"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

OWNER'S STATEMENT:

THE UNDERSIGNED HEREBY STATES THAT THEY ARE THE OWNERS OF, OR ARE INTERESTED IN, THE LAND INCLUDED WITHIN THE SUBDIVISION ENTITLED TRACT NO. 4998-1, 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 TO THE CITY OF SIMI VALLEY FOR PUBLIC USE, THE RIGHT-OF-WAY FOR STREETS AND HIGHWAYS SHOWN ON THIS MAP, AND FOR PUBLIC SERVICES (P.S.E.), FOR SANITARY SEWER AND STORM DRAINS, AND ALL RIGHTS OF INGRESS AND EGRESS OVER AND ACROSS THE NORTHEASTERLY LINE OF PARCELS A, B, C, F AND G, AND THE SOUTH-WESTERLY LINE OF PARCELS D AND H AND LOTS 27 THROUGH 29 INCLUSIVE, ABUTTING YOSEMITE AVE. IN ORDER THAT THE OWNERS OF SAID PARCELS AND LOTS SHALL HAVE NO RIGHTS OF ACCESS WHATSOEVER TO SAID YOSEMITE AVE. EXCEPT THE GENERAL RIGHT-OF-TRAVEL WHICH BELONGS TO THE WHOLE PUBLIC.

AND THAT THEY DO HEREBY OFFER TO DEDICATE TO VENTURA COUNTY WATERWORKS DISTRICT NO. 8 EASEMENTS FOR WATERLINE SYSTEMS SHOWN ON THIS MAP.

RANCHO CORTIJO 250, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: ORA CALIFORNIA I, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS EXECUTIVE MANAGER

BY: OLYMPIC REALTY ADVISORS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS MANAGER

Edward W. Lee
PRESIDENT

BY: MARR RANCH I, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, ITS OPERATING MANAGER

BY: RBF ASSOCIATES, INC., AN ILLINOIS CORPORATION, ITS MANAGER

PRESIDENT

CONTINENTAL DEVELOPMENT OF CALIFORNIA, INC., A CALIFORNIA CORPORATION, AS SUBSTITUTED TRUSTEE BY SUBSTITUTION OF TRUSTEE RECORDED JUNE 4, 1997 AS DOCUMENT NO. 97-069069, OFFICIAL RECORDS, UNDER A DEED OF TRUST RECORDED OCTOBER 4, 1996, AS DOCUMENT NO. 96-135937, OFFICIAL RECORDS, AND RE-RECORDED DECEMBER 18, 1996, AS ~~DOCUMENT NO. 96-175~~ OFFICIAL RECORDS. DOCUMENT 96-172011, OFFICIAL RECORDS

VICE PRESIDENT

SECRETARY
Assistant V.P.

ORA A & D ASSOCIATES, L.P. A CALIFORNIA LIMITED PARTNERSHIP, AS BENEFICIARY, UNDER A DEED OF TRUST RECORDED OCTOBER 4, 1996, AS DOCUMENT NO. 96-135938, OFFICIAL RECORDS

Edward W. Lee
PRESIDENT

OMISSION OF SIGNATURE STATEMENT:

THE SIGNATURES OF SUSANA KNOLLS PROPERTIES, INC. PRESENT OWNER OF AN EASEMENT FOR WATER PIPE LINE, AS PER DOCUMENT RECORDED OCTOBER 15, 1962 IN BOOK 2218, PAGE 114, OFFICIAL RECORDS; VENTURA COUNTY FLOOD CONTROL DISTRICT, PRESENT OWNER OF AN EASEMENT FOR ACCESS ROAD AND RELATED PURPOSES, AS PER DOCUMENT RECORDED JANUARY 22, 1981 AS DOCUMENT NO. 6918, OFFICIAL RECORDS; AND DALE POE DEVELOPMENT CORPORATION, PRESENT OWNER OF AN EASEMENT FOR SLOPES, INGRESS AND EGRESS, UTILITIES AND INCIDENTAL RIGHTS AS PER DOCUMENT RECORDED SEPTEMBER 17, 1992, AS DOCUMENT NO. 92-164635, OFFICIAL RECORDS, HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (a)(3)(A)(i) OF THE SUBDIVISION MAP ACT, THEIR INTERESTS ARE SUCH THAT THEY CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE GOVERNING BODY.

ENGINEER'S STATEMENT:

I, ELDON C. SCHIERMAN, DO HEREBY STATE THAT I AM A REGISTERED CIVIL ENGINEER, THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE UNDER MY DIRECTION IN SEPTEMBER, 1996, 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 OF THE RECORDATION OF THIS MAP) AND ARE 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 CITY STREET SYSTEM.

DATE: July 1, 1997.

Eldon C Schierman
R.C.E. NO. C-26383 EXP. 3/31/00

REGISTERED PROFESSIONAL ENGINEER
ELDON CARL SCHIERMAN
NO. C26383
Exp 3/31/00
CIVIL
STATE OF CALIFORNIA

CITY ENGINEER'S CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL MAP ENTITLED TRACT NO. 4998-1, 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: 8/4, 1997

REGISTERED PROFESSIONAL ENGINEER
GEORGE T. BERG
No. 16804
Exp. 6/30/01
CIVIL
STATE OF CALIFORNIA

CITY ENGINEER
CITY OF SIMI VALLEY

George T. Berg
R.C.E. NO. 16804 EXP. 6/30/01

SOILS AND/OR GEOLOGIC REPORT(S):

THE FOLLOWING SOILS REPORT(S) AND/OR GEOLOGIC REPORT (S) RELATING TO TRACT NO.4998-1 HAVE BEEN PREPARED:

DATE OF REPORT: AUGUST 15, 1995

TITLE OF REPORT: GEOLOGIC AND GEOTECHNICAL ENGINEERING INVESTIGATION TRACT 4998, MARR RANCH, CITY OF SIMI VALLEY.

FIRM NAME: GEOSOILS, INC.

ENGINEER (OR GEOLOGIST): DELMAR D. YOAKUM

REGISTRATION NO. GE 918

LOCATION WHERE ON FILE FOR PUBLIC INSPECTION: CITY OF SIMI VALLEY CITY HALL

CITY COUNCIL'S CERTIFICATE:

THIS MAP ENTITLED TRACT NO. 4998-1, CONSISTING OF 14 SHEETS, IS PRESENTED TO THE CITY COUNCIL OF THE CITY OF SIMI VALLEY, OF VENTURA COUNTY, CALIFORNIA, AT A REGULAR MEETING OF SAID COUNCIL HELD ON THE 4th DAY OF AUGUST, 1997, FOR APPROVAL. SAID COUNCIL HEREBY APPROVES SAID MAP, AND HEREBY ACCEPTS FOR PUBLIC USE THE RIGHT-OF-WAY FOR ALL STREETS AND HIGHWAYS SHOWN ON THIS MAP AND ALSO HEREBY ACCEPTS THE EXCLUSIVE RIGHT OF INGRESS AND EGRESS OFFERED HEREON, AND HEREBY ACCEPTS THE EASEMENTS FOR PUBLIC SERVICES (P.S.E.), SANITARY SEWER PURPOSES, AND STORM DRAIN PURPOSES AS SHOWN ON THIS MAP.

IN WITNESS THEREOF, SAID CITY COUNCIL HAS CAUSED THIS CERTIFICATE TO BE SIGNED BY THE MAYOR PRO TEM AND ATTESTED TO BY THE CITY CLERK OF SAID CITY AND THE CORPORATE SEAL OF SAID CITY OF SIMI VALLEY TO BE AFFIXED HERETO THIS 5th DAY OF AUGUST, 1997.

ATTEST:

MAYOR PRO TEM

Lidia Landreneau for Alice K. Redondo
CITY CLERK OF THE CITY OF SIMI VALLEY

WATERWORKS DISTRICT ACCEPTANCE CERTIFICATE:

VENTURA COUNTY WATERWORKS DISTRICT NO. 8 HEREBY ACCEPTS THE WATERLINE SYSTEM EASEMENTS AS SHOWN ON THIS MAP AND IN WITNESS THEREOF HAS CAUSED THIS CERTIFICATE TO BE SIGNED BY THE DISTRICT ENGINEER PURSUANT TO AUTHORITY CONFERRED BY RESOLUTION NO. WWD-20 OF THE BOARD OF DIRECTORS OF SAID DISTRICT.

8/7/97
DATED:

Michael Kallet
DISTRICT ENGINEER
VENTURA COUNTY WATERWORKS DISTRICT NO. 8

TAX COLLECTOR'S CERTIFICATE:

I HEREBY CERTIFY THAT ALL CERTIFICATES AND SECURITY REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE SUBDIVISION MAP ACT HAVE BEEN FILED AND DEPOSITED WITH ME.

HAROLD S. PITTMAN
COUNTY TAX COLLECTOR
COUNTY OF VENTURA

BY: _____
DEPUTY COUNTY TAX COLLECTOR
DATE: August 8, 1997

COUNTY RECORDER'S CERTIFICATE: 97-103802

RECORDED AT THE REQUEST OF THE OWNER, ON Aug 15, 1997, AT 10:15A M. IN BOOK 131 OF MISCELLANEOUS RECORDS (MAPS) ON PAGES 84-97 RECORDS OF VENTURA COUNTY.

