TRACT NO 1561

SHEET 1 OF 7 SHEETS

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

IN UNINCORPORATED TERRITORY
BEING A PART OF THE S.W. 1/4 OF SEC. 14, & S.E. 1/4, SEC. 15, T. 2N., R. 18W., RANCHO SIMI, PER 3 M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA
SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N 89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.

We, the undersigned, hereby, certify that we are the owners of, or are interested in the land included within this subdivision entitled "Tract No. 1561" shown on the annexed map consisting of 7 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 Fitzgerald Road, Dusan Street, Gould Street, Sandy Avenue, Talbert Avenue, Comet Avenue, Rosette Street, Buff Circle, Lucy Circle, Watson Avenue, and Storm Drainage Easements.
Withdrawn &c

FRONTIER ENTERPRISES, INC, a California corporation (Owners)

Paul E. Griffin Jr. Robert R. Raul

W.H.W. INVESTMENT CO., a General Partnership (Owners)

By: HERMITAGE INVESTMENT CO., a California Corporation (Partner)

Bryan E. Gibson

G.T.C. INVESTMENT CO., a General Partnership (Owners)

By: CARDINAL DEVELOPMENT COMPANY, a California Corporation (Partner)

Bryan E. Gibson

FIRST AMERICAN TITLE INSURANCE & TRUST COMPANY, a California Corporation (Trustee) under those three Deeds of Trust recorded in Book 2250, page 599; Book 2296 page 598, and in Book 2305, page 37 of Official Records, respectively.

R.C. von Felden — By: R.C. Von Felden, Asst. Vice Pres.

Ron Morey — Ron Morey, Asst. Sec.

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

On this 18th day of May 1964 before me, the undersigned, personally appeared Bryan E. Gibson known to me to be the President of Hermitage Investment Co. the Corporation that executed the within instrument and known to me the person who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of W.H.W. Investment Co., the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same WITNESS my hand and official seal.

Notary Public in and for said County & State
My Commission Expires: JAN. 14, 1966

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

On this 18th day of MAY 1964, before me, the undersigned, personally appeared BRYAN E. GIBSON known to me to be the PRESIDENT of CARDINAL DEVELOPMENT CO. the corporation that executed the within instrument and known to me to be the person who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of G.T.C. INVESTMEN CO., the partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same WITNESS my hand and official seal.

Notary Public in and for said County & State
My Commission Expires: JAN 14, 1966

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

On this 18th day of MAY 1964, before me, the undersigned, personally appeared PAUL E GRIFFIN JR. known to me to be the PRESIDENT and ROBERT R. RAUL known to me to be the SECRETARY of FRONTIER ENTERPRISES INC a California Corporation, 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.

My Commission Expires: JAN. 14, 1966 Notary Public in and for said County & State

The signatures of Sanger C. Hedrick and Elizabeth J. Hedrick, husband and wife, present owners of an individed one-half interest in all minerals, oil, gas or other hydrocarbon substances in or under a portion of said land, without however, any right of surface entry or any right of entry in and to the subsurface thereof, at a depth of less than 500 feet beneath the surface for the development or removal of said subtances as reserved by Sanger C. Hedrick and Elizabeth J. Hedrick by deed recorded December 27, 1962 in book 2250, page 596 of Official Records, have been omitted in accordance with Section 11587-C (1) of the "Subdivision Map Act."

The signatures of Joseph N. Appleton and Dorothy W. Appleton, husband and wife, J. Arnold Appleton and Rena C. Appleton, husband and wife, Charles C. Colianni and Janice Colianni, husband and wife, Rowdy Clymore and Emily A. Clymore, husband and wife, Mildred Chamberlain a widow, William Young and Margaret Young, husband and wife, and Vernard C. Redman and Mary Redman, husband and wife, present owners of all of the minerals, oil, gas or other hydrocarbon substances in an under a portion of said land, without however, any right of surface entry or any right of entry in and to the subsurface thereof, at a depth of less than 500 feet beneath the surface for the development or removal of said substances as reserved by Joseph N. Appleton, et al., in deed recorded March 26, 1963 in Book 2296, page 584 of Official Records, and re-recorded April 10, 1963 in Book 2305, page 32 of Official Records, and in deed recorded March 26, 1963 in Book 2296, page 594 of Official Records, have been omitted in accordance with Section 11587-C (1) of the "Subdivision Map Act."

