The undersigned hereby certifies that they are the owners of or are interested in, the land included within this subdivision entitled TRACT Nº 2223, 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 borderlinie, and that they do hereby offer to dedicate to the City of Thousand Oaks free and clear of any prior easements of right of way, for public use the right of way for Green Meadow Avenue shown on the map and hereby offers to dedicate the pedestrian easements along the East side of Green Meadow Avenue and hereby offer to dedicate all rights of ingress and egress over the Southerly lot line of Lot 6 so that no one shall have access to Moorpark Rd. except in the general right of travel that belongs to the whole public. We also hereby offer to dedicate to the City of Thousand Oaks, a non-exclusive easement for ingress, egress, utilities, landscaping maintenance and sanitary sewer purposes over the areas designated for such purposes on this map, excepting and reserving however to McKeon Construction, a California Corporation, their successors and assigns, the right of encroachment for roofs and eaves overhang over said easements and the right of minor encroachment of structures or portions thereof on said easements. We also hereby offer to dedicate to the City of Thousand Oaks a storm drain easement over all of Lot 8.

Mc KEON CONSTRUCTION, A California Corporation, As owner

Austin G. Eddy
Vice-President

CONTINENTAL AUXILIARY COMPANY, A California Corporation, as Trustee under a deed of trust recorded March 17, 1972 in Book 3932 page 620 of Official Records.

Wilburn A Jones
MANAGER.

STATE OF CALIFORNIA } S.S.
COUNTY OF VENTURA }

On this 13 day of SEPT. 1972, before me the undersigned, personally appeared AUSTIN G. EDDY known to me to be the VICE PRESIDENT of McKeon Construction 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.

OFFICIAL SEAL
MARJORIE G. REYERSON
NOTARY PUBLIC-CALIFORNIA
VENTURA COUNTY
My Commission Expires Oct. 15, 1972
P. O. Box 1105, Thousand Oaks, Calif. 91360

Marjorie G. Reyerson
Notary Public in and for said County & State
My commission expires Oct 15 1972

STATE OF CALIFORNIA } S.S.
COUNTY OF

On this 13 day of SEPT 1972, before me the undersigned, personally appeared WILBURN A. JONES known to me to be the AGENT of Continental Auxiliary 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.

Marjorie G. Reyerson
Notary Public in and for said County & State
My commission expires Oct 15, 1972

OFFICIAL SEAL
MARJORIE G. REYERSON
NOTARY PUBLIC-CALIFORNIA
VENTURA COUNTY
My Commission Expires Oct. 15, 1972
P. O. Box 1105, Thousand Oaks, Calif. 91360

85595

Recorded at the request of the Owner, NOVEMBER 29th 1972, at 2:00 P.M. in Book 61 of Miscellaneous Records (Maps) at Pages 68 thru 72, records of Ventura County.

ROBERT L. HAMM
County Recorder
County of Ventura

By William Dover, exo's.
~~Deputy~~ County Recorder

I, FRANK L. NELSON, do hereby certify that I am a Registered Civil Engineer, that this map correctly represents a survey made under my direction in DECEMBER '71, 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 City Council 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 City Engineer prior to acceptance of the improvements into the City Road System.

Date JUNE 5, 1972

Frank L. Nelson
RCE 20440

REGISTERED PROFESSIONAL ENGINEER
FRANK L. NELSON
No. 20440
CIVIL
STATE OF CALIFORNIA

I certify that according to the records of my office there are no liens against the subdivision TRACT NO. _____, 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 Sept. 18, 1972 19

ROBERT G. BRANCH
Treasurer — Tax Collector
County of Ventura

By Mollie Hanover
Deputy Tax Collector

I certify that I have examined the final map entitled TRACT NO. _____, 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 November 24, 1972

J. LOUIS SCHERER
City Engineer
City of Thousand Oaks

By J. Louis Scherer
City Engineer

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 City Council of the map entitled TRACT NO. 2223, have been complied with.

