

ALL OF TENTATIVE TRACT NO. 11808

DUPLICATE

SHEET 1 OF 4 SHEETS

ACREAGE : 6.700 ACRES
NO. LOTS : 2

TRACT NO. 11808

BLOCK 4955 MODULE 93

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

BEING A SUBDIVISION OF PARCEL 2 OF PARCEL MAP NO. 80-177 AS PER MAP FILED IN BOOK 174, PAGES 1 TO 3 INCLUSIVE OF PARCEL MAPS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY.

JOHN E. ROBERTS, JR.

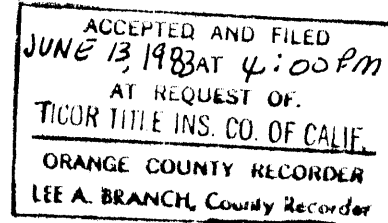
vtn

OCTOBER, 1982.

L. S. 3236

CONSOLIDATED, INC.

83-249907



\$12.00

WE THE UNDERSIGNED, BEING ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND COVERED BY THIS MAP, DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP, AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY RELEASE AND RELINQUISH TO THE COUNTY OF ORANGE ALL VEHICULAR ACCESS RIGHTS TO ALICIA PARKWAY AND NIGUEL ROAD.

PURSUANT TO SECTION 7050 OF THE GOVERNMENT CODE, WE HEREBY IRREVOCABLY OFFER TO DEDICATE TO THE COUNTY OF ORANGE THE EASEMENTS OVER LOTS 1 AND 2 AS SHOWN ON THIS MAP FOR LANDSCAPE MAINTENANCE PURPOSES.

WE ALSO HEREBY DEDICATE TO THE MOULTON-NIGUEL WATER DISTRICT THOSE PIPE-LINE EASEMENTS FOR WATER AND SEWER PURPOSES AS SHOWN ON THIS MAP, WHICH EASEMENTS SHALL BE SUBJECT TO THE SAME TERMS AND CONDITIONS AS ARE SHOWN IN THAT CERTAIN EASEMENT RECORDED MAY 2, 1980, IN BOOK 13597, PAGES 195 TO 197, INCLUSIVE OF OFFICIAL RECORDS, COUNTY OF ORANGE.

COAST MORTGAGE & REALTY INVESTORS, A CALIFORNIA CORPORATION, OWNER

Joseph M. Penwell
VICE PRESIDENT
JOSEPH M. PENWELL

Melvin L. Jensen
SECRETARY
MELVIN L. JENSEN

COAST FEDERAL SAVINGS & LOAN ASSOCIATION, A CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED JANUARY 14, 1983, AS INSTRUMENT NO. 83-020605 OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA.

William E. Murrish
ASST. VICE PRESIDENT
WILLIAM E. MURRISH

Cleo Halter
ASST. SECRETARY
CLEO HALTER

AVCO COMMUNITY DEVELOPERS, INC., A CALIFORNIA CORPORATION, HOLDERS OF AN OPTION TO RE-PURCHASE SAID LAND AS RECORDED DECEMBER 2, 1982, AS INSTRUMENT NO. 82-422509 OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA.

Robert L. Ruiz
VICE PRESIDENT

Peter F. Kellers
ASST. SECRETARY

STATE OF CALIFORNIA)
COUNTY OF ~~ORANGE~~) SS
LOS ANGELES

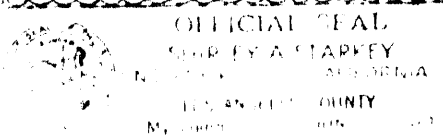
ON THIS 27TH DAY OF JANUARY, 1983, BEFORE ME SHIRLEY A. STARKEY, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED JOSEPH M. PENWELL AND MELVIN L. JENSEN, KNOWN TO ME TO BE THE SR. V. PRESIDENT AND SECRETARY, RESPECTIVELY, OF COAST MORTGAGE & REALTY INVESTORS, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES JUNE 20, 1983 WITNESS MY HAND AND OFFICIAL SEAL

Shirley A. Starkey
NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

ON THIS 25TH DAY OF MARCH, 1983, BEFORE ME SHIRLEY A. STARKEY, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED WILLIAM E. MURRISH AND CLEO HALTER, KNOWN TO ME TO BE THE ASST. VICE PRESIDENT AND ASST. SECRETARY, RESPECTIVELY, OF COAST FEDERAL SAVINGS & LOAN ASSOCIATION, 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 AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME, AS TRUSTEE

MY COMMISSION EXPIRES JUNE 20, 1983 WITNESS MY HAND AND OFFICIAL SEAL

Shirley A. Starkey
NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA)
COUNTY OF ~~ORANGE~~) SS
SAN DIEGO

ON THIS 24TH DAY OF JANUARY, 1983, BEFORE ME Stella D. Solie, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED Robert F. Ruiz AND Peter F. Kellers, KNOWN TO ME TO BE THE VICE PRESIDENT AND ASST. SECRETARY, RESPECTIVELY, OF AVCO COMMUNITY DEVELOPERS, INC., 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 AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES July 29, 1983 WITNESS MY HAND AND OFFICIAL SEAL

Stella D. Solie
NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

ON THIS 14TH DAY OF February, 1983, BEFORE ME Carol A. Sanders, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED CARLO H. HABASH KNOWN TO ME TO BE THE DIRECTOR OF ENGINEERING OF MOULTON-NIGUEL WATER DISTRICT, A PUBLIC AGENCY, THE PUBLIC AGENCY THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID PUBLIC AGENCY AND ACKNOWLEDGED TO ME THAT SUCH PUBLIC AGENCY EXECUTED THE SAME.