The signatures of Simi Land and Water Co., Ventura County, present owners of easements over portions of said land which cannot ripen into a fee have been omitted in accordance with Section 11587-C(1) of the "Subdivision Map Act."

STATE OF CALIFORNIA } S.S.
COUNTY OF VENTURA }

On this 25th day of June 1964, before me, the undersigned, personally appeared R.C. von Felden known to me to be the Asst Vice Pres. and Fron Morey known to me to be the Asst. Sec. of First American Title and Trust Co. a California corporation, 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.

Gus Marquez Ramirez
Notary Public in and for said County & State
My commission Expires: Jan. 14, 1965

Gus Marquez Ramirez
NOTARY PUBLIC - CALIFORNIA
COUNTY OF VENTURA

This map entitled "Tract No. 1561" consisting of 7 sheets, is presented to the board of Supervisors of Ventura County, California, at the meeting of said board held on the 21st day of July 1964 for approval. Said board hereby approves said map and does hereby accept on behalf of the public for public use Fitzgerald Road, Dusan Street, Gould Street, Sandy Avenue, Talbert Avenue, Comet Avenue, Rosette Street, Buff Circle, Lucy Circle and Watson Avenue, provided however that the offer of 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 21st day of July 1964.

BOARD OF SUPERVISORS of the COUNTY OF VENTURA, STATE OF CALIFORNIA.

ATTEST: Robert L. Hamm, Clerk of said Board — Edwin L. Lasky, Chairman of said Board

I Kenneth Schorr, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in August, 1963 for W.H.W. INVESTMENT 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 July 21, 1965, and that they are (or will be) sufficient to enable the survey to be retraced.

Dated this 27th day of APRIL, 1964

Registered Civil Engineer No. 12955

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 deposit required at the time of the approval by the board of Supervisors of the map entitled "Tract No. 1561" have been complied with.

Dated this 21st day of July, 1964

Robert L. Hamm
County ClerK
County of Ventura

By: _____ Deputy County ClerK

I certify that according to the records of my office, there are no liens, against the subdivision "Tract No. 1561" 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 26th day of June, 1964

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

By: Catherine Johnston
Deputy County Treasurer-Tax Collector

I certify that I have examined the final map entitled "Tract No. 1561" 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 20th day of July, 1964

M. C. Lorenz
County Surveyor
County of Ventura

By: M. Lorenz
County Surveyor

#50813

Recorded at the request of the County ClerK July 23, 1964 at 4:30 pm in book 41 of Miscellaneous Records (Maps), at Pages 41, 42, 43, 44, 45, 46 & 47, Records of Ventura County

ROBERT L. HAMM
County Recorder
County of Ventura

By: _____ Deputy County Recorder

NOTE: For document affecting this map see Book 2810 page 489 Official Records.

