71 MR 1

The undersigned hereby certifies that they are the owner(s) of, or are interested in, the land included within this subdivision entitled TRACT NO. 2576-2, shown on this map, that they are the only person(s) whose consent is necessary to pass title to said land, 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 THIS MAP ; AND THAT THEY ALSO HEREBY OFFER TO 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 FLOOD CONTROL PURPOSES" ON THE MAP AND THAT THEY ALSO HEREBY OFFER TO GRANT TO THE VENTURA COUNTY FLOOD CONTROL DISTRICT AN EASEMENT AND RIGHT OF WAY FOR FLOOD CONTROL, WATER CONSERVATION, AND RELATED PURPOSES, IN, ON, OVER, UNDER AND ACROSS THE AREA DESIGNATED AS "EASEMENT FOR FLOOD CONTROL PURPOSES" ON THE MAP. AND ALSO DEDICATE TO THE CITY OF SIMI VALLEY THE EASEMENT FOR STORM DRAINAGE PURPOSES SHOWN ON THIS MAP AND ALL USES INCIDENT THERETO.

BRIDLE PATH HOMES, A CALIFORNIA LIMITED PARTNERSHIP, OWNER.
BY: CARLTON BUILDERS, A CALIFORNIA CORPORATION, GENERAL PARTNER

Arthur E. Elmunds — PRESIDENT
Frances L. Hefft — SECRETARY

UNITED CALIFORNIA BANK, A CALIFORNIA CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED IN BOOK 4728, PAGE 131 OF OFFICIAL RECORDS.

B J Boeltz — VICE PRESIDENT
Gregory Kelsey — ASSISTANT SECRETARY

THE SIGNATURES OF JOHN C. MONTGOMERY, VIRGINIA M. REED, WILLIAM F. EMERICK, ELEANOR F. EMERICK, WILLIAM F. EMERICK, AS TRUSTEE FOR THE BENEFIT OF LORENA ANN EMERICK AND WILLIAM F. EMERICK AS TRUSTEE FOR THE BENEFIT OF MARY KATHERINE EMERICK, PRESENT OWNERS OF ONE-HALF INTEREST IN ALL OIL, GAS MINERALS, HYDRO-CARBON SUBSTANCES AND RIGHTS THERETO BELOW A DEPTH OF 500 FEET WITHOUT RIGHT OF SURFACE ENTRY, HAS BEEN OMITTED IN ACCORDANCE WITH SECTION 66436 (b) (3) (i) OF THE SUBDIVISION MAP ACT.

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 AUGUST, 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 sheets 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: JANUARY 21, 1977

Thomas R. Welsh 1/21/77
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. 2576-2, 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: Feb. 11 19 77

ROBERT G. BRANCH
Treasurer - Tax Collector
County of Ventura
By Catherine E. Johnston
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 2576-2, 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: February 28, 1977

Byron B. Johnson
BYRON B. JOHNSON, JR.
City Engineer
City of Simi Valley

I certify that all 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 City Council of the map entitled TRACT NO. 2576-2, have been complied with.

Date: March 22nd 1977

Robert L. Hamm
ROBERT L. HAMM
County Clerk
County of Ventura
By _____
Deputy County Clerk

The following soil reports have been prepared on TRACT NO. 2576-2:

Date of Report	Title of Report	Firm Name	Engineer	Reg. No.

This map entitled TRACT NO. 2576-2, is presented to the City Council of the City of Simi Valley at a regular meeting of said Council held on the 28TH day of FEBRUARY, 1977, for approval; said Council hereby approves said map AND ACCEPTS FOR PUBLIC USE THE RIGHT OF WAY FOR ALL STREETS AND HIGHWAYS SHOWN ON THIS MAP, AND ALSO HEREBY ACCEPTS THE EASEMENTS FOR STORM DRAINAGE PURPOSES SHOWN ON THIS 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 hereby affixed this 28th day of February, 1977.

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

The Ventura County Flood Control District hereby accepts the 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 as offered and hereby rejects the easement and right of way for flood control, water conservation, and related purposes, in, on, over, under and across the area designated as "Easement for Flood Control Purposes" on the map.

