

A PORTION OF TENTATIVE TRACT NO. 5433
ACREAGE: 47.232 ACRES
NO. LOTS: 63+A,B,C,D&E

TRACT NO. 9789

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE, STATE OF CALIFORNIA, BEING A SUBDIVISION OF A PORTION OF PARCEL 1 OF MAP FILED IN BOOK 92, PAGES 43 TO 46 INCLUSIVE OF PARCEL MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

FRANK W. RICHARDSON, L.S. 2921

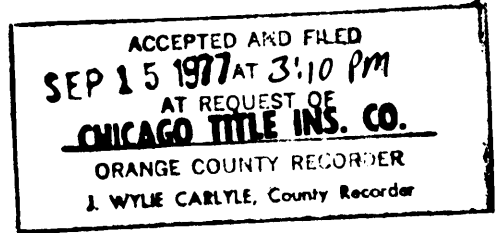


MARCH, 1977

CONSOLIDATED, INC.

SHEET 1 OF 6 SHEETS

19714



\$15.00

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 COLORED BORDER LINE, AND WE HEREBY DEDICATE TO THE PUBLIC FOR STREET PURPOSES: ALICIA PARKWAY, ANA MARIA LANE, AUKLET LANE, AVOCET LANE, BOBOLINK DRIVE, CROSSBILL CIRCLE, IVY GLENN DRIVE, KINGLET COURT, KITE HILL DRIVE AND VOYAGER LANE.

WE ALSO RELEASE AND RELINQUISH TO THE COUNTY OF ORANGE:

1. ALL VEHICULAR ACCESS RIGHTS TO ALICIA PARKWAY, EXCEPT AT STREET INTERSECTION.

WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE:

1. AN EASEMENT FOR LANDSCAPE MAINTENANCE PURPOSES OVER LOT "D" AS SHOWN ON SAID MAP.
2. AN EASEMENT FOR PUBLIC ACCESSWAY PURPOSES OVER LOT "B" AS SHOWN ON SAID MAP.
3. AN EASEMENT FOR STORM DRAIN PURPOSES AS SHOWN ON SAID MAP.

WE ALSO HEREBY GRANT TO THE COUNTY OF ORANGE LOT "A" IN FEE SIMPLE FOR PUBLIC RECREATION, TRAIL AND LANDSCAPE PURPOSES, TOGETHER WITH THE RIGHT TO GRANT EASEMENTS FOR PUBLIC UTILITIES OR OTHER ESSENTIAL PURPOSES.

SHAPELL INDUSTRIES, INC., A DELAWARE CORPORATION.

BY:

PRESIDENT

SECRETARY

I, FRANK W. RICHARDSON, HEREBY CERTIFY THAT I AM LICENSED LAND SURVEYOR NO. 2921 OF THE STATE OF CALIFORNIA; AND THAT THIS MAP CONSISTING OF 6 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN JANUARY, 1977 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, 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.

LICENSED LAND SURVEYOR NO. 2921

I, C.R. NELSON, 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 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 19th DAY OF July, 1977

C.R. NELSON
COUNTY SURVEYOR

BY: Robert Velise
DEPUTY

STATE OF CALIFORNIA) SS
COUNTY OF ORANGE)

I, JUNE ALEXANDER, CLERK OF THE BOARD 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 13th DAY OF September, 1977.

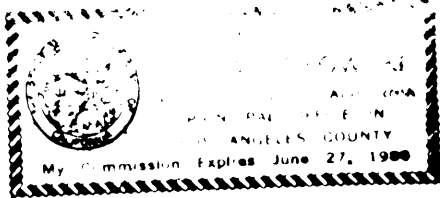
JUNE ALEXANDER
CLERK OF THE BOARD

BY: Diane Reyes
DEPUTY

STATE OF CALIFORNIA) SS
COUNTY OF ORANGE)

ON THIS 13th DAY OF September, 1977, BEFORE ME, John D. Kowalski, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Nathan D. Shapecell AND Irvin Shapecell, KNOWN TO ME TO BE THE PRESIDENT AND SECRETARY, RESPECTIVELY, OF SHAPELL INDUSTRIES, 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 June 27, 1980 WITNESS MY HAND AND OFFICIAL SEAL.



NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA) SS
COUNTY OF ORANGE)

I, JUNE ALEXANDER, CLERK OF THE BOARD OF SUPERVISORS OF ORANGE COUNTY, DO HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO SAID BOARD AT A REGULAR MEETING THEREOF HELD ON THE 13th DAY OF September, 1977, AND THAT THEREUPON SAID BOARD DID BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP AND DID ACCEPT ON BEHALF OF THE PUBLIC THE DEDICATION FOR STREET PURPOSES OF: ALICIA PARKWAY, ANA MARIA LANE, AUKLET LANE, AVOCET LANE, BOBOLINK DRIVE, CROSSBILL CIRCLE, IVY GLENN DRIVE, KINGLET COURT, KITE HILL DRIVE AND VOYAGER LANE.

AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE:

1. THE VEHICULAR ACCESS RIGHTS TO ALICIA PARKWAY, AS RELEASED AND RELINQUISHED.
2. THE EASEMENT FOR STORM DRAIN PURPOSES, AS DEDICATED.
3. AN EASEMENT FOR LANDSCAPE MAINTENANCE PURPOSES OVER LOT "D" AS DEDICATED
4. AN EASEMENT FOR PUBLIC ACCESSWAY PURPOSES OVER LOT "B" AS DEDICATED AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE LOT "A" IN FEE SIMPLE AS GRANTED.

AND DID ALSO APPROVE SUBJECT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436 (C) (1) OF THE SUBDIVISION MAP ACT.

DATED THIS 13th DAY OF September, 1977.

JUNE ALEXANDER
CLERK OF THE BOARD
OF SUPERVISORS

BY: Diane Reyes
DEPUTY

STATE OF CALIFORNIA) SS
COUNTY OF ORANGE)

I, ROBERT L. CITRON, COUNTY TAX COLLECTOR TREASURER OF ORANGE COUNTY DO HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF MY OFFICE THERE ARE NO LIENS AGAINST THE LAND SHOWN WITHIN THE COLORED BORDER 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 5th DAY OF July, 1977.

ROBERT L. CITRON
COUNTY TAX COLLECTOR TREASURER

BY: J. DiGiordano
DEPUTY TAX COLLECTOR

IN ACCORDANCE WITH THE PROVISIONS OF SECTION 66436 (C) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

1. COUNTY OF ORANGE, HOLDER OF EASEMENT RECORDED IN BOOK 8591, PAGE 576 OF OFFICIAL RECORDS.
2. THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, HOLDER OF EASEMENT RECORDED IN BOOK 11283, PAGE 1735 OF OFFICIAL RECORDS.

A PORTION OF TENTATIVE TRACT 5433
SCALE: 1" = 100'
ACREAGE: 47.232 ACRES
NO. LOTS: 62+ABC, D+E

DUPLICATE

SHEET 2 OF 6 SHEETS

TRACT NO. 9789

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY,
CALIFORNIA.

