

ACREAGE: 4.075 ACRES
NO. OF LOTS: 23
(ALL OF TENTATIVE
TRACT NO. 9946)

DUPLICATE

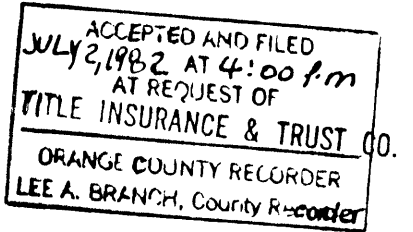
TRACT NO. 9946

82-231420

BLOCK 4855
MODULE 72

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

BEING A SUBDIVISION OF A PORTION OF SECTION 3,
OF TOWNSHIP 8 SOUTH, RANGE 8 WEST, SAN BERNARDINO
MERIDIAN ACCORDING TO THE OFFICIAL PLAT FILED APRIL 12, 1875 IN THE
DISTRICT LAND OFFICE, RECORDS OF SAID COUNTY AND A PORTION OF
PARCEL 2 AS PER MAP RECORDED IN BOOK 129, PAGES 15 THROUGH
21, INCLUSIVE, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY
RECORDER OF SAID COUNTY



\$10.00

TOM R. MCGANNON R.C.E. 23956 JANUARY, 1981

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 ALSO HEREBY RELEASE AND RELINQUISH TO THE COUNTY OF ORANGE:
1. ALL VEHICULAR ACCESS RIGHTS TO PARKMAN ROAD, EXCEPT AT APPROVED ACCESS LOCATIONS.

I HEREBY CERTIFY THAT I AM REGISTERED CIVIL ENGINEER NO. 23956 OF THE STATE OF CALIFORNIA, THAT THIS MAP CONSISTING OF 3 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN JANUARY 1981, 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 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Tom R. McGannon
TOM R. MC GANNON
R.C.E. 23956

TAYLOR WOODROW HOMES, CALIFORNIA LIMITED, A CORPORATION

Richard W. Walmsley, Jr.
RICHARD W. WALMSLEY, JR.
VICE-PRESIDENT

Gordon Tippell
GORDON TIPPELL
VICE-PRESIDENT

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 25th DAY OF June, 1982.C. R. NELSON
COUNTY SURVEYOR

BY

St. Shelton
DEPUTY

STATE OF CALIFORNIA) ss
COUNTY OF ORANGE)

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 PAYMENT OF TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND COVERED BY THIS MAP.

DATED THIS 29th DAY OF June, 1982.JUNE ALEXANDER
CLERK OF THE BOARD

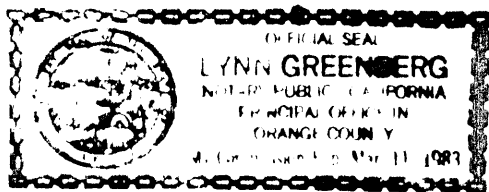
BY

Catherine L. Jensen
DEPUTY

STATE OF CALIFORNIA) ss
COUNTY OF ORANGE)

ON THIS 18th DAY OF May, 1982, BEFORE ME LYNN GREENBERG A NOTARY IN AND FOR SAID STATE, PERSONALLY APPEARED RICHARD W. WALMSLEY, JR. AND GORDON TIPPELL, KNOWN TO ME TO BE THE VICE-PRESIDENT AND VICE-PRESIDENT, RESPECTIVELY OF TAYLOR WOODROW HOMES, CALIFORNIA LIMITED, 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 ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 3-11-83 WITNESS MY HAND AND OFFICIAL SEAL:



Lynn Greenberg
NOTARY PUBLIC IN AND FOR SAID STATE

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 7th DAY OF JUNE, 1982.ROBERT L. CITRON
COUNTY TAX COLLECTOR

BY

Carol B. Olivette
DEPUTY TAX COLLECTOR

STATE OF CALIFORNIA) ss
COUNTY OF ORANGE)

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 June, 1982, AND THAT THEREUPON SAID BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP.

AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE:
ALL VEHICULAR ACCESS RIGHTS TO PARKMAN ROAD AS RELEASED
AND RELINQUISHED.

