SUBDIVIDER'S STATEMENT

THE UNDERSIGNED, HEREBY STATE THAT THEY ARE THE OWNERS OF, OR HAVE A RECORD TITLE INTEREST IN THE REAL PROPERTY INCLUDED WITHIN THE BOUNDARIES OF THIS SUBDIVISION ENTITLED TRACT No. 4863-4 AS SHOWN ON THIS MAP, AND THAT THEY ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID PROPERTY, THAT THEY CONSENT TO THE MAKING AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE EXTERIOR BOUNDARY LINE

AND THAT THEY DO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS AN ACCESS EASEMENT FOR ALL GOVERNMENT AGENCIES PROVIDING FOR PUBLIC SAFETY, HEALTH AND WELFARE OVER ALL PRIVATE STREETS SHOWN ON THIS MAP

AND THAT THEY DO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS EASEMENTS FOR STORM DRAINAGE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND PUBLIC SERVICE PURPOSES OVER ALL THE PRIVATE STREETS SHOWN ON THIS MAP

AND THAT THEY DO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS, THE EASEMENTS FOR STORM DRAINAGE, WASTEWATER PIPELINES, PUBLIC SERVICE AND PUBLIC TRAILS PURPOSES AS SHOWN ON THIS MAP AND ALL USES INCIDENTAL THERETO

AND THAT THEY DO HEREBY OFFER TO DEDICATE TO THE CITY OF THOUSAND OAKS FOR PUBLIC USE, THE RIGHT OF WAY FOR ALL STREETS AND HIGHWAYS SHOWN ON THIS MAP.

OPERATING ENGINEERS FUNDS, INC., A CALIFORNIA CORPORATION, AS CUSTODIAN FOR THE OPERATING ENGINEERS PENSION TRUST, AS OWNER OF A PORTION OF SAID LAND.

BY: _____ _____
LEO A. MAJICH FUND MANAGER — THERESA GOODELL ADMIN. ASSISTANT

MILLER BROTHERS INVESTMENT LLC. A CALIFORNIA LIMITED LIABILITY COMPANY, WHO ACQUIRED TITLE AS MILLER BROTHERS DEVELOPMENT LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AS OWNER OF A PORTION OF SAID LAND.

BY: _____
ARLEN MILLER, PRESIDENT

~~CALGIND, INC.; EFFINGHAM HOMES, INC.; FLAGSTAFF BUILDERS, INC.; LAUREL APARTMENTS, INC.; MELTON HOMES, INC.; MENLO REALTY CO. (PTR); MILLER MORTGAGE CO., INC.; MILLGEE INVESTMENT CO., INC.; NEWSOME HOMES, INC; PRICHARD PLAZA, INC.; SHEPARD HOMES, INC.; SUFFOLK HOMES, INC.; TEMPLE PLAZA, INC.; WINSOME HOMES, INC.; AS BENEFICIARIES UNDER DEED OF TRUST RECORDED OCTOBER 10, 1997, AS INSTRUMENT NO. 97-135325 OF OFFICIAL RECORDS~~

BY: _____
ARLEN MILLER, VICE PRESIDENT, MILLGEE INVESTMENT CO., INC.

~~BARBARA DUKE, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, BENEFICIARY UNDER DEED OF TRUST RECORDED OCTOBER 10, 1997, AS INSTRUMENT NO. 97-135326 OF OFFICIAL RECORDS~~

BY: _____
ARLEN MILLER, VICE PRESIDENT, MILLGEE INVESTMENT CO., INC.
ON BEHALF OF BARBARA DUKE, LLC.

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

ON JANUARY 29, 2001 BEFORE ME, LINDA E. HUGHES, NOTARY PUBLIC,
PERSONALLY APPEARED LEO A. MAJICH & THERESA GOODELL,
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT ~~HE/SHE~~/THEY EXECUTED THE SAME IN ~~HIS/HER~~/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY ~~HIS/HER~~/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT

Linda E. Hughes — JUNE 19, 2002 — 1184558
SIGNATURE - NOTARY PUBLIC — MY COMMISSION EXPIRES — COMMISSION NO.
LINDA E. HUGHES — 100 E. CORSON ST PASADENA CA — LA.
PRINT NAME - NOTARY PUBLIC — PRINCIPAL PLACE OF BUSINESS — COUNTY

STATE OF CALIFORNIA)
COUNTY OF Ventura) SS

ON March 9, 2000 BEFORE ME, TAMARA A. SPRING,
PERSONALLY APPEARED ARLEN MILLER,
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) ~~IS~~/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT ~~HE/SHE~~/THEY EXECUTED THE SAME IN ~~HIS/HER~~/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY ~~HIS/HER~~/THEIR SIGNATURE(S) ON THE INSTRUMENTS THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENTS

Tamara A. Spring — JULY 31, 2000 — 1269904
SIGNATURE - NOTARY PUBLIC — MY COMMISSION EXPIRES — COMMISSION NO.
TAMARA A. SPRING — 32133 LINDERO CYN RD, LOS ANGELES
PRINT NAME - NOTARY PUBLIC — PRINCIPAL PLACE OF BUSINESS — COUNTY

CITY ENGINEER'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THE FINAL MAP ENTITLED TRACT NO. 4963-4 AND THAT THE SUBDIVISION IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND OF ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

8/23/01
DATE

REGISTERED PROFESSIONAL ENGINEER — MARK D. WATKINS — No. 44257 Exp. 6-30-05 — CIVIL — STATE OF CALIFORNIA

MARK D. WATKINS R.C.E. 44257
CITY ENGINEER
CITY OF THOUSAND OAKS
MY REGISTRATION EXPIRES 6/30/05

CITY CLERK CERTIFICATE:

I, NANCY A. DILLON, CITY CLERK OF THE CITY OF THOUSAND OAKS, COUNTY OF VENTURA, STATE OF CALIFORNIA, CERTIFY THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT 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. 4963-4 HAVE BEEN COMPLIED WITH.

8/27/01
DATE

NANCY A. DILLON
CITY CLERK
CITY OF THOUSAND OAKS

CITY CLERK ACCEPTANCE CERTIFICATE:

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF THOUSAND OAKS, BY RESOLUTION, DULY PASSED ON THE 24TH DAY OF July, 2001, APPROVED THE ATTACHED MAP AND ACCEPTED ON BEHALF OF THE PUBLIC, FOR PUBLIC USE THE RIGHT OF WAY FOR ALL STREETS AND HIGHWAYS AS OFFERED AND SHOWN ON THIS MAP,

AND DOES HEREBY ACCEPT THE ACCESS EASEMENT OVER ALL THE PRIVATE STREETS AS SHOWN ON THIS MAP ON BEHALF OF ALL GOVERNMENT AGENCIES PROVIDING FOR THE PUBLIC SAFETY, HEALTH AND WELFARE,

AND ALSO HEREBY ACCEPTS THE EASEMENTS FOR STORM DRAINAGE, WATER AND WASTEWATER PIPELINES UTILITIES AND PUBLIC SERVICE PURPOSES OVER ALL THE PRIVATE STREETS SHOWN ON THIS MAP

AND ALSO HEREBY ACCEPTS THE EASEMENTS FOR STORM DRAINAGE, WASTEWATER PIPELINES, PUBLIC SERVICE AND PUBLIC TRAILS PURPOSES AS SHOWN ON THIS MAP

8/27/01
DATE

NANCY A. DILLON
CITY CLERK
CITY OF THOUSAND OAKS

COUNTY SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THE MAP ENTITLED TRACT NO. 4963-4, AND I AM SATISFIED THAT IT IS TECHNICALLY CORRECT.

DATE: 9/19/01

RONALD C. COONS
COUNTY SURVEYOR
COUNTY OF VENTURA

BY: _____
CHIEF DEPUTY COUNTY SURVEYOR
ROBERT L. CHACON L.S.5572 EXP. 9/30/05

TAX COLLECTOR'S CERTIFICATE:

I HEREBY CERTIFY THAT ALL CERTIFICATES AND SECURITY REQUIRED BY THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE SUBDIVISION MAP ACT HAVE BEEN FILED AND DEPOSITED WITH ME.

