

TRACT NO. 3041

BEING A SUBDIVISION OF PORTIONS OF LOTS 32, 33 AND 47 OF TRACT NO. 440, AS SHOWN ON A MAP RECORDED IN BOOK 16, PAGES 21 AND 22, OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

IN UNINCORPORATED TERRITORY, ORANGE COUNTY, CALIFORNIA.

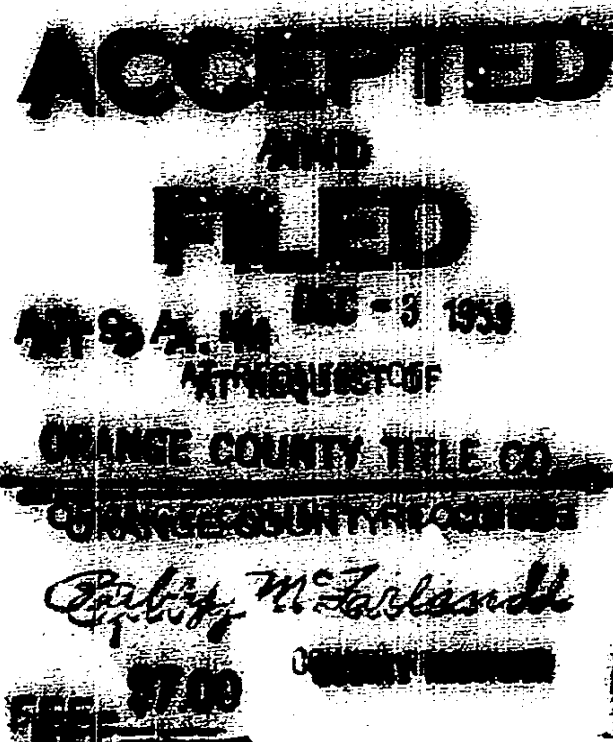
D. D. HILLYARD ^{as} LIC. SURVEYOR No 2210

54 Lots

21.53 Acres

JANUARY 1959

200694 INDEXED



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 blue colored border line and we hereby offer for dedication Esplanade Avenue, Bow Place, Kootenay Drive, Lassen Drive, Whitney Drive, Rainer Drive, and Cranbrook Drive for public use and highway purposes.

All vehicular access rights to Esplanade Avenue from abutting lots are hereby dedicated to the County of Orange, State of California.

WALTER H. LEIMERT Co., a corporation.

Walter H. Leimert
President.

Walter H. Leimert Jr.
Secretary

ORANGE COUNTY TITLE COMPANY, a corporation, Trustee.

R. W. Othman
Asst. Vice President.

R. W. Othman
Asst. Secretary.

I, D. D. Hillyard, hereby certify that I am a Licensed Surveyor of the State of California (No. 2210) and that this map, consisting of two (2) sheets, correctly represents a true and complete survey made under my direction during the month of January 1959; that the monuments are of the character and occupy the positions indicated or will be set in such positions at such time as agreed upon with the County Surveyor, and that the monuments are sufficient to enable the survey to be retraced.

D. D. Hillyard
Licensed Surveyor.

I, Allen S. Koch, 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.

Allen S. Koch, County Surveyor

Dated this 27 day of Nov 1959. By: Allen S. Koch
Deputy County Surveyor.

In accordance with Section 11587 of the Business and Professions Code, the signature of Santa Ana Valley Irrigation Company, owner of rights of way for pipe lines as per deed recorded November 9th, 1955, in Book 3277, Page 57, of Official Records, was omitted.

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

I, V. A. Heim, County Auditor-Controller of Orange County, California, 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 County or State taxes, or special assessments collected as taxes.

V. A. Heim, County Auditor

Dated this 25th day of Nov. 1959. By: W. E. Markle
Deputy Auditor-Controller

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

On this 25th day of November 1959, before me ROBERT L. KELCHNER a Notary Public in and for said County and State, personally appeared WALTER H. LEIMERT known to me to be the President, and WALTER H. LEIMERT JR. known to me to be the Secretary of the corporation that executed the annexed instrument and known to me to be the persons who executed the annexed instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same.

Witness my hand and seal.

My Commission expires MAY 24th 1960 Robert L. Kelchner
Notary Public in and for said County and State
ROBERT L. KELCHNER

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

I, L. B. Wallace, County Clerk and ex-officio Clerk of the Board of Supervisors of Orange County, California, do hereby certify to the County Recorder of Orange County, that the provisions of the Subdivision Map Act have been complied with regarding deposits to secure the payment of taxes and special assessments on the land covered by this map.

Dated this 2nd day of Dec 1959 L. B. Wallace
County Clerk and ex-officio
Clerk of the Board of Supervisors.
By: Wayne A. Drager
Deputy

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

On this 25th day of November 1959, before me ROBERT L. KELCHNER a Notary Public in and for said County and State, personally appeared R. W. OTHMAN known to me to be the President, and H. ROY PRUNO known to me to be the Asst. Secretary of the corporation that executed the annexed instrument and known to me to be the persons who executed the annexed instrument on behalf of the corporation therein named and acknowledged to me that such corporation executed the same.

Witness my hand and seal.

My Commission expires Robert L. Kelchner
Notary Public in and for said County and State.

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.

I, L. B. Wallace, County Clerk of said County of Orange, 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 1st day of Dec 1959, 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 offer of dedication of Esplanade Avenue, Bow Place, Kootenay Drive, Lassen Drive, Whitney Drive, Rainer Drive and Cranbrook Drive as public highways and did accept vehicular access rights as dedicated.

