TRACT NO. 1453

JANSS CORPORATION

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

BEING A SUBDIVISION OF PORTIONS OF SECTION 5 AND SECTION 8, TOWNSHIP 1 NORTH, RANGE 19 WEST, AS PER MAP OF PARTITION SURVEY OF RANCHO EL CONEJO RECORDED IN BOOK 1 PAGE 746, OF DEEDS OF VENTURA COUNTY, STATE OF CALIFORNIA AND A RE-SUBDIVISION OF PORTIONS OF LOTS 11 TO 18, INCLUSIVE OF TRACT NO. 1329-1 AS PER MAP THEREOF RECORDED IN BOOK 30 PAGES 70, 71 AND 72 OF MISCELLANEOUS RECORDS (MAPS) RECORDS OF SAID COUNTY.

We, the undersigned, hereby certify that we are the owners of, or are interested in the land included within this subdivision entitled "TRACT NO. 1453" shown on the annexed map consisting of 3 sheets, and that we are the only persons whose consent is necessary to pass a clear title to said land, and consent to the making of said map and subdivision as shown within the colored border line, and do hereby offer to dedicate for public use those portions of land shown on said map as: Lynn Road, Calle Sequoia, Callejon, Camino Dos Rios, Calle Laredo, Parcels A, B, C and D, and Storm Drainage Easement and also grant to the County of Ventura all rights of ingress and egress over and across the southerly line of Parcel 'A', the northwesterly & westerly lines of Parcel 'B', the westerly and southwesterly lines of Parcel 'C', and the northwesterly line of Parcel 'D' all abutting Lynn Road and all rights of ingress & egress over and across the easterly lines of Lots 1, 7 through 13 inclusive, and 27 through 34 inclusive, all abutting Lynn Road in order that the owners of said lots and parcels shall have no rights of access whatever to said road except the general easement of travel which belongs to the whole public.

CONEJO OAKS CO., a limited partnership, an owner,

By Victor H Palmieri Partner,

JANSS CORPORATION, a Delaware corporation, an owner.

By Victor H Palmieri Vice President, By R G Dallman Secretary

Richard E. Hunt
RICHARD E. HUNT, an owner

Barbara M. Hunt
BARBARA M. HUNT, an owner

JANSS, JANSS AND PALMIERI, a partnership, who acquired title as JANSS, JANSS and POOL, a general partnership, an owner.

By Victor H Palmieri Partner,

MUTUAL TITLE CORPORATION, LTD., a California corporation, as trustee under deed of trust recorded in book 1944, page 131 of Official Records.

By Victor H Palmieri Vice President By R G Dallman Secretary

State of California } ss
County of Ventura }

On this 19 day of Dec 1962, before me, Peggy L. Bell a Notary Public in and for said County and State, personally appeared Victor H Palmieri known to me to be the Vice President, and R.G. Dallman known to me to be the Secretary of MUTUAL TITLE CORPORATION, LTD., the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same as trustee.

Peggy L. Bell
April 30, 1966

My commission expires _____ Peggy L. Bell Notary Public

I certify that I have examined the final map entitled "TRACT NO. 1453"; that the subdivision is substantially the same as it appeared on the tentative map, and any approved alterations thereof; that all provisions of Chapter 2, Division 4, Part 2 of the Business and Professions Code 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.

Dated this 5 day of FEB. 1963

M. C. Lorenz
County Surveyor
County of Ventura

By A. P. Stokes
Assistant County Surveyor

I certify that according to the records of my office there are no liens against the subdivision (TRACT NO. 1453) 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 payable.

Dated this 25 day of Jan. 1963

Raymond S. Walker
Treasurer-Tax Collector
County of Ventura

By Alma Lindal
Deputy Tax Collector

I certify that all of the provisions of Chapter 2, Division 4, Part 2 of the Business and Professions Code of the State of California and of any local ordinance pertaining to deposits required at the time of the approval by the Board of Supervisors of the map entitled "TRACT NO. 1453" have been complied with. Dated this 5th day of February 1963.

