We the undersigned hereby certify that we are the owners of or have interest in the land included within this subdivision entitled Tract No. 2173, shown on this map consisting of 11 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 as shown on the map, within the blue border. We also hereby offer to dedicate to the City of Thousand Oaks easements for storm drain and public service purposes over the strips of land so designated on the map. We also hereby offer to dedicate to the City of Thousand Oaks the development rights over lots 177, 178, 179, 180 and 181 to prohibit the construction of additional residential buildings thereon except for recreational facilities and accessory buildings.

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, a New Jersey Corporation
(Owner of a portion)

H. W. Vossler
Vice President

J. E. R. Huff
Assistant Secretary

CONEJO VALLEY UNIFIED SCHOOL DISTRICT, who acquired title as, VALLEY OAKS UNION SCHOOL DISTRICT OF VENTURA COUNTY.
(owner of a portion)

BY Glen Scott
CLERK OF THE BOARD

The signature of Buena Tierra Development Company, a Delaware Corporation, present owner of all the oil, gas and other hydrocarbon substances lying within and under that portion of said land, lying below a depth of 500 feet, measured vertically from the surface of said land without, however, any right to enter upon the surface of said land, nor into that portion of the subsurface thereof lying above a depth of 500 feet, measured vertically from said surface, has been omitted in accordance with Section 11587 (c)(1) of the Business and Professions Code.

Southern California Edison Co. and Storer Cable TV, Inc., 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.

#46407

Recorded at the request of the Owner July 15th, 1975 at 2:00 P.M. in Book 65 of Miscellaneous Records (Maps) at Pages 90 thru 100, Records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

BY: William Dover
Assistant County Recorder

I, C. Gordon Cox, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in October, 1974, 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 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 street system.

Date Dec. 5, 1974

C. Gordon Cox
C. Gordon Cox R.C.E. #14851

REGISTERED PROFESSIONAL ENGINEER C. GORDON COX NO. 14851 CIVIL STATE OF CALIFORNIA

I certify that according to the records of my office there are no liens against the subdivision Tract No. 2173, 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 April 2, 1975

Robert G. Branch
Treasurer-Tax Collector
County of Ventura

BY: Shirley Ragelman
Deputy Tax Collector

I 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 map entitled Tract No. 2173 have been complied with.

Date June 19th, 1975

Robert L. Hamm
County Clerk
County of Ventura

BY: _____
Deputy County Clerk

I certify that I have examined the final map entitled Tract No. 2173 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 June 13, 1975

J. Louis Scherer
City Engineer
City of Thousand Oaks

J. Louis Scherer

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 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. 2173 have been complied with.

Date June 13, 1975

Velma S. Quinn
City Clerk
City of Thousand Oaks

Velma S. Quinn

I hereby certify that the City Council of the City of Thousand Oaks, on the 27th day of May, 1975 approved the attached map and also accepted on behalf of the public for public use the streets and highways, storm drain easements and public service easements as shown on the map. The development rights were rejected.

Date June 13, 1975

Velma S. Quinn
City Clerk
City of Thousand Oaks

Velma S. Quinn

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

On this 10th day of December, 1974, before me, the undersigned, a Notary Public in and for said County and State, personally appeared H.W. Vossler, Jr. known to me to be the Vice President and R.E.R. HUFF known to me to be the Assistant Secretary of THE PRUDENTIAL INSURANCE COMPANY OF AMERICA 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 said corporation executed the same.

My commission expires 6-27-77

M. E. Kadel
NOTARY PUBLIC

STATE OF CALIFORNIA
COUNTY OF VENTURA

On this 26th day of FEBRUARY, 1975, before me, the undersigned, a Notary Public in and for said County and State, personally appeared GLEN SCOTT known to me to be the CLERK OF THE BOARD of CONEJO VALLEY UNIFIED SCHOOL DISTRICT the District that executed the within instrument, and known to me to be the person who executed the within instrument on behalf of the District herein named and acknowledged to me that said District executed the same.

