WE THE UNDERSIGNED HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE INTEREST IN THE LAND INCLUDED WITHIN THIS SUBDIVISION ENTITLED TRACT NO. 2289 SHOWN ON THIS MAP CONSISTING OF EIGHT 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 AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE COLORED BORDER LINES AND DO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS: A STORM DRAIN EASEMENT OVER LOTS 4, 16, 20 AND 26,

A SANITARY SEWER EASEMENT OVER LOTS 1 AND 2 AND A SANITARY SEWER AND STORM DRAIN EASEMENT OVER LOTS 8, 9 AND 12 AS SHOWN ON THE MAP WE ALSO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS EASEMENTS FOR PRIVATE STREET AND PARKING AREA MAINTENANCE OVER LOTS 2, 6, 9, 14, 17, 21, 24, 25, 27 AND 30. THE SAID MAINTENANCE EASEMENTS OFFER IS TO REMAIN IN EFFECT FOR THE BENEFIT OF AND BE BINDING ON ALL HEIRS, ASSIGNS OR SUCCESSORS.

THE KLINGBEIL CONSTRUCTION COMPANY, AN OHIO CORPORATION, OWNER

E. Calvin Clark — E. CALVIN CLARK, VICE-PRESIDENT

Phillip R. Nicholson — PHILLIP R. NICHOLSON, ASSISTANT-SECRETARY

TITLE INSURANCE AND TRUST COMPANY, A CALIFORNIA CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED IN BOOK 3842, PAGE 792, OFFICIAL RECORDS.

Franklin Lane — ASSISTANT SECRETARY

THE SIGNATURE OF JANSS DEVELOPMENT CO, A GENERAL PARTNERSHIP, PRESENT OWNER OF AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL, GAS, HYDROCARBON SUBSTANCES AND OTHER MINERALS OF ALL KINDS WHETHER LIKE OR UNLIKE HYDROCARBONS BELOW A DEPTH OF 500 FEET OF THE SURFACE OF A PORTION OF SAID LAND WITHOUT, HOWEVER, THE RIGHT TO ENTER UPON THE SURFACE OF SUCH REAL PROPERTY, HAS BEEN OMITTED IN ACCORDANCE WITH SECTION 11582 (c)(1) OF THE BUSINESS AND PROFESSIONS CODE.

#13928

Recorded at the request of the Owner, FEBRUARY 28th 1973, at 11:00 A.M. in Book 62 of Miscellaneous Records (Maps) at Pages 64 THRU 71, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By William Dover, Asst. Deputy County Recorder

I, JAMES J. TRINDLE, do hereby certify that I am a REGISTERED CIVIL ENGINEER, that this map correctly represents a survey made under my direction in FEBRUARY 1973, 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 within one year after approval of this tract map by the City Council), 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 City Engineer prior to acceptance of the improvements into the City Road System.

Date 2-21- 1973 James J. Trindle

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 2289, 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 2/20 1973

Treasurer — Tax Collector
County of Ventura
By Mollie Thrower
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 2289, 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 2-27- 1973

J. Louis Scherer
J. Louis Scherer, City Engineer
City Of Thousand Oaks

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. 2289, have been complied with.

Date FEB. 28 1973

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

By _____
Assistant County Clerk

I, VELMA S. QUINN, CITY CLERK OF THE CITY OF THOUSAND OAKS, COUNTY OF VENTURA, STATE OF CALIFORNIA, CERTIFY 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 PERTAINING TO DEPOSITS REQUIRED AT THE TIME OF APPROVAL BY THE CITY COUNCIL OF THE CITY OF THOUSAND OAKS, OF THE MAP ENTITLED TRACT NO. 2289, HAVE BEEN COMPLIED WITH.

DATED 2-27-73

Grace J. Ledford
VELMA S. QUINN — CITY CLERK
CITY OF THOUSAND OAKS
BY: GRACE J. LEDFORD
DEPUTY CITY CLERK

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF THOUSAND OAKS, BY RESOLUTION DULY PASSED ON THE 27 DAY OF February, 1973 APPROVED THE ATTACHED MAP AND ACCEPTED EASEMENTS FOR STORM DRAIN AND SANITARY SEWER AS OFFERED THE AFFER OF DEDICATION OF EASEMENTS FOR PUBLIC MAINTENANCE OF PRIVATE STREETS AND PARKING AREAS WAS REJECTED.