RICHARD D. DEAN
COUNTY RECORDER
COUNTY OF VENTURA

BY: Patricia Mendoza
DEPUTY COUNTY RECORDER
DATE: August 15, 1997

TOTAL GROSS AREA = 57.67 ACRES

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311
W.O. 2071B

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 85

State of California)
)
County of Los Angeles)

On July 1, 1997 before me,the undersigned, a notary public in and for said county and state, personally appeared RONALD W. LEE

personally known to me ~~(or proved to me on the basis of satisfactory evidence)~~ to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity~~(ies)~~, and that by his/~~her~~/~~their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

Signature Diana Hagerott
NAME: DIANA HAGEROTT
PRINCIPAL PLACE OF BUSINESS: Los Angeles County, California
COMMISSION EXPIRES: December 14, 1999

State of California)
)
County of Los Angeles)

On July 1, 1997 before me,the undersigned a notary public in and for the said county and state personally appeared ROBERT B. FRIEDMAN

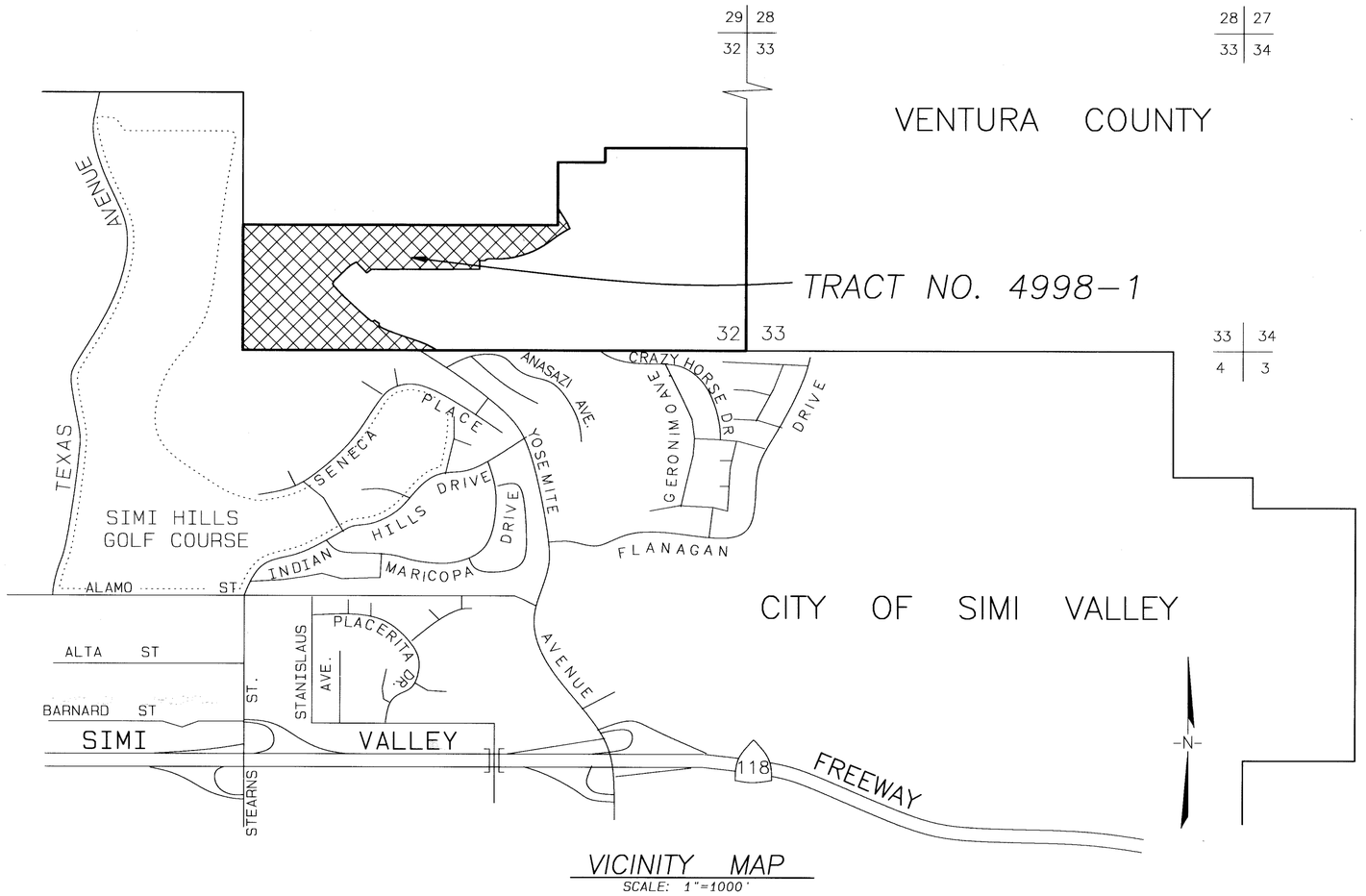
personally known to me ~~(or proved to me on the basis of satisfactory evidence)~~ to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity~~(ies)~~, and that by his/~~her~~/~~their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

Signature Diana Hagerott
NAME: DIANA HAGEROTT
PRINCIPAL PLACE OF BUSINESS: Los Angeles, County, California
COMMISION EXPIRES: December 14, 1999

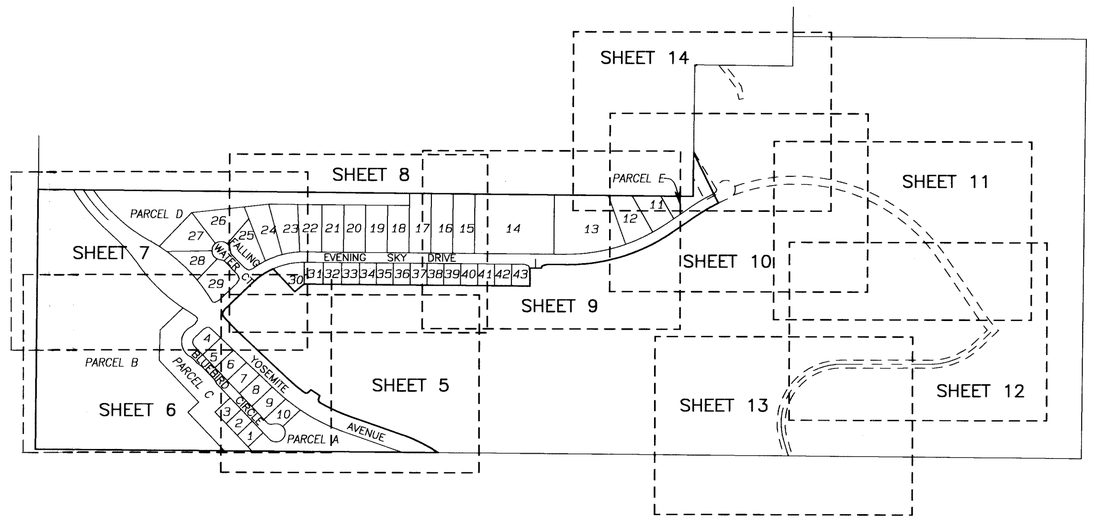
State of California)
)
County of Los Angeles)

On July 1 1997 before me,the undersigned a notary public in and for the said county and state personally appeared
John F. Wasley & Wade P. Brandenberg
personally known to me ~~(or proved to me on the basis of satisfactory evidence)~~ to be the person(s) whose name(s) ~~is~~/are subscribed to the within instrument and acknowledged to me that ~~he~~/~~she~~/they executed the same in ~~his~~/~~her~~/their authorized capacity(ies), and that by ~~his~~/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Signature Sarah Garland
NAME: Sarah Garland
PRINCIPAL PLACE OF BUSINESS: Los Angeles County California
COMMISION EXPIRES: June 26 1998



VICINITY MAP
SCALE: 1"=1000'



KEY MAP
SCALE: 1"=500'

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

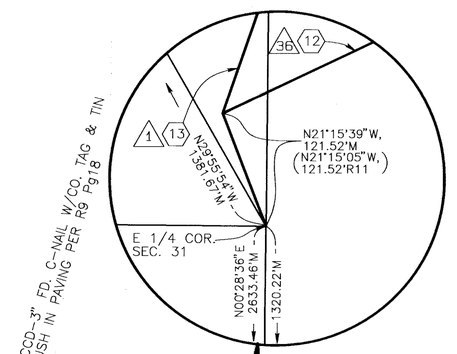
Prepared By:

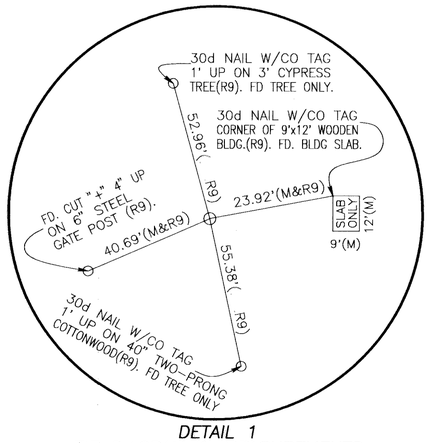
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