41 M.R. 41

SCALE : 1 INCH = 60 FEET

SHEET 2 OF 7 SHEETS

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

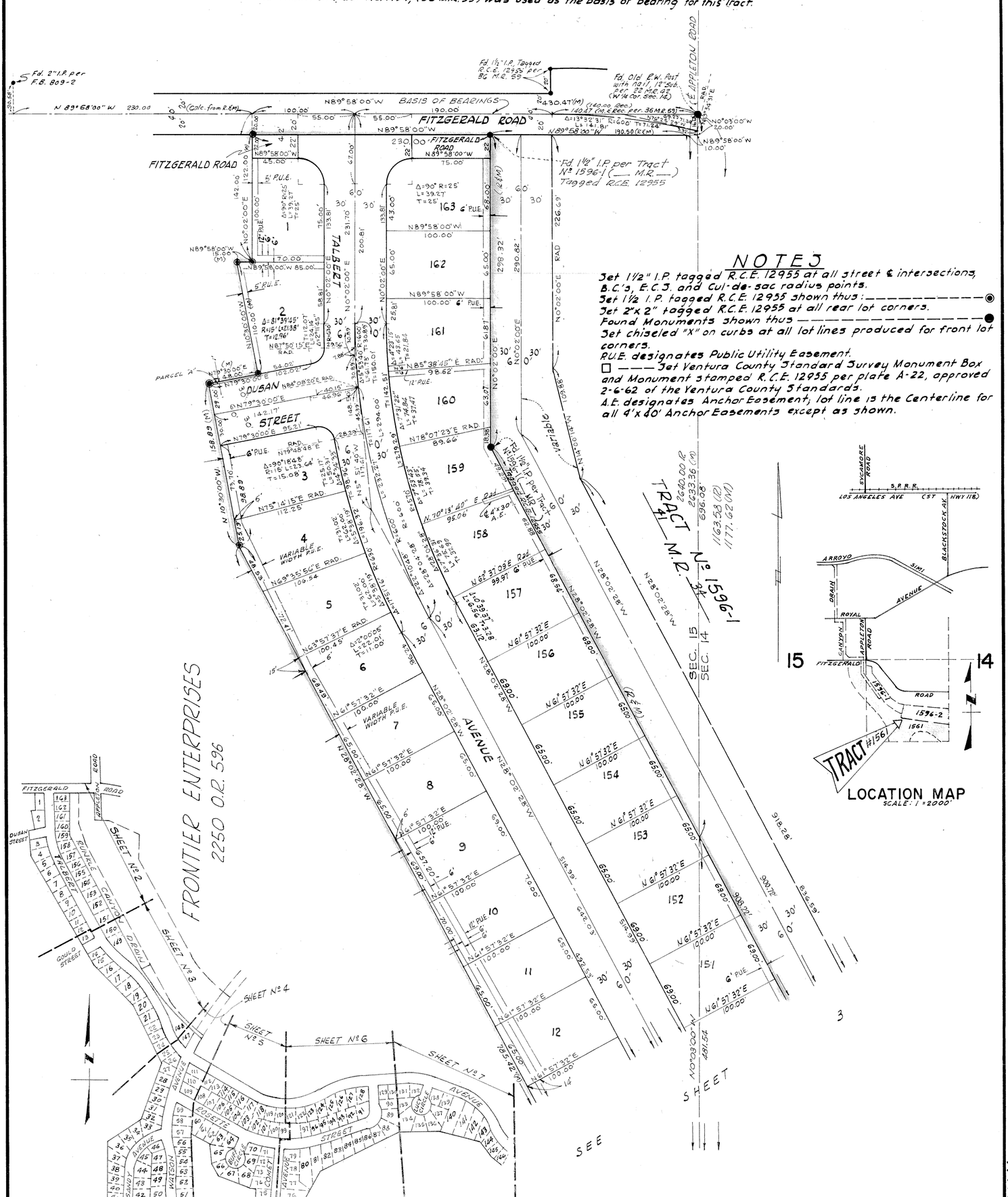
Tract No. 1561

IN UNINCORPORATED TERRITORY

BEING A PART OF THE S.W.1/4 OF SEC.14 & S.E.1/4 SEC.15, T.2N., R.18W., RANCHO SIMI, PER 3 M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA

SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.



NOTES

Set 1½" I.P. tagged R.C.E. 12955 at all street & intersections, B.C.'s, E.C.'s and Cul-de-sac radius points.
Set 1½ I.P. tagged R.C.E. 12955 shown thus: ——————◉
Set 2"x 2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ——————●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
R.U.E. designates Public Utility Easement.
□ ——— Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement, lot line is the Centerline for all 4'x 40' Anchor Easements except as shown.

