

SHEET 1 OF 5 SHEETS

93 LOTS AND LOTS A THROUGH F
ACREAGE: 16.320 ACRES
(A PORTION OF TENTATIVE
TRACT NO. 12824)

TRACT NO. 12875

DUPLICATE

ACCEPTED AND FILED AT THE
REQUEST OF

TITLE FILE INS. CO.
DATE OCTOBER 5, 1987
TIME 10:00 AM FEE \$ 14.00
INSTRUMENT # 87-559202
BOOK 586 PAGE 5 m.m.
LEE A. BRANCH
COUNTY RECORDER
BY Roberta Quinn
DEPUTY

BLOCK: 5055 5056
MODULE: 69 60

BEING A SUBDIVISION OF LOT G AND A PORTION OF LOTS E AND H
OF TRACT 12789 FILED IN BOOK 576 PAGES 11 THROUGH 15, INCLUSIVE
OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF
SAID COUNTY.

TOM R. MCGANNON

R.C.E. 23956

DATE OF SURVEY: SEPTEMBER 1986

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 MOULTON PARKWAY.

- 1) WE ALSO HEREBY DEDICATE TO THE PUBLIC FOR STREET PURPOSES: RANCHO NIGUEL ROAD
- 2) WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE: THE EASEMENT FOR STORM
DRAIN PURPOSES AS SHOWN ON THIS MAP.
- 3) WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE: THE EASEMENT FOR STORM
DRAIN PURPOSES AND ACCESS AS SHOWN ON THIS MAP.
- 4) PURSUANT TO SECTION 7050 OF THE GOVERNMENT CODE, WE HEREBY IRREVOCABLY
OFFER TO DEDICATE TO THE LAGUNA NIGUEL COMMUNITY SERVICE DISTRICT AN
EASEMENT FOR LANDSCAPE MAINTENANCE PURPOSES OVER LOT "A".
- 5) WE ALSO HEREBY DEDICATE TO MOULTON-NIGUEL WATER DISTRICT THE EASEMENT
FOR WATER AND SEWER PIPELINE, PUBLIC UTILITY AND ACCESS PURPOSES, AS
SHOWN ON THIS MAP. SAID EASEMENT 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 THROUGH 197, INCLUSIVE, OF OFFICIAL RECORDS OF THE
COUNTY OF ORANGE.
- 6) WE ALSO HEREBY OFFER TO THE COUNTY OF ORANGE: AN EASEMENT FOR STORM DRAIN
AND INGRESS AND EGRESS PURPOSES OVER PRIVATE STREET ON SUBJECT PROPERTY.
NIGUEL DEVELOPMENT COMPANY SHALL BE SUBJECT TO CONDITIONS AND RESTRICTIONS
IMPOSED ON THE "GRANTEE" OF THAT CERTAIN EASEMENT DEED TO ORANGE COUNTY
FLOOD CONTROL DISTRICT RECORDED ON JUNE 9, 1987 AS INSTRUMENT NO. 87-324637
OF OFFICIAL RECORDS OF ORANGE COUNTY.
- 7) ALL ENCUMBRANCES OFFERED BY THE OWNERS OR THEIR SUCCESSORS OR ASSIGNS
HEREIN SHALL BE SUBORDINATE TO THE RIGHTS TO THE COUNTY OF ORANGE AT SUCH TIME
AS THE DEDICATIONS ARE ACCEPTED BY SAID COUNTY OF ORANGE.

NIGUEL DEVELOPMENT COMPANY, A CALIFORNIA GENERAL PARTNERSHIP.