My commission expires SEPT. 27, 1977

Barbara Ann Harding
NOTARY PUBLIC

The following soil reports have been prepared on Tract No. 2173

Date of Report	Title of Report	Firm Name	Engineer
May 13, 1974	Tract 2173	Gorian and Associates	Gerald Gorian R.C.E. 14698

TRACT NO. 2173

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

BEING A SUBDIVISION OF A PORTION OF SECTIONS 23 & 24, T1N R19W IN THE RANCHO EL CONEJO AS SHOWN UPON A MAP ENTITLED "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO VENTURA COUNTY, CALIFORNIA" RECORDED IN BOOK 1, PAGE 746 OF DEEDS.

OCTOBER, 1974

Prepared By
M & Q PACIFIC
32123 W. LINDERO CANYON RD.
WESTLAKE VILLAGE, CALIFORNIA, 91361

SUBORDINATION AGREEMENT:

The undersigned hereby agrees that the easements held by him shall as they affect the public streets offered for dedication and shown on the final subdivision map of Tract No. 2173 be subordinate to the interest and estate of the City of Thousand Oaks. Such subordination shall not operate to subordinate any rights of the undersigned to any right whatsoever of any public district or agency (except the City of Thousand Oaks) or any person or entity holding a franchise or any other person or entity whatsoever.

Storer Cable TV, Inc. . (a corporation easement holder)

Ross Wileman
Resident Manager

STATE OF CALIFORNIA)
COUNTY OF VENTURA)

On this 9TH day of JANUARY, 1975, before me, the undersigned a Notary Public in and for said County and State, personally appeared Ross Wileman known to me to be the Resident Manager of Storer Cable TV, Inc., the corporation that executed the within instrument, and known to me to be the person 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 June 20, 1977 Martha Corrales
NOTARY PUBLIC

OFFICIAL SEAL
MARTHA CORRALES
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
VENTURA COUNTY
My Commission Expires June 20, 1977

TRACT NO. 2173

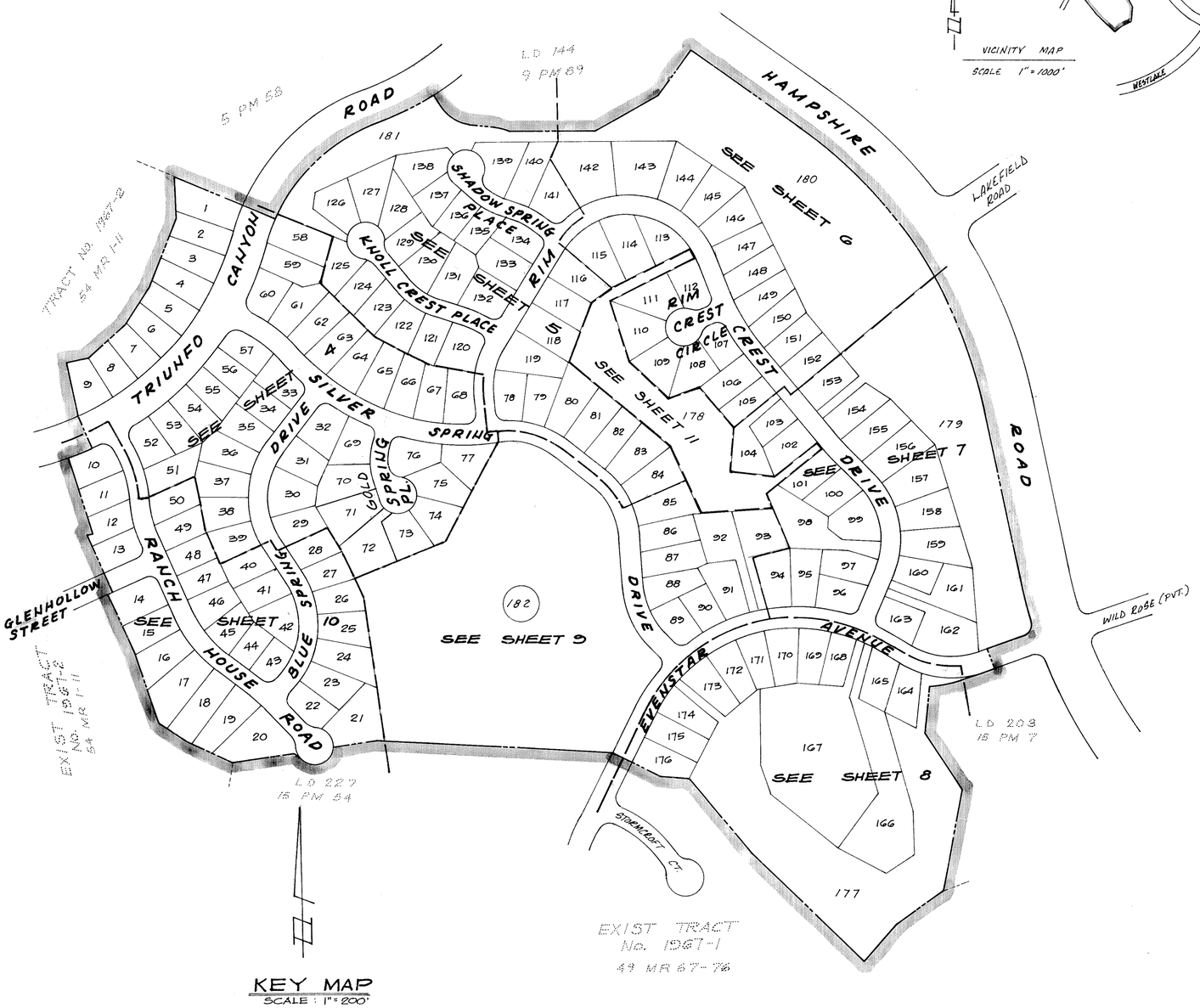
IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA, STATE OF CALIFORNIA