Date Nov. 28 1972

ROBERT L. HAMM
County Clerk
County of Ventura

By Margaret Larkin
Deputy County Clerk

I hereby certify that the City Council of the City of Thousand Oaks, on the 21st day of NOVEMBER, 1972, approved the attached Map and accepted all rights of ingress and egress as offered, accepted on behalf of the public for public use Green Meadow Avenue as shown on this map and accepted the nonexclusive easement for sanitary sewer purposes as dedicated. The offer of dedication of the pedestrian easements, the nonexclusive easements for ingress, egress, utilities, and landscaping maintenance is hereby rejected. The offer of the storm drain easement over all of Lot 8 is also hereby accepted.

Dated this 24th day of NOVEMBER 1972

Velma L Quinn
CITY CLERK

I, Velma Quinn, City Clerk of the City of Thousand Oaks, County of Ventura, State of California certify that all provisions of chapter 2, Division 4, Part 2 of the Business and Professions Code of the State of California, and any local ordinance pertaining to deposits required at the time of approval by the City Council of the City of Thousand Oaks of the map entitled Tract Nº 2223 have been complied with.

Dated this 24th day of NOVEMBER 1972

Velma L Quinn
City Clerk

The signatures of CONEJO COMMUNITY TELEVISION and GEORGE GREGSON have 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. _____:

Date of Report	Title of Report	Firm Name	Engineer	Engineers Registration No.
Mar. 6, 1972	Preliminary Soils Investigation	Buena Eng's, Inc.	Norman Hallin	C.E. 7370

The signature of JANSS DEVELOPMENT CO., a general partnership, present owner of an undivided one-half interest in all oil, gas, hydrocarbon substances and other minerals of all kinds whether like or unlike hydrocarbons below a depth of 500' feet of the surface of said land, without however, the right to enter upon the surface of said land, has been omitted in accordance with Section 11587 (c) (1) of the Business and Professions Code.

TRACT NO. 2223

CITY OF THOUSAND OAKS
FOR CONDOMINIUM PURPOSES

BEING A SUBDIVISION OF A PORTION OF SEC. 16, T. 1. N., R. 19 W., J. EDWARDS TRACT Nº 1, AS SHOWN ON A MAP ENTITLED, "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO" BOOK 1 PAGE 746 OF DEEDS

VENTURA COUNTY, CALIFORNIA

JUNE 1972

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

SEE SHEET NO. 3

① Δ = 36°36'18" R = 25.00' L = 15.97'
② Δ = 91°08'50" R = 5.00 L = 7.95
③ Δ = 90°00'00" R = 2.50 L = 3.93 T = 2.50
④ Δ = 87°49'44" R = 5.00 L = 7.67'
⑤ Δ = 90°00'00" R = 5.00 L = 7.85 T = 5.00
⑥ N. 21°38'03" W. 7.00
⑦ Δ = 3°39'13" R = 138.00 L = 8.80
⑧ Δ = 87°59'47" R = 5.00 L = 7.68
⑨ N. 58°38'14" W. 15.17
⑩ Δ = 87°59'46" R = 5.00 L = 7.68
⑪ Δ = 17°15'20" R = 138.00 L = 41.56
⑫ N. 4°26'15" W. 18.16
⑬ N. 4°26'15" W. 5.64
⑭ N. 85°33'45" E 15.00
⑮ N. 4°26'15" W. 7.52
⑯ N. 68°19'46" W. 14.74
⑰ Δ = 92°57'16" R = 5.00 L = 8.11

