35M.R.64

SHEET 1 OF 5 SHEETS

MAP OF

TRACT NO. 1260-5

BELWOOD ESTATES

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

MAY, 1962

BEING A SUBDIVISION OF LOTS 215 TO 217 INCLUSIVE, 222 TO 229 INCLUSIVE, 252 TO 258 INCLUSIVE, 263 TO 269 INCLUSIVE, 02, 03 AND PORTION OF LOTS 183 TO 186 INCLUSIVE, 210 TO 214 INCLUSIVE, 218, 219, 220, 221, 230, 231, 251, 259, 260, 262, 270, 283, 284, A, B, C, 01, AND 04 OF KADOTA FIG FARMS SUBDIVISION NO. 6 PER MAP RECORDED IN BOOK 19, PAGES 39 TO 42 INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS), RECORDS OF VENTURA COUNTY, CALIFORNIA.

SURVEYED BY C-S-T ENGINEERING COMPANY

We the undersigned hereby certify that we are the owners of or are interested in the land included within this subdivision, entitled "Tract No. 1260-5" shown on the annexed map consisting of four 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 *Big Springs Avenue, Abilene Street, Fort Davis Street, Weatherford Court, Hamlin Avenue, Austin Avenue, Denton Avenue, Hempstead Street, Parcels A, B, C, and also grant to the County of Ventura all rights of ingress and egress over and across the westerly line of Parcel A abutting Abilene Street, the southerly line of Parcel B abutting Denton Avenue, and the easterly line of Parcel C abutting Hempstead Street in order that the owners of said Parcels shall have no rights of access whatever to said Streets and Avenues, except the general easement of travel which belongs to the whole public.*

BIG SPRINGS DEVELOPMENT CO., A CORPORATION (Owner)

A. L. Leiva — President

Otto Wolman — Secretary

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

On this 21st day of JANURARY 1963, 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 the BIG SPRINGS DEVELOPMENT Co. the corporation that executed the within instrument and known to me to be the persons executed the within instrument on behalf of the corporation who executed the within instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same as owner

Alice J. Hacker
Notary Public
My commission expires Sept 27, 1963

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

Robert E. Blair — Vice President

Beth C. Savard — Asst. Secretary

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

On this 22 day of Jan. 1963, before me, the undersigned, personally appeared Robert E. Blair known to me to be the Vice President and Beth C. Savard 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.

Vonnette C. Mehl
Notary Public Vonnette C. Mehl
My commission expires Oct. 29, 1966

The signature of the COUNTY OF VENTURA present OWNERS of an easement which cannot ripen into a fee, has been omitted in accordance with Section 11587-A of the Business and Professions Code.

I certify that I have examined the final map entitled Tract No. 1260-5" 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 satisified that the map is techically correct.

M. C. LORENZ
County Surveyor
County of Ventura

January 28, 1963 — Dated

By: H. P. Stokes — Assistant County Surveyor

I certify that according to the records of my office the are no liens against the subdivision Tract No. 1260-5 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.

RAYMOND S. WALKER
County Treasurer - Tax Collector
County of Ventura

1-22-63 — Dated

By: Raymond S. Walker — ~~Deputy~~ County Treasurer-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. 1260-5" have been complied with.

Robert L. Hamm
ROBERT L. HAMM
County Clerk
County of Ventura

January 29, 1963 — Dated

By: _____ Deputy County Clerk

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 May 1962, for GREENVILLE DEVELOPMENT CO., 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 (Jan. 29, 1964) and that they are (or will be) sufficient to enable the survey to be retraced.