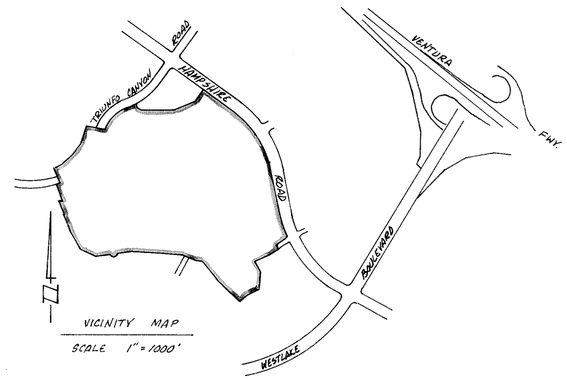
BEING A SUBDIVISION OF A PORTION OF SECTIONS 23 & 24, T1N R19W IN THE RANCHO EL CONEJO AS SHOWN UPON A MAP ENTITLED "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO VENTURA COUNTY, CALIFORNIA" RECORDED IN BOOK 1, PAGE 746 OF DEEDS.

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Basis of Bearings:

The bearing of N 11°52'26" W along the centerline of Hampshire Road as shown on Tract No. 1921-1, recorded in Bk 51 pgs 1 and 2 of Miscellaneous Records, Records of Ventura County, was used as the basis of bearings for this map.

Monument Notes:

- ▲ Fd. City of Thousand Oaks Standard Survey Monument per Plate F-2 per Tr. No. 1921-1, 51 MR 1 & 2 and Tr. No. 1921-2, 51 MR 85-88, or as described.
- ◕ Fd. 1½" I.P. w/tag (L.S. 2602) per Tr. No. 1921-1, 51 MR 1 & 2
- ⊘ Fd. 2" I.P. w/tag (RCE 8781) per Tr. No. 1967-1, 49 MR 67/76
- ● Fd. 2" I.P. w/tag (RCE 8781) per Tr. No. 1967-2, 54 ME 1/11
- ○ Set 1½" I.P. w/tag (RCE 14851)
- △ Set City of Thousand Oaks Standard Survey Monument per Plate F-2.

1. Set 1½" I.P. w/tag (RCE 14851) at all centerline intersections and at all changes of direction of centerlines.
2. Set ½" I.P. w/tag (RCE 14851) at all rear lot corners.
3. Witness crosses are chiseled in concrete curb along lot line produced.
4. Engineer enterline ties and monuments set within this tract will be on file at the office of the City Engineer of the City of Thousand Oaks.

PSE: Public Service Easement
R: Record
CFR: Calculated From Record.
M: Measured.

