TRACT Nº 1370-3

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY, CALIFORNIA
A PORTION OF THE SOUTH ONE-HALF OF SECTION 33 TOWNSHIP 2 NORTH, RANGE 19 WEST, IN THE RANCHO EL CONEJO PER MAP RECORDED IN BOOK 8, PAGE 51 OF MISCELLANEOUS RECORDS OF VENTURA COUNTY, CALIFORNIA

CREST ENGINEERING COMPANY, INC.

BASIS OF BEARINGS

THE BEARING N 09° 08' 45" E ON THE CENTER LINE OF YOUNG AVENUE SHOWN ON THE MAP OF TRACT NO. 1370-2 RECORDED IN BOOK 35 PAGES 6 TO 12 INCL. OF MISCELLANEOUS RECORDS (MAPS) , RECORDS OF VENTURA COUNTY, CALIFORNIA, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS SUBDIVISION

We the undersigned hereby certify that we are the owners of or are interested in the land included within this subdivision, entitled TRACT 1370-3 shown on the annexed map consisting of 4 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: Greta Street, Goldsmith Avenue, Drayton Avenue, Addison Circle, INGELOW COURT, Aldrich Circle, Parcel A and Storm Drainage Easements and also grant to the County of Ventura, all rights of ingress and egress over and across the Southerly line of Parcel A abutting Drayton Avenue in order that the owners of said Parcel shall have no rights of access whatever to said Avenue, except the general easements of Travel which belong to the whole public.

LAS FLORES HOMES, INC.(A Corporation)
an OWNER

President _____ Secretary _____

Edwin Janss, Jr., an individual, an Owner _____

William Cluff Janss, an individual, an Owner _____

Edwin Janss, Jr., William Cluff Janss and George Gregson as Trustees under the will of Edwin Janss, deceased an Owner

Edwin Janss, Jr. _____ William Cluff Janss _____ George Gregson _____

MUTUAL TITLE CORPORATION, LTD. (A Corporation)
Trustee under deed of trust recorded in Book 2179 Page 431 of Official Records

Vice President _____ Asst. Secretary _____

This map entitled TRACT NO. 1370-3, consisting of 5 sheets is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 12 day of March 1963 for approval, said Board hereby approves said map and does hereby accept on behalf of the Public for Public use, Greta Street, Goldsmith Avenue, Addison Circle, Drayton Averue, Aldrich Circle, INGELOW COURT, as delineated on Sheets 2 through 5 and all rights of ingress and egress as offered hereon, provided however, that the offer of Parcel A and Storm Drainage 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 12 day of March 1963.

ATTEST: Robert L. Hamm
By _____
Clerk of said Board

BOARD OF SUPERVISORS OF THE COUNTY OF VENTURA, STATE OF CALIFORNIA.

_____
Chairman of said Board PRO TEMPORE

#14927

Recorded at the request of the County Clerk, MARCH 13 1963 at 3:30 P.M. in book 36 of Miscellaneous Records (Maps), at pages 38-39-40-41-42 Records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura
By: _____
Deputy County Clerk

The signatures of EDWIN JANSS, Jr., Individually, William Cluff Janss, Individually and George Gregson , EDWIN JANSS, Jr., and WILLIAM CLUFF JANSS, as Trustees under the will of EDWIN JANSS, deceased, present owners of all oil, gas, minerals and hydrocarbon substances in or underlying a portion of said land without, however, the right of surface entry and without the right of entry in and to the subsurface thereof at a depth of less than 500 feet beneath the surface for the purpose of extracting such minerals, have been omitted in accordance with Section 11587 C-(1) of the Business and Professions Code.

The signatures of SOUTHERN CALIFORNIA EDISON COMPANY, & County of Ventura present owners of easements which cannot ripen into a fee, have been omitted in accordance with Section 11537 A of the Business and Professions Code.

State of California)
County of Los Angeles) SS
On this 27th day of Feb ,1963, before me, the undersigned, personally appeared Sidney Kirkpatrick known to me to be the ___President and Lillian Brouk known to me to be the ___Secretary of LAS FLORES HOMES, INC., 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 herein named and acknowledged to me that such Corporation executed the same as owner.

CORNELIA M PETERMAN _____
Notary Public - my commission expires Oct 31, 1965

I, EDWARD L. SCHRANDT do hereby certify that I am a registered Civil Engineer; that this map correctly represents a survey made under my direction in August 1962 for Las Flores Homes, Inc., 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 3-1264) and that they are or will be sufficient to enable the survey to be retraced.