19714

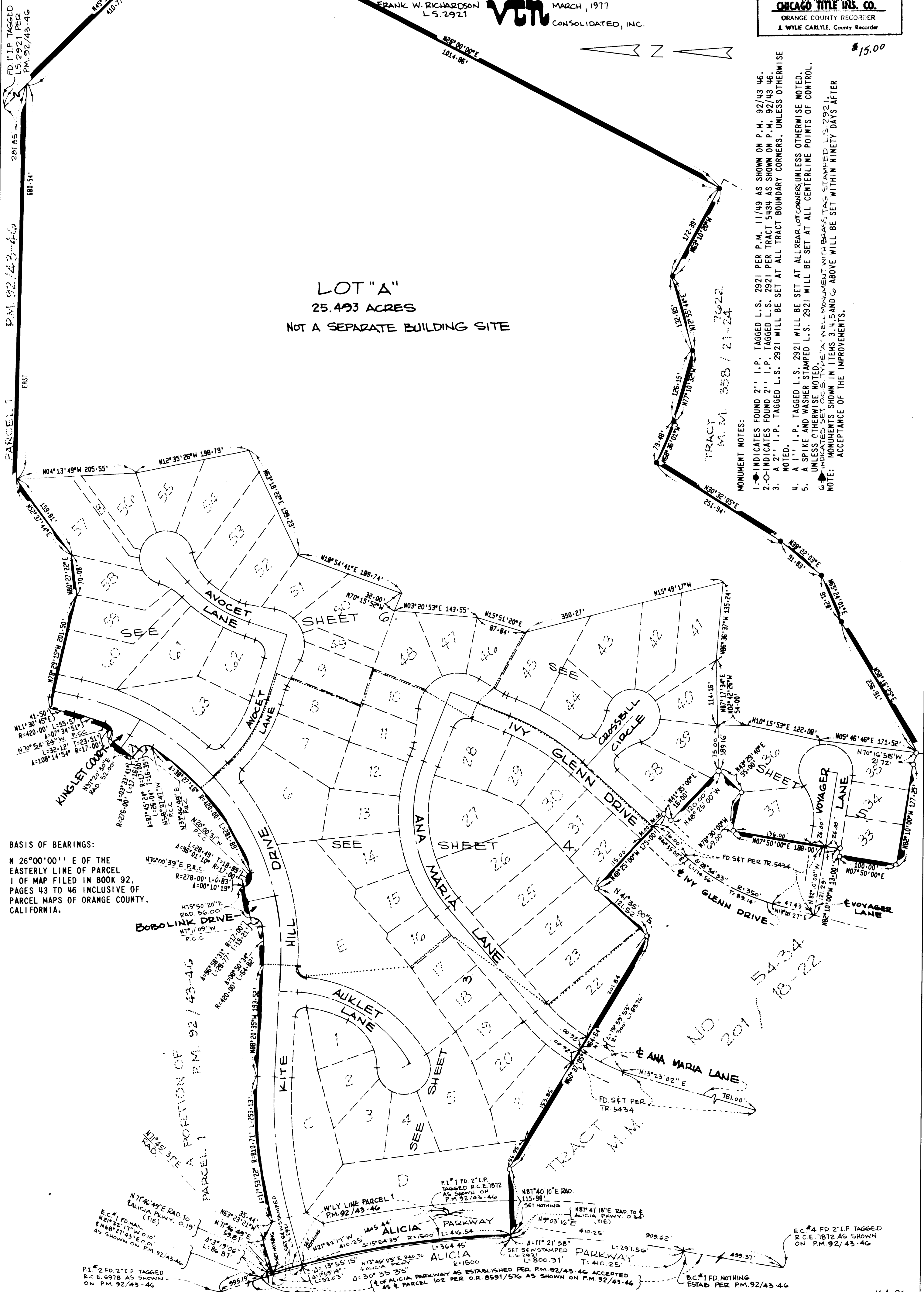
FRANK W. RICHARDSON
L.S. 2921



MARCH, 1977
CONSOLIDATED, INC.

ACCEPTED AND FILED
SEP 15 1977 AT 3:10 PM
AT REQUEST OF
CHICAGO TITLE INS. CO.
ORANGE COUNTY RECORDER
J. WYLE CARLILE, County Recorder

\$15.00



LOT "A"
25.493 ACRES
NOT A SEPARATE BUILDING SITE

- MONUMENT NOTES:
- 1. INDICATES FOUND 2" I.P. TAGGED L.S. 2921 PER P.M. 11/49 AS SHOWN ON P.M. 92/43 46.
 - 2. INDICATES FOUND 2" I.P. TAGGED L.S. 2921 PER TRACT 5434 AS SHOWN ON P.M. 92/43 46.
 - 3. A 2" I.P. TAGGED L.S. 2921 WILL BE SET AT ALL TRACT BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
 - 4. A 1" I.P. TAGGED L.S. 2921 WILL BE SET AT ALL REAR LOT CORNERS UNLESS OTHERWISE NOTED.
 - 5. A SPIKE AND WASHER STAMPED L.S. 2921 WILL BE SET AT ALL CENTERLINE POINTS OF CONTROL, UNLESS OTHERWISE NOTED.
 - 6. INDICATES SET O.C.S. TYPE "A" WELL MONUMENT WITH BRASS TAG STAMPED L.S. 2921.
 - NOTE: MONUMENTS SHOWN IN ITEMS 3, 4, 5 AND 6 ABOVE WILL BE SET WITHIN NINETY DAYS AFTER ACCEPTANCE OF THE IMPROVEMENTS.

BASIS OF BEARINGS:
N 26°00'00" E OF THE
EASTERLY LINE OF PARCEL
1 OF MAP FILED IN BOOK 92,
PAGES 43 TO 46 INCLUSIVE OF
PARCEL MAPS OF ORANGE COUNTY,
CALIFORNIA.