TRACT NO. 2173

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

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OCTOBER, 1974

200 0 200 400

SCALE 1"=200

Prepared By
M & Q PACIFIC
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TRACT NO. 2173

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COUNTY OF VENTURA, STATE OF CALIFORNIA

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OCTOBER, 1974

50 0 50 100

SCALE 1" = 50'

Prepared By
M & Q PACIFIC
32123 W. LINDERO CANYON RD.
WESTLAKE VILLAGE, CALIFORNIA, 91361

SEE SHEET 5

SEE SHEET 10

SEE SHEET 9

Storm Drain Easement to the City of Thousand Oaks

Fd. Standard Survey Monument per Tr. No. 1967-2, 54 M.R. 1

1/72 DIETERICH-POST 2111B .003 FILM

TRACT NO. 2173

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

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OCTOBER, 1974

50 0 50 100

SCALE 1" = 50'

Prepared By
M & Q PACIFIC
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SHEET 5 OF 11 SHEETS

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HAMPSHIRE ROAD

TRIUNFO CANYON ROAD

N 54° 23' 52" W 750.13' R.

Δ=42° 31' 26" R=1150' R.

C.F.R. + M N 54° 23' 52" W 320.13'

Δ=25° 02' 32" Δ=42° 31' 26" R. L=476.84' T=497.49' R=1091' L=853.51'

N 35° 36' 08" E 429.00' R.

N 59° 22' 14" E 172.15 R.

N 60° 38' 40" E (Rad.)

L=809.72'

PARCEL MAP L.D. 1-89 S P M 89

180 4.45 Ac.

418.02' 288.02'

R. 200.76' EAST 89.50' North 25.00' EAST 125.00'

N 06° 37' 16" W (Rad.) 127.50'

142 143 144 145 146 147 148 149 150 151 152

N 56° 02' 21" W 100.62' 194.62' 94.00' 93.45'

N 25° 55' 18" W 59.50' 64.50' 330.99' 51.50' 62.00' 127.00' N 39° 22' 20" W 196.00' 60.00' 67.00'

N 18° 12' 48" E 143.59' (Rad.) N 34° 08' 39" E 125.83' (Rad.) N 49° 03' 00" E (Rad.) 142.43' N 63° 58' 24" E (Rad.) 129.55' N 59° 05' 03" E 136.06' N 59° 39' 23" E 141.31' N 66° 24' 27" E (Rad.) N 50° 52' 53" E 141.63' N 50° 37' 40" E 130.00' N 50° 37' 40" E 130.00'

280.00' 155.00'

N 06° 37' 16" W (Rad.) 127.50'

Δ=24° 50' 04" R=223' L=96.66'

Δ=15° 55' 57" L=62.00' Δ=14° 56' 21" L=38.02' Δ=14° 49' 24" L=57.63' L=442.12'

Δ=3° 29' 29" L=21.73' 49.30' N 20° 32' 39" W 89.40' 40.00' Δ=0° 12' 03" L=75.08' Δ=18° 49' 42" L=146.85' 11.00' 60.00' N 39° 22' 20" W 67.00'

L=430.43' T=411.78' L=447.46' L=396.01' L=167.68' Δ=8° 54' 48" L=27.34' Δ=18° 49' 42" R=447' L=366.03' R=470' L=154.45' T=77.98' L=118.82' Δ=3° 29' 04" R=403' L=85.30' N 39° 22' 20" W 270.78'

RIM CREST

Δ=25° 39' 25" R=250' N 60° 44' 42" E 28.23' R=250' Δ=4° 09' 23" L=18.14' Δ=2° 43' 42" L=11.92' N 02° 06' 25" W (Rad.) N 62° 16' 10" E (Rad.) N 65° 00' 47" E (Rad.) 129.58' N 12° 02' 36" W (Rad.) N 45° 03' 23" W (Rad.) N 34° 10' 27" W 89.94' 71.95' (Rad.) 132.95' 62.00' 270.78'

Δ=50° 52' 44" L=40.00' R=45' L=215.45' Δ=50° 52' 44" L=41.40' Δ=1° 04' 38" L=9.27' 6' P.S.E.

