132 MR 1

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. 4998-2, 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.), AND ALL RIGHTS OF INGRESS AND EGRESS OVER AND ACROSS THE SOUTHWESTERLY LINE OF PARCELS I AND J, ABUTTING YOSEMITE AVENUE IN ORDER THAT THE OWNERS OF SAID PARCELS SHALL HAVE NO RIGHTS OF ACCESS WHATSOEVER TO SAID YOSEMITE AVENUE EXCEPT THE GENERAL RIGHT OF TRAVEL WHICH BELONGS TO THE WHOLE PUBLIC.

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

Richard 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-~~ ~~OFFICIAL RECORDS.~~ DOCUMENT 96-172011, OFFICIAL RECORDS

VICE PRESIDENT

SECRETARY

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

Richard W. Lee
PRESIDENT

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. 4998-2, 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: 8/4, 1997

CITY ENGINEER
CITY OF SIMI VALLEY

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

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

SOILS AND/OR GEOLOGIC REPORT(S):

THE FOLLOWING SOILS REPORT(S) AND/OR GEOLOGIC REPORT (S) RELATING TO TRACT NO.4998-2 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. 4998-2, CONSISTING OF 7 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.) 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

Alice Underwood for Alice K. Redondo
CITY CLERK OF THE CITY OF SIMI VALLEY

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 6, 1997

COUNTY RECORDER'S CERTIFICATE: 97-103803

RECORDED AT THE REQUEST OF THE OWNER, ON Aug. 15, 1997 AT 10:15A M. IN BOOK 132 OF MISCELLANEOUS RECORDS (MAPS) ON PAGES 1-7, RECORDS OF VENTURA COUNTY.

RICHARD D. DEAN
COUNTY RECORDER
COUNTY OF VENTURA

BY: Patricia R. Mendez
DEPUTY COUNTY RECORDER

DATE: August 15, 1997

TOTAL GROSS AREA = 18.37 ACRES

TRACT NO. 4998-2

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

SHEET 1 OF 7 SHEETS

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

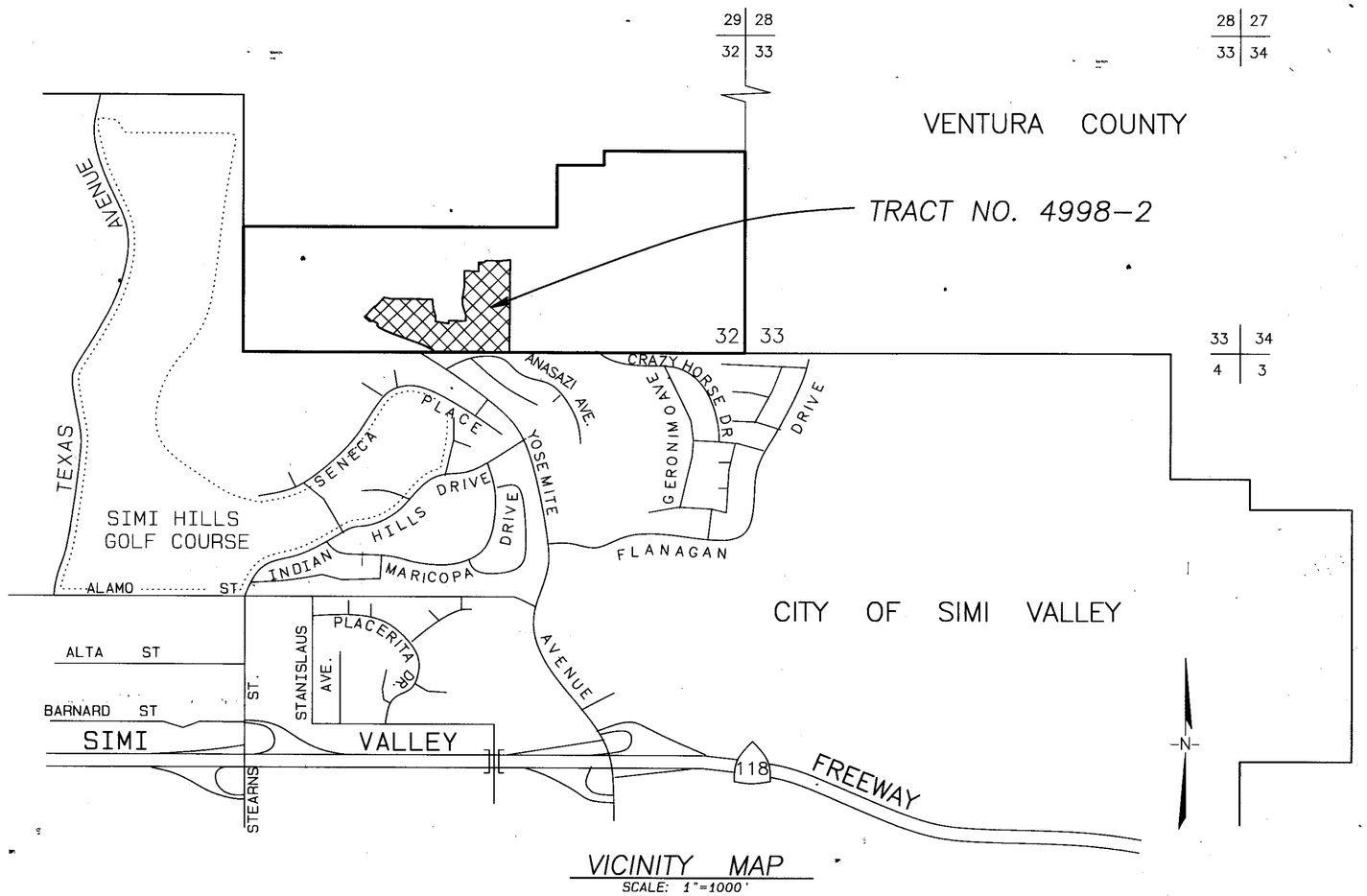
personally known to me ~~(or proved to me on the basis of satisfactory evidence)~~ to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~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

