MAP OF

TRACT NO. 1260-3

BELWOOD ESTATES

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

BEING A SUBDIVISION OF LOTS 14 TO 28, INCLUSIVE 56, 57 AND PORTION OF LOTS 12, 13, 29, 52, 53, 54, 55, 58, 59, 60, 63, 64, 65, 66, F, G, AND N1 AND N2 OF KADOTA FIG FARMS SUBDIVISION NUMBER 6 PER MAP RECORDED IN BOOK 19, PAGES 39 TO 42, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) AND A PORTION OF PARCEL "A" SEC. 6 T 2 N R 17 W SUBDIVISION NO. 3 OF SIMI LAND AND WATER COMPANY, RANCHO SIMI 5 M. R. 24.

SURVEYED BY C-S-T ENGINEERING COMPANY

MARCH, 1962

We the undersigned hereby certify that we are the owners of or are interested in the land included within this subdivision, entitled Tract No. 1260-3 shown on the annexed map consisting of 3 sheets, and that we are the only persons whose consent is necessary to pass a clear title to said land, and consent to the making of said map and subdivision as shown within the colored border line and do hereby offer to dedicate for public use those portion of land shown on said map as Forth Worth Drive, Beaumont Street, Kleberg Street, Sulphur Springs Street, Del Rio Street, Kadota Street, Alamo Street, and Parcel "A" and also grant to the County of Ventura, all rights of ingress and egress from Parcel "A" and over and across the easterly line of Parcel "A" abutting Beaumont Drive in order that the owners of said Parcel shall have no rights of access whatever to said street except the general easement of travel which belongs to the whole public. Storm drainage easement

TAPO DEVELOPMENT CO., a California Corporation

(OWNER)

A. L. Leiva
President

Otto Wolman
Secretary

STATE OF CALIFORNIA } SS
COUNTY OF LOS ANGELES }

On this 12TH day of MARCH 1962, before me, the undersigned, personally appeared A.L. LEIVA known to me to be the President and OTTO WOLMAN known to me to be the Secretary of TAPO DEVELOPMENT Co., the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same as owner.

Magdalena Farrington
Notary Public
My commission expires Feb 28, 1964

SECURITY TITLE INSURANCE COMPANY, a California corporation, as TRUSTEE under trust deed recorded in book 1883, page 214 of Official Records.

Robert E. Blau
Vice President

Robert Eubank
Asst. Secretary

STATE OF CALIFORNIA } S.S.
COUNTY OF LOS ANGELES }

On this 18 day of May 1962, before me, the undersigned, personally appeared _____ known to me to be the Vice President and _____ known to me to be the Asst. Secretary of the SECURITY TITLE INSURANCE COMPANY, the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same as trustee.

Dornette C. Mehl
Notary Public Dornette C. Mehl
My Commission Expires Oct. 28, 1962

The signatures of UNION OIL COMPANY OF CALIFORNIA, MORTON H. MARR, et al., SIMI VALLEY SANITATION CO., and COUNTY OF VENTURA, present OWNERS of easements which cannot ripen into a fee, have been omitted in accordance with Section 11587-A of the Business and Professions Code.

The signature of DORIS S. FLANAGAN, present OWNER of one-half of all oil, gas and other minerals in, under and lying below a depth of 500 feet from the surface of a portion of this tract but without the right of entry or drilling on the surface or said land as excepted in deed recorded in book 1361, page 34 of Official Records, has been waived in accordance with Section 11587-C(1) of the Business and Professions Code.

The signature of SUNNY-CAL RANCH CORPORATION, a corporation, present OWNER of 100 percent of the oil and mineral rights of a portion of this tract as excepted in deed recorded in book 1367, page 165 of Official Records. The right to enter the surface of said land at a depth between the surface of said land and 200 feet, or to conduct any drilling exploration or removal of minerals from the top 500 feet of said land, was quit-claimed by deed recorded in book 1887, page 452 of Official Records, has been waived in accordance with Section 11587-C(1) of the Business and Professions Code.

