NOTE: FOR DOCUMENTS AFFECTING MONUMENTS ON THIS MAP SEE BOOK 3936 PAGE 228 OF OFFICIAL RECORDS RECORDED ON MARCH 27, 1972

50 MR 95

The undersigned hereby certifies that (they are) ~~(he is)~~ the (owners) ~~(owner)~~ of, or (are) ~~(is)~~ interested in, the land included within this subdivision entitled TRACT NO. 1985, shown on this map, that (they are) ~~(he is)~~ the only (persons) ~~(person)~~ whose consent is necessary to pass a clear title to said land, that (they consent) ~~(he consents)~~ to the making and recordation of said map and subdivision as shown within the colored borderline, and that (they do) ~~(he does)~~ hereby offer to dedicate, free and clear of any prior easements of right of way, for public use the right of way for all streets and highways shown on the map and also grant to the County of Ventura, all rights of ingress and egress from Lots 25 through 33, inclusive, over and across the southerly Line of said Lots abutting Los Angeles Avenue, in order that the owners of said Lots shall have no rights of access whatever to said Los Angeles Avenue except the general easement of travel which belongs to the whole public, and also do hereby dedicate for temporary public use all of Lot 31 and a portion of Lots 30 and 32 shown on the attached map.

UNIVERSITY PARK, LTD., a Limited Partnership
(owner)

By: M. J. Benmore Agent By: _____ Agent

SECURITY TITLE INSURANCE COMPANY, a corporation, as TRUSTEE, under deed of trust recorded in Book 2446, Page 46 of Official Records.

By: John H. Banwell
Asst. Vice President

UNION BANK, a corporation, as TRUSTEE, under deeds of trust recorded in Book 3023, Page 474, and in Book 3323, Page 114 of Official Records.

By: Matthew R. Solomon
Vice President

By: Donald J. MacKay
~~Assistant Secretary~~ LOAN OFFICER

State of California }
County of Los Angeles } S.S.

On this 4th day of December, 1968, before me the undersigned, personally appeared MAXWELL J. BENMORE & GEORGE PONTY known to me to be the agents of the partnership that executed the within instrument and acknowledged to me that they executed the same for and on behalf of said partnership and that said partnership executed the same as owner.

JUDITH ANN BURCHFIELD
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Jan 17, 1970

Judith Ann Burchfield
Notary Public
My commission expires: Jan. 17, 1970

State of California }
County of Ventura } S.S.

On this 20th day of December, 1968, before me, the undersigned, personally appeared JOHN H. BANWELL, Asst. Vice President known to me to be the of SECURITY TITLE INSURANCE COMPANY, a corporation, the corporation that executed the within instrument, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same as TRUSTEE.

JUNE SPAIN
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
VENTURA COUNTY

June Spain
Notary Public
My commission expires

JUNE SPAIN Notary Public
In and for the State of California
My Commission Expires October 27, 1969

State of California }
County of Los Angeles } S.S.

On this 4TH day of DECEMBER, 1968, before me, the undersigned, personally appeared MATTHEW R. SOLOMON known to me to be the Vice President and DONALD J. MAC KAY known to me to be the Loan Officer of UNION BANK, a 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 therein named and acknowledged to me that such corporation executed the same as TRUSTEE.

OFFICIAL SEAL
MARY R. CALDARIS
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

Mary R. Caldaris
Notary Public
My commission expires 8-1-72

#6549

Recorded at the request of the Owner, FEBRUARY 6th 1969, at 10 : 30 A.M. in Book 50 of Miscellaneous Records (Maps) at Pages 95 & 96, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By William Dover, Asst.
~~Deputy~~ County Recorder

I, Arthur G. Sherman, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in October 1968, 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 after approval of this tract map by the Board of Supervisors), and that they are (or will be) sufficient to enable the survey to be retraced. Tie notes 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 County Road System.

Date September 17th 1968 Arthur G. Sherman
R.C.E. 10872

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 1985, 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.

Date January 10, 1969

RAYMOND S. WALKER
Treasurer — Tax Collector
County of Ventura

By Cora de Lanno
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 1985, 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.

Date FEBRUARY 4 1969

A.P. STOKES
County Surveyor
County of Ventura

By Clyde Garland
Chief Deputy County Surveyor

I certify that all 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. 1985, have been complied with.