Dated :
Attest:
ROBERT L. HAMM
County Clerk
County of Ventura
BY: Robert L. Hamm

Ed Thordsen
CHAIRMAN OF THE BOARD
VENTURA COUNTY FLOOD CONTROL DISTRICT

31159

Recorded at the request of the owner, MARCH 23, 1977, at 3:20 P.M. in Book 71 of Miscellaneous Records (Maps) at Pages 1 THRU 6, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura
By Myrtes C. Wyborny
Deputy County Recorder

TRACT NO. 2576-2

IN THE CITY OF SIMI VALLEY

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T2N, R 18W, RANCHO SIMI (3MR2) AND PORTIONS OF TRACTS C AND D, RANCHO SIMI (3MR7)

VENTURA COUNTY, CALIFORNIA

DECEMBER, 1976
VTN LOS ANGELES
5919 VAN NUYS BLVD., VAN NUYS, CA.

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

ON THIS 17TH DAY OF JANUARY, 1977, BEFORE ME DOROTHY CAVALIERE, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED ARTHUR E. EDMUNDS AND FRANCES S. KRAFT, KNOWN TO ME TO BE THE GENERAL PARTNERS OF CARLTON BUILDERS OF BRIDLE PATH HOMES, THE LIMITED PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE LIMITED PARTNERSHIP HEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH LIMITED PARTNERSHIP EXECUTED THE SAME. OF THE CORPORATION

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

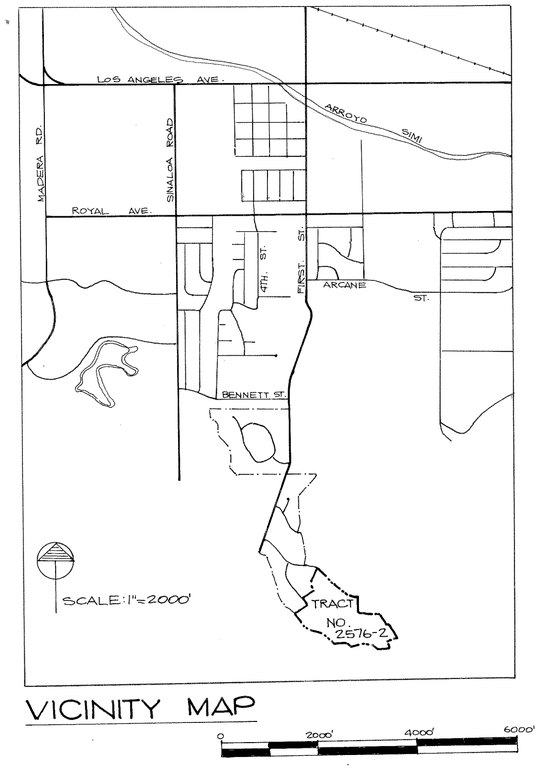
Dorothy Cavaliere
NOTARY PUBLIC.

STATE OF CALIFORNIA }
COUNTY OF Los Angeles } S.S.

ON THIS 12TH DAY OF JANUARY, 1977 BEFORE ME RUBY H. CONDRON A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED B.L. POETZ KNOWN TO ME TO BE THE VICE PRESIDENT AND GREGORY KELSEY KNOWN TO ME TO BE THE ASS'T SECRETARY OF UNITED CALIFORNIA BANK, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION HEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME, AS TRUSTEE.

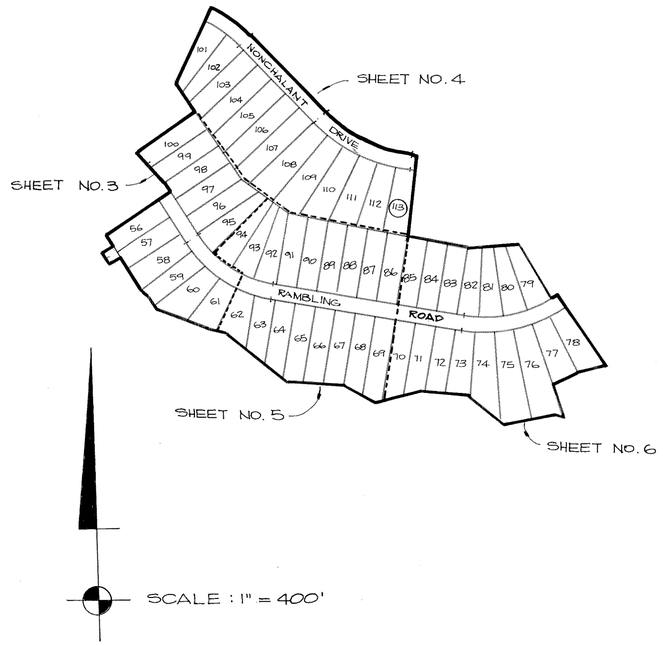
OFFICIAL SEAL
RUBY H. CONDRON
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires JUN 24, 1980
9601 Wilshire Blvd., Beverly Hills, California