PI*2 FD 2" I.P. TAGGED
R.C.E. 6978 AS SHOWN
ON P.M. 92/43-46

PI*1 FD 2" I.P.
TAGGED R.C.E. 1072
AS SHOWN ON
P.M. 92/43-46

EC*4 FD 2" I.P. TAGGED
R.C.E. 1072 AS SHOWN
ON P.M. 92/43-46

A PORTION OF TENTATIVE TRACT 5433
SCALE 1" = 40'
ACREAGE: 47.232 ACRES
NO. LOTS: G3+A,B,C,D&E

DUPLICATE

SHEET 3 OF 6 SHEETS

TRACT NO. 9789

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

19714

FRANK W. RICHARDSON
L.S. 2921

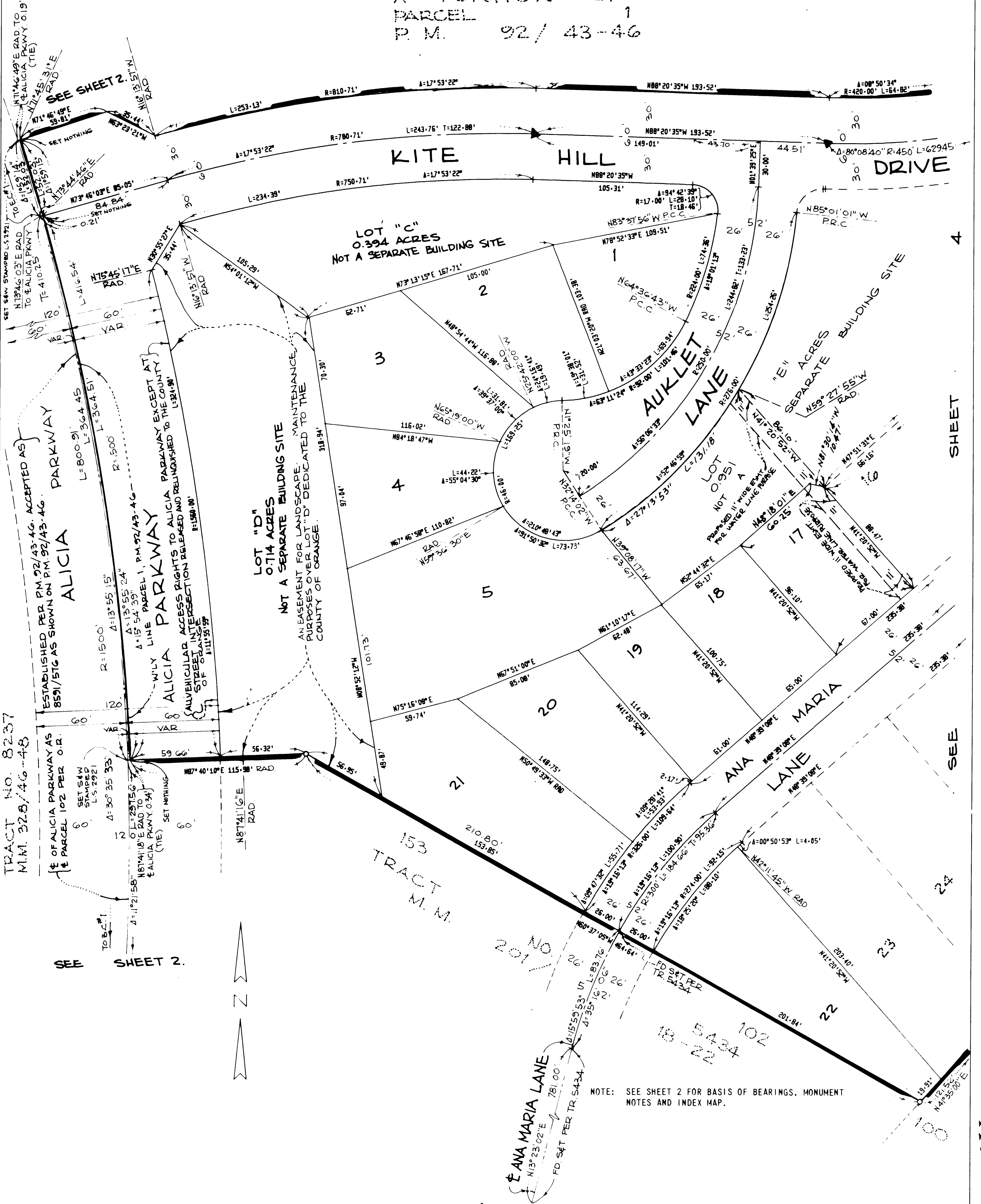


MARCH, 1977
CONSOLIDATED, INC.