RIM CREST CIRCLE

Δ=128° 11' 21" R=177' L=396.01' Δ=33° 09' 37" L=102.51' Δ=128° 11' 21" R=200' L=447.46' Δ=39° 35' 42" L=138.21' Δ=53° 16' 42" L=167.68' Δ=23° 27' 07" L=82.78' Δ=120° 11' 12" L=374.21' 23' 6' P.S.E. 40' 23'

N 23° 22' 07" W 135.68' N 09° 30' 45" E (Rad.) N 24° 24' 18" W 158.94' N 23° 36' 24" W (Rad.) N 25° 00' 27" W 91.43' N 63° 36' 37" E 151.48' 78.00' 21.00' 95.00' 21.50' 225.48' 38.00' N 51° 42' 41" E 21.50' N 71° 12' 19" W 141.11' N 70° 28' 57" W (Rad.) N 51° 26' 18" W (Rad.) N 49° 15' 16" W 145.10' N 17° 45' 34" W 147.53' N 59° 35' 16" E (Rad.) 108.50' N 14° 19' 43" E 129.42' N 45° 56' 21" W 129.42' N 70° 16' 16" E 77.02' N 51° 42' 18" E (Rad.) 61.00' N 48° 52' 00" E 130.02' N 31° 42' 41" W (Rad.) 131.94' 6' P.S.E. 50.87' N 24° 33' 58" E

SHADOW SPRING PL.

SEE SHEET 5

SEE SHEET 11

SEE SHEET 7

TRACT NO. 2173

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

BEING A SUBDIVISION OF A PORTION OF SECTIONS 23 & 24, T1N R19W IN THE RANCHO EL CONEJO AS SHOWN UPON A MAP ENTITLED "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO VENTURA COUNTY CALIFORNIA" RECORDED IN BOOK 1, PAGE 746 OF DEEDS

