

SHEET 1 OF 2 SHEETS

ALL OF TENTATIVE TRACT NO 9823

7 LOTS

1.262 ACRES

TRACT NO 9823

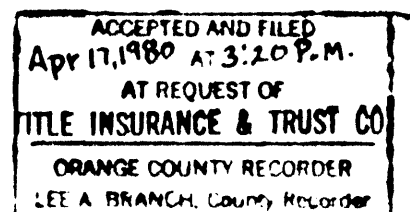
IN THE UNINCORPORATED TERRITORY OF THE
COUNTY OF ORANGE, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF FRACTIONAL SECTION 23, TOWNSHIP 7 SOUTH, RANGE 8 WEST, SAN BERNARDINO MERIDIAN ACCORDING TO THE OFFICIAL PLAT OF SAID LAND FILED IN THE DISTRICT LAND OFFICE AND OF LOTS 64 AND 65 OF TRACT NO. 9547 AS PER MAP FILED IN BK. 413, PGS. 27 THROUGH 33 OF MISCELLANEOUS MAPS, RECORDS OF SAID COUNTY.

JUNE, 1979

WILLIAM J. FROST L.S. 3109

23237



97.00

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.

J. F. SHEA CO., INC., Doing business as
SHEA HOMES, A CORPORATION.

John F. Shea
JOHN F. SHEA
PRESIDENT

Roy Humphreys
ROY HUMPHREYS
ASSISTANT SECRETARY

AVCO COMMUNITY DEVELOPERS, INC.,
A CORPORATION

Carl Lynton
CARL LYNTON
ASSISTANT VICE PRESIDENT

James H. Jefferson, Jr.
JAMES H. JEFFERSON, JR.
ASSISTANT SECRETARY

UNITED CALIFORNIA BANK

A CALIFORNIA CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED
IN BK. 12211, PG. 1358 OF OFFICIAL RECORDS.

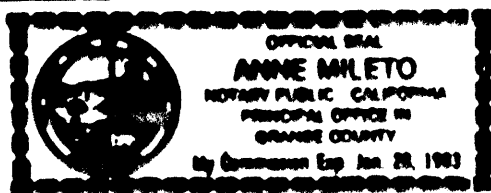
H. Ruggaber
H. RUGGABER
ASSISTANT SECRETARY

STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }

ON THIS 12TH DAY OF FEBRUARY, 1980, BEFORE ME, ANNE MILETO, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED CARL LYNTON, KNOWN TO ME TO BE ASSISTANT VICE PRESIDENT AND JAMES H. JEFFERSON, JR., KNOWN TO ME TO BE ASSISTANT SECRETARY OF AVCO COMMUNITY DEVELOPERS, INC., A CORPORATION, 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 THEY ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL: *Anne Mileto*
NOTARY PUBLIC IN AND FOR
SAID COUNTY AND STATE

MY COMMISSION EXPIRES: JAN. 28, 1983



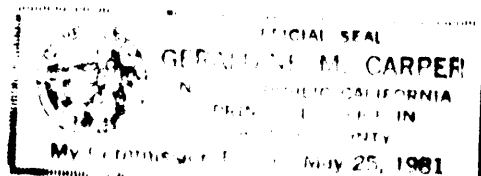
STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }

ON THIS 24th DAY OF March, 1980, BEFORE ME, Geraldine M. Carper, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED H. Ruggaber, 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 PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND HE ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS TRUSTEE.

WITNESS MY HAND AND OFFICIAL SEAL: *Geraldine M. Carper*
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

MY COMMISSION EXPIRES: May 25, 1981.

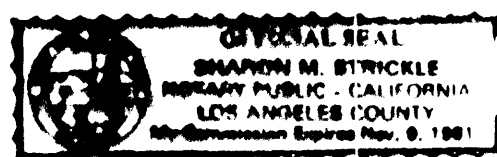


STATE OF CALIFORNIA } ss
COUNTY OF LOS ANGELES }

ON THIS 6th DAY OF FEB, 1980, BEFORE ME, SHARON M. STRICKLE, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED JOHN F. SHEA, KNOWN TO ME TO BE PRESIDENT AND ROY HUMPHREYS, KNOWN TO ME TO BE ASSISTANT SECRETARY OF J.F. SHEA CO., INC. DOING BUSINESS AS SHEA HOMES, A CORPORATION, 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 THEY ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL: *Sharon M. Strickle*
NOTARY PUBLIC IN AND FOR
SAID COUNTY AND STATE

MY COMMISSION EXPIRES: NOVEMBER 9, 1981.



BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF SILVERTON DRIVE BEING N10°52'00"W PER TRACT NO. 9547, M.M. 413/27-33, RECORDS OF ORANGE COUNTY, CALIFORNIA.

I, WILLIAM J. FROST, DO HEREBY CERTIFY THAT I AM LICENSED LAND SURVEYOR (NO. 3109) OF THE STATE OF CALIFORNIA; THAT THIS MAP, CONSISTING OF TWO SHEETS, AND THE TRUE AND COMPLETE SURVEY MADE IN NOV., 1976, 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.

William J. Frost
WILLIAM J. FROST
LICENSED LAND SURVEYOR NO. 3109

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, 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 28th DAY OF March, 1980.

C.R. NELSON
COUNTY SURVEYOR

Thyl A. McCallan
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 24th DAY OF April, 1980.

JUNE ALEXANDER
CLERK OF THE BOARD

Daphne M. Lueders
DEPUTY

STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }

I, JUNE ALEXANDER, CLERK OF THE BOARD OF ORANGE COUNTY, DO HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE BOARD OF SUPERVISORS OF SAID COUNTY OF ORANGE AT A REGULAR MEETING THEREOF HELD ON THE 24th DAY OF April, 1980, AND THAT THEREUPON SAID BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP.

DATED THIS 24th DAY OF April, 1980.

JUNE ALEXANDER
CLERK OF THE BOARD

Daphne M. Lueders
DEPUTY

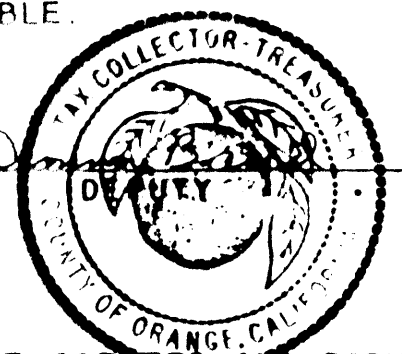
STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }

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 14th DAY OF March, 1980.

ROBERT L. CITRON
COUNTY TAX COLLECTOR-
TREASURER

Robert L. Citron
DEPUTY



MONUMENT NOTES:

1. SET 1" IRON PIPE TAGGED "L.S. 3109" AT ALL LOT CORNERS AND RADIAL POINTS, EXCEPT FRONT LOT CORNERS WHICH WILL BE MARKED ON 7.75' OFFSETS, OUTSIDE THE TRUE LOT CORNER IN THE CURB OR SIDEWALK BY LEAD AND TACK TAGGED "L.S. 3109" ON THE SIDELINES PRODUCED UNLESS OTHERWISE NOTED.
2. SET 2" IRON PIPE (2" DEEP) TAGGED "L.S. 3109" AT ALL TRACT BOUNDARY CORNERS SHOWN THUS —●—
3. FOUND 1" IRON PIPE (12" DEEP) TAGGED "L.S. 3109" AT ALL POINTS PER TRACT NO. 9547, M.M. 413/27-33 SHOWN THUS —○—
4. FOUND LEAD AND TACK TAGGED "L.S. 3109" IN CURB OR SIDEWALK ON A 7.75' OFFSET BY PRODUCING THE SIDE LOT LINES AND BY PRODUCING THE RADIAL LINES FOR ALL OTHER LOT CORNERS PER TRACT NO. 9547, M.M. 413/27-33 SHOWN THUS —○—
5. FOUND SPIKE W/ BRASS WASHER STAMPED "L.S. 3109" IN THE FINISHED SURFACE PER TRACT NO. 9547, M.M. 413/27-33 SHOWN THUS —○—

PURSUANT TO THE PROVISIONS OF SECTION 66434(F) OF THE SUBDIVISION MAP ACT, A SOILS REPORT BY ARTEDI B. CORTEZ, R.C.E. 26009, DATED OCT. 25, 1976 HAS BEEN PREPARED FOR THIS SUBDIVISION. THIS REPORT AND ANY SUPPLEMENTS THERETO ARE ON FILE WITH THE COUNTY OF ORANGE-EMA REGULATIONS FUNCTION.