LOCATION MAP
SCALE: 1"=2000'

NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

41 M.R. 42

NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

Tract No. 1561

IN UNINCORPORATED TERRITORY

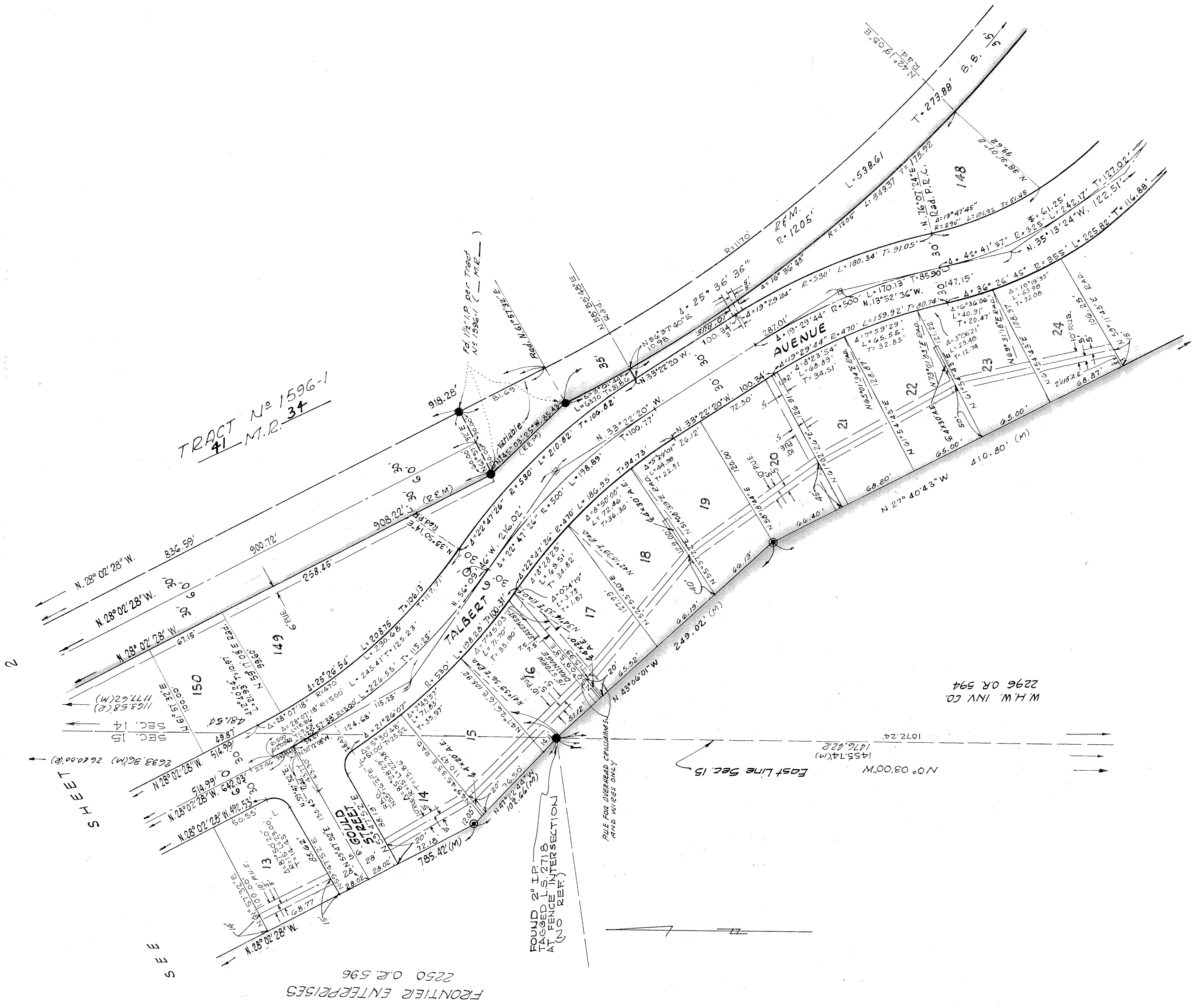
BEING A PART OF THE S.W.1/4 OF SEC.14 & SE.1/4 SEC.15, T.2N, R.18W, RANCHO SIMI, PER 3 M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA

SEPTEMBER, 1963

BASIS OF BEARINGS:

The bearing of N89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.