TRACT NO 1687 45 M. R. 34

N. 87° 20' 19" W. 125.62
N. 4° 26' 15" W. 207.79
N. 18° 26' 05" W. 144.50
N. 71° 33' 55" E. 211.00
N. 68° 21' 57" E. 18.00
N. 23° 21' 57" E. 8.49
N. 66° 38' 03" W. 8.49
S. 81° 21' 36" W. 23.03
N. 8° 38' 24" W. 28.00
S. 81° 21' 36" W. 9.00
S. 81° 21' 36" W. 17.00
N. 21° 38' 03" W. 66.88
75.01
N. 64° 58' 14" E. 47.19
R = 102.00 L = 84.24
N. 21° 38' 03" W. 174.31
N. 21° 38' 03" W. 168.00
N. 21° 38' 03" W. 2.60
N. 21° 38' 03" W. 7.90
Δ = 1°24'28" R = 1954.50 L = 48.02
S. 71° 56' 41" W. 68.00
Δ = 1°08'50 R = 1954.50 L = 39.14
S. 68° 21' 57" W. 41.76
Δ = 1°39'44" R = 1918.50 L = 119.84
S. 71° 56' 41" W. 32.37
Δ = 1°11'23" R = 1962.54 L = 40.78
Δ = 1°05'24" R = 1962.54 L = 37.39
Δ = 2°16'47" R = 1962.54 L = 77.97
Δ = 4°00'00" R = 2001.54 L = 139.94
T = 70.00
Rec. & M.
N. 25° 38' 03" W. 706.29
N. 25° 38' 03" W. 125.59
188.07
117.48
62.48
62.48
Fd. 3 L & T. per 45 M.R. 30
N. 25° 38' 03" W. 188.03 M.
42.00 N. 21° 38' 03" W. R = 25.00
Fd. 2 "I.P. PER 45 M.R. 30

20' Pedestrian Easement to the city of Thousand Oaks
54
N. 21° 38' 03" W. 187.72'
42
445.85
S. 21° 38' 03" E.
12
GREEN MEADOW
AVENUE
JANSS 2585-303 COPD

GREEN MOOR (PRIVATE) DRIVE

LOT 6
4.80 Acs
Nonexclusive variable width Easement for ingress, egress, utilities, landscaping maintenance and sanitary sewer purposes

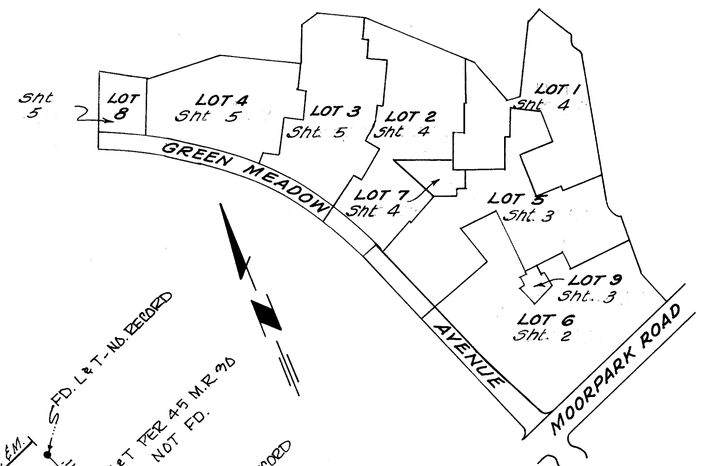
Δ = 39°04'23" R = 25.00 L = 17.05
20' Pedestrian Easement to the city of Thousand Oaks
Δ = 86°00'00" R = 25.00 L = 37.53'
Rec. & M.

