

DUPLICATE

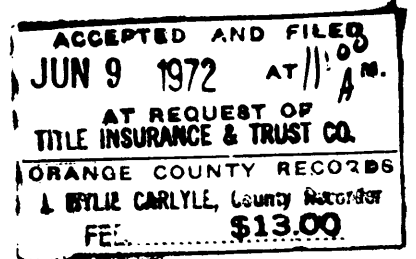
SHEET 1 OF 5 SHEETS

ACREAGE 51.311 ACRES
 NO. LOTS 113 (SEE SHEET 2 FOR CLARIFICATION)
 + LOTS "A" THRU "F", INCLUSIVE

TRACT NO. 6597

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, STATE OF CALIFORNIA, BEING A SUBDIVISION OF A PORTION OF LOT 39, TOWNSHIP 7 SOUTH, RANGE 8 WEST, IN THE MIGUEL RANCHO, AS SAID RANCHO IS SHOWN ON A MAP RECORDED IN BOOK 2, PAGES 230 AND 231 OF PATENTS OF LOS ANGELES COUNTY, CALIFORNIA, AND A RESUBDIVISION OF LOTS 1 TO 19 AND LOTS 137 TO 139 OF TRACT NO. 6882, M.M. 265/30-33, RECORDS OF ORANGE COUNTY AND THAT PORTION OF QUIGLEY DRIVE AS ABANDONED PER RESOLUTION NO. 71-1393 AND THAT PORTION OF HIGHLANDS AVENUE AS ABANDONED PER RESOLUTION NO. 72-624.

9822



FRANK W. RICHARDSON L.S. 2921

FEBRUARY 1972

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 RECORDED OF SAID MAP AS SHOWN WITHIN THE BLUE COLORED BORDER LINE. WE HEREBY OFFER FOR DEDICATION TO THE PUBLIC FOR STREET PURPOSES: HIGHLANDS AVENUE, BALLOCH STREET, KENSINGTON DRIVE, TROOM STREET, TIEREE STREET, BUCKHAVEN STREET, THACKERY DRIVE, LOCHLOMOND STREET AND QUIGLEY DRIVE.
 WE ALSO OFFER FOR DEDICATION TO THE COUNTY OF ORANGE:
 1. ALL VEHICULAR ACCESS RIGHTS TO HIGHLANDS AVENUE EXCEPT AT STREET INTERSECTIONS;
 2. THE EASEMENTS FOR DRAINAGE PURPOSES AS SHOWN ON THIS MAP.

I, FRANK W. RICHARDSON, HEREBY CERTIFY THAT I AM A LICENSED SURVEYOR NO. 2921 OF THE STATE OF CALIFORNIA, AND THAT THIS MAP CONSISTING OF 5 SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY DIRECTION IN AUG. 1971; THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN SUCH POSITIONS WITHIN NINETY DAYS AFTER THE ACCEPTANCE OF IMPROVEMENTS AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Frank W. Richardson
 LICENSED SURVEYOR NO. 2921

AVCO COMMUNITY DEVELOPERS, INC., A CORPORATION, RECORD OWNERS.

John J. Parks ASST. VICE PRESIDENT
Robert G. Rezin ASST. SECRETARY
 TITLE INSURANCE AND TRUST COMPANY, A CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED JANUARY 27, 1971, IN BOOK 9528, PAGE 637, OFFICIAL RECORDS.

UNITED CALIFORNIA BANK, A CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED APRIL 16, 1970, IN BOOK 9265, PAGE 560, OFFICIAL RECORDS.

