NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.
FOR AMENDMENT TO THIS MAP SEE BOOK 47 PAGE 67 M.R.

We, the undersigned, hereby certify that we are the owner (s) of or are interested in the land included within this subdivision, entitled TRACT NO. 1873-1, shown on this map consisting of 7 sheets, and that we are the only person (s) whose consent is necessary to pass a clear title to said land, and consent to the making and recordation of said map and subdivision as shown within the colored borderline, and do hereby offer to dedicate for public use all streets and highways shown on the map and also grant to the County of Ventura, the easements for storm drain purposes so delineated and designated upon said map and also offer to dedicate to the Triunfo County Sanitation District, for public use, the sanitary sewer easements so designated on said map.

METROPOLITAN DEVELOPMENT CORPORATION
a Delaware corporation, OWNERS

Mark Boyar
PRESIDENT

Lawrence Gluck
ASSISTANT SECRETARY

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } SS.

ON THIS 9th DAY OF Dec. ,1965 BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED MARK BOYAR, KNOWN TO ME TO BE THE PRESIDENT, AND LAWRENCE GLUCK, KNOWN TO ME TO BE THE ASSISTANT SECRETARY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, 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 WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.

James Gross
NOTARY PUBLIC James Gross
My Commission Expires 5-7-68

THE SIGNATURES OF THE HEIRS OR DEVISEES OF FRED S. ALBERTSON, DECEASED; HAZEL H. ALBERTSON; AND DANA LATHAM, AUSTIN H. PECK JR., AND ROBERT M. SUTTON AS TRUSTEES OF FRED S. ALBERTSON TRUST No 2, FRED S. ALBERTSON TRUST No 3, HAZEL H. ALBERTSON TRUST No 1 AND HAZEL H. ALBERTSON TRUST No 2, PRESENT OWNERS OF 60% OF ALL OIL, GAS AND MINERALS AND ALL OIL, GAS AND MINERAL RIGHTS UPON AND UNDER SAID LAND, WITHOUT ANY RIGHT TO ENTER UPON, POSSESS OR USE ANY PART OF THE SURFACE OF SAID LAND OR ANY PART OF THE SUBSURFACE THEREOF TO A DEPTH OF 500 FEET BELOW THE SURFACE OF SAID LAND, HAVE BEEN OMITTED IN ACCORDANCE WITH SECTION 11587 C-(1) OF THE BUSINESS AND PROFESSIONS CODE.

The signatures of Pacific Lighting Gas Supply Company, Shell Oil Company, Southern California Edison Company, Lester Townes Hope and Dolores de Fina Hope, present owners of easements which cannot ripen into a fee, have been omitted in accordance with Section 11587 subdivision (a) of the Business and Profession Code. The easement of Lester Townes Hope and Dolores de Fina Hope is a Blanket description.

#14610

Recorded at the request of the Owner, March 17 1966, at 11 : 15 A. M. in Book 47 of Miscellaneous Records (Maps) at Pages 12-18 INC, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By Lucille Sargent
Deputy County Recorder

I, G. S. Sikand, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in November, 1965 for Metropolitan Development Corp., 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 March 2 1967) and that they are (or will be) sufficient to enable the survey to be retraced. Tie notes to all centerline monuments shown hereon as set by me will be on file in the office of the County Surveyor prior to acceptance of the improvements into the County Road System.

Date March 2 1966

G. S. Sikand
REGISTERED CIVIL ENGINEER No 9553

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 1873-1, 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.

Date March 2 1966

RAYMOND S. WALKER
Treasurer — Tax Collector
County of Ventura

By Catherine Johnston
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 1873-1, 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.

Date March 15 1966

M. C. LORENZ
County Surveyor
County of Ventura

By M C Lorenz
County Surveyor

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. 1873-1, have been complied with.

Date March 15th 1966

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

By
Deputy County Clerk

This map entitled TRACT NO. 1873-1, consisting of 7 sheets, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 15th day of March, 1966 for approval; said Board hereby approves said map and does hereby accept for public use all streets and highways as delineated upon sheets 3 thrugh 7 inclusive, 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 15th day of March, 1966.

ATTEST:

Robert L. Hamm
CLERK OF SAID BOARD

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

John C. Mathiesen
CHAIRMAN OF SAID BOARD

The Triunfo County Sanitation District hereby accepts, for public use, all sanitary sewer easements delineated and designated upon the map.

TRIUNFO COUNTY SANITATION DISTRICT

John C. Mathiesen
CHAIRMAN OF THE BOARD

The following Soil Reports have been prepared on Tract No. 1873-1.