Ruby H. Condron
NOTARY PUBLIC



VICINITY MAP

0 2000' 4000' 6000'



0 400 800 1200
GRAPHIC SCALE IN FEET

BASIS OF BEARINGS:
THE BEARING N.56°09'18"E OF THE SOUTHEASTERLY LINE OF LOT 17, TRACT NO. 2576-1, 70 M.R. 91 RECORDS OF VENTURA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

MONUMENTS NOTES:

- o SET 2" I.P. WITH TAG R.C.E. 14476.
- ● F.D. MONUMENT, TYPE AND REFERENCE AS NOTED. SET 1/2" 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 (PROPOSED).
- □ STD. VEN. CO. MONUMENT PER STD. DESIGN 90-2.

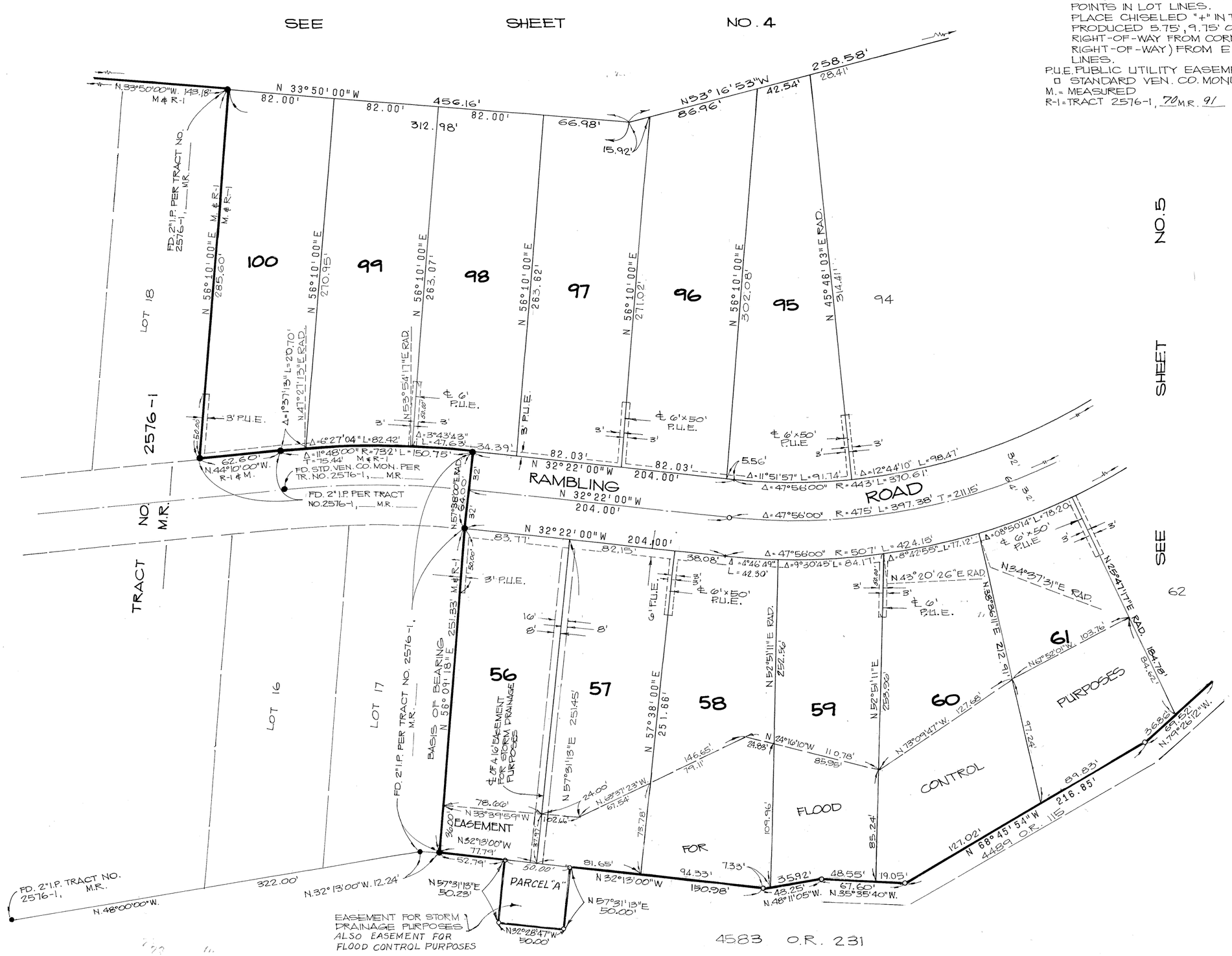
M.=MEASURED
R-1=TRACT 2576-1, 70 M.R. 91.