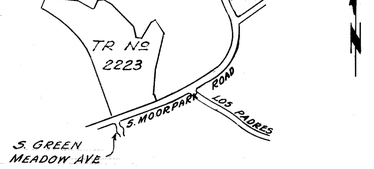
PLACE

N. 85° 33' 45" E. 86.50
N. 4°26'15" W. 52.35
N. 85° 33' 45" E 198.22'
N. 1° 45' 44" E. 183.70 Rec. & M.
S. 66° 38' 03" E. 8.49
N. 75° 10' 41" W. 15.17
Nonexclusive variable width Easement for ingress, egress, utilities, landscaping maintenance & sanitary sewer purposes
Δ = 26°06'29 R = 71.29 L = 32.48
Δ = 16°36'27" R = 158.00 L = 45.80
Δ = 77°42'03 R = 5.00 L = 6.78
Δ = 18°58'48" R = 99.50 L = 32.96
N. 21° 38' 03" W. 67.16
N. 68° 21' 57" E. 168.00
N. 68° 21' 57" E. 168.83
N. 21° 38' 03" W. 15.00
Δ = 86°25'16" R = 5.00 L = 7.54
Δ = 90°00'00" R = 10.00 L = 15.71
N. 27° 36' 03" W. 76.87
46.59 N. 68° 21' 57" E.
N. 21° 38' 03" W. 15.00
30.00 N. 68° 21' 57" E.
N. 68° 21' 57" E. 30.00 N. 21° 38' 03" W.
N. 68° 21' 57" E.
212.47
173.47
483.63
601.11 Rec. & M.
42'
94'
42'
N. 68° 21' 57" E. Basis of Bearings 621.11 per 45 M. R. 28
1½" I.P. Rec 45 M.R. 30 Not Fd.
N. 68° 21' 57" E. 99.00
N. 21° 38' 03" W. 115.00
20.00
75.00 Rec. & M.
Fd. L & T - No. Record
11.24
S. & T. PER 45 M.R. 30 NOT FD.
16.76
Fd. L & T - No. Record

TRACT NO 1810-2 45 M.R. 66
TRACT NO 1810-1 45 M.R. 29

INDEX MAP
SCALE: 1" = 300'





VICINITY MAP
SCALE: 1" = 1000'

BASIS OF BEARINGS
The bearing of N. 68° 21' 57" E. of the centerline of Moorpark Rd. as shown on 45 M.R. 30 was used as the Basis of Bearings

0' 10' 20' 30' 40' 50' 100' 150'
SCALE: 1" = 50'

LEGEND
☐ Set Ventura County Standard Survey monument box & monument. Stamped R.C.E 10276 per plt. A-22 approved Feb. 6, 1962.
Set 1½" I. P. tagged R.C.E. 10276 at all B.C.'s & E.C.'s on public street centerlines & centerline intersections except where Ventura County Standard survey monuments are set.
• Set 1½" I. P. at all angle points and changes in direction in exterior boundary tagged R.C.E 10276
Set 1" I. P. at all Lot corners tagged R.C.E. 10276

Rec. & M. { Δ = 90°00'00" R = 25.00 L = 39.27'

TRACT NO. 2223

FOR CONDOMINIUM PURPOSES IN THE CITY OF THOUSAND OAKS COUNTY OF VENTURA, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 16, T. 1 N., R. 19 W., J. EDWARDS TRACT NO. 1, AS SHOWN UPON A MAP ENTITLED, "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO, VENTURA COUNTY, CALIFORNIA", RECORDED IN BOOK 1, PAGE 746, OF DEEDS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY

MAY 1972

PREPARED BY:

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

SHEET 2 OF 5 SHEETS

J.N. 1264

① Δ = 36°52'06" R = 25.00 L = 16.09'
② Δ = 94°46'43" R = 5.00 L = 8.27
③ N. 26°24'46" W. 8.53
④ N. 26°24'46" W. 5.05
⑤ Δ = 83°27'22" R = 5.00 L = 7.28
⑥ Δ = 90°00'00" R = 2.50 L = 3.93 T = 2.50
⑦ Δ = 31°38'09" R = 100.99 L = 55.76
⑧ Δ = 40°46'03" R = 46.50 L = 33.09'
⑨ N. 80°22'14" E. 10.15'
⑩ Δ = 120°00'00" R = 5.00 L = 10.47 T = 8.66
⑪ N. 39°37'46" W. 16.34
⑫ N. 39°37'46" W 22.11
⑬ Δ = 60°00'00" R = 5.00 L = 5.24'
⑭ Δ = 58°43'12" R = 15.00 L = 15.37 T = 8.44
⑮ Δ = 58°43'12" R = 33.00 L = 33.82
⑯ S. 68°20'58" E. 2.50
⑰ S. 68°20'58" E. 4.50
⑱ Δ = 90°00'00" R = 5.00 L = 7.85 T = 5.00
⑲ S. 21°39'02" W. 15.00
⑳ Δ = 16°39'02" R = 139.14 L = 40.44
㉑ Δ = 91°51'32" R = 5.00 L = 8.02
㉒ Δ = 12°00'22" R = 159.14 L = 33.35
㉓ N. 81°08'06" E 19.80
㉔ N. 8°51'54" W. 25.76
㉕ Δ = 40°35'46" R = 63.00 L = 44.64
㉖ Δ = 23°32'50" R = 56.66 L = 23.28
㉗ Δ = 84°59'01" R = 5.00 L = 7.42
㉘ N. 8°51'54" W. 3.63
㉙ N. 0°11'16" E. 17.84
㉚ Δ = 81°39'15" R = 15.00 L = 21.38'
㉛ Δ = 63°54'43" R = 39.92 L = 44.53
㉜ Δ = 69°12'10" R = 5.00 L = 6.04
㉝ Δ = 68°50'07" R = 27.92 L = 33.54
㉞ N. 4°26'15" W. 2.60
㉟ Δ = 90°00'00" R = 10.00 L = 15.71 T = 10.00

