We the undersigned hereby certify that we are the owners of, or have interest in, the land included within this subdivision entitled Tract No. 2470-1, shown on this map, consisting of three sheets, and that we are the only persons whose consent is necessary to pass a clear title to said land, that we consent to the making and recordation of said map and subdivision as shown within the borderline, and that we do hereby offer to dedicate, free and clear of any prior easements of right of way, for public use the right of way for all streets and highways shown on the map, except for Ventura County Flood Control District and Calleguas Municipal Water District having prior rights within Sundance Street. . We also hereby offer to dedicate to the City of Thousand Oaks easements for sewer, 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 all rights of ingress and egress over and across the southwesterly line of Lots 1 through 11 abutting Wildwood Avenue and over and across the southeasterly lines of Lots 11 and 12 abutting Lynn Road in order that the owners of said lots shall have no access whatever to said Wildwood Avenue and Lynn Road, except the general right of travel which belongs to the whole public.

W. R. GRACE PROPERTIES, INC., a New York Corporation

By: E. H. Vail Jr. — Assistant Secretary
Frank W. Carr — Exec. Vice President

W.R. GRACE PROPERTIES, INC. CORPORATE SEAL 1970 NEW YORK

AMERICAN SECURITIES COMPANY, a California corporation, as Trustee under the Deed of Trust recorded APRIL 8, 1976 as Document # 27690 in Book 4569 Page 577 of Official Records.

By: A. M. Duff — Asst. VICE PRESIDENT
Asst. Secretary

STATE OF CALIFORNIA)
County of Orange) ss

On this 10th day of March, 1976, before me the undersigned, a Notary Public in and for said County and State, personally appeared Frank W. Carr, known to me to be the Exec. Vice President, and E.H. Vail, Jr., known to me to be the Asst. Secretary of W.R. Grace Properties, Inc., the Corporation that executed the within instrument and known to be 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 as Owner.

OFFICIAL SEAL
DORIS N. FOWLER
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
ORANGE COUNTY
My Commission Expires July 4, 1979

Doris N. Fowler
Notary Public
My Commission Expires

30099

Recorded at the request of the Owner, APRIL 15th, 1976, at 2:00 P.M. in Book 67 of Miscellaneous Records (Maps) at Pages 27-28+29, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By William Dover
Assistant County Recorder

I, Robert S. Haaland, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in Feb. 1976, 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: 3-16-76

Robert S Haaland
Robert S. Haaland R.C.E. 15231

I certify that according to the records of my office there are no liens against the subdivision Tract No. 2470-1, 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 15, 1976

ROBERT G. BRANCH
Treasurer - Tax Collector
County of Ventura

Shirley Rugheimer
Deputy Tax Collector

I certify that all the provisions of Division 2, Title 7 of the Government 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. 2470-1, have been complied with.

Date: April 13, 1976

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

I certify that I have examined the final map entitled Tract No. 2470-1, that the subdivision is substantially the same as it appeared on the tentative map, and any approved alterations thereof, that all provisions of Division 2, Title 7 of the Government 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: April 9, 1976

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 Division 2, Title 7 of the Government 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. 2470-1, have been complied with

Date: 4-9-76

Velma S. Quinn
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 23 day of MARCH, 1976, approved the attached map and accepted on behalf of the public and for public use all streets and easements for public service and sewer as shown on the map. The offer of ingress and egress rights as offerred was accepted.

Dated: 4-9-76

Velma S. Quinn
Velma S. Quinn
City Clerk
City of Thousand Oaks

STATE OF CALIFORNIA)
County of Los Angeles) ss

On this 11 day of March, 1976, before me the undersigned, a Notary Public in and for said County and State, personally appeared A.M. Duff, known to me to be the Asst. V.P., and S.N. Daly, known to me to be the Asst. Secretary of American Securities Company the Corporation that executed the within instrument and known to be 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 as trustee.

BETTY LUE ROSS
NOTARY PUBLIC-CALIFORNIA
COUNTY OF LOS ANGELES
My Commission Expires June 10, 1977

Betty Lue Ross
Notary Public
My Commission Expires

The signature of Conejo Community Television, blanket easement, Ventura County Flood Control District, Calleguas Municipal Water District and the City of Thousand Oaks per 2977 O.R. 297, present owners of easements which cannot ripen into a fee have been omitted in accordance with Section 66436 (b) (1) of the Subdivision Map Act.