Harold S. Bauer TRUST OFFICER
Robert G. Rezin ASSISTANT SECRETARY

STATE OF CALIFORNIA) S.S.
 COUNTY OF ORANGE

ON THIS 30 DAY OF MARCH, 1972, BEFORE ME LINDA H. SILVA, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JOHN J. PARKS, KNOWN TO ME TO BE ASST. VICE PRESIDENT AND KENNETH P. KESTER, KNOWN TO ME TO BE ASST. SECRETARY OF AVCO COMMUNITY DEVELOPERS, INC., A CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL:

MY COMMISSION EXPIRES:
FEB. 23, 1975

Linda H. Silva
 NOTARY PUBLIC IN AND FOR SAID
 COUNTY AND STATE



STATE OF CALIFORNIA) S.S.
 COUNTY OF ORANGE

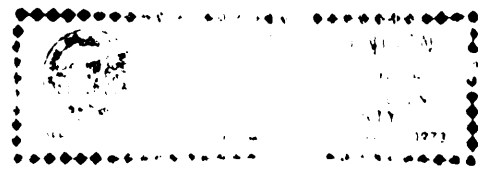
ON THIS 20 DAY OF APRIL, 1972, BEFORE ME DELPHIA O. DENISON, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

JOHN H. ROSSON, KNOWN TO ME TO BE ASST. SECRETARY OF TITLE INSURANCE AND TRUST COMPANY, A CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS TRUSTEE.

WITNESS MY HAND AND OFFICIAL SEAL:

MY COMMISSION EXPIRES:
JULY 8, 1973

Delphia O. Denison
 NOTARY PUBLIC IN AND FOR SAID
 COUNTY AND STATE



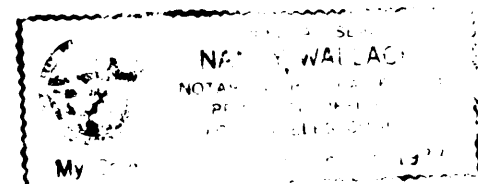
STATE OF CALIFORNIA) S.S.
 COUNTY OF LOS ANGELES

ON THIS 10 DAY OF APRIL, 1972, BEFORE ME NANCY WALLACE, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED HAROLD S. BAUER, KNOWN TO ME TO BE TRUST OFFICER AND ROBERT G. REZIN, KNOWN TO ME TO BE ASSISTANT SECRETARY OF UNITED CALIFORNIA BANK, A CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL:

MY COMMISSION EXPIRES:
DEC. 2ND, 1973

Nancy Wallace
 NOTARY PUBLIC IN AND FOR SAID
 COUNTY AND STATE



I, L. McCONVILLE, COUNTY SURVEYOR OF ORANGE COUNTY, CALIFORNIA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND IT TO BE SUBSTANTIALLY THE SAME AS THE TENTATIVE MAP AS FILED, 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 6th DAY OF JUNE, 1972.

L. McCONVILLE
 COUNTY SURVEYOR

BY *Robert V. Wise*
 DEPUTY

STATE OF CALIFORNIA)
 COUNTY OF ORANGE) S.S.

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

DATED THIS 6th DAY OF JUNE, 1972.

W. E. ST JOHN
 COUNTY CLERK OF ORANGE COUNTY

BY *Siene Keyes*
 DEPUTY

STATE OF CALIFORNIA)
 COUNTY OF ORANGE) S.S.

I, W. E. ST JOHN, COUNTY CLERK AND EX-OFFICIO CLERK OF THE BOARD OF SUPERVISORS OF ORANGE COUNTY, DO HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE BOARD OF SUPERVISORS OF THE SAID COUNTY OF ORANGE AT A REGULAR MEETING THEREOF HELD ON THE 17 DAY OF JUNE, 1972, AND THAT THEREUPON SAID BOARD DID BY AN ORDER DULY PASSED AND ENTERED APPROVE SAID MAP AND DID ACCEPT ON BEHALF OF THE PUBLIC FOR STREET PURPOSES: HIGHLANDS AVENUE, BALLOCH STREET, KENSINGTON DRIVE, TROOM STREET, TIEREE STREET, BUCKHAVEN STREET, THACKERY DRIVE, LOCHLOMOND STREET AND QUIGLEY DRIVE; AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE: 1) ALL VEHICULAR ACCESS RIGHTS TO HIGHLANDS AVENUE AS DEDICATED; 2) THE EASEMENTS FOR DRAINAGE PURPOSES AS DEDICATED

AND DID ALSO APPROVE SUBJECT TRACT MAP PURSUANT TO SECTION 11587(a) OF THE SUBDIVISION MAP ACT.