BY: BUIE-LAGUNA NIGUEL, LTD., A CALIFORNIA LIMITED PARTNERSHIP.
PARTNER.BY: THE BUIE CORPORATION, A CALIFORNIA CORPORATION.
GENERAL PARTNER.BY: Jeffrey Stoddard
JEFFREY STODDARD
EXECUTIVE VICE PRESIDENTBY: Robert A. Turbin
ASSISTANT VICE PRESIDENT
ROBERT A. TURBIN

BY: HOME CAPITAL CORPORATION, A CALIFORNIA CORPORATION, PARTNER

BY: Donald R. Faye
VICE PRESIDENT
DONALD R. FAYEBY: Don White
SR. VICE PRESIDENT
DON WHITE

HOME FEDERAL SAVINGS AND LOAN ASSOCIATION, AS BENEFICIARY UNDER DEEDS
OF TRUST RECORDED DECEMBER 31, 1984, AS INSTRUMENT NO. 84-537811 AND
MAY 6, 1987, AS INSTRUMENT NO. 87-252826, RE-RECORDED MAY 6, 1987, AS
INSTRUMENT NO. 87-405090, ALL OF OFFICIAL RECORDS.

BY: Donald R. Faye
VICE PRESIDENT
DONALD R. FAYEBY: Don White
SR. VICE PRESIDENT
DON WHITE

AVCO COMMUNITY DEVELOPERS, INC., AS BENEFICIARY, BY INSTRUMENT RECORDED
FEBRUARY 16, 1984, AS INSTRUMENT NO. 84-067988 OF OFFICIAL RECORDS.

BY: Paul G. Zimmer
PRESIDENT
PAUL G. ZIMMERBY: Gary Fite
VICE PRESIDENT
GARY FITE

NOTE:

SEE SHEET 2 FOR JURATS FOR THE ABOVE SIGNATURES.

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

ON THIS 17th DAY OF APRIL, 1987, BEFORE ME, JACQUIE A. BENCH,
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED CARLO H.
HABASH, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATIS-
FACTORY EVIDENCE) 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 (OR PROVED TO ME ON THE BASIS OF
SATISFACTORY EVIDENCE) TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRU-
MENT ON BEHALF OF SAID PUBLIC AGENCY AND ACKNOWLEDGED TO ME THAT SUCH
PUBLIC AGENCY EXECUTED THE SAME.

WITNESS MY HAND:

Jacqui A. Bench
NOTARY PUBLIC IN AND FOR SAID STATE
JACQUIE A. BENCH

MY PRINCIPAL PLACE OF BUSINESS IS MOULTON NIGUEL WATER
IN ORANGE COUNTY.

MY COMMISSION EXPIRES 12/18/87.

SIGNATURE OMISSION NOTE:

PURSUANT TO THE PROVISIONS OF SECTION 66436 (a), (3), (A) OF
OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE
BEEN OMITTED:

- 1.) THE COUNTY OF ORANGE, HOLDER OF AN EASEMENT FOR SCENIC PURPOSES
AS DEDICATED ON TRACT NO. 12789 AS PER MAP RECORDED IN BOOK 576,
PAGES 11 THROUGH 15, INCLUSIVE, OF MISCELLANEOUS MAPS.

LAGUNA NIGUEL COMMUNITY SERVICE DISTRICT CERTIFICATE:

I JAMES MOCAUS, BEING DULY APPOINTED AGENT OF THE LAGUNA NIGUEL COMMUNITY
SERVICE DISTRICT, A PUBLIC CORPORATION, ORANGE COUNTY CALIFORNIA, DO NOT ACCEPT
THE EASEMENT FOR LANDSCAPE MAINTENANCE PURPOSES AS OFFERED.

SEE SHEET 5 FOR JURAT.

James Mocalis
GENERAL MANGER / LAGUNA NIGUEL COMM. SERVICE DIST.

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF
CALIFORNIA; THAT THIS MAP CONSISTING OF 5 SHEETS AND THE TRUE AND
COMPLETE SURVEY MADE IN SEPTEMBER, 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 MONUMENT NOTES THEREON; AND THAT SAID MONUMENTS ARE SUFFI-
CIENT TO ENABLE THE SURVEY TO BE RETRACED.

