The undersigned hereby certify that they are the owners of, or are interested in, the real property included within the boundary of the subdivision shown on this map, that they are the only persons whose consent is necessary to pass title to said real property, that they consent to the making and recordation of said map and subdivision as shown within the exterior boundary line; that they do hereby offer to dedicate for public use the right of way for all streets and highways shown on the map; and also dedicate to the City of Simi Valley the easements for access & Storm drainage purposes shown on the map and all uses incident thereto; and also, hereby offer to dedicate to the City of Simi Valley all rights of ingress and egress over and across the easterly line of lots 1, 40, 57 and 59, abutting First Street, in order that the owners of said lots shall have no access whatever to said First Street, except the general right-of-travel which belongs to the whole public; and also hereby grant to Simi Valley County Sanitation District the sanitary sewer easement shown on the map; and also hereby grant to Ventura County Water Works District No. 8 the waterline easements shown on the map; and also grant to the Ventura County Flood Control District an easement and right of way for the flood control purpose of periodic inundation with flood and/or storm drainage waters and the right to prohibit the construction of any structures or channel improvements in, on, over, under and across the area designated as "easement for flowage purposes" on said map.

BRIDLE PATH HOMES, A CALIFORNIA LIMITED PARTNERSHIP.
(OWNER)

BY: CARLTON BUILDERS, A CORPORATION, GENERAL PARTNER.

BY: Arthur Edmunds — ARTHUR EDMUNDS PRESIDENT
Frances Kraft — FRANCES KRAFT SECRETARY

VERDUGO SERVICE CORPORATION, A CALIFORNIA CORPORATION (TRUSTEE) UNDER DEED OF TRUST, RECORDED APRIL 22, 1976 AS INSTRUMENT NO. 32155, 4577 O.R. 282

Harold P. Rice — PRESIDENT
Shirley B. Ardeggone — ASST. SECRETARY

THE SIGNATURES OF VENTURA COUNTY WATER WORKS DISTRICT NO. 8 (SUCCESSOR IN INTEREST TO VENTURA COUNTY WATER WORKS DISTRICT NO. 3) PRESENT OWNER OF AN EASEMENT FOR WATER PIPELINES, ELECTRIC LINES, AND MAINTENANCE ROAD (WITHIN THE EASTERLY 20 FEET OF FIRST STREET AS SHOWN ON THIS MAP) PER 2111 OR 97; SOUTHERN CALIFORNIA EDISON COMPANY, PRESENT OWNER OF AN EASEMENT FOR AN ELECTRIC LINE (WITHIN THE EASTERLY 10 FEET OF FIRST STREET AS SHOWN ON THIS MAP) PER 2435 OR 54; CALLEGUAS MUNICIPAL WATER DISTRICT, PRESENT OWNER OF AN EASEMENT FOR WATER PIPELINES AND APPURTENANT STRUCTURES TOGETHER WITH ALL NECESSARY AND CONVENIENT MEANS OF INGRESS AND EGRESS TO AND FROM SAID EASEMENT PER 2534 OR 181; HAVE BEEN OMITTED IN ACCORDANCE WITH SECTION 66436 (b) (1) OF THE SUBDIVISION MAP ACT AS THEIR INTERESTS ARE SUCH THAT THEY CANNOT RIPEN INTO FEE TITLES AND SAID SIGNATURES ARE NOT REQUIRED BY THE GOVERNING BODY.

THE SIGNATURE OF JOHN C. MONTGOMERY, OWNER OF AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL, GAS, MINERALS, HYDROCARBON SUBSTANCES AND RIGHTS THERETO BELOW A DEPTH OF 500 FEET PER 4489 O.R. 125 HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (b) (3) (i) OF THE SUBDIVISION MAP ACT, SINCE SUCH OWNERSHIP DOES NOT INCLUDE THE RIGHT OF ENTRY ON THE SURFACE OF THE LAND.

43353

Recorded at the request of the Owner, MAY 26th 1976, at 2:10 P.M. in Book 67 of Miscellaneous Records (Maps) at Pages 85 thru 90, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By William Dove, Asst.
~~Deputy~~ County Recorder

I, THOMAS R. WELSH, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in January 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 2/20/76 1976 Thomas R. Welsh
THOMAS R. WELSH R.C.E. 14476

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 2476, 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 May 12, 1976 1976

ROBERT G. BRANCH
Treasurer — Tax Collector
County of Ventura

By Shirley Bergdman
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 2476, that the subdivision is substantially the same as it appeared on the tentative map, and any approved alterations thereof, that all provisions of the Subdivision Map Act 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 May 24, 1976

City Engineer

Byron B. Johnson
BYRON B. JOHNSON JR.

