We, the undersigned hereby certify that we are the owners of or are interested in the land included within this subdivision, entitled TRACT Nº 2209-1 shown on this map consisting of 6 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-line and do hereby offer to dedicate free and clear of any prior easements of right of way to the City of Thousand Oaks for Public use the right of way for all streets and highways shown on the map, all storm drain easements as shown on the map and also hereby offer to dedicate to the City of Thousand Oaks the five foot wide Public Service easements and the one foot non-vehicular access strips designated Parcels "A","B","C","D" & "E". We also hereby offer to dedicate all rights of ingress and egress across the southwesterly lot line of lot 23 abutting Pederson Rd. in order that the owners of said lot shall have no access to Pederson Rd. except the general right of travel which belongs to the whole Public. We also hereby offer to dedicate to the City of Thousand Oaks landscape easements over Lots 23 through 28 inclusive and strips 1, 5, 11, 13 and 15 as designated on the map.

BOB DEVELOPMENT, INC. a California corporation, as OWNER.

Yoshiki Yamamoto — Vice President

Hajime Irie — ASS'T SEC.

State of California
County of

On July 5 1973, before me the undersigned, personally appeared Yoshiki Yamamoto known to me to be the Vice President and Hajime Irie known to me to be the Assistant Secretary of BOB DEVELOPMENT, 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 therein named and acknowledged to me that said corporation executed the same as OWNER.

Witness my hand and official seal Joan C. Gray

Notary Public in and for said County and State

My commission expires July 7, 1975

OFFICIAL SEAL
JOAN C. GRAY
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires July 7, 1975

16055 Ventura Blvd., Encino, Calif. 91316

The signature of the City of Thousand Oaks, present owner of an easement has been omitted in accordance with Section 11587 (a) of the Business and Professions Code, its interest is such that it cannot ripen into a fee title and said signature is not required.

I, Michael A. Woodyard, do hereby certify that I am a Civil Engineer, that this map correctly represents a survey made under my direction in MAY 1973 for BOB DEVELOPMENT, INC., that the survey is true and complete as shown, that the monuments are of the character and occupy the position indicated (or will be set in such positions by JULY 1974) and that they are (or will be) sufficient to enable the survey to be retracted. 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 Street Systems.

Date June 26, 1973 — Registered Civil Engineer 13120

I certify that I have examined the final map entitled TRACT Nº 2209-1, that the subdivision is substantially the same as it appears 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 July 18, 1973 — J. Louis Scherer, City Engineer, City of Thousand Oaks

I certify that according to the records of my office there are no liens against the subdivision TRACT Nº 2209-1, 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 JUNE 27 1973 — ROBERT G. BRANCH, Treasurer Tax Collector, County of Ventura

By Mollie Thrower, Deputy Tax Collector

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 City Council of the map entitled TRACT Nº 2209-1 have been complied with.

Date July 19th 1973 — ROBERT L. HAMM, County Clerk, County of Ventura

By _____ Deputy County Recorder

#51678

Recorded at the request of the Owner, BOB DEVELOPMENT, INC., at 2:00 P.M. in Book 63 of Miscellaneous Records (Maps) at Pages 37-42, records of Ventura County on JULY 20, 1973.

ROBERT L. HAMM
County Clerk
County of Ventura

By Myrtea C. Wyborny
Deputy County Recorder

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 2209-1 have been complied with.

Date July 18 1973 — By Grace J. Ledford, Deputy

Velma S. Quinn
City Clerk
City of Thousand Oaks

I hereby certify that the City Council of the City of Thousand Oaks, by resolution duly passed on the 17th day of July 1973, approved the attached map and also accepted on behalf of the public for public use Northwood Parkway, Cypress Place and Stonepine Court and also accept the storm drain easements, all rights of ingress and egress, the Public Service easements and Parcels "A","B","C","D" & "E" as offered, provided, however that the offer of the streets designated as "private" and the landscape easements is hereby rejected.