August 30, 2001
DATE

BY: Robert G. Tonias
DEPUTY COUNTY TAX COLLECTOR

HAROLD S. PITTMAN
COUNTY TAX COLLECTOR
COUNTY OF VENTURA

COUNTY RECORDER'S CERTIFICATE:

DOCUMENT NO. 2001-190364
RECORDED THIS 26th DAY OF September, 2001, AT 8:00 A.M. IN BOOK 144 OF MISCELLANEOUS RECORDS (MAPS), AT PAGES 27-41, AT THE REQUEST OF OPERATING ENGINEERS PENSION TRUST.

RICHARD D. DEAN
COUNTY RECORDER
COUNTY OF VENTURA

BY: Lupe G. Perez
DEPUTY COUNTY RECORDER

SURVEYOR'S STATEMENT:

I, WILLIAM S. KISH, DO HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR, THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE UNDER MY DIRECTION IN JULY, 1993 AND AUGUST 1996, 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 RECORDATION OF THIS TRACT MAP) AND THAT THEY ARE (OR WILL BE) SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. TIE SHEETS 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 STREET SYSTEM.

8/30/00
DATE

LICENSED LAND SURVEYOR — WILLIAM S. KISH — L.S.5000 — STATE OF CALIFORNIA

William S. Kish 8/30/00
WILLIAM S. KISH L.S. 5000
MY REGISTRATION EXPIRES: 12/31/01

SIGNATURE OMISSIONS :

THE SIGNATURE OF THE CITY OF THOUSAND OAKS, PRESENT OWNER OF AN EASEMENT FOR INGRESS AND EGRESS PURPOSES, AS DISCLOSED BY THE DEED RECORDED JULY 2, 1996 AS INSTRUMENT NO. 96-090518, AND FOR STORM DRAIN COLLECTION AND TRANSMISSION SYSTEM RECORDED FEBRUARY 20, 1997, AS INSTRUMENT NO. 97-021526 BOTH OF OFFICIALS RECORDS AND FOR PUBLIC SERVICE AND PUBLIC TRAIL PER MAP OF TRACT NO. 4493-5.* RECORDED IN BOOK 135, PAGE 76 OF MISCELLANEOUS RECORDS (MAPS) AND FOR PUBLIC FACILITIES PER INSTRUMENT NO. 97-021528, OFFICIAL RECORDS AND THE SIGNATURE OF CALIFORNIA-AMERICAN WATER COMPANY, OWNER OF AN EASEMENT FOR WATERLINE FACILITIES, INCLUDING AN ACCESS ROAD AND TEMPORARY ACCESS AND CONSTRUCTION EASEMENT RECORDED NOVEMBER 8, 1996, AS INSTRUMENT NO. 96-152420 AND RECORDED APRIL 21, 1997, AS INSTRUMENT NO. 97-049114 AND FOR WATERLINE FACILITIES, RECORDED APRIL 14, 1998, AS INSTRUMENT NO. 98-056759 ALL OF OFFICIAL RECORDS AND SIGNATURE OF SOUTHERN CALIFORNIA EDISON COMPANY, OWNER OF AND EASEMENT FOR PUBLIC UTILITIES, RECORDED DECEMBER 18, 1998 AS INSTRUMENT NO. 98-226773* OF OFFICIAL RECORDS, AND COURTLY HOMES, INC., OWNER OF AN EASEMENT FOR CONSTRUCTION SLOPES AND OTHER PURPOSES RECORDED FEBRUARY 20, 1997, AS INSTRUMENT NO. 97-021527 OF OFFICIAL RECORDS, HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (a)(3)(A) OF THE SUBDIVISION MAP ACT THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO FEE TITLE AND SAID SIGNATURE IS NOT REQUIRED BY THE GOVERNING BODY.

* —BOTH EASEMENTS LIE WITHIN VIA EL CERRO (PUBLIC STREET) BEING DEDICATED BY THIS MAP.

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 COMMISION RESOLUTION NO. 58-96 PC AND / OR CITY COUNCIL RESOLUTION NO. 96-172 THRU 96-176

SOILS AND / OR GEOLOGIC REPORT(S)

THE FOLLOWING SOILS REPORT(S) AND/OR GEOLOGIC REPORT(S) RELATING TO TRACT NO. 4963-4 HAVE BEEN
PREPARED BY : KEITH W. EHLERT C.E.G. 1242 & ARROW ENGINEERING
DATE OF REPORT: 6-03-94, 2-26-97 AND 5-14-97, 9-20-00
TITLE : PRELIMINARY GEOTECHNICAL INVESTIGATION

FIRM NAME: ARROW ENGINEERING
ENGINEER : ROGER GLIDDEN
ADDRESS : 42138 TENTH STREET WEST, LANCASTER, CA 93564

THE SOILS REPORTS ARE ON FILE AT THE CITY OF THOUSAND OAKS, PUBLIC WORKS DEPARTMENT, FOR PUBLIC INSPECTION.

Roger P. Glidden 11-8-2000 PARTNER
NAME: DATE AND TITLE

PROFESSIONAL LAND SURVEYOR — ROBERT L. CHACON — No. 5572 Exp. 9/30/05 — STATE OF CALIFORNIA

AREA = 428.50 ACRES

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

LEGEND AND MONUMENT NOTES

- ○ INDICATES 2" I.P. SET W/TAG L.S. 5000
- ▲ FOUND 2" I.P. TAGGED L.S. 5000 PER R1
- ⊗ FOUND 2" I.P. TAGGED L.S. 5000 PER R2
- ◔ FOUND 2" I.P. TAGGED L.S. 5000 PER R3
- ● FOUND 2" I.P. TAGGED L.S. 5000 PER R4
- ⊙ FOUND 2" I.P. TAGGED L.S. 5000 PER R5
- ◎ 1 1/2" I.P. TAGGED R.C.E. 15231 TO BE SET PER R7
- △ LOCATION OF 1 1/2" I.P. TAGGED R.C.E. 15231 TO BE SET PER R9

1/2" I/D, I.P. & TAG LS 5000 SET AT ALL LOT CORNERS AND AT ALL ANGLE POINTS IN LOT LINES

L & T AND TAG LS 5000 SET ON TOP OF CURB ON SIDE LOT LINES PRODUCED FOR LOT CORNERS ABUTTING STREETS

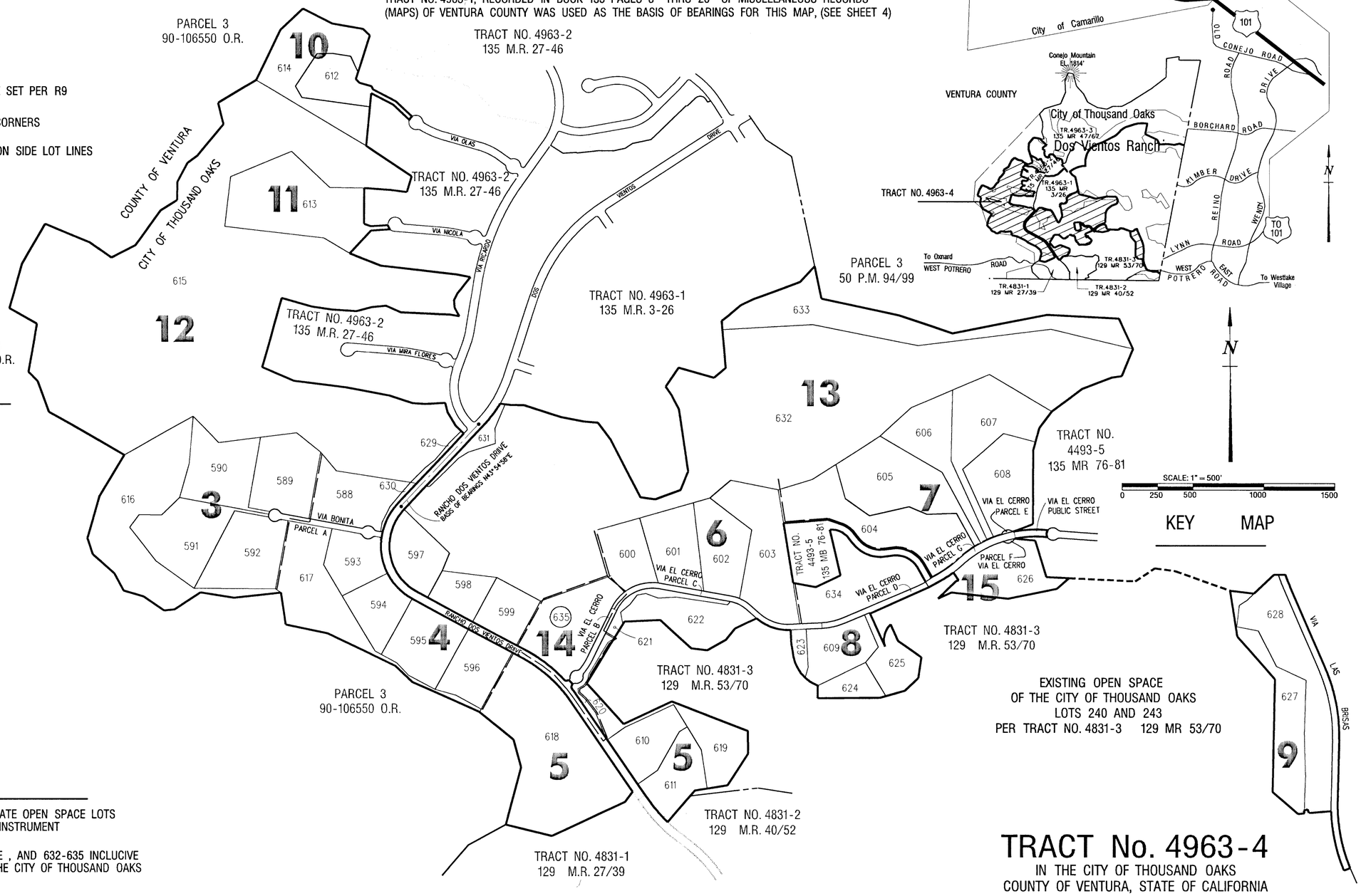
CF = CALCULATED FROM
M = MEASURED
FD = FOUND
(RAD) = RADIAL
I.P. = IRON PIPE
SF,NF = SEARCHED FOR, NOT FOUND
P.S.E. = PUBLIC SERVICE EASEMENT TO THE CITY OF THOUSAND OAKS
H.O.A. = HOMEOWNERS ASSOCIATION