DATED 2-27-73

Grace J. Ledford
VELMA S. QUINN — CITY CLERK
CITY OF THOUSAND OAKS
BY: GRACE J. LEDFORD
DEPUTY CITY CLERK

The following soil reports have been prepared on TRACT NO. 2289:

Date of Report	Title of Report	Firm Name	Engineer	Engineers Registration No.
AUGUST 25, 1972	GEOLOGIC AND SOILS ENGINEERING INVESTIGATION	ROBERT STONE AND ASSOCIATES	GERALD GORIAN	RCE 14698

TRACT NO. 2289

IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA
STATE OF CALIFORNIA

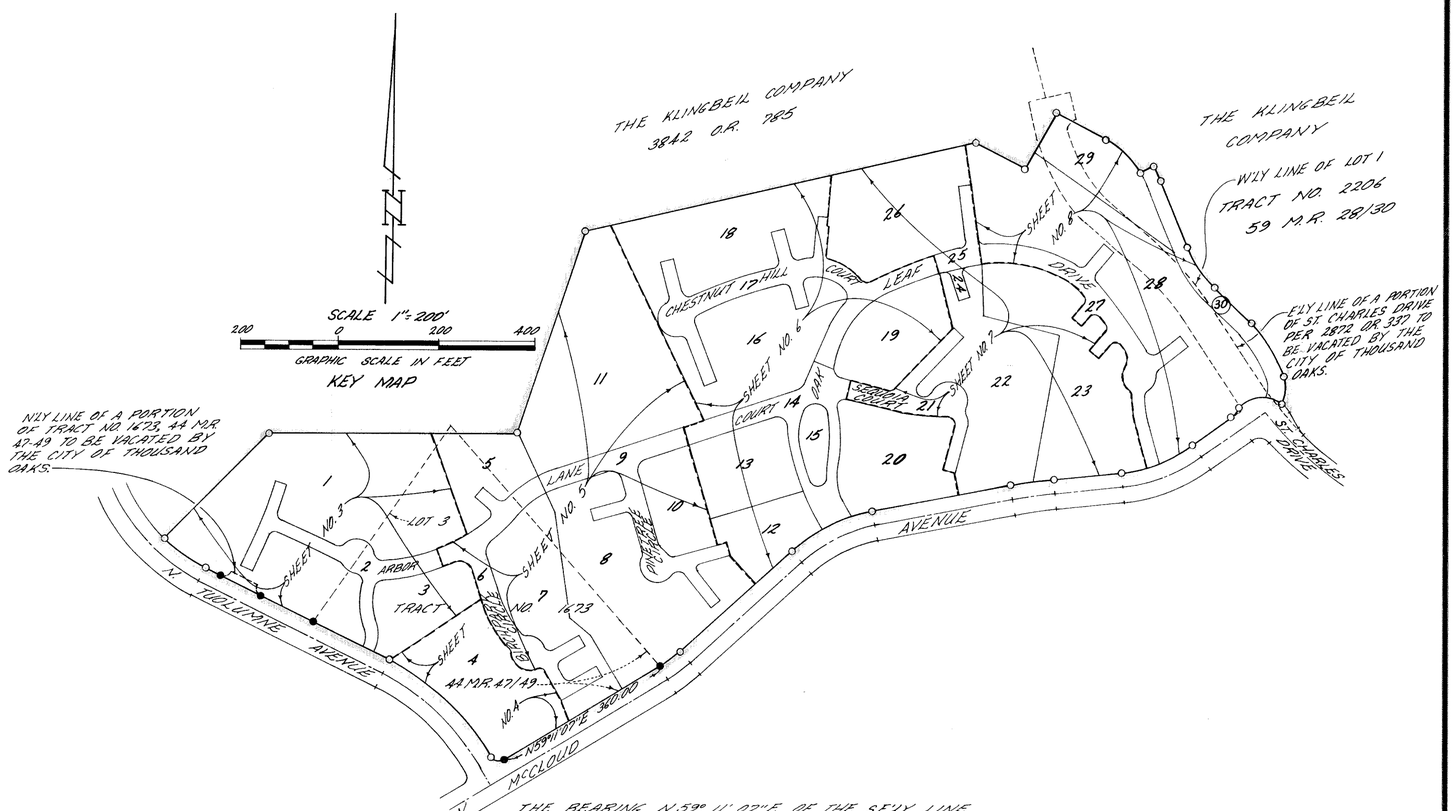
BEING A SUBDIVISION OF A PORTION OF TRACT NO. 1673 (44 M.R. 47-49) AND TRACT NO. 2206 (59 M.R. 28-30) AND SECTIONS 4, 8 AND 9, T. 1N., R. 19 W., SAN BERNARDINO MERIDIAN