TRACT NO. 2576-2

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

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T2N, R 18W, RANCHO SIMI (3MR2) AND PORTIONS OF TRACTS C AND D, RANCHO SIMI (3MR7)

DECEMBER, 1976
VTN LOS ANGELES
5919 VAN NUYS BLVD., VAN NUYS, CA.



MONUMENT NOTES:

- O SET 2" I.P. WITH TAG R.C.E 14476
- ● F.D. 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. (PROPOSED)
□ STANDARD VEN. CO. MONUMENT PER STD. DESIGN 90-2
M. = MEASURED
R-1 = TRACT 2576-1, 70 M.R. 91

SCALE: 1" = 50'

0 50' 100' 150'
GRAPHIC SCALE IN FEET

TRACT NO. 2576-2

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

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T2N, R18W, RANCHO SIMI (3MR2) AND PORTIONS OF TRACTS C AND D, RANCHO SIMI (3MR7)

DECEMBER , 1976
VTN LOS ANGELES
5919 VAN NUYS BLVD., VAN NUYS, CA.

NONCHALANT DRIVE

Δ=22°01'30" R=522' L=200.66' T=101.58'

FD. 2"I.P. PER TR. NO. 2576-1, M.R.

Δ=22°01'30" R=490' L=188.36' T=95.36'

Δ=22°01'30" R=458' L=176.06'

Δ=13°29'42" L=107.87'

Δ=8°31'48" L=68.19' T=34.98'

4489 O.R. 115

N 43°24'30"W 435.00'

N. 43°24'30"W 435.00'

N 43°24'30"W 435.00'

N.83°30'00"W. 20.00'

Δ=40°05'30" R=568' L=397.45' T=207.25'

Δ=40°05'30" R=600' L=419.84' T=218.93'

N.83°30'00"W. 20.00'

N.83°30'00"W. 20.00'

Δ=40°05'30" R=632' L=442.23'

Δ=6°40'57" L=73.71'

Δ=7°02'04" L=77.59'

Δ=7°02'05" L=77.60'

Δ=7°02'04" L=77.59'

Δ=7°02'05" L=77.60'

Δ=5°16'15" L=58.14'

4489 O.R. 115

N 06°30'00"E 269.01'

N 06°30'00"E 333.01'

NO. 2576-1, M.R. FD. 2"I.P. PER TRACT NO. 2576-1, — M.R.

N 24°34'00"E FND. 341.29' M & R-1

277.29'

N 38°03'42"E RAD. 296.06'

N 46°35'30"E 306.12'

N 46°35'30"E 319.95'

N 46°35'30"E 333.45'

N 46°35'30"E 347.28'

N 46°35'30"E 360.77'

N 46°35'30"E 357.83'

N 39°54'33"E RAD. 344.00'

N 32°52'29"E RAD. 330.78'

N 25°50'24"E RAD. 293.19'

N 18°48'20"E RAD. 271.51'

N 11°46'15"E RAD. 264.01'

N 78°35'33"W 726.63'

101 102 103 104 105 106 107 108 109 110 111 112 113

3' & 6'x50' P.U.E. 3'

82.00' 80.00' 82.00' 80.00' 82.00'

44.37' N.33°50'00"W. M & R-1 49.69' 145.18' 83.16' N.33°50'00"W.

TRACT LOT 19 LOT 18

FD. 2"I.P. PER TR. NO. 2576-1 — M.R. N.55°10'00"E. 285.60' M & R-1

81.13' 456.16' 83.16' 81.13' 33.52' 49.68' N53°16'53"W 119.36' 258.58' 89.54' 32.44' 121.75' 481.79' 114.26' 110.65' 102.69'

SEE SHEET NO. 3

SEE SHEET NO. 5

MONUMENT NOTES:

- O SET 2"I.P. WITH TAG RCE 14476
- ● FD. MONUMENT, TYPE AND REFERENCE AS NOTED. SET 1/2" 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. (PROPOSED)

□ STD. VEN. CO. MONUMENT PER STD. DESIGN 90-2

M.=MEASURED

R-1=TRACT 2576-1 70 M.R. 91

SCALE: 1"=50'

0 50' 100' 150'

GRAPHIC SCALE IN FEET

TRACT NO. 2576-2

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

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T2N, R18W RANCHO SIMI (3MR2) AND PORTIONS OF TRACTS C AND D, RANCHO SIMI (3MR7)

DECEMBER , 1976
VTN. LOS ANGELES
5919 VAN NUYS BLVD., VAN NUYS, CA.

