NOTE:
For change in the No. assigned to the tags set in this Tract – see Book 5382 Page 701 of Official Records.

For correction in the type and placement of monuments within this tract, see Book 5557 at Page 518 of Official Records.

76MR1

The undersigned hereby certifies that they are the owners of, or are interested in, the land included within this subdivision entitled TRACT NO. 2632-1, shown on this map, that they are the only persons 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 and that they 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, and that they also hereby offer to dedicate to the County of Ventura all rights of ingress and egress over and across the Southerly lines of lots 1, 2, 3, 4 and 24 abutting Peach Hill Road in order that the owners of said lots shall have no rights of access whatsoever to Peach Hill Road except the general easement of travel which belongs to the whole public and that they also hereby grant to the Ventura County Flood Control District the easement for Storm Drainage purposes shown on the map.

CRISMAR DEVELOPMENT CORPORATION
A CALIFORNIA CORPORATION

OWNER

PRESIDENT

ASS'T. SECRETARY

State of California)
County of Los Angeles) ss

On this 24TH day of JANUARY, 1978 before me SANDRA T. CLAVERIA a Notary Public in and for said County and State, personally appeared MARIO MORY known to me to be the ____ President and JANE SHIRLEY known to me to be the ASS'T Secretary of Crismar Development Corporation, A California 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 therein named, and acknowledged to me that such corporation executed the same.

OFFICIAL SEAL
SANDRA T. CLAVERIA
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires June 28, 1981

Notary Public

FIRST AMERICAN TITLE INSURANCE COMPANY
A CALIFORNIA CORPORATION
TRUSTEE
UNDER DEED OF TRUST RECORDED IN BOOK 5028, PAGE 695 OF OFFICIAL RECORDS

VICE PRESIDENT

ASSISTANT SECRETARY

State of California)
County of VENTURA) ss

On this 26TH day of JANUARY, 1978 before me Judy L. WATKINS a Notary Public in and for said County and State, personally appeared EDWARD L. LORETTE known to me to be the VICE President and LEONARD E. SOMDAHL known to me to be the ASSISTANT Secretary of First American Title Insurance Company, 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 such corporation executed the same as trustee.

OFFICIAL SEAL
JUDY L. WATKINS
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
VENTURA COUNTY
My Commission Expires March 29, 1980

Notary Public

I, Donald Miller, do hereby certify that I am a Registerd Civil Engineer, that this map correctly represents a survey made under my direction in March, 1977, 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 Board of Supervisors), 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 County Surveyor prior to acceptance of the improvements into the county road system.

Date: JANUARY 26 19 78

R.C.E. 15360

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 2632-1, 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~~. DUE AND PAYABLE ~~PE~~

Date: January 27 19 78

ROBERT G. BRANCH
Treasurer - Tax Collector
County of Ventura
By Shirley Ruggleman
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO 2632-1, 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 1 19 78

VERNON QUENTIN JONES
COUNTY SURVEYOR
COUNTY OF VENTURA
By Ramis E. Ruddy
DEPUTY COUNTY SURVEYOR

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 Board of Supervisors of the map entitled TRACT NO. 2632-1, have been complied with.

Date: February 14th 19 78

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

The following soil reports have been prepared on TRACT NO 2632-1:

Date of Report	Title of Report	Firm Name	Engineer	Reg No
8-9-76	Prelim. Soil Report, Geo. Invest.	Bueno Eng., Inc.	N.G. Hallin	7370

THE SIGNATURES OF JEAN GILLIES McLACHLIN AND FRANCES S. McLACHLIN, SUCCESSOR TO FREDERIC A. McLACHLIN, DECEASED, OWNERS OF AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL, GAS, MINERALS, HYDROCARBON SUBSTANCES AND RIGHTS THERETO BELOW A DEPTH OF 500 FEET AS RECORDED IN BOOK 1660 PAGE 22 OF OFFICIAL RECORDS, HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436, SUBSECTION (C) (3) OF THE SUBDIVISION MAP ACT, THIER INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

