The undersigned hereby certify that they are the owners of, or are interested in the land included within this subdivision *entitled Tract* No. *2595-3* 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 for public use the right-of-way for all streets and highways shown on this map, and also dedicate to the City of Simi Valley, the easements for landscape and tree maintenance purposes shown on this map and all uses incident thereto, and also hereby offer to dedicate to Ventura County Flood Control District the easements for *storm drainage purposes and the easements for flood control* purposes shown on this map and all uses incident thereto; and they also hereby grant to Ventura County Flood Control District, the flowage easements consisting of the 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 structure or channel improvements as shown on said map.

LUSK HOMES/SIMI VALLEY, A LIMITED PARTNERSHIP
by John D. Lusk & Son, A California Corporation GENERAL PARTNER
(Owner)

James L. Kepler
Vice President
Asst. Secretary

SERVICE MORTGAGE COMPANY, A CORPORATION

(Beneficiary)

UNDER A DEED OF TRUST RECORDED IN BOOK *5652* PAGE *157* FFICIAL RECORDS

Donald B. Talcott
Vice President
Kathryn M. Zin
SECRETARY

I, Ray E. Widmer, do hereby certify that I am a registered Civil Engineer, that this map correctly represents a survey made under my direction in *June* 1979, 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 of Simi Valley* 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 : *November 21* 1979

Ray E. Widmer
Ray E. Widmer R.C.E. 11758

I certify that according to the records of my office there are no liens against the subdivision Tract No. *2595-3* 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 due and payable.

Date : *Aug 28,* 1980

Robert C. Branch
County Treasurer-Tax Collector
County of Ventura

By Deputy Tax Collector Catherine G. Johnston

I certify that I have examined the final map entitled Tract No. *2595-3* that the subdivision as shown thereon 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 : *October 13* 1980

City Engineer
City of Simi Valley

Ronald C. Coons

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 approval by the City Council of the map entitled Tract No. *2595-3* have been complied with.

Date : *Oct. 23* 1980

Robert L. Hamm
County Clerk
County of Ventura

Joann C. Danch
Deputy County Clerk

Document No. *101420*
Recorded at the request of the owner, *October 23rd* 1980, at *3:15 P.M.* in Book *89* of Miscellaneous Records (Maps) at Pages *27* thru *33*, Records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

By: William Dover, Asst.
~~Deputy~~ County Recorder

This map entitled Tract No *2595-3* consisting of *7* sheets, is presented to the City Council of the City of Simi Valley at a regular meeting of said Council held on the *13th* day of *OCTOBER* 1980. Said Council hereby approves said map, and does hereby accept for public, use the right of way for all streets and highways and also accepts on behalf of the City of Simi Valley the easements for landscape and tree maintenance purposes.

In witness whereof said City Council has caused this certificate to be signed by the Mayor and attested to *by the City Clerk of said City* Council, and the corporate seal of the City of Simi Valley to be affixed hereto this *13th* day of *OCTOBER* 1980

Attest:

Suzanne Harris
City Clerk of the City of Simi Valley

Elton Gallegly
Mayor of the City of Simi Valley

This is to certify that the flowage easements offered hereon to the Ventura County Flood Control District, a governmental agency are hereby accepted and the offer of the easements for storm drainage purposes and the easements for flood control purposes is hereby rejected by the undersigned officer on behalf of said district pursuant to authority conferred by resolution of the Board of Supervisors of Ventura County adopted on May 5, 1970.

Dated: 9-30-80

ARTHUR E. GOULET
Director - Public Works Agency
County of Ventura
State of California

By Donald B. Perry
Deputy Director

The following soils reports have been prepared on Tract No 2595-3

Date of Report	Title of Report	Firm Name	Engineer	R.C.E. #
June 1, 1977	Prelim. Geology & Soils Investigation, Tr. 2595	Geosoils, Inc.	D.D. Yoakum	16496
June 28, 1979	Review of 50 Scale Grading Plan	Geosoils, Inc.	D.D. Yoakum	16496

TRACT NO. 2595-3

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PREPARED BY
WIDMER & ASSOCIATES
950 HAMPSHIRE ROAD, 119
WESTLAKE VILLAGE, CA.

