We the undersigned, hereby certify that we are the owners of or are interested in the land included within this subdivision, entitled "TRACT Nº 1574" shown on the annexed map consisting of 1 sheet, 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 Deacon Street, Parcel "A", Parcel "B" for the widening of Royal Avenue, and storm drainage easement, and also grant to the County of Ventura all right of ingress and egress from Parcel "A" over and across the easterly line of said parcel abutting Deacon Street, in order that the owners of said parcel shall have no rights of access whatever to said Deacon Street, except the general easement of travel which belongs to the whole public.
NORTHTREE ESTATES, a partnership composed of TREBOR CONSTRUCTION COMPANY and SOUTH WESTERN BUILDERS INC.

TREBOR CONSTRUCTION COMPANY

By Robert H. Glick
President

By M. A. Chappell
Secretary

SOUTH WESTERN BUILDERS INC.

By M. M. Moseley
President

By M. A. Chappell
Secretary

State of California } ss
County of Los Angeles }

On this 22d day of August, 1963, before me the undersigned, a Notary Public in and for the County of Los Angeles, State of California, residing therein duly commissioned and sworn, personally appeared ROBERT H. GLICK, known to me to be the PRESIDENT and M. A. CHAPPELL, known to me to be the SECRETARY of TREBOR CONSTRUCTION COMPANY, the corporation that executed the within instrument, and known to me to be the persons who executed the same on behalf of the corporation named therein and acknowledged to me that said corporation executed the same.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year in this certification first above written.

Eugene R. McKeone
Notary Public in and for the County of Los Angeles, State of California

My commission expires January 28, 1966

BASIS OF BEARINGS

The basis of bearings used for this map is S 61° 14' 57" E being the bearing on the south property line of Deacon Street as recorded in Book 35, Page 2, of Miscellaneous Records (Maps), Records of Ventura County.

This map entitled "TRACT Nº 1574" consisting of 2 sheets is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 10th day of September, 1963, for approval.
Said Board hereby approves said map and does hereby accept on behalf of the public for public use Deacon Street, Parcel "B" and all rights of ingress and egress as offered hereon, provided however, that the offer of Parcel "A" and storm drainage easement 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 10th day of September 1963.

Attest:
Robert L. Hamm
Clerk of said Board
By Lisa Ohse, Deputy

Board of Supervisors of the
County of Ventura
State of California
T. F. Johnson
Chairman of said Board

The signature of Bertha Bernard Alvord and Ventura County Flood Control District, 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 Jeannette B. Gordon and Rexford L. Gordon, present owners of one-half all oil, gas, hydrocarbon substances and minerals in, under or upon said land, without the right, however, to enter upon the surface or any part of said land lying within 500 feet of the surface for the purpose of exploring, drilling or mining for or extracting or producing said substances, have been omitted in accordance with Section 11587C-(1) of the Business and Professions Code.

State of California } ss
County of Los Angeles }

On this 22d day of AUGUST, 1963, before me the undersigned, a Notary Public in and for the County of Los Angeles, State of California, residing therein duly commissioned and sworn, personally appeared M. M. MOSELEY, known to me to be the PRESIDENT and M. A. CHAPPELL known to me to be the SECRETARY of SOUTH WESTERN BUILDERS INC., the corporation that executed the within instrument, and known to me to be the persons who executed the same on behalf of the corporation named therein and acknowledged to me that said corporation executed the same.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year in this certification first above written.

Eugene R. McKeone
Notary Public in and for the County of Los Angeles, State of California
My commission expires January 28-1966

#54305

Recorded at the request of the County Clerk Sep 16, 1963, at 11 A m., in Book 38 of Miscellaneous Records (Maps) at Pages 13 and 14, Records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

By Idora Heikle
Deputy County Recorder

I, Michael Arthur Woodyard, do hereby certify that I am a Registered Civil Engineer of the State of California, that this map correctly represents a survey made under my direction in JULY, 1963, for TREBOR CONSTRUCTION, 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 Sept. 9 1964, and that they are (or will be) sufficient to enable the survey to be retraced.

Dated 8/23/63

Michael Arthur Woodyard
Registered Civil Engineer Nº 13120

I certify that all of 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 1574" have been complied with.

Dated September 10, 1963

Robert L. Hamm
County Clerk
County of Ventura

By Lisa Ohse
Deputy County Clerk

I certify that according to the records of my office there are no liens against the subdivision "TRACT Nº 1574" 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 Aug. 23, 1963

Raymond S. Walker
County Treasurer - Tax Collector
County of Ventura

By Catherine Johnson
Deputy County Tax Collector

I certify that I have examined the final map entitled "TRACT Nº 1574" 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 Sept 10th, 1963