REFERENCES:

R1 = TRACT NO. 4831-1, 129 M.R. 27/39
R2 = TRACT NO. 4831-2, 129 M.R. 40/52
R3 = TRACT NO. 4831-3, 129 M.R. 53/70
R4 = TRACT NO. 4963-1, 135 M.R. 3/26
R5 = TRACT NO. 4963-2, 135 M.R. 27/46
R6 = PM LD NO. 619, 50 PM 94/99
R7 = TRACT NO. 4559-1, 131 M.R. 49/55
R8 = DOCUMENT NO. 2000-0192616, OR
R9 = TRACT NO. 4493-5, 135 M.R. 76/81

BASIS OF BEARINGS:

THE BEARING OF N 43° 54' 58" E, CENTERLINE OF RANCHO DOS VIENTOS DRIVE, AS SHOWN ON TRACT NO. 4963-1, RECORDED IN BOOK 135 PAGES 3 THRU 26 OF MISCELLANEOUS RECORDS (MAPS) OF VENTURA COUNTY WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP, (SEE SHEET 4)



NOTES:

LOT NUMBERS 620, 621, 629, 630, AND 631 ARE PRIVATE OPEN SPACE LOTS AND TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

LOT NUMBERS 614-619, INCLUCIVE 622-628 INCLUCIVE , AND 632-635 INCLUCIVE ARE OPEN SPACE LOTS AND TO BE GRANTED TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
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6634 VALJEAN AVENUE
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NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

SEE SHEET NO. 12

N

SCALE: 1" = 100'
0 50 100 200 300

619

(N60° 23'41"W 440.18' R6)
N60° 24'17"W 440.18' M&R5
558.36'
N60° 54'32"E
N44° 21'28"W 257.59'
N82° 59'49"E 297.30'
555.38'
258.08'
N51° 48'33"W 214.70'
N40° 17'20"W 171.78'
N05° 03'41"E 329.37'
N16° 05'11"E 248.94'
N10° 18'12"E 495.11'
N10° 18'14"E 471.47'

PARCEL 3
90-106550 O.R.

MON PER
R6, SF, NF

(N31° 24'04"E 341.06' R6)
N31° 23'28"E 341.06' M&R5

OPEN SPACE
TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

ACCESS TO LOT 616 IS THROUGH ALL OF
LOTS 617 AND 618

590
5.34 ACRES
GROSS AND NET

589
5.26 ACRES
GROSS AND NET

588

616
12.68 ACRES GROSS

(N16° 01'09"E 298.94' R6)
N16° 00'33"E 298.94' M&R5

N79° 41'46"W 639.75' (RAD)
N46° 32'09"E 174.63'
N89° 07'33"W 158.84'
N37° 06'17"E 111.69'

N52° 39'37"W (RAD)
N79° 41'46"W 155.60'
Δ=27° 02'09" L=20.76'
Δ=110° 07'14" L=84.57'
R=31.00' (RAD)
N57° 27'37"E
L=25.51' Δ=47° 09'23"
N79° 41'43"W
Δ=27° 02'09" L=20.76'
245.92'
N73° 16'05"E (RAD)
N36° 51'09"W (RAD)
Δ=110° 07'14" L=84.57'
Δ=47° 09'23" R=31.00' L=25.51'
43.46'
186.38'
N79° 41'46"W
376.39'
562.77'
800.00'
770.00'
202.82'
316.49'
N79° 41'46"W
20' 20' 4' 0'
(RAD)
2' P.S.E.

℄ VIA BONITA
(PRIVATE STREET)
PARCEL A

Δ=85° 29'20" R=15.00' L=22.38'
R=430.00'
30' 6' 0' 30'
RANCHO DOS VIENTOS DRIVE
N75° 11'06"W (RAD)
N84° 12'26"W (RAD)
SEE SHEET NO. 4

591
6.06 ACRES
GROSS AND NET

592
5.76 ACRES
GROSS AND NET

617

593

N38° 09'42"W 300.00'
N54° 09'08"W 333.10'
N27° 38'02"E 617.22'
N10° 14'18"E 490.45'
N13° 14'05"E 260.74'

(N18° 02'14"W 121.15' R6)
N18° 02'50"W 121.15' M&R6
MON PER
R6, SF, NF

(N48° 04'28"W 204.12' R6)
N48° 05'04"W 204.12' M&R5

(N38° 22'10"W 158.41' R6)
N28° 22'48"W 158.41' M&R5

(N73° 45'05"W 146.29' R6)
N73° 45'41"W 146.29' M&R5
MON PER
R6, SF, NF

(N55° 45'38"W 175.50' R6)
N55° 46'14"W 175.50' M&R5

(N84° 08'30"E 72.66' R6)
N84° 07'54"E 72.66' M&R5

CITY OF THOUSAND OAKS
(N56° 57'49"E 219.55' R6)
N56° 57'13"E 219.55' M&R5
COUNTY OF VENTURA

PARCEL 3
90-106550 O.R.

N89° 34'06"W 575.95'
(N81° 09'18"W 240.73' R6)
N81° 09'54"W 240.73' M&R5
(N83° 42'06"E 334.39' R6)
N83° 41'30"E 334.39' M&R5
MON PER
R6, SF, NF

N55° 45'10"W 47.24'
(N08° 12'55"W 228.77' R6)
N08° 13'31"W 228.77' M&R5

E 10' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR PUBLIC TRAIL PURPOSES

CURVE DATA

NO.	R	Δ	L	T
①	44.00'	274° 18'46"	210.66'	
②	430.00'	04° 30'40"	33.86'	
③	430.00'	09° 01'20"	67.72'	

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

SEE SHEET NO. 12

SEE SHEET NO.3

SEE SHEET NO. 13

SEE SHEET NO. 14

SEE SHEET NO.5

N51° 48'33"W 214.70'

N40° 17'20"W 171.78'

N81° 15'43"W 574.42'

529.42'

10.16'

145.00'

45.00'

10' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR PUBLIC TRAIL PURPOSES.