DATE OF REPORT	TITLE OF REPORT	FIRM NAME	ENGINEER	ENGINEER'S REGISTRATION No
May, 1964	Preliminary Soils Investigation Portion of Tract "P" Rancho Simi	D.R. Warren	R.L. Cummins	C 13614

I know of no other Soil Reports that have been prepared on Tract No. 1873-1

Lawrence Gluck, Asst Sec.
METROPOLITAN DEVELOPMENT CORPORATION
OWNER — DATED 12/30/65

G. S. Sikand
G.S. SIKAND - REGISTERED ENGINEER

Lawrence Gluck, Asst Sec.
METROPOLITAN DEVELOPMENT CORPORATION
SUBDIVIDER — DATED 12/30/65

C 9553
REGISTRATION NUMBER

12-30-65
DATED

TRACT NO. 1873-1
IN UNINCORPORATED TERRITORY

BEING PORTION OF TRACT "P" OF RANCHO SIMI, PER BOOK 3 PAGE 7 OF MISCELLANEOUS RECORDS

VENTURA COUNTY, CALIFORNIA

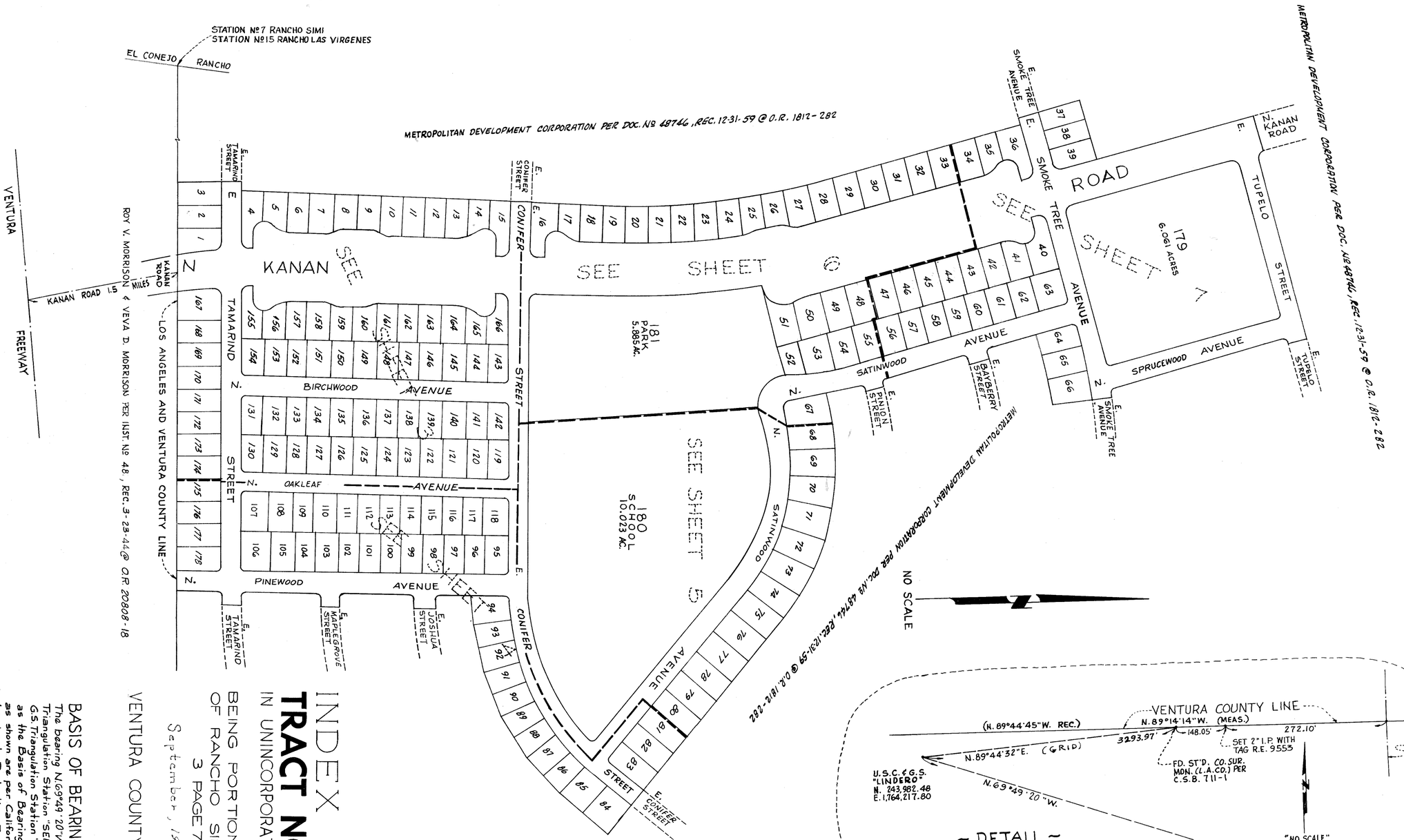
BASIS OF BEARINGS
The bearing N.69°49'20"W. from U.S.C.&G.S. Triangulation Station "SEMINOLE G-5" to U.S.C.&G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Co-ordinate System, Lambert Projection, Zone V