November 1979

SHEET / OF 7 SHEETS

The signature of Rancho Simi Recreation and Park District, present owner of easements for ingress, egress and public utilities purposes as disclosed by deeds recorded in Book 4960, Page 680 of Official Records of Ventura County has been omitted under the provisions of Section 66436, Sub-section (c)(1) of the Subdivision Map Act, their interest is such that it cannot ripen into fee title and said signatures are not required by the governing body.

The signature of Sinaloo Properties, a general partnership, present owner of an easement for ingress, egress and public utilities purposes as disclosed by deed recorded in Book 5007, Page 278 of Official Records of Ventura County has been omitted under the provisions of Section 66436, sub-section (c)(1) of the Subdivision Map Act, their interest is such that it cannot ripen into fee title and said signatures are not required by the governing body.

State of California) SS
County of ORANGE)

On this 7th day of AUGUST, 1980, before me KATHLEEN A. LEVIN, a Notary Public in and for said State, personally appeared DONALD B. TALCOTT known to me to be the VICE President and KATHRYN M. ZIV known to me to be the SECRETARY of Service mortgage Company, the corporation that executed the within instrument and know 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.

OFFICIAL SEAL
KATHLEEN A. LEVIN
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
My Commission Expires Aug. 16, 1983

Kathleen A. Levin
Notary

My commission expires Aug. 16, 1983

State of California)
County of Orange) SS

On this 20th day of FEBRUARY, 1980, before me, a Notary Public in and for said County and State personally appeared JAMES C. WAPLES, known to me to be the VICE PRESIDENT and DONALD D STEFFENSEN, known to me to be the ASST. SECRETARY, of JOHN D. LUSK & SON, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the partners of LUSK HOMES/SIMI VALLEY, the partnership that executed the within instrument and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same

OFFICIAL SEAL
KATHLEEN A. LEVIN
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
My Commission Expires Aug. 16, 1983

Kathleen A. Levin
Notary

My commission expires Aug. 16, 1983

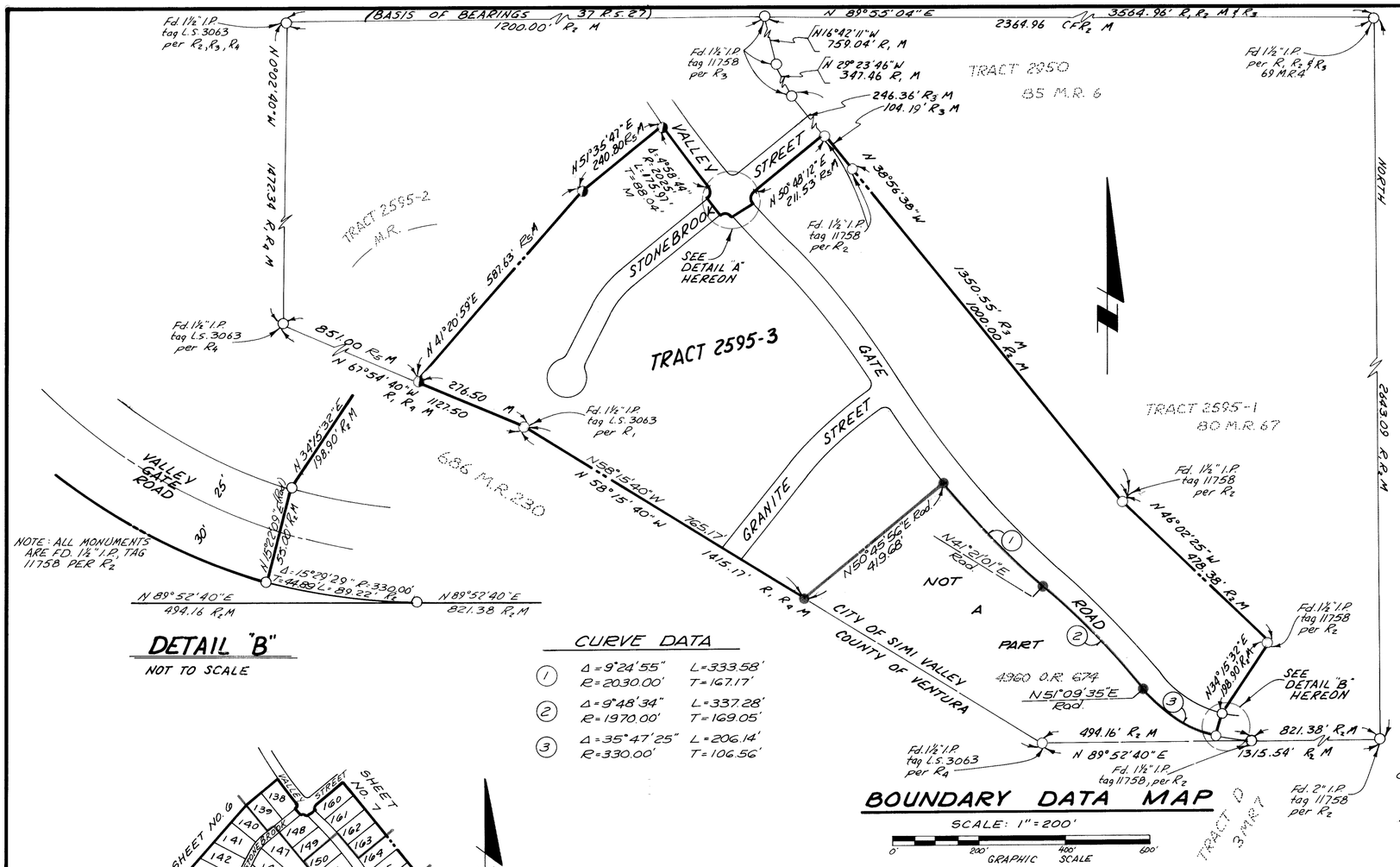
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November 1979