DATED THIS 6th DAY OF JUNE, 1972.

W. E. ST JOHN
 COUNTY CLERK AND EX-OFFICIO
 CLERK OF THE BOARD OF
 SUPERVISORS

BY *Siene Keyes*
 DEPUTY

STATE OF CALIFORNIA)
 COUNTY OF ORANGE) S.S.

I, ROBERT L. CITRON, COUNTY TAX COLLECTOR AND REDEMPTION OFFICER OF ORANGE COUNTY DO HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF MY OFFICE THERE ARE NO LIENS AGAINST THE LAND SHOWN ON THIS MAP OR ANY PART THEREOF FOR UNPAID STATE OR COUNTY TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOT YET DUE AND PAYABLE.

DATED THIS 24 DAY OF APRIL, 1972.

ROBERT L. CITRON
 COUNTY TAX COLLECTOR
 AND REDEMPTION OFFICER

BY *Donna Baird*
 DEPUTY

A SOILS REPORT DATED SEPTEMBER 22, 1971 WAS PREPARED BY REX P. KETTER, R.C.E. 15251.

PURSUANT TO SECTION 11587 OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURE HAS BEEN OMITTED:

1. SOUTHERN CALIFORNIA EDISON COMPANY, HOLDER OF AN EASEMENT BY DEED RECORDED JULY 14, 1970 IN BOOK 9345 PAGE 351, OFFICIAL RECORDS.

SCALE 1" = 60'
ACREAGE 51.311 ACRES
NO. LOTS 113 (SEE BELOW FOR CLARIFICATION)
+ LOTS "A" THRU "F", INCLUSIVE

TRACT NO. 6597

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, STATE OF CALIFORNIA.
FRANK W. RICHARDSON L.S. 2921
FEBRUARY 1972

SHEET 2 OF 5 SHEETS

9822

ACCEPTED AND FILED
JUN 9 1972 AT 11:00 AM
AT REQUEST OF
TITLE INSURANCE & TRUST CO.
ORANGE COUNTY RECORDS
A. BYLIE CARLILE, County Recorder
FEE \$13.00

MONUMENT NOTES:

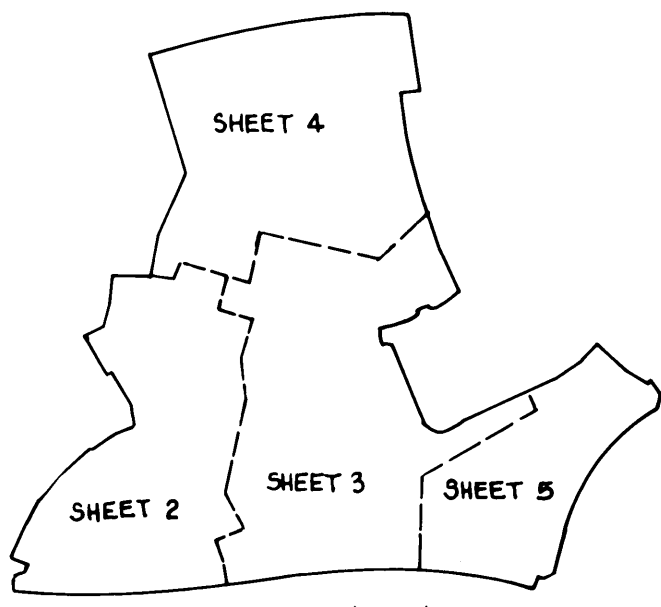
1. SET 2" I.P. TAGGED L.S. 2921 AT ALL TRACT BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
2. SET 1" I.P. TAGGED L.S. 2921 AT ALL LOT CORNERS, UNLESS OTHERWISE NOTED.
3. SET 8" SPIKE WITH WASHER TAGGED L.S. 2921 AT ALL STREET CENTERLINE INTERSECTIONS, BEGINNING & END OF CURVES OF STREET CENTERLINES AND THE POINT OF INTERSECTION OF TANGENTS WHEN SUCH POINTS FALL WITHIN THE PAVED ROADWAY, UNLESS OTHERWISE NOTED.
4. TIES TO CENTERLINE MONUMENTS WILL BE MADE AND A COPY OF SAID TIES WILL BE FURNISHED TO THE COUNTY SURVEYOR.
5. FOUND SPIKE PER TRACT NO. 6882, SHOWN THUSLY: ●
6. FOUND BRASS TAG STAMPED L.S. 2921 IN WELL MONUMENT PER TRACT NO. 6882, SHOWN THUSLY: △
7. SET BRASS TAG STAMPED L.S. 2921 IN WELL MONUMENT AT ALL POINTS SHOWN THUSLY: ▲
8. FOUND 2" I.P. TAGGED L.S. 2921 PER TRACT NO. 6882, SHOWN THUSLY: ○
9. FOUND 1" I.P. TAGGED L.S. 2921 PER TRACT NO. 6882, SHOWN THUSLY: ◎
10. FOUND SPIKE PER TRACT NO. 6472, SHOWN THUSLY: ⊙