DATE 2/27/63

_____
REGISTERED CIVIL ENGINEER Nº 12559

State of California)
County of Los Angeles) SS
On this 4th day of March ,1963, before me, the undersigned, personally appeared Paul Nelson known to me to be the Vice President and R. S. Dallman known to me to be the Asst. Secretary of the MUTUAL TITLE CORPORATION,LTD., 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 herein named and acknowledged to me that such Corporation executed the same as trustee.

March 4, 1963 _____
Notary Public, my commission expires
MARY RITA URBANO
My Commission Expires Jan. 14, 1967

State of California)
County of ~~Ventura~~ Los Angeles) SS
On this 4th day of March 1963, before me, the undersigned, personally appeared EDWIN JANSS,Jr., an individual and WILLIAM CLUFF JANSS, an individual and EDWIN JANSS,Jr., WILLIAM CLUFF JANSS and GEORGE GREGSON, Trustees, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same as such Individuals and such Trustees.

March 4, 1963 _____
Notary Public, my commission expires
MARY RITA URBANO
My Commission Expires Jan. 14 1967

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. 1370-3, have been complied with.

Date March 12, 1963 _____
Robert L. Hamm
County Clerk
County of Ventura
By: _____
Deputy County Clerk

I certify that I have examined the final map entitled TRACT NO. 1370-3, 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 12 day of March 1963.
M. C. Lorenz
County Surveyor
County of Ventura
By: _____
Assistant County Surveyor

I certify that according to the records of my office there are no liens against the subdivision(TRACT NO. 1370-3) 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 5th day of March 1963.
Raymond S. Walker
County Tax Collector-Treasurer
County of Ventura
By: _____
Deputy Tax Collector-Treasurer

NOTE
FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP SEE VOLUME 2293 OF OFFICIAL RECORDS AT PAGE 324

36M.R.38

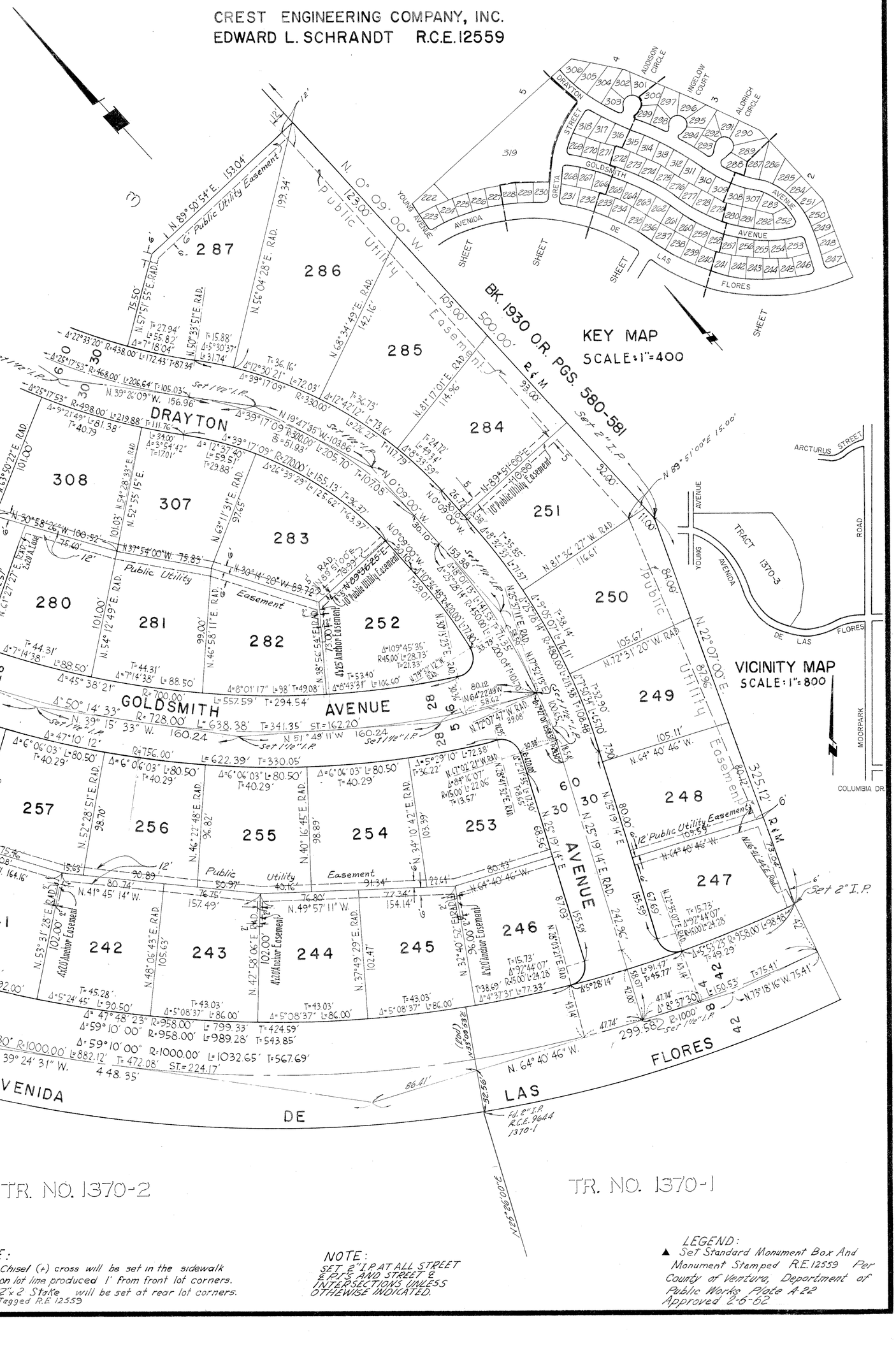
SCALE 1" = 50'