THE SIGNATURES OF C.B. CARPENTER AND B.M. CARPENTER, SUCCESSOR BY DEED RECORDED IN BOOK 3449 PAGE 477 OF OFFICIAL RECORDS, OWNERS OF AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL, GAS, MINERALS HYDROCARBON SUBSTANCES AND RIGHTS THEREOF BELOW A DEPTH OF 500 FEET AS RECORDED IN BOOK 1825 PAGE 440 OF OFFICIAL RECORDS, HAVE BEEN OMITTED UNDER THE PROVISION OF SECTION 66436, SUBSECTION (C)(3) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

This map entitled TRACT NO 2632-1, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 14th day of February, 1978, for approval; said Board 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 accepts all rights of ingress and egress as offered.

In witness thereof has caused this certificate to be signed by its chairman and attested by its clerk and the Official Seal of said Board to be affixed hereto this 14th day of February, 1978

Robert L. Hamm
Clerk of the Board of Supervisors

Edwin A. Jones
Chairman of the Board of Supervisors

The County of Ventura, acting for and on behalf of Ventura County Water works District No 1, present owners of an easement for sewer pipeline purposes as recorded in Book 3322, page 547 of Official Records.

Ventura County Flood Control District hereby accepts the easement for Storm Drainage purposes as shown on the map.

Robert L. Hamm
Clerk of the Board
DATE February 14, 1978

Edwin A. Jones
Chairman of the Board
Ventura County Flood Control District

THE SIGNATURE OF MOORPARK MUTUAL WATER COMPANY, A CALIFORNIA CORPORATION, SUCCESSOR TO MOORPARK FARMERS IRRIGATION COMPANY, OWNER OF A BLANKET EASEMENT FOR AN IRRIGATION WATER PIPE LINE AND PUMPING PLANT PURPOSES AS RECORDED IN BOOK 783 PAGE 342 OF OFFICIAL RECORDS, HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436, SUBSECTION (C) (1) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURE IS NOT REQUIRED BY THE LOCAL AGENCY.

Recorded at the request of the owner, FEBRUARY 15, 1978, at 2:00 P.M. in Book 76 of Miscellaneous Records (Maps) at Pages 1, 2, 3 & 4, records of Ventura County

#15 233

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

TRACT NO. 2632-1

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT M, RANCHO SIMI, AS RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS.