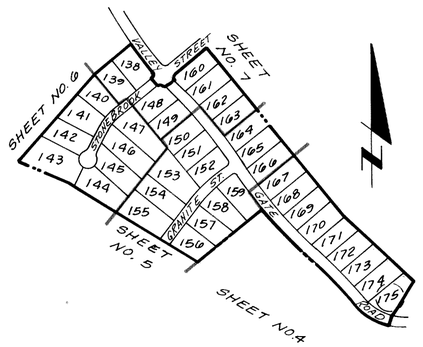


DETAIL "B"
NOT TO SCALE

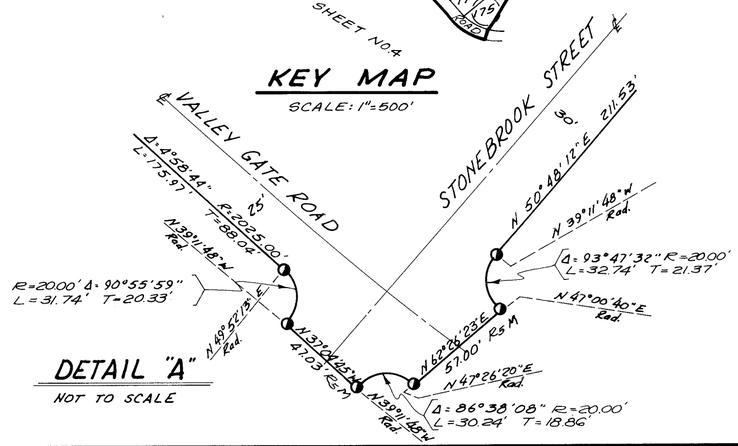
CURVE DATA

①	Δ=9°24'55" R=2030.00'	L=333.58' T=167.17'
②	Δ=9°48'34" R=1970.00'	L=337.28' T=169.05'
③	Δ=35°47'25" R=330.00'	L=206.14' T=106.56'

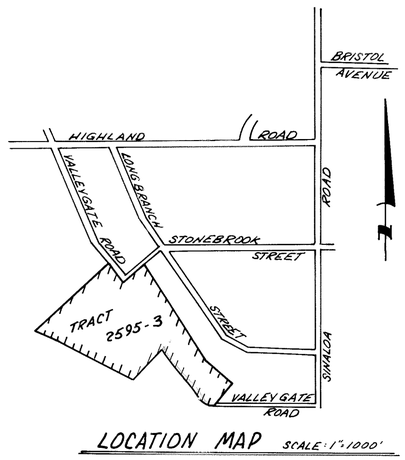
BOUNDARY DATA MAP
SCALE: 1" = 200'
GRAPHIC SCALE 0' 200' 400' 600'



KEY MAP
SCALE: 1"=500'



DETAIL "A"
NOT TO SCALE



LOCATION MAP
SCALE: 1"=1000'

BASIS OF BEARINGS

THE BEARING OF N 89°55'04"E BEING THE NORTHERLY LINE OF THE NORTHWEST QUARTER OF SECTION 20 PER 37 R.S. 27 IS THE BASIS OF BEARINGS FOR THIS MAP.