VTN LOS ANGELES
FEBRUARY 1973

SHEET 1 OF 8 SHEETS



VICINITY MAP



THE BEARING N 59° 11' 07" E OF THE SE'LY LINE OF LOT 3 AS SHOWN ON THE MAP OF TRACT NO. 1673, RECORDED IN BOOK 44 PAGES 47 TO 49, IN CLUSIVE, OF MISCELLANEOUS RECORDS, RECORDS OF VENTURA COUNTY, CALIFORNIA, WAS USED AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

THE SIGNATURE OF CONEJO COMMUNITY TELEVISION, OWNER OF EASEMENTS AS DISCLOSED BY DEED RECORDED IN BOOK 3842 PAGES 740 TO 775 INCLUSIVE, OF OFFICIAL RECORDS OF VENTURA COUNTY, HAS BEEN OMMITTED UNDER THE PROVISIONS OF SECTION 11582, SUBSECTION (a) OF THE SUBDIVISION MAP ACT. THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURE IS NOT REQUIRED BY THE GOVERNING BODY.

THE CITY OF THOUSAND OAKS IS AN EASEMENT HOLDER AS DISCLOSED BY DEED RECORDED IN BOOK 2872 PAGES 337 TO 343 INCLUSIVE, OF OFFICIAL RECORDS OF VENTURA COUNTY.

MONUMENT NOTES:

- ○ SET 1½" I.P. WITH TAG RCE. 7771 IN CONC.
- ● FD. 2" I.P. 6" DEEP WITH TAG RCE 13696 PER TR. NO 1673, 44 M.R. 47/49
- ▲ SET 1" I.P. WITH TAG OR SET LEAD AND TACK AND TAG IF POINT TO BE SET FALLS IN CONCRETE GUTTER.
- ■ WHERE A LOT LINE INTERSECTS THE SIDE LINE OF A PRIVATE STREET, SET CHISELED "+" IN TOP OF CURB 0.25' OFFSET ALONG SAID LOT LINE. SET LEAD AND TACK AND TAG INSTEAD OF CHISELED "+" IN TOP OF CURB IF 0.25' OFFSET IS NOT NECESSARY AND POINT TO BE SET FALLS AT TOP OF CURB

NOTE:
PUBLIC UTILITY EASEMENTS ARE PROPOSED OVER THE ENTIRE AREA OF LOTS 2, 6, 9, 14, 17, 21, 24, 25, 27 AND 30.

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } SS.

ON THIS 19th DAY OF FEBRUARY, 1973 BEFORE ME JERRY M. HILL, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED E. CALVIN CLARK, KNOWN TO ME TO BE THE VICE-PRESIDENT AND PHILLIP R. MADDISON KNOWN TO ME TO BE THE ASSISTANT SECRETARY OF KLINGBEIL CONSTRUCTION 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 HEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

Jerry M. Hill
JERRY M HILL NOTARY PUBLIC
MY COMMISSION EXPIRES Sept. 30, 1975

OFFICIAL SEAL
JERRY M. HILL
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires Sept. 30, 1975
1800 Century Park East Ste. 200 Los Angeles, CA. 90067

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

ON THIS 20TH DAY OF FEBRUARY, 1973 BEFORE ME Linda S. Berquist A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED FRANK W. LAKE, KNOWN TO ME TO BE THE ASST. SECRETARY OF TITLE INSURANCE AND TRUST 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 HEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS TRUSTEE.