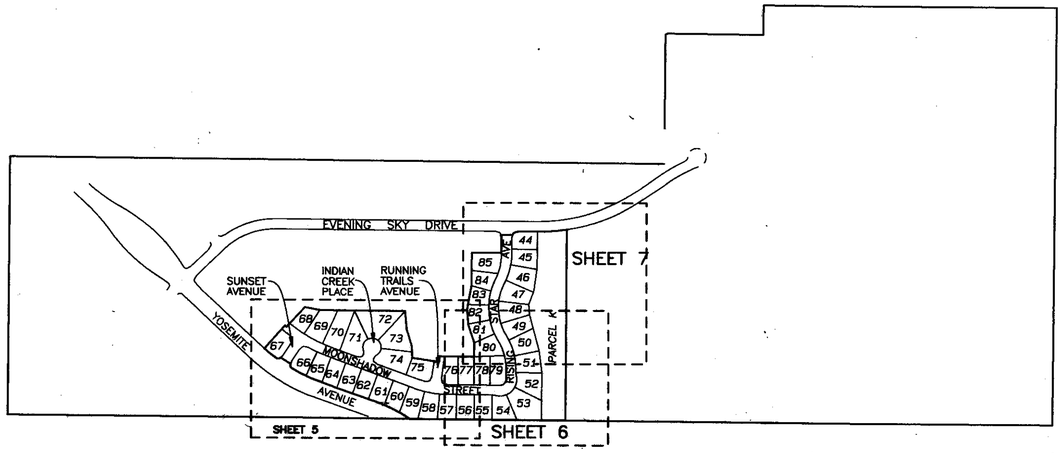
State of California)
)
County of Los Angeles)

On July 1, 1997 before me,the undersigned a notary public in and for the said county and state personally appeared
John T. 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'