ACCEPTED AND FILED
SEP 15 1977 AT 3:10 PM
AT REQUEST OF
CHICAGO TITLE INS. CO.
ORANGE COUNTY RECORDER
J. WYLE CARLIE, County Recorder

315.00

A PORTION OF
PARCEL 1
P. M. 92 / 43-46



A PORTION OF TENTATIVE TRACT 5433
SCALE 1" = 40'
ACREAGE: 47.232 ACRES
NO. LOTS: 63 + A, B, C, D & E

DUPLICATE

SHEET 4 OF 6 SHEETS

TRACT NO. 9789

19714

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

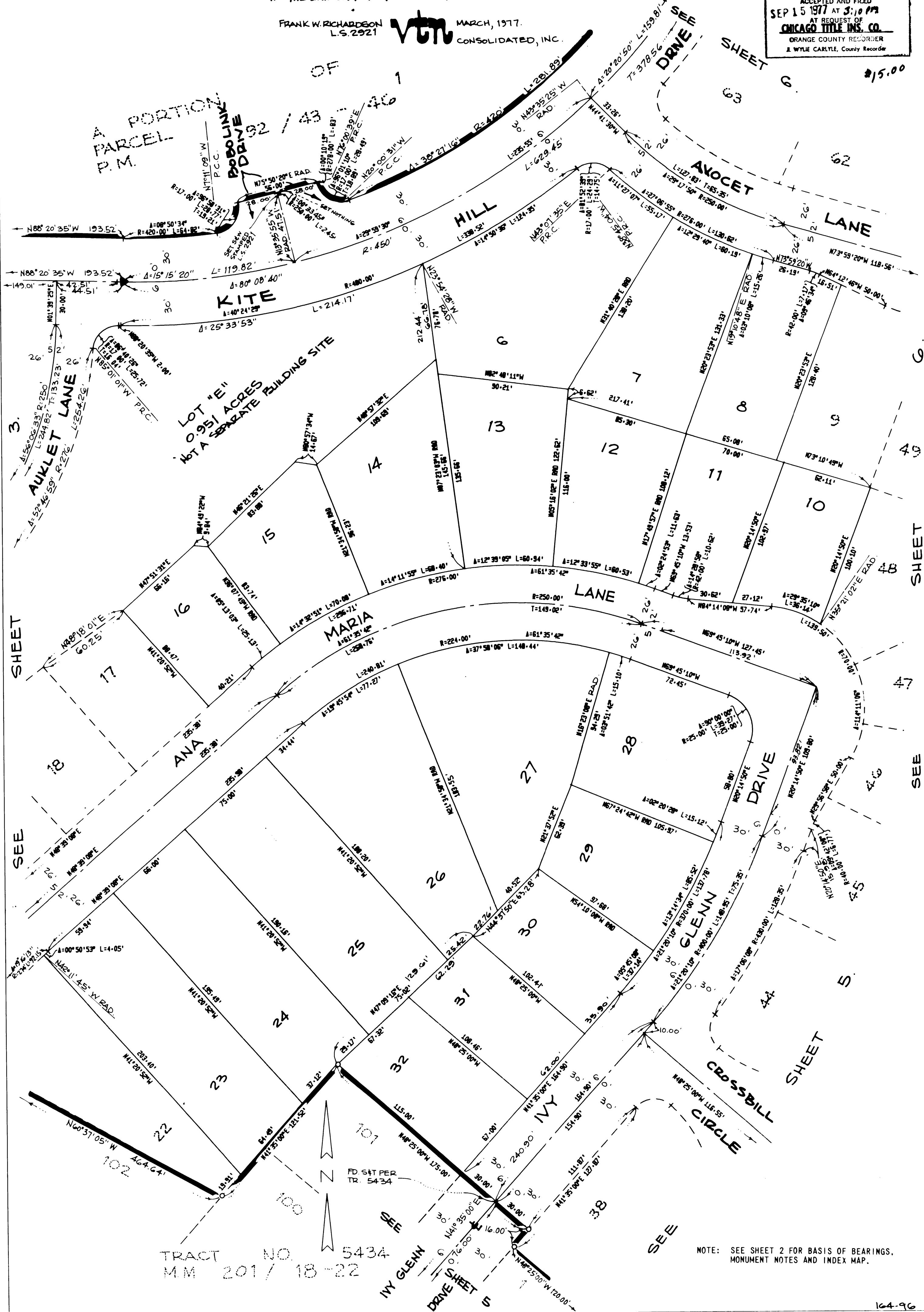
FRANK W. RICHARDSON
L.S. 2921



MARCH, 1977.
CONSOLIDATED, INC.

ACCEPTED AND FILED
SEP 15 1977 AT 3:10 PM
AT REQUEST OF
CHICAGO TITLE INS. CO.
ORANGE COUNTY RECORDER
J. WYLLIE CARLILE, County Recorder

