

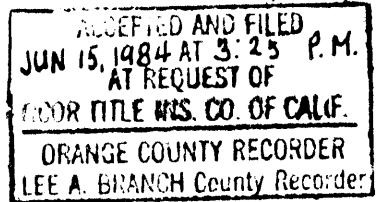
ACREAGE: 17.328 ACRES
NO. OF LOTS: 3
BLOCK: 4855
MODULE: 24
CALL OF TENTATIVE
TRACT NO. 12136)

SHEET 1 OF 2 SHEETS

TRACT NO. 12136 DUPLICATE

84-248751

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.
TOM R. McGANNON, R.C.E. 23956 JANUARY, 1984
BEING A SUBDIVISION OF A PORTION OF PARCEL 1 OF PARCEL
MAP NO. 82-144 FILED IN BOOK 181, PAGES 24 & 25.
INCLUSIVE OF PARCEL MAPS IN THE OFFICE OF THE
COUNTY RECORDER OF SAID COUNTY.



\$8.00

FOR CONDOMINIUM PURPOSES

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.

I HEREBY CERTIFY THAT I AM REGISTERED CIVIL ENGINEER NO. 23956 OF THE STATE OF CALIFORNIA; THAT THIS MAP CONSISTING OF 2 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN JANUARY, 1984 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 MONUMENT NOTES AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Tom R. McGannon

TOM R. MC GANNON
R.C.E. 23956

TAYLOR WOODROW HOMES, CALIFORNIA LIMITED, A CORPORATION.

BY: Gordon Tippell
GORDON TIPPELL
EXECUTIVE VICE PRESIDENT

BY: Richard Walmsley
RICHARD WALMSLEY
VICE PRESIDENT

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 SUBDIVISION COMMITTEE; 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 29TH DAY OF MAY, 1984.

C. R. NELSON
COUNTY SURVEYOR

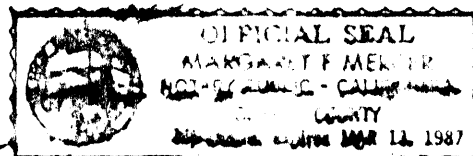
BY: Laura K. Toomey
DEPUTY

STATE OF CALIFORNIA) SS
COUNTY OF ORANGE)

ON THIS 9 DAY OF March, 1984, BEFORE ME, MARGARET F. MERCER A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED GORDON TIPPELL AND RICHARD WALMSLEY, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE EXECUTIVE VICE PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, OF TAYLOR WOODROW HOMES, CALIFORNIA LIMITED, A CORPORATION. THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) 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 3/13/1987
WITNESS MY HAND AND OFFICIAL SEAL:

Margaret F. Mercer
NOTARY PUBLIC IN AND FOR SAID STATE



NOTE: SEE AFFIDAVIT HEREON REGARDING THIS NOTARY STAMP PURSUANT TO GOVERNMENT CODE SECTION 27361.7.

AFFIDAVIT FOR NOTARY STAMP SHOWN HEREON

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

NAME OF NOTARY: MARGARET F. MERCER
DATE COMMISSION EXPIRES: MARCH 13, 1987
COUNTY WHERE BOND IS FILED: ORANGE

PLACE OF EXECUTION COSTA MESA, CA DATE MARCH 12, 1984

Brian Madenier
HUNSAKER & ASSOCIATES

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

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 12th DAY OF June, 1984.

Linda D. Roberts
LINDA D. ROBERTS
CLERK OF THE BOARD OF SUPERVISORS

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 7th DAY OF May, 1984.

ROBERT L. CITRON
COUNTY TAX COLLECTOR - TREASURER

BY: Joel A. Keith
DEPUTY TAX COLLECTOR

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 12th DAY OF June, 1984, AND THAT THEREUPON SAID BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP.

DATED THIS 12th DAY OF June, 1984.

Linda D. Roberts
LINDA D. ROBERTS
CLERK OF THE BOARD OF SUPERVISORS

NOTE:

PRIOR TO THE COMPLETION OF AN APPLICATION FOR ANY BUILDING PERMITS, THE DEVELOPER SHALL COMPLY WITH COUNTY OF ORANGE ORDINANCES NO. 3071 AND 3150 PERTAINING TO INTERIM SCHOOL FACILITIES.

