MAP OF

TRACT NO. 1115
CONEJO VALLEY ESTATES UNIT NO. 5

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

BEING A SUBDIVISION OF A PORTION OF SECTION 11, T.1N., R.20W., C.E. HUSE, TRACT NO. 5 OF THE RANCHO EL CONEJO, AS PER MAP RECORDED IN BOOK 1 PAGE 746 OF DEEDS, OF VENTURA COUNTY, STATE OF CALIFORNIA.

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 lands, included within this subdivision, entitled Tract No 1115 "shown on the annexed map consisting of two 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 portions of land shown on said map as: Bella Drive, Dorena Drive, Kitty Street, Debbie Street, Lisa Court, Shirley Drive, Lynn Court, Martha Drive, Randy Drive, turnaround easements, Parcel A. and also grant to the County of Ventura all rights of ingress and egress from the westerly line of Parcel A abutting Shirley Drive, in order that the owner of said Parcel "A" shall have no right of access whatever to said Shirley Drive except the general easement of travel which belongs to the whole public.

ROSEHEDGE CORPORATION, a corporation
(owner)

William Malat
President

Alvin Lesser
Secretary

State of California } ss.
County of Los Angeles }

On this 2nd day of AUGUST, 1962, before me ARTHUR G. SHERMAN a Notary Public in and for said County of Los Angeles, State of California, residing therein, duly commissioned and sworn, personally appeared WILLIAM MALAT known to me to be the President and ALVIN LESSER known to me to be the Secretary of Rosehedge Corporation, the corporation that executed the within and foregoing 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 said corporation executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

Arthur G. Sherman
Notary Public in and for said County of Los Angeles. My commission expires: ARTHUR G. SHERMAN 7-1-66

PROPERTY MORTGAGE COMPANY a California Corporation, as TRUSTEE under deed of trust recorded in Bk. 2185, Pg. 453 of Official Records

Georges Vavroch
Vice President

Thelma Ryan
Assistant Secretary

State of California } ss
County of Los Angeles }

On this 6th day of AUGUST 1962, before me, Anne Selik a Notary Public in and for said County of Los Angeles State of California, residing therein, duly commissioned and sworn, personally appeared Georges Vavroch known to me to be the Vice President and Thelma Ryan known to me to be the Assistant Secretary of Property Mortgage 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 said corporation executed the same

Anne Selik
Anne Selik. Notary Public, My commission expires JAN. 22, 1965

TITLE INSURANCE AND TRUST COMPANY, a corporation, as TRUSTEE under deed of trust recorded in book 1809, page 212 of Official Records.

G.T. Barrett
Assistant Secretary

State of California } ss
County of Ventura }

On this 7th day of August 1962, before me the undersigned personally appeared G.T. BARRETT known to me to be the Assistant Secretary of the Title Insurance And Trust Company, the corporation that executed the within instrument, known to me to be the person who executed the within instrument on behalf of the corporation therein named and acknowledged to me that said corporation executed the same as Trustee.

Lorraine Morbett, My commission expires May 16, 1966
Notary Public

I certify that I have examined the final map entitled "Tract No 1115" that the subdivision is substantially the same as it appeared on the tentative map, and any approved alterations thereof that all 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.

Dated this 22nd day of August, 1962.

M.C. Lorenz
County Surveyor
County of Ventura

By M.C. Lorenz
Deputy County Surveyor

I certify that according to the records of my office there are no liens against the subdivision Tract No 1115 or any part thereof for unpaid state, county, municipal or local taxes or special assessments collected as taxes, except taxes or special assessments not yet payable.

Dated this 16th day of August, 1962.

Margaret E. Cooney
County Tax Collector
County of Ventura

By Margaret E. Cooney
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 the approval by the Board of Supervisors of the map entitled Tract No 1115 have been complied with.

Dated this 21st day of August, 1962.