Robert L. Hamm
Robert L. Hamm
County Clerk
County of Ventura

By _____
Deputy County Clerk

BASIS OF BEARINGS.

The bearing N 0°10'00" E of the EAST line of ARROYO ACRES recorded in 20 R.S. pages 24 to 27, Records of Ventura County was taken as the basis of bearings.

The signatures of VILLAGE WATER COMPANY, GENERAL TELEPHONE COMPANY OF CALIFORNIA, and VENTURA COUNTY, present owners of easements which cannot ripen into a fee, have been omitted in accordance with Section 11587-A of the Business and Professions Code.

The signature of MARTHA L. HUNT, present owner of an undivided one-half interest in and to all the oil, gas, mineral and other hydrocarbon substances lying or being below 500 feet from the surface of a portion of said tract, without, however, the surface right to extract such minerals, as reserved in the deed recorded February 20, 1959, in book 1486, page 529 of Official Records, deed recorded February 26, 1957, in book 1486, page 533 of Official Records, and deed recorded April 10, 1958, in book 1606, page 145 of Official Records, has been omitted in accordance with Section 11587C-1 of the Business and Professions Code.

The signature of JANSS, JANSS and PALMIERI, present owner of an undivided one-fourth interest in and to all oil, gas, minerals and other hydrocarbon substances lying or being below 500 feet from the surface of a portion of said tract, without, however, the surface right to extract such minerals, as reserved by The Rockwood Company, in deed recorded in book 1500, page 152 of Official Records, has been omitted in accordance with section 11587-C-1 of the Business and Professions Code.

The signature of JANSS, JANSS and PALMIERI, present owner of an undivided one-half interest in and to all the oil, gas, minerals and other hydrocarbon substances lying or being below a depth of 500 feet from the surface of a portion of said tract, without, however, the surface right to extract such minerals, as conveyed by deed recorded December 29, 1960, in book 1944, page 129 of Official Records, has been omitted in accordance with section 11587 C-1 of the Business and Professions Code.

The map entitled "TRACT NO. 1453" consisting of 3 sheets, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 5th day of February 1963 for approval. Said Board hereby approves said map and does hereby accept on behalf of the public for public use: Lynn Road, Calle Sequoia, Callejon, Camino Dos Rios, and Calle Laredo as delineated on sheets 2 and 3; and all rights of ingress and egress as offered hereon, provided however, that the offer of Parcels A, B, C and D, & storm drainage easement is hereby rejected, and IN WITNESS WHEREOF has caused this certificate to be signed by its Chairman and attested by its clerk, and the official seal of said Board to be affixed hereto this 5th day of February 1963.

Attest: Robert L. Hamm
Clerk of said Board.

Board of Supervisors of the County of Ventura State of California.

E. T. Nelson
Chairman of Said Board

I, E.H. McDonie, do hereby certify that I am a Registered Civil Engineer; that this map correctly represents a survey made under my direction in September 1962 for JANSS CORPORATION that the survey is true and complete as shown, that the monuments are of the character and occupy the positions indicated (or will be in position by February 5, 1964) and that they are (or will be) sufficient to enable the survey to be retraced.

Dated this 3rd day of DECEMBER 1962.

E.H. McDonie
Registered Civil Engineer No. 9513

State of California } ss
County of Ventura }

On this 20th day of December 1962, before me, Peggy L. Bell, a Notary Public in and for said County and State, personally appeared Victor H Palmieri known to me to be the partners of CONEJO OAKS CO, the limited partnership that executed the within instrument and acknowledged to me that such limited partnership executed the same.

Peggy L. Bell
April 30, 1966

My commission expires _____ Peggy L. Bell Notary Public

State of California } ss
County of Ventura }

On this 20th day of December 1962, before me Peggy L. Bell a Notary Public in and for said County and State, personally appeared Victor H Palmieri known to me to be the Vice President, and R.G. Dallman known to me to be the Secretary of JANSS CORPORATION, the corporation that executed the within instrument and known 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.