SEE SHEET NO. 4

SEE SHEET NO. 4

£ of a 15' non-exclusive easement for a Service Road, ingress, egress, and incidental purposes in favor of George Gregson per 3925 O.R. 368

N. 64°06'10" E. (R) N. 63°35'20" E. (M)
N. 61°55'52" W. 95.24
30.93
N. 37°06'28" E. (R) N. 36°35'55" E. (M) 78.92
N. 0°11'16" E. 100.00
S. 68°20'58" E 16.00
S. 21°39'02" E. 90.10' 75.10
Δ = 30°30'56" R = 174.14 L = 92.75 T = 47.50
Δ = 17°09'16" L = 58.42 R = 195.14
25.00
N. 68°20'58" W. 5.00
98.00 N. 21°39'02" E. 25.00
N. 21°39'02" E. 95.93
N. 21°39'02" E. 70.93
PLACE
S. 89°48'44" E. 108.00
N. 68°20'58" W. 117.50'
N. 21°39'02" W. 56.00
N. 21°39'02" E. 124.98
N. 0°11'16" E. 136.00
N. 80°22'14" E. 46.19
27.83
N. 80°22'14" E.
N. 68°20'58" W. 25.00
S. 21°39'02" W. 25.00
N. 80°22'14" E. 95.72
Δ = 15°26'21" R = 198.37 T = 26.89
Δ = 15°26'21" R = 216.37 T = 29.33
N. 68°20'43" W. 69.37
LOT 5 3.86 Acs.
(PRIVATE)
N. 89°48'44" W. 83.00
S. 0°11'16" W. 13.00
N. 89°48'44" W. 127.24
N. 12°24'25" E. 439.40 Rec. & M. 75.86'
Δ = 65°55'30" R = 61.50 L = 70.76 } Rec & M
N. 36°28'55" E. (R)
N. 49°26'15" W. 8.49
N. 4°26'15" W. 176.16 18.00
N. 85°33'45" E. 168.00
N. 40°33'45" E. 8.49
N. 1°45'44" E. 183.70 Rec. & M.
72.49
Δ = 90°00'00" R = 11.84 L = 18.60
N. 4°26'15" W. 114.71
N. 85°33'45" E. 178.00
N. 4°26'15" W. 200.00
N. 85°33'45" E. 24.00 36.00 86.50
N. 4°26'15" W. 20.05 5.00 52.95'
N. 85°33'45" E. 198.22'
N. 8°38'24" W. 32.03'
37.50 7.19
S. 81°21'36" W. 23.03
N. 8°38'24" W. 28.00
S. 81°21'36" W. 9.00
N. 8°38'24" W. 45.00
LOT 9
S. 81°21'36" W. 17.00
0.15 Ac.
N. 21°38'03" W. 66.88 75.01
N. 64°58'14" E.
N. 87°20'19" W. 125.62
£ of a 15' non-exclusive easement for a Service Road, ingress, egress, & incidental purposes in favor of George Gregson per 3925 O. R. 368
N. 4°26'15" W. 200.00
Nonexclusive variable width easement for ingress, egress, maintenance, landscaping & sanitary sewer purposes
N. 18°26'05" W. 144.50
Nonexclusive variable width easement for ingress, egress, maintenance, landscaping & sanitary sewer purposes
N. 18°26'05" W. 13.37
N. 18°26'05" W. 19.31
N. 18°26'05" W. 168.00
N. 71°33'55" E. 18.00
N. 26°33'55" E. 8.49
211.00
S. 63°26'05" E. 8.49
N. 71°33'55" E.
N. 63°36'24" E. 119.97
S. 68°21'57" W. 81.87
S. 68°21'57" W. 90.62
S. 68°21'57" W. 127.52'
Δ = 93°11'58" R = 5.00 L = 8.13
N. 15°14'03" E. (R) 27.90
46.00
20' Pedestrian Easement to the City of Thousand Oaks
N. 21°38'03" W. 230.23
184.23
445.85
S. 21°38'03" E. 706.29 Rec. & M.
54'
42'
12'
GREEN MEADOW AVENUE
JANSS 2585 - 303 COPP.
N. 26°24'46" W. 6.57
N. 63°35'14" E. 104.72
Δ = 25°40'43" R = 334.00 L = 149.69
Δ = 27°26'38" R = 316.00 L = 151.36
Δ = 29°17'59" R = 298.00 L = 152.38
Δ = 89°21'58" R = 5.00 L = 7.80
GREEN LEA
Δ = 53°35'24" L = 68.81 R = 73.57
Nonexclusive variable width easement for ingress, egress, maintenance, landscaping & sanitary sewer purposes
N. 40°33'45" E. 8.49
N. 4°26'15" W. 114.71
N. 85°33'45" E. 178.00
N. 4°26'15" W. 200.00
N. 85°33'45" E. 24.00 36.00 86.50
N. 4°26'15" W. 20.05 5.00 52.95'
N. 85°33'45" E. 198.22'
N. 8°38'24" W. 32.03'
37.50 7.19
S. 81°21'36" W. 23.03
N. 8°38'24" W. 28.00
S. 81°21'36" W. 9.00
N. 8°38'24" W. 45.00
LOT 9
S. 81°21'36" W. 17.00
0.15 Ac.
N. 21°38'03" W. 66.88 75.01
N. 64°58'14" E.