MY COMMISSION EXPIRES August 15, 1986 WITNESS MY HAND AND OFFICIAL SEAL

Carol A. Sanders
NOTARY PUBLIC IN AND FOR SAID STATE

I HEREBY CERTIFY THAT I AM LICENSED LAND SURVEYOR NO. 3236 OF THE STATE OF CALIFORNIA; THAT THIS MAP CONSISTING OF 4 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN SEPTEMBER, 1982, WHICH IT CORRECTLY REPRESENTS WERE BOTH MADE BY ME OR UNDER MY DIRECTION; THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED BY SAID MAP AND SAID MONUMENT NOTES AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

John E. Roberts, Jr.
JOHN E. ROBERTS, JR., L. S. 3236

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND IT TO BE SUBSTANTIALLY IN CONFORMANCE WITH THE TENTATIVE MAP AS FILED WITH, AMENDED AND APPROVED BY THE ORANGE COUNTY PLANNING COMMISSION; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND COUNTY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS 26TH DAY OF MAY, 1982.

C. R. NELSON
COUNTY SURVEYOR

BY *John Camo*
DEPUTY

I HEREBY CERTIFY TO THE RECORDER OF ORANGE COUNTY THAT THE PROVISIONS OF THE SUBDIVISION MAP ACT HAVE BEEN COMPLIED WITH REGARDING DEPOSITS TO SECURE THE PAYMENT OF TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND COVERED BY THIS MAP.

DATED THIS 1TH DAY OF June, 1982.

JUNE ALEXANDER
CLERK OF THE BOARD

BY *Roberta L. Scholz*
DEPUTY

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE BOARD OF SUPERVISORS OF ORANGE COUNTY AT A REGULAR MEETING THEREOF HELD ON THE 1TH DAY OF June, 1983, AND THAT THEREUPON SAID BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP AND DID ACCEPT ON BEHALF OF THE COUNTY OF ORANGE ALL VEHICULAR ACCESS RIGHTS TO ALICIA PARKWAY AND NIGUEL ROAD AS RELEASED AND RELINQUISHED.

AND DID NOT ACCEPT THE OFFER OF DEDICATION OF THE EASEMENTS OVER LOTS 1 AND 2 AS SHOWN THIS MAP FOR LANDSCAPE MAINTENANCE PURPOSES.

DATED THIS 2TH DAY OF June, 1983.

JUNE ALEXANDER
CLERK OF THE BOARD

BY *Roberta L. Scholz*
DEPUTY

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF MY OFFICE THERE ARE NO LIENS AGAINST THE LAND COVERED BY THIS MAP OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOT YET PAYABLE.

DATED THIS 3RD DAY OF MAY, 1983.

ROBERT L. CITRON
COUNTY TAX COLLECTOR-TREASURER

BY *Carol E. Golinette*
DEPUTY TAX COLLECTOR

CERTIFICATE OF ACCEPTANCE

THE UNDERSIGNED BEING THE DULY APPOINTED AGENT OF THE MOULTON-NIGUEL WATER DISTRICT, A PUBLIC CORPORATION, ORANGE COUNTY, CALIFORNIA, PURSUANT TO ITS RESOLUTION NO. 80-55, DOES HEREBY ACCEPT ON BEHALF OF SAID DISTRICT THE GRANT OF ALL INTERESTS IN REAL ESTATE FOR PUBLIC PURPOSES AS SHOWN ON THIS TRACT MAP, BY AND BETWEEN THE MOULTON-NIGUEL WATER DISTRICT AND COAST MORTGAGE & REALTY INVESTORS AND DOES HEREBY CERTIFY THAT THE GRANTEE CONSENTS TO THE RECORDATION OF SAID TRACT.

Carlo H. Habash
CARLO H. HABASH
DIRECTOR OF ENGINEERING

IN ACCORDANCE WITH THE PROVISIONS OF SECTION 66436 (C) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED: 1. CAPISTRANO UNIFIED SCHOOL DISTRICT OF ORANGE COUNTY UNDER THAT CERTAIN AGREEMENT RECORDED DECEMBER 27, 1982 AS INSTRUMENT NO. 82-453637 OF OFFICIAL RECORDS.

I CERTIFY UNDER PENALTY OF PERJURY THAT THE NOTARY SEAL ON THE DOCUMENT TO WHICH THIS STATEMENT IS ATTACHED READS AS FOLLOWS:

NAME OF NOTARY: STELLA D. SOLIE
DATE COMMISSION EXPIRES: JULY 29, 1983
COUNTY WHERE BOND IS FILED: SAN DIEGO
PLACE OF EXECUTION: SAN DIEGO COUNTY
DATE: 24 JANUARY 1983

John E. Roberts, Jr.
JOHN E. ROBERTS, JR., L. S. 3236

ALL OF TENTATIVE TRACT NO. 11808
SCALE 1"= 60'
ACREAGE 6.700 ACRES
NO. LOTS : 2

DUPLICATE

SHEET 2 OF 4 SHEETS

TRACT NO. 11808

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

JOHN E. ROBERTS, JR.
L.S. 3236

vtn

AUGUST, 1982
CONSOLIDATED, INC.