SHEET 1 OF 7 SHEETS

12-20-65
12-7-65

C. of V. 7-64

NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.
FOR AMENDMENT TO THIS MAP SEE BOOK 47 PAGE 67 M.R.



INDEX MAP

TRACT NO. 1873-1

IN UNINCORPORATED TERRITORY

BEING PORTION OF TRACT "P" OF RANCHO SIMI, PER BOOK 3 PAGE 7, M.R.

September, 1965

VENTURA COUNTY, CALIFORNIA

BASIS OF BEARINGS

The bearing N.69°49'20"W. from U.S.C.&G.S. Triangulation Station "SEMINOLE G-5" to U.S.C.&G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Co-ordinate System, Lambert Projection, Zone V

SHEET 2 OF 7 SHEETS

1-20-65
12-7-65

NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29

47 M.R. 14

SCALE 1" = 60'

GRAPHIC SCALE 0 10 20 30 40 60 120 180

TRACT NO 1873-1

IN UNINCORPORATED TERRITORY
BEING PORTION OF TRACT "P"
RANCHO SIMI (BK. 3, PG. 7, MR)
VENTURA COUNTY, CALIFORNIA
September, 1965

BASIS OF BEARINGS

The bearing N 69°49'20" W from U.S.C.&G.S. Triangulation Station "SEMINOLE G.S." to U.S.C.&G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Coordinate System, Lambert Projection, Zone V.

SHEET 3 OF 7 MONUMENT LEGEND

- Monuments found as noted
- Ⓜ Monument set (2" I.P. in conc. with tag R.E. 9553)
- ○ Centerline points set (1/2" I.P. with tag R.E. 9553)
- ■ Standard Monuments will be in accordance with Ventura County plate A-22 adopted February 6, 1962 unless otherwise indicated. 24" x 30" iron pipe with tag R.E. 9553 set at tract lot corners.

Front lot corners (witness crosses are chiseled in conc. walk along lot line produced 12" beyond true corner.)

Engineers centerline ties and monuments set within this tract will be on file at the office of the County Surveyor of Ventura County.

NOTE:
All monuments shown as set shall be set flush with surface.

SEE SHEET 6

9-20-65
12-7-65

NOTE: FOR DOCUMENTS AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.

SCALE 1" = 60'

MONUMENT LEGEND

- Monuments found as noted
- ◎ Monument set (2"I.P. in conc. with tag R.E. 9553)
- ○ Centerline points set (1/4"I.P. with tag R.E. 9553)
- ■ Standard Monuments will be in accordance with Ventura County plate A-22 adopted February 6, 1962 unless otherwise indicated, 36"x 30" iron pipe with tag R.E. 9553 set at lot corners.

Front lot corners (witness crosses are shown in conc. walk along lot line projected if beyond true corner.)

Engineers centerline ties and monuments set on this tract will be on file at the office of the County Surveyor of Ventura County.

NOTE:
All monuments shown as set shall be set flush with surface.

BASIS OF BEARINGS

The bearing N.69°49'20"W from U.S.C. & G.S. Triangulation Station "SCHNOLE G.S. to U.S.C. & G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Coordinate System, Lambert Projection, Zone V

SEE SHEET 3

SEE SHEET 5

SHEET 4 OF 7

METROPOLITAN DEVELOPMENT CORPORATION PER DOC. Nº 48746, REC. 12-31-59 @ O.R. 1812-282

ROY V. MORRISON & VERA D. MORRISON PER INST. NO 48, REC. 3-23-44 O.R. 2080B-18, RECORDS OF LOS ANGELES COUNTY

LOS ANGELES COUNTY LINE

VENTURA COUNTY LINE

2003.59'M.