SHEET 2 OF 14 SHEETS

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 86

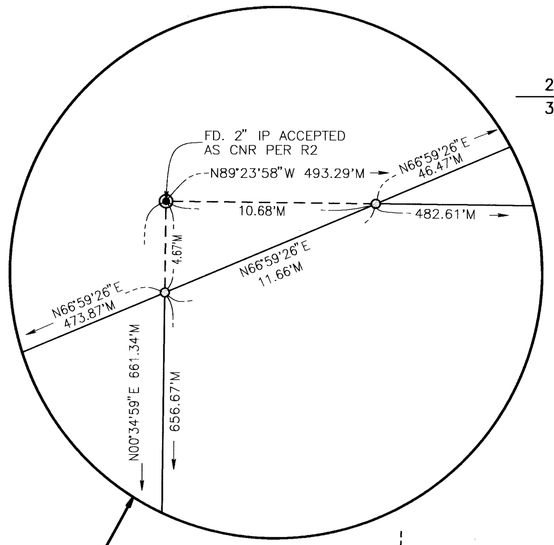


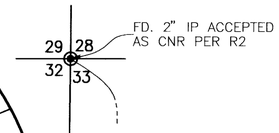


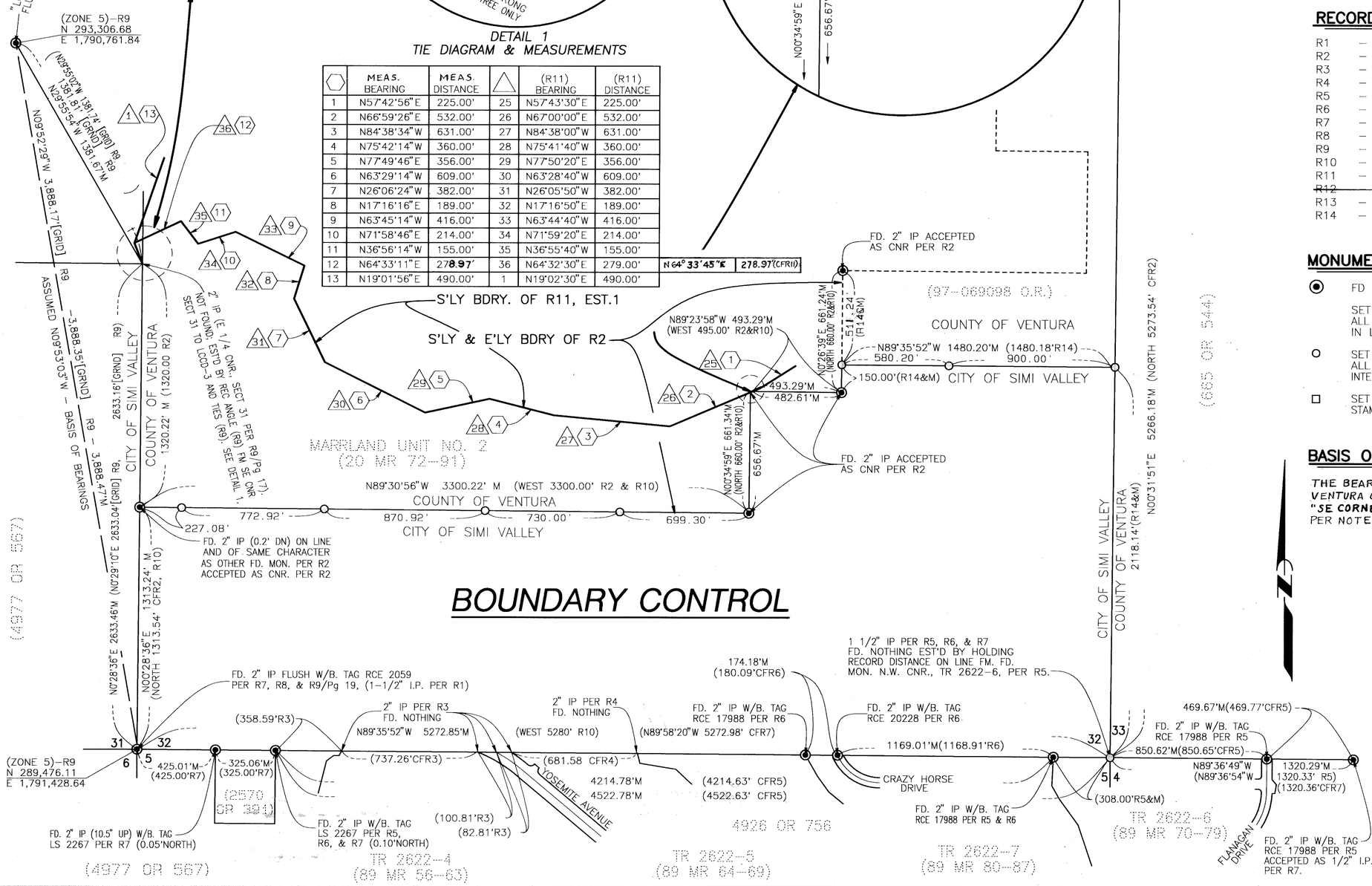
DETAIL 1
TIE DIAGRAM & MEASUREMENTS

	MEAS. BEARING	MEAS. DISTANCE	△	(R11) BEARING	(R11) DISTANCE
1	N57°42'56"E	225.00'	25	N57°43'30"E	225.00'
2	N66°59'26"E	532.00'	26	N67°00'00"E	532.00'
3	N84°38'34"W	631.00'	27	N84°38'00"W	631.00'
4	N75°42'14"W	360.00'	28	N75°41'40"W	360.00'
5	N77°49'46"E	356.00'	29	N77°50'20"E	356.00'
6	N63°29'14"W	609.00'	30	N63°28'40"W	609.00'
7	N26°06'24"W	382.00'	31	N26°05'50"W	382.00'
8	N17°16'16"E	189.00'	32	N17°16'50"E	189.00'
9	N63°45'14"W	416.00'	33	N63°44'40"W	416.00'
10	N71°58'46"E	214.00'	34	N71°59'20"E	214.00'
11	N36°56'14"W	155.00'	35	N36°55'40"W	155.00'
12	N64°33'11"E	278.97'	36	N64°32'30"E	279.00'
13	N19°01'56"E	490.00'	1	N19°02'30"E	490.00'

N64° 33' 45"E | 278.97'(CFR11)







BOUNDARY CONTROL

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

RECORD REFERENCE:

R1	–	MARRLAND (19 MR 45-57)
R2	–	MARRLAND, UNIT NO. 2 (20 MR 72-91)
R3	–	TRACT 2622-4 (89 MR 56-63)
R4	–	TRACT 2622-5 (89 MR 64-69)
R5	–	TRACT 2622-6 (89 MR 70-79)
R6	–	TRACT 2622-7 (89 MR 80-87)
R7	–	32 RS 74-81
R8	–	31 RS 37-40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81-006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92-164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015-17,019
R14	–	DOC. NO. 97-069098 O.R.

MONUMENT REFERENCE:

⦿ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90-3.

BASIS OF BEARINGS:

THE BEARING OF N 9° 53' 03"W HAS BEEN ASSUMED BETWEEN VENTURA COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" (CALIFORNIA COORDINATE SYSTEM, ZONE 5) PER NOTES FILED IN THE VENTURA COUNTY SURVEYOR'S OFFICE.

GRAPHIC SCALE 1"= 400'

0 200 400 800 1200 1600

TRACT NO. 4998-1

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

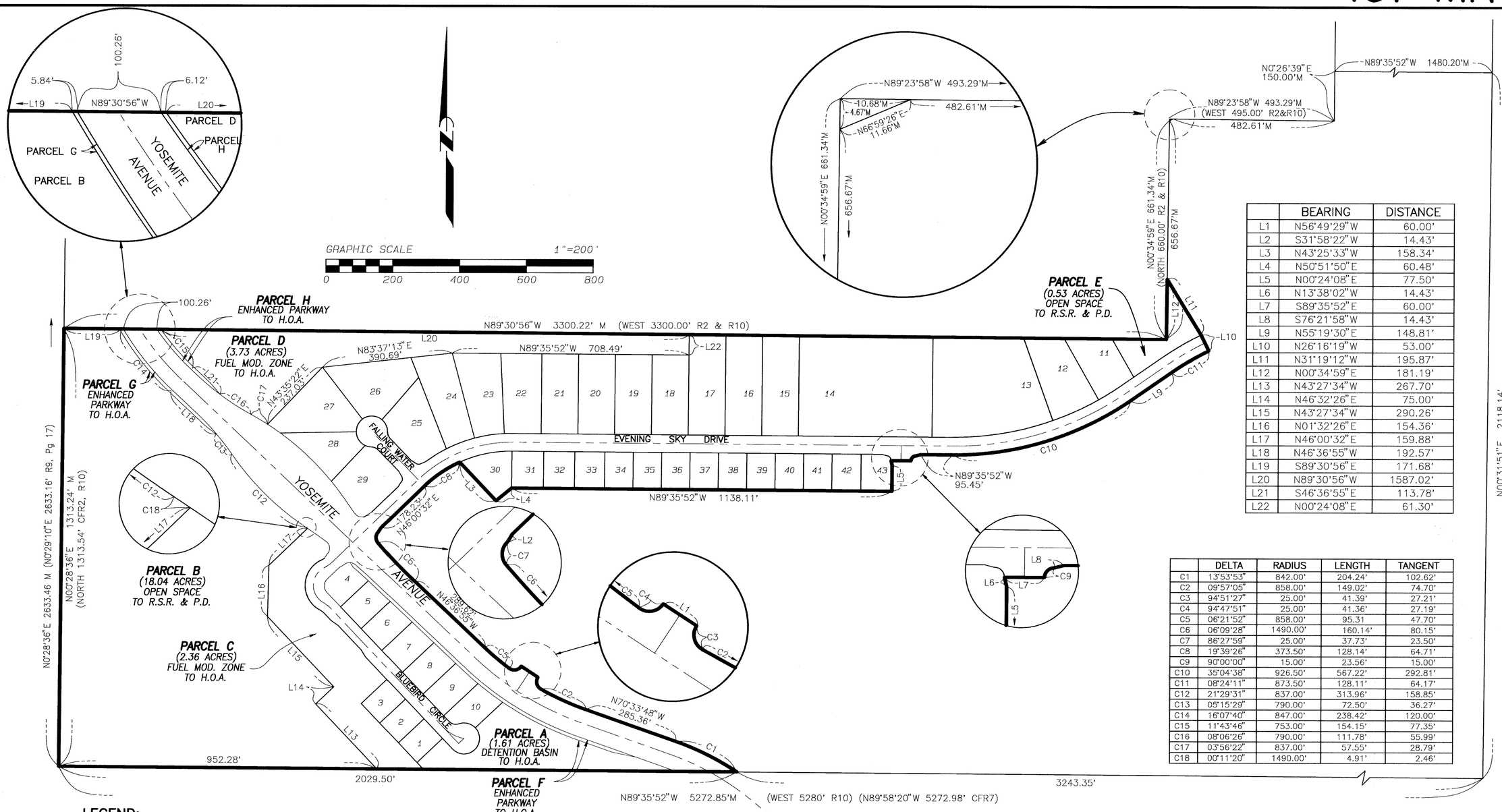
BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:

PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 87



	BEARING	DISTANCE
L1	N56°49'29"W	60.00'
L2	S31°58'22"W	14.43'
L3	N43°25'33"W	158.34'
L4	N50°51'50"E	60.48'
L5	N00°24'08"E	77.50'
L6	N13°38'02"W	14.43'
L7	S89°35'52"E	60.00'
L8	S76°21'58"W	14.43'
L9	N55°19'30"E	148.81'
L10	N26°16'19"W	53.00'
L11	N31°19'12"W	195.87'
L12	N00°34'59"E	181.19'
L13	N43°27'34"W	267.70'
L14	N46°32'26"E	75.00'
L15	N43°27'34"W	290.26'
L16	N01°32'26"E	154.36'
L17	N46°00'32"E	159.88'
L18	N46°36'55"W	192.57'
L19	S89°30'56"E	171.68'
L20	N89°30'56"W	1587.02'
L21	S46°36'55"E	113.78'
L22	N00°24'08"E	61.30'

	DELTA	RADIUS	LENGTH	TANGENT
C1	13°53'53"	842.00'	204.24'	102.62'
C2	09°57'05"	858.00'	149.02'	74.70'
C3	94°51'27"	25.00'	41.39'	27.21'
C4	94°47'51"	25.00'	41.36'	27.19'
C5	06°21'52"	858.00'	95.31	47.70'
C6	06°09'28"	1490.00'	160.14'	80.15'
C7	86°27'59"	25.00'	37.73'	23.50'
C8	19°39'26"	373.50'	128.14'	64.71'
C9	90°00'00"	15.00'	23.56'	15.00'
C10	35°04'38"	926.50'	567.22'	292.81'
C11	08°24'11"	873.50'	128.11'	64.17'
C12	21°29'31"	837.00'	313.96'	158.85'
C13	05°15'29"	790.00'	72.50'	36.27'
C14	16°07'40"	847.00'	238.42'	120.00'
C15	11°43'46"	753.00'	154.15'	77.35'
C16	08°06'26"	790.00'	111.78'	55.99'
C17	03°56'22"	837.00'	57.55'	28.79'
C18	00°11'20"	1490.00'	4.91'	2.46'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

MOD. = MODIFICATION
H.O.A. = HOME OWNERS ASSOCIATION
R.S.R.+P.D. = RANCHO SIMI RECREATION + PARK DISTRICT

RECORD REFERENCE:

R1	–	MARRLAND (19 MR 45–57)
R2	–	MARRLAND, UNIT NO. 2 (20 MR 72–91)
R3	–	TRACT 2622–4 (89 MR 56–63)
R4	–	TRACT 2622–5 (89 MR 64–69)
R5	–	TRACT 2622–6 (89 MR 70–79)
R6	–	TRACT 2622–7 (89 MR 80–87)
R7	–	32 RS 74–81
R8	–	31 RS 37–40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81–006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92–164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14	–	DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

TRACT NO. 4998-1

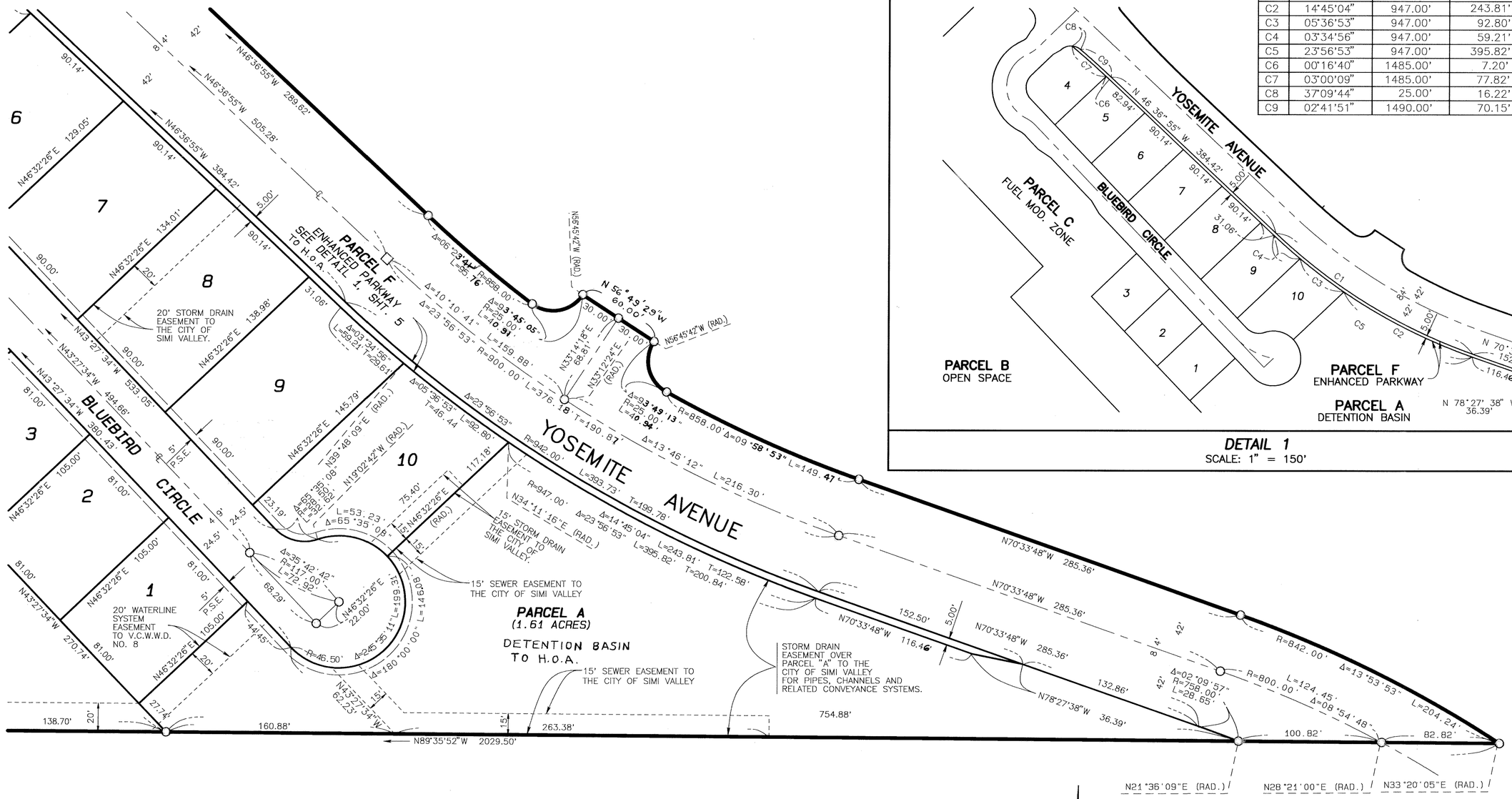
IN THE CITY OF SIMI VALLEY COUNTY OF VENTURA STATE OF CALIFORNIA

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:

PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".



	DELTA	RADIUS	LENGTH	TANGENT
C1	23°56'53"	942.00'	393.73'	199.78'
C2	14°45'04"	947.00'	243.81'	122.58'
C3	05°36'53"	947.00'	92.80'	46.44'
C4	03°34'56"	947.00'	59.21'	29.61'
C5	23°56'53"	947.00'	395.82'	200.84'
C6	00°16'40"	1485.00'	7.20'	3.60'
C7	03°00'09"	1485.00'	77.82'	38.92'
C8	37°09'44"	25.00'	16.22'	8.40'
C9	02°41'51"	1490.00'	70.15'	35.08'

DETAIL 1
SCALE: 1" = 150'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

MOD. = MODIFICATION
H.O.A. = HOME OWNERS ASSOCIATION

RECORD REFERENCE:

R1	–	MARRLAND (19 MR 45–57)
R2	–	MARRLAND, UNIT NO. 2 (20 MR 72–91)
R3	–	TRACT 2622–4 (89 MR 56–63)
R4	–	TRACT 2622–5 (89 MR 64–69)
R5	–	TRACT 2622–6 (89 MR 70–79)
R6	–	TRACT 2622–7 (89 MR 80–87)
R7	–	32 RS 74–81
R8	–	31 RS 37–40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81–006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92-164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14	–	DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

GRAPHIC SCALE 1"= 50'

0 50 100 150 200

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 89

SEE SHEET 7

C	DELTA	RADIUS	LENGTH	TANGENT
C1	86°15'26"	15.00'	22.58'	14.05'
C2	14°59'43"	35.50'	9.29'	4.67'
C3	100°09'04"	15.00'	26.22'	17.92'
C4	04°10'51"	790.00'	57.64'	28.83'
C5	00°11'20"	1490.00'	4.91'	2.46'
C6	86°27'59"	25.00'	37.73'	23.50'
C7	06°09'28"	1490.00'	160.14'	80.15'
C8	37°09'44"	25.00'	16.22'	8.40'
C9	43°30'57"	25.00'	20.73'	11.00'
C10	02°41'51"	1490.00'	70.15'	35.08'
C11	03°00'09"	1485.00'	77.82'	38.92'
C12	00°16'40"	1485.00'	7.20'	3.60'
C13	03°16'49"	1485.00'	85.02'	42.52'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

MOD = MODIFICATION
H.O.A.= HOME OWNERS ASSOCIATION
R.S.R.&P.D. = RANCHO SIMI RECREATION & PARK DISTRICT

RECORD REFERENCE:

R1 – MARRLAND (19 MR 45–57)
R2 – MARRLAND, UNIT NO. 2 (20 MR 72–91)
R3 – TRACT 2622–4 (89 MR 56–63)
R4 – TRACT 2622–5 (89 MR 64–69)
R5 – TRACT 2622–6 (89 MR 70–79)
R6 – TRACT 2622–7 (89 MR 80–87)
R7 – 32 RS 74–81
R8 – 31 RS 37–40
R9 – VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
R10 – DEED (5590 OR 533)
R11 – DOC. NO. 81–006918 O.R.
~~R12 – VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92 164635 O.R.~~
R13 – VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14 – DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

PARCEL C
(2.36 ACRES)
FUEL MOD. ZONE TO H.O.A.