By Grace J. Ledford, Deputy

Velma S. Quinn
City Clerk
City of Thousand Oaks

The following soils report has been prepared on TRACT Nº 2209-1

Date of Report	Title of Report	Firm Name	Engineer	Engineer's Registration
Apr. 20, 1971	Investigation of Rippability Soil Expansiveness, Shrinkage & Subsidence	Robert Stone and Associates	Gerald Gorian	R.C.E. 14698
Nov. 30, 1972	Soils Engineering and Geological Investigation	Robert Stone and Associates	Gerald Gorian	R.C.E. 14698
Feb. 14, 1973	Investigation of existing Certified Fill and Rock Disposal	Gorian and Associates	Gerald Gorian	R.C.E. 14698

I know of no other soils reports that have been prepared for TRACT Nº 2209-1

Michael A. Woodyard R.C.E. 13120

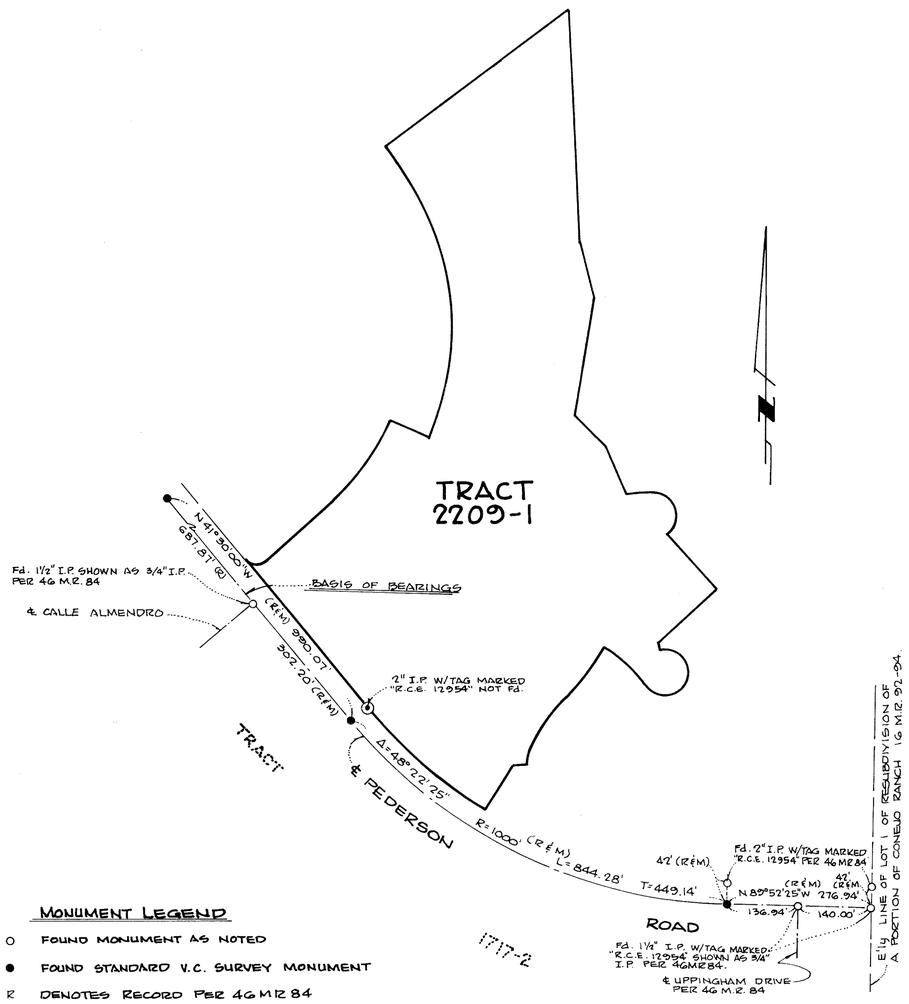
TRACT Nº 2209-1

IN THE CITY OF THOUSAND OAKS

BEING A PORTION OF LOT 1, RESUBDIVISION OF A PORTION OF CONEJO RANCH (SUBDIVISION Nº 2) PER BOOK 16 AT PAGE 92 OF MISCELLANEOUS RECORDS (MAPS)

