

SHEET 1 OF 3 SHEETS
47 LOTS AND LOT A
ACREAGE: 6.623 ACRES
(A PORTION OF TENTATIVE
TRACT NO. 10292)

BLOCK 5055
MODULE 86.96

DATE OF SURVEY: APRIL 1986

TRACT NO. 12729 DUPLICATE

IN THE UNINCORPORATED TERRITORY OF THE
COUNTY OF ORANGE, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF PARCEL 2 OF
PARCEL MAP NO. 79-104 AS PER MAP FILED IN BOOK 131,
PAGES 9 THROUGH 13, INCLUSIVE, OF PARCEL MAPS IN
THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

TOM R. MCGANNON

R.C.E. 23956

MAY, 1986

ACCEPTED AND FILED AT THE
REQUEST OF

First American Title Co.
DATE September 22, 1986
TIME 12:05pm FEE \$10.00
INSTRUMENT *86-435269
BOOK 566 PAGE 9MM
LEE A. BRANCH
COUNTY RECORDER
BY Lorraine Lutter
DEPUTY

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 DEDICATE TO THE PUBLIC FOR STREET PURPOSES: AVENIDA
ARMIJO AND JUANITA DRIVE

WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE
A SCENIC PRESERVATION EASEMENT OVER LOT A.

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF
CALIFORNIA; THAT THIS MAP, CONSISTING OF 3 SHEETS, AND THE TRUE AND
COMPLETE SURVEY MADE IN 1986 WHICH IT CORRECTLY REPRESENTS,
WERE BOTH MADE BY ME OR UNDER MY DIRECTION; THAT THE MONUMENTS ARE
OF THE CHARACTER AND OCCUPY OR WILL OCCUPY THE POSITIONS INDICATED
BY SAID MAP AND THE MONUMENT NOTES NOTED THEREON, AND THAT SAID
MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.



Tom R. McGannon
TOM R. MCGANNON, R.C.E. 23956
MY REGISTRATION EXPIRES ON 12/31/89

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 THERE-
OF 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 18th DAY OF JULY, 1986.

SHAPELL INDUSTRIES, INC., A CALIFORNIA CORPORATION.

BY: Nathan Shapell Pres. BY: Margaret Leong Sec.
NATHAN SHAPELL MARGARET LEONG

ROBERT L. CITRON
COUNTY TREASURER-TAX COLLECTOR

BY: Marcia M. Granata
DEPUTY TREASURER-TAX COLLECTOR

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 16th DAY OF September, 1986.

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

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 16th DAY OF September, 1986, AND THAT THEREUPON SAID
BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP
AND DID ACCEPT ON BEHALF OF THE PUBLIC, SUBJECT TO IMPROVEMENTS,
THE DEDICATION FOR STREET PURPOSES OF: AVENIDA ARMIJO AND JUANITA
DRIVE.

WE HEREBY ACCEPT ON BEHALF OF THE COUNTY OF ORANGE:
THE SCENIC PRESERVATION AS DEDICATED.

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

ON THIS 18th DAY OF JUNE, 1986.
BEFORE ME, Bette Jo Howlett
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED
NATHAN SHAPELL AND MARGARET LEONG
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATIS-
FACTORY EVIDENCE) TO BE THE PRESIDENT AND SECRETARY, RESPECTIVELY, OF SHAPELL INDUSTRIES, INC., A CALIFORNIA
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 3/26/89

WITNESS MY HAND AND OFFICIAL SEAL:

Bette Jo Howlett
NOTARY PUBLIC IN AND FOR SAID STATE

DATED THIS 16th DAY OF September, 1986.

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

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 6th DAY OF August, 1986.

