NOTE: FOR AFFIDAVIT SETTING FORTH DESCRIPTIONS OF MONUMENTS AND MARKERS USED WITHIN TRACT 1987-3 SEE BOOK 4250 AT PAGE 231 OF OFFICIAL RECORDS.

59 MR 60

The undersigned hereby certifies that (they are) (the is) the (owners) (owner) of, or (are) (is) interested in, the land included within this subdivision entitled TRACT NO. 1987-3, shown on this map, that (they are) the only (persons) whose consent is necessary to pass a clear title to said land, that they consent to the making and recordation of said map and subdivision as shown within the colored borderline, and that they do hereby offer to dedicate, free and clear of any prior easement or right of way for public use the right of way for all streets and highways shown on this map and also grant to the County of Ventura all rights of ingress and egress from Lots 83 through 92, inclusive, over and across the northerly line of said Lots abutting E. Fenmore Street and Lots 80 through 82, 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 E. Fenmore Street and Los Angeles Avenue except the general easement of travel which belongs to the whole public.

TITLE INSURANCE AND TRUST COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE. under deed of trust recorded in book 3820 page 1 of official records.

Alden Gray
Vice President

COAST LINE MORTGAGE CORPORATION, A CALIFORNIA CORPORATION, AS OWNER

Lawrence F. Mathews — Albert S. Harris

METROPOLITAN DEVELOPMENT CORPORATION, A DELAWARE CORPORATION, AS OPTIONEE. under memorandum of option agreement recorded July 6, 1971 in book 3835 page 222 of official records.

Rudolf L. Schaefer — RUDOLF L. SCHAEFER PRESIDENT

Samuel Dobkin — SAMUEL DOBKIN ASST. SECY.

CAMPUS PARK, LTD., A LIMITED PARTNERSHIP, AS OPTIONEE. under memorandum of option agreement recorded July 6, 1971 in book 3835 page 222 of official records

BY METROPOLITAN DEVELOPMENT CORPORATION, A DELAWARE CORPORATION, GENERAL PARTNER.

Rudolf L. Schaefer — RUDOLF L. SCHAEFER PRESIDENT

Samuel Dobkin — SAMUEL DOBKIN ASST. SECY.

STATE OF CALIFORNIA } S.S.
COUNTY OF VENTURA }
ON THIS 27TH DAY OF MARCH 1972 BEFORE ME THE UNDERSIGNED PERSONALLY APPEARED Alden Gray KNOWN TO ME TO BE THE Vice President OF TITLE INSURANCE AND TRUST COMPANY, 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.

DATED: March 27, 1972

OFFICIAL SEAL
LOUDINE CANADAY
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
VENTURA COUNTY
My Commission Expires May 16, 1974

WITNESS MY HAND AND OFFICIAL SEAL
Loudine Canaday
NOTARY PUBLIC
MY COMMISSION EXPIRES May 16, 1974

STATE OF CALIFORNIA } S.S.
COUNTY OF VENTURA }
ON THIS 24TH DAY OF March 1972 BEFORE ME THE UNDERSIGNED PERSONALLY APPEARED Lawrence F. Mathews KNOWN TO ME TO BE THE EXEC. VICE PRESIDENT AND Albert S. Harris KNOWN TO ME TO BE THE SECRETARY OF COASTLINE MORTGAGE 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 OWNER.

DATED: March 24, 1972

NOTARY PUBLIC PRINCIPAL OFFICE VENTURA COUNTY
My Commission Expires NOV 15, 1973

WITNESS MY HAND AND OFFICIAL SEAL
Charlotte M. Andrews
NOTARY PUBLIC
MY COMMISSION EXPIRES NOVEMBER 15, 1973

STATE OF CALIFORNIA } SS.
COUNTY OF LOS ANGELES }
ON THIS 16th DAY OF February 1972 BEFORE ME THE UNDERSIGNED PERSONALLY APPEARED RUDOLF L. SCHAEFER KNOWN TO ME TO BE THE PRESIDENT AND SAMUEL DOBKIN KNOWN TO ME TO BE THE ASST. SECY OF METROPOLITAN DEVELOPMENT 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 OPTIONEE.