VENTURA COUNTY, CALIFORNIA

WOODYARD AND ASSOCIATES
864 E. SANTA CLARA ST.
VENTURA, CALIFORNIA



MONUMENT LEGEND

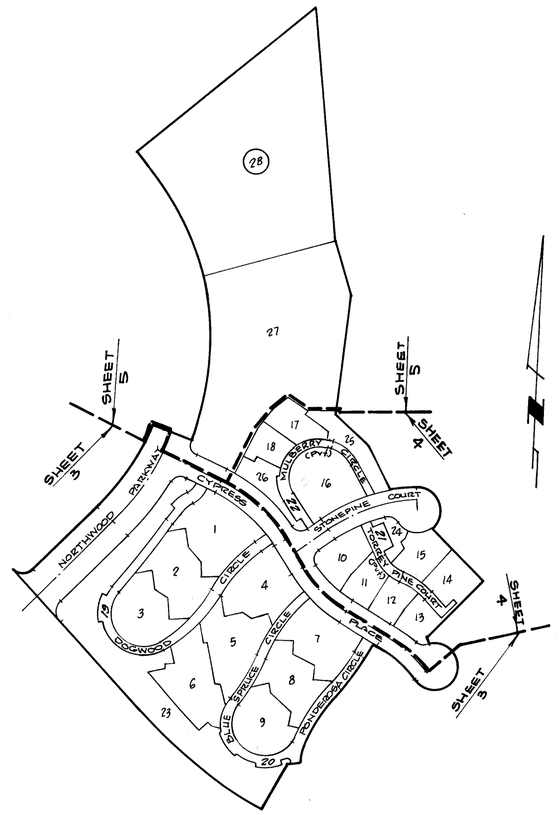
- ○ FOUND MONUMENT AS NOTED
- ● FOUND STANDARD V.C. SURVEY MONUMENT
- R DENOTES RECORD PER 46 M.R. 84
- M DENOTES MEASURED

BOUNDARY SURVEY

SCALE: 1" = 200'

GRAPHIC SCALE

200' 150' 100' 50' 0 100' 200' 400' FEET
1" ½" 0 ½" 1" 2" INCHES

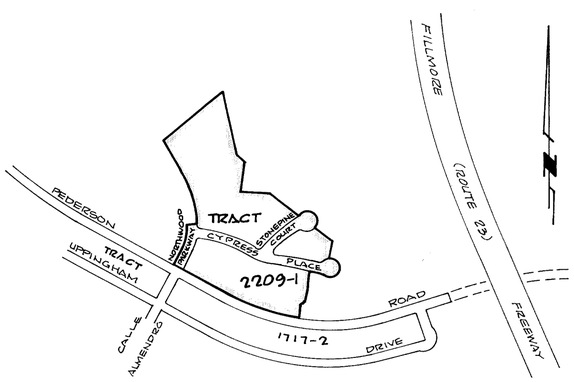


INDEX MAP

SCALE: 1" = 200'

GRAPHIC SCALE

200' 150' 100' 50' 0 100' 200' 400' FEET
1" ½" 0 ½" 1" 2" INCHES



VICINITY MAP

SCALE: 1" = 500'

GRAPHIC SCALE

500' 400' 300' 200' 100' 0 250' 500' FEET
1" 0 ½" 1" INCHES

TRACT Nº 2209-1

IN THE CITY OF THOUSAND OAKS

BEING A PORTION OF LOT 1, RESUBDIVISION OF A PORTION OF CONEJO RANCH (SUB-DIVISION Nº 2) PER BOOK 16 AT PAGE 92 OF MISCELLANEOUS RECORDS (MAPS)