589

N10° 18'14"E 471.47'

588
4.89 ACRES GROSS
4.84 ACRES NET

N07° 55'36"E 67.00'

N27° 36'50"E 123.68'

60.00'

Δ=26° 06'04" L=218.40'

N20° 46'57"E 222.62'

OPEN SPACE 192.22'

630

N43° 54'58"E 701.63' M&R4

N43° 54'58"E 793.75' M&R4

N43° 54'58"E 793.75' M&R4

BASIS OF BEARINGS

NOTE:

EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

LOT NUMBER 630 IS A PRIVATE OPEN SPACE LOT AND TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

CURVE DATA

NO.	R	Δ	L	T	
①	430.00'	105° 21'56"	790.76'		M&R4
②	400.00'	71° 45'12"	500.93'		
③	400.00'	33° 36'44"	234.66'		
④	430.00'	4° 30'40"	33.86'		
⑤	430.00'	9° 01'20"	67.72'		
⑥	400.00'	105° 21'56"	735.59'	524.75'	M&R4
⑦	15.00'	37° 44'48"	9.88'		
⑧	15.00'	47° 44'32"	12.50'		
⑨	15.00'	41° 04'24"	10.75'		
⑩	70.00'	34° 27'05"	42.09'		
⑪	90.00'	38° 50'57"	61.02'		
⑫	80.00'	38° 50'57"	54.24'		
⑬	80.00'	34° 27'05"	48.10'		
⑭	21.00'	52° 35'52"	19.28'		
⑮	46.50'	105° 11'43"	85.37'		

DATA

NO.	BEARING	DISTANCE
①	N07° 55'36"E	61.98
②	N27° 36'50"E	59.40'
③	N14° 39'12"E	89.14'
④	N19° 03'01"E	37.72'
⑤	N19° 03'01"E	35.90'
⑥	N19° 47'56"W	29.99'
⑦	N14° 39'12"E	88.00'
⑧	N79° 41'46"W	31.38'

N

SCALE: 1" = 100'
0 50 100 200 300

2 P.S.E.

376.39'

562.77'

800.00'

770.00'

562.77'

202.82'

316.49'

20' 20' 20'

N79° 41'46"W N79° 41'46"W N79° 41'46"W

℄ VIA BONITA
(PRIVATE STREET)
PARCEL A

N42° 17'38"W (RAD)

R=15.00'
Δ=85° 29'20"
L=22.38'

N75° 11'06"W (RAD)

N30° 46'10"W (RAD)

Δ=105° 21'56"

R=370.00'

L=680.42' M&R4

N62° 54'06"E (RAD)

N84° 12'26"W (RAD)

R=430.00'

Δ=32° 35'01" L=244.54'

SEE DETAIL S

635

597
3.58 ACRES
GROSS AND NET

N22° 10'57"E 135.24'

N61° 26'58"W 352.70'

N83° 06'21"W 387.34'

N28° 33'02"E 215.96'

598
2.38 ACRES
GROSS AND NET

358.90'

N28° 33'02"E

599
2.91 ACRES
GROSS AND NET

N28° 33'02"E 358.90'

635

593
3.28 ACRES GROSS
3.26 ACRES NET

N13° 14'05"E 260.74'

358.78'

Δ=33° 47'57"

L=253.66'

N63° 12'33"E (RAD)

86.47'

360.00'

N61° 26'58"W 883.95' M&R4

352.70'

84.78'

RANCHO DOS VIENTOS DRIVE

Δ=00° 51'34" L=6.45'

N61° 26'58"W 883.95' M&R4

446.47'

N61° 26'58"W 883.95' M&R4

352.88'

84.60'

30' 30' 6.0'

10' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR PUBLIC TRAIL PURPOSES.

N29° 24'36"E (RAD)

592

617
7.85 ACRES
GROSS AND NET

N10° 18'14"E 490.45'

N55° 45'10"W 47.24'

258.45'

N30° 35'53"W 717.22'

458.77'

594
3.35 ACRES
GROSS AND NET

595
4.95 ACRES
GROSS AND NET

N28° 33'04"E 454.13'

491.42'

596
3.76 ACRES
GROSS AND NET

458.00'

N28° 33'02"E 482.11'

618

OPEN SPACE
TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

575.95'

N89° 34'06"W 334.39' R6)

(N83° 42'06"E 334.39'

N83° 41'30"E 334.39'

M&R5

(N08° 12'56"W 228.77' R6)

N08° 13'31"W 228.77'

M&R5

CITY OF THOUSAND OAKS

(N63° 59'03"W 536.31' R6)

N63° 59'39"W 536.31'

M&R5

48.26'

N61° 26'58"W 171.97'

123.71'

N43° 35'25"W 121.75'

(N46° 01'02"W 165.68' R6)

N46° 01'38"W 165.88'

M&R5

N61° 26'58"W 213.33'

N74° 28'48"W 151.32'

N61° 15'19"W 205.46'

(N65° 54'09"W 520.77' R6)

N65° 54'45"W 520.77'

M&R5

N28° 33'02"W 24.11'

MON PER R6, SF, NF

(N77° 58'37"W 299.41' R6)

N77° 59'13"W 299.41'

M&R5

COUNTY OF VENTURA

P A R C E L 3
90 - 106550 O.R.

MON PER R6, SF, NF

MON PER R6, SF, NF

N51° 17'33"W 309.43' M&R8
(N51° 16'57"W 309.43' R6)

DETAIL S
NOT TO SCALE

Δ=48° 03'02"E (RAD)
R=15.00'
Δ=85° 29'20"
L=22.38'

20'

5.89'

25.49'

31.38'

16.44'

N35° 02'32"E

19.89'

N35° 02'32"E

23.61'

N35° 02'32"E

2.50'

N54° 57'28"W

21.46'

15.84'

N35° 02'32"E

N76° 11'34"W

N84° 12'26"W (RAD)

EASEMENT TO THE CITY OF THOUSAND OAKS FOR STORM DRAINAGE PURPOSES.

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

SEE SHEET NO. 6

635

SEE SHEET NO. 14

596

SEE SHEET NO. 4

620

610

611

618

619

N61° 26'58"W 883.95' M&R4
N61° 26'58"W 883.95' M&R4
N61° 26'58"W 883.95' M&R4
352.88'
84.60'
R=1030.00' Δ=18° 40'37" L=335.75' M&R4
R=1000.00' Δ=21° 07'19" L=368.64' M&R4
R=970.00' Δ=26° 40'31" L=451.60' M&R4
Δ=8° 33'20" R=25.00' L=38.20' M&R4
N40° 19'40"W (RAD)
N47° 13'33"E (RAD) M&R4
N52° 07'00"E (RAD) M&R4
N30° 57'22"E 49.43'
36.16'
N12° 45'23"E
VIA EL CERRO
N30° 57'22"E 375.61'
265.00'
516.17' M&R3
N55° 52'00"E 50.55'
N49° 40'20"E 2.83'
N05° 26'25"W 32.50'
N42° 22'57"W 387.74' M&R3
N48° 40'45"W 59.34'
N37° 30'34"W 124.75'
N22° 22'42"W 182.33'
25.00'
154.81'
N55° 13'33"E
N65° 16'23"E 374.93' M&R3
375.79'
N31° 42'22"W 183.80'
N58° 17'38"E 67.00'
374.87'
191.07'
309.21'
N29° 59'17"E
N28° 50'14"W 271.61'
N68° 57'15"W 577.27' M&R3
N00° 39'30"W 156.84' M&R3
286.01' M&R3
N33° 30'24"E
143.56' 230.91' M&R3
87.35'
N80° 51'48"E 50.81' M&R2
N40° 59'00"E 286.56' M&CFP2
N43° 38'00"E (RAD) M&R2
R=900.00' Δ=11° 35'33" L=198.26' M&R2
R=1000.00' Δ=17° 27'36" L=302.99' M&R1
T=152.66'
147.04'
N55° 13'33"E 166.41'
30' 30' 60'
53.65' M&R1
53.65' M&R1
M&R1 N36° 09'43"E 93.13'
70.17' M&R1
567.14' M&R1
N65° 18'45"E
N76° 18'11"W 336.19' M&R1
N61° 13'29"E R1 (N61° 14'05"E R6) 304.16' R1&R6
N14° 56'47"E 420.20' M&R5 (N14° 57'23"E 420.20' R6)
N28° 33'02"E 482.11'
458.00'
N28° 33'02"E 24.11'
CITY OF THOUSAND OAKS (N51° 16'57"W 309.43' R6) N51° 17'33"W 309.43' M&R5
COUNTY OF VENTURA
(N15° 37'16"W 197.23' R6) N15° 37'52"W 197.23' M&R5
MON PER R6, SF, NF
101' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR PUBLIC TRAIL PURPOSES.
RANCHO DOS VIENTOS DRIVE
OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT
OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

DATA

NO.	BEARING	DISTANCE	REFERENCE
1	N55° 13'33"E	60.00'	M & R4
2	N55° 13'33"E	30.00'	M & R4
5	N40° 19'40"W	(RAD)40.00'	M & R4
6	N40° 19'40"W	20.00'	M & R4
7	N40° 19'40"W	20.00'	M & R4
8	N49° 40'20"E	54.04'	M & R4
10	N58° 41'45"E	49.47'	

CURVE DATA

NO.	R	Δ	L	T	
5	1000.00'	05° 33'13"	96.93'	48.50'	M&R4
4	1030.00'	03° 06'33"	55.89'		M&R4
9	25.00'	87° 33'19"	38.20'		M&R4

TRACT NO. 4831-3
129 M.R. 53/70

TRACT NO. 4831-2
129 M.R. 40/52

TRACT NO. 4831-1
129 M.R. 27/39

PARCEL 3
90-108550 O.R.