MONUMENT NOTES

- ○ FD. MONUMENTS AS NOTED
- ● SET 1½" I.P. W/TAG R.C.E. 11758 AT ALL CENTERLINE INTERSECTIONS AND AT ALL CHANGES OF DIRECTION OF CENTERLINES AND ALONG TRACT BOUNDARY AT ALL CHANGES OF DIRECTION.
  1. SET ¾" I.P. W/TAG R.C.E. 11758 AT ALL LOT LINE ANGLE POINTS AND REAR LOT CORNERS, UNLESS OTHERWISE NOTED.
  2. FRONT LOT CORNERS – WITNESS CROSSES ARE CHISELED IN CONCRETE CURB ALONG LOT LINE PRODUCED 0.25' OFF CURB FACE
- ◕ 1½" I.P. With tag (R.C.E. 11758) per tract 2595-2, not set at time of this survey.

LEGEND

M.	MEASURED	R1	18 P.M.9
R.	RECORD	R2	80 M.R.67
C.F.R.	CALCULATED FROM RECORD	R3	85 M.R.6
I.P.	IRON PIPE	R4	37 R.S. 27
R.A.D.	RADIAL	R5	M.R. (TR. 2595-2)
FD.	FOUND		
E.E.	PROPOSED EQUESTRIAN EASEMENT		
L.E.	5' WIDE EASEMENT FOR LANDSCAPE AND TREE MAINTENANCE PURPOSES TO THE CITY OF SIMI VALLEY.		

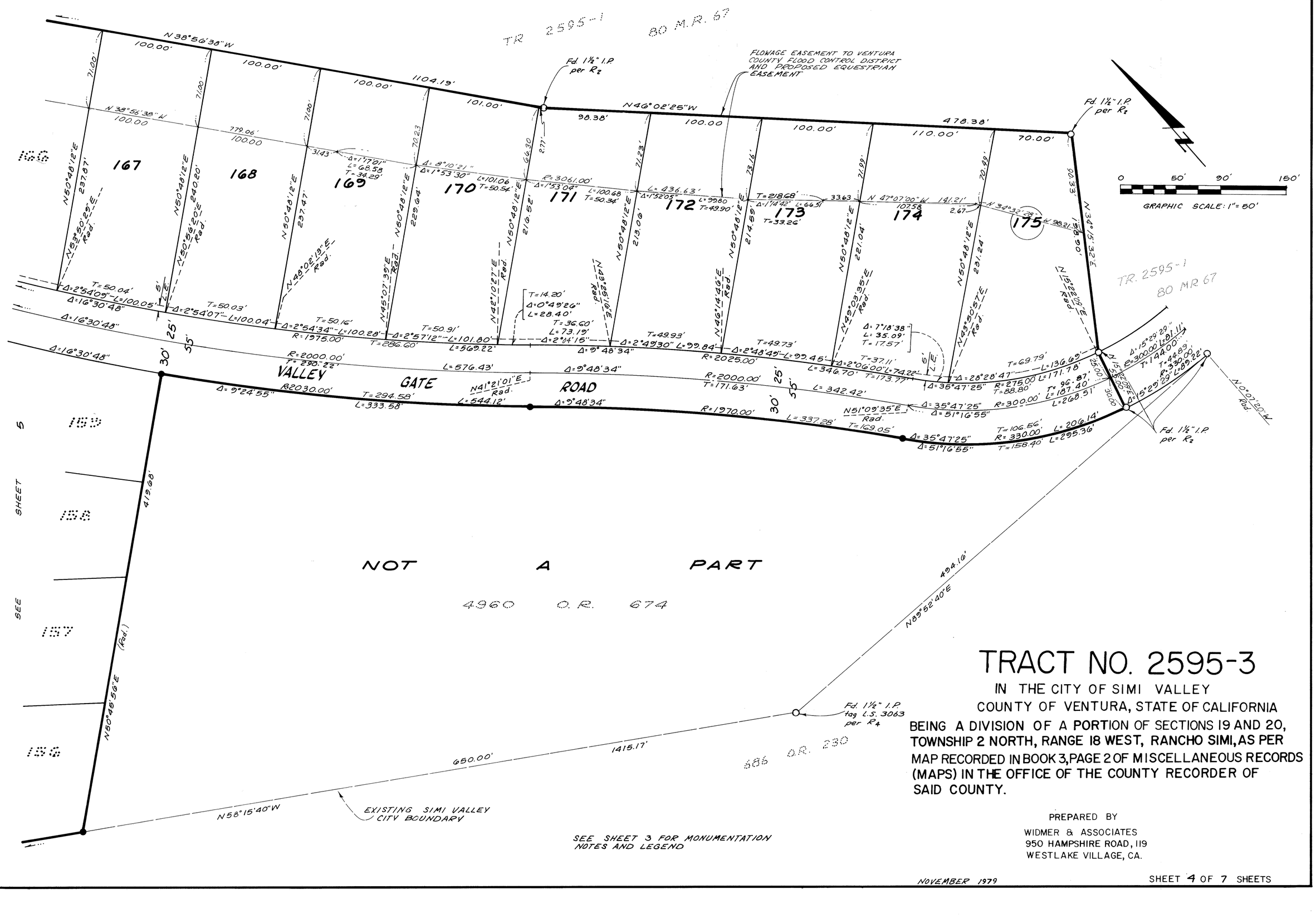
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November 1979