SEE SHEET NO. 2

TRACT NO. 2185 M.R. 84

0' 10' 20' 30' 40' 50' 100' 150
SCALE: 1" = 50'

TRACT NO. 2223

FOR CONDOMINIUM PURPOSES IN THE CITY OF THOUSAND OAKS COUNTY OF VENTURA, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 16, T. 1 N., R. 19 W., J. EDWARDS TRACT NO. 1, AS SHOWN UPON A MAP ENTITLED, "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO, VENTURA COUNTY, CALIFORNIA", RECORDED IN BOOK 1, PAGE 746, OF DEEDS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY

MAY 1972

PREPARED BY:

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

SHEET 3 OF 5 SHEETS

J.N. 1264

① Δ = 90°00'00"
R = 2.50'
L = 3.93

② N. 47°46'46" E.
10.00

③ Δ = 100°34'52"
R = 5.00
L = 8.78

④ Δ = 4°42'29"
R = 44.00
L = 3.62

⑤ Δ = 65°22'35"
R = 10.00
L = 11.41

⑥ N. 60°58'16" E.
3.97

⑦ Δ = 82°37'18"
R = 7.37
L = 10.63
T = 6.48

⑧ N. 27°16'52" E.
9.01

⑨ N. 38°36'23" W.
5.43

⑩ N. 51°23'37" E.
2.08

⑪ Δ = 90°00'00"
R = 5.00
L = 7.85
T = 5.00

⑫ Δ = 38°25'37"
R = 56.66
L = 38.00

SEE SHEET NO. 5

N. 62°21'23" W. Rec. & M. 151.18
10.00
N. 27°16'52" E. 61.76
N. 62°43'08" W. 20.00'
N. 27°16'52" E. 60.00'
N. 62°43'08" W. 61.88
N. 27°16'52" E. 136.00'
N. 45°58'50" W. 318.98 349.11 Rec. & M.
S. 80°58'17" E. 20.07
Δ = 29°49'29" R = 212.50 L = 110.62
38.65
9.55
30.13
N. 19°32'51" W. 154.37 Rec. & M.
N. 9°01'42" E. (R)
Δ = 29°49'29" R = 197.50 L = 102.81
N. 20°47'46" W. (R)
N. 69°12'14" E. 136.93
N. 69°12'14" E. 126.76
N. 21°39'02" E. 138.92
N. 62°43'08" W. 15.00
N. 38°36'23" W. 10.00
S. 68°20'58" E. 3.00
N. 51°23'37" E. 16.00
Δ = 112°21'53" R = 15.00 L = 29.42
17.20
N. 60°58'16" W.
N. 68°20'58" W. 170.01
N. 23°20'58" W 8.49
N. 68°20'58" W. 168.00
N. 21°39'02" E. 88.00'
N. 47°46'46" E. 44.00
N. 27°16'52" E. 49.00
N. 42°13'14" W. 13.55
N. 48°13'14" W. 47.83
N. 82°21'16" E. 24.29
S. 51°23'37" W. 22.51
N. 38°36'23" W. 41.58
N. 68°20'58" W
35.00
16.00
N. 68°20'58" W
17.00
S. 68°20'58" E. 131.00