VENTURA COUNTY, CALIFORNIA

WOODYARD AND ASSOCIATES
864 E. SANTA CLARA ST.
VENTURA, CALIFORNIA

SEE SHEET Nº 4

SEE SHEET Nº 5

STONEPINE COURT

CYPRESS PLACE

PARKWAY

NORTHWOOD

SPRUCE BLUE

DOGWOOD CIRCLE

CIRCLE (PRIVATE)

PONDEROSA CIRCLE (PRIVATE)

PEDERSON ROAD

CALLE ALMENDRO

PARCEL "A" non-vehicular access strip

PARCEL "B" non-vehicular access strip

STRIP 1 Proposed Landscape esm't. See detail sht. G

STRIP 2 Proposed Parking esm't. See detail sht. G

STRIP 3 Proposed Parking esm't. See detail sht. G

STRIP 4 Proposed Parking esm't. See detail sht. G

STRIP 5 Proposed Landscape esm't. See detail sht. G

STRIP 6 Proposed Parking esm't. See detail sht. G

STRIP 7 Proposed Parking esm't. See detail sht. G

STRIP 8 Proposed Parking esm't. See detail sht. G

STRIP 9 Proposed Parking esm't. See detail sht. G

STRIP 10 Proposed Sewer esm't.

STRIP 11 Proposed Landscape esm't. See detail sht. G

STRIP 12 Proposed Parking esm't. See detail sht. G

STRIP 22 Proposed Parking esm't. See detail sht. G

2" I.P. W/TAG MARKED "R.C.E. 12964" PER 46 M.R. 84, NOT FOUND

Fd. 1½" I.P. SHOWN AS 3/4" I.P. PER 46 M.R. 84

Fd. Std. Ventura Co. Survey monument per 46 MR 84

1.22 AC.

BOB DEVELOPMENT, INC. 4050 OR 835 4102 OR 629

BOB DEVELOPMENT, INC. 4050 OR 835 4102 OR 629

MONUMENTATION NOTES:

- ○ Fd. MONUMENT AS NOTED
- ▲ SET L.E.T. IN CONC. ALONG LOT LINE PRODUCED
- ⊙ SET 1½" I.P. W/TAG MARKED "R.C.E. 13120"
- SET 1½" I.P. W/TAG MARKED "R.C.E. 13120" at ALL ℄ INT. & ℄ B.C. & E.C. OF PUBLIC STREETS.
- ● SET 3/4" I.P. W/TAG MARKED "R.C.E. 13120" at ALL LOT LINE ANGLE POINTS
- R DENOTES RECORD PER 46 M.R. 84
- M DENOTES MEASURED
- △ SET L.E.T. IN CONC. 1' INSIDE TRACT LINE
- P.S.E. DENOTES 5 FOOT PUBLIC SERVICES EASEMENT
- P.U.E. DENOTES 5 FOOT PUBLIC UTILITIES EASEMENT

BASIS OF BEARINGS:

THE BEARING OF N 2° 30' 00" W BEING THE CENTERLINE OF PEDERSON ROAD AS SHOWN ON 46 M.R. 84 WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