DATE: MAY 9, 1977

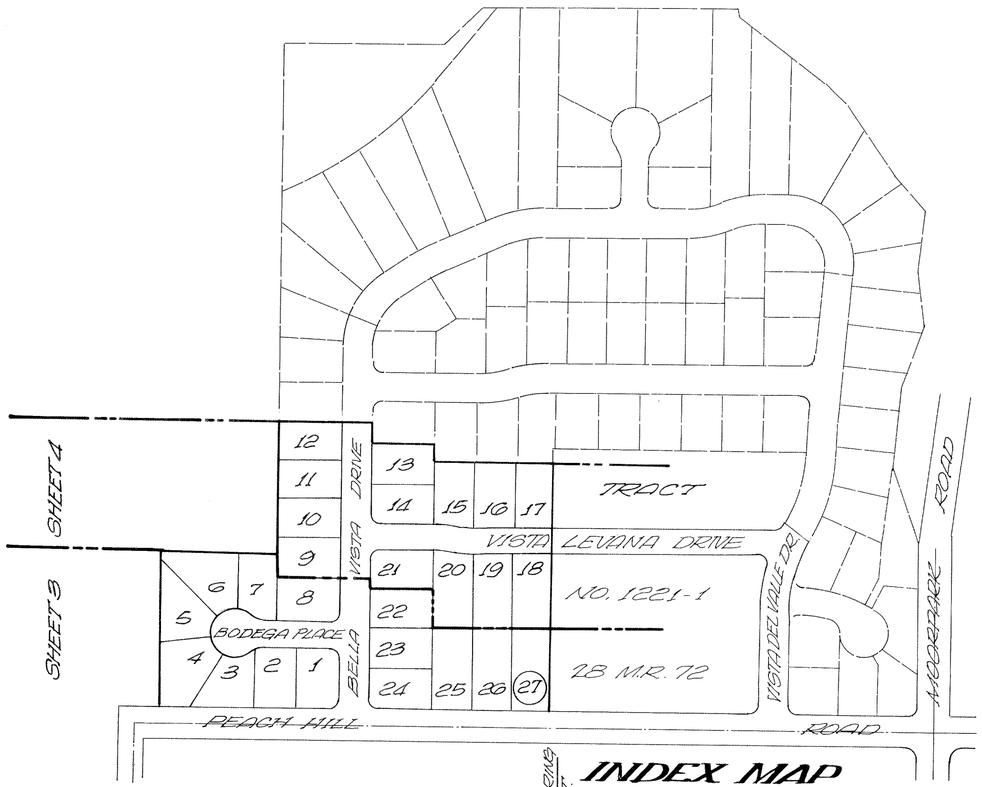
VENTURA COUNTY, CALIFORNIA

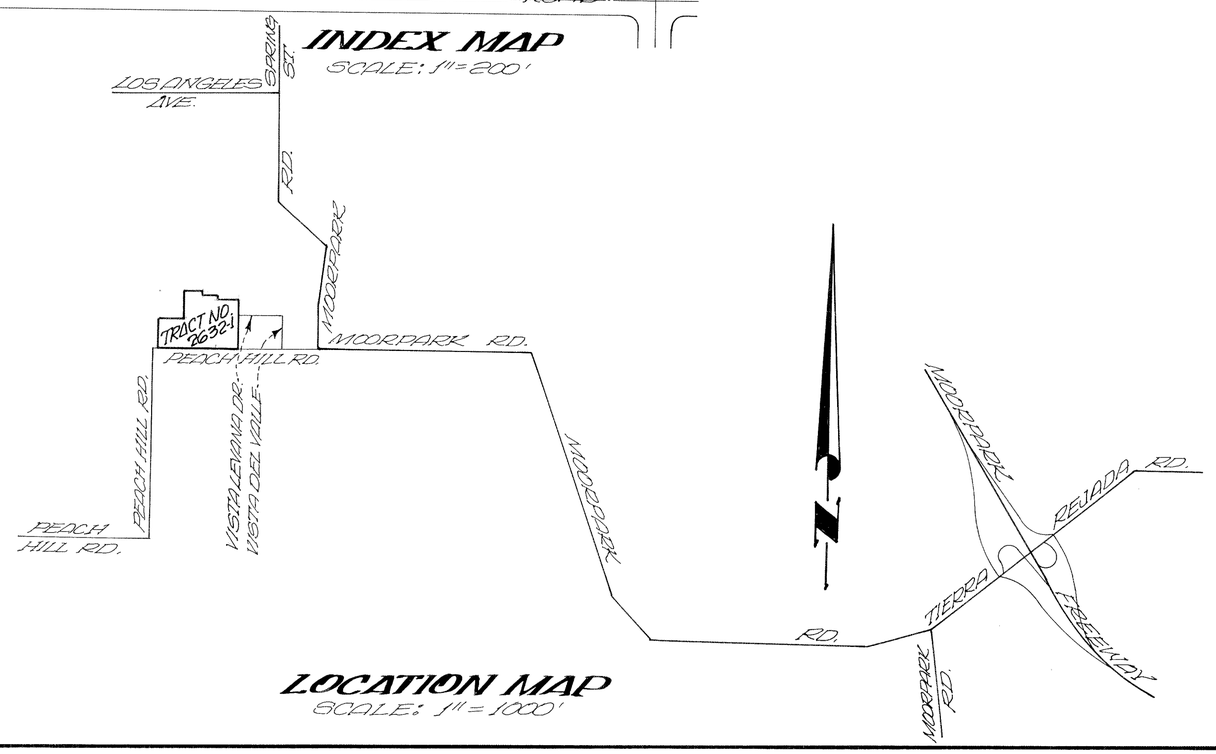
PREPARED BY:
MILLER ENGINEERING CO.
5939 KESTER AVENUE.
VAN NUYS, CALIFORNIA
(213) 988-5691

NOTE:
For change in the No. assigned to the tags set in this Tract — see Book 5382 Page 701 of Official Records.