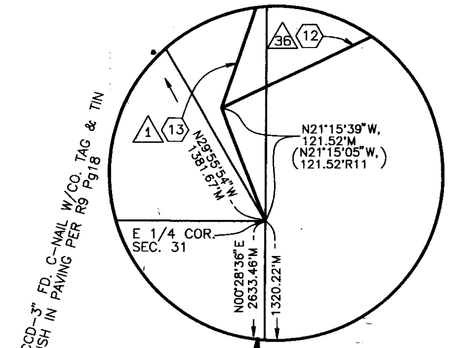
KEY MAP
SCALE: 1"=500'

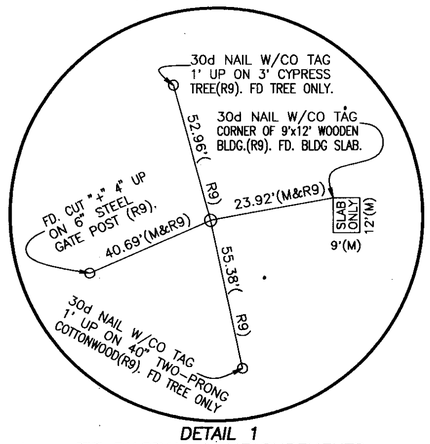
TRACT NO. 4998-2

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

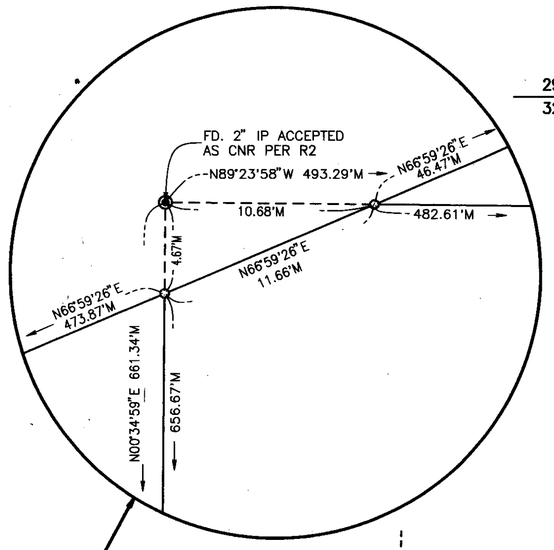
Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311

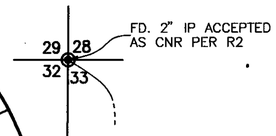


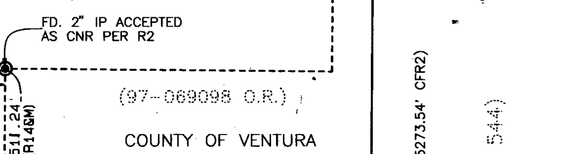


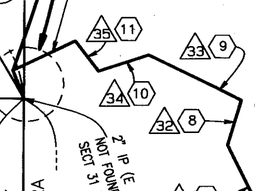
DETAIL 1
TIE DIAGRAM & MEASUREMENTS

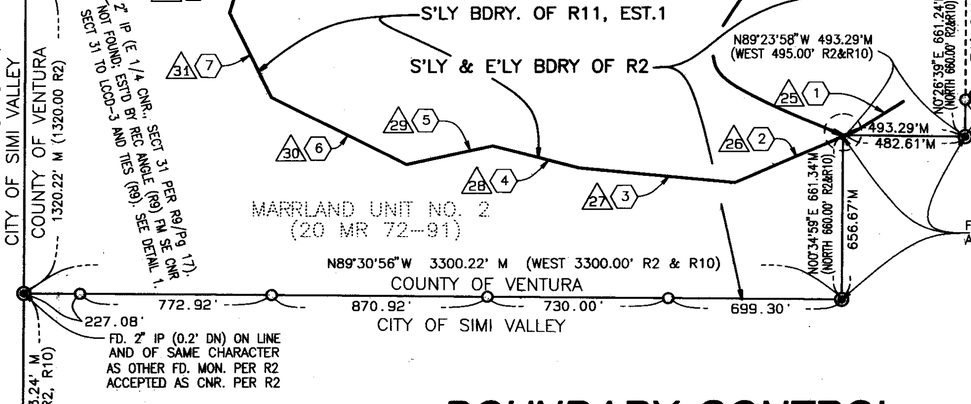
	MEAS. BEARING	MEAS. DISTANCE	△	(R11) BEARING	(R11) DISTANCE	
1	N57°42'56"E	225.00'	25	N57°43'30"E	225.00'	
2	N66°59'26"E	532.00'	26	N67°00'00"E	532.00'	
3	N84°38'34"W	631.00'	27	N84°38'00"W	631.00'	
4	N75°42'14"W	360.00'	28	N75°41'40"W	360.00'	
5	N77°49'46"E	356.00'	29	N77°50'20"E	356.00'	
6	N63°29'14"W	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'	N 64° 33' 45" E 278.97' CFR11
13	N19°01'56"E	490.00'	1	N19°02'30"E	490.00'	