PARCEL B
(18.04 ACRES)
OPEN SPACE TO R.S.R.&P.D.

PARCEL F
SEE ENHANCED PARKWAY DETAIL 1, SHT. 5
TO H.O.A.

YOSEMITE AVENUE
BLUEBIRD CIRCLE
BLUEBIRD CIRCLE

20' STORM DRAIN EASEMENT TO THE CITY OF SIMI VALLEY.
20' WATERLINE SYSTEM EASEMENT TO V.C.W.W.D. NO. 8
20' WATERLINE SYSTEM EASEMENT TO V.C.W.W.D. NO. 8
EXISTING 30' WIDE EASEMENT FOR WATERLINE PURPOSES PER DOCUMENT NO. 50444 O.R., BK. 2218 – 114/117

GRAPHIC SCALE 1"= 50'
0 50 100 150 200

SEE SHEET 5

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 90

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

MOD = MODIFICATION
H.O.A. = HOME OWNERS ASSOCIATION
R.S.R.&P.D. = RANCHO SIMI REC.& PARK DISTRICT

MONUMENT REFERENCE:

- ⦿ FD MONUMENT AS NOTED
  SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.
- ○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.
- □ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90-3.

N00° 28'36"E 1313.24' M

927.25'

C	DELTA	RADIUS	LENGTH	TANGENT
C1	11°42'27"	790.00'	161.42'	80.99'
C2	21°29'31"	837.00'	313.96'	158.85'
C3	14°33'25"	790.00'	200.71'	100.90'
C4	26°43'10"	837.00'	390.33'	198.78'
C5	01°40'48"	1490.00'	43.69'	21.85'
C6	97°51'29"	25.00'	42.70'	28.69'
C7	06°26'59"	790.00'	88.93'	44.51'
C8	05°15'28"	790.00'	72.49'	36.27'
C9	01°26'32"	790.00'	19.88'	9.94'
C10	08°06'26"	790.00'	111.78'	55.99'
C11	01°14'18"	758.00'	16.38'	8.19'
C12	02°10'24"	790.00'	29.97'	14.99'
C13	18°05'35"	251.23'	79.33'	40.00'
C14	17°23'58"	326.76'	99.23'	50.00'

RECORD REFERENCE:

R1	–	MARRLAND (19 MR 45-57)
R2	–	MARRLAND, UNIT NO. 2 (20 MR 72-91)
R3	–	TRACT 2622-4 (89 MR 56-63)
R4	–	TRACT 2622-5 (89 MR 64-69)
R5	–	TRACT 2622-6 (89 MR 70-79)
R6	–	TRACT 2622-7 (89 MR 80-87)
R7	–	32 RS 74-81
R8	–	31 RS 37-40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER 5.31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81-006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92-164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015-17,019
R14	–	DOC. NO. 97-069098 O.R.

GRAPHIC SCALE 1"= 50'
0 50 100 150 200

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

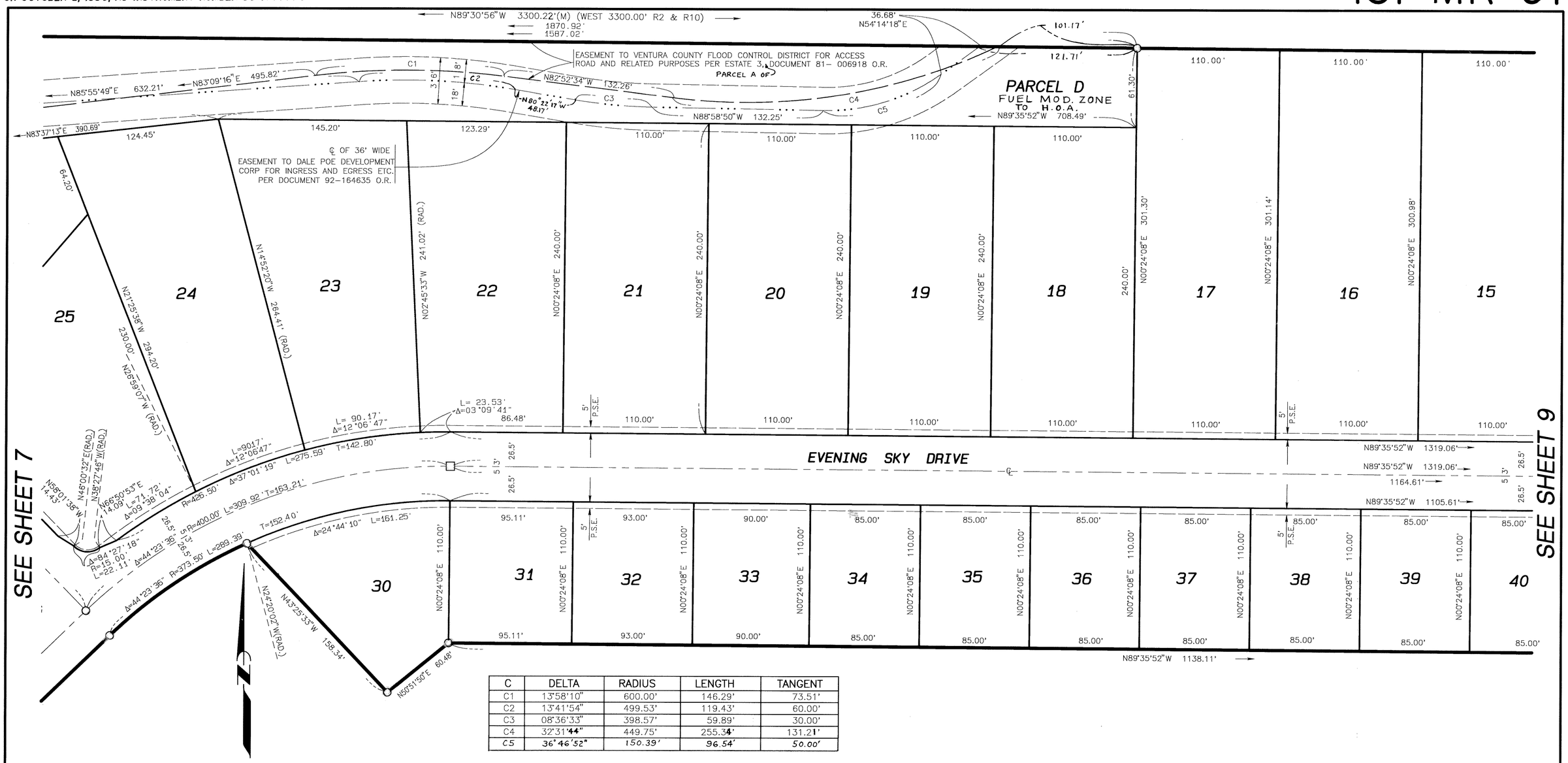
Prepared By:

PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

SEE SHEET 6

SEE SHEET 8

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".



C	DELTA	RADIUS	LENGTH	TANGENT
C1	13°58'10"	600.00'	146.29'	73.51'
C2	13°41'54"	499.53'	119.43'	60.00'
C3	08°36'33"	398.57'	59.89'	30.00'
C4	32°31'44"	449.75'	255.34'	131.21'
C5	36°46'52"	150.39'	96.54'	50.00'

GRAPHIC SCALE 1"= 50'

0 50 100 150 200

RECORD REFERENCE:

R1 – MARRLAND (19 MR 45-57)
R2 – MARRLAND, UNIT NO. 2 (20 MR 72-91)
R3 – TRACT 2622-4 (89 MR 56-63)
R4 – TRACT 2622-5 (89 MR 64-69)
R5 – TRACT 2622-6 (89 MR 70-79)
R6 – TRACT 2622-7 (89 MR 80-87)
R7 – 32 RS 74-81
R8 – 31 RS 37-40
R9 – VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
R10 – DEED (5590 OR 533)
R11 – DOC. NO. 81-006918 O.R.
~~R12 – VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92-164635 O.R.~~
R13 – VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015-17,019
R14 – DOC. NO. 97-069098 O.R.

LEGEND:

L = CURVE ARC LENGTH
R = RADIUS
T = TANGENT LENGTH
△ = CENTRAL ANGLE
RAD. = RADIAL
B. = BRASS
BDRY. = BOUNDARY
CFR. = CALCULATED FROM RECORD
CNR. = CORNER
FD. = FOUND
FM. = FROM
P.S.E. = PUBLIC SERVICES EASEMENT
I.P. = IRON PIPE
M = MEASURED
MON = MONUMENT
PRO = PRORATED
(R) = RECORD
STD. = STANDARD
TR. = TRACT
MOD. = MODIFICATION
H.O.A. = HOME OWNERS ASSOCIATION

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED
SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90-3.