I certify that I have examined the final map entitled Tract No. 1260-3 that the subdivison is substantially the same as it appears on the tentative map, and any approved alterations there of, that all the provisions of Chapter 2, Division 4, Part 2 of the Business and Professions Code of the State of California and of any local ordinance applicable at the time of approval of the tentative map have been complied with and that I am satisfied that the map is technically correct.

M.C. LORENZ
COUNTY SURVEYOR
COUNTY OF VENTURA

6-31-62
Dated

By: A P Stoker
Asst. County Surveyor

I certify that according to the records of my office there are no liens against the subdivision Tract No. 1260-3 or any part there of for unpaid state, county, municipal, or local taxes or special assessments collected as taxes, except taxes or special assessments not yet payable

MARGARET E. COONEY
COUNTY TAX COLLECTOR
COUNTY OF VENTURA

May 21, 1962
Dated

By: Catherine Johnston
Deputy Tax Collector

I certify that all the provisions of Chapter 2, Division 4, Part 2 of the Business and Professions Code of the State of California and of any local ordinance pertaining to deposits required at the time of approval by the Board of supervisors of the map entitled Tract No. 1260-3 have been complied with.

ROBERT L. HAMM
COUNTY CLERK
COUNTY OF VENTURA

June 7, 1962
Dated

By: Robert L. Hamm
~~Deputy~~ County Clerk

The signature of ESTHER KELLY HUDSON, present OWNER of all crude oil, petroleum, gas, brea, asphaltum and all kindred substances and other minerals, under and in a portion of this tract, below a depth of 500 feet from the surface thereof, without a right to enter upon the surface of said land, as reserved in deed recorded in book 1856, page 481 of Official Records, has been waived in accordance with Section 11587 C(1) of the Business and Professions Code.

The signatures of ANNICE W. PRICE, MILDRED W. BASS, and VIVIAN G. WOODARD, present Owners of 100% of all oil, gas, and other hydrocarbon substances and other minerals in, or under a portion of this tract as reserved in deeds recorded in book 1344 at pages 299, 300 and 301, respectively, of Official Records, have been waived in accordance with Section 11587-C(2) of the Business and Professions Code.

I, Arthur G. Sherman, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in March, 1962 TAPO DEVELOPMENT CO., that the survey is true and complete as shown, that the monuments are of the character and occupy the position indicated, Cor will be set in such position by June 6, 1963) and that they are (or will be) sufficient to enable the survey to be retraced.

5-12-62
Date

Arthur G. Sherman, R.C.E. 10872

This map entitled "Tract No. 1260-3", consisting of 4 sheets is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the _____ day of _____ 1962 for approval.

The use of the surface of the land included in said subdivision for the purpose of exploring for, drilling for, or extracting oil, gas, hydrocarbon or other minerals, is prohibited except by permit granted pursuant to regulations of said Board, and for this reason the signatures of the owners of 100% of the mineral interests reserved in a portion of said land by deeds recorded in book 1344 at pages 299, 300 and 301, respectively, of Official Records of Ventura County, are hereby waived.

Said Board hereby approves said map and does hereby accept on behalf of the public for public use: Fort Worth Drive, Beaumont Street, Kleberg Street, Sulphur Springs Street, Del Rio Street, Kadota Street and Alamo Street as delineated upon sheets 2, 3 and 4, and all rights of ingress and egress as offered hereon, provided, however, that the offer of Parcel A and Storm drainage easement are hereby rejected and in WITNESS WHEREOF has caused this certificate to be signed by its chairman and attested by its clerk, and the official seal of said Board to be affixed hereto this 7th day of June 1962.