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

DATED THIS 29th DAY OF June, 1982.JUNE ALEXANDER
CLERK OF THE BOARD

BY

Catherine L. Jensen
DEPUTY

PLACE OF EXECUTION: SANTA ANA, CA. DATE: 6-30-82

Jeffrey W. Hunsaker
HUNSAKER & ASSOCIATES

IN ACCORDANCE WITH THE PROVISIONS OF SECTION 66436 (C) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:
1. MOULTON-NIGUEL WATER DISTRICT, HOLDER OF AN EASEMENT FOR PIPELINES BY INSTRUMENT RECORDED IN BOOK 13369, PAGE 224 OF OFFICIAL RECORDS.
2. NANCY SWANSTROM, HOLDER OF A ROYALTY INTEREST BY INSTRUMENT RECORDED IN BOOK 3089, PAGE 431 OF OFFICIAL RECORDS.
3. TRABUCO WATER COMPANY, HOLDER OF AN INTEREST BY INSTRUMENT RECORDED IN BOOK 47, PAGE 256 OF OFFICIAL RECORDS.

SOILS AND GEOLOGIC REPORTS OF NOVEMBER 23, 1981 BY GARY F. STONEY C.E.G. 938 AND MICHAEL J. MILLER R.C.E. 28110, HAS BEEN PREPARED FOR THIS SUBDIVISION.

THIS REPORT AND ANY SUPPLEMENTS THERETO ARE ON FILE WITH THE COUNTY OF ORANGE E.M.A. REGULATIONS FUNCTION.

SCALE: 1" = 30'
ACREAGE: 4.075 ACRES
NO. OF LOTS: 23
(ALL OF TENTATIVE
TRACT NO. 9946)