TRACT NO. 4998-1

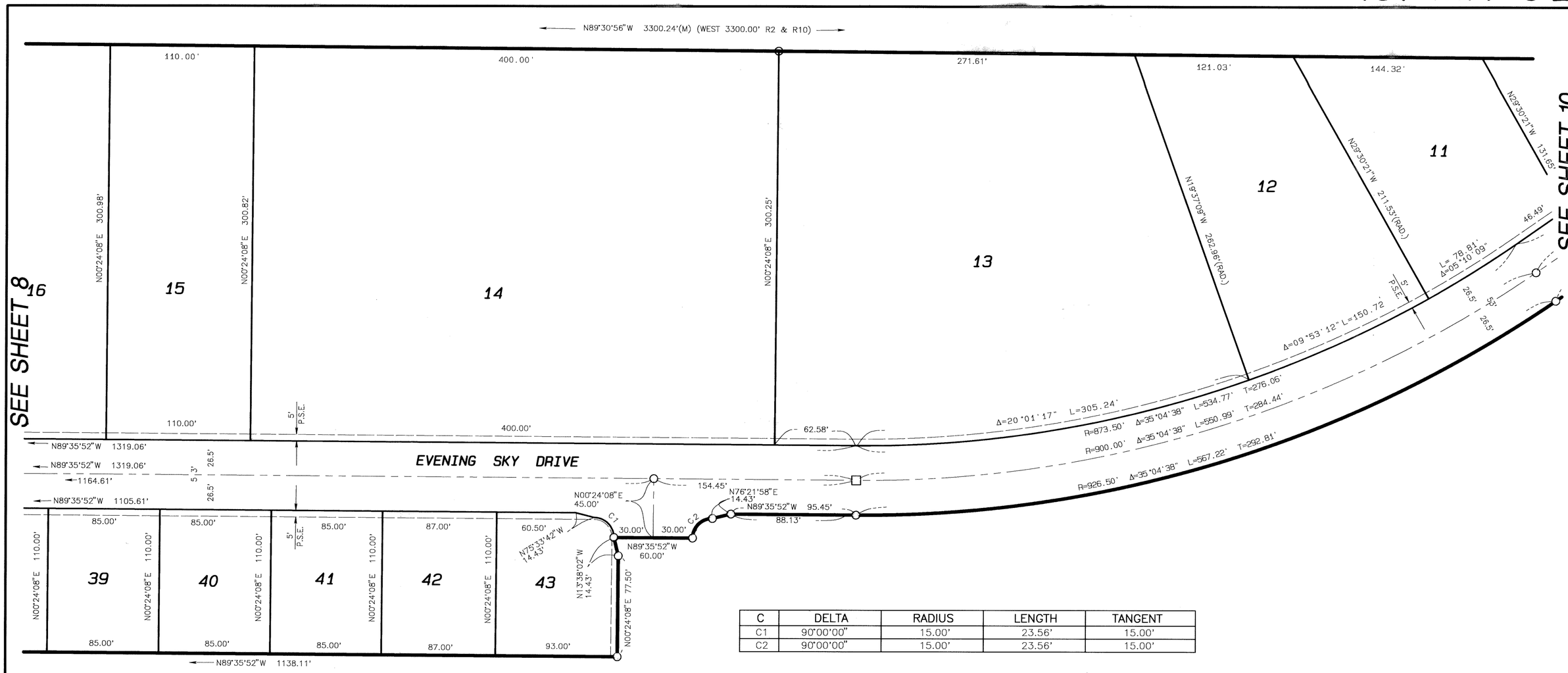
IN THE CITY OF SIMI VALLEY COUNTY OF VENTURA STATE OF CALIFORNIA

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 92



C	DELTA	RADIUS	LENGTH	TANGENT
C1	90°00'00"	15.00'	23.56'	15.00'
C2	90°00'00"	15.00'	23.56'	15.00'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

RECORD REFERENCE:

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R2	–	MARRLAND, UNIT NO. 2 (20 MR 72–91)
R3	–	TRACT 2622–4 (89 MR 56–63)
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R5	–	TRACT 2622–6 (89 MR 70–79)
R6	–	TRACT 2622–7 (89 MR 80–87)
R7	–	32 RS 74–81
R8	–	31 RS 37–40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81–006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92 164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14	–	DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

N

GRAPHIC SCALE 1"= 50'

0 50 100 150 200

TRACT NO. 4998-1

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

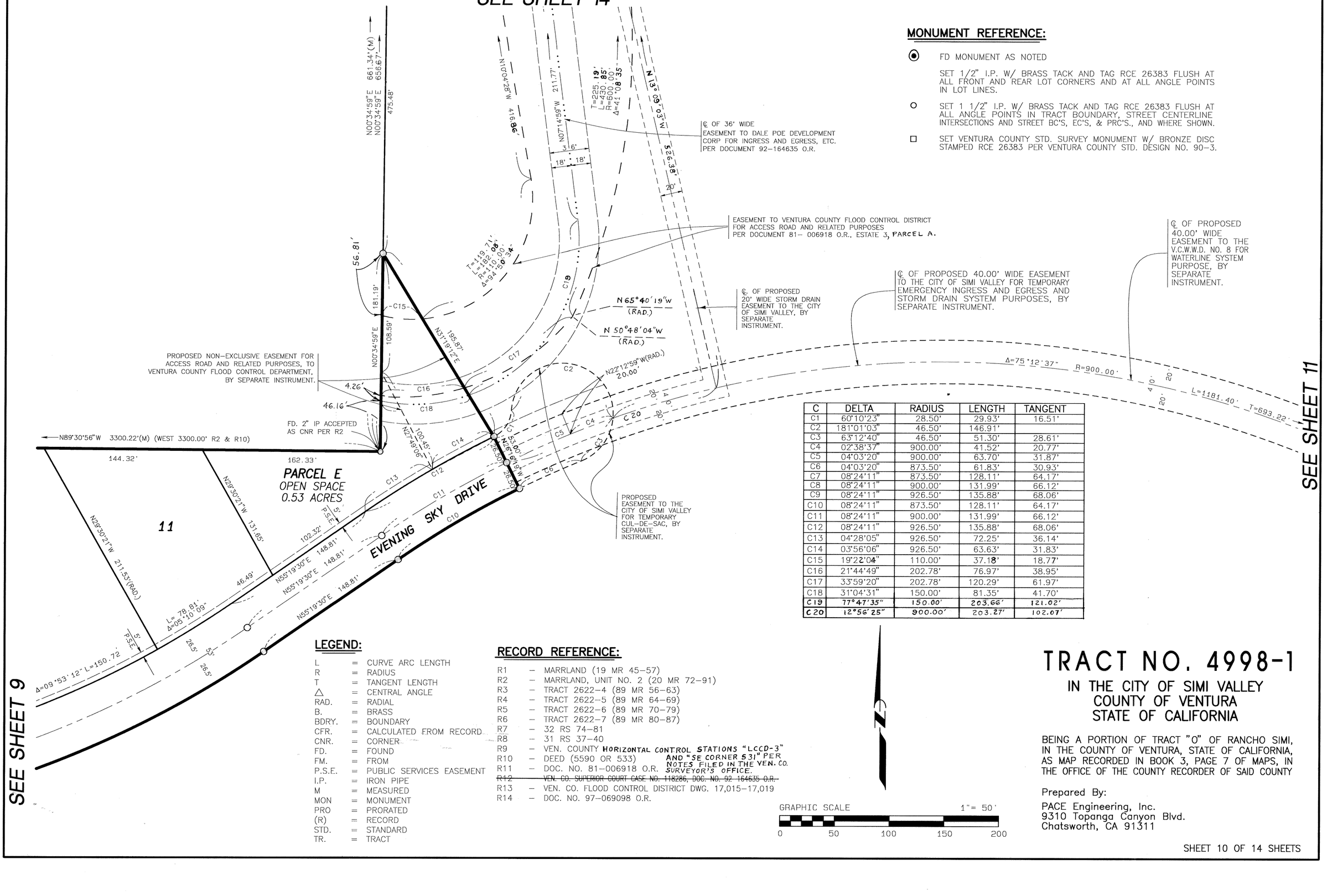
BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:

PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

SEE SHEET 14



MONUMENT REFERENCE:

- ⊙ FD MONUMENT AS NOTED
  SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.
- ○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.
- □ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90-3.

C	DELTA	RADIUS	LENGTH	TANGENT
C1	60°10'23"	28.50'	29.93'	16.51'
C2	181°01'03"	46.50'	146.91'	
C3	63°12'40"	46.50'	51.30'	28.61'
C4	02°38'37"	900.00'	41.52'	20.77'
C5	04°03'20"	900.00'	63.70'	31.87'
C6	04°03'20"	873.50'	61.83'	30.93'
C7	08°24'11"	873.50'	128.11'	64.17'
C8	08°24'11"	900.00'	131.99'	66.12'
C9	08°24'11"	926.50'	135.88'	68.06'
C10	08°24'11"	873.50'	128.11'	64.17'
C11	08°24'11"	900.00'	131.99'	66.12'
C12	08°24'11"	926.50'	135.88'	68.06'
C13	04°28'05"	926.50'	72.25'	36.14'
C14	03°56'06"	926.50'	63.63'	31.83'
C15	19°22'04"	110.00'	37.18'	18.77'
C16	21°44'49"	202.78'	76.97'	38.95'
C17	33°59'20"	202.78'	120.29'	61.97'
C18	31°04'31"	150.00'	81.35'	41.70'
C19	77°47'35"	150.00'	203.66'	121.02'
C20	12°56'25"	900.00'	203.27'	102.07'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
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P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

RECORD REFERENCE:

- R1 – MARRLAND (19 MR 45-57)
- R2 – MARRLAND, UNIT NO. 2 (20 MR 72-91)
- R3 – TRACT 2622-4 (89 MR 56-63)
- R4 – TRACT 2622-5 (89 MR 64-69)
- R5 – TRACT 2622-6 (89 MR 70-79)
- R6 – TRACT 2622-7 (89 MR 80-87)
- R7 – 32 RS 74-81
- R8 – 31 RS 37-40
- R9 – VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER 531" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE.
- R10 – DEED (5590 OR 533)
- R11 – DOC. NO. 81-006918 O.R.
- ~~R12 – VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92 164635 O.R.~~
- R13 – VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015-17,019
- R14 – DOC. NO. 97-069098 O.R.