83-249907

ACCEPTED AND FILED
JUNE 13/1983 AT 4:00 P.M.
AT REQUEST OF:
TICOR TITLE INS. CO. OF CALIF.
ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder

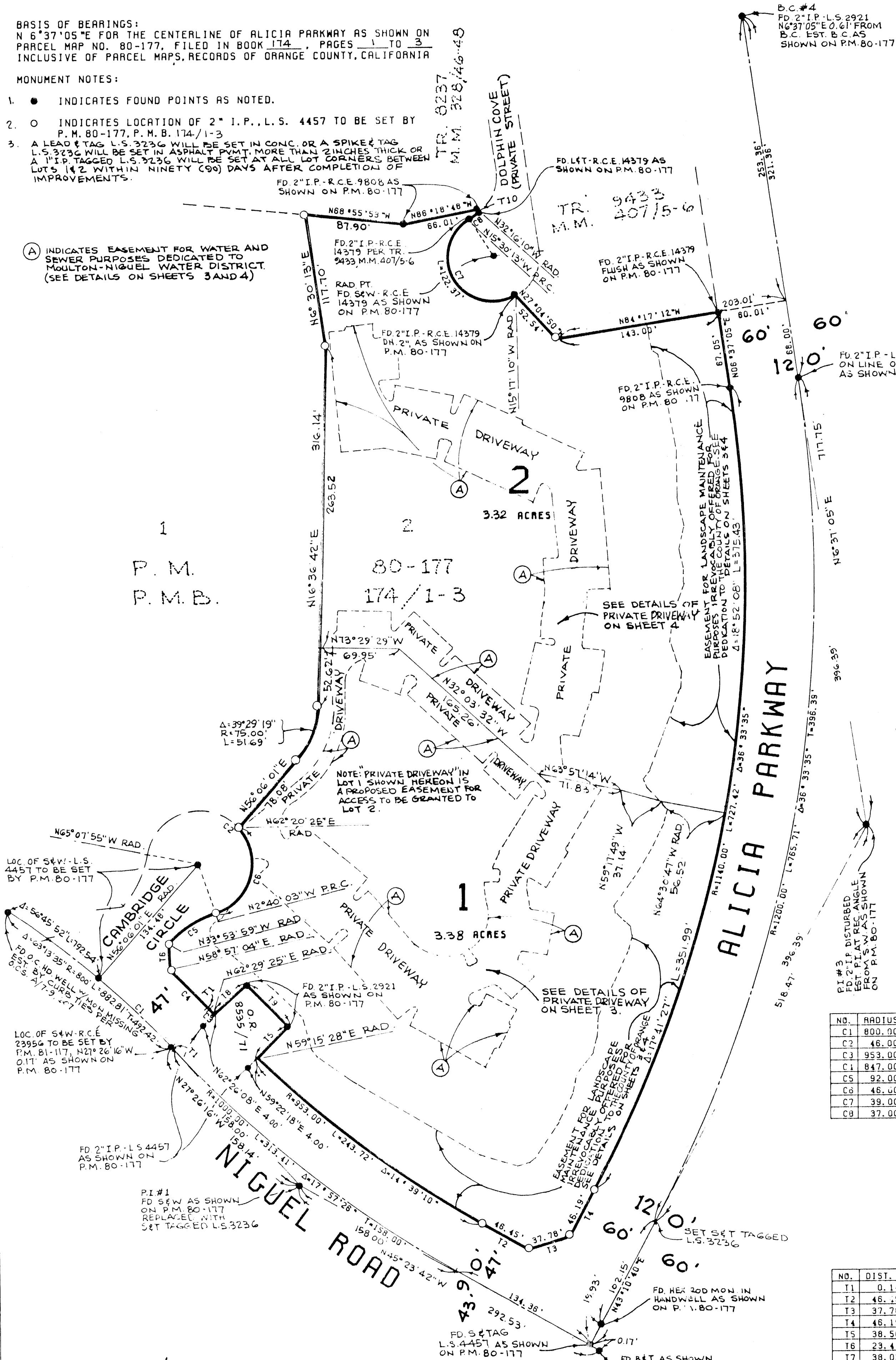
\$12.00

BASIS OF BEARINGS:
N 6°37'05"E FOR THE CENTERLINE OF ALICIA PARKWAY AS SHOWN ON
PARCEL MAP NO. 80-177, FILED IN BOOK 174, PAGES 1 TO 3
INCLUSIVE OF PARCEL MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA

MONUMENT NOTES:

- INDICATES FOUND POINTS AS NOTED.
- INDICATES LOCATION OF 2" I.P., L.S. 4457 TO BE SET BY P.M. 80-177, P.M.B. 174/1-3
- A LEAD & TAG L.S. 3236 WILL BE SET IN CONC. OR A SPIKE & TAG L.S. 3236 WILL BE SET IN ASPHALT P.V.M.T. MORE THAN 2 INCHES THICK OR A 1" I.P. TAGGED L.S. 3236 WILL BE SET AT ALL LOT CORNERS BETWEEN LOTS 1 & 2 WITHIN NINETY (90) DAYS AFTER COMPLETION OF IMPROVEMENTS.