Board of Supervisors of the
County of Ventura
State of California

attest: Robert L. Hamm
Clerk of Said Board

Chairman of Said Board

#28077

Recorded at the request of the County Clerk:
June 11th 1962 at 3:20 P.M.
in Book 33 of Miscellaneous Records (Maps), at Pages 85, 86, 87 & 88
records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

By William Dover
Deputy County Recorder

SHEET 2 OF 4 SHEETS

MAP OF

TRACT NO. 1260-3

BELWOOD ESTATES

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

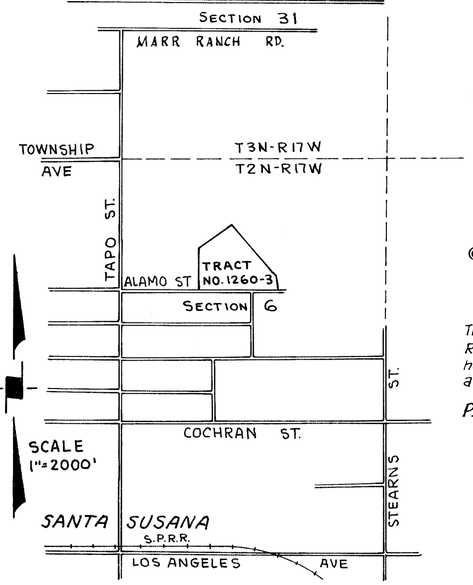
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MARCH, 1962

SCALE 1" = 60'

SURVEYED BY C-S-T ENGINEERING COMPANY

LOCATION MAP



MONUMENTING NOTES

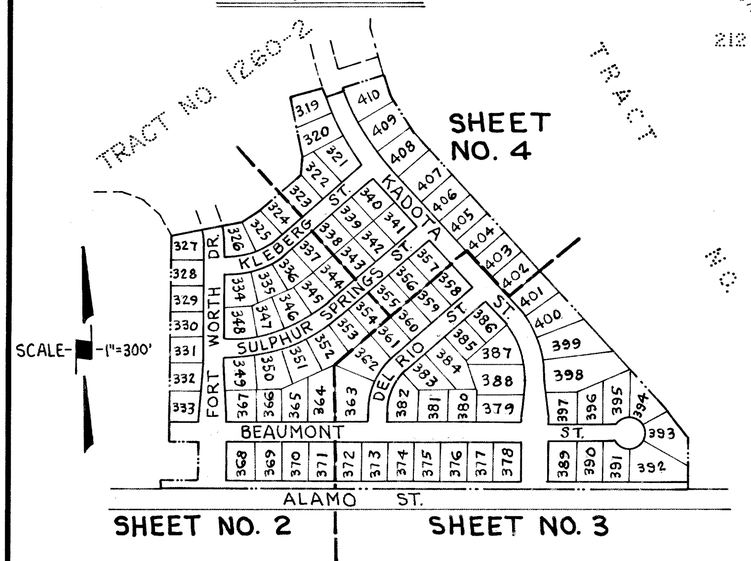
- o Set 2" I.P. 6" deep with tag marked RCE 10872 unless otherwise indicated
  Set Std. Mon. Box & Mon. Stamped R.C.E. 10872 at all street intersections and at all B.C.s and E.C.s on street centerlines.
  Set tag marked RCE 10872 in top of curb on the prolongation of each sideyard property line.
  Set 2"x 2" redwood stake with tag marked RCE 10872 at rear lot corners.
- ◉ Found 2" I.P. w/tag marked RCE 10872 unless otherwise indicated.