I certify that all the provisions of the Subdivision Map Act 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. 2476, have been complied with.

Date May 25 1976

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

By _____
Deputy County Clerk

This map entitled TRACT NO. 2476, is presented to the City Council of the City of Simi Valley, California, at the meeting of said Council held on the 24th day of May, 1976 for approval; said Council hereby approves said map and does hereby accept for public use the right of way for all streets and highways shown on the map and also does accept all rights of ingress and egress to First Street as offered, and also hereby accepts the easements for access and storm drainage purposes shown on the map.

In Witness whereof said City Council has caused this certificate to be signed by the Mayor and attested by the Clerk of said City Council, and the corporate seal of the City of Simi Valley to be hereto affixed this 24th day of May, 1976.

Janet E. Caldwell — DEPUTY CLERK
William T. Carpenter — MAYOR OF THE CITY OF SIMI VALLEY

The Ventura County Flood Control District hereby accepts the easements for Flowage purposes shown on the map.

Dated: May 25, 1976
Attest:
ROBERT L. HAMM
County Clerk
County of Ventura

By: Robert L. Hamm
COUNTY CLERK

CHAIRMAN OF THE BOARD
VENTURA COUNTY FLOOD
CONTROL DISTRICT

The following soil reports have been prepared on TRACT NO. 2476:

Date of Report	Title of Report	Firm Name	Engineer	Engineers Registration No.
NOV. 3, 1975	GEOLOGIC & SOILS ENGINEERING REPORT TENTATIVE TRACT 2476, LOTS 1-59 CITY OF SIMI COUNTY OF VENTURA.	ROBERT STONE & ASSOCIATES	JUAN VIDAL	R.C.E. 25112

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
COUNTY OF VENTURA
STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 NORTH, RANGE 18 WEST, RANCHO SIMI, 3 M.R. 2, RECORDS OF VENTURA COUNTY.

VTN LOS ANGELES
5919 VAN NUYS BLVD, VAN NUYS, CA.
DECEMBER, 1975.

FD. STATE DIV. OF HWY BRASS DISC. PER COUNTY OF VENTURA DRAWING NO. U-GCD 1005
281,505.19
1,746,799.31

TMZ-27A

N.73°45'26"W.
10846.46 GROUND
10865.48 GRID

FD. STATE DIV. OF HWY BRASS DISC. PER COUNTY OF VENTURA DRAWING NO. U-GCD 1005
278,466.07
1,757,231.01

REJADA

N.47°30'52"W.

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

ON THIS 30th DAY OF April, 1976 BEFORE ME DOROTHY CAVALIERE, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED ARTHUR EDMUNDS, KNOWN TO ME TO BE THE PRESIDENT, AND FRANCES KRAFT, KNOWN TO ME TO BE THE SECRETARY OF CARLTON BUILDERS, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AS GENERAL PARTNER OF BRIDLE PATH HOMES, A CALIFORNIA LIMITED PARTNERSHIP, 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 SUCH GENERAL PARTNER, AND ACKNOWLEDGED TO ME THAT SUCH LIMITED PARTNERSHIP EXECUTED THE SAME.

Dorothy Cavaliere
NOTARY PUBLIC

OFFICIAL SEAL
DOROTHY CAVALIERE
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires DEC 17, 1979

THE SANITARY SEWER EASEMENT TO THE SIMI VALLEY COUNTY SANITATION DISTRICT IS HEREBY ACCEPTED BY THE UNDERSIGNED OFFICER ON BEHALF OF THE BOARD OF DIRECTORS OF SAID DISTRICT PURSUANT TO AUTHORITY CONFERRED BY RESOLUTION NO. SD-30 OF SAID BOARD.