SCALE : 1 INCH = 60 FEET



NOTES

Set 1½" I.P. tagged R.C.E. 12955 at all street ℄ intersections, B.C.'s, E.C.'s, and Cul-de-sac radius points.
Set 1½ I.P. tagged R.C.E. 12955 shown thus: ⊙
Set 2"x 2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
P.U.E. designates Public Utility Easement.
□ Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement; lot line is the Centerline for all 4'x 40' Anchor Easements except as shown.

SCALE : 1 INCH = 60 FEET

SHEET 4 OF 7 SHEETS

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

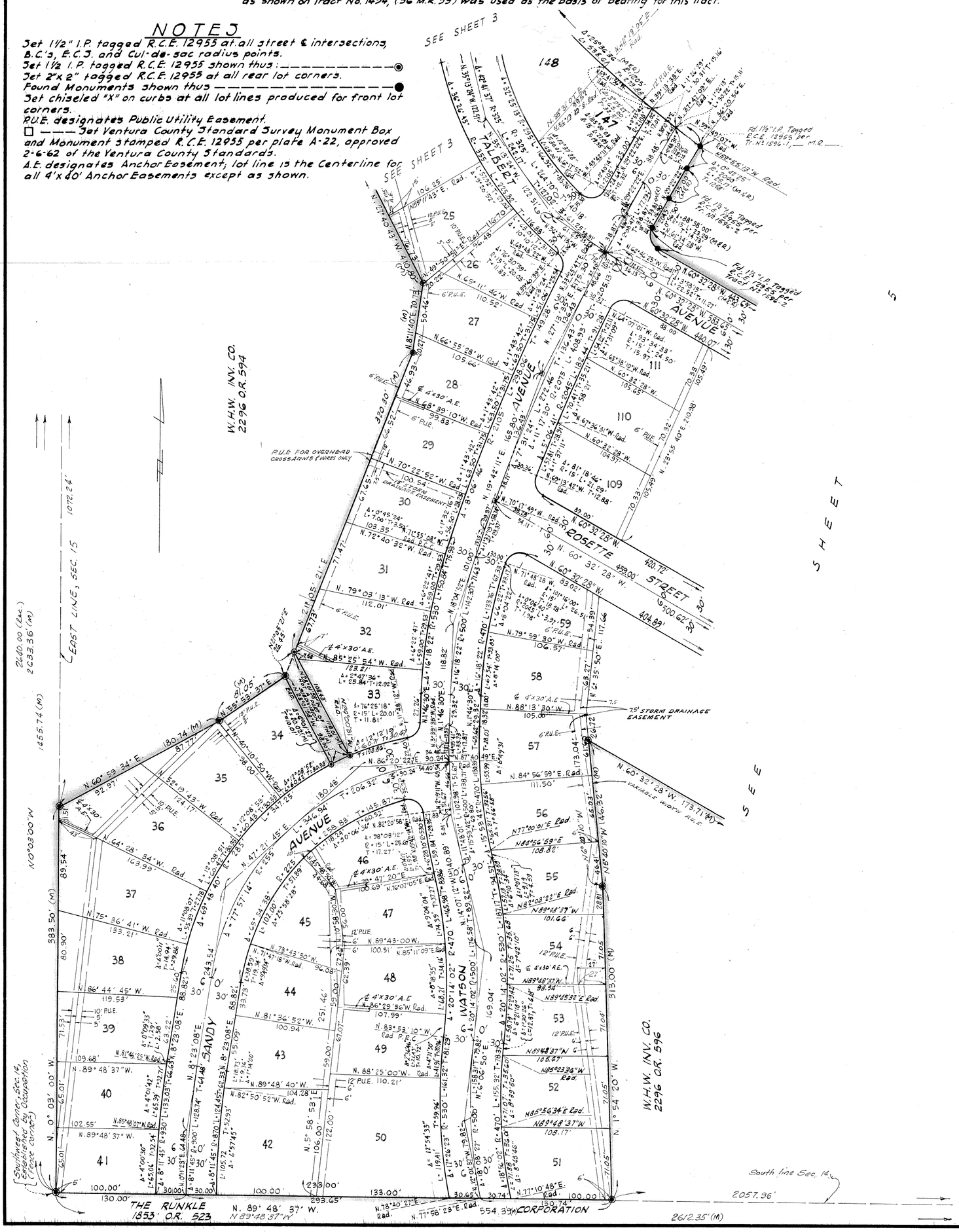
Tract No. 1561

IN UNINCORPORATED TERRITORY
BEING A PART OF THE S.W. 1/4 OF SEC 14, T. 2 N., R. 18W., RANCHO SIMI, PER 3M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA
SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.