OFFICIAL SEAL
LINDA S. BERQUIST
NOTARY PUBLIC, CALIFORNIA
PRINCIPAL OFFICE IN
VENTURA COUNTY
My Commission Expires Nov. 5, 1976

Linda S Berquist
NOTARY PUBLIC
MY COMMISSION EXPIRES NOV. 5, 1976

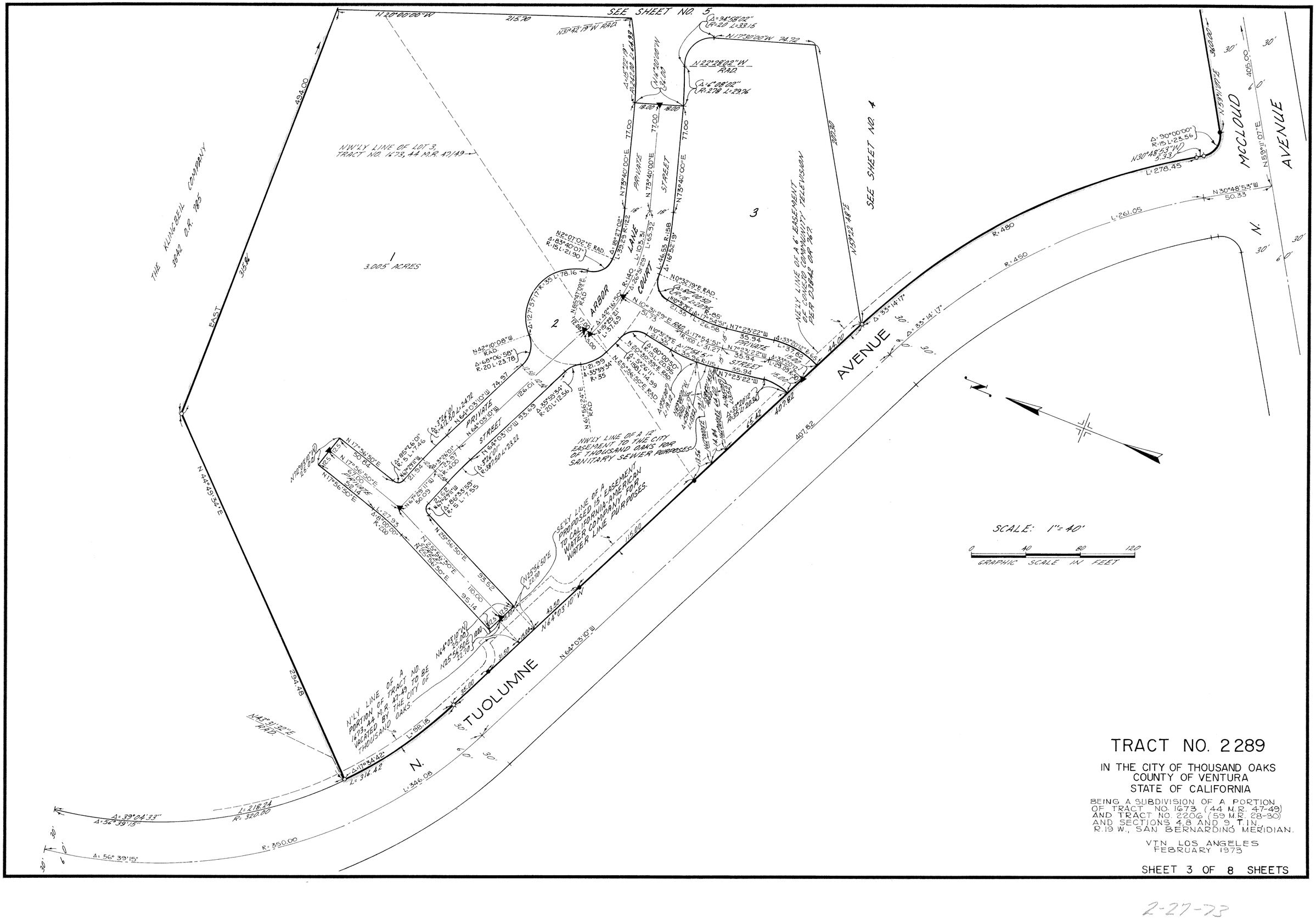
TRACT NO. 2289

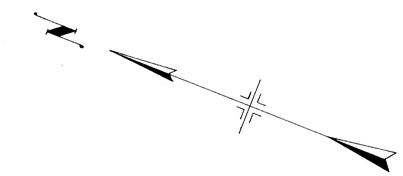
IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA
STATE OF CALIFORNIA