Date February 4 1969 Robert L. Hamm

ROBERT L. HAMM
County Clerk
County of Ventura

By _____
Deputy County Clerk

This map entitled TRACT NO. 1985, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 4th day of February, 1969 for approval; said Board hereby approves said map and does hereby accept for public use the right of way for all streets and highways as offered hereon; and also accepts all rights of ingress and egress as offered hereon, 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 4th day of February 1969.

BOARD OF SUPERVISORS OF THE
COUNTY OF VENTURA
STATE OF CALIFORNIA

ATTEST: Robert L. Hamm
Clerk of said Board

J. M. Appleton
Chairman of said Board

The signature of COUNTY OF VENTURA acting for and on behalf of VENTURA COUNTY WATER WORKS DISTRICT No. 1 owner of an easement over a portion of said land, which cannot ripen into a fee, has been omitted in accordance with Section 11587 (a) of the Business and Professions Code.

OF CALIFORNIA

The signature of UNION OIL COMPANY, a corporation, present owner of all the coal, lignite, coal oil, petroleum, naphtha, asphalt, maltha, brea, natural gas, all kindred or similar minerals or mineral substances, water and the other rights reserved by Simi Land and Water Company in deed recorded November 16, 1889, in Book 29, Page 314 of Deeds, and granted to Union Oil Company of California in the Instrument recorded November 26, 1965, in Book 2902, Page 450 of Official Records, without however, the right to enter upon and use said land above a depth of 500 feet, has been omitted in accordance with Section 11587 (c) (1) of the Business and Professions Code.

The signature of SOUTHERN CALIFORNIA EDISON COMPANY, present owner of an easement over a portion of said land, which cannot ripen into a fee, has been omitted in accordance with Section 11587 (a) of the Business and Professions Code.

The following soil reports have been prepared on TRACT NO. 1985:

Date of Report	Title of Report	Firm Name	Engineer	Engineers Registration No.
Sept. 30, 1968	Preliminary Soils Investigation	Donald R. Warren Co.	W.T. Altmeyer	R.E. 9291

I Know of no other soil reports that have been prepared on Tract No. 1985

UNIVERSITY PARK, LTD.
M. J. Benmore AGENT
(owner) dated 12/13/68

UNIVERSITY PARK, LTD.
M. J. Benmore AGENT
(subdivider) dated 12/13/68

Arthur G. Sherman
(Registered Civil Engineer)
10872 10/17/68
(Registration Number) Date

TRACT NO. 1985
IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT "J", OF THE RANCHO SIMI, AS PER MAP THEREOF RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS, (MAPS), RECORDS OF VENTURA COUNTY.

VENTURA COUNTY, CALIFORNIA

C-S-T ENGINEERING COMPANY
5882 W. PICO BOULEVARD
LOS ANGELES, CALIFORNIA 90019

SCALE: 1"=50' OCTOBER, 1968

SHEET 1 OF 2 SHEETS

NOTE: FOR DOCUMENT AFFECTING MONUMENTS ON THIS MAP SEE BOOK 3936 PAGE 228 OF OFFICIAL RECORDS RECORDED ON MARCH 27, 1972.