Peggy L. Bell
April 30, 1966

My commission expires _____ Peggy L. Bell Notary Public

State of California } ss
County of Ventura }

On this 22 day of January 1963, before me Joyce M. Sanders a Notary Public in and for said County and State, personally appeared RICHARD E. HUNT and BARBARA M. HUNT, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Joyce M. Sanders
April 3, 1966

My commission expires _____ Joyce M Sanders Notary Public

State of California } ss
County of Ventura }

On this 25th day of December 1962, before me Peggy L. Bell a Notary Public in and for said County and State, personally appeared Victor H. Palmieri known to me to be a partners of JANSS, JANSS and PALMIERI, the partnership that executed the within instrument and acknowledged to me that such partnership executed the same.

Peggy L. Bell
April 30, 1966

My commission expires _____ Peggy L. Bell Notary Public

#8697

Recorded at the request of the County Clerk 12th Feb 1963, at 11:00 A.M. in book 36, pages 11-12-13, of Miscellaneous Records (Maps), records of Ventura County.

Robert L. Hamm
County Recorder
County of Ventura

By: William Dover
Deputy County Recorder

VOORHEIS-TRINDLE CO.
ENGINEERS
5919 VAN NUYS BLVD. VAN NUYS
CALIFORNIA

SCALE 1" = 100'

TRACT NO. 1453

JANSS CORPORATION

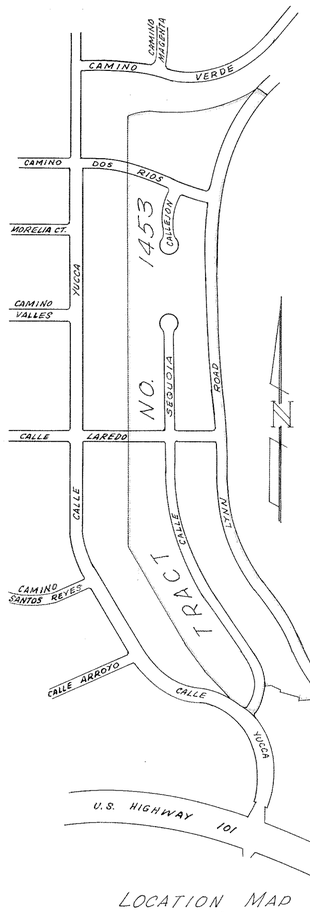
IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