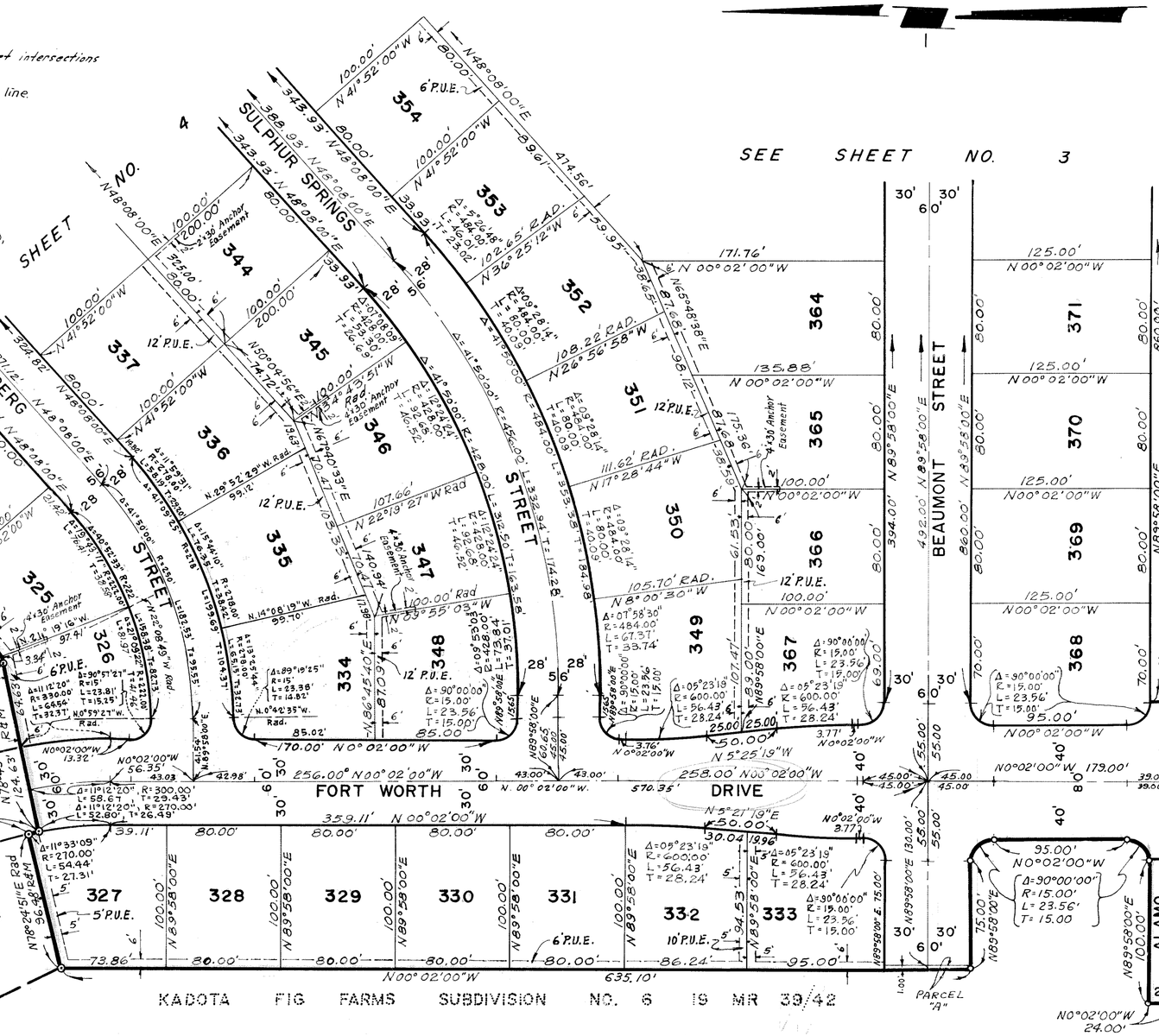
BASIS OF BEARINGS

The south line of the NW ¼ of Section 6, T. 2N-R17W as shown on the map of Tract 1260-1, 31MR40, having a bearing of N89°58'00"E was taken as the basis of bearings for this tract.