NOTES

Set 1½" I.P. tagged R.C.E. 12955 at all street ℄ intersections, B.C.'s, E.C.'s, and Cul-de-sac radius points.
Set 1½ I.P. tagged R.C.E. 12955 shown thus: ——————◎
Set 2"x 2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ——————●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
R.U.E. designates Public Utility Easement.
□ ——— Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement, lot line is the Centerline for all 4'x 60' Anchor Easements except as shown.



NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

SCALE : 1 INCH = 60 FEET

SHEET 5 OF 7 SHEETS

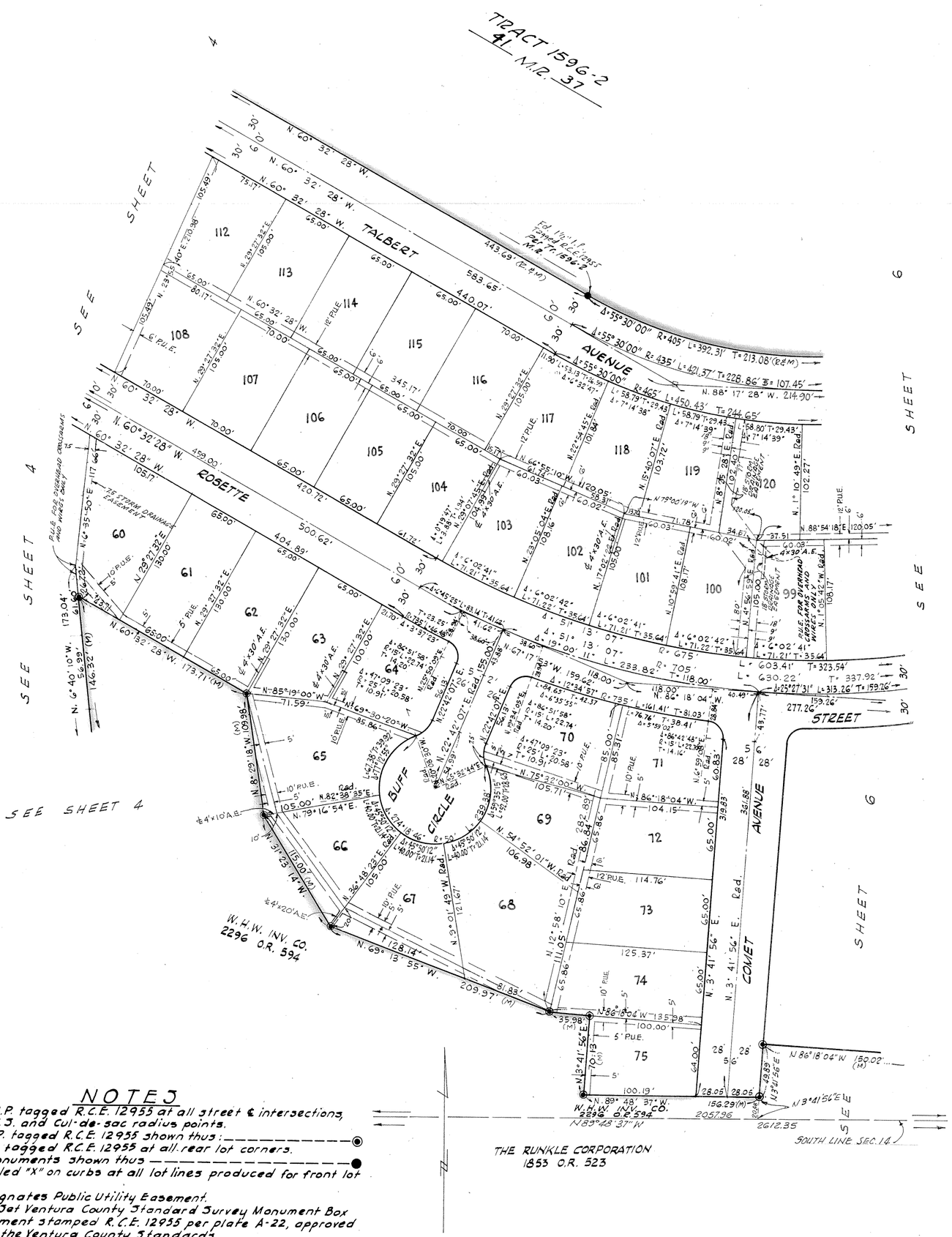
PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