DATED: February 16, 1972

OFFICIAL SEAL
BETTY L. BUTKOVICH
NOTARY PUBLIC CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires Oct. 26, 1973
6380 Ventura Blvd., Ste. G, Encino, Calif. 91316

WITNESS MY HAND AND OFFICIAL SEAL
Betty L. Butkovich
NOTARY PUBLIC
MY COMMISSION EXPIRES October 26, 1973

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES }
ON THIS 16TH DAY OF February 1972 BEFORE ME THE UNDERSIGNED PERSONALLY APPEARED RUDOLF L. SCHAEFER KNOWN TO ME TO BE THE PRESIDENT AND SAMUEL DOBKIN KNOWN TO ME TO BE THE ASST. SECY OF METROPOLITAN DEVELOPMENT CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION SAID CORPORATION BEING KNOWN TO ME TO BE THE GENERAL PARTNER OF CAMPUS PARK LTD., 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.

DATED: February 16, 1972

OFFICIAL SEAL
BETTY L. BUTKOVICH
NOTARY PUBLIC CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires Oct. 26, 1973

WITNESS MY HAND AND OFFICIAL SEAL
Betty L. Butkovich
NOTARY PUBLIC
MY COMMISSION EXPIRES October 26, 1973

#23269

RECORDED AT THE REQUEST OF THE OWNER APRIL 6TH 1972 AT 11:30 P.M. IN BOOK 59 OF MISCELLANEOUS RECORDS (MAPS) AT PAGES 60, 61 & 62, RECORDS OF VENTURA COUNTY.

ROBERT L. HAMM - COUNTY ~~CLERK~~ RECORDER
COUNTY OF VENTURA BY: William Fouts
~~ASST.~~ RECORDER

I, WILLIAM L. JENSEN, do hereby certify that I am a REGISTERED CIVIL ENGINEER, that this map correctly represents a survey made under my direction in May 1971, 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 January 18 1972

William L. Jensen
R.C.E. 10276

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. 1987-3, 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 Feb. 18 1972

ROBERT G. BRANCH
Treasurer — Tax Collector
County of Ventura

By Agnes Stuart
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. 1987-3, 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 6th of April 1972

A.P. STOKES
County Surveyor
County of Ventura

By A.P. Stokes

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. 1987-3, have been complied with.

Date April 4th 1972

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

By _____
Deputy County Clerk

This map entitled TRACT NO. 1987-3, is presented to the Board of Supervisors of Ventura County, California, at the meeting of said Board held on the 4th day of April, 1972, for approval; said Board hereby approves said map and does hereby accept for public use the right of way for all streets and highways and 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 official seal of said Board be affixed hereto this 4th day of April 1972

ATTEST: ROBERT L. HAMM
CLERK OF THE BOARD

Robert L. Hamm
~~DEPUTY~~ CLERK OF SAID BOARD

BOARD OF SUPERVISORS OF THE
COUNTY OF VENTURA
STATE OF CALIFORNIA

James E. Daubacher
CHAIRMAN OF SAID BOARD

Ventura County Waterworks District No. 1, as the owner of that certain instrument recorded on March 10, 1967 in Book 3115 of Official Records at Page 561 in the Office of the Recorder of Ventura County does hereby subordinate its said interests and estate therein to the Easements for Public Road Purposes of the County of Ventura as said interest of the Ventura County Waterworks District No.1 affects the Public Road Easements of said County, but subject and inferior only to the Public Road Easements of said County of Ventura and that in all other respects said interest of the Ventura County Waterworks District No. 1 shall remain in the same force and effect as if this agreement had not been made.