Tom R. McGannon
TOM R. MC GANNON, R.C.E. 23956
REGISTRATION EXPIRES 12-31-89



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 15th DAY OF June, 1987.C. R. NELSON
COUNTY SURVEYORBY: Paul A. Ceorno
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 29th DAY OF September, 1987, 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; THE VEHICULAR ACCESS
RIGHTS TO MOULTON PARKWAY, AS RELEASED AND RELINQUISHED, AND DID ALSO
APPROVE SAID MAP PURSUANT TO THE PROVISIONS OF SECTION 66436 (a)
(3)(A) OF THE SUBDIVISION MAP ACT.
AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE; THE EASEMENT
FOR STORM DRAIN PURPOSES, AS DEDICATED.

AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE; THE EASEMENT
FOR STORM DRAIN PURPOSES AND ACCESS, AS DEDICATED.

AND DID ALSO ACCEPT, ON BEHALF OF THE PUBLIC, SUBJECT TO IMPROVEMENTS
THE DEDICATION FOR STREET PURPOSES: RANCHO NIGUEL ROAD.

DATED THIS 29th DAY OF September, 1987.

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 5th DAY OF May, 1987.ROBERT L. CITRON
COUNTY TREASURER-TAX COLLECTORBY: Cathy Patterson
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 29th DAY OF September, 1987.

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

MOULTON-NIGUEL WATER DISTRICT
CERTIFICATE OF ACCEPTANCE

I, CARLO H. HABASH, BEING THE DULY APPOINTED AGENT OF THE MOULTON-NIGUEL
WATER DISTRICT, A PUBLIC AGENCY, ORANGE COUNTY, CALIFORNIA, PURSUANT
TO ITS RESOLUTION NO. 81-29 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 NIGUEL DEVELOPMENT COMPANY, AND DOES HEREBY CERTIFY
THAT THE GRANTEE CONSENTS TO THE RECORDATION OF SAID TRACT.

Carlo H. Habash
CARLO H. HABASH
DIRECTOR OF ENGINEERING

(JURAT SHOWN AT LEFT)

SHEET 2 OF 5 SHEETS

93 LOTS AND LOTS A-F
ACREAGE: 16.320 ACRES
(A PORTION OF TENTATIVE
TRACT NO. 12824)

TRACT NO. 12875 DUPLICATE

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

TOM R. McGANNON

R.C.E. 23956

DATE OF SURVEY: SEPTEMBER 1986

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

ON THIS 19th DAY OF March, 1987, BEFORE ME, Cindy B. Chandik
A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED
Jeffrey Stoddard AND Robert A. Turaid, PERSONALLY KNOWN TO ME (OR
PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS
WHO EXECUTED THE WITHIN INSTRUMENT AS Exec. Vice President AND
Asst. Vice Pres., RESPECTIVELY, OF THE BUIE CORPORATION, AS OR ON BEHALF
OF THE CORPORATION THEREIN NAMED, SAID CORPORATION BEING KNOWN TO
ME TO BE THE GENERAL PARTNER OF

BUIE-LAGUNA NIGUEL, LTD., A CALIFORNIA LIMITED PARTNERSHIP, KNOWN
TO ME TO BE ONE OF THE PARTNERS OF NIGUEL DEVELOPMENT COMPANY, THE
PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO
ME THAT SUCH CORPORATION EXECUTED THE SAME AS SUCH PARTNER AND THAT
SUCH PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND:

Cindy B. Chandik
NOTARY PUBLIC IN AND FOR SAID STATE
CINDY B. CHANDIK

MY PRINCIPAL PLACE OF BUSINESS IS
IN Orange COUNTY

MY COMMISSION EXPIRES 2-26-90

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) SS

ON THIS 26 DAY OF March, 1987, BEFORE ME, ANNABEL L. FRANK
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DONALD R. FAYE
AND Don White, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON
THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHO EXECUTED
THE WITHIN INSTRUMENT AS Vice President AND Sr. Vice President
RESPECTIVELY, OF HOME CAPITAL CORPORATION, THE CORPORATION THAT
EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF NIGUEL DEVELOPMENT COMPANY,
THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED
TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS SUCH PARTNER AND THAT
SUCH PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND:

Annabel L. Frank
NOTARY PUBLIC IN AND FOR SAID STATE
ANNABEL L. FRANK

MY PRINCIPAL PLACE OF BUSINESS IS
IN San Diego COUNTY.