P.U.E. = PUBLIC UTILITIES EASEMENT

KEY MAP





MAP OF

TRACT NO. 1260-3

BELWOOD ESTATES

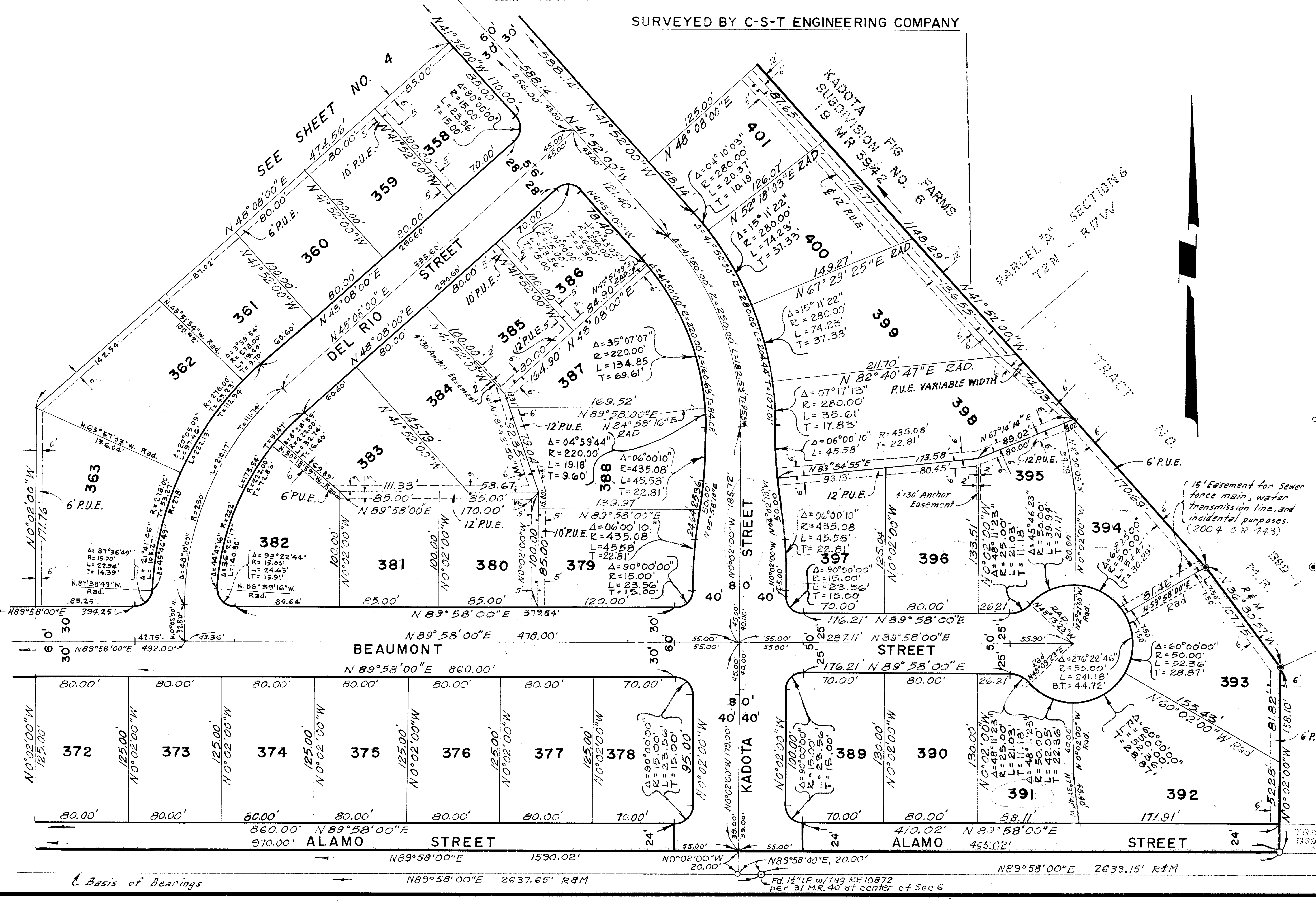
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SCALE 1" = 60'

MARCH, 1962

SURVEYED BY C-S-T ENGINEERING COMPANY



MONUMENTING NOTES

○ *Set 2" I.P. 6" deep with tag marked R.C.E. 10872 unless otherwise indicated.*

Set Std. Mon. Box & Mon. stamped R.C.E. 10872 at all street intersections and at all B.Cs and E.Cs on street centerlines.

Set tag marked R.C.E. 10872 in top of curb on the prolongation of each sideyard property line.

Set 2"×2" Redwood stake with tag marked R.C.E. 10872 at rear lot corners.

◉ *Found 2" I.P. with tag marked R.C.E. 10872 unless otherwise indicated.*

Southerly Line of Parcel A per 5 M.R. 24.