\$15.00



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

A PORTION OF TENTATIVE TRACT 5433
SCALE 1" = 40'
ACREAGE: 47.232 ACRES
NO. LOTS: G3+A,B,C,D+E

DUPLICATE

SHEET 5 OF 6 SHEETS

TRACT NO. 9789

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

19714

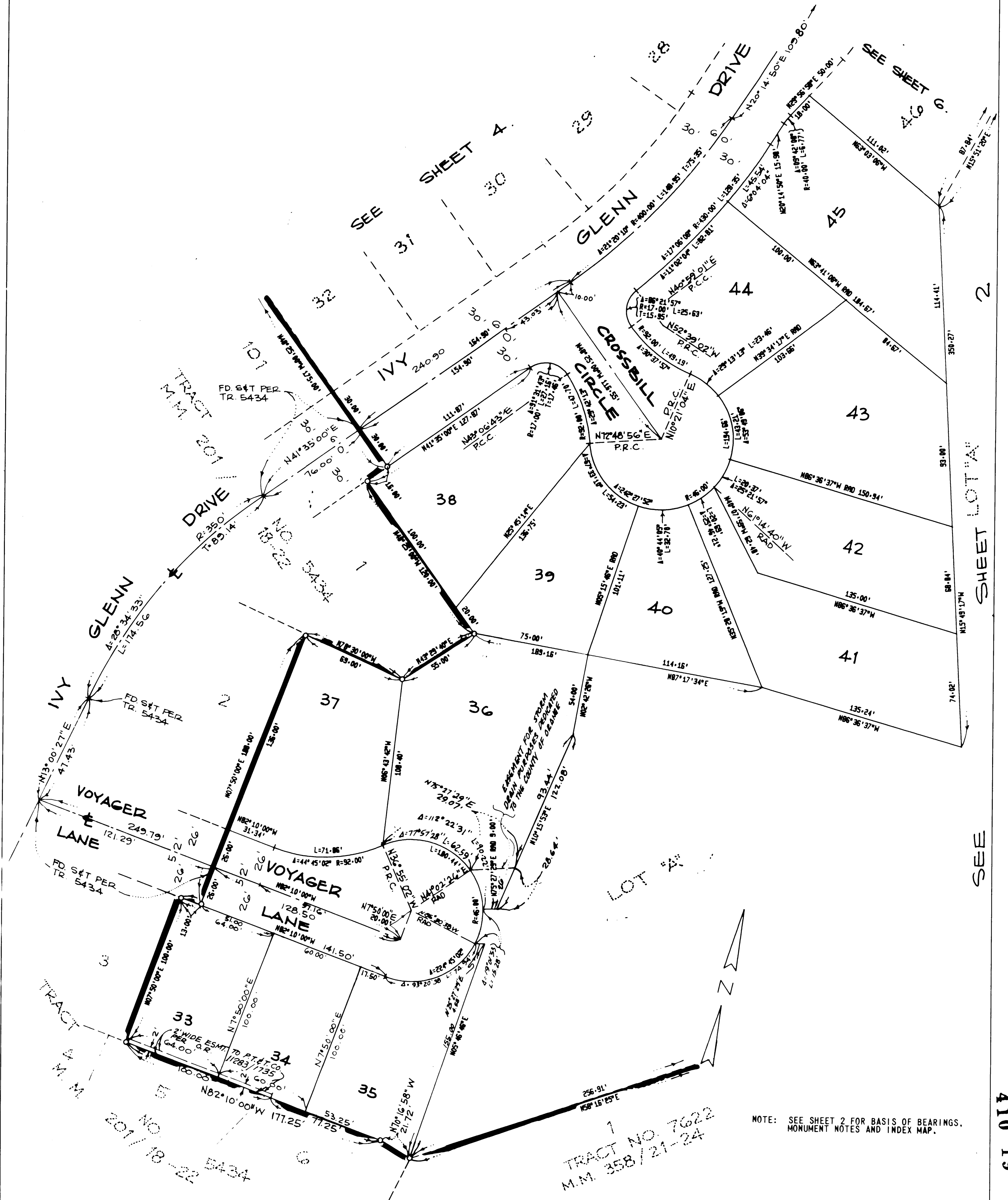
FRANK W. RICHARDSON
L.S. 2921



MARCH, 1977.
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\$15.00



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

A PORTION OF TENTATIVE TRACT 5433
SCALE 1" = 40'
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DUPLICATE

SHEET 6 OF 6 SHEETS

TRACT NO. 9789

IN THE UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA.

