OWNER'S STATEMENT

THE UNDERSIGNED HEREBY STATE THAT THEY ARE THE OWNERS OF, RECORD HOLDER OF SECURITY INTERESTS THEREIN, OR ARE INTERESTED IN THE REAL PROPERTY INCLUDED WITHIN THIS SUBDIVISION AND CONDOMINIUM PROJECT ENTITLED TRACT NO. 5943 SHOWN ON THIS MAP WITHIN THE EXTERIOR BOUNDARY LINE, AND THAT THEY ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS TITLE TO SAID REAL PROPERTY, THAT THEY CONSENT TO THE MAKING AND RECORDATION OF SAID MAP AND SUBDIVISION FOR CONDOMINIUM PURPOSES, AND THAT THEY DO HEREBY OFFER TO DEDICATE TO THE CITY OF SIMI VALLEY THE EASEMENT FOR SANITARY SEWER PURPOSES SHOWN ON THIS MAP AND ALL USES INCICENT THERETO, AND THAT THEY DO HEREBY DEDICATE TO THE CITY OF SIMI VALLEY AN ACCESS EASEMENT OVER THE PRIVATE STREETS TO PROVIDE ACCESS FOR ALL GOVERNMENTAL AGENCIES PROVIDING FOR THE PUBLIC SAFETY, HEALTH AND WELFARE

BMCH California, LLC, a Delaware Limited Liability Company (OWNER)

BY: _____

Name Shane Bouchard Title President

A Notary public or other officer completing this Certificate verifies only the identity of the individual who signed the document to which this Certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA) SS

COUNTY OF SAN BERNARDINO)

ON THIS 23 DAY OF MARCH, IN THE YEAR 2017 BEFORE ME D. MONTOYA,

NOTARY PUBLIC PERSONALLY APPEARED SHANE BOUCHARD AND

_____.WHO 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 SIGNATURES ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY ON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE: _____ COMMISSION NO. 2081419

PRINT NAME: D. MONTOYA

PRINCIPAL PLACE OF BUSINESS IS IN: SAN BERNARDINO COUNTY

MY COMMISSION EXPIRES: 9-12-18

D. MONTOYA
Commission # 2081419
Notary Public - California
Riverside County
My Comm. Expires Sep 12, 2018

A Notary public or other officer completing this Certificate verifies only the identity of the individual who signed the document to which this Certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA) SS

COUNTY OF _____)

ON THIS __ DAY OF _____, IN THE YEAR ____, BEFORE ME _____,

NOTARY PUBLIC PERSONALLY APPEARED _____ AND

_____.WHO 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 SIGNATURES ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY ON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE: _____ COMMISSION NO. _____

PRINT NAME: _____

PRINCIPAL PLACE OF BUSINESS IS IN: _____ COUNTY

MY COMMISSION EXPIRES: _____

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF WRSV 35 LLC ON JULY 21, 2015. I HEREBY STATE THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED (OR THAT THEY WILL BE SET IN THOSE POSITIONS WITHIN ONE YEAR AFTER RECORDATION OF THIS TRACT MAP) AND THAT THE MONUMENTS ARE (OR WILL BE) SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. TIE SHEETS TO ALL CENTERLINE MONUMENTS SHOWN HEREON AS SET BY ME WILL BE ON FILE IN THE OFFICE OF THE CITY ENGINEER PRIOR TO ACCEPTANCE OF THE IMPROVEMENTS INTO THE CITY STREET SYSTEM.

GLEN L. AALBERS, PLS 4494

Glen L. Aalbers

DATE: 3-21-2017

PROFESSIONAL LAND SURVEYOR
GLEN L. AALBERS
No. 4494
STATE OF CALIFORNIA

CITY COUNCIL'S CERTIFICATE

THIS MAP ENTITLED TRACT NO. 5943, CONSISTING OF 2 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 5th DAY OF June, 2017, FOR APPROVAL. SAID COUNCIL HEREBY APPROVES THIS MAP AND ALSO HEREBY ACCEPTS THE EASEMENT FOR SANITARY SEWER PURPOSES AS SHOWN ON THIS MAP, AND ALSO HEREBY ACCEPTS THE ACCESS EASEMENT AS OFFERED ON BEHALF OF ALL GOVERNMENTAL AGENCIES PROVIDING FOR THE PUBLIC SAFETY, HEALTH AND WELFARE

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, AND THE CORPORATE SEAL OF SAID CITY OF SIMI VALLEY TO BE AFFIXED HERETO THIS 26th DAY OF June, 2017.