The following soils reports have been prepared for Tract No. 2470-1

Date of Report	Title of Report	Firm Name	Engineer	R.C.E. No.
Aug. 21, 1975	Soils Engineering and Geologic Report	Buena Engineers	Norm G. Hallin	7370
Nov. 26, 1975	Seismic Study	"	"	"
Dec. 2, 1975	Addendum Report-11-26-75	"	"	"
Feb. 2, 1976	Subsidence & Shrinkage Report	"	"	"
Feb. 18, 1976	Slope Stability Calc's.	"	"	"

I know of no other soils reports that have been prepared for Tract No. 2470-1.

Robert S Haaland
Robert S. Haaland R.C.E# 15231

TRACT NO. 2470-1

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

BEING A SUBDIVISION OF A PORTION OF PARCEL "D" AS PER MAP OF SURVEY OF SANTA ROSA RANCHO. (BOOK 5, PAGE 29, MISCELLANEOUS RECORDS.

FEBRUARY 1976

PREPARED BY:
HALE, HAALAND & ASSOC., INC.
100 EAST THOUSAND OAKS BOULEVARD
THOUSAND OAKS PLAZA, SUITE 220
THOUSAND OAKS, CALIFORNIA 91360

SEE SHEET 3

MOONDANCE STREET

FORT COURAGE AVENUE

RANGER CT.

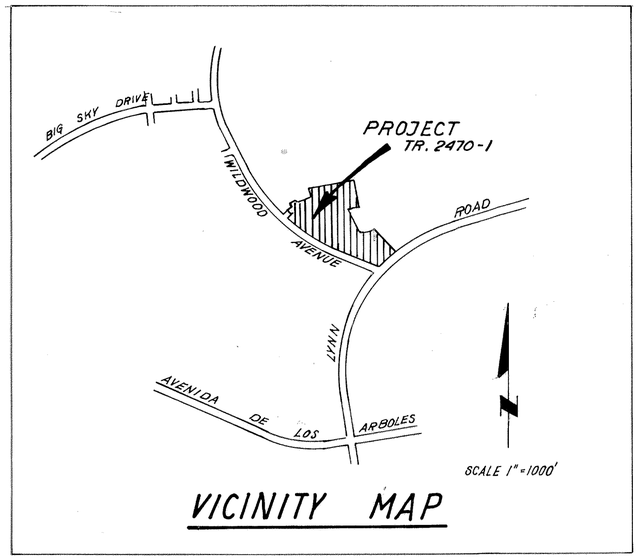
WILDWOOD AVENUE

LYNN ROAD (FUTURE STREET)

4296 OR 1

3862 OR 624

15' SANITARY SEWER EASEMENT TO THE CITY OF THOUSAND OAKS



VICINITY MAP

0 50 100 150

GRAPHIC SCALE 1"=50'

CURVE DATA

(1) Δ = 31°19'45" R = 30', L = 16.41'

(2) Δ = 26°23'33" R = 30', L = 13.82'

(3) Δ = 91°00'46" R = 20', L = 31.77'

(4) Δ = 90°00'00" R = 20', L = 31.42'

(5) Δ = 92°43'02" R = 20', L = 32.36'

NOTE:
See sheet 3 for monument notes & basis of bearing

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MONUMENT NOTES

● Fd. 1½" I.P. w/tag R.C.E. 15231 per City of T.O. Dwg No. 69-160A

○ Set 1½" I.P. w/tag (R.C.E. 15231) 18" Min Length

1. Set 1½" I.P. w/tag (R.C.E. 15231) at all centerline intersections and at all changes of direction of centerlines.
2. Set ½" I.P. w/tag (R.C.E. 15231) at all lot corners.
3. Engineer centerline ties and monuments set within this tract will be on file at the office of the City Engineer of The City of Thousand Oaks.
4. ■ Set Std. City Survey Monument Stamped RCE 15231 per plt. F-2.