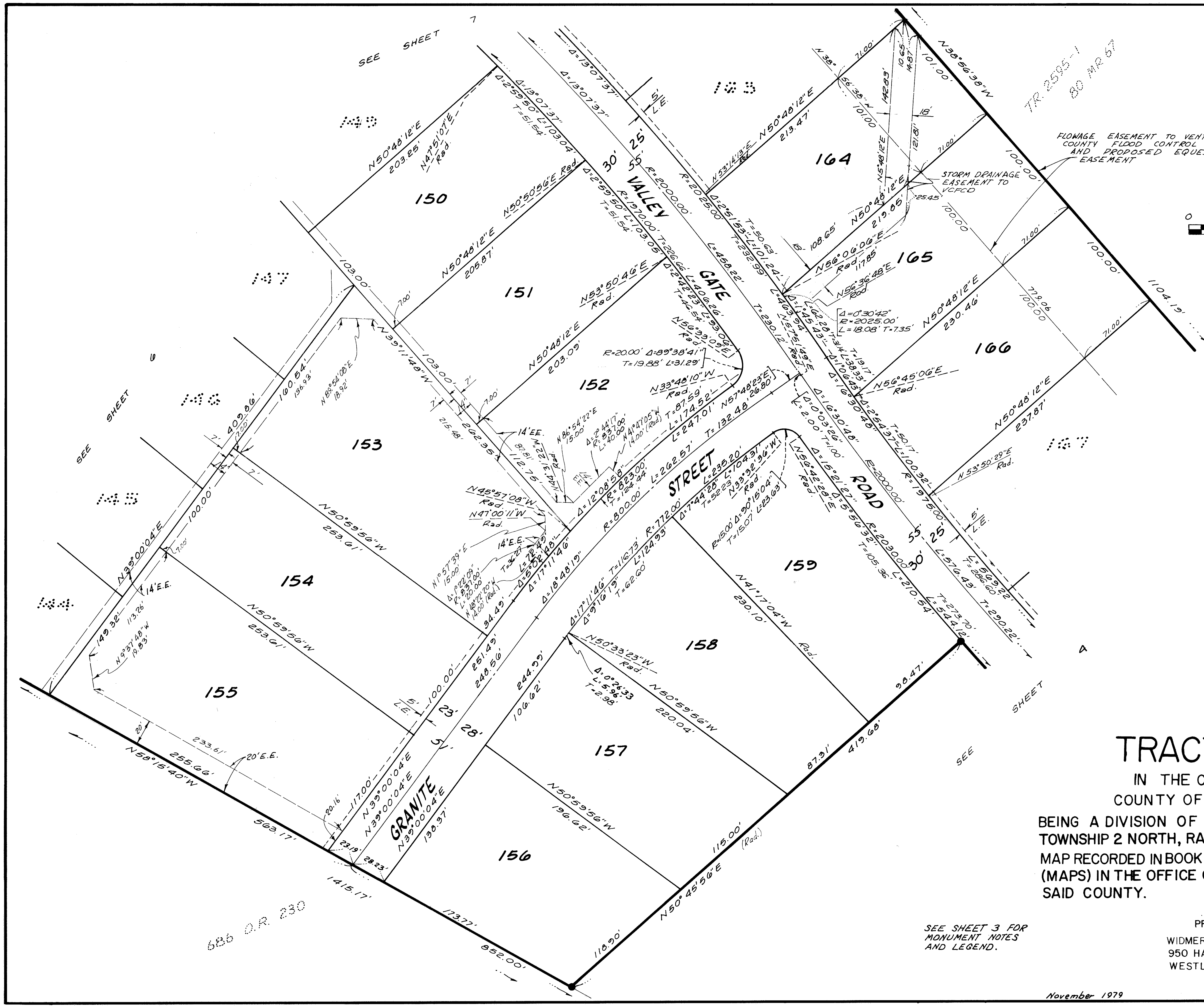
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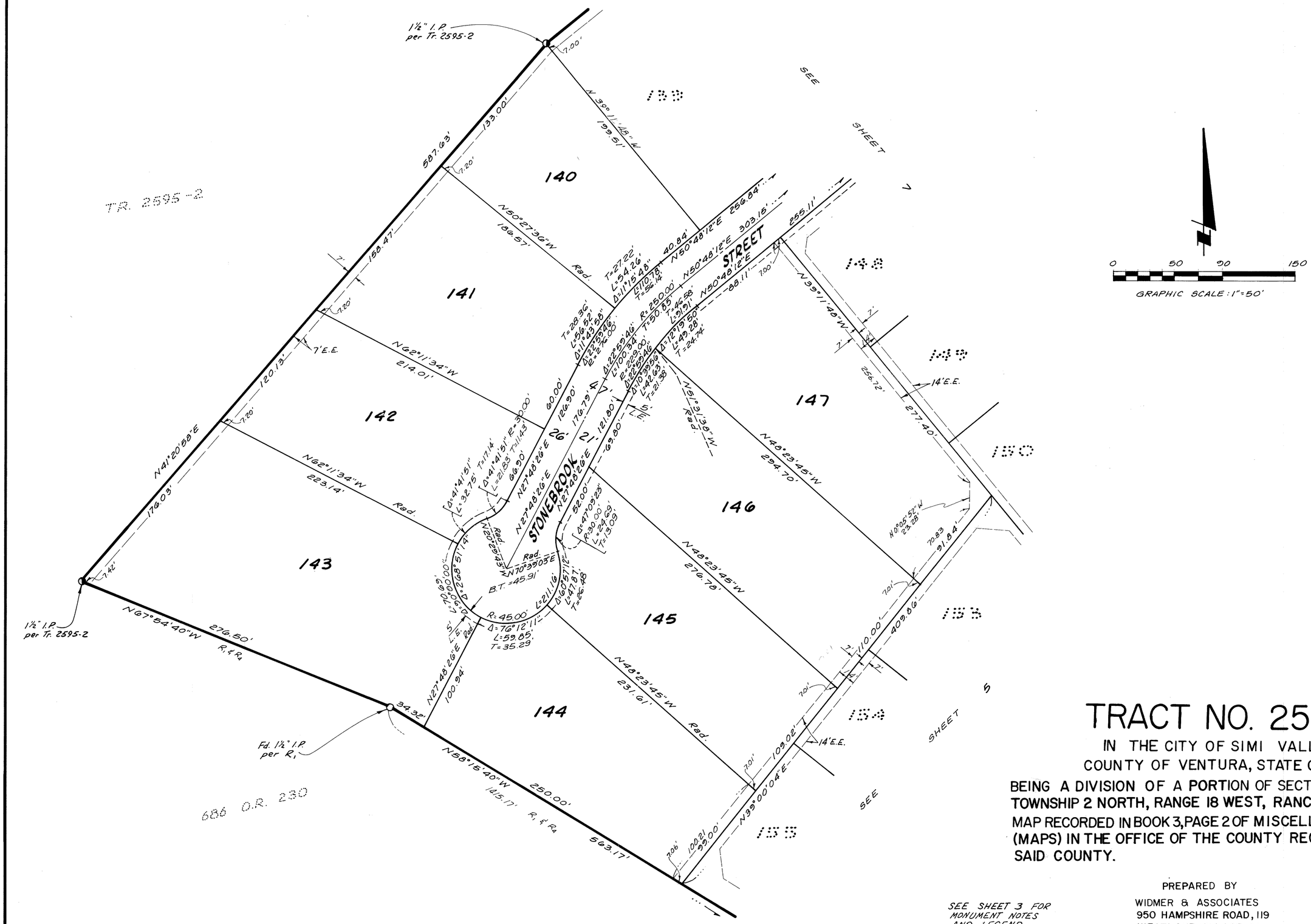
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SEE SHEET 3 FOR MONUMENT NOTES AND LEGEND.