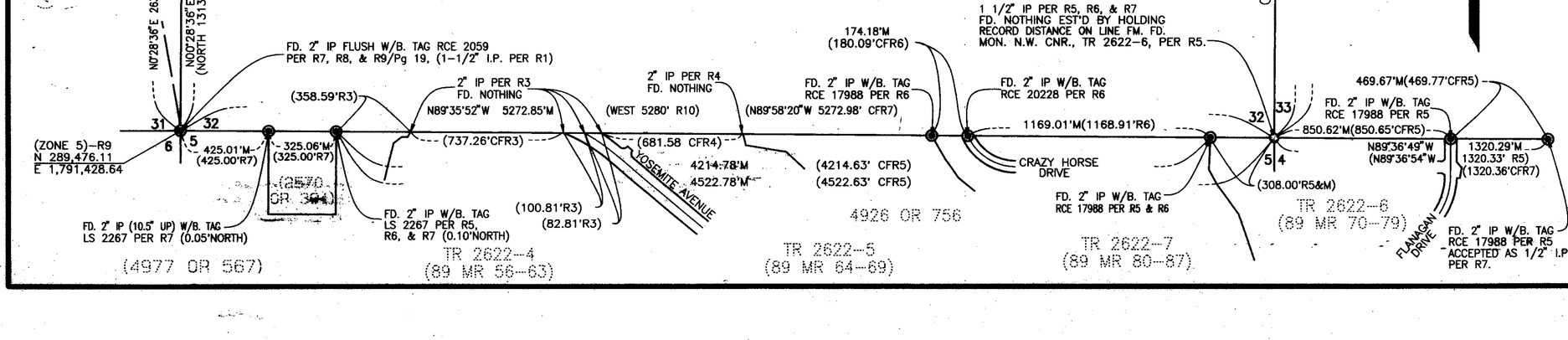








BOUNDARY CONTROL



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 SERVICE 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 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.
R15	–	TRACT 4998-1 (____ MR ____)

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'

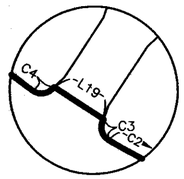
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TRACT NO. 4998-2

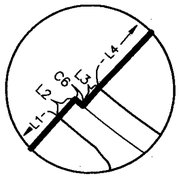
IN THE CITY OF SIMI VALLEY COUNTY OF VENTURA STATE OF CALIFORNIA

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

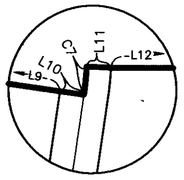
Prepared By:
PACE Engineering, Inc.
9310 Topanga Canyon Blvd.
Chatsworth, CA 91311



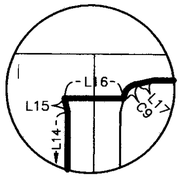
DETAIL 1



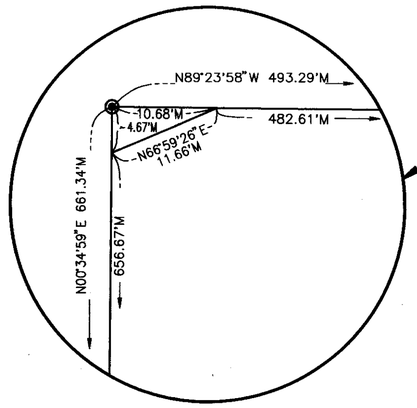
DETAIL 2



DETAIL 3



DETAIL 4



N89°30'56"W 3300.22' M (WEST 3300.00' R2 & R10)