Robert L. Hamm
County Clerk
County of Ventura

By Shirley Weeks
Deputy County Clerk

BASIS OF BEARINGS

The Southeast line of Tract No. 1313 shown on 32 M.R. 41 as having a bearing of N.57°14'27"E was taken as the basis of bearings.

I, Herbert I. Cooper do hereby certify that I am a Registered Civil Engineer; that this map correctly represents a survey made under my direction in June, 1962, for ROSEHEDGE CORPORATION that the survey is true and complete as shown, that the monuments are of the character and occupy the positions indicated (or will be set in such positions by August 28, 1963 and that they are (or will be) sufficient to enable the survey to be retraced.

Dated this 7th day of May, 1962.

H.I. Cooper
Registered Civil Engineer No 10103

This map entitled "Tract No 1115" consisting of three sheets, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 28th day of August, 1962, for approval.

Said Board hereby approves said map and does hereby accept on behalf of the public for public use, Bella Drive, Dorena Drive, Martha Drive, Kitty Street, Debbie Street, Lisa Court, Shirley Drive, Randy Drive & Lynn Court as delineated upon sheets 2, and 3, and all rights of ingress and egress as offered hereon, provided however that the offer of Parcel A and turnaround easements is 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 28th day of August 1962.

Board of Supervisors of the County of Ventura, State of California

Attest: ROBERT L. HAMM
Clerk of said Board
by Shirley Weeks, Dep.

Chairman of said Board.

#43095

Recorded at the request of the County Clerk, AUGUST 31, 1962 at 2:50 P.M. in Book 34 of Miscellaneous Records (Maps), at Pages 42, 43, 44 records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

By William Dover
Deputy County Recorder

Conejo Valley Sanitary Co.

The signatures of Ventura County, The Pacific Telephone and Telegraph Company, Southern California Edison Company, and Lesser Water Company, present owners of easements over said land which cannot ripen into a fee, have been omitted in accordance with Section 11587 A of the Subdivision Map Act.

The signatures of Casper Borchard, Jr, and Ida Frances Borchard, present owners of an undivided one-half interest of all oil, gas and hydrocarbon substances in and under and upon said land without the right, however, to drill, dig or mine through the surface thereof and without the right to enter or encroach upon any portion of said land lying within 500 feet of the surface, as reserved by Casper Borchard, Jr., and Ida Frances Borchard in deed recorded December 21, 1959 as Document No 47712 in book 1809 page 210 of Official Records, have been omitted in accordance with Section 11587 C-1 of the "Subdivision Map Act".