BASIS OF BEARINGS:

N 66° 04' 52" W FOR THE CENTERLINE OF MIGUEL ROAD PER TRACT NO. 6882,
M.M. 265/30-33, RECORDS OF ORANGE COUNTY, CALIFORNIA.

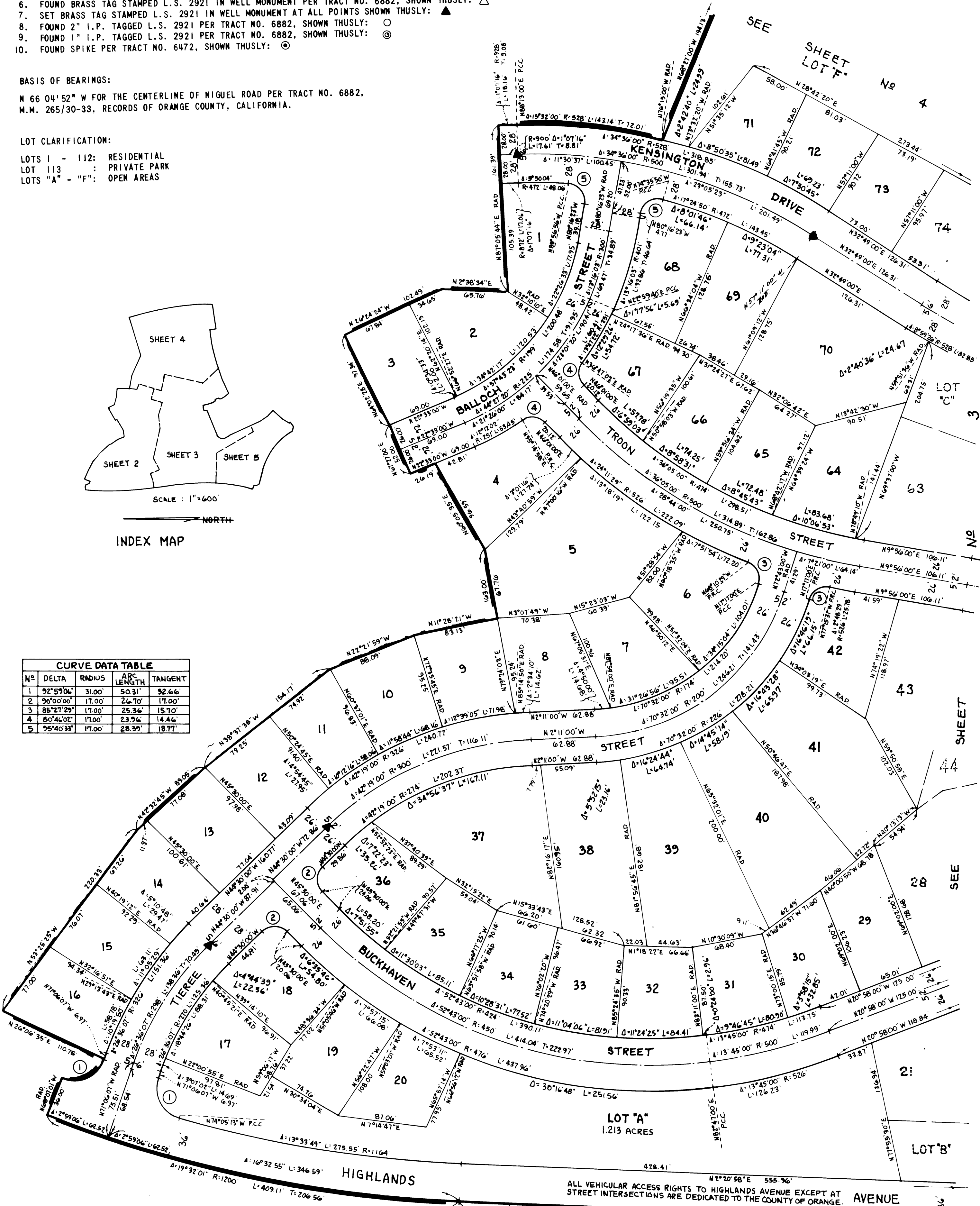
LOT CLARIFICATION:

LOTS 1 - 112: RESIDENTIAL
LOT 113: PRIVATE PARK
LOTS "A" - "F": OPEN AREAS



INDEX MAP

CURVE DATA TABLE			
Nº	DELTA	RADIUS	TANGENT
1	92° 59' 06"	31.00'	50.31'
2	90° 00' 00"	17.00'	26.70'
3	85° 27' 29"	17.00'	25.36'
4	80° 46' 02"	17.00'	23.96'
5	75° 40' 33"	17.00'	20.39'



ALL VEHICULAR ACCESS RIGHTS TO HIGHLANDS AVENUE EXCEPT AT STREET INTERSECTIONS ARE DEDICATED TO THE COUNTY OF ORANGE.

AVENUE

DUPLICATE

SHEET 4 OF 5 SHEETS

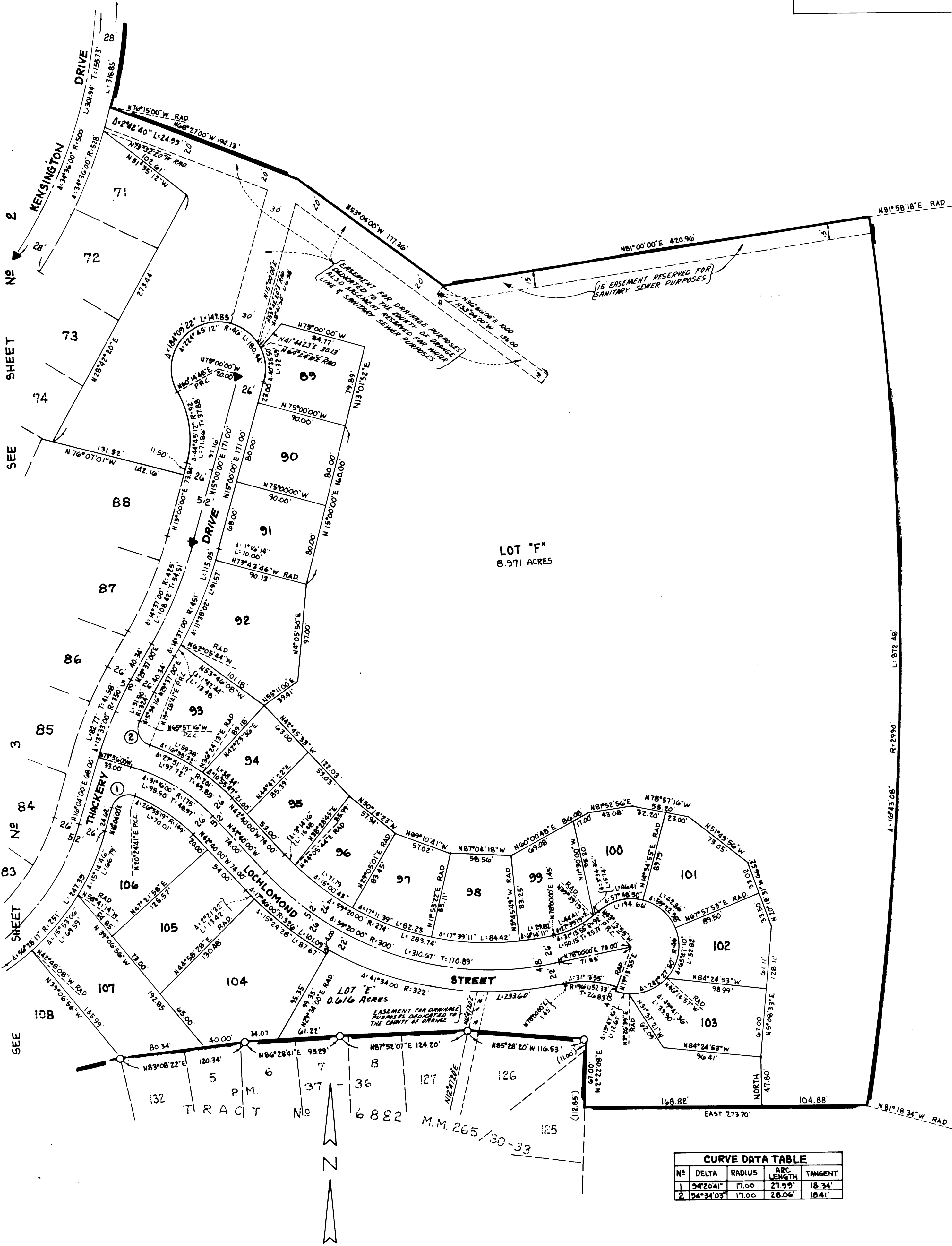
SCALE 1 = 60'
ACREAGE 51.311 ACRES
NO. LOTS 113 (SEE SHEET 2 FOR CLARIFICATION)
+ LOTS "A" THRU "F", INCLUSIVE

TRACT NO. 6597

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, STATE OF CALIFORNIA.
FRANK W. RICHARDSON L.S. 2921 FEBRUARY 1972

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

9822
ACCEPTED AND FILED
JUN 9 1972 AT 11:00 AM
AT REQUEST OF
TITLE INSURANCE & TRUST CO.
ORANGE COUNTY RECORDS
A. BRUCE CARLILE, County Recorder
FEE \$13.00