Tract No. 1561

IN UNINCORPORATED TERRITORY
BEING A PART OF THE S.W. 1/4 OF SEC. 14 & S.E. 1/4 SEC. 15, T. 2N., R. 18W., RANCHO SIMI, PER 3M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA
SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.



NOTES

Set 1½" I.P. tagged R.C.E. 12955 at all street & intersections, B.C.'s, E.C.'s, and Cul-de-sac radius points.
Set 1½ I.P. tagged R.C.E. 12955 shown thus: ——————⊙
Set 2"x2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ——————●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
P.U.E. designates Public Utility Easement.
□ ——— Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement; lot line is the Centerline for all 4'x 40' Anchor Easements except as shown.

NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

41 M.R. 45

SCALE : 1 INCH = 60 FEET

SHEET 6 OF 7 SHEETS

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

R.C.E. No. 12955

Tract No. 1561

IN UNINCORPORATED TERRITORY
BEING A PART OF THE S.W.1/4 OF SEC. 14 & SE 1/4 SEC. 15, T 2N., R 18 W., RANCHO SIMI, PER 3M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA
SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N89°58'00"W for the centerline of Fitzgerald Road, as shown on Tract No. 1454, (36 M.R. 59) was used as the Basis of Bearing for this Tract.

TRACT 1596-2
41 M.R. 37



NOTES

Set 1½" I.P. tagged R.C.E. 12955 at all street & intersections, B.C.'s, E.C.'s and Cul-de-sac radius points.
Set 1½ I.P. tagged R.C.E. 12955 shown thus: ——————⊙
Set 2"x 2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ——————●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
P.U.E. designates Public Utility Easement.
□ ——— Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement, lot line is the Centerline for all 4'x 40' Anchor Easements except as shown.

NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

41 M.R. 46

SCALE : 1 INCH = 60 FEET

SHEET 7 OF 7 SHEETS

PARAMOUNT ENGINEERING CO.
2921 BEVERLY BOULEVARD
LOS ANGELES 57, CALIFORNIA

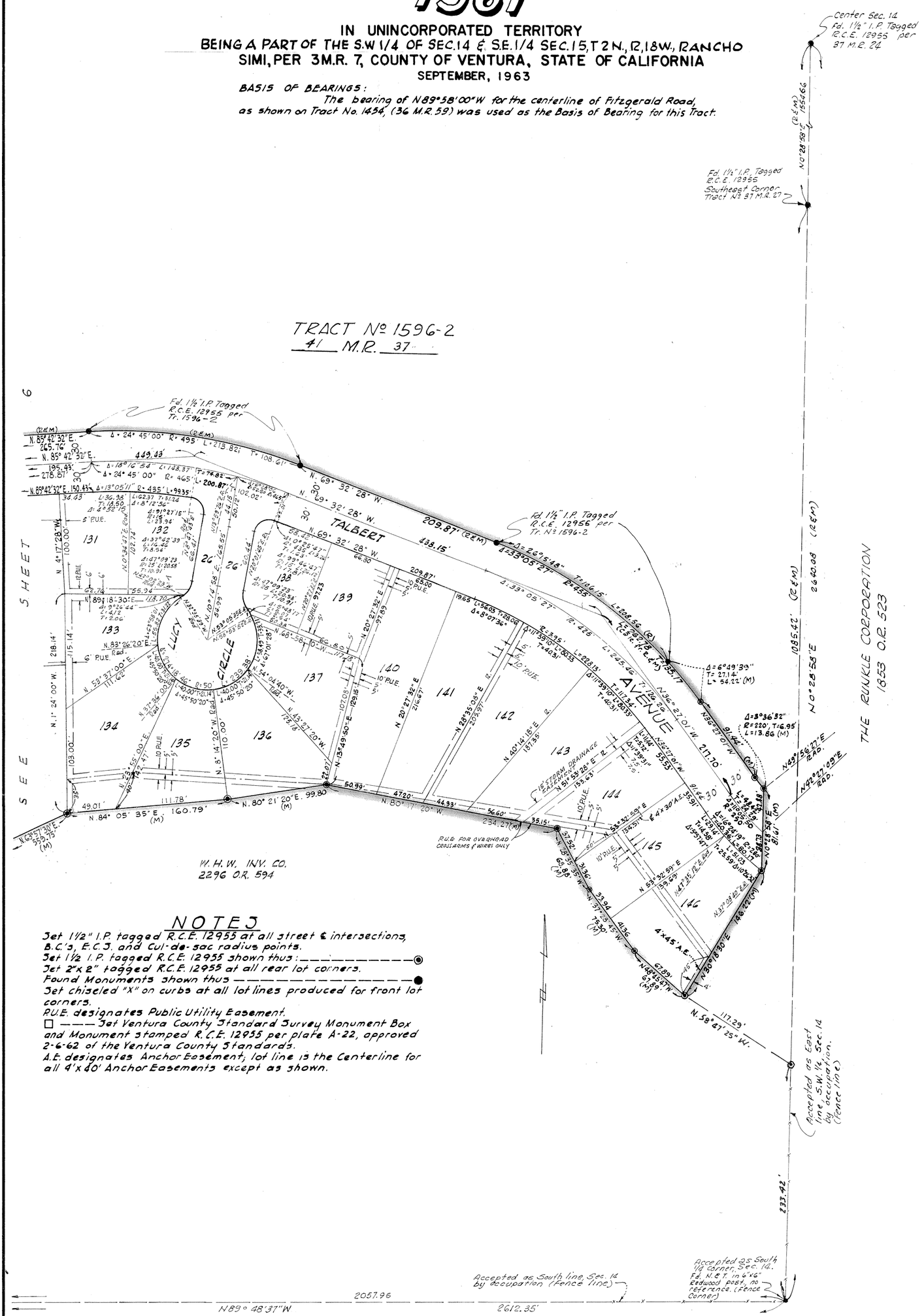
R.C.E. No. 12955

Tract No. 1561

IN UNINCORPORATED TERRITORY
BEING A PART OF THE S.W 1/4 OF SEC. 14 & S.E. 1/4 SEC. 15, T 2 N., R. 18 W., RANCHO SIMI, PER 3 M.R. 7, COUNTY OF VENTURA, STATE OF CALIFORNIA
SEPTEMBER, 1963

BASIS OF BEARINGS:
The bearing of N 89° 58' 00" W for the centerline of Fitzgerald Road, as shown on Tract No. 1434, (36 M.R. 59) was used as the Basis of Bearing for this Tract.

TRACT Nº 1596-2
41 M.R. 37



NOTES

Set 1 1/2" I.P. tagged R.C.E. 12955 at all street & intersections, B.C.'s, E.C.'s and Cul-de-sac radius points.
Set 1 1/2 I.P. tagged R.C.E. 12955 shown thus: ——————◉
Set 2"x 2" tagged R.C.E. 12955 at all rear lot corners.
Found Monuments shown thus ——————●
Set chiseled "X" on curbs at all lot lines produced for front lot corners.
P.U.E. designates Public Utility Easement.
□ ——— Set Ventura County Standard Survey Monument Box and Monument stamped R.C.E. 12955 per plate A-22, approved 2-6-62 of the Ventura County Standards.
A.E. designates Anchor Easement, lot line is the Centerline for all 4'x 40' Anchor Easements except as shown.

NOTE: An affidavit affecting the data on this plat is filed at 2810 O.R. 489

41 M.R. 47