CURVE DATA

	Δ	R	L	T
1	85° 23' 27"	20.00	29.81	18.45
2	32° 41' 20"	50.00'	28.53	14.66
3	89° 18' 35"	2.00'	3.12	1.98
4	9° 52' 57"	164.00'	28.29'	14.18
5	00° 26' 49"	2000.00'	15.60'	7.80
6	88° 35' 07"	2.00'	3.09'	1.95'
7	106° 02' 38"	2.00'	3.70'	2.66'
8	22° 20' 50"	88.00'	34.32'	17.38'
9	01° 13' 26"	300.00'	6.41'	3.20'
10	05° 58' 16"	280.00'	29.18'	14.60'
11	04° 10' 04"	275.00'	20.00'	10.01'
12	01° 09' 59"	275.00'	5.60'	2.80'
13	2° 02' 13"	250.00'	8.89'	4.44'
14	04° 10' 10"	275.00'	20.01'	10.01'
15	145° 31' 03"	2.00'	5.08'	6.44'
16	03° 37' 35"	79.00'	5.00'	2.50'
17	116° 46' 54"	10.00'	20.38'	16.25'
18	24° 45' 56"	73.00'	31.55'	16.03'
19	03° 47' 36"	420.00'	27.81'	13.91'
20	00° 21' 36"	380.00'	2.39'	1.19'
21	29° 27' 52"	85.00'	43.71'	22.35'
22	2° 20' 54"	300.00'	12.30'	6.15'
23	06° 37' 19"	392.50'	45.36'	22.71'

GRAPHIC SCALE

FEET 40' 30' 20' 10' 0 20' 40' 80'

INCHES 1" 0 1/2" 1" 2"

Scale 1" = 40'

TRACT Nº 2209-1

IN THE CITY OF THOUSAND OAKS

BEING A PORTION OF LOT 1, RESUBDIVISION OF A PORTION OF CONEJO RANCH (SUBDIVISION Nº 2) PER BOOK 16 AT PAGE 92 OF MISCELLANEOUS RECORDS (MAPS)

VENTURA COUNTY, CALIFORNIA

WOODYARD AND ASSOCIATES
864 E. SANTA CLARA ST.
VENTURA, CALIFORNIA

CURVE DATA

	Δ	R	L	T
(1)	88° 29' 31"	2.00	3.09	1.95
(2)	90° 00' 00"	2.00	3.14	
(3)	91° 39' 01"	20.00	31.99	20.58
(4)	76° 48' 20"	20.00	26.81	15.85
(5)	05° 33' 42"	327.00	31.74	15.88
(6)	03° 30' 24"	327.00	20.01	10.01
(7)	88° 10' 06"	20.00	30.78	19.37
(8)	2° 02' 13"	250.00	8.89	4.44
(9)	15° 40' 37"	70.00	19.15	9.64
(10)	90° 00' 00"	2.00	3.14	
(11)	62° 18' 40"	20.00	21.75	12.09
(12)	6° 21' 31"	74.00	8.21	4.11
(13)	11° 09' 51"	74.00	14.42	7.23
(14)	22° 28' 49"	84.00'	32.96	16.69

MONUMENTATION NOTES:

- ◉ SET 1½" I.P. W/TAG MARKED "R.C.E. 13120"
  SET 1½" I.P. W/TAG MARKED "R.C.E. 13120" AT ALL ℄ INT. & ℄ B.C. & E.C. OF PUBLIC STREETS
- ● SET ¾" I.P. W/TAG MARKED "R.C.E. 13120" AT ALL LOT ANGLE POINTS,
- ▲ SET L & T IN CONCRETE ALONG LOT LINE PRODUCED
- □ SET SPIKE & TIN IN PAVEMENT ALONG LOT LINE PRODUCED
- △ SET L & T IN CONCRETE 1' INSIDE TRACT LINE

P.S.E. DENOTES 5 FOOT PUBLIC SERVICES EASEMENT
P.U.E. DENOTES PUBLIC UTILITIES EASEMENT

EASEMENT DETAIL "A"
SCALE 1" = 40'

BOB DEVEVELOPMENT, INC.
4060 OR 835 4102 OR 628

GRAPHIC SCALE
FEET 40' 30' 20' 10' 0 20' 40' 80'
INCHES 1" 0 ½" 1" 2"
Scale 1" = 40'

TRACT Nº 2209-1

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VENTURA, CALIFORNIA

BOB DEVELOPMENT, INC.
4050 OR 635 4102 OR 629

N4°30'31"W 472.82'

N29°20'42"W 117.44'

N14°13'54"E 130.00'

N75°46'06"W 27.50'

237.10'

N48°19'18"W 83.32'

7.91'

N51°01'02"E 454.16'

267.37'

N15°13'19"E

(28) 2.81 AC.