(A) INDICATES EASEMENT FOR WATER AND SEWER PURPOSES DEDICATED TO MOULTON-NIGUEL WATER DISTRICT. (SEE DETAILS ON SHEETS 3 AND 4)



NO.	RADIUS	DELTA	ARC	TAN
C1	800.00	6°27'43"	90.23	45.16
C2	46.00	242°27'52"	194.66	75.86
C3	953.00	0°04'19"	1.20	0.60
C4	847.00	3°36'40"	53.38	26.70
C5	92.00	31°13'56"	50.15	25.71
C6	46.00	114°59'32"	92.32	72.19
C7	39.00	179°46'57"	122.37	
C8	37.00	16°45'57"	10.83	5.45

NO.	DIST.	BEARING
T1	0.14	N27°26'16"W
T2	46.15	N45°23'42"W
T3	37.78	N88°10'10"E
T4	46.19	N43°10'40"E
T5	38.50	N59°22'18"E
T6	23.41	N12°34'30"E
T7	38.02	N58°46'16"E
T8	38.60	N62°26'08"E
T9	51.70	N29°00'56"W
T10	2.05	N7°20'49"E

NOTE: ALL VEHICULAR ACCESS RIGHTS TO ALICIA PARKWAY AND NIGUEL ROAD ARE HEREBY RELEASED AND RELINQUISHED TO THE COUNTY OF ORANGE.

ALL OF TENTATIVE TRACT NO. 11808
SCALE 1"= 30'
ACREAGE : 6.700 ACRES
NO. LOTS : 2

TRACT NO. 11808

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA
JOHN E. ROBERTS, JR.
L. S. 3236

VTN

AUGUST, 1982
CONSOLIDATED, INC.

SHEET 3 OF 4 SHEETS

83-249907

ACCEPTED AND FILED
JUNE 13, 1983 AT 4:00 PM
AT REQUEST OF:
THEOR TITLE INS. CO. OF CALIF.
ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder

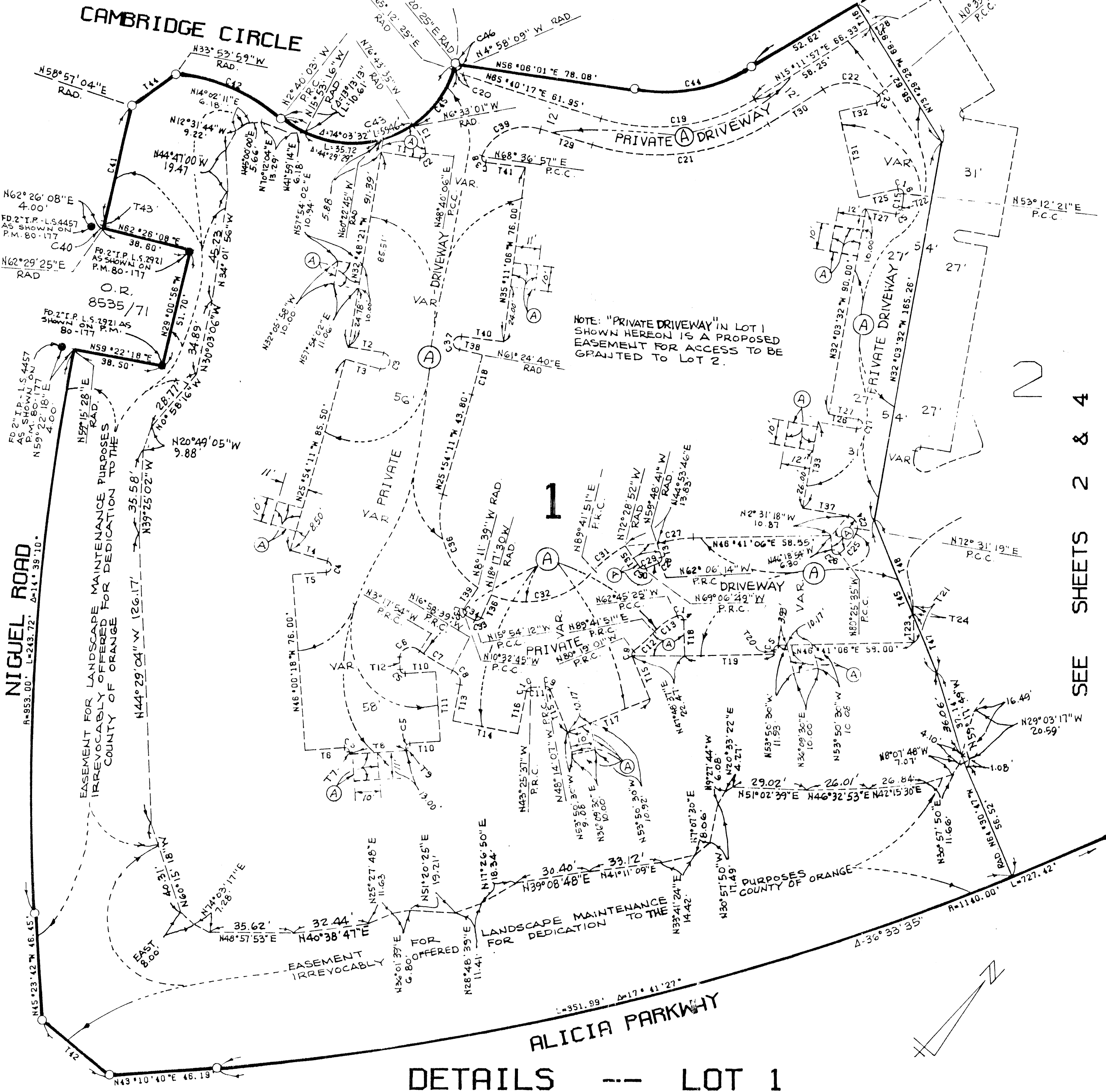
\$12.00

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

NO.	DIST.	BEARING
T1	16.84	N57°11'39"E
T2	14.78	N57°11'39"E
T3	14.99	N61°05'49"E
T4	16.50	N64°05'48"E
T5	14.31	N43°59'42"E
T6	17.00	N43°59'42"E
T7	1.00	N46°00'18"E
T8	24.00	N43°59'42"E
T9	1.00	N46°00'18"E
T10	12.00	N43°59'42"E
T11	30.00	N46°00'18"E
T12	4.33	N46°00'13"E
T13	16.38	N31°04'50"E
T14	28.50	N58°55'10"E
T15	18.86	N64°18'34"E
T16	18.76	N31°04'50"E
T17	38.00	N25°43'26"E
T18	15.75	N43°18'54"E
T19	38.00	N46°41'06"E
T20	2.00	N43°18'54"E
T21	15.00	N43°18'54"E
T22	1.50	N32°03'32"E
T23	11.32	N43°18'54"E
T24	3.68	N43°18'54"E
T25	17.09	N35°00'00"E
T26	17.00	N57°56'28"E
T27	13.00	N57°56'28"E
T28	8.08	N15°11'57"E
T29	23.47	N65°40'17"E
T30	25.90	N15°11'57"E
T31	38.00	N35°00'00"E
T32	16.52	N35°00'00"E
T33	38.00	N32°03'32"E
T34	6.04	N59°48'41"E
T35	11.29	N77°16'40"E
T36	10.96	N16°17'30"E
T37	18.73	N57°56'28"E
T38	10.51	N61°24'40"E
T39	11.31	N 8°11'39"E
T40	18.60	N54°48'54"E
T41	17.07	N54°48'54"E
T42	37.78	N88°10'10"E
T43	0.14	N27°26'16"E
T44	23.41	N12°34'30"E
T45	71.83	N63°57'14"E
T46	11.93	N73°31'22"E
T47	26.75	N63°57'14"E
T48	45.08	N63°57'14"E

NO.	RADIUS	DELTA	ARC	TAN
C1	15.00	55°13'07"	14.46	7.84
C2	2.00	98°31'33"	3.44	2.32
C3	3.59	186°54'10"	11.71	-59.52
C4	2.50	159°53'53"	6.98	14.10
C5	2.00	90°00'00"	3.14	2.00
C6	5.00	132°42'18"	11.58	11.42
C7	74.00	19°40'45"	17.67	8.88
C8	5.00	75°55'49"	6.62	3.90
C9	2.00	77°57'33"	2.58	1.51
C10	2.00	77°57'33"	2.71	1.61
C11	74.00	4°48'31"	6.21	3.11
C12	74.00	9°59'08"	12.80	6.46
C13	24.00	27°32'44"	11.54	5.88
C14	2.00	109°26'31"	3.82	2.83
C15	68.00	4°44'07"	5.62	2.81
C16	2.00	108°12'21"	3.78	2.76
C17	2.00	180°00'00"	6.28	8.78
C18	975.00	2°41'09"	17.58	8.78
C19	78.00	50°28'20"	68.71	36.76
C20	15.00	18°21'34"	5.07	2.56
C21	80.00	50°28'20"	79.28	42.42
C22	2.00	75°21'39"	26.31	15.45
C23	2.00	124°26'24"	4.34	3.80
C24	5.00	104°34'51"	9.13	6.47
C25	25.00	27°03'06"	11.80	6.01
C26	2.00	16°28'47"	4.44	4.02
C27	56.00	16°28'47"	16.12	8.12
C28	2.00	87°42'47"	3.06	1.82
C29	48.00	7°00'35"	5.87	2.54
C30	2.00	81°50'08"	2.86	1.73
C31	61.00	17°48'17"	18.97	9.56
C32	97.00	72°00'39"	46.50	26.89
C33	2.00	92°23'18"	3.22	2.08
C34	50.00	5°21'28"	4.68	2.34
C35	2.00	82°21'07"	2.87	1.75
C36	97.00	72°17'28"	46.68	27.93
C37	2.77	178°24'14"	8.38	48.10
C38	2.00	105°45'03"	5.62	2.55
C39	20.00	87°03'20"	30.39	19.00
C40	953.00	0°04'19"	1.20	0.60
C41	847.00	3°36'40"	53.38	26.70
C42	92.00	31°13'56"	50.15	25.71
C43	46.00	114°58'32"	82.32	72.18
C44	75.00	38°28'18"	51.69	26.92
C45	46.00	38°04'00"	30.56	15.87
C46	46.00	2°52'00"	2.30	1.13

INDICATES EASEMENT FOR WATER AND
SEWER PURPOSES DEDICATED TO
MOULTON-NIGUEL WATER DISTRICT.