John T. Conlan
CHAIRMAN-VENTURA COUNTY WATERWORKS DISTRICT NO. 1

The signatures of SOUTHERN CALIFORNIA EDISON COMPANY, THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY and STORER CABLE T.V. INC. has been omitted in accordance with Section 11587 (a) of the Business and Professions Code, as their interests cannot ripen into a fee.

The following soil reports have been prepared on TRACT NO. 1987-3 AREA:

Date of Report	Title of Report	Firm Name	Engineer	Engineers Registration No.
9-30-68	PRELIMINARY SOILS INVESTIGATION	DONALD R. WARREN	W.T. ALTMEYER	R.C.E. 9291

The signature of UNION OIL COMPANY, of California, 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 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.

Ventura County WATERWORKS DISTRICT NO. 1 is owner of an easement for water pipelines and appurtenances per 3388, O.R. 508. Upon recordation of subject Tract, said easement becomes subordinate to the County of Ventura as it affects dedicated streets hereon.

TRACT NO. 1987-3

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT "J", OF THE RANCHO SIMI AS PER MAP RECORDED IN BOOK 3 PAGE 7, AND ALL OF LOT 33 OF TRACT NO. 1985 PER BOOK 50 PAGE 95 OF MISCELLANEOUS RECORDS.

VENTURA COUNTY, CALIFORNIA

JENSEN · JOHNSON · RITTER & ASSOCIATES
46 N. OAK ST., VENTURA, CALIFORNIA

NOVEMBER 1971

SHEET 1 OF 3 SHEETS

59 MR 61

TRACT NO. 1987-3

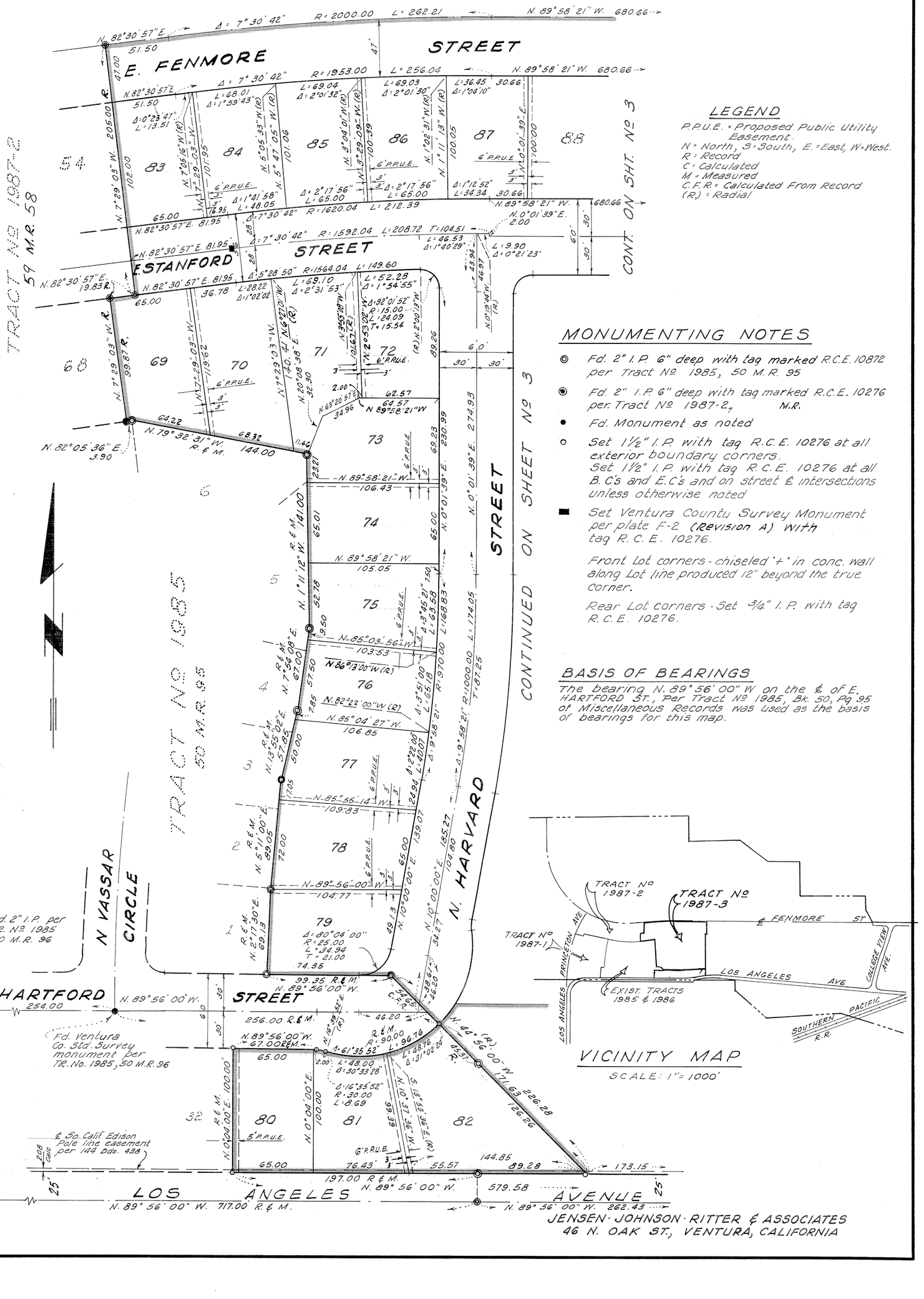
IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT "J" OF THE RANCHO SIMI, AS PER MAP RECORDED IN BOOK 3 PAGE 7, AND ALL OF LOT 33 OF TRACT NO 1985 PER BOOK 50 PAGE 95 OF MISCELLANEOUS RECORDS VENTURA COUNTY, CALIFORNIA