MAP OF
TRACT NO. 1115
CONEJO VALLEY ESTATES UNIT NO. 5

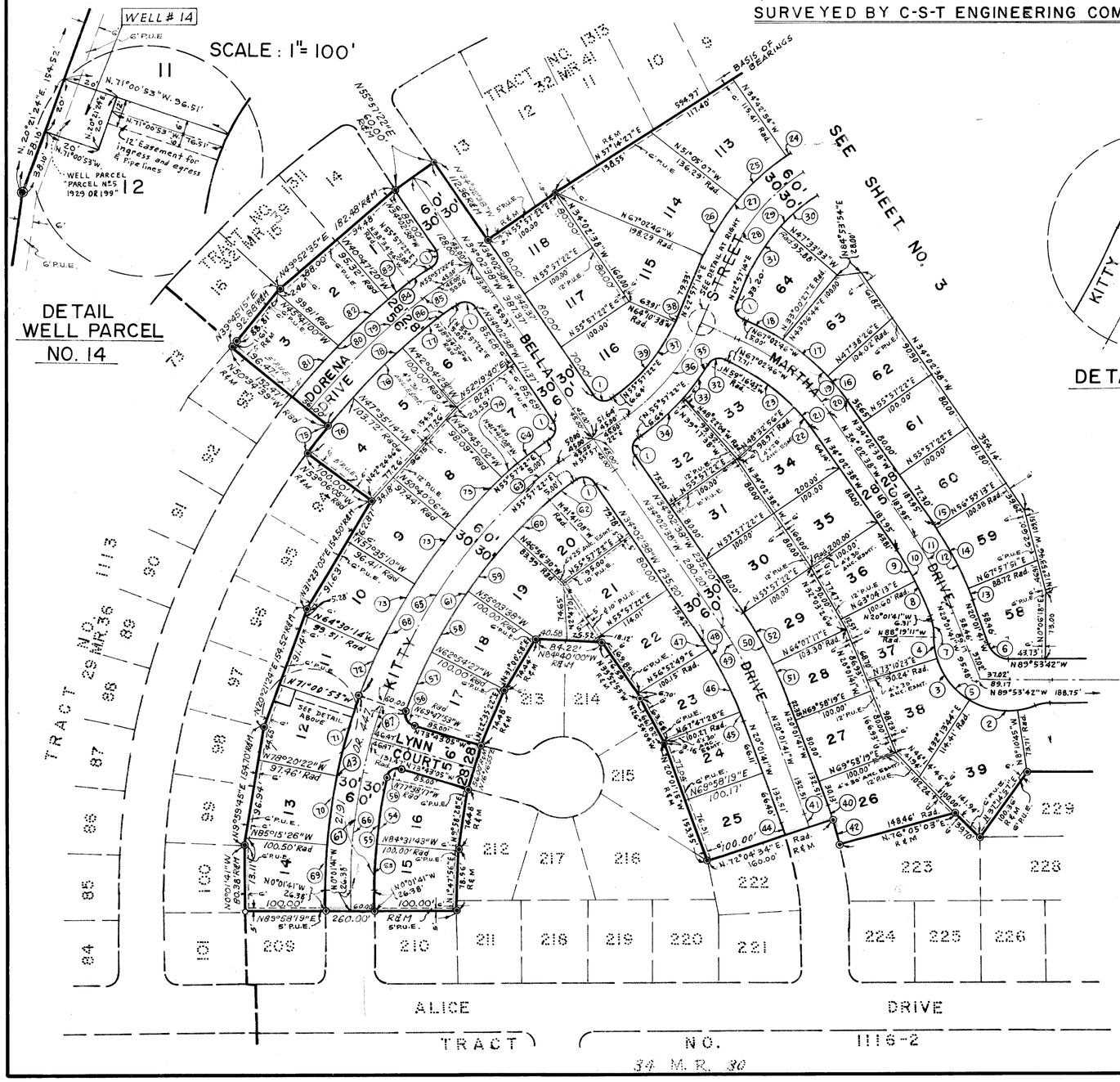
IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

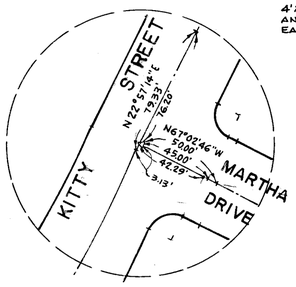
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SURVEYED BY C-S-T ENGINEERING COMPANY

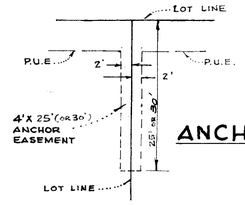
MARCH, 1962

SCALE: 1" = 100'





DETAIL



DETAIL
ANCHOR EASEMENT

SCALE: 1" = 20'