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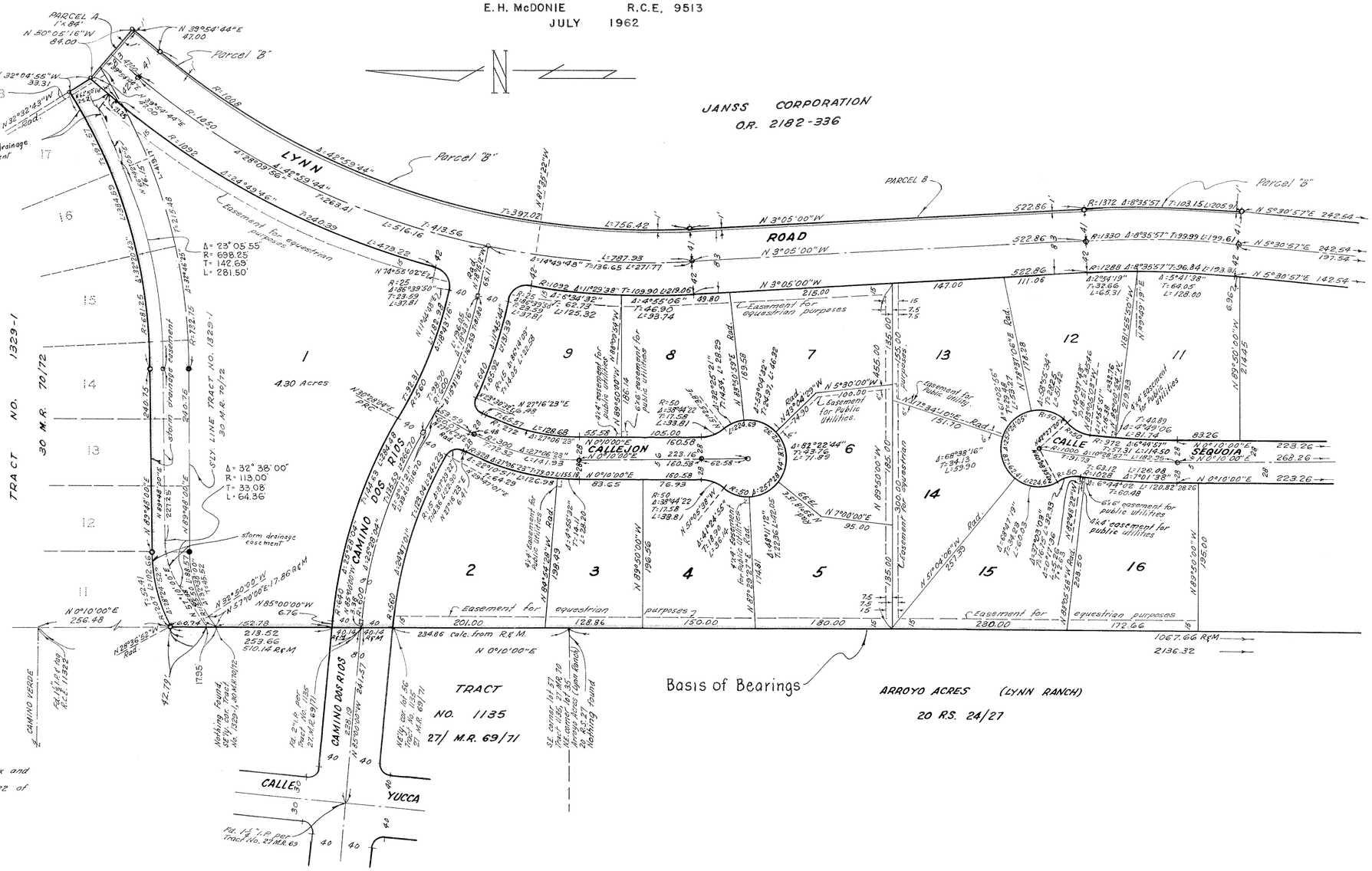
VOORHEIS - TRINDLE CO. VAN NUYS, CALIF.

E. H. McDONIE R.C.E. 9513

JULY 1962



LOCATION MAP
Scale 1" = 500'



MONUMENTING NOTES

- ○ Set 2" I.P. 6" deep with tag marked R.C.E. 9513
- ● Found 2" I.P. per Tract 1329-1, 30 M.R. 70
  Set 2"x2" stake with tag marked R.E. 9513 at all lot corners unless otherwise noted.
- □ Set Ventura County Standard Survey Monument Box and monument stamped R.E. 9513 per Plate A-22 of the Ventura County Standards, approved 2-6-62.

R & M = Record and Measured.

SCALE 1" = 100'