N00°28'36"E 2633.46 M (N0°29'10"E 2633.16' R9, Pg. 17)
N00°28'36"E 1313.24' M
(NORTH 1313.54' CFR2, R10)

N0°26'39"E
150.00'M

N89°35'52"W 1480.20'M

(WEST 495.00' R2&R10)
N89°23'58"W 493.29'M

482.61'M

N00°34'59"E 661.34'M
(NORTH 660.00' R2&R10)
656.67'M

N00°31'51"E 2118.14'

	BEARING	DISTANCE
L1	N41°35'50"E	133.48'
L2	N41°35'50"E	24.50'
L3	N40°42'43"E	24.50'
L4	N43°23'05"E	112.00'
L5	N79°14'00"W	75.80'
L6	N05°35'48"W	93.30'
L7	N16°15'06"W	90.26'
L8	N02°02'48"W	59.42'
L9	N81°34'35"W	112.00'
L10	N81°34'35"W	24.50'
L11	N87°08'09"W	24.50'
L12	N89°35'52"W	150.25'
L13	N00°24'08"E	71.67'
L14	N00°24'08"E	77.50'
L15	N13°38'02"W	14.43'
L16	N89°35'52"W	60.00'
L17	N76°21'58"E	14.43'
L18	N89°35'52"W	95.45'
L19	N56°49'29"W	60.00'
L20	N89°35'52"W	120.00'
L21	N00°24'08"E	239.28'
L22	N07°22'46"W	112.39'
L23	N14°39'38"W	190.15'
L24	N04°58'26"W	51.03'
L25	N20°09'27"E	69.26'
L26	N08°49'15"E	115.89'
L27	N00°24'08"E	191.38'
L28	N17°55'33"W	100.24'
L29	N04°19'40"W	75.00'
L30	S10°22'55"W	123.70'
L31	N00°24'08"E	166.35'
L32	S89°35'52"E	149.09'

R15&M

TR 4998-1
M.R.

FALLING WATER COURT
EVENING SKY DRIVE
YOSEMITE AVENUE
BLUEBIRD CIRCLE
SUNSET AVE
MOONSHADOW STREET
INDIAN CREEK PL.
SILVER SPUR AVENUE
RISING SUN

SEE DETAIL 4
SEE DETAIL 2
SEE DETAIL 3
SEE DETAIL 1

PARCEL J
ENHANCED PARKWAY
TO H.O.A.

PARCEL I
ENHANCED PARKWAY
TO H.O.A.

PARCEL K
(3.23 ACRES)
FUEL MOD. ZONE
TO H.O.A.

N89°35'52"W 430.00'
N70°33'48"W
285.38' (R15&M)
N89°35'52"W 784.74'
N00°24'08"E 968.32'

2029.50'
(R15&M)

N89°35'52"W 5272.85'M (WEST 5280' R10) (N89°58'20"W 5272.98' CFR7)

3243.35' (R15&M)

	DELTA	RADIUS	LENGTH	TANGENT	
C1	13°53'53"	842.00'	204.24'	102.62'	R15&M
C2	09°58'54"	858.00'	149.47'	74.93'	
C3	93°49'12"	25.00'	40.94'	26.72'	
C4	93°45'05"	25.00'	40.91'	26.69'	
C5	04°34'25"	858.00'	68.49'	34.26'	
C6	00°53'07"	700.00'	10.82'	5.41'	
C7	05°33'34"	300.00'	29.11'	14.57'	
C8	09°15'25"	926.50'	149.69'	75.01'	
C9	90°00'00"	15.00'	23.56'	15.00'	R15&M

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 33" 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.
R15 – TRACT 4998-1 (131 MR 91-97)

