OWNER'S STATEMENT:

WE, THE UNDERSIGNED, HEREBY STATES THAT WE ARE THE OWNERS OF OR HAVE A RECORD TITLE INTEREST IN REAL PROPERTY INCLUDED WITHIN THE BOUNDARY OF THE SUBDIVISION AS SHOWN ON THIS PARCEL MAP, THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID PROPERTY, THAT WE CONSENT TO THE MAKING AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE EXTERIOR BOUNDARY LINE. AND THAT WE DO HEREBY OFFER TO DEDICATE AN EASEMENT FOR PUBLIC USE THE RIGHT-OF-WAY FOR ALL STREETS SHOWN ON THIS MAP.

THE LANG RANCH COMPANY, A CALIFORNIA GENERAL PARTNERSHIP (OWNER)

BY: THE HOUSING GROUP, A CORPORATION (MANAGING GENERAL PARTNER)

David C. Green

DAVID C. GREEN, VICE PRESIDENT

NOTARY CERTIFICATE:

STATE OF CALIFORNIA } SS
COUNTY OF Los Angeles }

ON THIS 20 DAY OF October 1988 BEFORE ME Barbara L. Pasquini, A NOTARY PUBLIC IN AND FOR STATE, PERSONALLY APPEARED DAVID C. GREEN PERSONALY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE VICE PRESIDENT OF THE HOUSING GROUP, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE LANG RANCH COMPANY, 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.

Barbara L. Pasquini

NOTARY PUBLIC

BARBARA L. PASQUINI

My Commission Expires
Sept. 15, 1988
County of Los Angeles

CONDITIONAL APPROVAL NOTE:

"THIS MAP IS SUBJECT TO CONDITIONS, ORDINANCES, REGULATIONS, STANDARDS, AND POLICIES WHICH HAVE BEEN IMPOSED AS A CONDITION OF APPROVAL OF THE MAP. PLEASE REFER TO CITY OF THOUSAND OAKS PLANNING COMMISSION RESOLUTION NO. 14-88"

ENGINEER'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENT OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF LANG RANCH COMPANY ON AUGUST 20, 1987. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

William A. Buol 5/2/88

WILLIAM A. BUOL R.C.E. 22041 DATE

REGISTERED PROFESSIONAL ENGINEER — WILLIAM A. BUOL — NO. C22041 — CIVIL — 9/30/89 — STATE OF CALIFORNIA

CITY ENGINEER'S STATEMENT:

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE. I HEREBY STATE THAT THE OFFER OF DEDICATION FOR PUBLIC USE, THE RIGHT-OF-WAY FOR ALL STREETS AND HIGHWAYS ACCEPTED BY THE UNDERSIGNED OFFICER ON BEHALF OF THE CITY OF THOUSAND OAKS PURSUANT TO AUTHORITY CONFERRED BY RESOLUTION NO. 85-003

J. LOUIS SCHERER
CITY ENGINEER,
CITY OF THOUSAND OAKS

DATE: 11-18-88

J. Clement for JLS

REGISTERED PROFESSIONAL ENGINEER — JOHN P. CLEMENT — No. 22578 — Exp. 12-31-89 — CIVIL — STATE OF CALIFORNIA

THE SIGNATURE OF THE CITY OF THOUSAND OAKS OWNERS OF EASEMENTS FOR SANITARY SEWERS, STORM DRAINS, WATER LINES, PUBLIC UTILITIES, PUBLIC ROAD, MANHOLES AND WASTEWATER SYSTEM PURPOSES BY DEED RECORDED OCTOBER 8, 1981, AS INSTRUMENT NO. 95402 AND RECORDED OCTOBER 31, 1981 AS INSTRUMENT NO. 124115 AND 124116, ALL OF OFFICIAL RECORDS, RECORDS OF VENTURA COUNTY HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION GG436 (a) (3) (A) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE AND AN ENDORSEMENT SHOULD BE SHOWN ON MAP OF SAID SUBDIVISION.