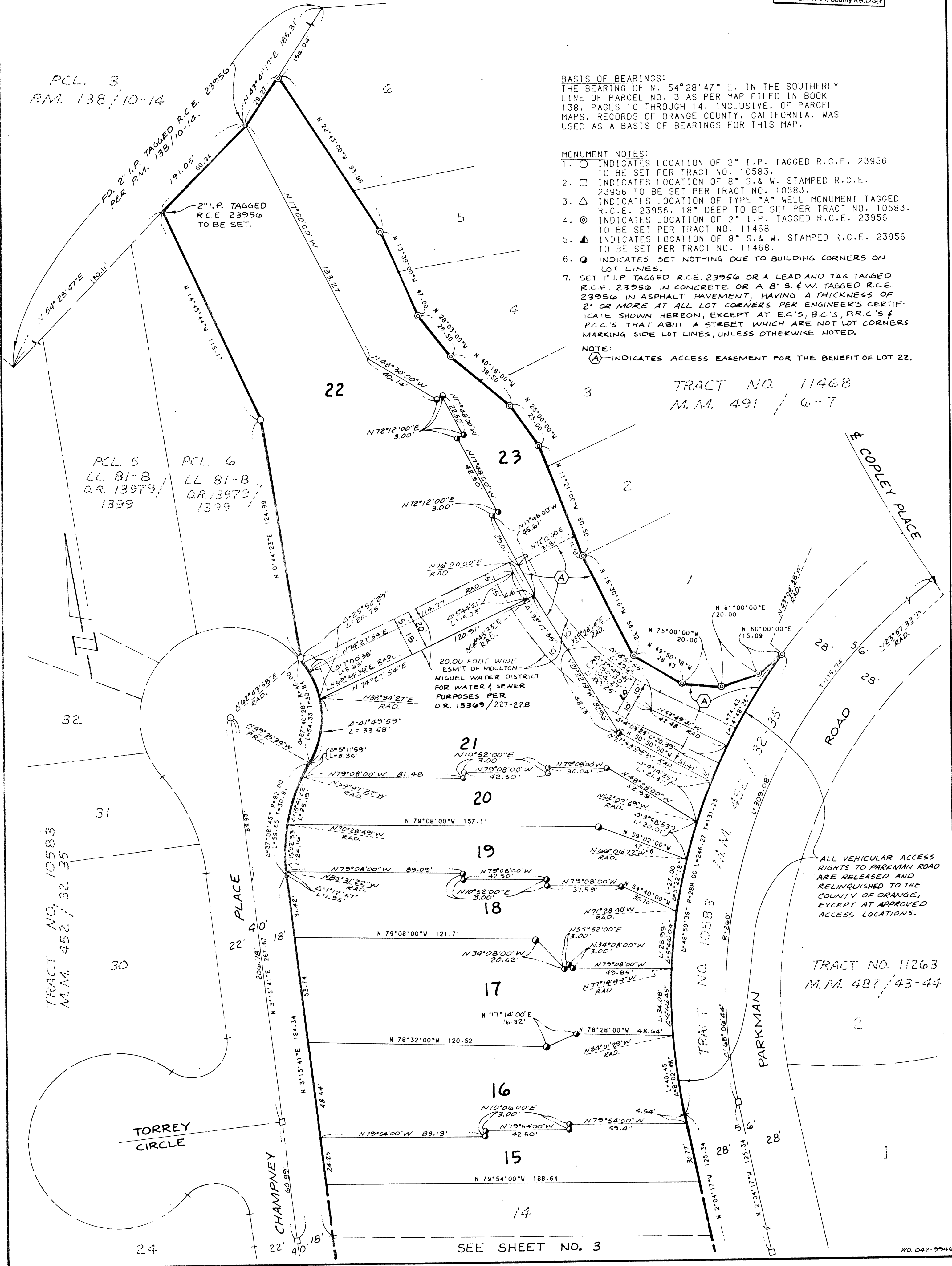
DUPLICATE
TRACT NO. 9946

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

TOM R. MCGANNON R.C.E. 23956 JANUARY, 1981

82-231420

ACCEPTED AND FILED
JULY 2, 1982 AT 4:00 PM
AT REQUEST OF
TITLE INSURANCE & TRUST CO.
ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder



BASIS OF BEARINGS:
THE BEARING OF N. 54°28'47" E. IN THE SOUTHERLY
LINE OF PARCEL NO. 3 AS PER MAP FILED IN BOOK
138, PAGES 10 THROUGH 14, INCLUSIVE, OF PARCEL
MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA, WAS
USED AS A BASIS OF BEARINGS FOR THIS MAP.

- MONUMENT NOTES:
1. ○ INDICATES LOCATION OF 2" I.P. TAGGED R.C.E. 23956 TO BE SET PER TRACT NO. 10583.
 2. □ INDICATES LOCATION OF 8" S. & W. STAMPED R.C.E. 23956 TO BE SET PER TRACT NO. 10583.
 3. △ INDICATES LOCATION OF TYPE "A" WELL MONUMENT TAGGED R.C.E. 23956, 18" DEEP TO BE SET PER TRACT NO. 10583.
 4. ⊙ INDICATES LOCATION OF 2" I.P. TAGGED R.C.E. 23956 TO BE SET PER TRACT NO. 11468.
 5. ▲ INDICATES LOCATION OF 8" S. & W. STAMPED R.C.E. 23956 TO BE SET PER TRACT NO. 11468.
 6. ● INDICATES SET NOTHING DUE TO BUILDING CORNERS ON LOT LINES.
 7. SET "I.P. TAGGED R.C.E. 23956 OR A LEAD AND TAG TAGGED R.C.E. 23956 IN CONCRETE OR A 8" S. & W. TAGGED R.C.E. 23956 IN ASPHALT PAVEMENT, HAVING A THICKNESS OF 2" OR MORE AT ALL LOT CORNERS PER ENGINEER'S CERTIFICATE SHOWN HEREON, EXCEPT AT E.C.'S, B.C.'S, P.R.C.'S & P.C.C.'S THAT ABUT A STREET WHICH ARE NOT LOT CORNERS MARKING SIDE LOT LINES, UNLESS OTHERWISE NOTED.

NOTE:
Ⓐ INDICATES ACCESS EASEMENT FOR THE BENEFIT OF LOT 22.

TRACT NO. 11468
M.M. 491 / 6-7

ALL VEHICULAR ACCESS
RIGHTS TO PARKMAN ROAD
ARE RELEASED AND
RELINQUISHED TO THE
COUNTY OF ORANGE,
EXCEPT AT APPROVED
ACCESS LOCATIONS.