MY COMMISSION EXPIRES 2-23-90
2-23-90

MONUMENT NOTES:

2" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED R.C.E. 23956 IN
ASPHALT PAVING OR A L. & T. TAGGED R.C.E. 23956 IN CONCRETE 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 ABOUT A STREET WHICH ARE NOT TRACT CORNERS MARKING
SIDE LOT LINES, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER AC-
CEPTANCE OF IMPROVEMENTS.

1" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED R.C.E. 23956 IN
ASPHALT PAVING OR A L. & T. TAGGED R.C.E. 23956 IN CONCRETE 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 WHICH ARE NOT LOT CORNERS MARKING SIDE
LOT LINES, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER ACCEPTANCE
OF IMPROVEMENTS.

8" SPIKE & WASHER STAMPED R.C.E. 23956 OR 2" I.P. TAGGED R.C.E. 23956
IN MEDIAN OR A L. & T. TAGGED R.C.E. 23956 IN CONCRETE TO BE SET
AT ALL CENTERLINE POINTS OF CONTROL, UNLESS OTHERWISE NOTED, WITHIN
90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS.

○ INDICATES 2" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED
R.C.E. 23956 OR L. & T. TAGGED R.C.E. 23956 TO BE SET PER TRACT
NO. 12874, M.M. 586/1-4.

△ INDICATES 1" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED
R.C.E. 23956 OR L. & T. TAGGED R.C.E. 23956 TO BE SET PER TRACT
NO. 12789, M.M. 576/11-15.

□ INDICATES 2" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED
R.C.E. 23956 OR L. & T. TAGGED R.C.E. 23956 TO BE SET PER TRACT
NO. 12789, M.M. 576/11-15.

■ INDICATES 2" I.P. TAGGED R.C.E. 23956 OR 8" S. & W. STAMPED
R.C.E. 23956 OR L. & T. TAGGED R.C.E. 23956 TO BE SET PER TRACT
NO. 12330, M.M. 556/1-4.

● INDICATES FOUND 2" I.P. TAGGED R.C.E. 23956 PER P.M. NO.
84-127, P.M.B. 202/26-36.

BASIS OF BEARINGS:

THE BEARING OF N.10 56'00" E. ALONG THE WESTERLY BOUNDARY OF
TRACT NO. 12330, M.M. 556/1-4, RECORDS OF ORANGE COUNTY, CALIFORNIA,
WAS USED AS THE BASIS OF BEARINGS SHOWN HEREON.

EASEMENT NOTES:

- (A) — INDICATES AN EASEMENT RESERVED FOR PUBLIC UTILITY PURPOSES.
- (B) — INDICATES AS EASEMENT FOR WATER AND SEWER PIPELINE, PUBLIC
UTILITY AND ACCESS PURPOSES DEDICATED TO THE MOULTON-NIGUEL WATER
DISTRICT.
- (C) — INDICATES AN EASEMENT RESERVED FOR PRIVATE STORM DRAIN AND
DRAINAGE PURPOSES.
- (D) — INDICATES AN EASEMENT FOR STORM DRAIN PURPOSES DEDICATED TO
THE COUNTY OF ORANGE.
- (E) — INDICATES AN EASEMENT FOR STORM DRAIN PURPOSES AND ACCESS
DEDICATED TO THE COUNTY OF ORANGE.
- (F) — INDICATES AN EASEMENT FOR SCENIC PURPOSES DEDICATED TO THE
COUNTY OF ORANGE ON TRACT NO. 12789, M.M. 576/11-15, RECORDS OF ORANGE COUNTY.

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) SS

ON THIS 31 DAY OF August, 1987, BEFORE ME, ANNABEL L. FRANK,
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DONALD R. FAYE
AND Don White, PERSONALLY KNOWN TO ME (OR PROVED TO ME
ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE Vice President
AND Sr. Vice Pres., RESPECTIVELY, OF HOME FEDERAL SAVINGS AND LOAN
ASSOCIATION, 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.