GRAPHIC SCALE 1"= 50'
0 50 100 150 200

TRACT NO. 4998-1

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

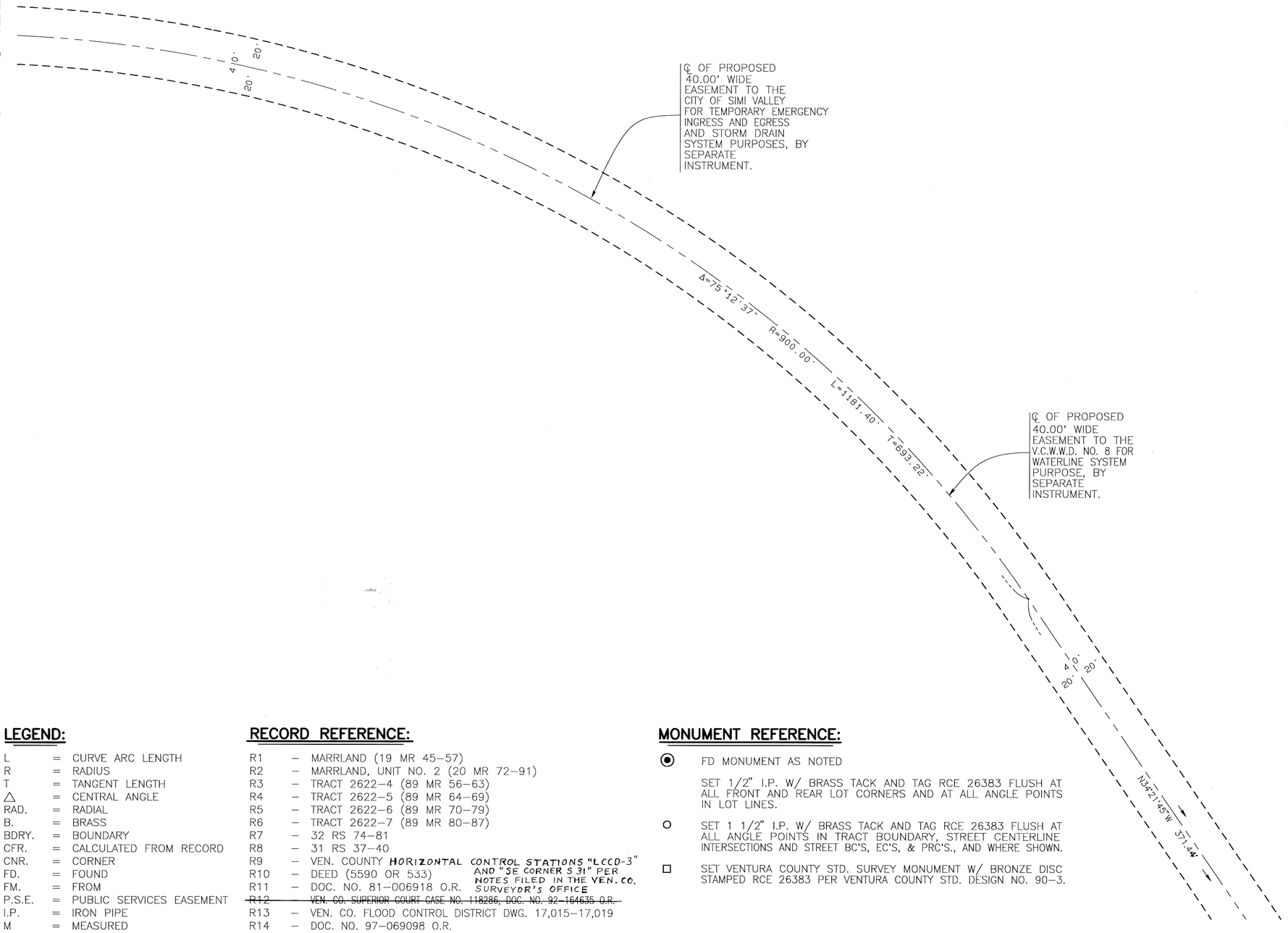
BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

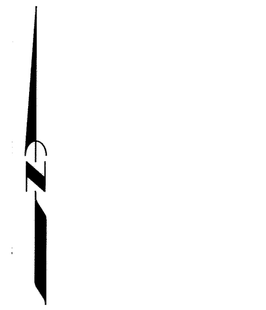
"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 94

SEE SHEET 10



SEE SHEET 12



GRAPHIC SCALE 1"= 50'

0 50 100 150 200

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
P.S.E.	=	PUBLIC SERVICES EASEMENT
I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

RECORD REFERENCE:

R1	–	MARRLAND (19 MR 45–57)
R2	–	MARRLAND, UNIT NO. 2 (20 MR 72–91)
R3	–	TRACT 2622–4 (89 MR 56–63)
R4	–	TRACT 2622–5 (89 MR 64–69)
R5	–	TRACT 2622–6 (89 MR 70–79)
R6	–	TRACT 2622–7 (89 MR 80–87)
R7	–	32 RS 74–81
R8	–	31 RS 37–40
R9	–	VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE
R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81–006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92–164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14	–	DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

SET 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL FRONT AND REAR LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES.

○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

TRACT NO. 4998-1

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

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

SEE SHEET 11

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
CNR.	=	CORNER
FD.	=	FOUND
FM.	=	FROM
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I.P.	=	IRON PIPE
M	=	MEASURED
MON	=	MONUMENT
PRO	=	PRORATED
(R)	=	RECORD
STD.	=	STANDARD
TR.	=	TRACT

GRAPHIC SCALE 1"= 50'

0 50 100 150 200

RECORD REFERENCE:

R1 – MARRLAND (19 MR 45-57)
R2 – MARRLAND, UNIT NO. 2 (20 MR 72-91)
R3 – TRACT 2622-4 (89 MR 56-63)
R4 – TRACT 2622-5 (89 MR 64-69)
R5 – TRACT 2622-6 (89 MR 70-79)
R6 – TRACT 2622-7 (89 MR 80-87)
R7 – 32 RS 74-81
R8 – 31 RS 37-40
R9 – VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILE IN THE VEN. CO. SURVEYOR'S OFFICE.
R10 – DEED (5590 OR 533)
R11 – DOC. NO. 81-006918 O.R.
~~R12 – VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92-164635 O.R.~~
R13 – VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015-17,019
R14 – DOC. NO. 97-069098 O.R.

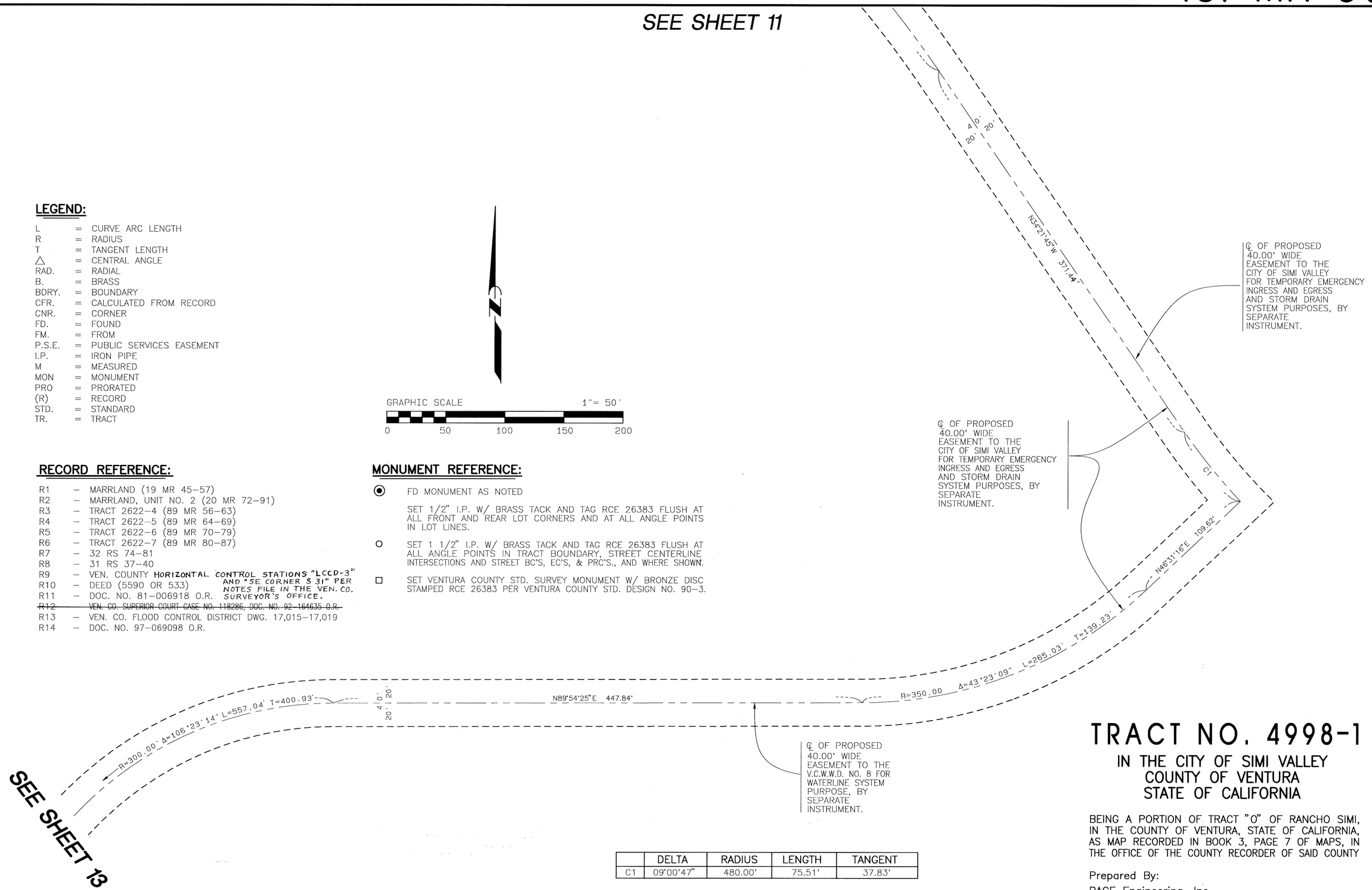
MONUMENT REFERENCE:

◉ FD MONUMENT AS NOTED

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○ SET 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH AT ALL ANGLE POINTS IN TRACT BOUNDARY, STREET CENTERLINE INTERSECTIONS AND STREET BC'S, EC'S, & PRC'S., AND WHERE SHOWN.

□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90-3.