TRACT NO. 1453

JANSS CORPORATION

IN UNINCORPORATED TERRITORY OF VENTURA COUNTY

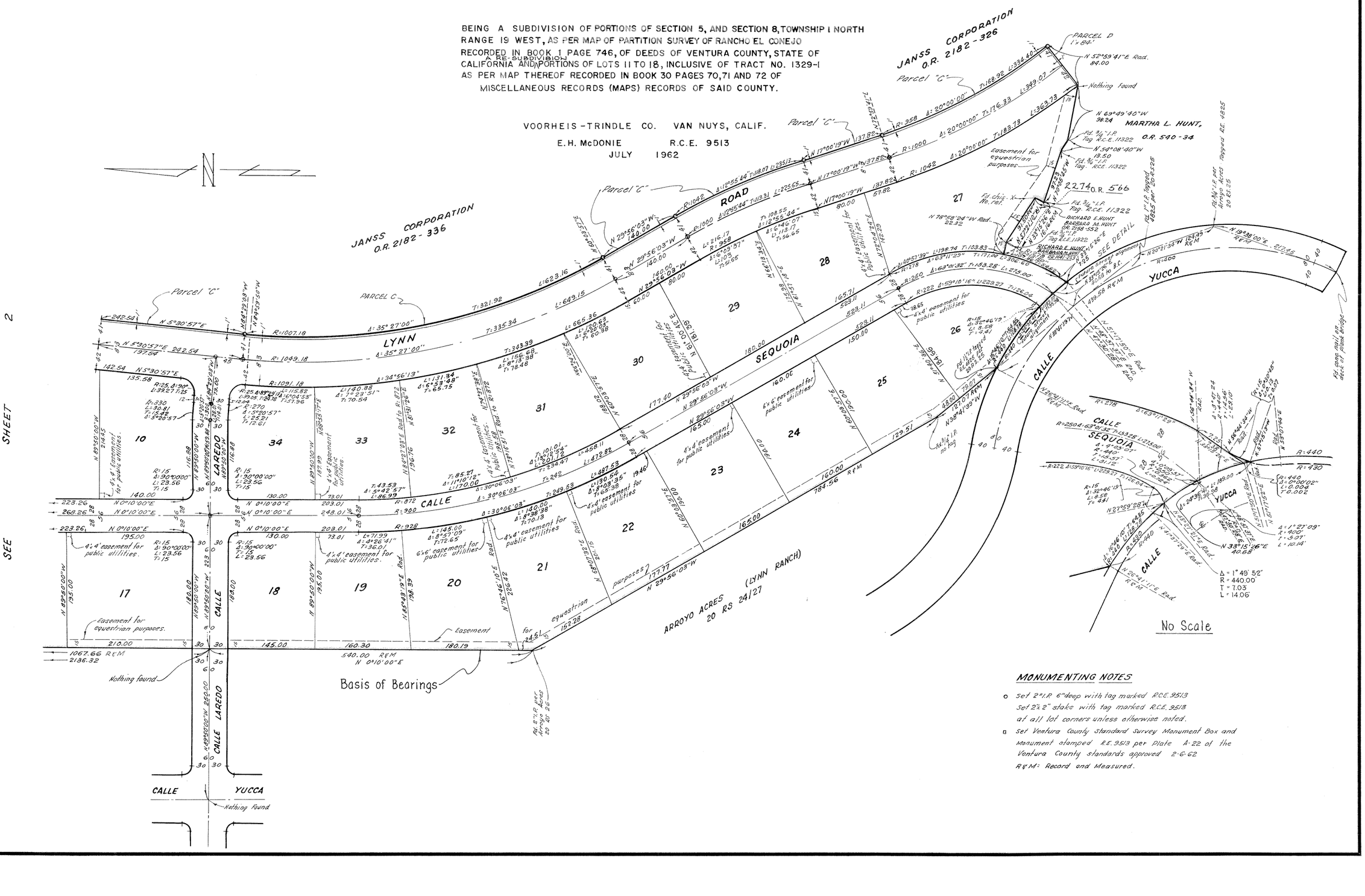
SHEET 3 OF 3 SHEETS

BEING A SUBDIVISION OF PORTIONS OF SECTION 5, AND SECTION 8, TOWNSHIP 1 NORTH RANGE 19 WEST, AS PER MAP OF PARTITION SURVEY OF RANCHO EL CONEJO RECORDED IN BOOK 1 PAGE 746, OF DEEDS OF VENTURA COUNTY, STATE OF CALIFORNIA AND A RE-SUBDIVISION OF PORTIONS OF LOTS 11 TO 18, INCLUSIVE OF TRACT NO. 1329-1 AS PER MAP THEREOF RECORDED IN BOOK 30 PAGES 70, 71 AND 72 OF MISCELLANEOUS RECORDS (MAPS) RECORDS OF SAID COUNTY.

VOORHEIS-TRINDLE CO. VAN NUYS, CALIF.

E.H. McDONIE R.C.E. 9513

JULY 1962



MONUMENTING NOTES

- o Set 2" I.P. 6" deep with tag marked R.C.E. 9513 Set 2½" stake with tag marked R.C.E. 9513 at all lot corners unless otherwise noted.
- ▫ Set Ventura County Standard Survey Monument Box and Monument stamped R.E. 9513 per Plate A-22 of the Ventura County standards approved 2-6-62

R&M = Record and Measured.