DATED: May 24, 1976

Bryan B. Thomas
DISTRICT ENGINEER

ATTEST:
Mary Meinsburger
DEPUTY SECRETARY
SIMI VALLEY COUNTY SANITATION DISTRICT

VENTURA COUNTY WATERWORKS DISTRICT NO. 8 HEREBY ACCEPTS THE WATER LINE EASEMENTS SHOWN ON THE MAP.
DATED: May 25th, 1976
ATTEST:
ROBERT L. HAMM
COUNTY CLERK
COUNTY OF VENTURA

BY: Robert L. Hamm
COUNTY CLERK

Norma A. Jones
CHAIRMAN, VENTURA COUNTY WATER WORKS DISTRICT NO. 8

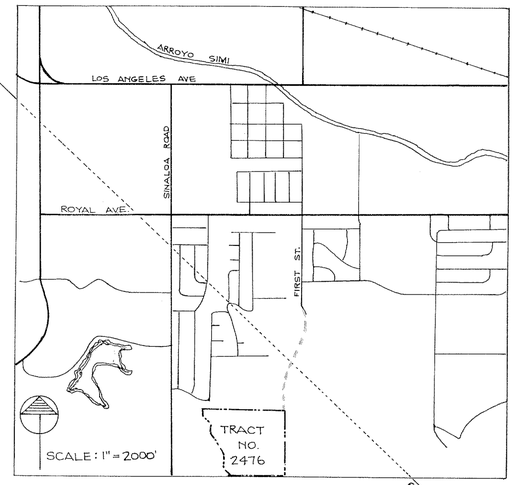
STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } SS

ON THIS 6th DAY OF MAY, 1976, BEFORE ME SHARON D. WOODFORD A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DONALD P. GILB KNOWN TO ME TO BE THE PRESIDENT AND SHIRLEY B. ARDIZZONE KNOWN TO ME TO BE THE ASST. SECRETARY OF VERDUGO SERVICE CORPORATION, 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
SHARON D. WOODFORD
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires June 18, 1976

Sharon D. Woodford
NOTARY PUBLIC
MY COMMISSION EXPIRES June 18, 1976

THE SIGNATURE OF BRIDLE PATH HOMES, A CALIFORNIA LIMITED PARTNERSHIP PRESENT OWNER OF AN EASEMENT FOR ROADWAY AND UTILITY PURPOSES (WITHIN FIRST STREET AS SHOWN ON THIS MAP) AND AN EASEMENT, BLANKET IN NATURE, FOR SLOPE, INGRESS AND EGRESS AND CONSTRUCTION PURPOSES PER 4489 O.R. 105, HAS BEEN OMITTED IN ACCORDANCE WITH SECTION 66436 (b) (1) OF THE SUBDIVISION MAP ACT AS ITS INTEREST IS SUCH THAT IT CANNOT RIPEN INTO FEE TITLE AND SIGNATURE IS NOT REQUIRED BY THE GOVERNING BODY.



VICINITY MAP

0 2000' 4000' 6000'

6841.71 GROUND
6841.09 GRID

SIMI VALLEY CITY LIMITS

FD. 1½" I.P. PER 37 RS 27
(1237.92 PER 37 RS 27)
1237.85 M.

FD. 1½" I.P. PER 41 M.R. 74

FD. 1½" I.P. PER 61 M.R. 65

(707.19 CF 41 MR 74 & 61 MR 65)
707.70 M.
N.0°24'24"E. 1255.42 M.
(1254.87 CF 41 MR 74 & 61 MR 65)

377.39

70.35

℄ BENNETT STREET
℄ ELSTON AVE.

SHT. 3
SHT. 4
SHT. 5
SHT. 6

LEISURE LANE
TRANQUIL LANE
CARLTON LANE
FIRST STREET
CAREFREE DRIVE

N.89°41'55"W. 2634.09 M
(N.89°49'32"E. 2634.06 37 RS 27) - N.89°41'55"W. ROTATED

(358.52 PER 37 RS 27)
358.56M.

FD. 1½" I.P. 37 R.S. 27
N.42°14'39"W. 0.26

FD. 4x4 REDWOOD POST PER 37 RS. 27 REPLACED WITH 2" I.P.