9-12-62 — Dated

Arthur G. Sherman
Arthur G. Sherman, RCE 10872

This map entitled, "Tract No. 1260-5", consisting of 5 sheets is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 29th day of January 1963, for approval. Said Board hereby approves said map and does hereby accept on behalf of the public for public use, Big Springs Avenue, Abilene Street, Fort Davis Street, Weatherford Court, Hamlin Avenue, Austin Avenue, Denton Avenue, Hempstead Street, and also all rights of ingress and egress as offered hereon provided however that the offer of Parcels A, B, and C 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 29th day of January 1963

Attest:

Robert L. Hamm
Clerk of said Board

Board of Supervisors of the
County of Ventura
State of California

Chairman of said Board

#6128

Recorded at the request of the County Clerk:
January 31st 1963 at 1:30 P.M.
in Book 35 of Miscellaneous Records (Maps), at Pages 64-65-66-67-68
Records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura
By William Dover
Deputy County Recorder

SCALE 1"=60'

MAP OF

TRACT Nº 1260-5

BELWOOD ESTATES

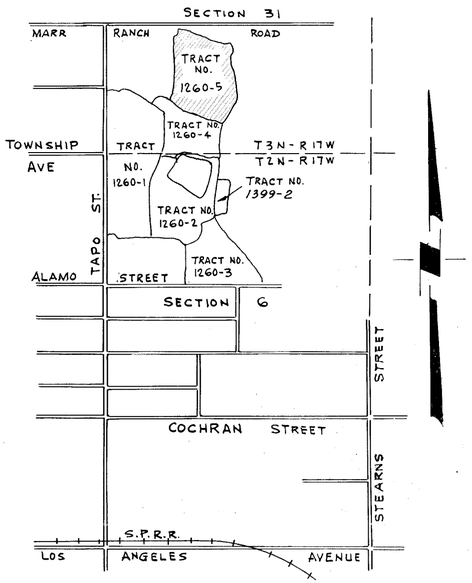
IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