TRACT NO. 4831-1
129 M.R. 27/39

N

SCALE: 1" = 100'
0 50 100 200 300

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
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TRACT NO. 4963-1
135 M.R. 3/36

SEE SHEET NO. 13

SEE SHEET NO. 7

SEE SHEET NO. 14

SEE SHEET NO. 8

SEE SHEET NO. 5

(1) 15' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR WASTEWATER PIPELINE PURPOSES.

(2) PROPOSED ℄ LINE OF 20' WIDE EASEMENT TO THE CALIFORNIA-AMERICAN WATER COMPANY FOR WATERLINE FACILITIES PER SEPARATE DOCUMENT

N
SCALE: 1" = 100'
0 50 100 200 300

CURVE DATA

NO.	R	Δ	L	T
(1)	320.00'	74° 23'41"	415.50'	
(2)	300.00'	74° 23'41"	389.53'	227.69'
(3)	380.00'	74° 23'41"	363.56'	
(4)	270.00'	30° 43'06"	144.76'	
(5)	250.00'	30° 43'06"	134.03'	68.67'
(6)	230.00'	30° 43'06"	123.31'	
(7)	300.00'	12° 45'06"	66.77'	
(8)	300.00'	27° 06'55"	141.98'	
(9)	300.00'	14° 21'49"	75.21'	

600 — 3.39 ACRES GROSS AND NET

601 — 4.42 ACRES GROSS, 4.26 ACRES NET

602 — 4.62 ACRES GROSS AND NET

603 — 7.46 ACRES GROSS AND NET

604

621 — 1.04 ACRES GROSS AND NET

622 — 4.75 ACRES GROSS AND NET

OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

634

635

623

TRACT NO. 4493-5
135 M.R. 76-81
298

TRACT NO. 4831-3
129 M.R. 53/70

℄ VIA EL CERRO
(PRIVATE STREET)
PARCEL C

NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

LOT NUMBER 621 IS A PRIVATE OPEN SPACE LOT AND TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

(I&E) 40' WIDE EASEMENT OF THE CITY OF THOUSAND OAKS FOR INGRESS AND EGRESS PURPOSES PER DOC. NO. 96-090518, O.R.

TRACT No. 4963-4

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

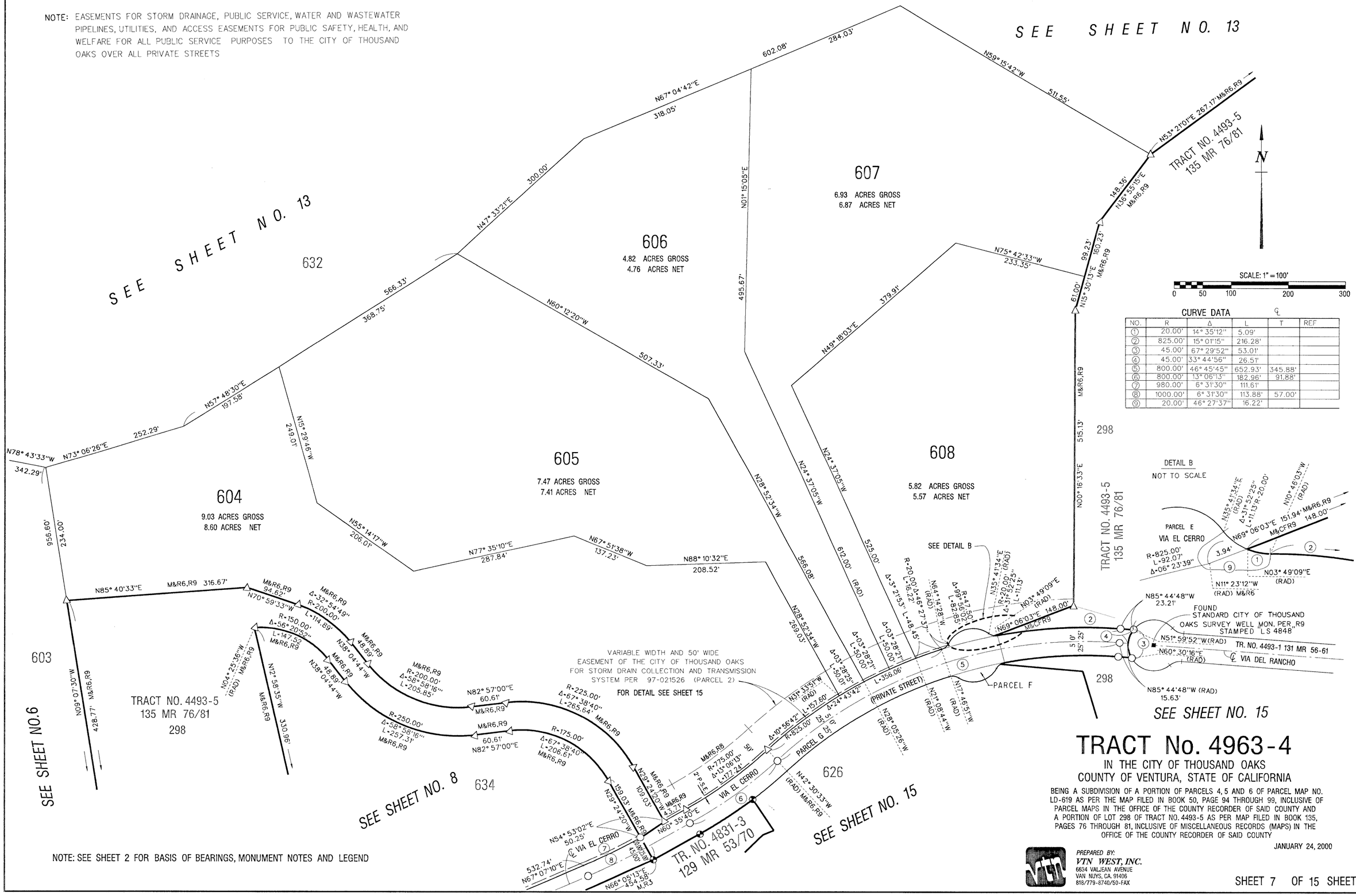
BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
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818/779-8740/50-FAX