P.S.E - Public Service Easement

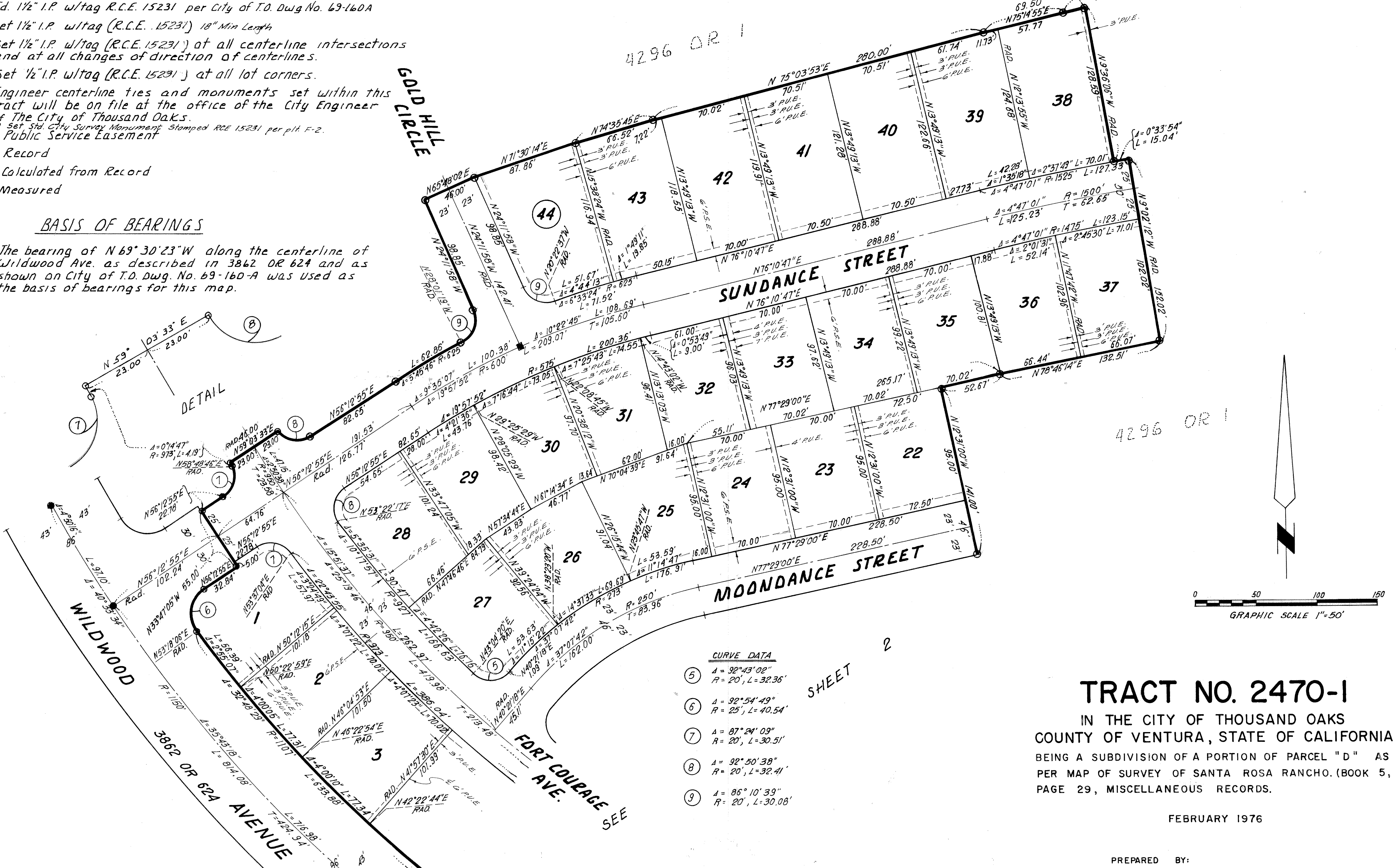
R - Record

C.F.R. - Calculated from Record

M - Measured

BASIS OF BEARINGS

The bearing of N 69° 30' 23" W along the centerline of Wildwood Ave. as described in 3862 OR 624 and as shown on City of T.O. Dwg. No. 69-160-A was used as the basis of bearings for this map.



CURVE DATA

(5)	Δ = 92°43'02" R = 20', L = 32.36'
(6)	Δ = 92°54'49" R = 25', L = 40.54'
(7)	Δ = 87°24'09" R = 20', L = 30.51'
(8)	Δ = 92°50'38" R = 20', L = 32.41'
(9)	Δ = 86°10'39" R = 20', L = 30.08'

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