For correction in the type and placement of monuments within this tract, see Book 5557 at Page 518 of Official Records.

76 MR 2





BASIS OF BEARINGS

THE BEARING N.89°59'00"E. OF THE CENTERLINE OF PEACH HILL ROAD OF TRACT NO. 2194-1 RECORDED IN BOOK 58 PAGES 26 TO 31, INCLUSIVE OF MISCELLANEOUS MAPS, RECORDS OF VENTURA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

LEGEND

- ● FD. MONUMENT AS NOTED.
- ■ SET VENTURA COUNTY STANDARD SURVEY MONUMENT PER STANDARD DESIGN NO. 90-3.

SET 1½" IRON PIPE WITH TAG (R.C.E.15360) AT ALL CENTERLINE INTERSECTIONS, AT ALL CHANGES OF DIRECTION OF CENTERLINE AND ALL BORDER LINE ANGLE POINTS.

SET ½" IRON PIPE WITH TAG (R.C.E.15360) AT ALL LOT CORNERS.

NOTE: P.U.E. DENOTES PUBLIC UTILITY EASEMENT (PROPOSED)

M – MEANS MEASURED
R – MEANS RECORD
C.F. – MEANS CALCULATED FROM

GRAPHIC SCALES:

200' 0' 200' 400'
SCALE: 1"=200'

1000' 0' 1000' 2000'
SCALE: 1"=1000'

TRACT NO. 2632-1

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT M, RANCHO SIMI, AS RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS.