CURVE DATA					TABULATION				
NO.	Δ	R	T	L	NO.	Δ	R	T	L
(1)	90°00'00"	15.00	15.00	23.56	(44)	2°06'15"	370.00	6.80	13.60
(2)	40°24'29"	91.00	33.49	64.18	(45)	2°10'51"	470.00	8.95	17.89
(3)	40°56'39"	91.00	33.97	65.03	(46)	10°54'39"	470.00	44.89	89.50
(4)	18°30'26"	91.00	14.83	29.39	(47)	0°55'27"	470.00	3.79	7.58
(5)	113°17'01"	91.00	138.23	179.92	(48)	14°00'51"	470.00	57.17	114.97
(6)	69°52'01"	25.00	17.46	30.48	(49)	14°00'51"	500.00	61.46	122.31
(7)	21°42'30"	50.00	9.59	18.94	(50)	14°00'51"	530.00	65.15	129.65
(8)	6°54'06"	372.00	22.43	44.81	(51)	5°51'02"	530.00	27.08	54.12
(9)	1°06'51"	372.00	23.12	46.19	(52)	8°09'53"	530.00	37.83	75.53
(10)	14°00'51"	372.00	45.73	91.00	(53)	5°29'58"	644.00	30.93	61.82
(11)	14°00'51"	400.00	49.17	97.85	(54)	6°53'26"	644.00	38.77	77.44
(12)	14°00'51"	428.00	52.61	104.70	(55)	12°23'24"	644.00	69.90	139.26
(13)	2°00'28"	428.00	7.50	15.00	(56)	93°55'12"	15.00	16.06	24.59
(14)	10°58'38"	428.00	41.13	82.00	(57)	6°53'26"	644.00	38.77	77.44
(15)	1°01'51"	428.00	3.85	7.70	(58)	7°50'49"	644.00	44.17	88.20
(16)	8°18'56"	278.00	20.21	40.35	(59)	8°07'08"	644.00	45.70	91.26
(17)	14°37'59"	278.00	35.69	71.00	(60)	5°15'22"	644.00	29.56	59.08
(18)	10°03'13"	278.00	24.45	48.78	(61)	28°06'45"	644.00	161.24	315.98
(19)	33°00'08"	278.00	82.35	160.13	(62)	7°38'30"	268.00	17.90	35.75
(20)	33°00'08"	250.00	74.06	144.00	(63)	7°38'30"	298.00	19.90	39.75
(21)	33°00'08"	222.00	65.76	127.87	(64)	7°38'30"	326.00	21.91	43.75
(22)	7°24'26"	222.00	14.37	28.70	(65)	28°06'45"	674.00	168.75	330.70
(23)	25°35'42"	222.00	50.43	99.17	(66)	16°18'36"	674.00	96.58	191.86
(24)	1°57'21"	280.00	4.78	9.56	(67)	20°13'48"	674.00	120.24	237.98
(25)	16°22'13"	280.00	40.27	80.00	(68)	28°06'45"	704.00	176.26	345.42
(26)	15°57'39"	280.00	39.25	78.00	(69)	4°46'15"	704.00	29.33	58.62
(27)	34°17'13"	280.00	86.37	167.56	(70)	6°55'04"	704.00	42.55	85.00
(28)	34°17'13"	250.00	77.12	149.60	(71)	7°19'29"	704.00	45.06	90.00
(29)	34°17'13"	222.00	67.86	131.65	(72)	6°30'39"	704.00	40.04	80.00
(30)	14°48'00"	222.00	28.57	56.83	(73)	6°55'04"	704.00	42.55	85.00
(31)	19°29'13"	222.00	37.18	74.82	(74)	2°03'54"	704.00	12.69	25.37
(32)	82°13'57"	15.00	13.09	21.53	(75)	2°31'26"	904.00	19.91	39.82
(33)	10°54'39"	280.00	26.74	53.32	(76)	5°30'51"	904.00	43.54	87.00
(34)	14°19'26"	280.00	35.18	70.00	(77)	3°29'29"	904.00	27.55	55.09
(35)	25°14'05"	280.00	62.68	123.32	(78)	11°59'45"	904.00	94.98	189.27
(36)	33°00'08"	250.00	74.06	144.00	(79)	11°59'45"	932.00	97.93	195.13
(37)	33°00'08"	222.00	65.17	126.72	(80)	11°59'45"	960.00	100.87	200.99
(38)	2°52'08"	222.00	5.51	11.02	(81)	4°53'39"	960.00	41.02	82.00
(39)	30°08'00"	222.00	59.22	115.70	(82)	4°53'40"	960.00	41.03	82.00
(40)	2°06'15"	430.00	7.90	15.79	(83)	2°12'26"	960.00	18.49	36.99
(41)	2°06'15"	400.00	7.35	14.69	(84)	4°32'16"	328.00	13.00	25.98
(42)	4°00'29"	430.00	15.05	30.08	(85)	4°32'16"	300.00	11.89	23.76
(43)	20°13'48"	704.00	125.59	248.57	(86)	4°32'16"	272.00	10.78	21.54
					(87)	3°55'12"	674.00	23.07	46.12