SEE SHEETS 2 & 4

DETAILS LOT 1

ALL OF TENTATIVE TRACT NO. 11808
SCALE 1"= 30'
ACREAGE : 6.700 ACRES
NO. LOTS : 2

DUPLICATE

TRACT NO. 11808

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA
JOHN E. ROBERTS, JR.
L. S. 3236

VTH

CONSOLIDATED, INC.

83-249907

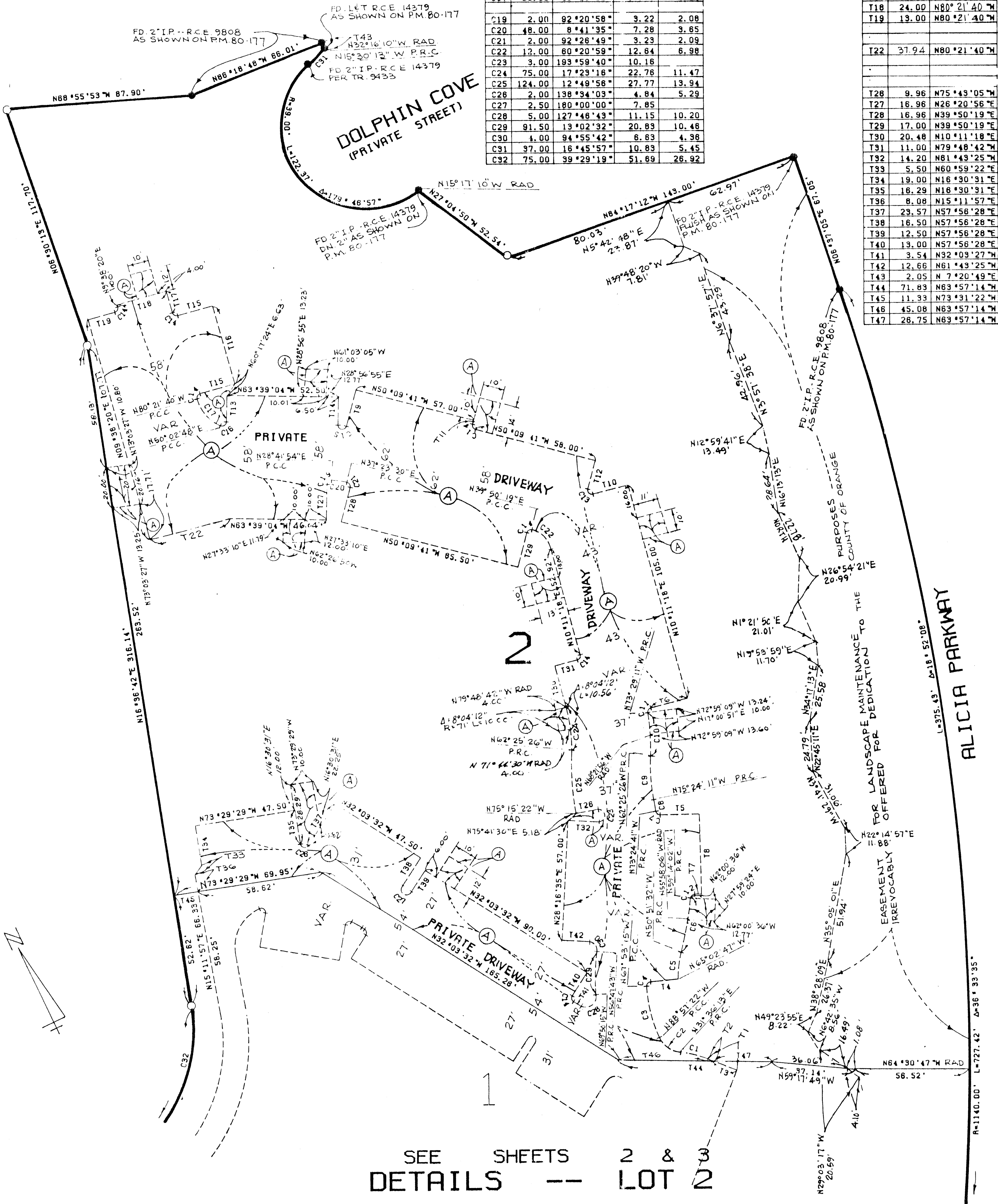
ACCEPTED AND FILED
JUNE 13 1983 AT 4:00 PM
AT REQUEST OF
TICOR TITLE INS. CO. OF CALIF.
ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder

NO.	DIST.	BEARING
T1	15.00	N43°18'54"W
T2	9.68	N43°18'54"W
T3	11.92	N43°18'54"W
T4	19.02	N70°32'36"W
T5	18.36	N66°00'33"W
T6	17.69	N79°48'42"E
T7	9.24	N66°00'28"W
T8	98.00	N23°59'27"E
T9	17.80	N39°50'19"E
T10	17.00	N79°48'42"E
T11	2.00	N39°50'19"E
T12	13.91	N39°50'19"E
T13	12.61	N26°20'56"E
T14	13.29	N26°20'56"E
T15	17.00	N80°21'40"W
T16	38.00	N 9°38'20"E
T17	10.50	N 9°38'20"E
T18	24.00	N80°21'40"W
T19	19.00	N80°21'40"W
T22	31.94	N80°21'40"W
T28	9.96	N75°43'05"W
T27	16.96	N26°20'56"E
T28	16.96	N39°50'19"E
T29	17.00	N39°50'19"E
T30	20.48	N10°11'18"E
T31	11.00	N79°48'42"W
T32	14.20	N61°43'25"W
T33	5.50	N60°59'22"E
T34	19.00	N16°30'31"E
T35	16.29	N16°30'31"E
T36	8.08	N15°11'57"E
T37	23.57	N57°58'28"E
T38	16.50	N57°58'28"E
T39	12.50	N57°58'28"E
T40	13.00	N57°58'28"E
T41	3.54	N32°09'27"W
T42	12.66	N61°43'25"W
T43	2.05	N 7°20'49"E
T44	71.83	N63°57'14"W
T45	11.93	N73°31'22"W
T46	45.08	N63°57'14"W
T47	26.75	N63°57'14"W

NO.	RADIUS	DELTA	ARC	TAN
C1	50.00	15°04'53"	13.16	6.62
C2	12.00	59°26'25"	12.45	6.85
C3	67.50	21°04'07"	24.82	12.55
C4	2.00	91°44'59"	3.20	2.06
C5	52.50	14°11'15"	13.00	6.53
C6	176.00	8°22'30"	25.73	12.69
C7	2.00	82°35'52"	2.88	1.76
C8	161.00	1°59'33"	5.60	2.80
C9	87.00	12°58'48"	19.71	9.90
C10	112.00	11°03'45"	21.62	10.85
C11	2.00	83°40'29"	2.92	1.79
C12	2.00	83°13'29"	2.91	1.78
C13	2.00	119°39'01"	4.18	3.44
C14	2.00	90°00'00"	3.14	2.00
C15	2.00	166°30'37"	5.81	16.91
C16	2.00	113°41'52"	3.97	3.08
C17	20.00	49°35'32"	17.31	9.24
C19	2.00	92°20'58"	3.22	2.08
C20	48.00	8°41'35"	7.28	3.65
C21	2.00	92°26'49"	3.23	2.09
C22	12.00	60°20'59"	12.84	6.98
C23	3.00	193°59'40"	10.16	
C24	75.00	17°23'16"	22.78	11.47
C25	124.00	12°49'58"	27.77	13.94
C26	2.00	138°34'03"	4.84	5.29
C27	2.50	180°00'00"	7.85	
C28	5.00	127°46'43"	11.15	10.20
C29	91.50	13°02'32"	20.83	10.46
C30	1.00	94°55'42"	6.63	4.38
C31	97.00	16°45'57"	10.83	5.45
C32	75.00	39°29'19"	51.69	26.92

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

(A) INDICATES EASEMENT FOR WATER AND
SEWER PURPOSES DEDICATED TO MOULTON-
NIGUEL WATER DISTRICT.



SEE SHEETS 2 & 3
DETAILS -- LOT 2

FH. (PROPOSED BY OTHERS)



NOTE:
REFUSE COLLECTION AREAS
DESIGNATED (B) ON PLAN.
CAPACITY = 6 CYLBS EACH.

"PURE LANE NO PARKING" SIGN
FIVE CHANGE COUNTY SIGNIFICANT DISTANCE
REQUIRED AT MAX 50' INTERVALS WITH
SIGNS.

ADDRESS LOCATION ON
ENTRY MONUMENT
23700 CAMBRIDGE CIRCLE
(3 HIGH LETTERS & NUMBERS)

EXIST. FH.

CONST. PARKWAY CULVERT
TYPE B PER OCEMA
5' x 2' HT. OPENING = 4"
CURB FACE = 8"

CONST. PARKWAY CULVERT
TYPE B PER OCEMA
5' x 2' HT. OPENING = 4"
CURB FACE = 8"

CONST. PARKWAY CULVERT
TYPE B PER OCEMA
5' x 2' HT. OPENING = 4"
CURB FACE = 8"

ENGINEERS ARCHITECTS PLANNERS 2001 CAMPUS DRIVE, IRVINE, CALIFORNIA 92713 (714) 951-5200

Daniel Ferguson
DANIEL FERGUSON R.C.E. 25203
1-19-83
DATE



ALICIA

PARKWAY

REVIEWED BY: [Signature]
DATE: 1-21-83
ORANGE COUNTY
DIVISION OF HEALTH

ADDRESS:
23700 CAMBRIDGE CIRCLE
LAGUNA NIGUEL, CA. 92677

JAN 21 1983

RECEIVED
Zoning Administration Section
JAN 28 1983
ORANGE COUNTY
Current Planning Unit Assistance



Date: FEB 25, 1983 F.H. (Proposed By Others)

Tract No. 11808

These plans have been analyzed and found to comply

with the following:

1. ZONING - LAGUNA NIGUEL

2. PUP 82-11P

3. They shall constitute a precise plan of development

4. and shall be subject to the provisions of the Ordinance

5. relating to the elimination of the lot area and the

6. minimum lot area, and the minimum lot area shall be

7. as shown on the map, and the minimum lot area shall be

8. as shown on the map, and the minimum lot area shall be

9. as shown on the map, and the minimum lot area shall be

10. as shown on the map, and the minimum lot area shall be

11. as shown on the map, and the minimum lot area shall be

12. as shown on the map, and the minimum lot area shall be

13. as shown on the map, and the minimum lot area shall be

14. as shown on the map, and the minimum lot area shall be

15. as shown on the map, and the minimum lot area shall be

16. as shown on the map, and the minimum lot area shall be

17. as shown on the map, and the minimum lot area shall be

18. as shown on the map, and the minimum lot area shall be

19. as shown on the map, and the minimum lot area shall be

20. as shown on the map, and the minimum lot area shall be

21. as shown on the map, and the minimum lot area shall be

22. as shown on the map, and the minimum lot area shall be

23. as shown on the map, and the minimum lot area shall be

24. as shown on the map, and the minimum lot area shall be

25. as shown on the map, and the minimum lot area shall be

26. as shown on the map, and the minimum lot area shall be

27. as shown on the map, and the minimum lot area shall be

28. as shown on the map, and the minimum lot area shall be

29. as shown on the map, and the minimum lot area shall be

30. as shown on the map, and the minimum lot area shall be

31. as shown on the map, and the minimum lot area shall be

32. as shown on the map, and the minimum lot area shall be

33. as shown on the map, and the minimum lot area shall be

34. as shown on the map, and the minimum lot area shall be

35. as shown on the map, and the minimum lot area shall be

36. as shown on the map, and the minimum lot area shall be

37. as shown on the map, and the minimum lot area shall be

38. as shown on the map, and the minimum lot area shall be

39. as shown on the map, and the minimum lot area shall be

40. as shown on the map, and the minimum lot area shall be

41. as shown on the map, and the minimum lot area shall be

42. as shown on the map, and the minimum lot area shall be

43. as shown on the map, and the minimum lot area shall be

44. as shown on the map, and the minimum lot area shall be

45. as shown on the map, and the minimum lot area shall be

46. as shown on the map, and the minimum lot area shall be

47. as shown on the map, and the minimum lot area shall be

48. as shown on the map, and the minimum lot area shall be

49. as shown on the map, and the minimum lot area shall be

50. as shown on the map, and the minimum lot area shall be

51. as shown on the map, and the minimum lot area shall be

52. as shown on the map, and the minimum lot area shall be

53. as shown on the map, and the minimum lot area shall be

54. as shown on the map, and the minimum lot area shall be

55. as shown on the map, and the minimum lot area shall be

56. as shown on the map, and the minimum lot area shall be

57. as shown on the map, and the minimum lot area shall be

58. as shown on the map, and the minimum lot area shall be

59. as shown on the map, and the minimum lot area shall be

60. as shown on the map, and the minimum lot area shall be

61. as shown on the map, and the minimum lot area shall be

62. as shown on the map, and the minimum lot area shall be

63. as shown on the map, and the minimum lot area shall be

64. as shown on the map, and the minimum lot area shall be

65. as shown on the map, and the minimum lot area shall be

66. as shown on the map, and the minimum lot area shall be

67. as shown on the map, and the minimum lot area shall be

68. as shown on the map, and the minimum lot area shall be

69. as shown on the map, and the minimum lot area shall be

70. as shown on the map, and the minimum lot area shall be

71. as shown on the map, and the minimum lot area shall be

72. as shown on the map, and the minimum lot area shall be

73. as shown on the map, and the minimum lot area shall be

74. as shown on the map, and the minimum lot area shall be

75. as shown on the map, and the minimum lot area shall be

76. as shown on the map, and the minimum lot area shall be

77. as shown on the map, and the minimum lot area shall be

78. as shown on the map, and the minimum lot area shall be

79. as shown on the map, and the minimum lot area shall be

80. as shown on the map, and the minimum lot area shall be

81. as shown on the map, and the minimum lot area shall be

82. as shown on the map, and the minimum lot area shall be

83. as shown on the map, and the minimum lot area shall be

84. as shown on the map, and the minimum lot area shall be

85. as shown on the map, and the minimum lot area shall be

NOTE: REFUSE COLLECTION AREAS DESIGNATED ON PLAN. COMPACT = 6' x 10' EACH.

ADDRESS LOCATION ON ENTRY MONUMENTAL CIRCLE (5' HIGH LETTERS & NUMBERS)

EXIST. FH.

CONST. PARKWAY CULVERT PER OCCEMA STD. PLAN 300, 5-2' HT. OF OPENING - 4', CURB FACE = 8"

CONST. PARKWAY CULVERT PER OCCEMA STD. PLAN 300, 5-2' HT. OF OPENING - 4', CURB FACE = 8"

CONST. PARKWAY CULVERT PER OCCEMA STD. PLAN 300, 5-2' HT. OF OPENING - 4', CURB FACE = 8"

ALICIA

PARKWAY

TRACT 11808

ADDRESS: 23700 CAMBRIDGE CIRCLE LAGUNA NIGUEL, CA. 92677