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"=200'
0 200 400 600 800

TRACT NO. 4998-2

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

	DELTA	RADIUS	LENGTH	TANGENT
C1	13°16'36"	700.00'	162.20'	81.47'
C2	07°28'25"	700.00'	91.31'	45.72'
C3	00°53'07"	700.00'	10.82'	5.41'
C4	20°45'01"	700.00'	253.51'	128.16'
C5	86°31'40"	15.00'	22.65'	14.12'
C6	86°20'58"	15.00'	22.61'	14.07'
C7	93°45'05"	25.00'	40.91'	26.69'
C8	93°49'12"	25.00'	40.94'	26.72'
C9	27°06'03"	44.26'	20.94'	10.67'
C10	90°00'00"	15.00'	23.56'	15.00'
C11	27°06'03"	44.26'	20.94'	10.67'
C12	90°00'00"	15.00'	23.56'	15.00'
C13	95°23'57"	15.00'	24.98'	16.48'
C14	95°23'57"	15.00'	24.98'	16.48'
C15	08°01'17"	500.00'	70.00'	35.06'
C16	11°32'17"	500.00'	100.69'	50.52'
C17	04°27'08"	475.50'	36.95'	18.48'
C18	00°56'07"	475.50'	7.76'	3.88'
C19	05°33'34"	300.00'	29.11'	14.57'
C20	05°33'34"	324.50'	31.49'	15.76'
C21	56°26'14"	25.00'	24.63'	13.42'
C22	37°22'58"	25.00'	16.31'	8.46'
C23	56°22'07"	25.00'	24.60'	13.40'
C24	37°22'58"	25.00'	16.31'	8.46'
C25	05°35'35"	853.00'	83.27'	41.67'

FD. VEN. COUNTY STD. SURVEY MONUMENT W/ BRONZE DISC STAMPED RCE 26383, PER R15.

FD. 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH PER R15.

FD. 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH PER R15.

FD. 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH PER R15.

FD. 1 1/2" I.P. W/ BRASS TACK AND TAG RCE 26383 FLUSH PER R15.

PARCEL J
ENHANCED PARKWAY TO H.O.A.

PARCEL I
ENHANCED PARKWAY TO H.O.A.

MOONSHADOW STREET

SUNSET AVENUE

INDIAN CREEK PLACE

YOSEMITE AVENUE

RUNNING TRAILS AVENUE

68 69 70 71 72 73 74 75 76 77 67 66 65 64 63 62 61 60 59 58 57 56

N89°35'52"W 430.00'
N89°35'52"W 150.25'
N89°35'52"W 257.95'
N89°35'52"W 223.67'
N89°35'52"W 784.74'

TRACT 4998-1
(131 MR 94-97)

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
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 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.
R15 – TRACT 4998–1 (131 MR 94-97)