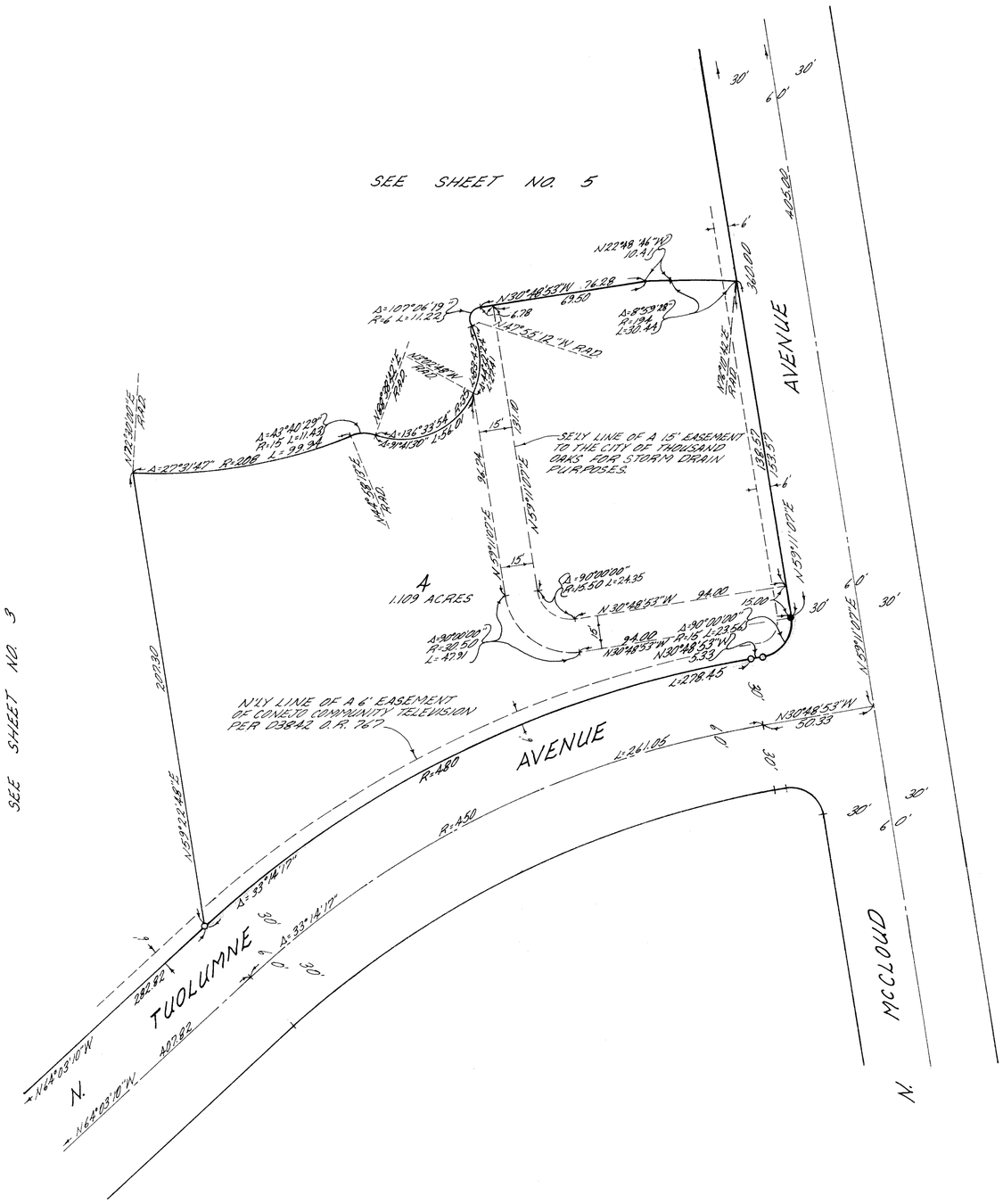
BEING A SUBDIVISION OF A PORTION OF TRACT NO. 1673 (44 M.R. 47-49) AND TRACT NO. 2206 (59 M.R. 28-30) AND SECTIONS 4, 8 AND 9, T. 1N., R. 19W., SAN BERNARDINO MERIDIAN