C. R. NELSON
COUNTY SURVEYOR

BY: Paul A. Cuomo
DEPUTY

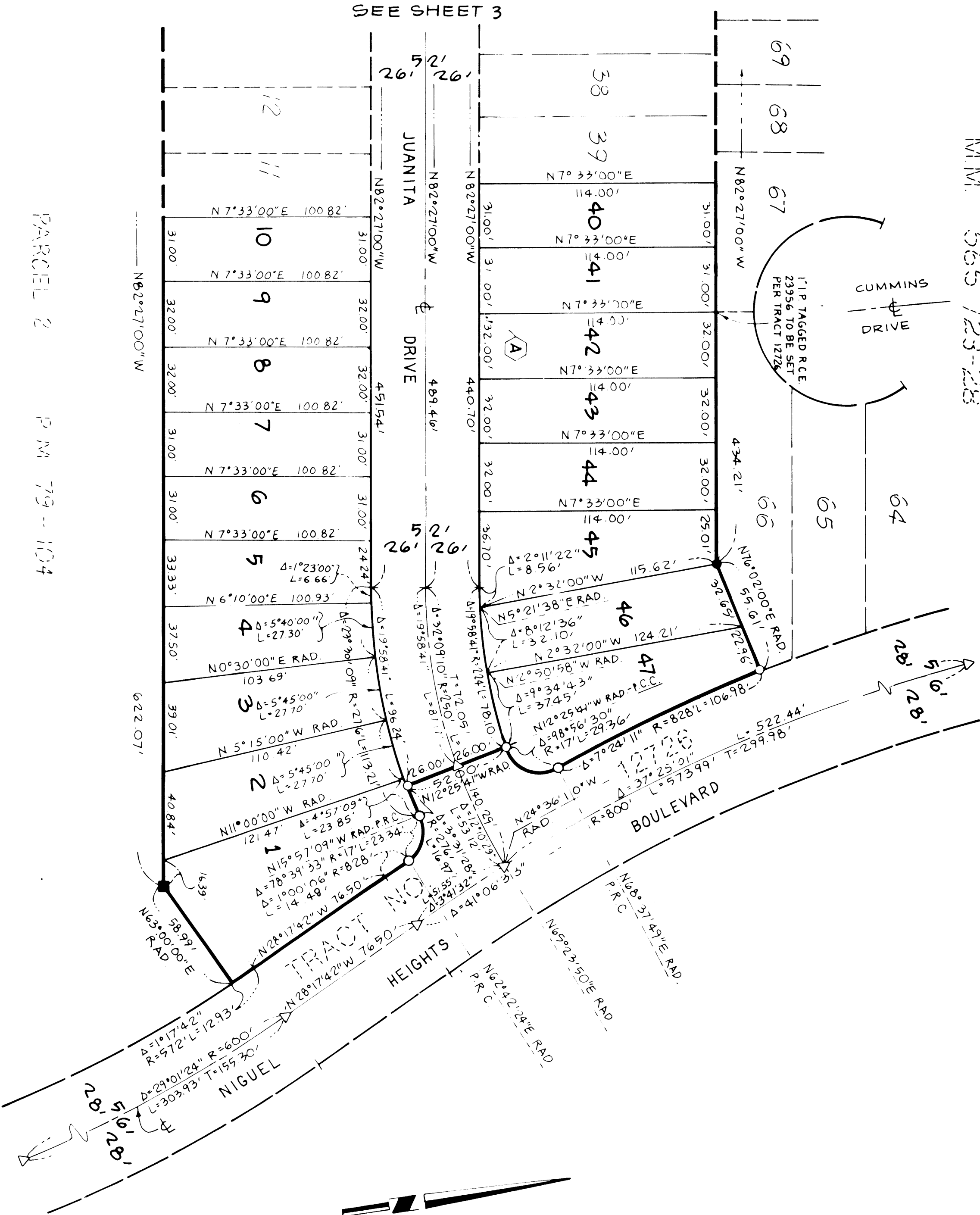
SHEET 2 OF 3 SHEETS
SCALE: 1" = 40'
47 LOTS AND LOT A
ACREAGE: 6.623 ACRES
A PORTION OF TENTATIVE
TRACT NO. 102921
DATE OF SURVEY: APRIL, 1986

TRACT NO. 12729 DUPLICATE

IN THE UNINCORPORATED TERRITORY OF THE
COUNTY OF ORANGE, STATE OF CALIFORNIA

TOM R. MCGANNON R.C.E. 23956 MARCH, 1986

TRACT NO. 12729
M.M. 565 /23-28



BASIS OF BEARINGS

THE BEARING OF N 1° 13' 41" E AS SHOWN FOR THE WESTERLY LINE OF PARCEL 2 OF PARCEL MAP NO. 79-104 AS FILED IN BOOK 131, PAGES 9 TO 13 OF PARCEL MAPS, RECORDS OF ORANGE COUNTY, WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