S. 68°20'58" E. 126.00
S. 68°20'58" E. 16.00
N. 21°39'02" E. 112.09
N. 23°20'58" W. 8.49
N. 21°39'02" E. 82.00'
N. 68°20'58" W
179.54
N. 68°20'58" W 155.98
117.50'
38.48
N. 21°39'02" E. 30.09
S. 21°39'02" W. 56.00
N. 26°24'46" W. 166.22
N. 68°20'58" W. 25.00
S. 21°39'02" W. 25.00
N. 68°20'43" W. 69.37
S. 51°23'37" W. 109.00
S. 51°23'37" W. 113.00
N. 38°36'23" W. 26.00
S. 63°35'14" W 18.00
N. 71°24'46" W. 8.49
N. 18°35'14" E. 8.49
N. 26°24'46" W. 174.57
N. 26°24'46" W. 168.00
N. 26°24'46" W. 2.50
N. 26°24'46" W. 2.50
S. 63°35'14" W. 104.72
N. 26°24'46" W. 6.57
S. 63°36'22" W. 119.97
N. 21°39'03" W. 415.85
27.90
54
Δ = 33°56'22"
R = 1024.00
Δ = 9°14'07"
L = 165.05
Thousand Oaks
L = 606.96
R = 982.00
R = 970.00
L = 581.69
L = 574.58 Rec. & M.
20' Pedestrian Easement to the city of
GREENMEADOW AVENUE

LOS ROBLES GOLF COURSE
2486/562

N. 29°10'11" W. Rec. & M. 127.39'
N. 29°20'10" W. (R)
S. 60°49'49" W. 55.00 Rec. & M.
12.00
74.38
N. 41°27'16" W. 120.39
S. 28°18'18" W. 224.23' Rec. & M.
Easement for sanitary sewer purposes
Δ = 95°53'36" R = 30.50' L = 51.05 } Rec. & M.
Δ = 56°38'11" R = 29.00' L = 28.67 } Rec. & M.
N. 89°34'50" W. 8.49
N. 44°34'50" W. 14.00
N. 45°25'10" E. 41.00
N. 44°34'50" W. 19.00
N. 45°25'10" E. 50.00
N. 44°34'50" W. 15.00
N. 45°25'10" E. 50.00
N. 45°25'10" E. 168.00
N. 45°25'10" E. 5.00
N. 12°24'25" E. 363.54
439.40' Rec. & M.
N. 81°08'06" E. 13.08
Δ = 170°56'50" R = 5.30 L = 15.81 T = 66.88
Nonexclusive variable width Easement for ingress, egress utilities, landscaping maintenance & sanitary sewer purposes.
108.00'
S. 89°48'44" E.
N. 0°11'16" E. 168.00
N. 0°11'16" E. 143.00
N. 0°11'16" E. 136.00
N. 45°11'16" E 8.49
N. 89°48'44" W. 83.00
S. 0°11'16" W. 13.00
N. 89°48'44" W. 127.24
18.00
N. 0°25'10" E. 8.49
N. 77°29'13" E (R)
N. 81°08'06" E. 12.52
N. 44°48'44" W. 8.49
Δ = 35°42'56" R = 38.88 L = 24.24
Δ = 180°00'00" R = 3.00 L = 9.42
Δ = 35°42'56" R = 68.88 L = 42.94

LOT 1
3.04 Acs.