THE SIGNATURES OF JACQUELYN LANG MAC DONALD, et ALL TO ALL OIL, GAS, PETROLEUM AND OTHER MINERAL OR HYDROCARBON SUBSTANCES IN AND UNDER THAT PORTION OF SAID LAND LYING BELOW A DEPTH OF 500 FEET PERPENDICULAR TO EACH POINT ON ANY SURFACE OF SAID LAND WITHOUT THE RIGHT TO ENTER OR OTHERWISE USE THE SURFACE OF SAID LAND ON THE SUBSURFACE THEREOF TO A SAID DEPTH OF 500 FEET AS RESERVED IN THE DEED RECORDED JUNE 12, 1987, AS DOCUMENT NO. 24950, IN BOOK 3154, PAGE 294 OF OFFICIAL RECORDS IN THE DEED RECORDED JUNE 12, 1987 AS DOCUMENT NO. 24951, IN BOOK 3154, PAGE 302 AND IN DEED RECORDED MARCH 8, 1978 IN BOOK 5068, PAGE 529 ALL OF OFFICIAL RECORDS OF VENTURA COUNTY HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION GG436 SUBSECTION (a)(3)(C) OF THE SUBDIVISION MAP ACT.

TAX COLLECTORS CERTIFICATE:

I HEREBY CERTIFY THAT ALL CERTIFICATES AND SECURITY REQUIRED UNDER THE PROVISIONS OF SECTIONS GG492 AND GG493 OF THE SUBDIVISION MAP ACT HAVE BEEN FILED AND DEPOSITED WITH ME.

HAROLD S. PITTMAN
COUNTY TAX COLLECTOR
COUNTY OF VENTURA

DATE: 11-21-88

BY: Shirley Bracciano
DEPUTY COUNTY TAX COLLECTOR

(NOT REQUIRED IN REVERSION TO ACREAGE PROCEEDINGS)

COUNTY RECORDER'S CERTIFICATE:

DOCUMENT NO. 88-181403
RECORDED THIS 29th DAY OF November, 1988, AT 8:22 A.M. IN BOOK 47 OF PARCEL MAPS, AT PAGE(S) 40-41, AT THE REQUEST OF THE OWNER.

RICHARD D. DEAN
COUNTY RECORDER
COUNTY OF VENTURA

BY: E E Dunham
Asst Recorder

SOILS REPORTS

SOILS REPORT PREPARED BY: "GEO-LABS WESTLAKE VILLAGE"
742 HAMSPHIRE ROAD
SUITE "C"
WESTLAKE VILLAGE 91361

OCT. 9, 1987 VOL. I & II WO 7522

RONALD Z. SHMERLING, R.C.E. 35444
EXP. 9-91
CEG 1047

PARCEL MAP
LD NO. 571

IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA, STATE OF CALIFORNIA

LOT 5B, LOT LINE ADJUSTMENT 88-161 AS RECORDED PER INSTRUMENT NO. 88-158717 OF OFFICIAL RECORDS IN THE OFFICE OF COUNTY RECORDER OF SAID COUNTY.

FOR COMMERCIAL AND RESIDENTIAL PURPOSES
OCTOBER 28, 1988

PREPARED BY:

PACE ENGINEERING, INC.
5435 BALBOA BLVD. SUITE 101
ENCINO, CA. 91316

SHEET 1 OF 2 SHEETS

MONUMENT NOTES AND LEGEND

⬡ SET TAG R.C.E. 22041 IN 1" I.P. ON LINE

● FD. 1½" I.P. FLUSH W/ TAG L.S. 4145 PER CERTIFICATE OF CORRECTION FOR TRACT NO. 3463-1, 98 MR 63 - TRACT 3463-5, 98 MR 63 AND TRACT 3463-6, 98 MR 67 UNLESS OTHERWISE INDICATED.

○ FD. 1½" I.P. FLUSH W/ TAG L.S. 4145 PER RECORD OF SURVEY 44 RS 17 UNLESS OTHERWISE INDICATED.

R1 RECORD OF SURVEY 44/17
C.F. CALCULATED FROM
FD. FOUND
M. MEASURED
□ INDICATES 1½" I.P. W/ TAG R.C.E. 22041 TO BE SET FLUSH UNLESS OTHERWISE INDICATED.