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MAY, 1962

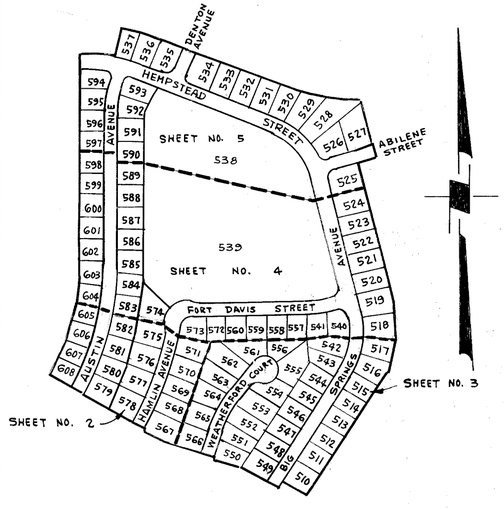
ALSCOT DEVELOPMENT CO. SURVEYED BY C-S-T ENGINEERING COMPANY

1910 OR 272



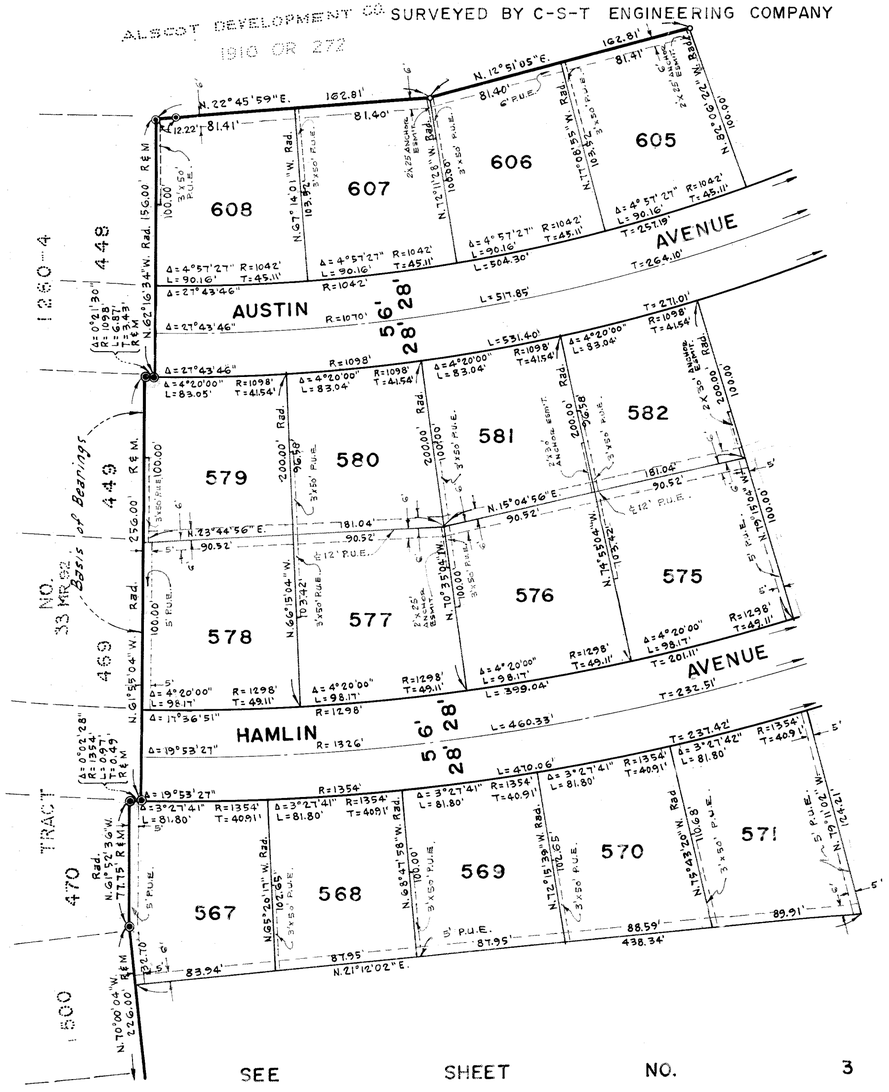
LOCATION MAP

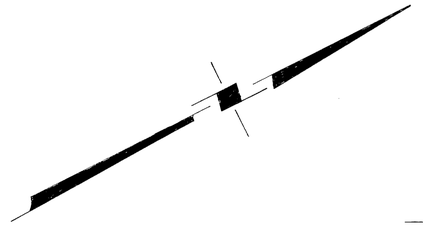
SCALE: 1"= 2000'



KEY MAP

SCALE: 1"= 400'



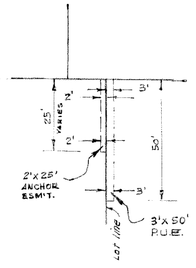


BASIS OF BEARINGS

The northerly line of lots 449 and 469 of Tract Nº 1260-4, 33MR92, shown as having a bearing of N. 61°55'04" W. Rad. was taken as the basis of bearings for this tract.

MONUMENTING NOTES

- o *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 per Ventura Co. Plate No. A-22 (2-6-62) Set 1½" I.P. at all B.C.s and E.C.s on street centerlines with tag marked R.C.E. 10872 unless otherwise indicated.*
  Set tag marked R.C.E. 10872 in top of curb on the prolongation of each sideyard property line.
  Set 2"x2" Redwood stake with tag marked R.C.E. 10872 at near lot corners.
- ◉ *Found 2" I.P. with tag marked R.C.E. 10872 unless otherwise indicated.*



TYPICAL PUBLIC UTILITY EASEMENTS

(No Scale)

SCALE 1"=60'