9/18/01

NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS



TRACT No. 4963-4

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

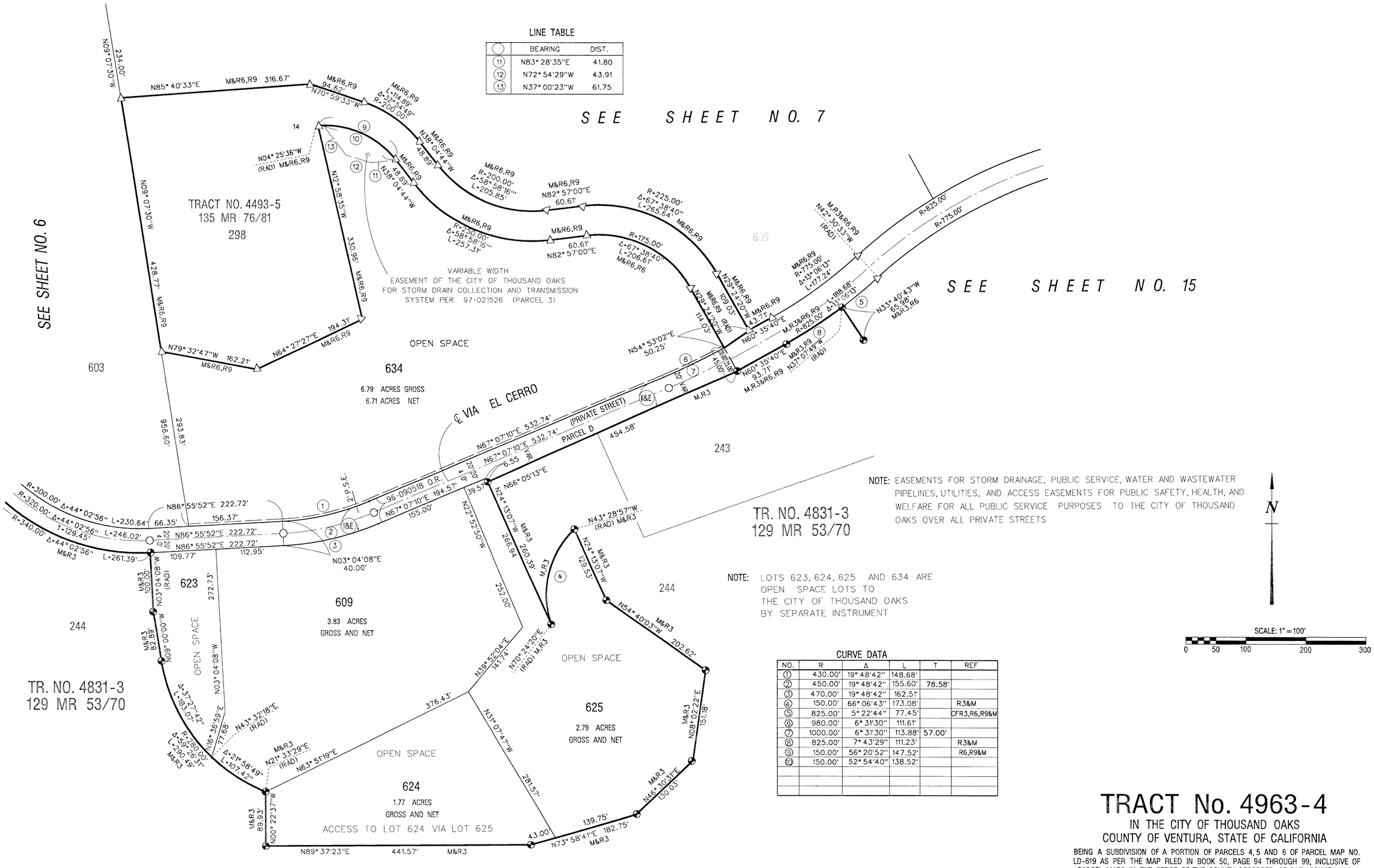
BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
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818/779-8740/50-FAX

9/13/01



NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

NOTE: LOTS 623, 624, 625 AND 634 ARE OPEN SPACE LOTS TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

N

SCALE: 1" = 100'

0 50 100 200 300

CURVE DATA

NO.	R	Δ	L	T	REF
(1)	430.00'	19° 48'42"	148.68'		
(2)	450.00'	19° 48'42"	155.60'	78.58'	
(3)	470.00'	19° 48'42"	162.51'		
(4)	150.00'	66° 06'43"	173.08'		R3&M
(5)	825.00'	5° 22'44"	77.45'		CFR3,R6,R9&M
(6)	980.00'	6° 31'30"	111.61'		
(7)	1000.00'	6° 31'30"	113.88'	57.00'	
(8)	825.00'	7° 43'29"	111.23'		R3&M
(9)	150.00'	56° 20'52"	147.52'		R6,R9&M
(10)	150.00'	52° 54'40"	138.52'		

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

(I&E) 40' WIDE EASEMENT OF THE CITY OF THOUSAND OAKS FOR INGRESS AND EGRESS PURPOSES PER DOC. NO. 96-090518, O.R.

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

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9/18/01

N

SCALE: 1" = 100'

0 50 100 200 300

TRACT NO. 4559-1 131 M.R. 49/55

WEST LYNN ROAD

LYNN ROAD

47' 47' 110.49'

M,R3&R6 N23° 50'36"W 18.13' M&R3

45.36' M&R3 47.00' M&R3

39.50' 47'

SEE DETAIL B

M,R3,R6&R7 N67° 29'11"E M&R3 47.00' (RAD)

R-1160.00' Δ-25° 01'57" L-506.80' T-257.51'

Δ-23° 42'10" L-479.88' T-243.42'

R-1207.00' Δ-24° 12'57" L-510.13'

Δ-20° 25'37" L-430.32' M&R3,R6

M,R3,R6&R7 N01° 11'22"E 437.15'

LAS BRISAS

97-021528 O.R.

47' 9' 4' 47'

M,R3,R6&R7 R-1200.00' Δ-24° 23'33" T-259.37' L-510.87'

N72° 45'36"E (RAD)

L-120.00' Δ-05° 57'47" R-1153.00'

Δ-24° 23'33" L-490.87'

N73° 02'20"E (RAD)

10'

N75° 27'08"W 133.52'

N75° 27'08"W 141.37'

VIA

M,R3,R6&R7 N70° 34'44"E (RAD)

N23° 12'11"W 630.72'

N23° 12'11"W 630.72'

628

8.68 ACRES GROSS

8.45 ACRES NET

10' WIDE EASEMENT TO THE CITY OF THOUSAND OAKS FOR PUBLIC TRAIL PURPOSES.

OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

N87° 54'48"E (RAD) R3&M

(M,R3&R6) N85° 08'00"E M&R3 156.69'

M&R3 N21° 13'35"W 28.87'

24.93'

20.06' N2° 13'35"W M&R3

N85° 08'00"E 46.88' M&R3

N01° 40'57"W 299.38'

N01° 50'57"E 251.49'

N01° 43'45"E 367.01'

627

6.01 ACRES GROSS AND NET

ACCESS TO LOT 627 VIA LOT 628

OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

5.07'

N68° 46'24"E 30.00' M&R3

N49° 07'30"W 238.06' M&R3,R6

TRACT NO. 4831-3 129 M.R.53/70

EASEMENT OF COURTLY HOMES, INC., FOR CONSTRUCTION SLOPES AND OTHER PURPOSES PER INSTRUMENT NO. 97-021527 OF O.R. OVER ALL OF LOT 628.

N64° 50'16"W 230.00'

N01° 07'40"E 792.52' M&R3,R6

STAND. VENTURA COUNTY SURVEY MON TO BE SET PER R7

1/2" I.P. TAG RCE 15231 TO BE SET PER R7

MON. PER R6 SF,NF

PARCEL 3 L.D. NO. 619 50 P.M. 94/99

M,R3&R6,R7 N89° 13'58"E 80.15'

49.52' M&R7

N71° 09'56"E (RAD) M&R7

30.63'

N46° 11'58"E M,R3&R6 194.32'

264.31'

69.99' N58° 02'01"E 65.07'

M,R3&R6 170.57' N83° 06'01"W

N06° 23'39"E 153.00'

N79° 09'45"W 155.00'

N26° 49'51"W 286.00'

N41° 13'41"W 403.49' M&R3,R6

N08° 52'06"W 331.89' M&R3,R6

M,R3&R6 N70° 18'10"W 410.78'

N82° 17'48"W 145.85' M&R6,R3

N56° 47'04"E M&R6,R3 166.97'

627.37'

M&R6 N87° 20'17"W

M&R3 114.99' N48° 33'51"E

SEE SHEET NO. 15

SEE SHEET NO. 15

TRACT NO. 4831-3 129 M.R.53/70

EXISTING OPEN SPACE OF THE CITY OF THOUSAND OAKS LOTS 240 AND 243 PER TRACT NO. 4831-3 129 MR 53/70

CURVE DATA

NO.	R	Δ	L	T	
①	1500.00'	03° 46'55"	99.01'		M,R6&R7
②	1547.00'	04° 22'07"	117.95'		
③	1207.00'	03° 16'33"	69.01'		
④	1160.00'	01° 19'47"	26.92'		M&R3
⑤	1207.00'	01° 00'30"	21.24'		M&R3
⑥	1500.00'	18° 10'44"	475.92'	239.98'	R7
⑦	1500.00'	14° 23'49"	376.91'		R7
⑧	1547.00'	13° 48'37"	372.88'	187.35'	R7
⑨	1547.00'	18° 10'44"	490.83'	239.98'	CFR6&R7
⑩	1160.00'	1° 30'39"	30.59'		R7
⑪	1160.00'	23° 31'18"	476.21'	241.51'	R7

⁂ ESTABLISHED AT RECORD ANGLES AND DISTANCES PER R6, SEARCHED FOR ALL MONUMENTS CALLED FOR PER R6, (LD-619,50 PM 94) AND FOUND NOTHING AT ANY EXTERIOR & INTERIOR PARCEL LINES EXCEPT AS SO NOTED.