SCALE: 1"=50' NOVEMBER 1971

50' 25' 0' 50' 100'

GRAPHIC SCALE


UNIVERSITY PARK LTD
2446 O R 41
E. FENMORE STREET
E. STANFORD STREET
E. HARTFORD STREET
LOS ANGELES AVENUE
N. HARVARD
N VASSAR CIRCLE
N. PEPPERDINE CIRCLE
TRACT NO 1985
50 M.R. 95
TRACT NO 1987-2
59 M.R. 58
CONTINUED ON SHT. NO 3
CONTINUED ON SHEET NO 3
83
84
85
86
87
88
69
70
71
72
73
74
75
76
77
78
79
80
81
82
N. 89°58'21" W. 680.66
N. 82°30'57" E.
Δ = 7°30'42"
R = 2000.00
L = 262.21
R = 1953.00
L = 256.04
R = 1620.04
L = 212.39
R = 1592.04
L = 208.72
T = 104.51
R = 1564.04
L = 149.60
N. 82°30'57" E. 81.95
N. 89°58'21" W. 680.66
N. 0°01'39" E. 2.00
N. 89°58'21" W. 680.66
N. 82°30'57" E. 19.83 R.
N. 82°30'57" E. 81.95
N. 82°05'36" E. 3.90
N. 79°32'31" W. R. & M. 144.00
N. 89°58'21" W. 106.43
N. 89°58'21" W. 105.05
N. 85°03'56" W. 103.53
N. 85°04'27" W. 106.85
N. 85°55'14" W. 109.83
N. 89°56'00" W. 104.77
N. 89°56'00" W. 99.35 R. & M.
N. 89°56'00" W. 254.00
N. 89°56'00" W. 256.00 R. & M.
N. 89°56'00" W. 67.00 R. & M.
N. 89°56'00" W. 65.00
N. 89°56'00" W. 717.00 R. & M.
N. 89°56'00" W. 579.58
N. 89°56'00" W. 262.43
R = 25.00
L = 39.94
T = 21.00
74.35
R = 90.00
L = 96.76
R = 15.00
L = 24.09
T = 15.54
R = 30.00
L = 8.69
L = 48.00
Δ = 30°33'28"
Δ = 16°35'52"
Fd. 2" I.P. per Tr. No. 1985 50 M.R. 96
Fd. Ventura Co. Std. Survey monument per Tr. No. 1985, 50 M.R. 96
℄ So. Calif Edison Pole line easement per 1144 Das. 438
5' P.R.U.E.
6' P.R.U.E.
99.87 R.
119.62
140.41
65.01
141.00
65.00
100.00
274.93
230.99
174.05
168.83
106.39
89.26
52.78
67.00
57.50
57.85
50.00
72.00
65.00
104.80
185.27
139.07
89.05
69.13
34.27
126.26
226.28
144.85
89.28
173.15
197.00 R. & M.
76.43
55.57
65.00
100.00
208 calc
25'
30'
60'
6.0'
2.00
3'
3.95
16.95
28'
33.94
46.97
89.26
62.57
64.57
34.96
11.46
23.21
9.50
7.85
11.05
20.00
30.66
36.78
65.00
36.45
Δ = 1°04'10"
Δ = 1°12'52"
Δ = 1°40'29"
Δ = 0°21'23"
Δ = 1°54'55"
Δ = 92°01'52"
Δ = 5°28'50"
Δ = 2°31'53"
Δ = 1°59'43"
Δ = 2°01'32"
Δ = 2°01'30"
Δ = 2°17'56"
Δ = 1°41'58"
Δ = 1°02'02"
Δ = 0°23'47"
Δ = 3°45'21"
Δ = 3°51'00"
Δ = 9°58'21"
Δ = 2°22'00"
Δ = 80°06'00"
Δ = 46°20'38"
Δ = 31°02'04"
Δ = 7°26'16"
Δ = 7°29'03"
Δ = 1°02'31"
Δ = 1°11'13"
Δ = 1°40'01"
Δ = 2°17'56"
Δ = 1°59'43"
Δ = 1°41'58"
Δ = 1°02'02"
Δ = 0°23'47"
Δ = 7°30'42"
Δ = 5°28'50"
Δ = 2°31'53"
Δ = 1°54'55"
Δ = 92°01'52"
Δ = 46°20'38"
Δ = 31°02'04"
Δ = 7°26'16"
Δ = 7°29'03"
Δ = 1°02'31"
Δ = 1°11'13"
Δ = 1°40'01"
Δ = 2°17'56"
Δ = 1°41'58"
Δ = 1°02'02"
Δ = 0°23'47"
Δ = 7°30'42"
Δ = 5°28'50"
Δ = 2°31'53"
Δ = 1°59'43"
Δ = 2°01'32"
Δ = 2°01'30"
Δ = 2°17'56"
Δ = 1°41'58"
Δ = 1°02'02"
Δ = 0°23'47"
Δ = 7°30'42"
Δ = 5°28'50"
Δ = 2°31'53"
Δ = 1°54'55"
Δ = 92°01'52"
Δ = 46°20'38"
Δ = 31°02'04"
Δ = 7°26'16"
Δ = 7°29'03"
Δ = 1°02'31"
Δ = 1°11'13"
Δ = 1°40'01

59 MR 62

TRACT NO. 1987-3

IN UNINCORPORATED TERRITORY

BEING A SUBDIVISION OF A PORTION OF TRACT "J" OF THE RANCHO SIMI, AS PER MAP RECORDED IN BOOK 3 PAGE 7, AND ALL OF LOT 33 OF TRACT NO 1985 PER BOOK 50 PAGE 95 OF MISCELLANEOUS RECORDS VENTURA COUNTY, CALIFORNIA