	DELTA	RADIUS	LENGTH	TANGENT
C1	09°00'47"	480.00'	75.51'	37.83'

TRACT NO. 4998-1

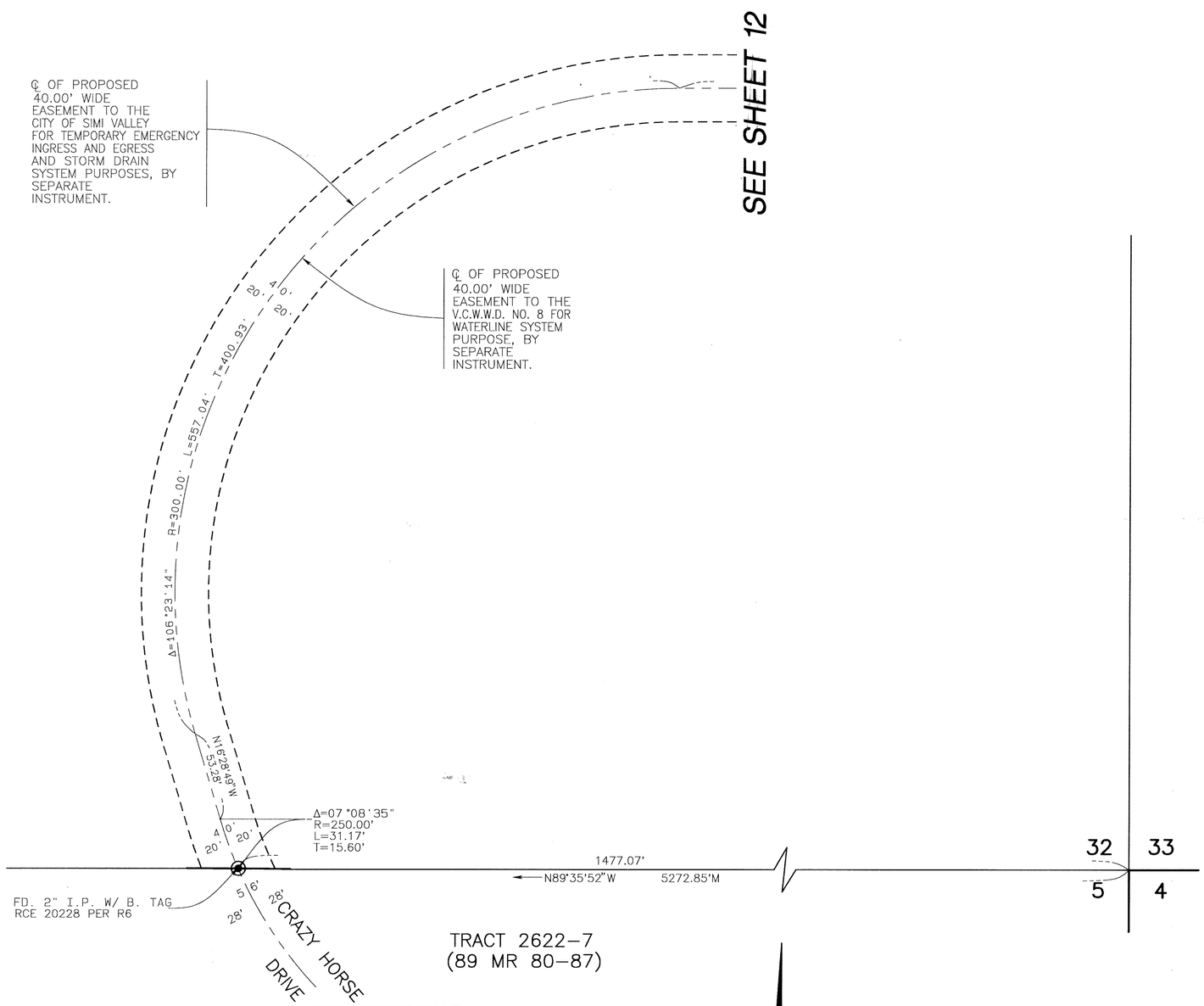
IN THE CITY OF SIMI VALLEY COUNTY OF VENTURA STATE OF CALIFORNIA

BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:

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9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".



LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
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RECORD REFERENCE:

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R10	–	DEED (5590 OR 533)
R11	–	DOC. NO. 81–006918 O.R.
~~R12~~	–	~~VEN. CO. SUPERIOR COURT CASE NO. 118286, DOC. NO. 92 164635 O.R.~~
R13	–	VEN. CO. FLOOD CONTROL DISTRICT DWG. 17,015–17,019
R14	–	DOC. NO. 97–069098 O.R.

MONUMENT REFERENCE:

⦿ FD MONUMENT AS NOTED

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□ SET VENTURA COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383 PER VENTURA COUNTY STD. DESIGN NO. 90–3.

GRAPHIC SCALE 1"= 50'

0 50 100 150 200

TRACT NO. 4998-1

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

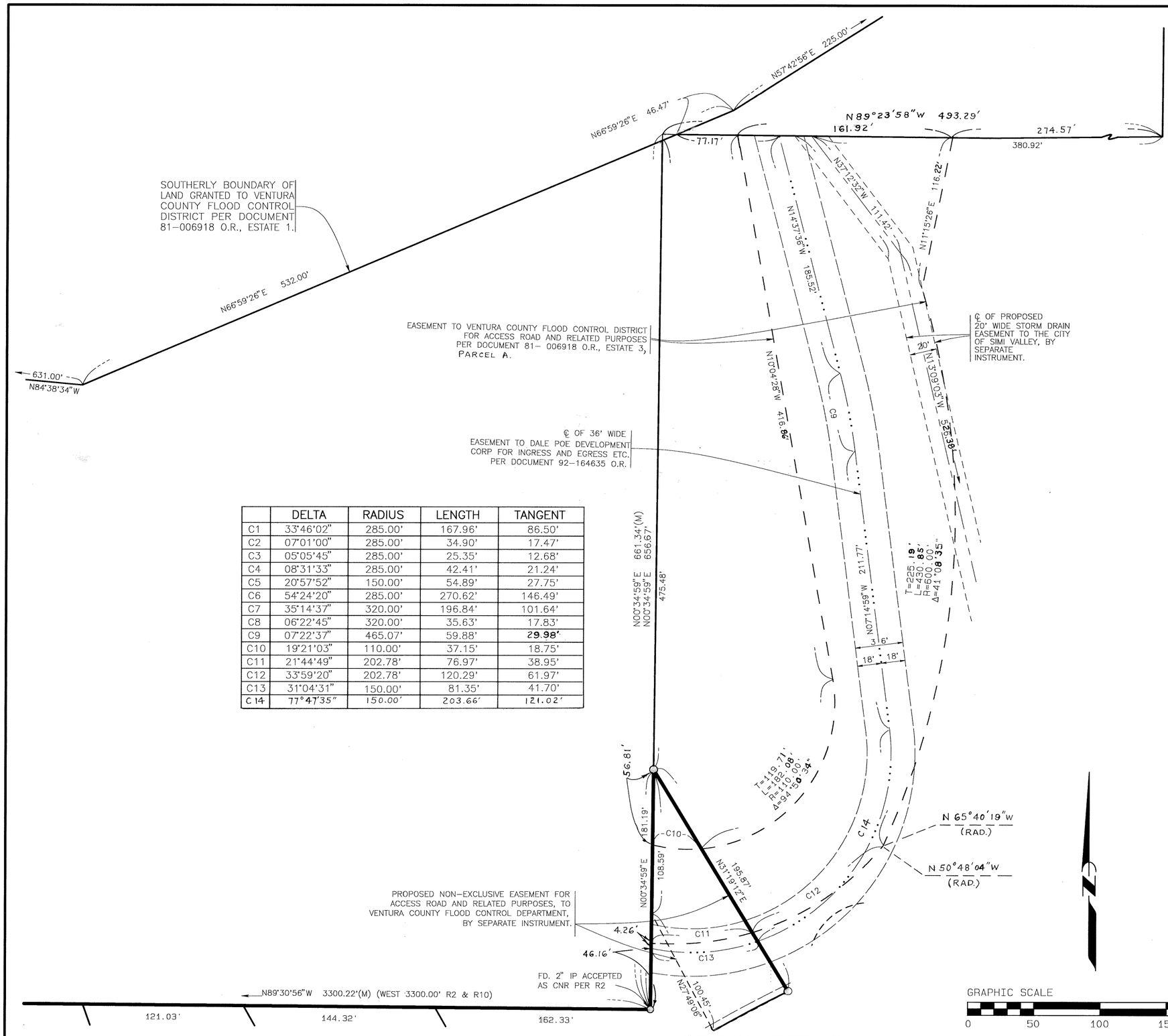
BEING A PORTION OF TRACT "O" OF RANCHO SIMI, IN THE COUNTY OF VENTURA, STATE OF CALIFORNIA, AS MAP RECORDED IN BOOK 3, PAGE 7 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Prepared By:

PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

"MAP AMENDED BY AFFIDAVIT/CERTIFICATE OF CORRECTION RECORDED ON OCTOBER 2, 1998, AS INSTRUMENT NUMBER 98-170333".

131 MR 97



	DELTA	RADIUS	LENGTH	TANGENT
C1	33°46'02"	285.00'	167.96'	86.50'
C2	07°01'00"	285.00'	34.90'	17.47'
C3	05°05'45"	285.00'	25.35'	12.68'
C4	08°31'33"	285.00'	42.41'	21.24'
C5	20°57'52"	150.00'	54.89'	27.75'
C6	54°24'20"	285.00'	270.62'	146.49'
C7	35°14'37"	320.00'	196.84'	101.64'
C8	06°22'45"	320.00'	35.63'	17.83'
C9	07°22'37"	465.07'	59.88'	29.98'
C10	19°21'03"	110.00'	37.15'	18.75'
C11	21°44'49"	202.78'	76.97'	38.95'
C12	33°59'20"	202.78'	120.29'	61.97'
C13	31°04'31"	150.00'	81.35'	41.70'
C14	77°47'35"	150.00'	203.66'	121.02'

LEGEND:

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R	=	RADIUS
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△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
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MONUMENT REFERENCE:

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SEE SHEET 10