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November 1979

TR. 2595-2

1½" I.P. per Tr. 2595-2

N54°50'57"E Rad.

Δ=9°41'21" T=171.43' R=2025.00' L=342.44'

240.80'

130.79'

106.21'

N17°21'07"E 1500'

50' R/W

N51°35'47"E

110.01'

7' E.E.

700'

700'

138

139

N39°11'48"W 197.99'

N39°11'48"W 199.51'

Δ=4°58'00" R=2059.00' L=178.75' T=89.43

14' E.E.

N49°52'13"E Rad.

N57°51'47"W Rad.

1½" I.P. per Tr. 2595-2

R=2000' Δ=90°55'59" T=20.53' L=31.74'

106.00'

256.04'

28.02'

303.15'

21.01'

255.89'

255.11'

167.00'

110.00'

N50°48'12"E

N50°48'12"E

STONEBROOK

26' 47' 21'

14' E.E. 169.06'

148

149

147

N5°48'12"E 14.14'

118.00'

94.00'

N39°11'48"W

7.00'

103.00'

277.40'

14' E.E.

7.00'

N50°48'12"E 203.25'

N41°51'07"E Rad.

150

SEE SHEET 6

Δ=27°52'50" T=496.94' R=2000.00' L=972.44'

N49°47'43"E Rad.

N50°48'12"E

N50°48'12"E

25' 55' 30'

VALLEY STREET

N37°04'47"W 47.09'

N49°01'15"E Rad.

N50°48'12"E

N50°48'12"E

N47°00'40"E Rad.

N42°26'23"E Rad.

Δ=2°46'39" R=1975.00' L=95.74'

Δ=2°46'20" L=95.74'

N47°13'40"E Rad.

N23°21'29"E Rad.

1½" I.P. per Tr. 2595-2

Δ=0°06'37" L=3.79' T=1.90'

N44°50'49"E Rad.

Δ=3°00'18" T=51.47' L=103.32'

R=1970.00' L=406.26'

T=203.85'

Fd. 1½" I.P. Per R2

60.10'

216.60'

265.33'

217.63'

104.50

99.44'

104.19'

N38°56'38"W 82.00'

1½" I.P. per Tr. 2595-2

Δ=1°53'47" R=20' L=32.74' T=21.37'

160

N61°20'21"E 106.20'

N38°56'38"W

100.00'

1104.19'

95.56'

213.35'

N63°41'56"W 58.65'

N50°48'12"E 224.31'

161

N44°44'12"E Rad. P.R.C.

Δ=2°50'16.28" R=1975.00' L=97.93'

T=50.15'

Δ=2°50'20" L=100.34'

Δ=13°07'37"

Δ=13°04'11"

N47°34'33"E Rad.

N50°48'12"E 215.74'

162

Δ=2°49'52" R=2025.00' L=100.06'

T=50.04'

N50°24'25"E Rad.

N50°48'12"E 212.14'

163

Δ=2°49'48" L=100.02'

T=50.02'

5' L.E.

L=463.94'

T=232.99'

N53°14'13"E Rad.

N50°48'12"E 213.47'

164

SEE SHEET 5

FLOWAGE EASEMENT AND EASEMENT FOR FLOOD CONTROL PURPOSES TO VENTURA COUNTY FLOOD CONTROL DISTRICT AND PROPOSED EQUESTRIAN EASEMENT

FLOWAGE EASEMENT TO VENTURA COUNTY FLOOD CONTROL DISTRICT AND PROPOSED EQUESTRIAN EASEMENT

TRACT NO. 2595-3

0 50 90 150

GRAPHIC SCALE: 1"=50'

SEE SHEET 3 FOR MONUMENT NOTES AND LEGEND.

TRACT NO. 2595-3

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