M. C. Lorenz
County Surveyor
County of Ventura

By F. F. Stoker
Assistant County Surveyor

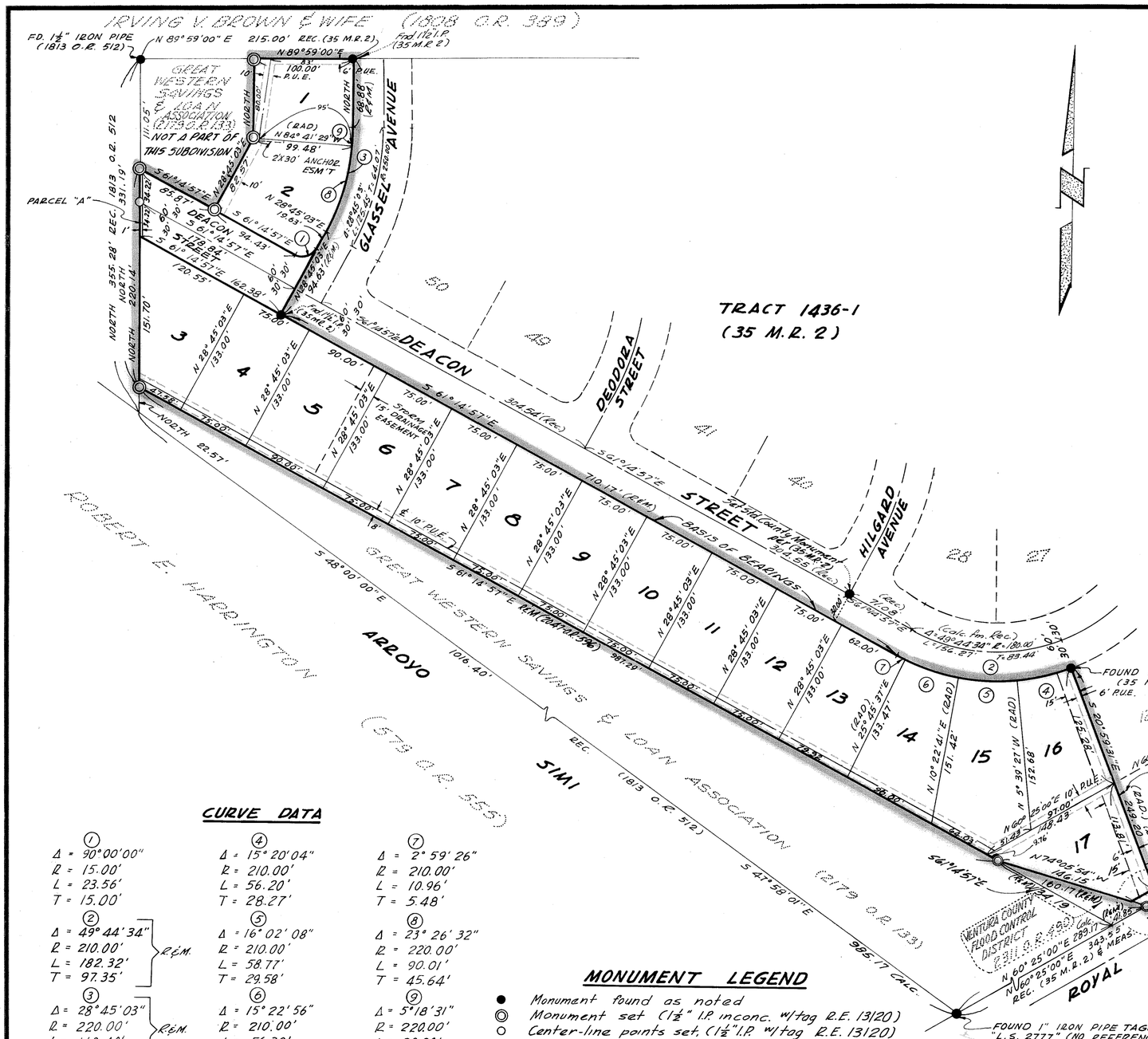
MAP OF TRACT Nº 1574

IN UNINCORPORATED TERRITORY
PART OF SEC. 11, T. 2N., R. 18W - RANCHO SIMI
(BOOK 3, PG. 7, M.R.)
COUNTY OF VENTURA, CALIFORNIA

JENNINGS-HANSEN ENGINEERING
1239 E. MAIN St, VENTURA, CALIF.

JULY, 1963

SHEET 1 OF 2 SHEETS



CURVE DATA

①	④	⑦
Δ = 90°00'00"	Δ = 15°20'04"	Δ = 2°59'26"
R = 15.00'	R = 210.00'	R = 210.00'
L = 23.56'	L = 56.20'	L = 10.96'
T = 15.00'	T = 28.27'	T = 5.48'
②	⑤	⑧
Δ = 49°44'34"	Δ = 16°02'08"	Δ = 23°26'32"
R = 210.00' R&M	R = 210.00'	R = 220.00'
L = 182.32'	L = 58.77'	L = 90.01'
T = 97.35'	T = 29.58'	T = 45.64'
③	⑥	⑨
Δ = 28°45'03"	Δ = 15°22'56"	Δ = 5°18'31"
R = 220.00' R&M	R = 210.00'	R = 220.00'
L = 110.40'	L = 56.38'	L = 20.38'
T = 56.39'	T = 28.36'	T = 10.20'

BASIS OF BEARINGS

The basis of bearings used for this map is S 61° 14' 57" E being the bearing on the south property line of Deacon Street as recorded in Book 35, Page 2 of Miscellaneous Records (Maps), Records of Ventura County.

MONUMENT LEGEND

- ● Monument found as noted
- ◎ Monument set (1½" I.P. inconc. w/tag R.E. 13120)
- ○ Center-line points set, (1½" I.P. w/tag R.E. 13120)

¾"x30" iron pipe w/tag R.C.E. 13120 set at rear lot corners. Front lot corners- Witness crosses are chiseled in conc. walk along lot line produced 12" beyond true corner. Engineers center-line ties and monuments set within this tract will be on file at the office of the County surveyor of Ventura County.

Note: "P.U.E." denotes Public Utilities Easement.

MAP OF TRACT NO 1574

IN UNINCORPORATED TERRITORY

PART OF SEC. 11, T. 2 N., R. 18 W. - RANCHO SIMI (BOOK 3, PG. 7, M.R.)

COUNTY OF VENTURA, CALIFORNIA

JENNINGS - HANSEN ENGINEERING
1239 E. MAIN ST., VENTURA, CALIF.

SCALE: 1" = 80' JULY, 1963

SHEET 2 OF 2 SHEETS