SEE SHEET NO.4

4489 O.R. 115

N.78°35'33"W. 244.84'

1.26'

726.53'

MONUMENT NOTES:
- ○ SET 2"I.P. WITH TAG R.C.E. 14476
- ● 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.
- □ STD. VEN. CO. MONUMENT PER STD. DESIGN 90-2

M = MEASURED
R-1 = TRACT 2576-1, 70 M.R. 91
P.U.E. PUBLIC UTILITY EASEMENT. (PROPOSED)

N.53°16'53"W. 258.58'
28.41'
29.38'
42.25'
70.33'
13.12'
481.79'
82.04'
N.78°35'33"W.
82.04'
82.04'
82.04'
82.04'
N 09°42'00"E 273.33'
N 09°42'00"E 275.76'
N 09°42'00"E 278.22'
N 09°42'00"E 280.67'
N 09°42'00"E 283.11'
N 09°42'00"E 285.56'
N 09°42'00"E 293.61'
N 45°46'03"E RAD. 314.41'
N.33°01'53"E. RAD. 315.75'
N.20°14'16"E. RAD. 310.57'
85
86
87
88
89
90
91
92
93
94
95
NO. 6
NO. 3
SHEET
SHEET
SEE
SEE
61
70
℄ 6'x50' P.U.E.
3'
3'
82.00'
N 80°18'00"W 781.00'
ROAD
RAMBLING
Δ=12°44'10" L=98.47'
Δ=47°56'00" R=443' L=370.61'
Δ=12°47'37" L=98.92'
L=81.48'
Δ=10°32'16"
13.42'
Δ=47°56'00" R=475' L=397.38' T=211.15'
Δ=47°56'00" R=507' L=424.15'
Δ=8°52'13" L=78.49'
Δ=7°13'04" L=63.87'
22.22'
N.16°55'04"E. RAD.
N.25°47'17"E. 184.78'
N.23°47'17"E. 84.62'
N.51°14'28"W. 119.61'
N.44°02'10"W. 106.56'
N.63°27'36"W. 83.58'
N 09°42'00"E 215.50'
N 09°42'00"E 259.51'
N 09°42'00"E 304.23'
N 09°42'00"E 309.34'
N 09°42'00"E 301.08'
N 09°42'00"E 292.62'
N 09°42'00"E 320.88'
N 09°42'00"E 328.62'
N 75°29'38"W 82.29'
N 49°29'32"W 95.47'
N 69°22'06"W 83.52'
N 87°37'48"E 83.85'
165.66'
81.81'
EASEMENT
FLOOD CONTROL
PURPOSES
FOR
32.66'
69.52'
N.79°26'12"W.
109.23'
N 51°05'38"W 322.79'
91.65'
98.44'
77.00'
62.00'
82.51'
105.15'
114.00'
23.47'
61.84'
N 86°11'30"W 229.18'
80.42'
82.44'
98.64'
4.48'
82.69'
N 59°58'49"W 140.76'
58.07'
78.00'
69.91'
30.22'
N.75°26'05"E 187.52'
4583 O.R. 231
4489 O.R. 115
4583 O.R. 231

SCALE: 1" = 50'