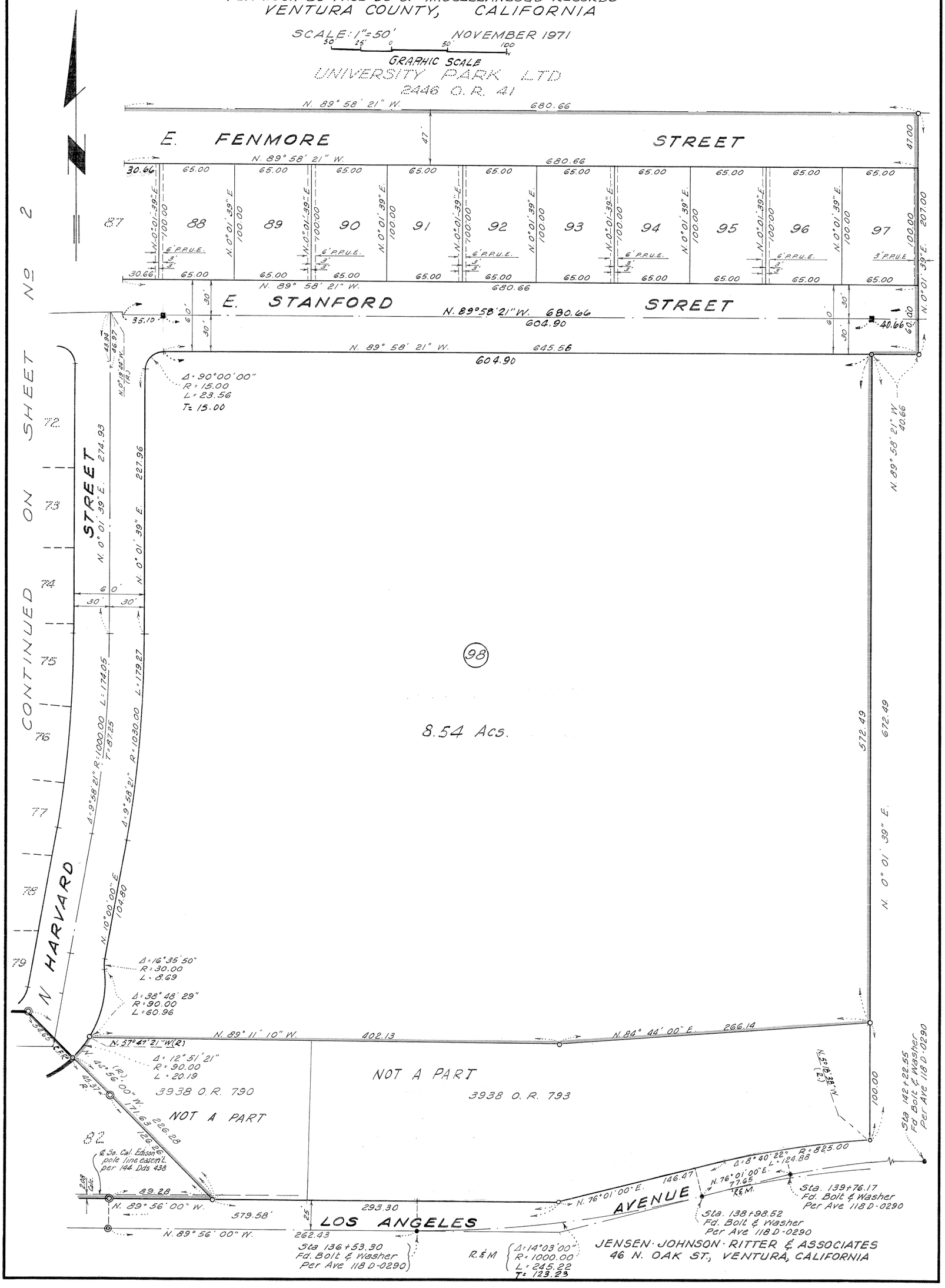
SCALE: 1"=50' NOVEMBER 1971

50' 25' 0 50' 100'

GRAPHIC SCALE

UNIVERSITY PARK LTD

2446 O. R. 41



JENSEN · JOHNSON · RITTER & ASSOCIATES
46 N. OAK ST., VENTURA, CALIFORNIA

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