WITNESS MY HAND:

Annabel L. Frank
NOTARY PUBLIC IN AND FOR SAID STATE
ANNABEL L. FRANK

MY PRINCIPAL PLACE OF BUSINESS IS
IN San Diego COUNTY

MY COMMISSION EXPIRES 2-23-90
2-23-90

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) SS

ON THIS 3rd DAY OF April, 1987, BEFORE ME, Marlene Booth
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Paul G. Zimmer
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY
EVIDENCE) TO BE THE President OF AVCO COMMUNITY DEVELOPERS, INC.,
THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME
(OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE
PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID
CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED
THE SAME.

WITNESS MY HAND:

Marlene Booth
NOTARY PUBLIC IN AND FOR SAID STATE
MARLENE BOOTH

MY PRINCIPAL PLACE OF BUSINESS IS
IN SAN DIEGO COUNTY.

MY COMMISSION EXPIRES AUG. 5, 1988

STATE OF CALIFORNIA)
ORANGE COUNTY) SS

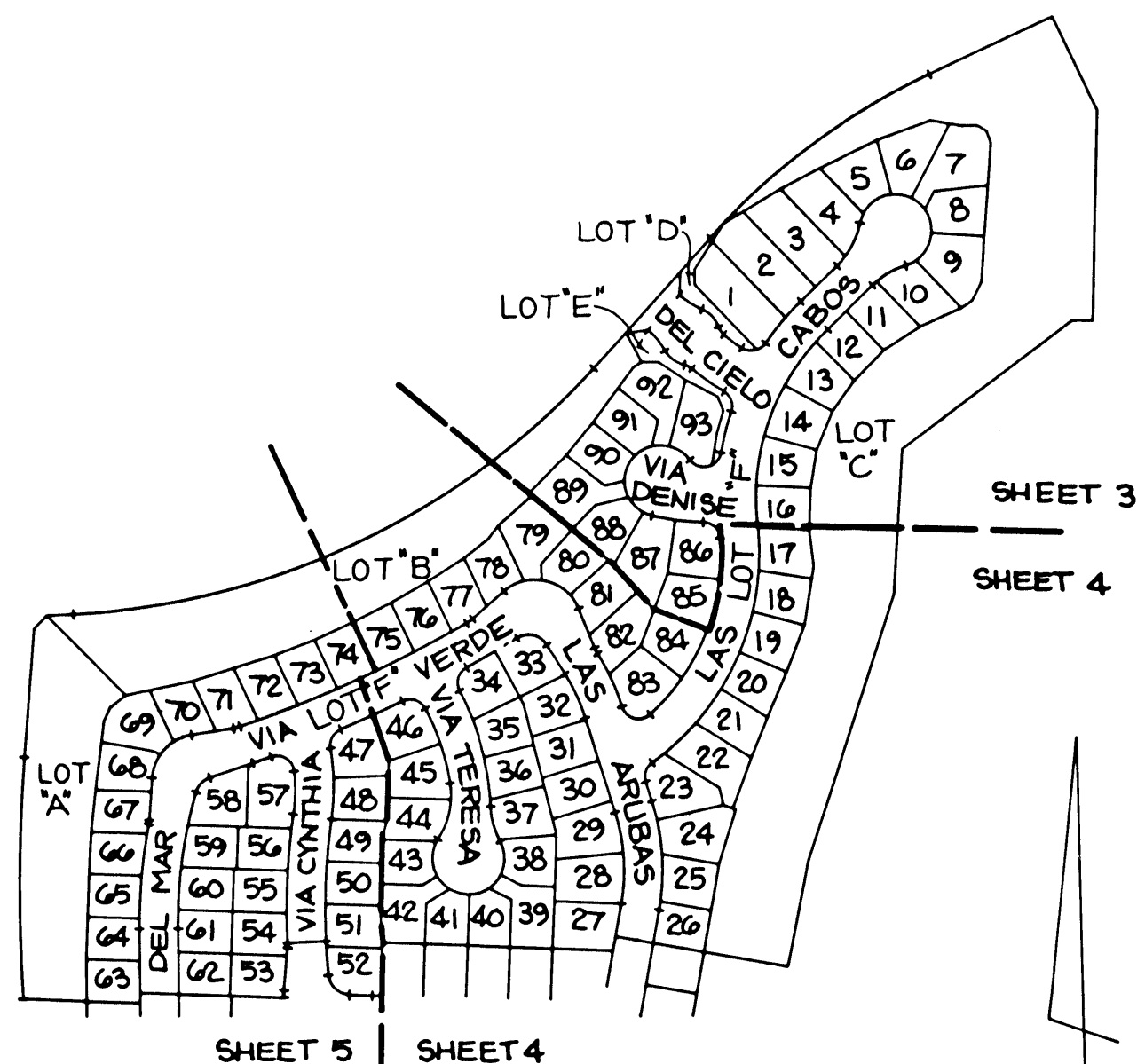
ON THIS 9th DAY OF April, 1987, BEFORE ME, Christina Simpson
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED
Gary Fitt, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS
OF SATISFACTORY EVIDENCE) TO BE THE Vice President OF AVCO COMMUNITY
DEVELOPERS, INC., THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT
AND KNOWN TO BE (OR PROVED TO ME ON THE BASIS OF SATISFACTORY
EVIDENCE) TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON
BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH
CORPORATION EXECUTED THE SAME.