ATTEST

KY SPANGLER, DEPUTY DIRECTOR/
CITY CLERK OF THE CITY OF SIMI VALLEY

MAYOR OF THE CITY OF SIMI VALLEY

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE FINAL MAP ENTITLED TRACT MAP 5943, 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 ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

RONALD K. FUCHIWAKI
DIRECTOR OF PUBLIC WORKS
CITY OF SIMI VALLEY
RCE 34663, EXP. 9/30/17

DATE: 6/7/17

REGISTERED PROFESSIONAL ENGINEER
RONALD K. FUCHIWAKI
C 34663
CIVIL
STATE OF CALIFORNIA

COUNTY SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THE FINAL MAP ENTITLED TRACT NO. 5943, AND I AM SATISFIED THAT IT IS TECHNICALLY CORRECT. CORRECT.

WAYNE E. BATTLESON
COUNTY SURVEYOR
COUNTY OF VENTURA

PROFESSIONAL LAND SURVEYOR
WAYNE EDWARD BATTLESON
No. 6918
STATE OF CALIFORNIA

Wayne E. Battleson

WAYNE E. BATTLESON PLS 6918

DATE: August 3, 2017

COUNTY 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.

STEVEN HINTZ
COUNTY TAX COLLECTOR
COUNTY OF VENTURA

DATE: 7-31 2017

BY: _____
DEPUTY COUNTY TAX COLLECTOR

COUNTY RECORDER'S CERTIFICATE

FILED THIS 4th DAY OF August, 2017, AT 8:00 A.M. IN BOOK 165 OF MISCELLANEOUS RECORDS (MAPS) AT PAGES 18 THROUGH 19, AT THE REQUEST OF BMCH CALIFORNIA LLC. 20170804-00101116-0

MARK A. LUNN
COUNTY RECORDER
COUNTY OF VENTURA

BY: _____
DEPUTY COUNTY RECORDER

20170804-00101116-0 1/2
Ventura County Clerk and Recorder
MARK A. LUNN
08/04/2017 08:00:00 AM
123892 $0.00 CE

SOILS AND GEOLOGIC REPORTS

THE FOLLOWING SOILS AND/OR GEOLOGIC REPORTS HAVE BEEN PREPARED FOR TRACT NO. 5943 AND ARE ON FILE IN THE OFFICE OF THE CITY ENGINEER FOR PUBLIC INSPECTION.

DATE OF REPORT: OCTOBER 22, 2014

TITLE OF REPORT 13-BUILDING 37-UNIT RESIDENTIAL DEVELOPMENT SOUTHEAST CORNER OF COUNTRY CLUB DRIVE AND MOHOGANY LANE, SIMI VALLEY, CALIFORNIA

FIRM NAME GEOSOILS CONSULTANTS INC

ENGINEER KAREN MILLER

REGISTRATION NO. GE 2257

TOTAL GROSS AREA = 4.94 ACRES

TRACT NO. 5943

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

FOR CONDOMINIUM PURPOSES

BEING A SUBDIVISION OF LOT 4 OF TRACT NO. 3513-1 AS PER MAP RECORDED IN BOOK 97 PAGES 1 THROUGH 5, INCLUSIVE, OF MISCELLANEOUS RECORDS (MAPS), IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

JULY, 2015

4-5-17

REFERENCES & LEGEND

R = TRACT NO. 3513-1, 97 MR 1-5
R1 = OR 20140508-00057735-0
AP = DESIGNATION FOR AREAS PER CONDOMINIUM PLAN FOR LOT 3, TRACT NO. 3513-1 PER INSTRUMENT # 98-007686 O.R.