Dated this 2nd day of Dec 1959.

L. B. Wallace
County Clerk and Ex-officio Clerk
of the Board of Supervisors
By: Wayne A. Drager
Deputy

ORIGINAL

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D. D. HILLYARD - LIC. SURVEYOR No 2210

21.93 Acres

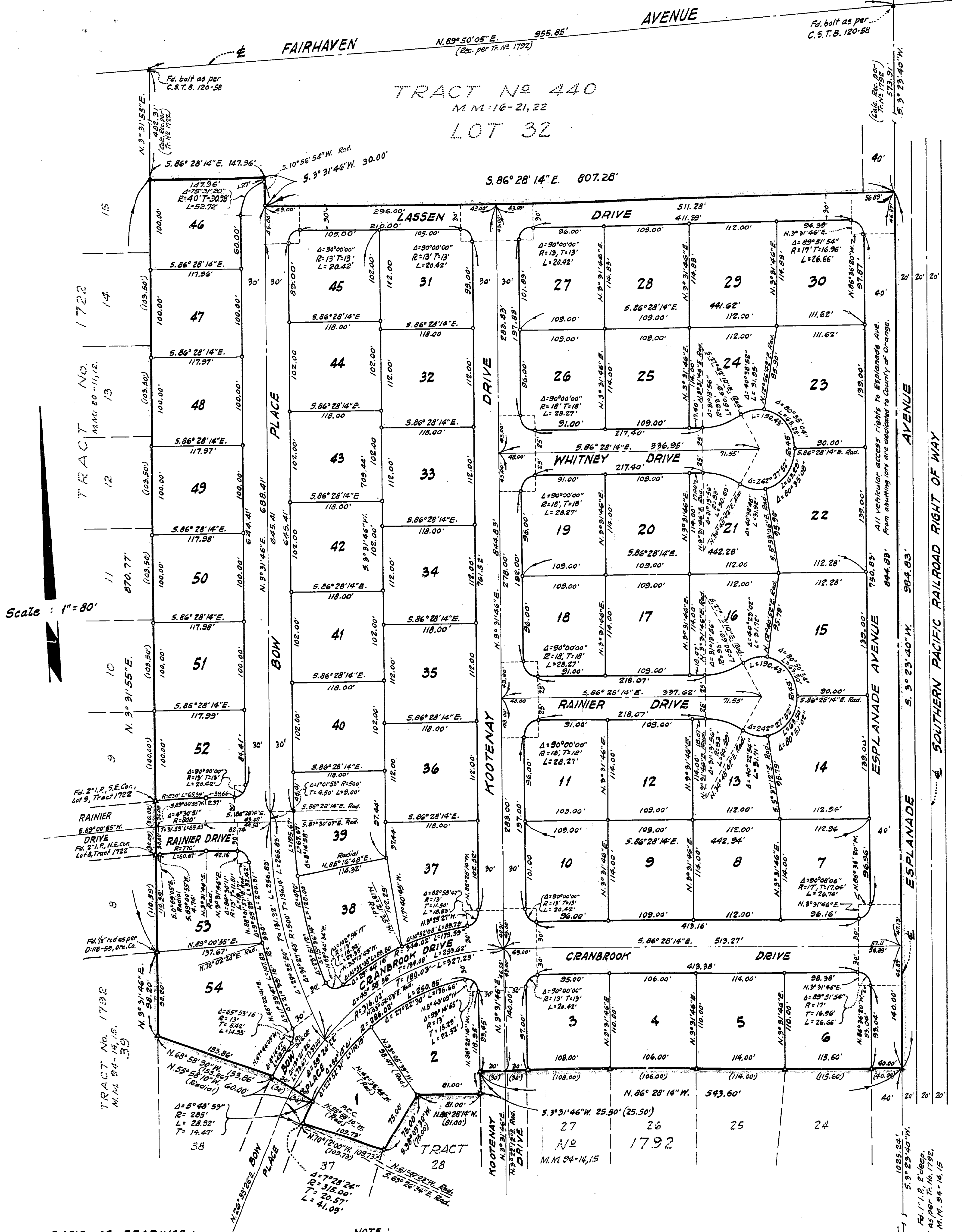
54 Lots

JANUARY 1959

200694 025400

ACCEPTED

\$7.00



BASIS OF BEARINGS :

Bearings shown hereon are based on the center-line of ES-PLANADE AVENUE, S. 3° 23' 40" W., as per Tract No 1792, M.M. 94-14,15, Rec. of Orange County, California.

NOTE :

NOTE :
 Set 2" Iron pipe at all Tract Corners tagged "L.S. 2210", and shown "a", 12" deep.
 Set 1" Iron pipe at all Lot Corners tagged "L.S. 2210", and shown "o", 6" deep.
 Set 2" Iron pipe Flush with sub-grade with spike and washers in finished surface at all center-line intersections, beginning and end of curves and terminations of streets, alleys and ways.
 All monuments shall occupy positions indicated prior to acceptance of street improvements by the County of Orange.
 Fd. 2" Iron pipe, tagged "L.S. 2210", as per Tract № 1792, M.M. 34-14, 15, Rec. Ora. Co, Cal., shown "d", except as noted.
 Ties to center-line monuments will be made and a copy of said ties furnished to the County Surveyor.
 All monuments set are tagged "L.S. 2210".