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. 4998-2

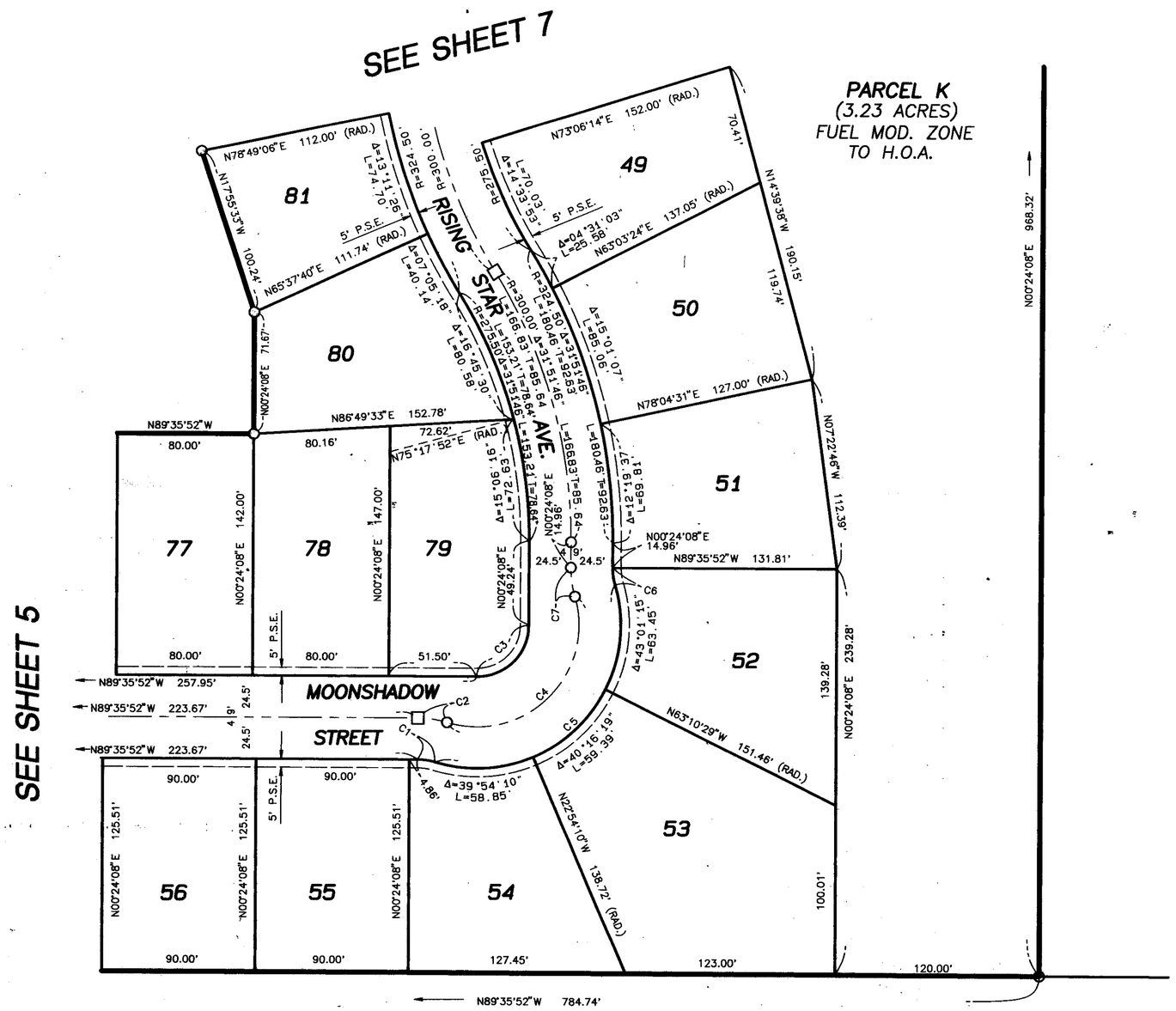
IN THE CITY OF SIMI VALLEY COUNTY OF VENTURA STATE OF CALIFORNIA

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



	DELTA	RADIUS	LENGTH	TANGENT
C1	16°35'52"	35.50'	10.28'	5.18'
C2	16°35'52"	60.00'	17.38'	8.75'
C3	90°00'00"	30.50'	47.91'	30.50'
C4	123°11'44"	60.00'	129.01'	110.96'
C5	123°11'44"	84.50'	181.69'	156.27'
C6	16°35'52"	35.50'	10.28'	5.18'
C7	16°35'52"	60.00'	17.38'	8.75'

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

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

RECORD REFERENCE:

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R9 – VEN. COUNTY HORIZONTAL CONTROL STATIONS "LCCD-3" AND "SE CORNER S 31" PER NOTES FILED IN THE VEN. CO. SURVEYOR'S OFFICE
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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.
R15 – TRACT 4998–1 (____ MR ____)

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.