MONUMENT NOTES

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

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

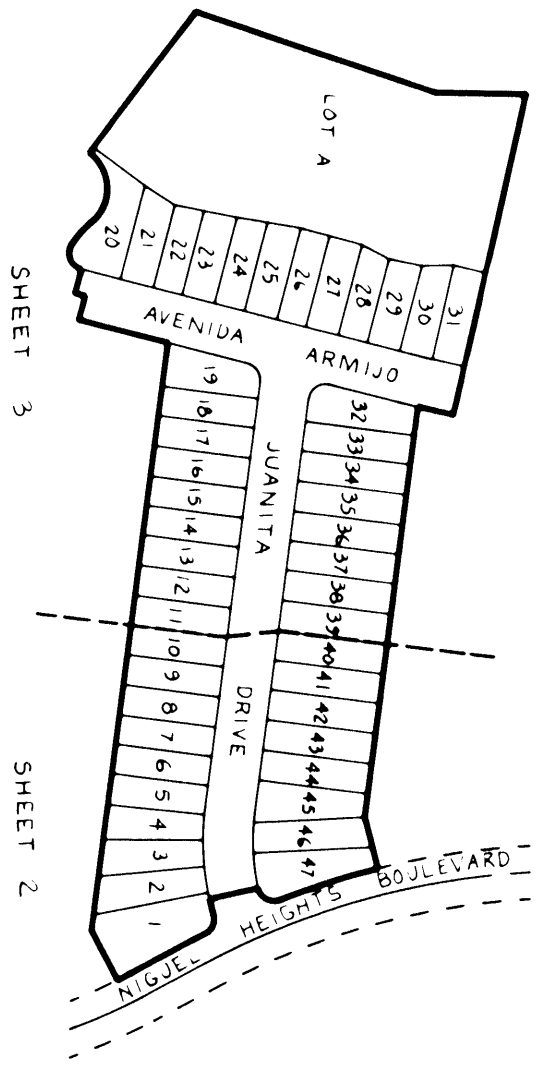
8" S. & U. STAMPED R.C.E. 23956 OR 2" I.P. TAGGED R.C.E. 23956 IN MEDIAN OR L. & T. R.C.E. 23956 IN CONCRETE TO BE SET AT ALL STREET CENTERLINE INTERSECTIONS, B.C.'S, E.C.'S AND ALL OTHER CENTERLINE POINTS OF CONTROL WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS.

INDICATES FOUND 2" I.P. TAGGED R.C.E. 23956 PER TRACT 12726, M.M. 565 /23-28.

INDICATES 2" I.P. TAGGED R.C.E. 23956 OR 8" S. & U. STAMPED R.C.E. 23956 OR L. & T. R.C.E. 23956 TO BE SET PER TRACT 12726, M.M. 565 /23-28.

INDICATES 2" I.P. TAGGED R.C.E. 23956 TO BE SET PRIOR TO RECORDATION.

INDICATES 8" S. & U. STAMPED R.C.E. 23956 OR 2" I.P. TAGGED R.C.E. 23956 OR L. & T. R.C.E. 23956 TO BE SET PER TRACT 12726, M.M. 565 /23-28.



INDEX MAP
SCALE 1" = 200'

PARCEL 2 P.M. 79-104
P.M. 565 /23-28

SEE SHEET 3

SHEET 3 OF 3 SHEETS
SCALE: 1" = 40'
47 LOTS AND LOT A
ACREAGE: 6.623 ACRES
A PORTION OF TENTATIVE
TRACT NO. 102921
DATE OF SURVEY, APRIL, 1986

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

TOM R. MCGANNON R.C.E. 23956 MARCH, 1986

TRACT NO. 12729 DUPLICATE

TRACT NO. 12729

M.M. 565 / 23-28

LOT 8
TRACT NO. 6674
M.M. 253/1-10

LOT "A"
1.666 AC.
NOT A SEPARATE BUILDING SITE
(OPEN SPACE)

FD 21 P TAGGED
R.C.E. 23956 PER
P.M. 79-104