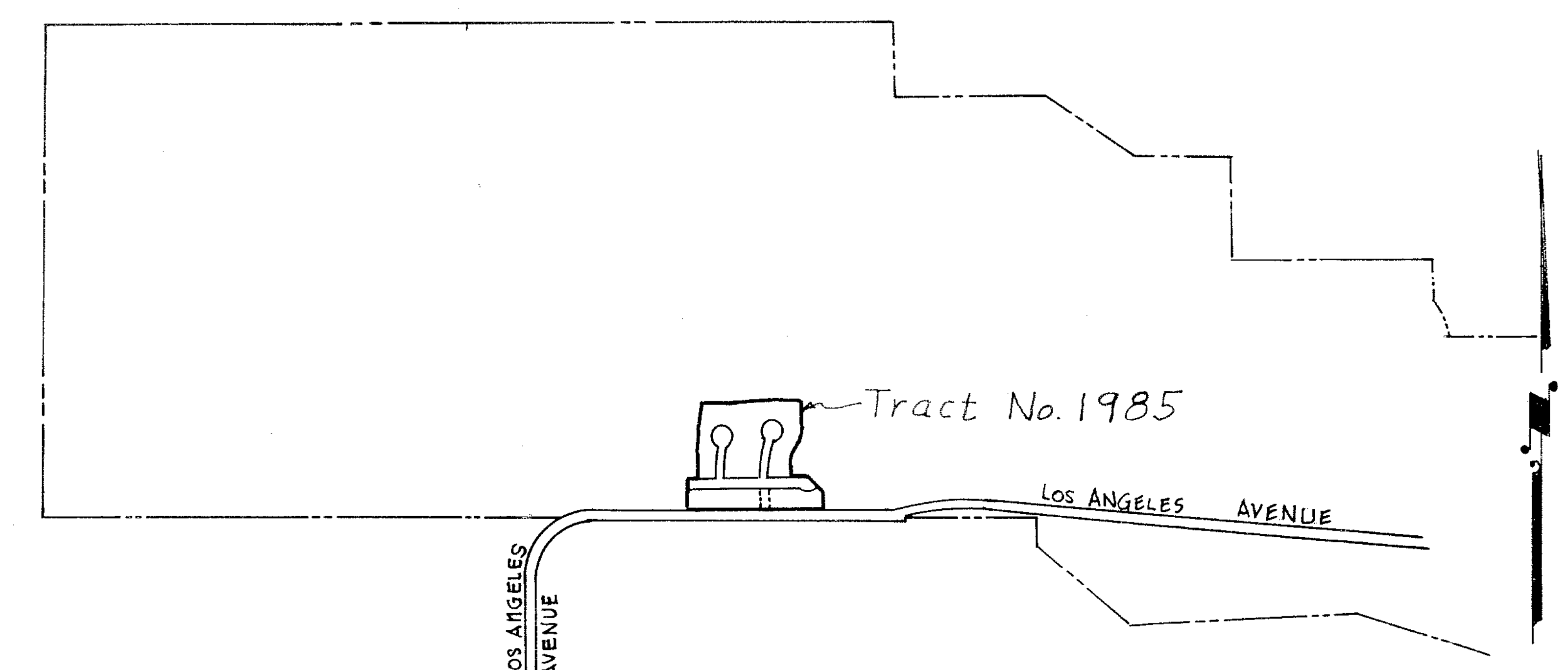
MONUMENTING NOTES

- ◉ FD. MONUMENT AS INDICATED
- ○ SET 2" I.P. 6" DEEP W./TAG MARKED R.C.E. 10872
- ■ SET VENTURA COUNTY STANDARD SURVEY MONUMENT PER PLATE F-2 ADOPTED MARCH 1, 1966 W./TAG R.C.E. 10872

FRONT LOT CORNERS - CHISELED "+" IN CONC. WALK ALONG LOT LINE PRODUCED 12" BEYOND TRUE CORNER.
REAR LOT CORNERS - SET 3/4" I.P. W./TAG R.C.E. 10872
P.U.E. = PUBLIC UTILITIES EASEMENT (PROPOSED)

BASIS OF BEARINGS

THE BEARING "N89°56'00"W" ON THE SOUTH LINE OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 19 WEST, AS DESCRIBED IN PARCEL "B" OF THE DEED TO THE COUNTY OF VENTURA, RECORDED JUNE 13, 1916, IN BOOK 150, PAGE 199, OF DEEDS, RECORDS OF SAID VENTURA COUNTY, WAS TAKEN AS THE BASIS OF BEARINGS FOR THIS MAP.



LOCATION MAP
SCALE: 1" = 1000'

GRAPHIC SCALE
0 20 40 100 150 200
10 30 50

TRACT NO. 1985

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT "J", OF THE RANCHO SIMI, AS PER MAP THEREOF RECORDED IN BOOK 3, PAGE 7, OF MISCELLANEOUS RECORDS, (MAPS), RECORDS OF VENTURA COUNTY.

VENTURA COUNTY, CALIFORNIA

C-S-T ENGINEERING COMPANY
5882 W. PICO BOULEVARD
LOS ANGELES, CALIFORNIA 90019

SCALE: 1" = 50'   OCTOBER, 1968