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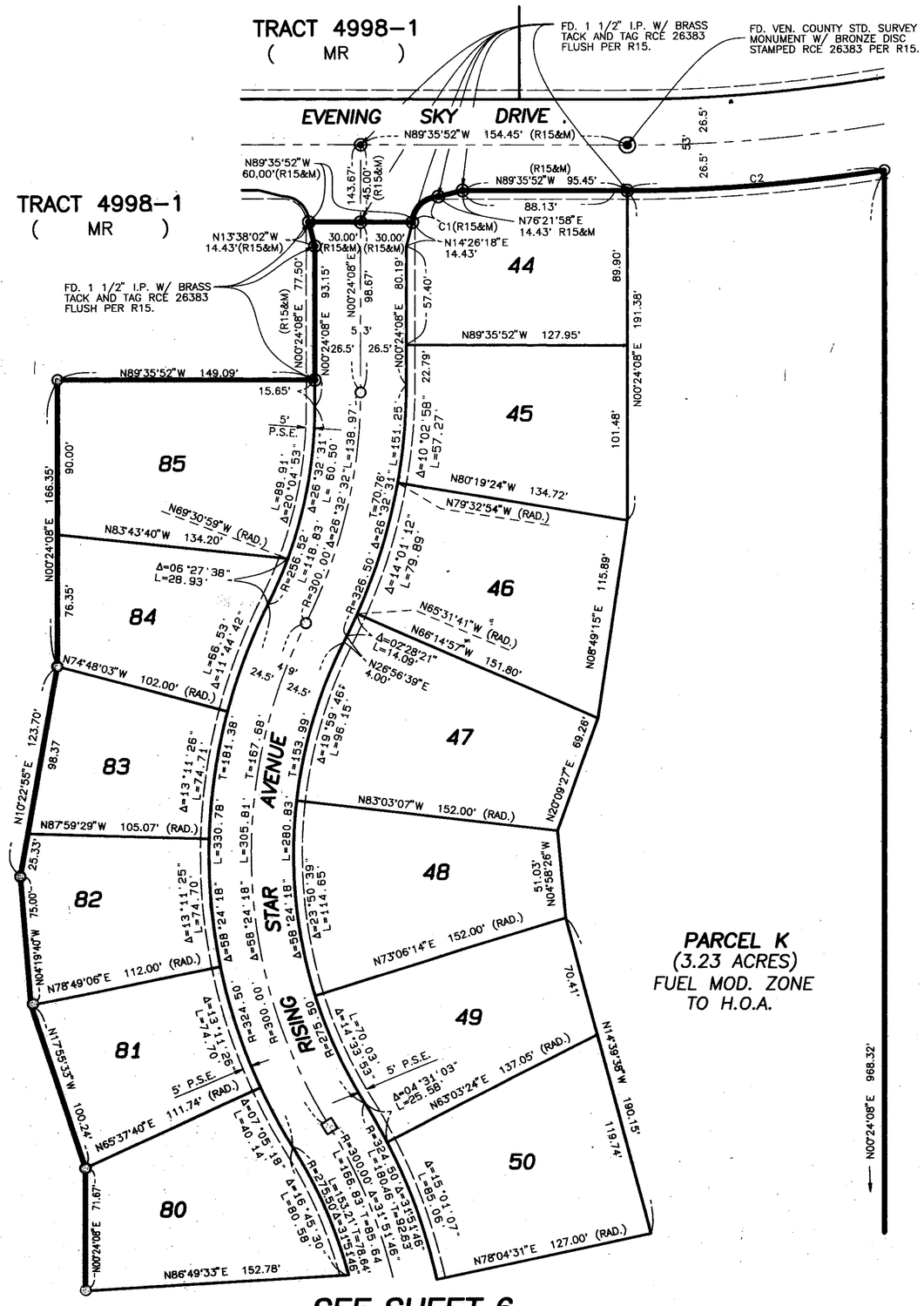
GRAPHIC SCALE 1"= 50'
0 50 100 150 200

TRACT NO. 4998-2

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



PARCEL K
(3.23 ACRES)
FUEL MOD. ZONE
TO H.O.A.

N00°24'08"E 968.32'

LEGEND:

L	=	CURVE ARC LENGTH
R	=	RADIUS
T	=	TANGENT LENGTH
△	=	CENTRAL ANGLE
RAD.	=	RADIAL
B.	=	BRASS
BDRY.	=	BOUNDARY
CFR.	=	CALCULATED FROM RECORD
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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.
R15	–	TRACT 4998–1 (1SI MR 84-77

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.

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□ 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	90°00'00"	15.00'	23.56'	15.00'
C2	09°15'25"	926.50'	149.69'	75.01'

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

TRACT NO. 4998-2

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

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PACE Engineering, Inc.
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