Fd 1½" I.P. w/tag RE 10872 per 31 MR 40 at SE cor of NE ¼ of section 6

SCALE 1" = 60'

MAP OF

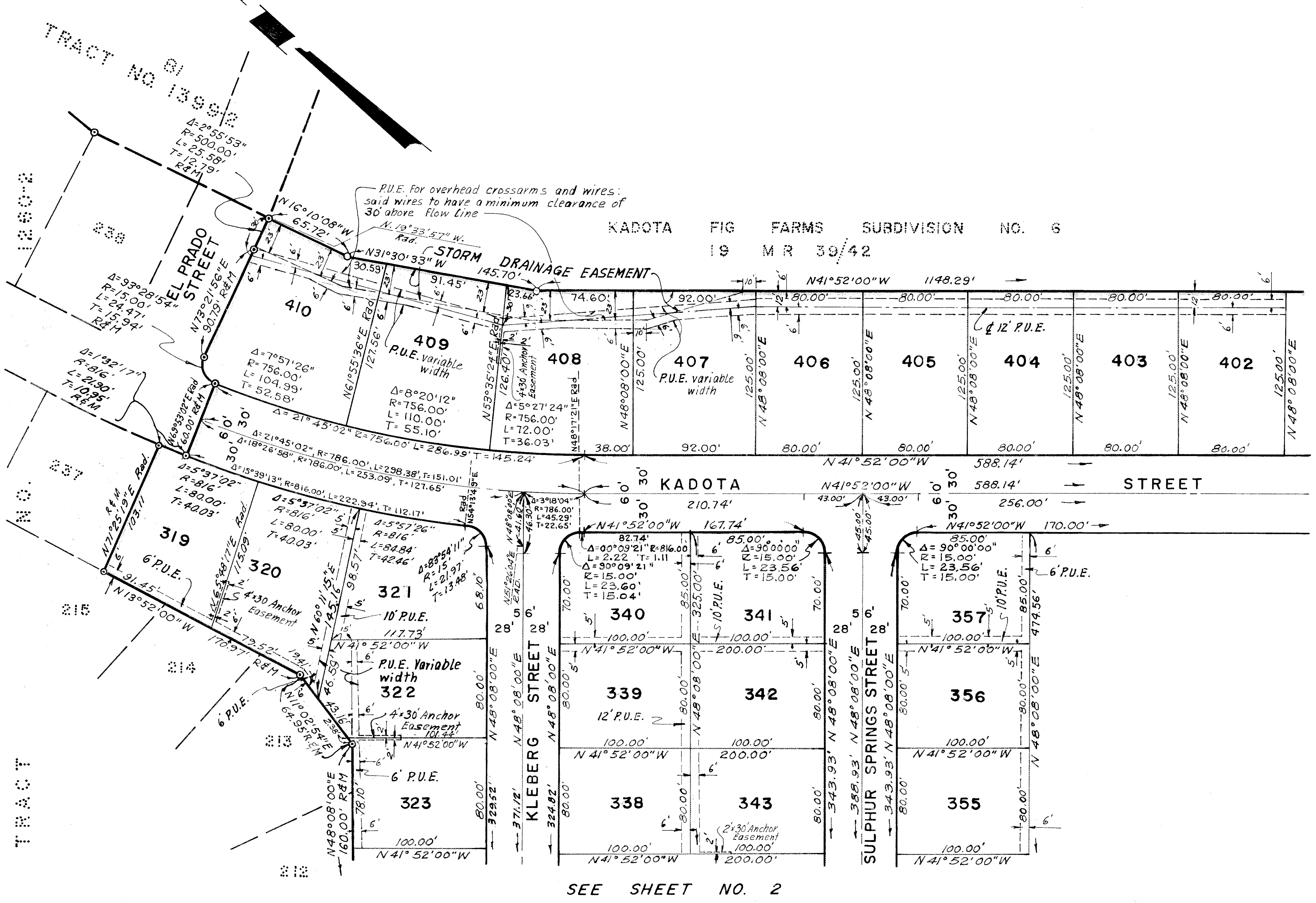
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