DUPLICATE

SHEET 5 OF 5 SHEETS

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ACCEPTED AND FILED
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ORANGE COUNTY RECORDS
A. BRUCE CARLILE, County Recorder
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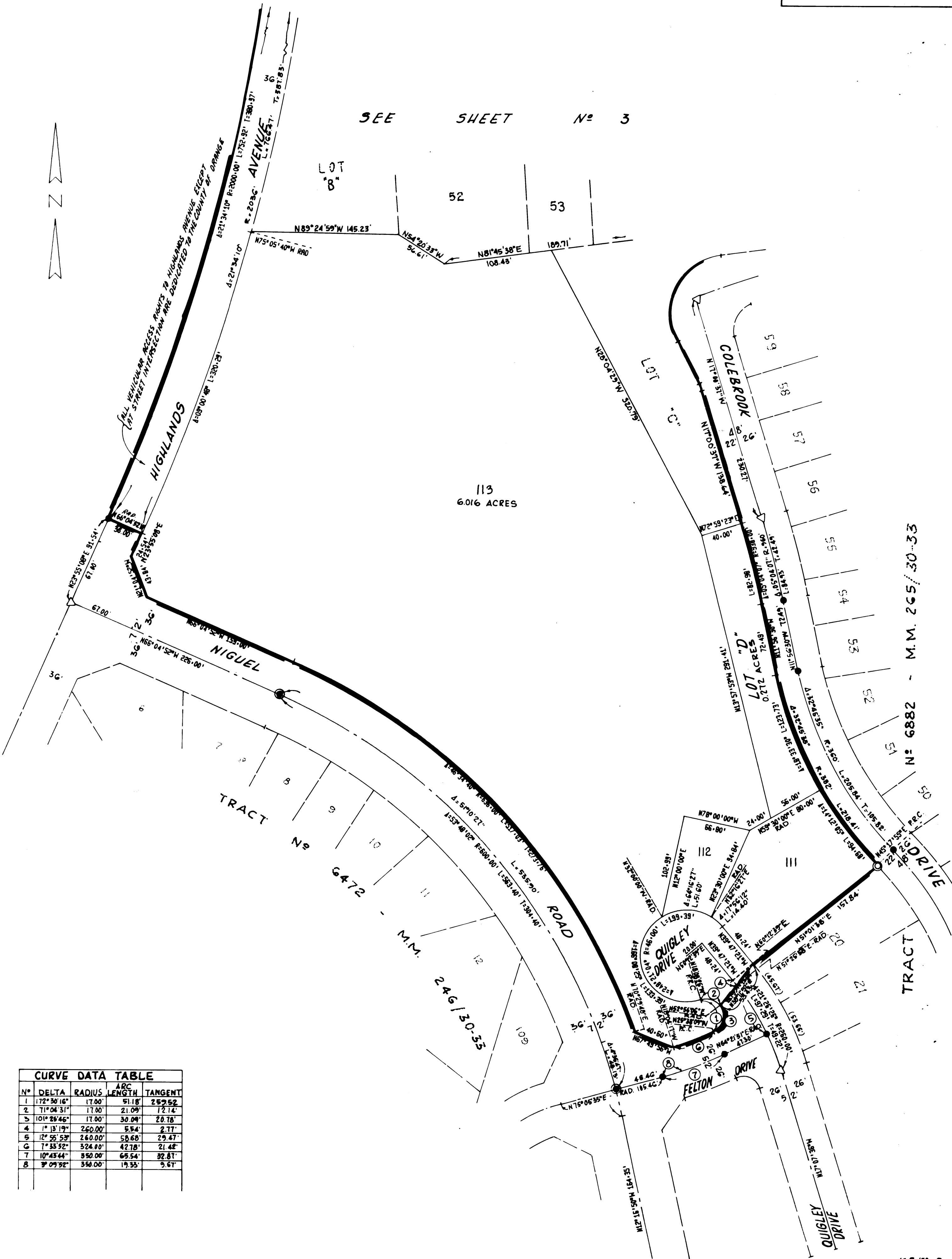
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FRANK W. RICHARDSON L.S. 2921 FEBRUARY 1972

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

SEE SHEET NO 3



N: 6882 - M.M. 265/30-33

CURVE DATA TABLE				
N°	DELTA	RADIUS	ARC LENGTH	TANGENT
1	172° 30' 16"	17.00'	51.18'	252.52'
2	71° 04' 31"	17.00'	21.09'	12.14'
3	101° 26' 46"	17.00'	30.09'	20.76'
4	1° 13' 19"	260.00'	5.54'	2.77'
5	12° 55' 53"	260.00'	58.68'	29.47'
6	7° 33' 52"	324.00'	42.78'	21.42'
7	10° 43' 44"	350.00'	65.54'	32.81'
8	9° 09' 52"	350.00'	19.35'	9.67'