WITNESS MY HAND:

Christina Simpson
NOTARY PUBLIC IN AND FOR SAID STATE
CHRIS TINA SIMPSON

MY PRINCIPAL PLACE OF BUSINESS IS
IN Orange COUNTY.

MY COMMISSION EXPIRES April 20, 1990



INDEX MAP

SCALE = 1" = 200'

TRACT NO. 12875

DUPLICATE

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

TOM R. MoGANNON

R.C.E. 23956

DATE OF SURVEY: SEPTEMBER 1986

INDICATES LOCATION 8" S & W 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 12324, M.M. 568/35-42

NOTE:

- 1) SEE SHEET 2 FOR MONUMENT NOTES, BASIS OF BEARINGS, EASEMENT NOTES AND INDEX MAP.
- 2) LETTERED LOTS ARE DESIGNATED AS "OPEN SPACE" AND ARE NOT SEPARATE BUILDING SITES".

DETAIL

N.T.S.

LOT "C"

LOT "B"

23

24.

$$I_2^{\pm}$$

22

12330

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TRACT N. N.

7506

4

SHEET 4 OF 5 SHEETS
SCALE: 1" = 40'
93 LOTS AND LOTS "A" THROUGH "F"
ACREAGE: 16.320 ACRES
[A PORTION OF TENTATIVE
TRACT NO. 12824]