OCTOBER, 1974

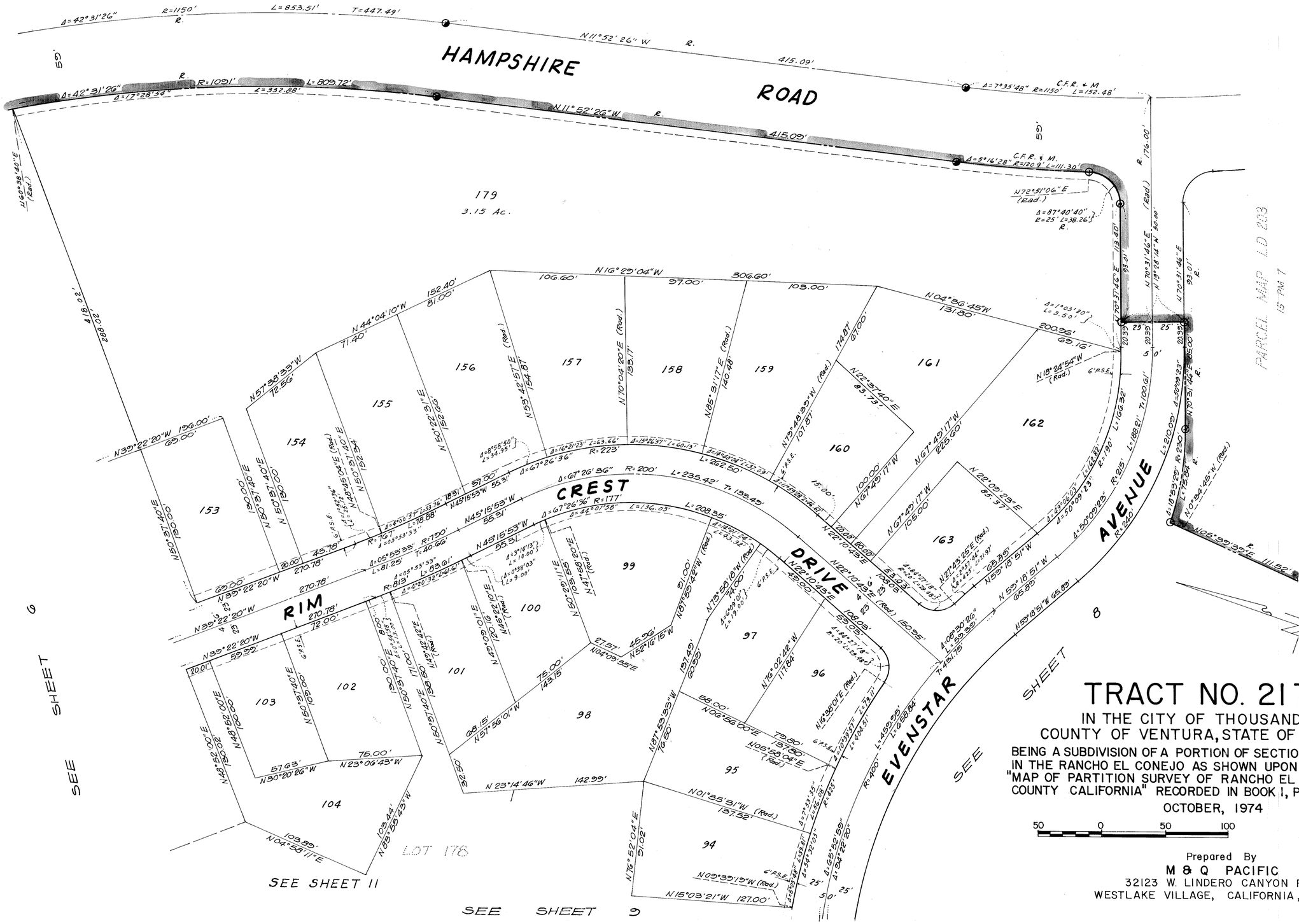
50 0 50 100

SCALE 1" = 50'

Prepared By
M & Q PACIFIC
32123 W. LINDERO CANYON RD.
WESTLAKE VILLAGE, CALIFORNIA, 91361

SHEET 6 OF 11 SHEETS

1/72 DIETERICH-POST 2111B .003 FILM


HAMPSHIRE ROAD
CREST DRIVE
RIM
EVENSTAR AVENUE
55'
179
3.15 Ac.
156
157
158
159
161
162
160
155
154
153
163
99
100
101
102
103
104
97
96
98
95
94
Δ=42°31'26" R=1150' R. L=853.51' T=447.49'
N11°52'26"W R. 415.09'
Δ=7°35'48" R=1150' C.F.R. & M. L=152.48'
Δ=42°31'26" R=1091' R. L=809.72'
Δ=17°28'54" L=332.88'
N11°52'26"W R. 415.09'
Δ=3°16'28" R=1209' C.F.R. & M. L=111.30'
N72°51'06"E (Rad.)
Δ=87°40'40" R=25' L=38.26' R.
N60°38'40"E (Rad.)
418.02'
280.22'
N16°29'04"W 306.60'
106.60'
97.00'
103.00'
N04°36'45"W 131.80'
N44°04'10"W 152.40' 81.00'
71.40'
N57°38'35"W 72.56'
N39°22'20"W 196.00' 69.00'
N70°37'46"E 113.40'
N70°31'46"E 93.01' R.
N70°31'46"E 176.00' R. (Rad.)
N19°28'14"W 30.00'
Δ=1°03'20" L=3.50'
200.86' 69.16'
N18°24'54"W (Rad.)
6' P.S.E.
N70°31'46"E 93.01' R.
N70°31'46"E 85.00' R.
Δ=18°53'29" R=230' L=75.84' R.
N0°34'45"W (Rad.)
N05°39'39"E 111.52'
N70°31'46"E 210.09' Δ=50°09'23" R=240'
L=188.21' T=100.61'
N70°31'46"E 166.32'
N22°09'23"E 85.37'
N67°49'17"W 225.00'
N67°49'17"W 100.00'
N67°49'17"W 165.00'
N22°10'43"E 123.03' 103.19'
N22°10'43"E 48.00' (Rad.) 150.95'
N73°59'18"W 14.00'
N16°02'42"W 117.84'
N16°39'01"E (Rad.)
N06°56'00"E 79.90' 131.30'
N05°58'04"E (Rad.)
N01°35'31"W (Rad.) 137.52'
N15°03'21"W 127.00'
N22°57'40"E 85.73'
N79°48'35"W (Rad.) 107.87'
N70°04'20"E (Rad.) 135.17'
N85°31'17"E (Rad.) 140.48'
N68°45'15"E (Rad.) 144.87'
N39°22'20"W 270.78' 72.00'
N39°22'20"W 270.78' 59.99'
N39°22'20"W 270.78' 69.00'
N50°37'40"E 190.00'
N50°37'40"E 190.00'
N50°37'40"E 190

TRACT NO. 2173

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

BEING A SUBDIVISION OF A PORTION OF SECTIONS 23 & 24, T1N R19W IN THE RANCHO EL CONEJO AS SHOWN UPON A MAP ENTITLED "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO VENTURA COUNTY CALIFORNIA" RECORDED IN BOOK I, PAGE 746 OF DEEDS

OCTOBER, 1974

50 0 50 100

SCALE 1" = 50'

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SHEET 8 OF 11 SHEETS

RIM CREST DRIVE AVENUE

EVENSTAR AVENUE

SILVER SPRING DRIVE

SEE SHEET 7

SEE SHEET 9

PARCEL MAP LO 203
15 PM 7

IDENTICAL

EXISTING TRACT No. 1967-1
49 MR 67-76

Fd. Standard Survey Monument per Tr. No. 1967-1, 49 MR 67

℄ of STORMCROFT CT.