MONUMENTING NOTES

P.U.E. = Public Utility Easement.

◉ Fd. 2" I.P. 6" deep with tag marking "R.E. 10103" unless otherwise indicated.

○ Set 2" I.P. 6" deep with tag marking "R.E. 10103".

Set 2" I.P. at all street intersections and at all B.C.'s and E.C.'s on street centerlines.

Set 2"x 2" redwood stakes with tag marked "R.E. 10103" at rear lot corners unless indicated.

Set tag marked "R.E. 10103" in top of curb on the prolongation of each side property line.

BASIS OF BEARING

The south-east line of Tract N° 1313 shown on 32 M.R. 41 as having a bearing of N 57°14'27" E was taken as the basis of bearings.

SHEET 3 OF 3 SHEETS

MAP OF

TRACT NO. 1115

CONEJO VALLEY ESTATES UNIT NO. 5

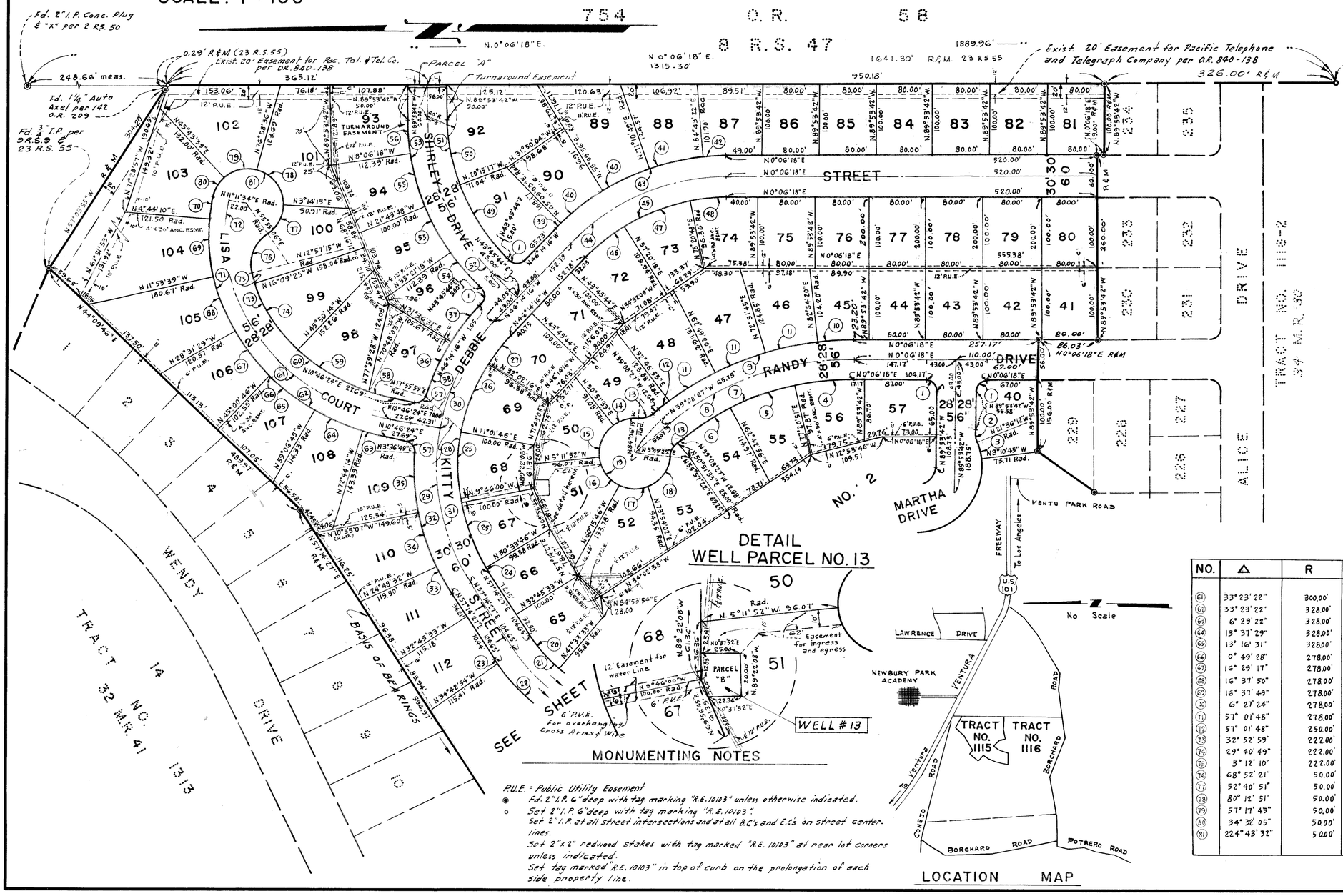
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SURVEYED BY C-S-T ENGINEERING COMPANY

