under my supervision June 1 to 3 inclusive 1925 and that all of the monuments shown hereon actually exist and their positions are correctly shown.

P.L. Patterson

Sworn and Subscribed to before me, this 24th day of February 1928.

Mary B. Mueller

Notary Public in and for Los Angeles County State of California

My commission expires, May 23, 1931

"For Percy L. Wicks," as follows:—
Subject to rights as deeded to Percy L. Wicks by deed from Ida T. Ellison recorded in book 145 of deeds, page 421, Records of Ventura County, California, all of which rights are hereby reserved.

Percy L Wicks

Percy Howland

Basis of Bearings taken from County Road Map of Los Angeles Avenue, Saticoy to County Line. No. 13093, Sheet No. 21 S 89°21' E

Scale: 1" = 100 Feet.

1099.35' to old 3"x3" stake at N.W. Cor. of Sec. 3, T. 2 N., R. 19 W.

West 530'

Set 2" I.P.

N. 0° 04' 40" W. 726.94'

N. 7° 19' 25" E. 487.0

Not a part of this Subdivision.

Set 2" I.P. 171.62' N. 80° 49' 50" W. Set 2" I.P. 432.9

N. 82° 50' 30" E. 326.40

172.43

258.35' N. 24° 51' 15" E.

207.41' N. 7° 35' 40" E.

197.74' S. 7° 35' 40" W.

℄ of Easement of Southern California Edison Co's Transmission Line

S. 83° 38' 20" E. 2083.15

295.32' N. 59° 54' 30" W. 723.61'

120'

180.14' N. 18° 57' E.

190.89' N. 41° 04' 30" E.

N. 27° 11' 30" E. 214.12'

190'

80'

Set 2" I.P. N. 89° 21' W. 507.51' Set 2" I.P.

140' 110' 130' 59.38' 68.13'

R=375 L=135.59' Δ=20° 43' 02"

N. 87° 17' 30" W. 166.90' 58.05

182.77' N. 88° 25' E.

Δ=9° 10' 40" R=425' 68.08' 40.06' L=524.02'

Δ=29° 15' 18" Δ=43° 50' L=217.0' L=325.14'

R=375 Δ=43° 50' L=286.83

S. 87° 17' 30" E. 166.90'

R=825 Δ=4° 47' 30" N 88° 25 E 182.77 Δ=5° 10' 40"

S. 47° 45' E. 372.5'

Set 2"x2" Stake. Set 2"x2" Set 2"x2"

N. 39° 45' E. 187.12' 65.41' 66.63' 55.63'

N. 7° 35' 40" E. 157.38' 66 67 69 71 73 75 77 79 81 83 85 86 87

N. 25° 15' E. 166.64' 164.67' 155.58' 146.50' 137.41' 125.24' 113.98' 102.57' 91.30' 78.78' 56.78'

N. 33° 45' E. 168.84' 157.77' 48.42' 50.82' 50.82' 50.82' 50.82' 50.82' 50.82' 50.82' 50.82' 50.82' 50.82'

N. 42° 15' E. 30.82' 31.10'

N. 50° 45' E. 168.84' 155.77' 145.84' 139.91' 129.98' 121.68' 102.09' 82.21' 72.84' 56.78' 38.92' 7.78'

N. 58° 45' E. 45.52' 49.84' 49.84' 49.84' 54.62' 50.15' 53.39' 81.16' 110' 150' 107.78'

Set 2"x2" Stake. Set 2"x2" Set 2"x2" Set 2"x2"