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

DETAIL B

NOT TO SCALE

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
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6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

PARCEL 3 90-106550 O.R.

N62° 58'35"W 232.07' M&R5
(N62° 57'59"W 232.07' R6)

N80° 03'47"W 219.98' M&R5
(N80° 03'11"W 219.98' R6)

(N46° 22'02"W 148.85' R6)
N46° 22'38"W 148.85' M&R5

(N69° 03'46"W 299.59' R6)
N69° 04'22"W 299.59' M&R5

N46° 37'14"E 219.92' M&R5
(N46° 37'50"E 219.92' R6)

MON PER R6, SF, NF

67.83'

81.02'

272.81'

327.08' M&R5

N17° 26'26"E

350

TRACT. NO. 4963-2
135 M.R. 27-46

SCALE: 1" = 60'
60 40 20 0 60 120

614

7.52 ACRES GROSS AND NET

OPEN SPACE
TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

N89° 08'44"E 110.45'

N80° 52'59"W 129.03'

N24° 35'59"W 124.32'

54.27'

M&R5 36.07'

N42° 51'58"W

M&R5 N74° 04'16"W 89.41'

311

N62° 47'10"W 179.96' M&R5

N27° 39'55"W 26.52'

N62° 47'10"W 175.74' M&R5

N46° 46'31"W 157.05' M&R5

N46° 46'31"W 155.39' M&R5

M&R5 Δ-35°02'49" L-30.58'

Δ-46°21'45" L-40.36' M&R5

312

M&R5 Δ-65°53'25" L-55.50'

M&R5 R-22.00' L-20.74'

M&R5 N30°34'43"E (RAD)

L-235.60'

R-622.00' Δ-14°34'02" L-158.14' M&R5

R 650.00' Δ-19°26'58" M&R5 L-220.65' T-111.40'

VIA OLAS

R-678.00' Δ-14°57'02" L-176.91'

M&R5 N30°57'43"E (RAD)

R-50.00'

Δ-45°53'59" M&R5

Δ-76°46'34" L-67.00 M&R5

M&R5 R-25.00' Δ-42°49'49" L-18.69'

279.67'

N33° 07'42"E

93.60'
N29° 58'01"W

484.08'

N82° 23'21"W

612

3.42 ACRES GROSS AND NET

310

309

308

N05° 26'09"E 370.76' 275.76 M&R5

ACCESS TO LOT 614 VIA LOTS 615, 616, 617 AND 618

M&R5
N59° 04'37"E
311.78'
(N59° 04'13"E
311.78' R6)

N59° 18'43"W

906.07'

615

N56° 36'26"W 384.78' M&R5

SEE SHEET NO. 12

TRACT. NO. 4963-2
135 M.R. 27-46

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

SEE SHEET NO. 12

615

N67° 37'49"E 465.80'

615

N46° 45'29"W 370.75'

615

N

SCALE: 1" = 60'

60 40 20 0 60 120

615

N89° 01'32"W 244.41'

N86° 00'52"W 187.13' M&R5

M&R5
N81° 54'55"W
114.00'

M&R5
N16° 53'48"E
118.45'

613
10.20 ACRES GROSS

615

N06° 33'40"E 353.00'

N00° 03'52"E 251.73' M&R5

296

M&R5 Δ=89°09'16" L=77.80'

Δ=77° 43'41" L=214.37'

M&R5 Δ=245°35'08" R=50.00' M&R5

M&R5 Δ=65° 35'08" L=28.62' M&R5

50.00'
N70° 00'25"W
M&R5

M&R5
N86° 12'29"E 121.89'

M&R5 (RAD) N83° 28'21"E

M&R5 (RAD) N70° 10'18"E

M&R5 Δ=37° 38'05" L=32.84'

M&R5 (RAD) N45° 56'55"E

N04° 35'10"E
22.00'

N85° 24'50"W 316.00' M&R5

28'

5'6"

28'

R=50.00'

VIA NICOLA

N86° 12'29"E 140.05'
M&R5

Δ=41° 15'05"
L=36.00'
M&R5

N42° 04'08"E 215.55' M&R5

295

N83° 26'20"W 705.00'

615

N59° 16'39"W 213.00'

N68° 37'40"W 235.64'
M&R5

SEE SHEET NO. 12

TRACT. NO. 4963-2
129 M.R. 40-52

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

✲ ESTABLISHED AT RECORD ANGLES AND DISTANCES PER R6 AND INSTRUMENT NO. 90-106550 O.R., SEARCHED FOR ALL MONUMENTS CALLED FOR PER R6, (LD-619, 50 PM 94) AND FOUND NOTHING AT ANY EXTERIOR & INTERIOR PARCEL LINES EXCEPT AS SO NOTED.

N

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

CURVE DATA

NO.	R	Δ	L	T	
②	15.00'	88° 40'41"	23.22'		M&R4
③	410.00'	62° 55'13"	450.25'		M&R5
④	380.00'	64° 12'51"	425.88'	238.44'	M&R5
⑤	380.00'	1° 29'08"	9.85'		M,R4&R5
⑥	380.00'	65° 41'59"	435.74'	245.36'	M&R5

SEE SHEET NO. 10

SEE SHEET NO. 11

SEE SHEET NO. 3

SEE SHEET NO. 4

SEE SHEET NO. 13

PARCEL 3
90-106550 O.R.

PARCEL 3
90-106550 O.R.

CITY OF THOUSAND OAKS
COUNTY OF VENTURA

TRACT NO. 4963-2
135 M.R. 27-46

TRACT NO. 4963-2
135 M.R. 27-46

OPEN SPACE

TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

615

98.23 ACRES
GROSS

ACCESS FOR LOT 615 VIA
LOTS 616, 617 AND 618

613

LOT 629
SEE DETAIL D

VIA MIRA FLORES

VIA RICARDO

RANCHO DOS VIENTOS DRIVE

MON PER R6, SF,NF

DETAIL D
SCALE 1" = 100'

OPEN SPACE
629

BASIS OF BEARINGS

NOTE: LOT 629 IS A PRIVATE OPEN SPACE LOT TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA 91406
818/779-8740/50-FAX

CURVE DATA

NO.	R	Δ	L	T	
①	930.00'	12° 56'34"	210.08'		M&R4
②	930.00'	25° 44'20"	417.78'		M&R4
③	900.00	25° 44'20"	404.31'		M&R4

TRACT NO. 4963-1
135 M.R. 3-26

PARCEL 3
P.M. L.D. NO. 619
50 P.M. 94/99

633
10.59 ACRES
GROSS

632
81.66 ACRES
GROSS

631
1.02 AC
OPEN SPACE

OPEN SPACE
TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT
ACCESS TO LOT 633 VIA LOT 632