SCALE: 1"= 100'

MARCH, 1962



CURVE DATA TABULATION				
NO.	Δ	R	T	L
(1)	90° 00' 00"	15.00'	15.00'	23.56'
(2)	21° 42' 30"	50.00'	9.59'	18.94'
(3)	13° 25' 27"	91.00'	10.71'	21.32'
(4)	12° 45' 27"	372.00'	41.59'	82.83'
(5)	14° 37' 55"	372.00'	47.76'	95.00'
(6)	11° 51' 23"	372.00'	38.62'	76.98'
(7)	39° 14' 45"	372.00'	132.63'	254.81'
(8)	39° 14' 45"	400.00'	142.61'	273.99'
(9)	39° 14' 45"	428.00'	152.60'	293.17'
(10)	7° 12' 08"	428.00'	26.94'	53.80'
(11)	10° 02' 25"	428.00'	37.60'	75.00'
(12)	1° 55' 22"	428.00'	7.18'	14.37'
(13)	4° 52' 08"	25.00'	10.36'	19.65'
(14)	4° 52' 08"	50.00'	20.73'	39.30'
(15)	5° 6' 03' 25"	50.00'	26.62'	48.92'
(16)	5° 5" 03' 54"	50.00'	26.06'	48.05'
(17)	45° 50' 12"	50.00'	21.14'	40.00'
(18)	68° 04' 37"	50.00'	33.77'	59.41'
(19)	270° 04' 16"	50.00'	49.94'	235.68'
(20)	14° 48' 00"	220.00'	28.57'	56.83'
(21)	34° 17' 13"	220.00'	67.86'	131.65'
(22)	34° 17' 13"	280.00'	86.37'	167.56'
(23)	1° 51' 21"	280.00'	4.78'	9.56'
(24)	2° 11' 47"	270.00'	5.18'	10.35'
(25)	20° 47' 46"	270.00'	49.54'	98.00'
(26)	21° 00' 30"	270.00'	50.06'	99.00'
(27)	11° 43' 28"	270.00'	27.72'	55.25'
(28)	76° 31' 17"	270.00'	212.93'	360.60'
(29)	76° 31' 17"	300.00'	236.59'	400.66'
(30)	32° 59' 20"	300.00'	88.83'	172.73'
(31)	43° 31' 57"	300.00'	119.79'	227.93'
(32)	36° 22' 22"	330.00'	108.41'	209.49'
(33)	7° 57' 01"	330.00'	22.93'	45.79'
(34)	13° 53' 25"	330.00'	40.20'	80.00'
(35)	14° 31' 56"	330.00'	42.06'	83.70'
(36)	13° 40' 32"	330.00'	39.57'	78.76'
(37)	12° 09' 13"	330.00'	35.13'	70.00'
(38)	25° 49' 45"	330.00'	75.61'	148.76'
(39)	1° 23' 19"	330.00'	4.00'	8.00'
(40)	13° 00' 53"	330.00'	37.64'	74.96'
(41)	13° 32' 33"	330.00'	39.18'	78.00'
(42)	5° 22' 56"	330.00'	15.51'	31.00'
(43)	46° 20' 34"	330.00'	141.24'	266.92'
(44)	46° 20' 34"	300.00'	128.40'	242.65'
(45)	46° 20' 34"	270.00'	115.56'	218.38'
(46)	13° 34' 34"	270.00'	32.14'	63.97'
(47)	21° 00' 30"	270.00'	50.06'	99.00'
(48)	11° 45' 30"	270.00'	27.80'	55.41'
(49)	25° 58' 59"	272.00	62.75'	123.35'
(50)	20° 21' 35"	272.00'	48.84'	96.65'
(51)	46° 20' 34"	272.00'	116.42'	220.00'
(52)	46° 20' 34"	300.00'	128.40'	242.65'
(53)	46° 20' 34"	328.00'	140.39'	265.30'
(54)	10° 52' 58"	328.00'	31.24'	62.30'
(55)	13° 37' 30"	328.00'	39.18'	78.00'
(56)	8° 12' 36"	328.00'	23.54'	47.00'
(57)	82° 50' 25"	15.00'	13.23'	21.69'
(58)	8° 25' 33"	272.00'	20.04'	40.00'
(59)	24° 51' 49"	272.00'	60.21'	118.51'
(60)	33° 23' 22"	272.00'	81.58'	158.51'