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

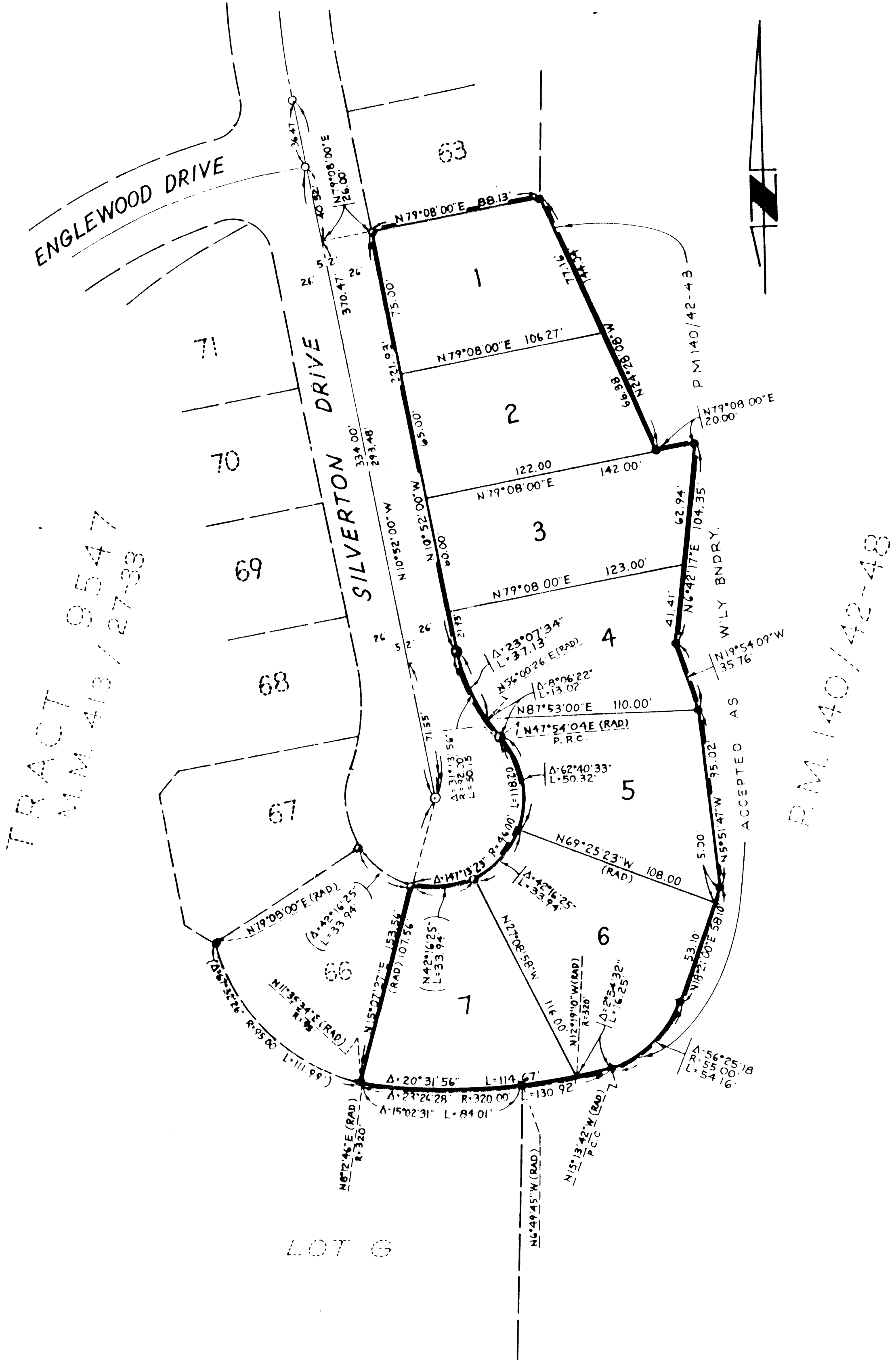
Hazel M. Rosenbaum, HOLDER OF MINERAL RIGHTS RESERVED IN A DEED RECORDED OCT. 14, 1965 IN OR 3247-31, INASMUCH AS SUCH OWNERSHIP DOES NOT INCLUDE A RIGHT OF SURFACE ENTRY.

John O. Forster et al., HOLDER OF A GENERAL RIGHT OF WAY FOR WATER DITCHES IN A DEED RECORDED NOV. 22, 1906 IN DEEDS 139-93.

SHEET 2 OF 2 SHEETS
SCALE: 1" = 40'
ALL OF TENT. TR. 9823
7 LOTS
1.262 ACRES

DUPLICATE
TRACT NO. 9823
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE, STATE OF CALIFORNIA.
WILLIAM J. FROST, "L.S. 3109"
JUNE, 1979

23237
ACCEPTED AND FILED
April 17, 1980 AT 3:20 P.M.
AT REQUEST OF
TITLE INSURANCE & TRUST CO.
ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder
\$7.00



SEE SHEET 1 FOR BASIS OF BEARINGS
AND MONUMENT NOTES.