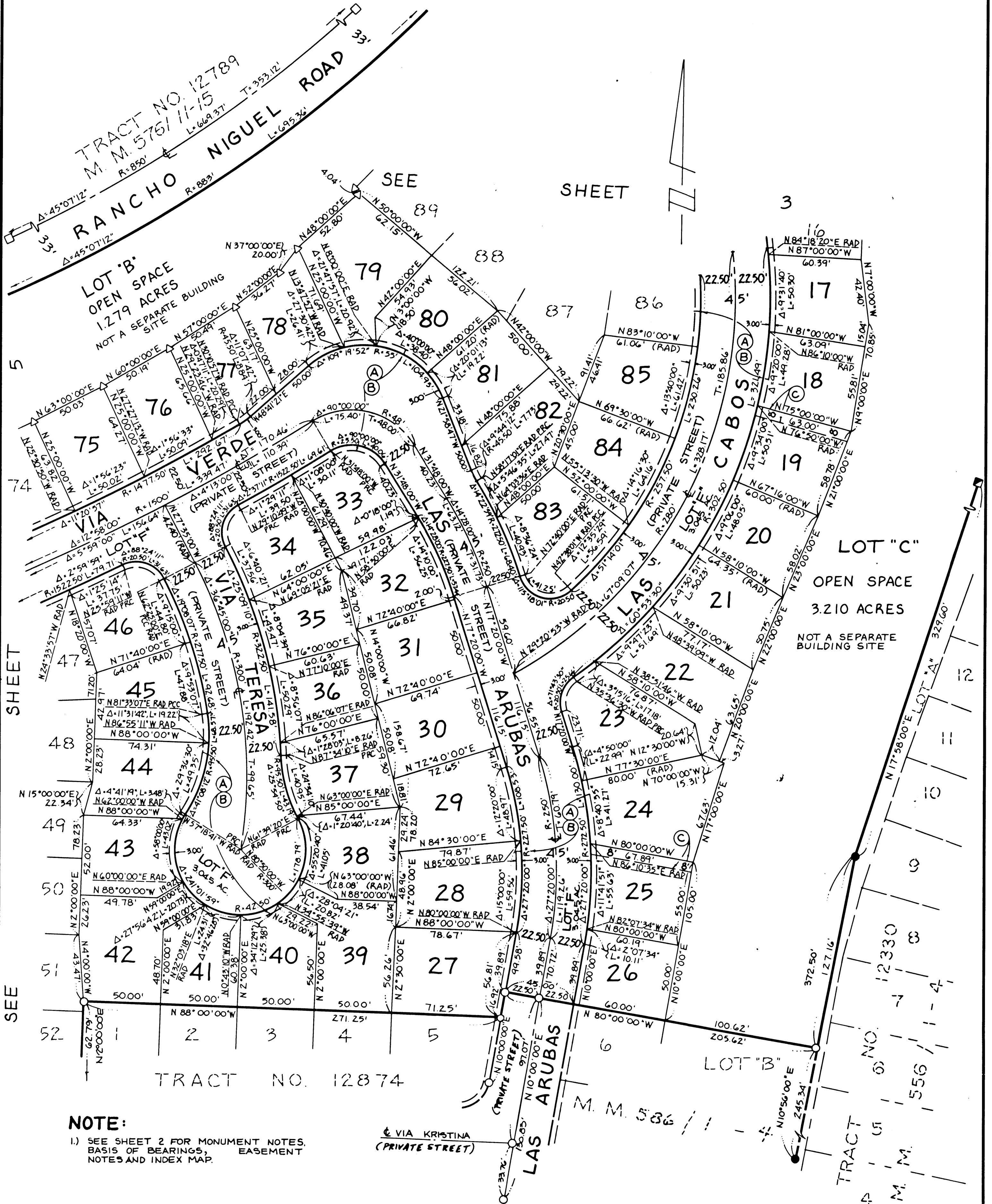
TRACT NO. 12875 DUPLICATE

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

TOM R. McGANNON

R.C.E. 23956

DATE OF SURVEY: SEPTEMBER 1986



SHEET 5 OF 5 SHEETS
SCALE: 1" = 40'
93 LOTS AND LOTS 'A' THROUGH 'F'
ACREAGE: 16.320 ACRES
[A PORTION OF TENTATIVE
TRACT NO. 12824]

TRACT NO. 12875

DUPLICATE

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

TOM R. McGANNON

R.C.E. 23956

DATE OF SURVEY: SEPTEMBER 1986

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

ON THIS 26TH DAY OF August, 1987, BEFORE ME, CINDY B. CHANDIK
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED
JAMES MOCALIS, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE
BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON WHO EXECUTED
THE WITHIN INSTRUMENT AS THE GENERAL MANAGER OF THE LAGUNA NIGUEL
COMMUNITY SERVICE DISTRICT, A PUBLIC AGENCY, THE PUBLIC AGENCY
THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME (OR PROVED TO
ME ON THE BASIS OF SATISFACTORY EVIDENCE) 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

WITNESS MY HAND:

Cindy B. Chandik

NOTARY PUBLIC IN AND FOR SAID STATE

CINDY B. CHANDIK

MY PRINCIPAL PLACE OF BUSINESS
IS IN ORANGE COUNTY.

MY COMMISSION EXPIRES: 2-26-90

NOTE:

1) SEE SHEET 2 FOR MONUMENT NOTES, BASIS OF
BEARINGS, EASEMENT NOTES AND INDEX MAP.