CFR = CALCULATED FROM RECORD
FD = FOUND
IP = IRON PIPE
M = MEASURED
O.R. = OFFICAL RECORDS
PCC = POINT OF COMPOUND CURVE
PRC = POINT OF REVERSE CURVE
RAD = RADIAL
W/ = WITH

VICINITY MAP
SCALE 1" = 1000'

MADERA ROAD
COUNTRY CLUB DR.
MAHOGANY LN.
TR NO. 5943

97 MR 1-5

TRACT NO. 3513-1

MAHOGANY LANE

AP 4

AP 3

PRIVATE STREET

COUNTRY CLUB DRIVE

KAHOY DRIVE

MORRO WAY

PRIVATE STREET

LOT 1
4.94 ACRES GROSS
4.13 ACRES NET

LOT 5
97 MR 3

PARCEL 4
37 PM 6-9

FD. 1 1/2" I.P W/TAG RCE 15231, PER R FLUSH

FD. 1 1/2" I.P W/TAG RCE 15231, PER R NOT FD., SET 1 1/2"IP W/TAG PLS 4494, FLUSH

FD. 1 1/2" I.P W/TAG RCE 15231, PER R FLUSH

FD. 1 1/2" I.P W/TAG RCE 15231, PER R FLUSH

FD. 1 1/2" I.P W/TAG RCE 15231, PER R FLUSH

BASIS OF BEARINGS N 01°08'15" W

5720 O.R. 347

249.98' (R&M)

LINE TABLE		
LINE	BEARING	LENGTH
L1	N36°52'30"E	20.00'
L2	N81°52'30"E	7.07'
L3	N08°07'30"W	7.07'
L4	N82°35'13"E	11.68'
L5	N37°35'13"E	7.07'
L6	N07°24'47"W	20.00'
L7	N52°24'47"W	7.07'
L8	N36°52'30"E	26.00'
L9	N36°52'30"E	11.81'
L10	N36°52'30"E	14.19'
L11	N53°07'30"W	20.50'
L12	N53°07'30"W	15.97'
L13	N53°07'30"W	4.53'
L14	N71°48'51"E	15.50'
L15	N71°48'51"E	2.68'

CURVE TABLE				
CURVE	RADIUS	DELTA	LENGTH	TANGENT
C3	34.00'	41°35'26"	24.68'	12.91'
C4	50.00'	64°31'29"	56.31'	31.56'
C5	40.00'	67°13'20"	46.93'	26.59'
C6	15.00'	90°00'00"	23.56'	15.00'
C7	30.00'	50°18'43"	26.34'	14.09'
C8	87.00'	11°38'17"	17.67'	8.87'
C9	111.50'	19°26'22"	37.83'	19.10'

BASIS OF BEARINGS

THE BEARING OF N 01°08'15"W ALONG THE EASTERLY LINE OF LOT 4 PER R WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

40 0 40 80 160

GRAPHIC SCALE
SCALE : 1"=40'

EASEMENTS

(A) = AN EASEMENT FOR ACCESS TO ALL GOVERNMENTAL AGENCIES PROVIDING FOR THE PUBLIC SAFETY, HEALTH AND WELFARE; AND AN EASEMENT FOR SANITARY SEWER PURPOSES TO THE CITY OF SIMI VALLEY, BOTH DEDICATED HEREON.

(B) = AN EASEMENT FOR INGRESS AND EGRESS PURPOSES OVER THAT PORTION OF LOT 3 OF TRACT NO. 3513-1 AS DESCRIBED IN THE GRANT OF EASEMENT RECORDED MAY 8, 2014 AS INSTRUMENT NO. 20140508-00057735-0 OF OFFICIAL RECORDS.

(C) = AN EASEMENT FOR SANITARY SEWER PURPOSES TO THE CITY OF SIMI VALLEY DEDICATED HEREON

MONUMENT NOTES

1. ALL DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.

○ = SET 1 1/2" I.P. WITH TAG PLS 4494 FLUSH

◉ = SEARCHED FOR 1/2" I.P.,UNLESS NOTED OTHERWISE, WITH TAG RCE 15231, NOT FOUND PER R, SET 1 1/2" I.P. WITH TAG PLS 4494, FLUSH UNLESS OTHERWISE NOTED.

● = FD MONUMENT AS DESCRIBED

TRACT NO. 5943

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

FOR CONDOMINIUM PURPOSES

BEING A SUBDIVISION OF LOT 4 OF TRACT NO. 3513-1 AS PER MAP RECORDED IN BOOK 97 PAGES 1 THROUGH 5, INCLUSIVE, OF MISCELLANEOUS RECORDS (MAPS), IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

JULY, 2015

4-5-17