2003.65(18-7111)

Found standard County Surveyor's monument marked (Los Angeles County) per Los Angeles County Surveyor's Map Nº B-711, sheet 1

COUNTY SURVEYOR'S MONUMENT

COUNTY OF SIMI RD. V. COUNTY L.A. COUNTY

GRAPHIC SCALE

0 10 20 30 40 50 60

5 15 25 35 45 55

120

180

TRACT NO 1873-1

IN UNINCORPORATED TERRITORY
BEING PORTION OF TRACT "P"
RANCHO SIMI (BK. 3, PG. 7, M.R.)
VENTURA COUNTY, CALIFORNIA
September, 1965

identical

9-20-65
12-7-65

47 M.R. 16

SCALE 1"=60'

0 10 20 30 40 50 60 180

5 15 25 35 45 55 120

GRAPHIC SCALE

SHEET 5 OF 7

MONUMENT LEGEND

- ● Monuments found as noted
- ◎ Monument set (2" I.P. in conc. with tag R.E. 9553)
- ○ Centerline points set (1 1/4" I.P. with tag R.E. 9553)
- ■ Standard Monuments will be in accordance with Ventura County plate A-22 adopted February 6, 1962 unless otherwise indicated. 3/4" x 30" iron pipe with tag R.E. 9553 set at rear lot corners.

Front lot corners (witness crosses are chiseled in conc. walk along lot line produced 12" beyond true corner.)

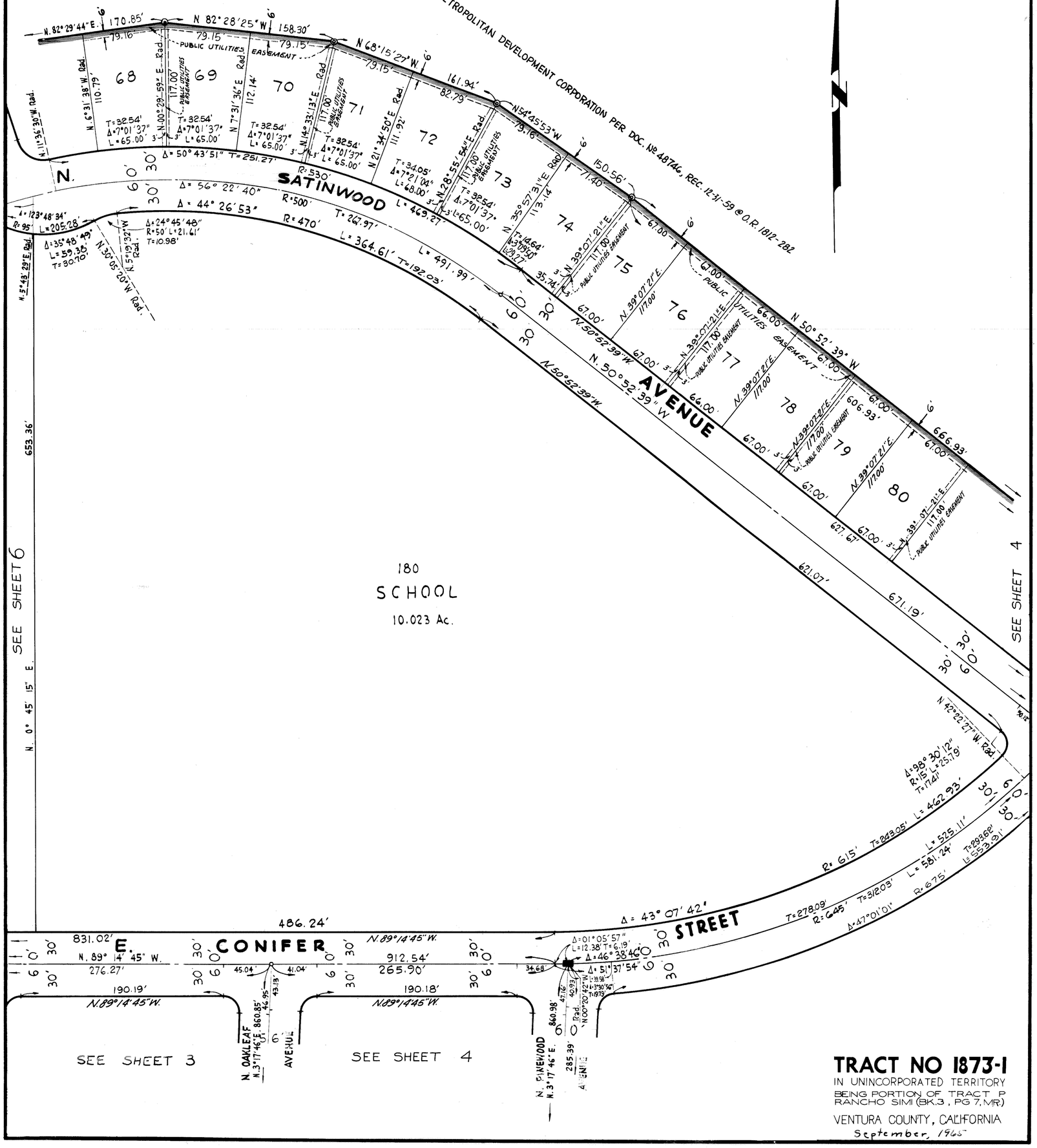
Engineers centerline ties and monuments set within this tract will be on file at the office of the County Surveyor of Ventura County.