BASIS OF BEARINGS:
THE BEARING OF N.73°45'26"W. BETWEEN VENTURA COUNTY CONTROL MONUMENTS "REJADA" AND "TMZ-27A", WHOSE PLANE RECTANGULAR COORDINATES ARE BASED ON THE LAMBERT CONFORMAL PROJECTION, CALIFORNIA ZONE 5, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

KEY MAP
SCALE: 1" = 400'
0 100' 400' 800' 1200'

MONUMENT NOTES

O SET 2" I.P. WITH TAG R.C.E. 14476 IN CONC.
● FD. MONUMENT, TYPE AND REFERENCE AS NOTED.
SET ½" I.P. WITH TAG AT ALL REAR LOT CORNERS AND AT ANGLE POINTS IN LOT LINES.
PLACE CHISELED "+" IN TOP OF CURB ON SIDE LOT LINES PRODUCED 5.75', 9.75' OR 17.75' AS APPLICABLE INTO STREET RIGHT-OF-WAY FROM CORNER, AND RADIALLY (INTO STREET RIGHT OF WAY) FROM E.C.'S OR B.C.'S ALONG STREET SIDE LINES.

P.U.E. PUBLIC UTILITY EASEMENT

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
COUNTY OF VENTURA
STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 NORTH, RANGE 18 WEST, RANCHO SIMI, 3 M.R. 2, RECORDS OF VENTURA COUNTY.

VTN LOS ANGELES
5919 VAN NUYS BLVD, VAN NUYS, CA.
DECEMBER, 1975.

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
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STATE OF CALIFORNIA

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VTN LOS ANGELES
5919 VAN NUYS BLVD, VAN NUYS, CA.
DECEMBER, 1975

SCALE: 1" = 50'

GRAPHIC SCALE IN FEET

FOR MONUMENTATION NOTES SEE SHEET 2

SHEET 3 OF 6 SHEETS

TRACT NO. 1572-3 (61 M.R. 65)

℄ BENNETT STREET

℄ ELSTON AVE.

S'LY LINE OF TRACT NO. 1572-3 61 M.R. 65

FD. 1½" I.P. PER 41 M.R. 74

FD. 1½" I.P. PER 61 M.R. 65

377.68 PER 61 MR 65

170.00 PER 61 MR 65

234 | 233 | 232 | 230 | 229 | 228

95.00 | 117.00 | N. 89°36'33"W. 1733.06 M. 1732.93 (37 RS 27) | 540.00 | 54.00

1679.05

N.89°36'33"W 459.89

N.0°23'27"E. 15.00 (37 RS 27 ROT)

6' P.U.E.

E'LY LINE OF A 15' EASEMENT TO SIMI VALLEY COUNTY SANITATION DISTRICT FOR SANITARY SEWER PURPOSES.

N.0°23'27"E. 40.00

N.0°23'27"E. 40.00

N.89°36'33"W. 10.00

N.0°11'09"W. 109.62

N.3°34'53"W. 115.28

59

1.40 ACRES (GROSS)

N.4°30'00"E. 221.00

W'LY LINE OF A 10' EASEMENT TO THE CITY OF SIMI VALLEY FOR STORM DRAINAGE PURPOSES.

3' P.U.E.

N.87°07'00"W. RAD. 422.00

298.00

N.68°57'36"W. 140.92

N.87°07'00"W. 129.20

S'LY LINE OF A 12' EASEMENT TO THE CITY OF SIMI VALLEY FOR STORM DRAINAGE PURPOSES

N.55°38'36"E. 82.25

N.51°38'36"E. 87.74

N.38°26'24"W. 12.00

N.28°20'00"W.

58

1.47 ACRES (GROSS)

94.40

139.03

N.45°19'06"W. 369.43

136.00

N.58°06'19"W. 53.33

N.26°00'00"E. 155.73

308.92

NO. 3 SHEET

32 137.20 83.87

N.28°35'58"E. RAD. 279.30

N.65°48'24"W. 113.86

33

℄ 6' P.U.E.

W'LY LINE OF AN EASEMENT TO VENTURA COUNTY FLOOD CONTROL DISTRICT FOR FLOWAGE PURPOSES.

N.41°53'04"E. RAD. 159.00

N.50°30'00"W. 118.02

N.41°53'04"E. RAD. 159.00

N.50°30'00"W. 146.00

147.00

Δ=2°35'58" L=14.74

62.02

N.64°00'00"W. 108.50

108.50

34

Δ=13°17'06" L=75.36

Δ=44°31'18" R=325 L=280.90

Δ=13°17'54" L=75.43

N.55°04'00"E. RAD.