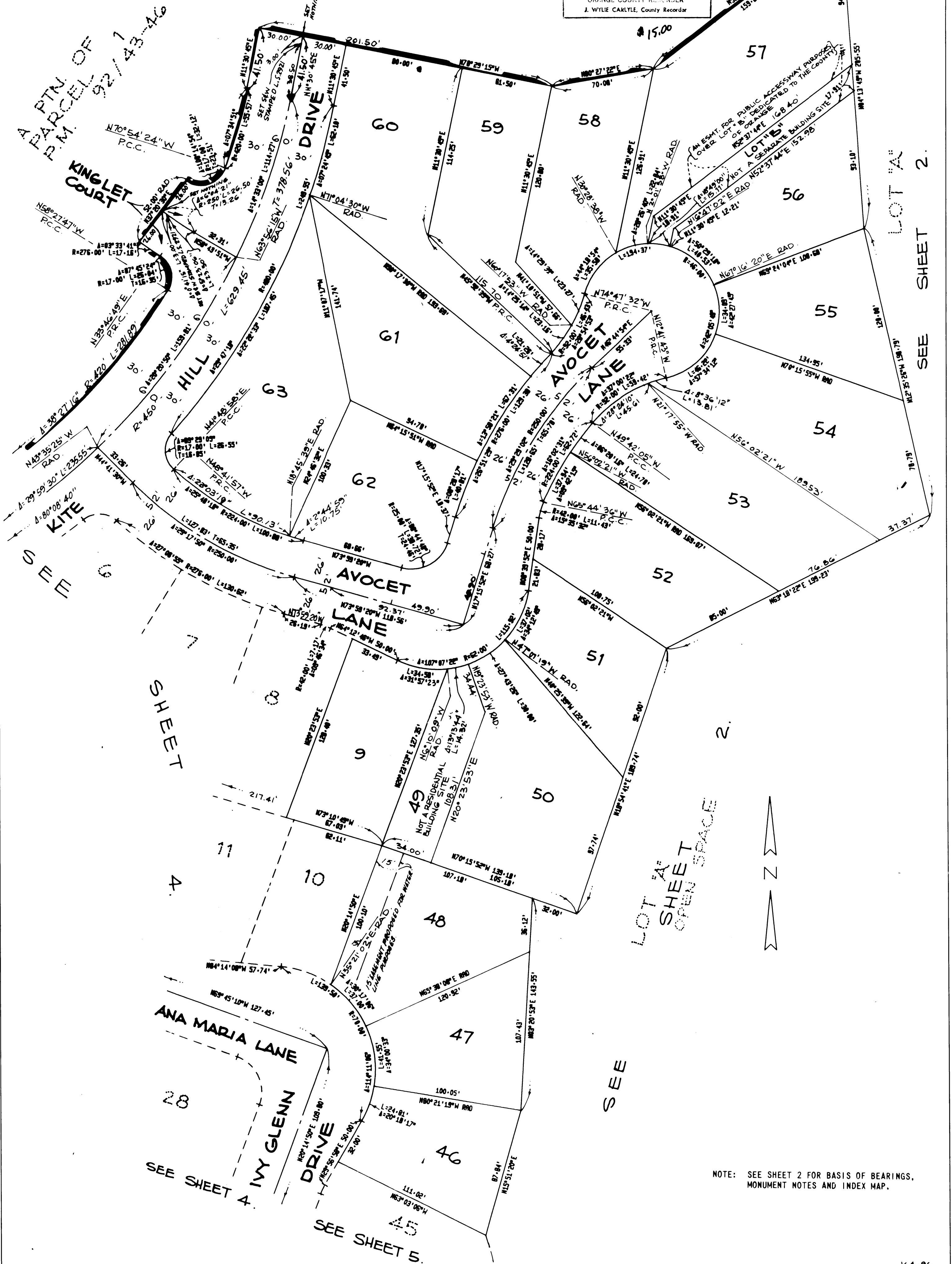
19714

FRANK W. RICHARDSON
L.S. 2921



MARCH, 1977.
CONSOLIDATED, INC.

ACCEPTED AND FILED
SEP 15 1977 AT 3:10 PM
AT REQUEST OF
CHICAGO TITLE INS. CO.
ORANGE COUNTY RECORDER
J. WYLIE CARLILE, County Recorder



SEE SHEET NO. 3

SEE SHEET NO. 2

RECEIVED
LAND USE SECTION
DEC 13 1977
ORANGE COUNTY
Current Planning & Dev.

CURBS FROZEN

PLOT PLAN
TRACT NO. 9789

PRINTED NOV 30 1977

SHEET 3 OF 5 SHEETS

5/17/77

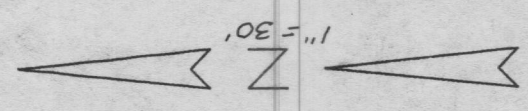
LOT SURVEY MARKERS *
All lot corners shall be identified
by permanent survey markers prior
to any final grading or final building
inspections.

THE DWELLINGS TO BE BUILT IN TRACT 9789 ON LOTS 10-48
SHALL BE SOUND ATTENUATED IN ACCORDANCE WITH
HILLIARD & BRICKEN NOISE ANALYSIS
DATED APRIL 13, 1977 THE REPORT IS ATTACHED TO THESE
PLANS.

Date DEC. 19, 1977
Tract No. 9789 Lots 10-48
These plans have been analyzed and found to comply
with "KITE HILL PLANNED COMMUNITY"
DEVELOPMENT PLAN

They shall constitute a precise plan of development
any proposed construction changes, or any other
details, shall be approved by the Planning and
the Land Use Section, Staff, Current Planning and