SHEET 2 OF 5 SHEETS

TRACT Nº 1370-3

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CREST ENGINEERING COMPANY, INC.
EDWARD L. SCHRANDT R.C.E. 12559



NOTE:
1. Chisel (+) cross will be set in the sidewalk on lot line produced 1' from front lot corners.
2. 2"x 2 Stake will be set at rear lot corners. Tagged R.E. 12559

NOTE:
SET 2" I.P. AT ALL STREET & P.I.'S AND STREET & INTERSECTIONS UNLESS OTHEWISE INDICATED.

LEGEND:
▲ Set Standard Monument Box And Monument Stamped R.E. 12559 Per County of Ventura, Department of Public Works Plate A-22 Approved 2-6-62

NOTE
FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP SEE VOLUME 2299 OF OFFICIAL RECORDS AT PAGE 324

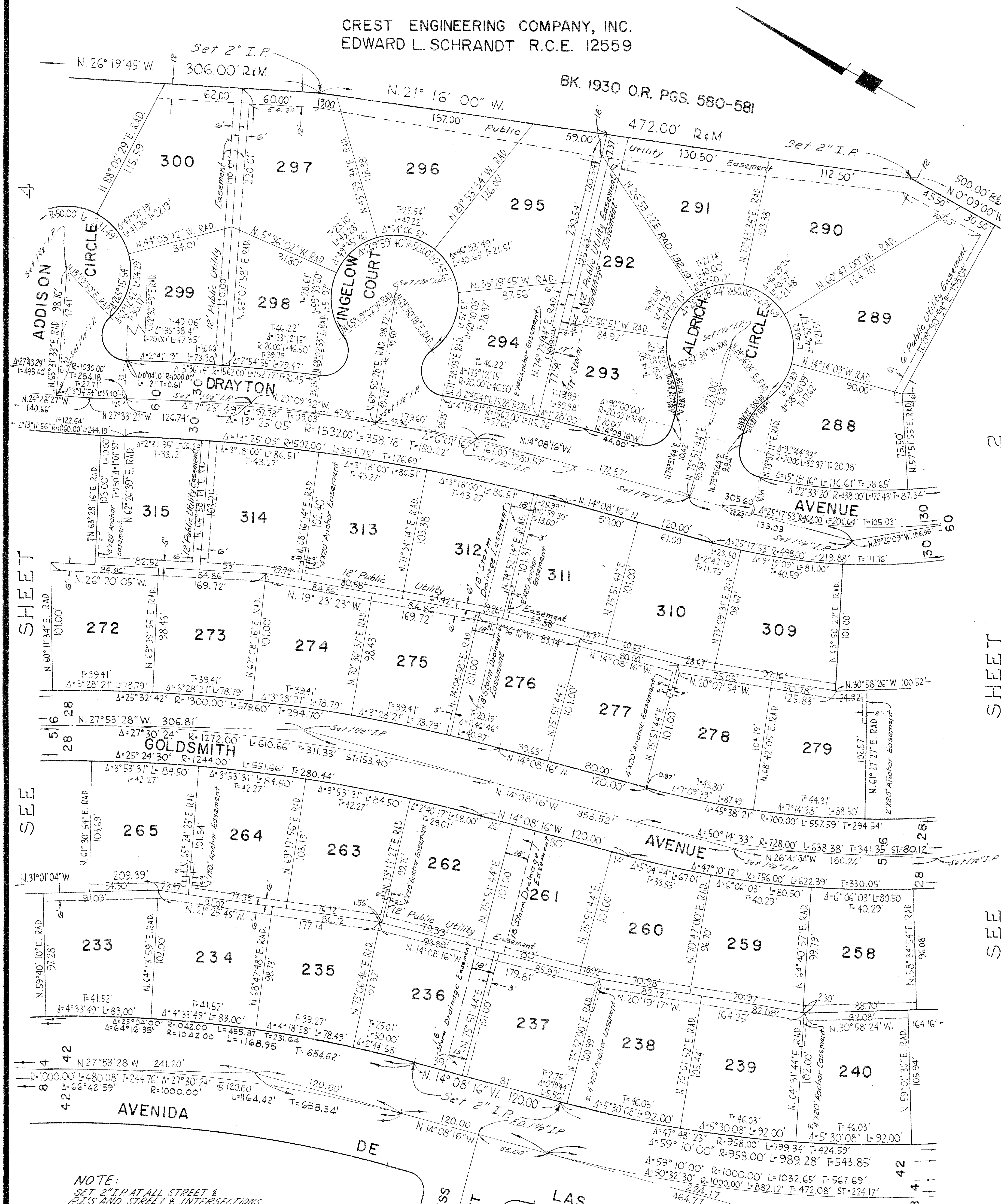
36M.R.39

TRACT No. 1370-3

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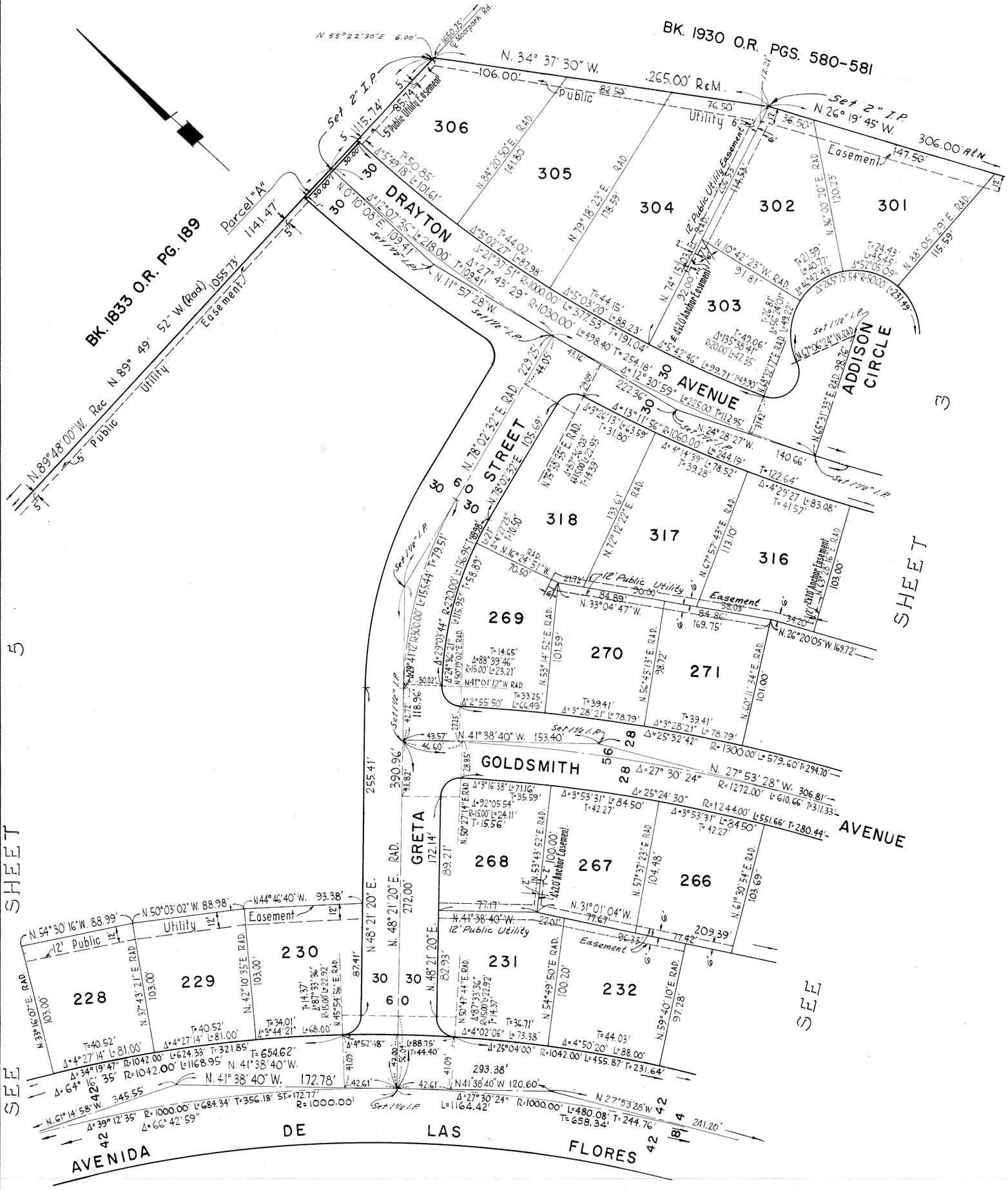
SHEET 4 OF 5 SHEETS