27 2.15 AC.

25

17

18

26

16

10.00' N55°12'38"E 117.79'

N34°47'22"W 44.50'

N34°47'22"W 21.47'

N55°12'38"E 119.78'

N89°52'25"W 55.34'

13.01'

N49°47'22"W 86.03'

N55°00'00"W 45.00'

5.26'

N59°07'48"E 42.50'

N38°50'08"W 30.87'

N55°12'38"E 115.34'

N37°24'19"E 42.80'

N24°30'00"E 100.45'

241.54'

N13°24'36"E 91.10'

N50°10'56"E 83.00'

Δ=3°40'44"
R=325.00'
L=20.87'
T=10.44'

P.S.E.

Δ=85°23'27"
R=20.00'
L=29.81'
T=18.45'

N63°45'31"W 67.82'

N63°45'31"W (Rad) 126.01'

40.00'

N63°45'31"W (Rad) 80.00'

58.19'

40.00'

N68°27'04"W (Rad) 40.00'

CYPRESS PLACE

NORTHWOOD PARKWAY

SEE SHEET Nº 4

SEE SHEET Nº 3

BOB DEVELOPMENT, INC.
4050 OR 635 4102 OR 629

Δ=33°58'13"
L=571.28'
L=320.16'
T=315.65'
T=164.94'
P.S.E.
R=540.00'
T=187.87'
L=251.12'
Δ=26°38'41"
Δ=60°36'54"
38.00'
N30°58'58"W

N.T.S. (CORN.)

MONUMENTATION NOTES:

◉ SET 1½" I.P. W/TAG MARKED "R.C.E. 13120"

● SET ¾" I.P. W/TAG MARKED "R.C.E. 13120" AT ALL LOT ANGLE POINTS,

P.S.E. DENOTES 5' PUBLIC SERVICES EASEMENT

GRAPHIC SCALE

40' 30' 20' 10' 0 FEET 20' 40' 80'

1" 0 1½" 1" 2" INCHES

Scale 1"=40'