VTN. LOS ANGELES
FEBRUARY 1973

2-27-73


SEE SHEET NO. 5
N20°00'00"W
215.20
N33°42'19"W RAD.
494.00
EAST
315.86
THE KLING-BEIL COMPANY
3842 O.R. 185
NW'LY LINE OF LOT 3, TRACT NO. 1673, 44 M.R. 47/49
1
3.005 ACRES
2
3
PRIVATE ST.
ST. STREET
ARBOR LANE COURT
N73°40'00"E
77.00
18.00
16'
SEE SHEET NO. 4
N.E'LY LINE OF A 6' EASEMENT OF CONEJO COMMUNITY TELEVISION PER D3842 O.R. 76
N59°22'48"E
220.30
Δ=94°58'02" R=20 L=33.15
N17°30'00"W 28.72
N22°28'02"W RAD.
Δ=4°08'02" R=270 L=29.96
Δ=90°00'00" R=115 L=23.56
N30°48'53"W 5.33
L=278.45
N59°11'07"E
MCCLOUD AVENUE
405.00
60'
30'
N30°48'53"W 50.33
L=261.05
R=480
R=450
N.
AVENUE
Δ=33°14'17"
407.82
44.00
N7°23'22"W
35.94
PRIVATE ST.
Δ=33°20'12" R=65
Δ=12°27'51'17"K"=35 L=78.16
N42°10'08"W RAD.
Δ=68°06'58" R=20 L=23.78
N2°07'02"E RAD.
Δ=85°40'07" R=115 L=21.90
Δ=18°27'02" L=38.25 R=122
L=105.31
L=65.92
Δ=26°53'29"
Δ=46°53'R=158 L=129.19
N0°32'19"E RAD.
Δ=82°20'40" R=115 L=165.29
N10°31'29"E RAD.
Δ=17°54'51" R=65 L=20.31
Δ=17°54'51" R=100 L=31.27
Δ=32°15'15" R=140 L=78.83
L=57.63
N69°41'09"E RAD.
N10°31'29"E 21.35
Δ=17°54'51" L=26.58
Δ=180°20'30" R=20.35
Δ=17°44'51" R=115 L=35.96
N20°36'39"E RAD.
N25°56'50"E RAD.
N61°56'24"E RAD.
N64°03'10"W 43.50
N64°03'10"W 21.50
N64°03'10"W 15.00
N64°03'10"W 15.00
N64°03'10"W 15.00





TRACT NO. 2289

IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA
STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF TRACT NO. 1673 (44 M.R. 47-49) AND TRACT NO. 2206 (59 M.R. 28-30) AND SECTIONS 4, 8 AND 9, T. 1N., R. 19 W., SAN BERNARDINO MERIDIAN

VTN. LOS ANGELES
FEBRUARY 1973

SHEET 4 OF 8 SHEETS

2-27-73

SEE SHEET NO. 6

N 23°40'52"W 427.82

N 19°25'03"E

11
2.204 ACRES

SCALE: 1"= 40'

0 40 80 120

GRAPHIC SCALE IN FEET

THE KLINGBEIL COMPANY
3842 O.R. 785

N 72°30'00"E 494.00

E. LAST 315.86

SEE SHEET NO. 3

N23°51'44"W 92.85

N 72°30'00"E 146.00

N 20°00'00"W 215.70

N31°42'19"W RAD.