BASIS OF BEARINGS

The bearing N 69°49'20" W. from U.S.C. & G.S. Triangulation Station "SEMINOLE G-5" to U.S.C. & G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Co-ordinate System, Lambert Projection, Zone V

NOTE:
All monuments shown as set shall be set flush with surface.

9-20-65
12-7-65



NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.

TRACT NO 1873-1

IN UNINCORPORATED TERRITORY
BEING PORTION OF TRACT P
RANCHO SIMI (BK. 3, PG 7, M.R.)
VENTURA COUNTY, CALIFORNIA
September, 1965

NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.

47M.R.17

SCALE 1" = 60'

GRAPHIC SCALE 0 10 20 30 40 50 60 / 5 15 25 35 45 55 / 120 / 180

METROPOLITAN DEVELOPMENT CORPORATION PER DOC. № 48746, REC. 12-31-59 @ O.R. 1812-282

CONIFER

KANAN ROAD

SATINWOOD AVENUE

PINION STREET

BIRCHWOOD AVENUE

181 PARK 5.885 Ac.

SEE SHEET 3

SEE SHEET 5

SEE SHEET 7

TRACT NO 1873-1
IN UNINCORPORATED TERRITORY
BEING PORTION OF TRACT P
RANCHO SIMI (BK.3, PG.7, M.R.)
VENTURA COUNTY, CALIFORNIA
September, 1965

SHEET 6 OF 7

BASIS OF BEARINGS

The bearing N 69° 45' 20" W from U.S.C. & G.S. Triangulation Station "SEMINOLE" G.S. to U.S.C. & G.S. Triangulation Station "LINDERO" was used as the Basis of Bearings for this map. Bearings as shown are per California Co-ordinate System, Lambert Projection, Zone V.

MONUMENT LEGEND

- ● Monuments found as noted
- ◎ Monument set (2" I.P. in conc. with tag R.E. 9553)
- ○ Centerline points set (1½" I.P. with tag R.E. 9553)
- ■ Standard Monuments will be in accordance with Ventura County Ordinance No. 1262, unless otherwise noted, 1" iron pipe with tag R.E. 9553 set at rear lot corners.

Front lot corners (witness crosses are chiseled in conc. walks at line produced 12" beyond true corner.)

Engineers centerline ties and monuments set within this tract will be on file at the office of the County Surveyor of Ventura County.

NOTE: All monuments shown as set shall be set flush with surface.

9-20-65
12-7-65

NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP, SEE VOLUME 3073 OF OFFICIAL RECORDS AT PAGE 29.

47 M.R. 18

TRACT NO 1873-1

IN UNINCORPORATED TERRITORY
BEING PORTION OF TRACT P
RANCHO SIMI (BK. 3, PG. 7, M.R.)
VENTURA COUNTY, CALIFORNIA
September, 1965

MONUMENT LEGEND

- Monuments found as noted
- ◎ Monument set (2" I.P. in conc. with tag R.E. 9553)
- ○ Centerline points set (1¼" I.P. with tag R.E. 9553)
- ■ Standard Monuments will be in accordance with Ventura County plate A-22 adopted February 6, 1962 unless otherwise indicated. ¾" x 30" iron pipe with tag R.E. 9553 set at rear lot corners.

Front lot corners (witness crosses are chiseled in conc. walk) easy lot line produced 12' beyond true corner.)

Engineers centerline ties and monuments set within this subdivision will be filed in the office of the County Surveyor of Ventura County.

NOTE:
All monuments shown as set shall be set flush with surface.

BASIS OF BEARINGS

The bearing N 69°49'20" W. from U.S.C. & G.S. Triangulation Station "SEMINOLE" to U.S.C. & G.S. Triangulation Station "LINDERO" was used as the basis of Bearings for this map. Bearings as shown are per California Co-ordinate System, Lambert Projection, Zone V

SCALE 1"=60'

0 10 20 30 40 50 60 120 180

5 15 25 35 45 55 GRAPHIC SCALE

METROPOLITAN DEVELOPMENT CORPORATION PER DOC. № 48746, REC. 12-3-59 @ O.R. 1812-282

SHEET 7 OF 7

9-20-65
12-7-65