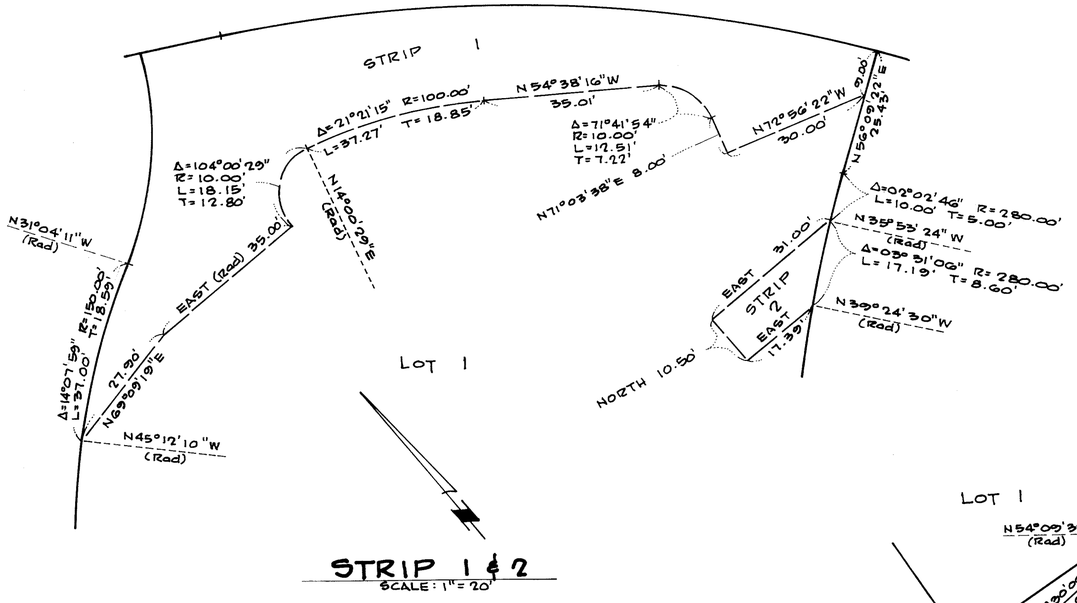
TRACT Nº 2209-1

IN THE CITY OF THOUSAND OAKS

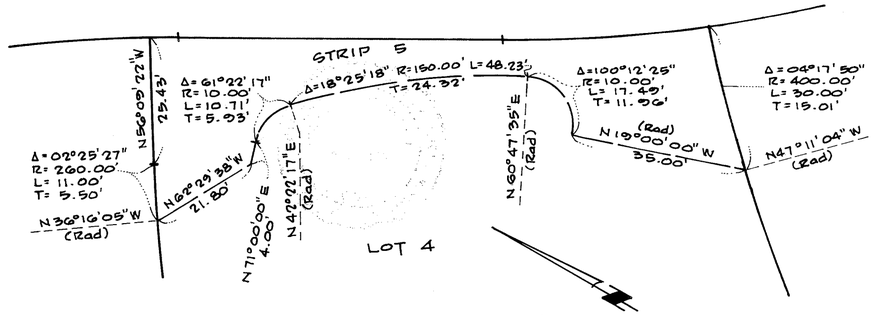
BEING A PORTION OF LOT 1, RESUBDIVISION OF A PORTION OF CONEJO RANCH (SUB-DIVISION Nº 2) PER BOOK 16 AT PAGE 92 OF MISCELLANEOUS RECORDS (MAPS)

VENTURA COUNTY, CALIFORNIA

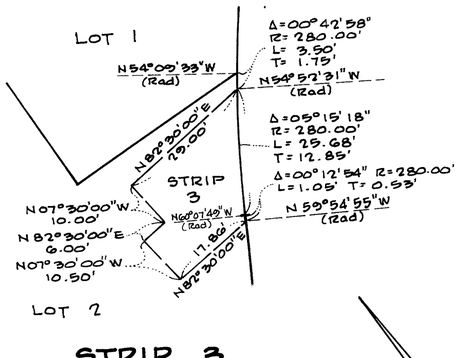
WOODYARD AND ASSOCIATES
864 E. SANTA CLARA ST.
VENTURA, CALIFORNIA



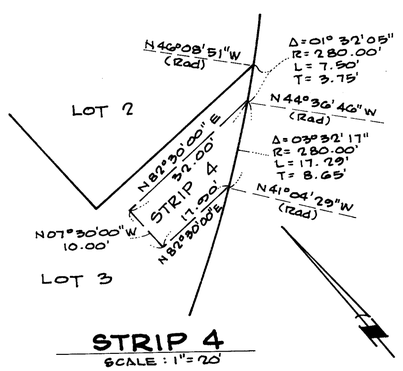
STRIP 1 & 2
SCALE: 1"= 20'



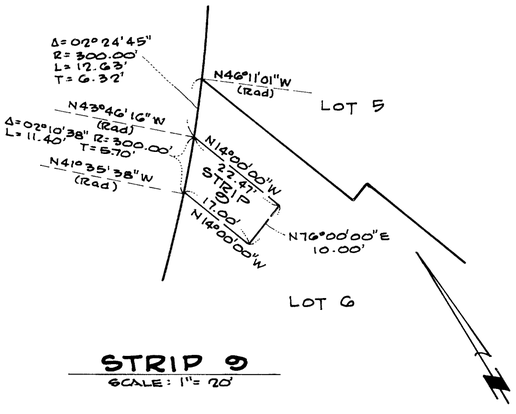
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SCALE: 1"= 20'