OPEN SPACE
TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

TRACT NO.
4493-5
135 MR 76-81

607
606
605
604
603
602
601
600
599
598
597
635

SEE SHEET NO. 7

SEE SHEET NO. 6

SEE SHEET NO. 4

RANCHO DOS VIENTOS DRIVE

CITY OF THOUSAND OAKS
WASTEWATER EASEMENT
FOR DETAIL SEE SHEET NO. 6

PROPOSED
CALIFORNIA-AMERICAN WATER COMPANY
WATERLINE EASEMENT
FOR DETAIL SEE SHEET NO. 6

N12° 02'59"W 1018.33' M&R6
789.79' M&R4
230.54' M&R4
N43° 33'18"E 148.46'
N49° 24'30"E 109.18'
N63° 59'45"E 98.30'
N69° 52'58"E 354.78'
N53° 02'22"E 65.16' M&R4
62.97'
N86° 54'11"E
639.78'
N78° 54'51"W
759.65'
N83° 03'16"E
948.14'
N76° 36'32"W 593.60'
N87° 02'13"W 508.33' M&R6
234.95' M&R6
N24° 35'05"W
213.06' M&R6
N22° 11'41"E
N82° 05'47"E 70.37' M&R6,R9
225.71' M&R6,R9
N69° 00'17"E
267.17' M&R6,R9
N53° 21'01"E
N59° 15'42"W 511.55'
284.03'
602.08'
N67° 04'42"E 318.05'
N47° 33'31"E 300.00'
566.33'
368.75'
N57° 48'30"E 197.58'
N73° 06'26"E 252.29'
N78° 43'33"W 342.29'
N50° 11'30"E 192.96'
120.00'
848.68'
N74° 24'36"E 395.62'
N70° 26'29"E 189.33'
N22° 23'33"E 141.70'
N08° 23'40"W 438.85'
N16° 15'09"W 339.87'
505.00'
N70° 11'15"E
333.06'
N82° 33'28"W 105.37'
N27° 30'39"W 457.24'
N37° 10'27"W 144.65'
N85° 07'09"W 101.20'
N79° 06'21"W 163.14'
N71° 47'15"W 272.76'
N88° 59'12"W 99.16'
39.72'
N22° 08'43"E 183.00'
N01° 14'04"W 105.48'
N72° 32'16"E 202.49'
N58° 17'51"E 80.52'
N45° 15'31"E 128.04'
N46° 30'07"E 155.16'
N88° 54'58"E 28.28'
220.00'
N43° 54'58"E 748.52'
N43° 54'58"E 783.75'
575.75'
N83° 01'58"W 74.72'
N59° 01'36"W (RAD) M&R4
35.00'
444.12'
N46° 05'02"W
135.24'
N22° 10'57"E
N83° 06'21"W 387.34'
N61° 26'58"W 352.70'
N49° 54'13"E 108.79'
N04° 30'42"W 338.86' M&R4
275.89'
N73° 45'28"W 261.00' M&R4
83.32'
N34° 11'45"E M&R4
N34° 38'42"W 65.92' M&R4
121.51'
N27° 18'40"W

NOTE:
LOT NUMBER 631 IS A PRIVATE OPEN SPACE LOT, TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

✲ ESTABLISHED AT RECORD ANGLES AND DISTANCES PER R6, SEARCHED FOR ALL MONUMENTS CALLED FOR PER R6, (LD-619,50 PM 94) AND FOUND NOTHING AT ANY EXTERIOR & INTERIOR PARCEL LINES EXCEPT AS SO NOTED.

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

N

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

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

SEE SHEET NO. 6

NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

LOT NUMBER 620 IS A PRIVATE OPEN SPACE LOT AND TO BE GRANTED TO THE H.O.A. BY SEPARATE INSTRUMENT

TRACT NO. 4831-3
129 M.R. 53/70

SEE SHEET NO. 5

SHEET NO. 13

SEE SHEET NO. 5

635

6.66 ACRES GROSS AND NET

OPEN SPACE
TO THE CITY OF THOUSAND OAKS
BY SEPARATE INSTRUMENT

PARCEL B

VIA EL CERRO (PRIVATE STREET)

RANCHO DOS VIENTOS DRIIVE

OPEN SPACE 620

600 621 619 632 599 618 610

(I&E) 40' WIDE EASEMENT OF THE CITY OF THOUSAND OAKS FOR INGRESS AND EGRESS PURPOSES PER DOC. NO. 96-090518, O.R.

DETAIL A
NOT TO SCALE

SCALE: 1" = 60'
60 40 20 0 60 120

CURVE DATA

NO.	R	Δ	L	T	
(1)	320.00'	74° 23'41"	415.50'		
(2)	320.00'	74° 23'41"	389.53'	227.69'	
(3)	1000.00'	05° 33'13"	96.93'	48.50'	M&R4
(4)	1030.00'	03° 06'33"	55.89'		M&R4
(5)	25.00'	87° 33'19"	38.20'		
(6)	21.00'	50° 44'23"	18.60'		
(7)	46.50'	111° 06'01"	90.17'		
(8)	520.00'	13° 08'45"	119.31'		
(9)	500.00'	23° 48'19"	207.74'	105.39'	
(10)	480.00'	12° 38'12"	105.88'		
(11)	21.00'	54° 24'39"	19.94'		
(12)	25.00'	87° 33'20"	38.20'		M&R4
(13)	21.00'	49° 42'04"	18.22'		

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

SEE SHEET NO. 4

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
VTN WEST, INC.
6634 VALJEAN AVENUE
VAN NUYS, CA. 91406
818/779-8740/50-FAX

CURVE DATA

NO.	R	Δ	L	T	REF
①	20.00'	20° 16'55"	7.08'		
②	45.00'	91° 02'25"	71.50'		R9&M
③	45.00'	67° 29'52"	53.01'		
④	45.00'	33° 44'56"	26.51'		
⑤	800.00'	46° 45'45"	652.93'	345.88'	
⑥	800.00'	13° 06'13"	182.96'	91.88'	
⑦	825.00'	15° 01'15"	216.28'		
⑧	775.00'	14° 49'04"	200.43'		
⑨	20.00'	50° 04'17"	17.48'		
⑩	825.00'	05° 22'44"	77.45'		
⑪	825.00'	07° 43'29"	111.23'		R3&M
⑫	775.00'	06° 35'50"	89.24'		
⑬	45.00'	69° 02'09"	54.22'		R9&M
⑭	45.00'	105° 35'26"	82.93'		R9&M

NOTE: EASEMENTS FOR STORM DRAINAGE, PUBLIC SERVICE, WATER AND WASTEWATER PIPELINES, UTILITIES, AND ACCESS EASEMENTS FOR PUBLIC SAFETY, HEALTH, AND WELFARE FOR ALL PUBLIC SERVICE PURPOSES TO THE CITY OF THOUSAND OAKS OVER ALL PRIVATE STREETS

SEE SHEET NO. 7

SEE SHEET NO. 8

SEE SHEET NO. 9

VARIABLE WIDTH AND 50' WIDE EASEMENT OF THE CITY OF THOUSAND OAKS FOR STORM DRAIN COLLECTION AND TRANSMISSION SYSTEM PER 97-021526 (PARCEL 2)

℄ OF 20' WIDE EASEMENT OF CALIFORNIA AMERICAN WATER CO. FOR WATER LINE FACILITIES, ACCESS ROAD, TEMPORARY ACCESS AND CONSTRUCTION PER INST. NO. 96-152420, AND INST.NO. 97-049114 AND WATERLINE FACILITIES PER INST. NO. 98-056759

VARIABLE WIDTH AND 50' WIDE EASEMENT OF THE CITY OF THOUSAND OAKS FOR STORM DRAIN COLLECTION AND TRANSMISSION SYSTEM PER 97-021526 (PARCEL 1)

℄ VIA EL CERRO (PRIVATE STREET) PARCEL G

OPEN SPACE TO THE CITY OF THOUSAND OAKS BY SEPARATE INSTRUMENT

VIA EL CERRO (PRIVATE STREET) PARCEL F

SEE DETAIL "B" ON SHEET 7

SEE DETAIL "C"

VIA EL CERRO

PARCEL E

VIA DEL RANCHO

TR. NO. 4493-1 131 MR 56-61

LOCATION OF 1½I.P. WITH TAG R.C.E. 15231 PER TR. NO. 4493-1 131 M.R. 56

FD. STANDARD CITY OF THOUSAND OAKS SURVEY MON. PER R9 STAMPED "LS 4848"

TRACT NO. 4493-5 135 MR 76/81

296 298 608 607 606 605 604 626 243

TRACT NO. 4831-3 129 MR 53/70

5.10 ACRES GROSS
4.46 ACRES NET

NOTE: SEE SHEET 2 FOR BASIS OF BEARINGS, MONUMENT NOTES AND LEGEND

DETAIL "C"

NOT TO SCALE

SCALE: 1" = 50'

TRACT No. 4963-4

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

BEING A SUBDIVISION OF A PORTION OF PARCELS 4, 5 AND 6 OF PARCEL MAP NO. LD-619 AS PER THE MAP FILED IN BOOK 50, PAGE 94 THROUGH 99, INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND A PORTION OF LOT 298 OF TRACT NO. 4493-5 AS PER MAP FILED IN BOOK 135, PAGES 76 THROUGH 81, INCLUSIVE OF MISCELLANEOUS RECORDS (MAPS) IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

JANUARY 24, 2000

PREPARED BY:
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SHEET 15 OF 15 SHEETS

9-18-01