DATE: MAY 9, 1977

VENTURA COUNTY, CALIFORNIA

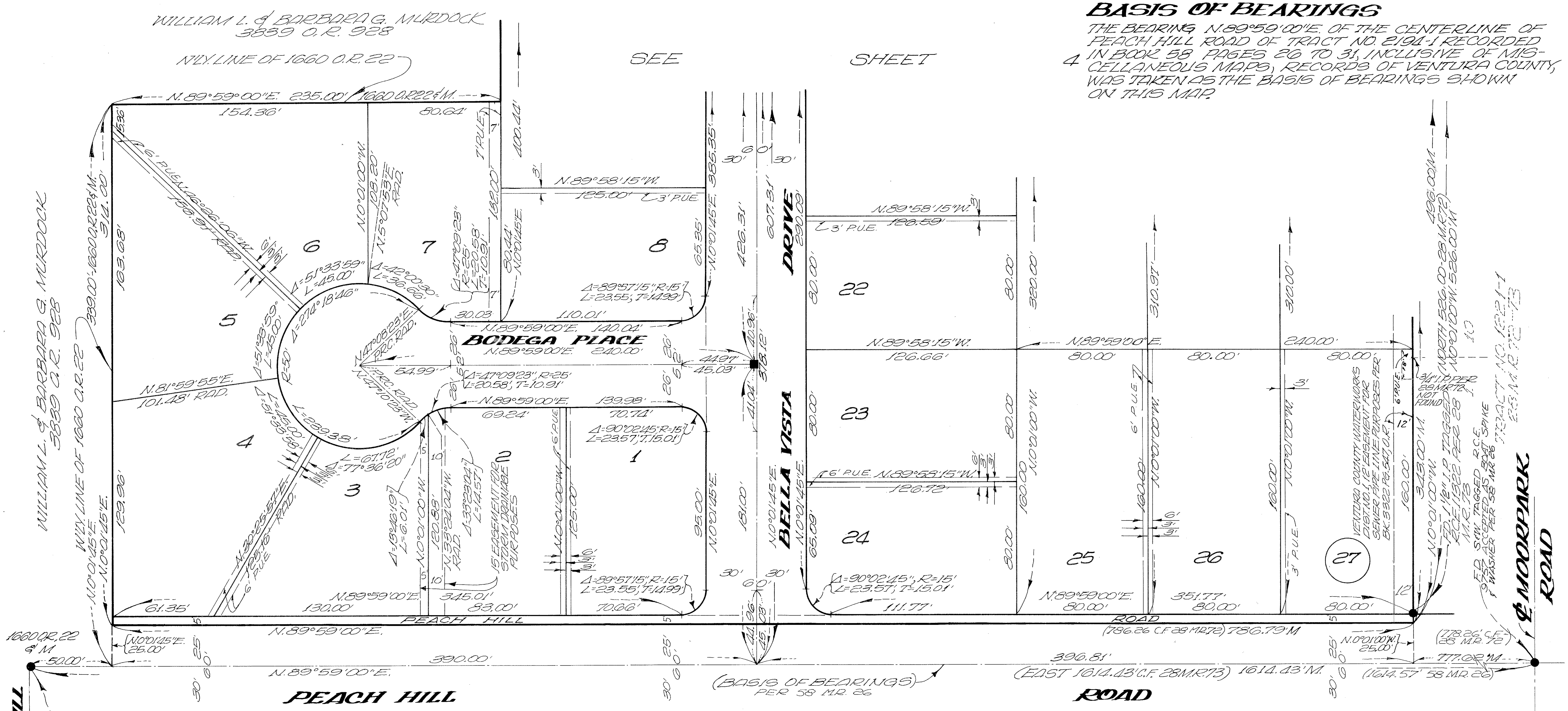
PREPARED BY:
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NOTE:
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BASIS OF BEARINGS

THE BEARING N.89°59'00"E. OF THE CENTERLINE OF PEACH HILL ROAD OF TRACT NO. 2194-1 RECORDED IN BOOK 58 PAGES 26 TO 31, INCLUSIVE OF MISCELLANEOUS MAPS, RECORDS OF VENTURA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.



LEGEND

● FD. MONUMENT AS NOTED.

■ SET VENTURA COUNTY STANDARD SURVEY MONUMENT PER STANDARD DESIGN NO. 90-3.

SET 1 1/2" IRON PIPE WITH TAG (RCE 15360) AT ALL CENTERLINE INTERSECTIONS, AT ALL CHANGES OF DIRECTION OF CENTERLINE AND ALL BORDER LINE ANGLE POINTS.

SET 1/2" IRON PIPE WITH TAG (RCE 15360) AT ALL LOT CORNERS.

NOTE: P.U.E. DENOTES PUBLIC UTILITY EASEMENT. (PROPOSED)

M- MEANS MEASURED
R- MEANS RECORD
C.F.- MEANS CALCULATED FROM

SCALE: 1" = 40'

GRAPHIC SCALE 1" = 40'

TRACT NO. 2632-1

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT M, RANCHO SIMI, AS RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS.

DATE: MAY 9, 1977

VENTURA COUNTY, CALIFORNIA

PREPARED BY
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For correction in the type and placement of monuments within this tract, see Book 5557 at Page 518 of Official Records.

BASIS OF BEARINGS

THE BEARING N.89°59'00"E. OF THE CENTERLINE OF PEACH HILL ROAD OF TRACT NO. 2194-1 RECORDED IN BOOK 58 PAGES 20 TO 31, INCLUSIVE OF MISCELLANEOUS MAPS, RECORDS OF VENTURA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

LEGEND

● FD. MONUMENT AS NOTED.