0 50' 100' 150'
GRAPHIC SCALE IN FEET

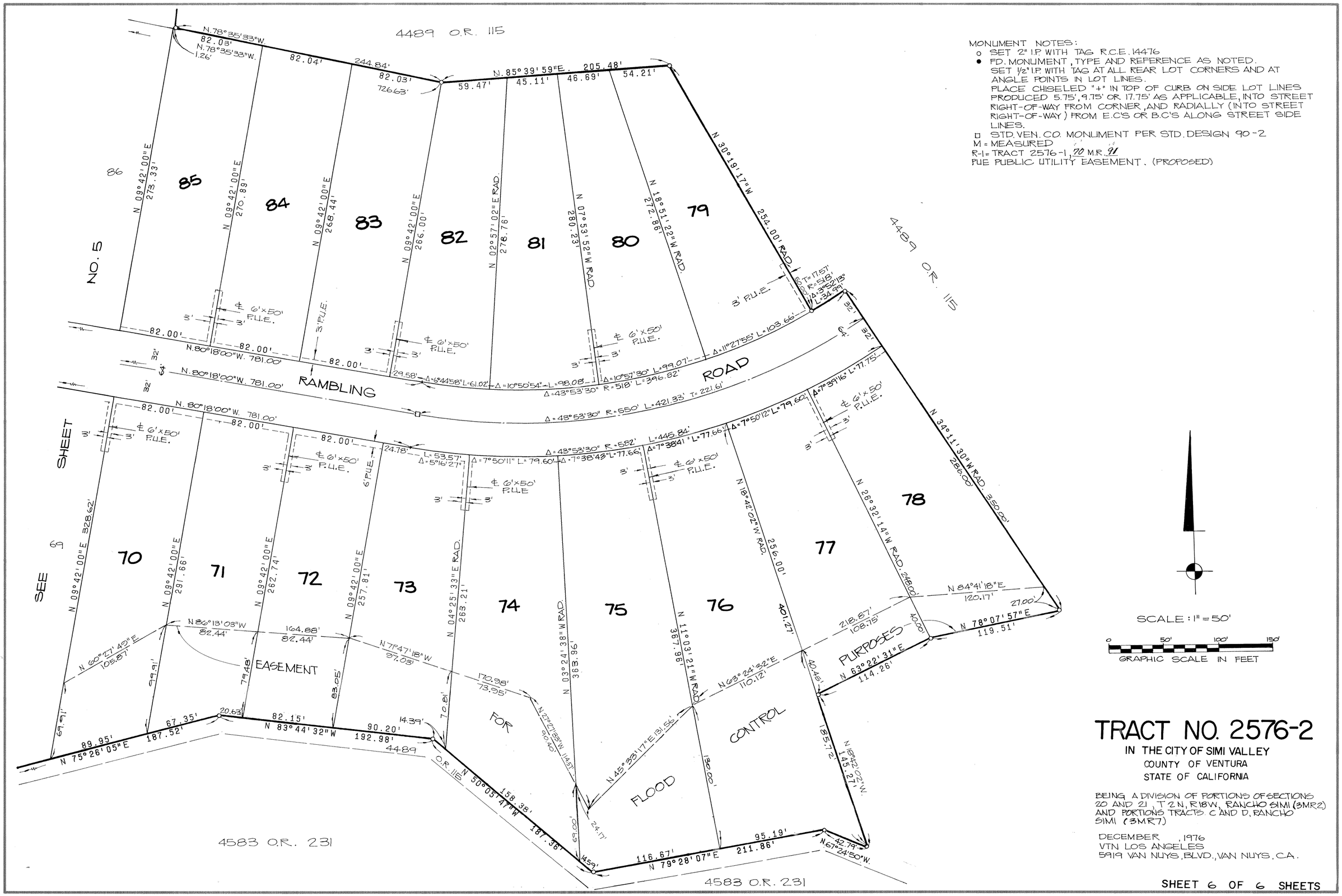
TRACT NO. 2576-2

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

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T2N, R18W, RANCHO SIMI (3MR2) AND PORTIONS OF TRACTS C AND D, RANCHO SIMI (3MR7).

DECEMBER , 1976
VTN LOS ANGELES
5919 VAN NUYS BLVD., VAN NUYS, CA.

SHEET 5 OF 6 SHEETS



MONUMENT NOTES:
- o SET 2" I.P. WITH TAG R.C.E. 14476
- ● FD. MONUMENT, TYPE AND REFERENCE AS NOTED. SET 1/2" 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.
- □ STD. VEN. CO. MONUMENT PER STD. DESIGN 90-2
- M = MEASURED
- R-1 = TRACT 2576-1, 70 M.R. 91
- PUE PUBLIC UTILITY EASEMENT. (PROPOSED)

SCALE: 1" = 50'

0 50' 100' 150'
GRAPHIC SCALE IN FEET

TRACT NO. 2576-2

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

BEING A DIVISION OF PORTIONS OF SECTIONS 20 AND 21, T 2 N, R 18 W, RANCHO SIMI (3 MR 2) AND PORTIONS TRACTS C AND D, RANCHO SIMI (3 MR 7)

DECEMBER , 1976
VTN LOS ANGELES
5919 VAN NUYS, BLVD., VAN NUYS, CA.

SHEET 6 OF 6 SHEETS