1/72 DIETERICH-POST 2111B .003 FILM

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50 0 50 100

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SHEET 9 OF 11 SHEETS

SILVER SPRING DRIVE

EVENSTAR AVENUE

Storm Drain Easement to the City of Thousand Oaks

182
8.32 Ac.

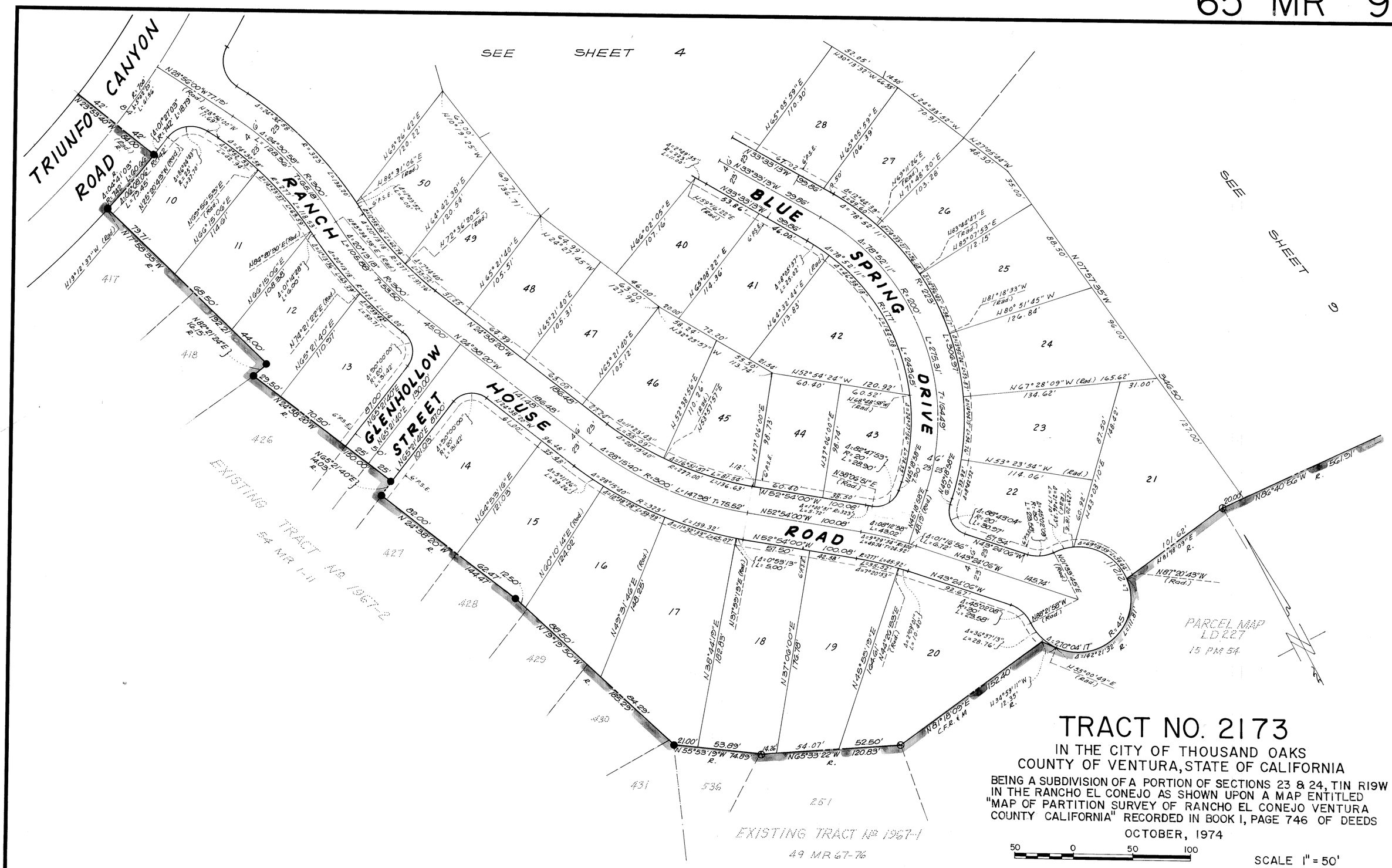
85 86 87 88 89 90 91 92 93

EXISTING TRACT Nº 1967
49 MR 67-76

Fd. Standard Survey Monument per Tr. No. 1967-1, 49 MR 67

SEE SHEET 4
SEE SHEET 5
SEE SHEET 7
SEE SHEET 8
SEE SHEET 10

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TRACT NO. 2173

IN THE CITY OF THOUSAND OAKS
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OCTOBER, 1974