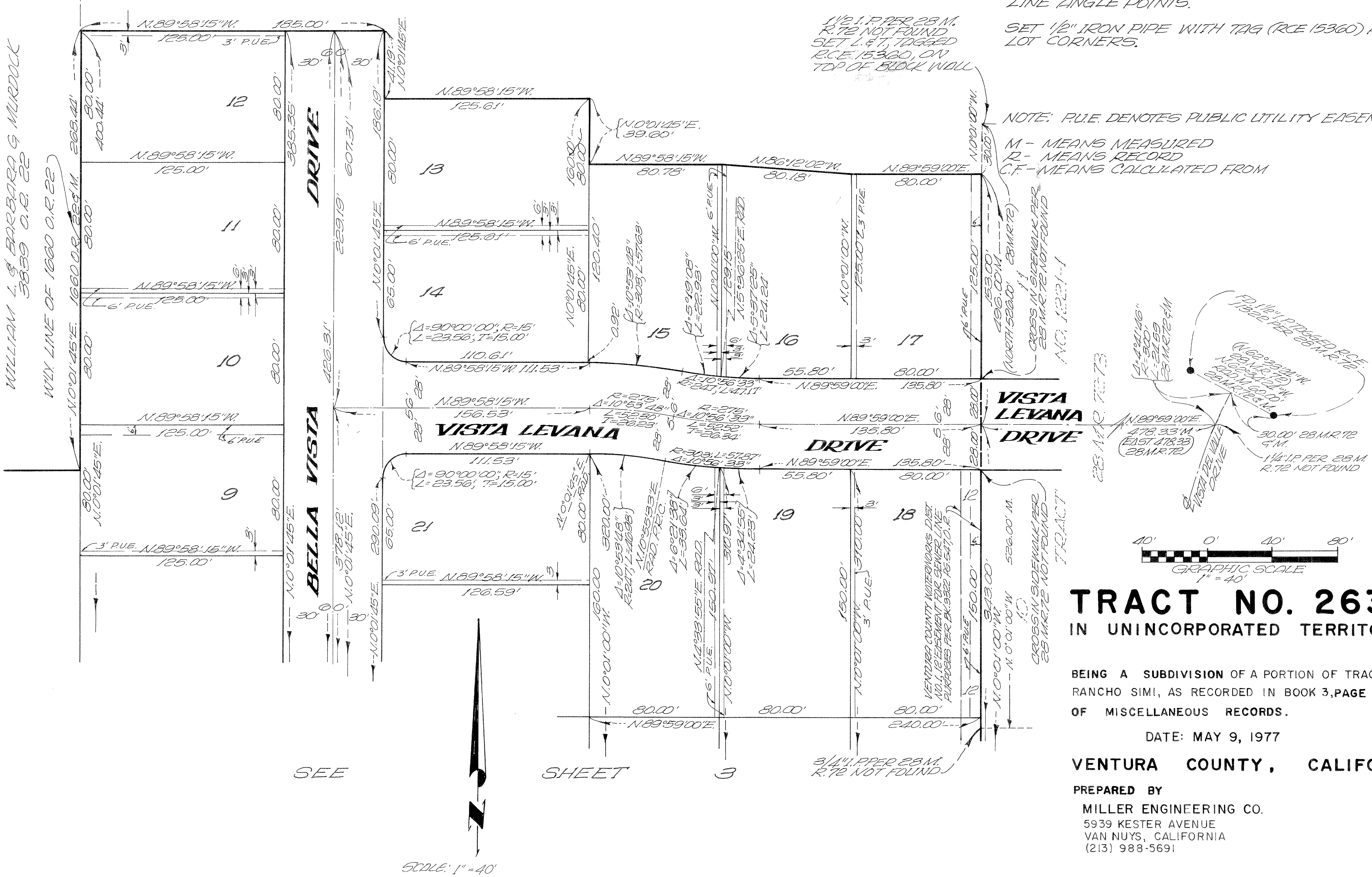
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TRACT NO. 2632-1
IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT M, RANCHO SIMI, AS RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS.

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