MAP OF

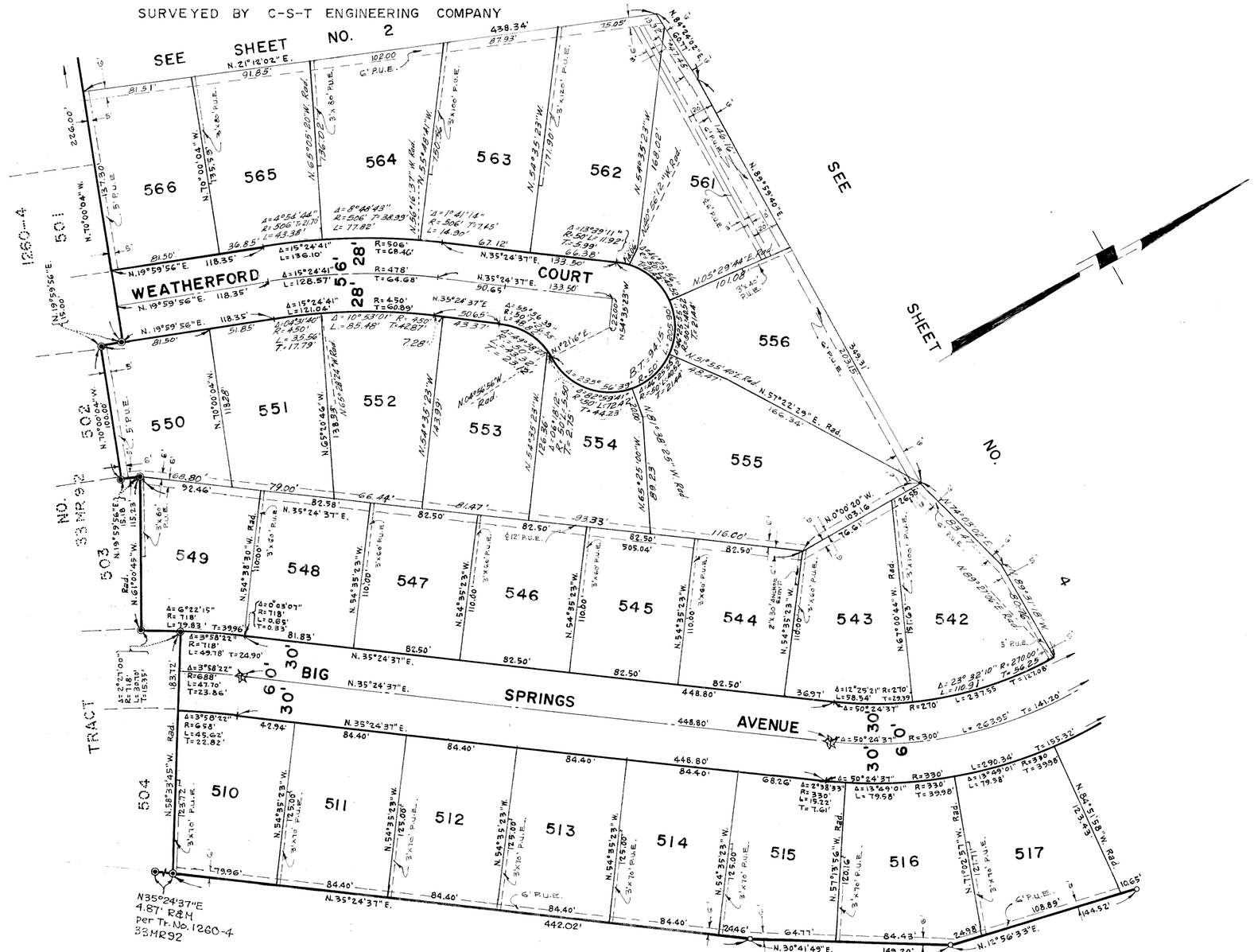
TRACT NO. 1260-5
BELWOOD ESTATES

MAY, 1962

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SURVEYED BY C-S-T ENGINEERING COMPANY



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- Set 2"x2" 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.

SCALE 1"=60'