Development, Regulation, Environmental Management
Agency.

Checked by: *D. Haggman*
Approved by: *D. White*
Acting Chief, Land Use



△ Revised slope locations per "AS-BUILT" condition. 11-7-77

SEE SHEET NO. 1

SEE SHEET NO. 3

RECEIVED
LAND USE SECTION
NOV 8 1977
ORANGE COUNTY
Current Planning & Dev.

CURBS FROZEN

PLOT PLAN
TRACT NO. 9789

SHEET 4 OF 5 SHEETS

2/2/77

Mr. H. Green 2/10/77
2/2/77



ALL LOT CORNERS SHALL BE IDENTIFIED
BY PERMANENT SURVEY MARKERS PRIOR TO
ANY FINAL GRADING INSPECTIONS OR
FINAL BUILDING INSPECTIONS.

CURBS FROZEN

RECEIVED
LAND USE SECTION
NOV 8 1977
ORANGE COUNTY
Current Planning & Dev.

RETURN THIS SET
w/ 3 SHEET
FOR 11/11/11

SEE SHEET NO. 2

SEE SHEET NO. 3

ALICIA PARKWAY

INSPECTOR'S COPY TRACT 9789 (LOS 6-9-63)

These plans have been analyzed and found to comply with P.C. "KITE HILL PLANNED COMMUNITY" DEVELOPMENT PLAN.

Approved by: R. White
Chief, Land Use

PRINTED MAY 15 1978

Land 926

SHEET 5 OF 9 SHEETS

LOT/SURVEY MARKERS

ADDED BLOCK WALL & W.I. FENCES
PER L.S. ARCH PLANS 22-78

REVISIONS	73 BUCKLE UP OF EXPOSURE 1978 #51 THRU 57 BY VHP. NORCHE HARBOR ASSESSMENT OF #30.	1075-6,8,51,52,56,57,59,60
12-8-77		
12-27-77		
4-7-78		