TRACT NO. 11263
M.M. 487 / 43-44

SEE SHEET NO. 3

TRACT NO. 9946

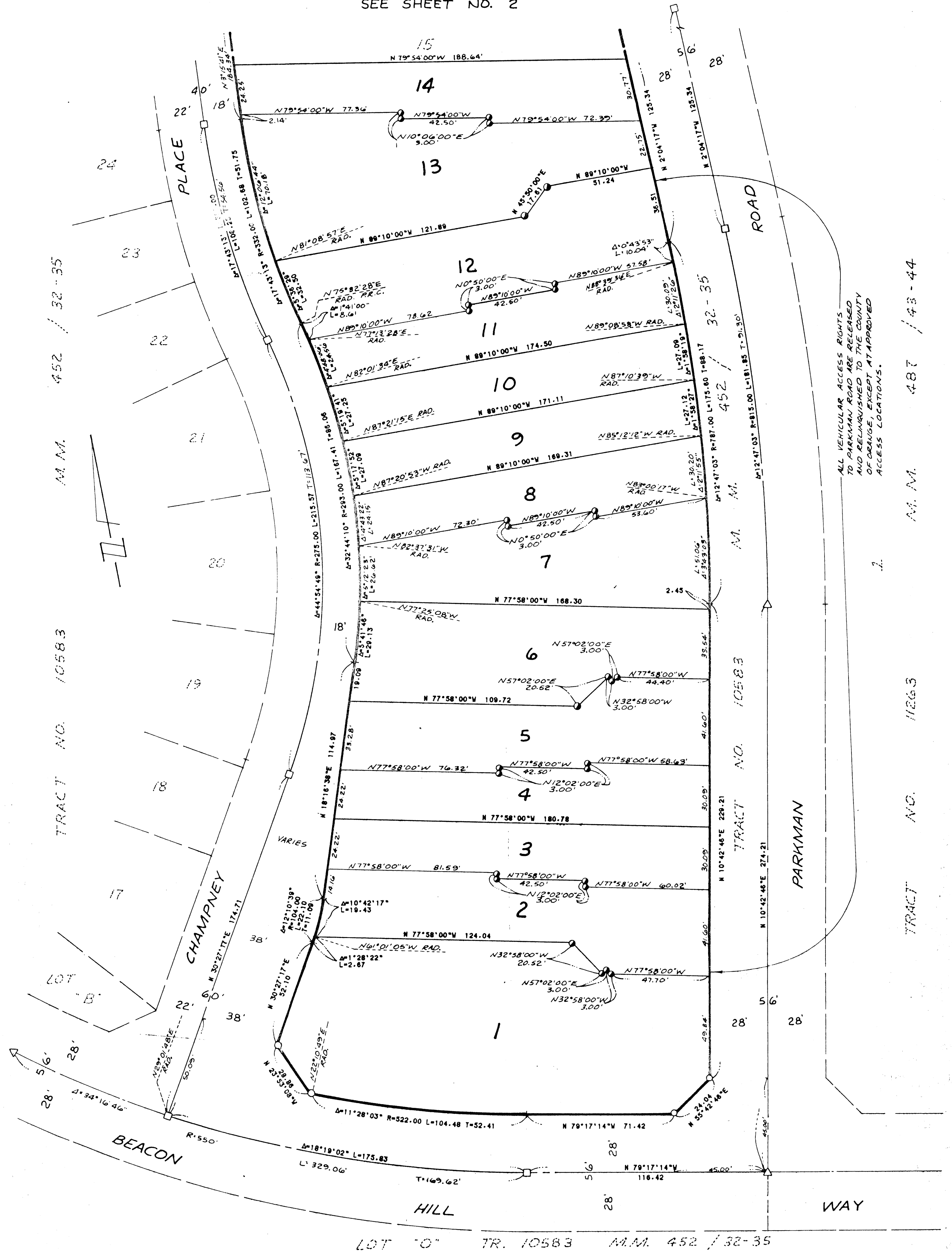
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ORANGE COUNTY RECORDER
LEE A. BRANCH, County Recorder

\$10.00

SEE SHEET NO. 2



503 48

NA 042-9946

£ 556,400

MAR 29 1983

556,200



Date: April 9 1983
Fast No. 9746

_____ These items have been analyzed and found to comply
with _____
KC DISTRICT - BEARON HILL
AND V.P.T. #9 P

I, _____, shall constitute a plan of development,
any proposed construction project or other activity
which may be undertaken, and I hereby certify that my
skills as an architect, draftsperson, engineer, planner,
surveyor, etc., are sufficient to prepare such plans.
I am duly licensed under the laws of the State of
Louisiana, and I am duly registered with the Board of
Professional Engineers, Professional Surveyors,
Professional Planners, Professional Architects, or
Professional Land Surveyors.

Respectfully,

Signed by: G. Lockett
Licenses: _____

Approved by: _____
Chair, Land Use

NOTE: THIS PLAN FOR BUILDING
DEPARTMENT SET BACK INFORMATION
ONLY. FOR CONSTRUCTION SEE
PLANS PREPARED BY HUNSAKER & ASSOC.
300 RED HILL BUILDING, SUITE 212,
COSTA MESA, CA 92626 (714) 754-0111

NOTE! FOR PRECISE GRADING ELEVATIONS
CONST. SEE SHT. 3

PREPARED FOR:

TAYLOR WOODROW HOMES. *AAA*
CALIFORNIA LIMITED
1600 DOVE STREET SUITE 225
NEWPORT BEACH, CALIFORNIA 92660
714-752-7363

SITE PLAN
FOR
TRACT 9946

PREPARED BY

Hunsaker
Associates
Inc.

Planning, Engineering & Surveying

(714) 754-1011

3001 Red Hill, Building V, Suite 212, Costa Mesa, CA 92626

SHEET 7 OF 11

RECEIVED
Zoning Administration Section
MAR 31 1983
ORANGE COUNTY
Current Planning & Dev. Assistance

002'687 N

009'68+N