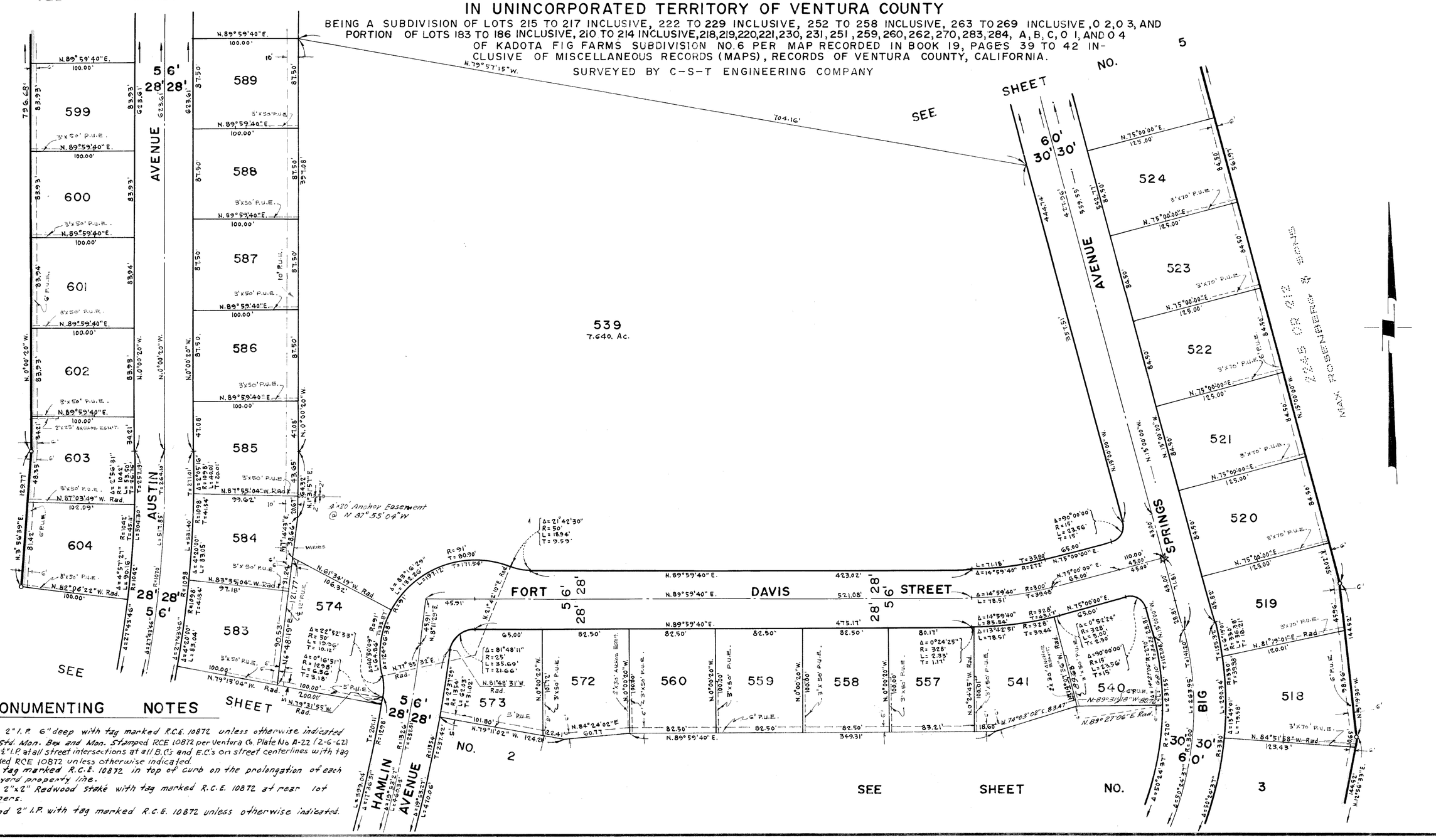
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  Set tag marked R.C.E. 10872 in top of curb on the prolongation of each sideyard property line.
  Set 2"x2" Redwood stake with tag marked R.C.E. 10872 at rear lot Corners.
- ◉ Found 2" I.P. with tag marked R.C.E. 10872 unless otherwise indicated.

35M.R.68

SHEET 5 OF 5 SHEETS

MAP OF

TRACT NO. 1260-5

BELWOOD ESTATES

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

MAY, 1962

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SURVEYED BY C-S-T ENGINEERING COMPANY

SCALE 1"=60'

DETAIL
NO SCALE

MONUMENTING NOTES

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- ☆ Set Std. Mon. Box and Mon. Stamped RCE 10872 per Ventura Co. Plate No. A-22 (2-6-62.) Set 1/2" I.P. with tag marked RCE 10872 at all street center lines intersections and B.C.'s and E.C.'s on street centerlines unless otherwise indicated. Set tag marked R.C.E. 10872 in top of curb on the prolongation of each sideyard property line. Set 2"x2" Redwood stake with tag marked R.C.E. 10872 at rear lot corners.
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