■ FD 1½" I.P. FLASH W/ TAG L.S. 4145 PER LOT LINE ADJUSTMENT 88-161 DOC. NO. 88-158717

R2 LOT LINE ADJUSTMENT 88-161 PER DOCUMENT NO. 88-158717

▨ AREA TO BE DEDICATED

▩ AREA TO BE ABANDONDED

DEDICATION DATA

	Δ/BEARING	LENGTH	RADIUS
①	N88°43'02"W	392.07'	
②	30°00'00"	39.27'	25.00'
③	S88°43'02"E	84.00'	
④	S01°16'58"W	168.00'	
⑤	N88°43'02"W	71.27'	
⑥	N15°25'05"E	80.85'	
⑦	87°37'25"	41.29	27.00'
⑧	00°07'42"	4.58'	2047.00'
⑨	N77°03'59"W	94.14'	
⑩	89°45'51"	42.30'	27.00'
⑪	11°20'41"	308.69'	1559.00'

5741 O.R. 370

N71°17'37"W 856.21'(R1)(R2)(M) 427.51' N83°56'50"E 371.45' 709.96' 2308.92'(R1)(R2)(M) 800.00' N4°33'37"W 553.49'(R1)(R2)(M) N85°32'50"E 78.72'(R1)(R2)(M)

LOT 10A

PARCEL 1
106.46845 ACRES

LOT 5B

TRACT NO. 3463-6 98 MR 67/72

TRACT NO. 3463-5 98 MR 63/66

144 TRACT NO. 3463-1 98 MR 63/66

N0°05'40"W 592.37'(R1)(R2)(M) N21°34'26"E 438.00'(R1)(R2)(M) N16°44'26"E 1445.00'(R1)(R2)(M) 626.93'(M) 1048.82' 421.89'(M)

N74°46'47"W 261.45'(R1)(R2)(M) N15°48'42"W 221.19'(R1)(R2)(M) N8°24'03"W 80.80'(R1)(R2)(M) N33°55'39"E 87.38'(R1)(R2)(M) N12°50'29"E 81.18'(R1)(R2)(M) N27°55'32"E 233.16'(R1)(R2)(M) N43°20'13"E 105.49'(R2)(M)

N50°43'57"W 363.93'(R2)(M) L=1174.08'(R1) N65°17'24"E (RAD.)(R1)(R2) N43°20'13"E 191.52'(R1)(R2)(M)

L=886.78'(CF R2) L=1043.46'(R1)(R2)(M) N73°45'02"E 463.68'(R1)(R2)(M) Δ=55°31'01" Δ=40°46'11" Δ=81°32'22" R=830' L=587.04' L=804.23'(R2)(M) R=825' Δ=12°35'44"50" L=181.35'

LOT 12B
LLA 88-161
INST. NO. 88-158717

DETAIL "A"

N89°47'32"W 782.73' N88°43'02"W 474.01' N77°50'09"W RADIAL (CF R2) Δ=10°52'53" L=156.68' Δ=72°28'04" R=825' Δ=61°35'11" N1°16'58"E 300.78'(R1)(R2)(M)

PARCEL 2
15.46843 ACRES

SEE DETAIL "A" ABOVE HEREON

N88°43'02"W 392.01' N88°43'02"W 459.07'(R1)(R2)(M) 59' 59' 118'

STREET DEDICATION TO THE CITY OF THOUSAND OAKS TO BE ABANDONED

120' & VARIABLE WIDTH ROAD AND UTILITY EASEMENT PER BI-095402 O.R.

TRACT NO. 3463-1 97 MR 79184

N5°41'26"E (R2)(M) 288.00'(R1) N60°06'38"E 118.29' Δ=31°10'39" R=1559' L=848.33' L=816.09'(R1)(R2)(M) R=15.00' Δ=31°10'20" N60°06'38"E 118.29'(R1)(R2)(M) (R1)(R2)(M) N29°53'34"W 59.00'

AVENIDA DE LOS ARBOLES

LOT 6A

BASIS OF BEARINGS

THE BEARING OF N16°44'26"E AS SHOWN ALONG EASTERLY BOUNDARY OF TRACT NO. 3463-1, 97 MR 79184 WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

WESTLAKE BOULEVARD

VICINITY MAP

AVENIDA DE LOS ARBOLES · PARKVIEW DRIVE · SIERRA ROAD · WESTLAKE BOULEVARD · PARCEL 1 · PARCEL 2

0 500 1000 2000 3000
SCALE: 1" = 1000'

0 100 200 400 600
GRAPHIC SCALE
1" = 200'

PARCEL MAP
LD NO. 571

IN THE CITY OF THOUSAND OAKS
COUNTY OF VENTURA, STATE OF CALIFORNIA

LOT 5B, LOT LINE ADJUSTMENT 88-161 AS RECORDED PER INSTRUMENT NO. 88-158717 OF OFFICIAL RECORDS IN THE OFFICE OF COUNTY RECORDER OF SAID COUNTY.

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