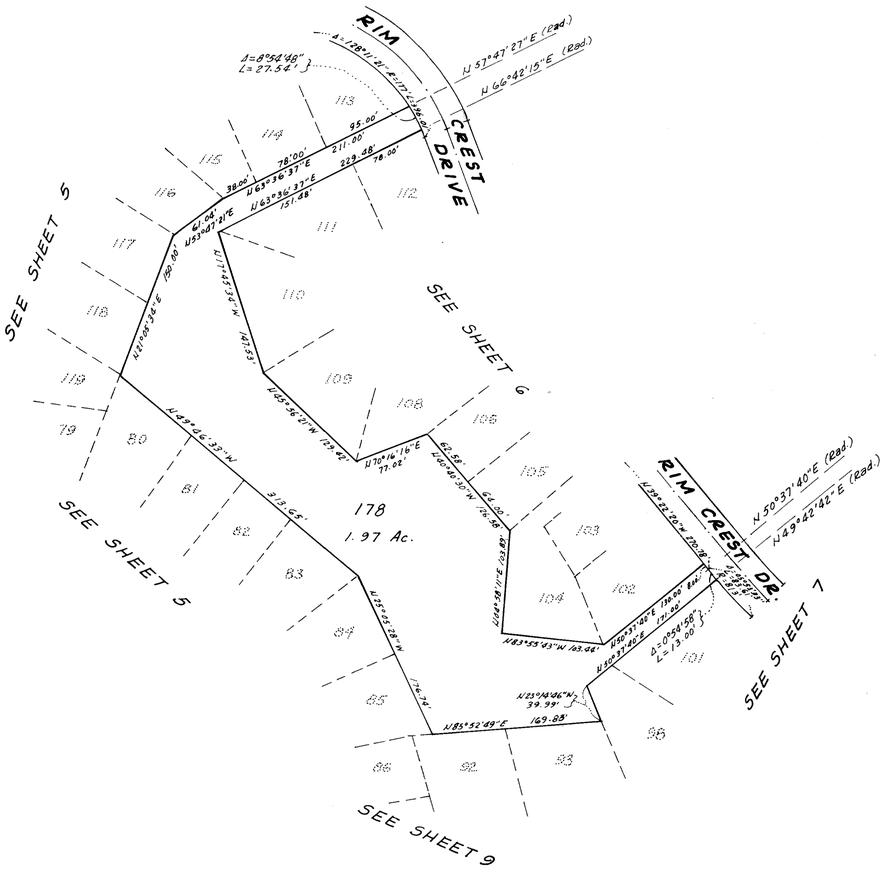
50 0 50 100

SCALE 1" = 50'

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SHEET 10 OF 11 SHEETS

1/72 DIETERICH-POST 2111B .003 FILM



TRACT NO. 2173

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

BEING A SUBDIVISION OF A PORTION OF SECTIONS 23 & 24, T1N R19W IN THE RANCHO EL CONEJO AS SHOWN UPON A MAP ENTITLED "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO VENTURA COUNTY, CALIFORNIA" RECORDED IN BOOK 1, PAGE 746 OF DEEDS.

OCTOBER, 1974

100 0 100 200

SCALE 1" = 100'

Prepared By
M & Q PACIFIC
32123 W. LINDERO CANYON RD.
WESTLAKE VILLAGE, CALIFORNIA, 91361

SHEET 11 OF 11 SHEETS

1/72 DIETERICH-POST 2111B .003 FILM