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NOTE
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36M.R41

SCALE 1" = 50'

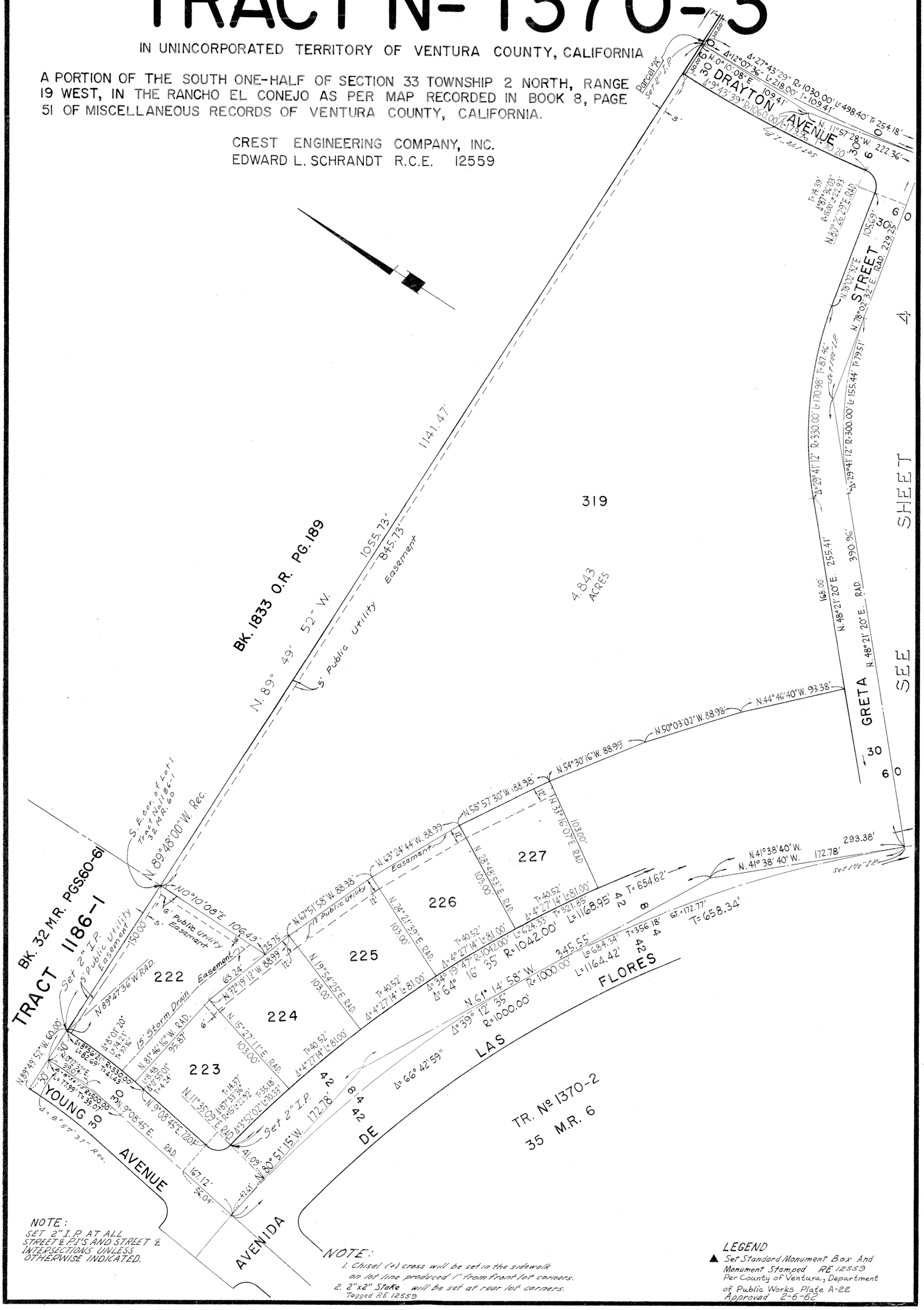
SHEET 5 OF 5 SHEETS

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36M.R.42