PURSUANT TO THE PROVISIONS OF SECTION 66436 (C) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

1. NANCY SWANSTROM, OWNER OF THE INTEREST IN OIL, GAS, HYDROCARBONS, ETC. AS RESERVED IN THE DEED RECORDED IN BOOK 3089, PAGE 431 OF OFFICIAL RECORDS.
2. CARL M. FRANKLIN, OWNER OF THE INTEREST IN OIL, GAS, HYDROCARBONS, ETC., AS RESERVED IN THE DEED RECORDED IN BOOK 12208, PAGE 1321 OF OFFICIAL RECORDS.
3. UNIVERSITY OF SOUTHERN CALIFORNIA, A NON-PROFIT CORPORATION, OWNER OF THE INTEREST IN OIL, GAS, HYDROCARBONS, ETC., AS RESERVED IN THE DEED RECORDED IN BOOK 12208, PAGE 1323, OF OFFICIAL RECORDS.

SCALE: 1" = 100'
ACREAGE: 17.328 ACRES
NO. OF LOTS: 3
(ALL OF TENTATIVE
TRACT NO. 12136)

SHEET 2 OF 2 SHEETS

TRACT NO. 12136 DUPLICATE

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.
TOM R. MCGANNON , R.C.E. 23956 JANUARY , 1984
FOR CONDOMINIUM PURPOSES

84-248751

ACCEPTED AND FILED
JUN 15 1984 AT 3:25 P.M.
AT REQUEST OF
TICOR TITLE INS CO OF CALIF
ORANGE COUNTY RECORDER
LEE A. BRANCH County Recorder

\$8.00

MONUMENT NOTES:

1. ☐ INDICATES FOUND 2" I.P. TAGGED L.S. 2528 PER R.S. 98/17 AS SHOWN ON P.M. NO. 82-144, P.M.B. 181/24-25.
2. ☒ INDICATES FOUND 1" I.P. TAGGED R.C.E. 23956 PER PARCEL MAP NO. 82-144, P.M.B. 181/24-25.
3. ☒ INDICATES 8" SPIKE & WASHER STAMPED R.C.E. 23956 OR A 2" I.P. TAGGED R.C.E. 23956 IN MEDIAN STRIP OR A LEAD & TAG R.C.E. 23956 IN CONCRETE TO BE SET PER TRACT NO. 11488.

4. ④ INDICATES 2" I.P. TAGGED R.C.E. 23956 OR LEAD & TAG R.C.E. 23956 IN CONCRETE OR AN 8" S. & W. STAMPED R.C.E. 23956 IN ASPHALT PAVEMENT HAVING A THICKNESS OF 2" OR MORE TO BE SET PER TRACT NO. 11488.

5. 1" I.P. TAGGED R.C.E. 23956 OR LEAD & TAG R.C.E. 23956 IN CONCRETE OR AN 8" S. & W. STAMPED R.C.E. 23956 IN ASPHALT PAVEMENT HAVING A THICKNESS OF 2" OR MORE TO BE SET AT ALL LOT CORNERS, EXCEPT AT B.C.'S, E.C.'S, P.R.C.'S, AND P.C.C.'S, THAT ABOUT A STREET AND ARE NOT LOT CORNERS MARKING SIDE LOT LINES, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS.

6. 2" I.P. TAGGED R.C.E. 23956 OR LEAD & TAG R.C.E. 23956 IN CONCRETE OR AN 8" S.& W. STAMPED R.C.E. 23956 IN ASPHALT PAVEMENT HAVING A THICKNESS OF 2" OR MORE TO BE SET AT ALL TRACT CORNERS, EXCEPT AT B.C.'S, E.C.'S, P.R.C.'S AND P.C.C.'S, THAT ADJUT A STREET AND ARE NOT TRACT CORNERS MARKING SIDE LOT LINES, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS.

BASIS OF BEARINGS:

THE BEARING OF N. 16°28' 59" E. FOR THE WESTERLY LINE OF PARCEL 2 OF PARCEL MAP NO. 82-144 PER MAP FILED IN BOOK 181, PAGES 24 AND 25 OF PARCEL MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA, WAS USED AS BASIS OF BEARINGS SHOWN HEREON.