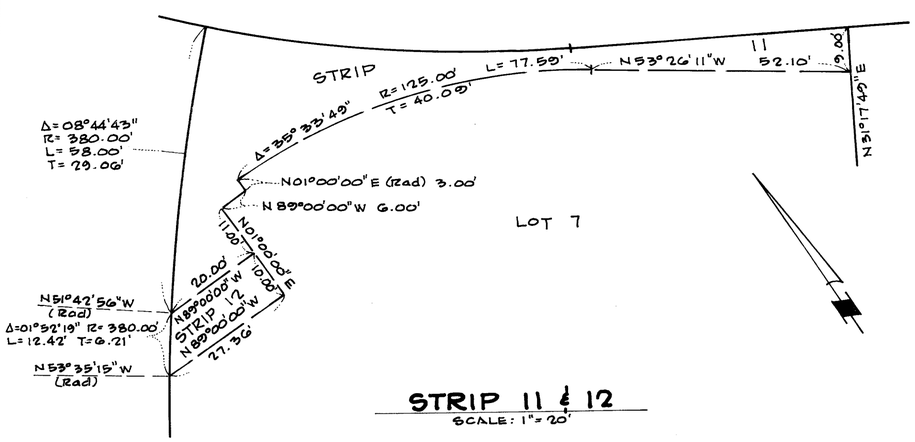
STRIP 3
SCALE: 1"= 20'



STRIP 4
SCALE: 1"= 20'

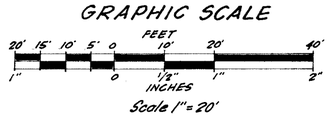


STRIP 9
SCALE: 1"= 20'

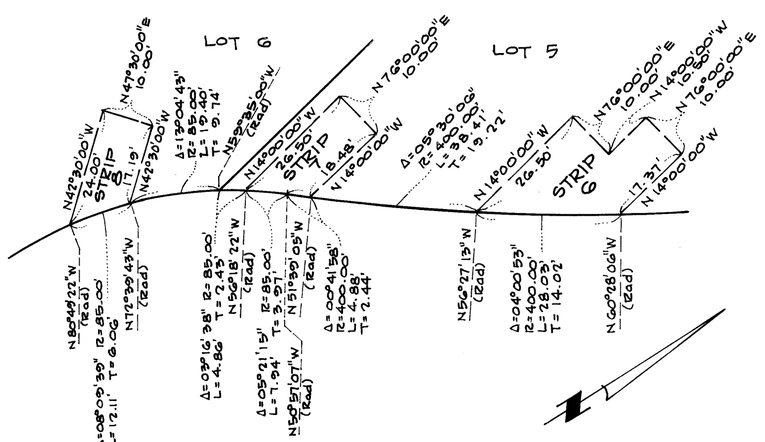


STRIP 11 & 12
SCALE: 1"= 20'

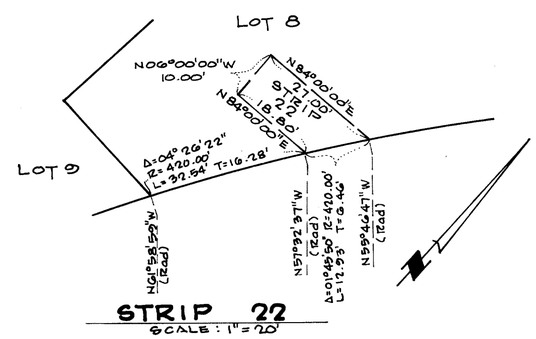
GRAPHIC SCALE



Scale 1"= 20'



STRIP 6, 7 & 8
SCALE: 1"= 20'



STRIP 22
SCALE: 1"= 20'

TRACT Nº 2209-1

IN THE CITY OF THOUSAND OAKS

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