187.56

½ 265.55

263.54

35

Δ=12°36'18" L=71.50

Δ=7°44'02" L=43.87

32.01

N.14°28'42"W. 249.33

N.14°28'42"W. 249.33

℄ 6' P.U.E. 256.58

N.67°47'16"E. RAD. 178.71

347.65 99.82

N.15°49'22"W. 87.75

27.98

128.98

N.24°33'18"W. 240.98 112.00

N.65°10'58"E. RAD.

N.25°08'28"W. 134.63

N.0°00'00"W. 182.00

APPROXIMATE LIMITS OF FLOOD AREA HAZARD

57

1.73 ACRES (GROSS)

355.26

N.0°24'24"E. 775.63

270.89 176.39

N.75°31'18"E. 449.54

178.65 136.54

36

52

53

N.26°00'00"E. 190.63

N.64°00'00"W. 108.50

51.50

Δ=19°41'14" L=91.05

Δ=49°31'18" R=295 L=254.97 T=136.06

Δ=29°50'04" L=131.99

℄ 6' P.U.E.

N.45°41'14"E. RAD. 207.36

LANE TRANQUIL

SEE SHEET NO. 6

73.71

N.48°10'20"W.

N.14°28'42"W. 42.00

N.75°31'18"E. 215.00

13.33

N.14°28'42"W. 249.33

SEE SHEET NO. 5

SEE

3.13' P.U.E.

Δ=125°38'54" L=100.88 R=46 L=205.73

N.38°31'54"E. RAD.

Δ=38°07'30" R=29 L=19.30

N.0°24'24"E. RAD.

Δ=90°00'00" R=25 L=39.27 T=25.00

N.0°24'24"E. 74.99

130.00

30

LEISURE LANE

79.00

N.77°45'42"E RAD

N.89°35'36"W. 125.30

N.37°43'06"W. RAD.

L=44.60 Δ=55°33'06"

6' P.U.E.

N.32°57'16"E. RAD. 85.54

N.17°50'00"E. RAD. 81.00

Δ=38°07'30" R=29 L=19.30

Δ=90°00'00" R=25 L=39.27 T=25.00

STREET

960.63 PER PCL 2 3599 O.R. 485 4 M.

FD. 1½" I.P. (I.D.) TAGGED LS 2776 PER 31 RS. 27 IN LIEU OF 1" I.P. (NO TAG) PER 61 MR 65

N.0°24'24"E. 1255.42

707.70 | 377.39 | 170.53

54

830.63

N.0°24'24"E. 1382.47 M.

(37 RS 27 ROT) 1382.26 (37 RS 27)

N.0°24'30"E. (37 RS 27 ROT)

FIRST STREET

PCL. 2 (2195 O.R. 209)

FIRST PCL "A" (3200 O.R. 15)

TRACT BOUNDARY LINE

54 54

SCALE : 1" = 50'

0 50 100 150

GRAPHIC SCALE IN FEET

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
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STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 NORTH, RANGE 18 WEST, RANCHO SIMI, 3 M.R. 2, RECORDS OF VENTURA COUNTY.

VTN. LOS ANGELES
5919 VAN NUYS. BLVD, VAN NUYS, CA.
DECEMBER, 1975.

FOR MONUMENTATION NOTES SEE SHEET 2.

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
COUNTY OF VENTURA
STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 NORTH, RANGE 18 WEST, RANCHO SIMI, 3 M.R. 2, RECORDS OF VENTURA COUNTY.

VTN LOS ANGELES
5919 VAN NUYS BLVD, VAN NUYS, CA.
DECEMBER, 1975.

EASEMENT DETAIL
1" = 50'

SCALE: 1" = 50'

GRAPHIC SCALE IN FEET

FOR MONUMENTATION NOTES SEE SHEET 2

SEE SHEET NO. 6

TRACT NO. 2476

IN THE CITY OF SIMI VALLEY
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STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 NORTH, RANGE 18 WEST, RANCHO SIMI, 3 M.R. 2, RECORDS OF VENTURA COUNTY.

VTN LOS ANGELES
5919 VAN NUYS BLVD, VAN NUYS, CA
DECEMBER, 1975.

SCALE: 1" = 50'

GRAPHIC SCALE IN FEET

FOR MONUMENTATION NOTES SEE SHEET 2.

SHEET 6 OF 6 SHEETS