LOT 2
3.22 Acs.
Nonexclusive Variable width easement for ingress, egress, utilities, landscaping maintenance & sanitary sewer purposes.

LOT 7
0.36 Acs.

℄ of a 15' non-exclusive easement for a service road, ingress, egress & incidental purposes in favor of George Gregson per 3925 O.R. 368

Nonexclusive variable width easement for ingress, egress, utilities, landscaping maintenance & sanitary sewer purposes.

(PRIVATE)

SEE SHEET NO. 3

JANSS CORP.
2585-303

TRACT NO. 2223 M.R. 24 NO. 5

0' 10' 20 30 40' 50' 100' 150'
SCALE: 1" = 50'

TRACT NO. 2223

FOR CONDOMINIUM PURPOSES IN THE CITY OF THOUSAND OAKS COUNTY OF VENTURA, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 16, T. 1 N., R. 19 W., J. EDWARDS TRACT NO. 1, AS SHOWN UPON A MAP ENTITLED, "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO, VENTURA COUNTY, CALIFORNIA", RECORDED IN BOOK 1, PAGE 746, OF DEEDS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY

MAY 1972

PREPARED BY:

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

SHEET 4 OF 5 SHEETS

J.N. 1264

LOS ROBLES GOLF COURSE
2426/562

LOT 8
0.51 Acs.

LOT 4
2.70 Acs.

LOT 3
2.91 Acs.

GREEN MEADOW

GREEN HEATH

PLACE

AVENUE

(PRIVATE)

JANSS CORP.
2585-303

Nonexclusive variable width Easement for ingress, egress, utilities, landscaping maintenance & sanitary sewer purposes

Nonexclusive variable width easement for ingress, egress, utilities, landscaping maintenance & sanitary sewer purposes

15' Pedestrian Easement to the City of Thousand Oaks

20' Pedestrian Easement to the City of Thousand Oaks

SEE SHEET NO. 4

① Δ = 90°00'00"
R = 5.00
L = 7.85
T = 5.00

② N. 9°38'22" W.
8.49

③ Δ = 90°00'00"
R = 4.00
L = 6.28
T = 4.00

④ Δ = 84°24'19"
R = 5.00
L = 7.37

⑤ N. 80°21'38" E.
8.49

⑥ N. 29°45'57" E.
15.32

⑦ Δ = 121°32'30"
R = 5.00
L = 10.61

⑧ Δ = 95°35'41"
R = 5.00
L = 8.34

⑨ Δ = 93°16'26"
R = 5.00
L = 8.14

⑩ Δ = 0°59'53"
R = 311.43
L = 5.42

⑪ N. 62°43'08" W.
15.00

⑫ Δ = 23°04'28"
R = 100.00
L = 40.27

⑬ Δ = 60°46'25"
R = 10.00'
L = 10.61'

⑭ Δ = 180°00'00"
R = 5.00
L = 15.71

0' 10' 20' 30' 40' 50' 100' 150
SCALE: 1" = 50'

TRACT NO. 2223

FOR CONDOMINIUM PURPOSES IN THE CITY OF THOUSAND OAKS COUNTY OF VENTURA, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF SECTION 16, T. 1 N., R. 19 W., J. EDWARDS TRACT NO. 1, AS SHOWN UPON A MAP ENTITLED, "MAP OF PARTITION SURVEY OF RANCHO EL CONEJO, VENTURA COUNTY, CALIFORNIA", RECORDED IN BOOK 1, PAGE 746, OF DEEDS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY

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SHEET 5 OF 5 SHEETS

J.N. 1264