N17°30'00"W (36.00)

N 15°50'00"W 203.73

COURT STREET

314.38

N 72°30'00"E 9.44

10

PRIVATE STREET

Δ=88°20'00" R=20 L=30.83

N 15°50'00"W 151.13

Δ=31°30'05" R=35 L=19.24

Δ=48°42'00" R=15 L=12.75

N 15°50'00"W 93.00

PINETREE CIRCLE

N 15°50'00"W 77.54

N15°50'00"W 24.38

Δ=91°40'00" R=20 L=32.00

Δ=90°00'00" R=5 L=7.85

Δ=48°42'00" R=15 L=12.75

N74°10'00"E 74.00

N74°10'00"E 70.00

N15°50'00"W 25.00

8
1.701 ACRES

N16°19'44"W 25.00

N43°22'04"W 74.70

NW'LY LINE OF A PROPOSED 25' EASEMENT TO CALIFORNIA-AMERICAN WATER COMPANY FOR WATER LINE PURPOSES

N36°22'37"W 19.99

Δ=110°02'51" R=5 L=9.60

N36°22'37"W 78.99

PRIVATE 104.00

N. STREET 91.76

N36°22'37"W 19.99

N36°22'37"W 22.17

N53°37'23"E 25.00

N73°40'14"E 13.30

N20°20'33"W RAD.

N73°40'14"E 57.94

N25°18'50"E RAD.

Δ=37°08'00" R=5 L=3.24

N57°08'00"W RAD.

6.00

S 32°51'40" W 227.23' R=35

N63°41'40"W RAD.

N 48° 37' 56" E

N. McCLOUD AVENUE

293.93

Δ=10°23'11" R=300 L=55.26

N 59° 11' 07" E

Δ=10°23'11" R=270 L=48.73

SE'LY LINE OF A VARIABLE WIDTH EASEMENT TO THE CITY OF THOUSAND OAKS FOR STORM DRAIN AND SANITARY SEWER PURPOSES.

NW'LY LINE OF A 6' EASEMENT OF CONEJO COMMUNITY TELEVISION PER D.38442 O.R. 767

N30°48'53"W 111.00

120.00

N30°48'53"W 15.35

N30°48'53"W 125.00

N30°48'53"W 120.00

N30°48'53"W 25.00

N59°11'07"E 68.60

N59°11'07"E 72.84

N59°11'07"E 65.50

N30°48'53"W 71.00

PRIVATE STREET

N30°48'53"W 76.28

N 78°21'53"E RAD.

N 30°48'53" W

Δ=107°06'19" R=6 L=11.22

N22°48'44"W 10.41

Δ=83°28' R=194.00 L=30.44

N47°55'12"W RAD.

N 22°48'44" W RAD.

N 59°11'07" E 135.57

N 30°48'53" W 405.00

N 59°11'07" E 30.00

N 30°48'53" W 60.00

N 59°11'07" E 30.00

N 30°48'53" W 60.00

N 59°11'07" E 30.00

N 30°48'53" W 405

62 MR 69

SEE SHEET NO. 7

SEE SHEET NO. 5

TRACT NO. 2289

IN THE CITY OF THOUSAND OAKS
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VTN LOS ANGELES
FEBRUARY 1973

SHEET 6 OF 8 SHEETS

SCALE: 1" = 40'

0 40 80 120
GRAPHIC SCALE IN FEET

2-27-73

SEE SHEET NO. 8

THE KLINGBEIL COMPANY 3842 O.R. 785

N61°50'00"W 112.24

N28°00'13"E 238.07

N35°00'00"E 446.11

N.E. 1/4 SEC. 4

N.W. 1/4 SEC. 9

N.E. 1/4 SEC. 9

N.W. 1/4 SEC. 4

62 MR 71

SCALE: 1"= 40'

0 40 80 120

GRAPHIC SCALE IN FEET

THE KLINGBEIL COMPANY

ST. CHARLES DRIVE

AVENUE

McCLOUD

PRIVATE STREET

LEAF

OAK

DRIVE

29

28

27

30

3.168 ACRES

SEE SHEET NO. 7

TRACT NO. 2289

IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA
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BEING A SUBDIVISION OF A PORTION OF TRACT NO. 1673 (44 M.R. 47-49) AND TRACT NO. 2206 (55 M.R. 28-30) AND SECTIONS 4, 8 AND 9, T.1N., R.19 W., SAN BERNARDINO MERIDIAN

VTN LOS ANGELES
FEBRUARY 1973

SHEET 8 OF 8 SHEETS

2-27-73