NO.	Δ	R	T	L
(61)	33° 23' 22"	300.00'	89.97'	174.83'
(62)	33° 23' 22"	328.00'	98.31'	191.15'
(63)	6° 29' 22"	328.00'	18.59'	37.15'
(64)	13° 37' 29"	328.00'	39.18'	78.00'
(65)	13° 16' 31"	328.00'	38.17'	76.00'
(66)	0° 49' 28"	278.00'	2.00'	4.00'
(67)	16° 29' 17"	278.00'	40.28'	80.00'
(68)	16° 37' 50"	278.00'	40.63'	80.69'
(69)	16° 37' 49"	278.00'	40.63'	80.69'
(70)	6° 27' 24"	278.00'	15.68'	31.33'
(71)	57° 01' 48"	278.00'	151.04'	276.71'
(72)	57° 01' 48"	250.00'	135.82'	248.84'
(73)	32° 52' 59"	222.00'	65.51'	127.41'
(74)	29° 40' 49"	222.00'	58.82'	115.00'
(75)	3° 12' 10"	222.00'	6.21'	12.41'
(76)	68° 52' 21"	50.00'	34.28'	60.10'
(77)	52° 40' 51"	50.00'	24.76'	45.97'
(78)	80° 12' 51"	50.00'	42.11'	70.00'
(79)	57° 17' 49"	50.00'	27.32'	50.00'
(80)	34° 32' 05"	50.00'	15.54'	30.14'
(81)	224° 43' 32"	50.00'	121.53'	196.11'

P.U.E. = Public Utility Easement

- ◉ Fd. 2" I.P. 6" deep with tag marking "R.E. 10103" unless otherwise indicated.
- ○ Set 2" I.P. 6" deep with tag marking "R.E. 10103".

Set 2" I.P. at all street intersections and at all B.C.'s and E.C.'s on street center-lines.

Set 2"x 2" redwood stakes with tag marked "R.E. 10103" at near lot corners unless indicated.

Set tag marked "R.E. 10103" in top of curb on the prolongation of each side property line.

MONUMENTING NOTES