

SHEET 1 OF 2  
9 LOTS & LOT A  
0.771 ACRES  
ALL OF TENTATIVE TR. 11477

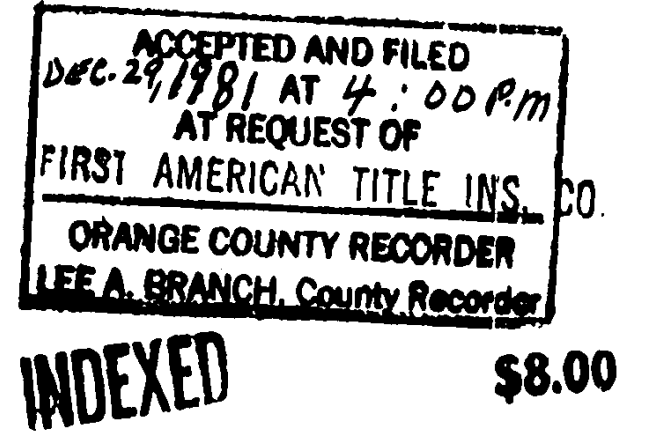
BLOCK 5752 MODULE 84

# TRACT NO. 11477

34803

IN THE CITY OF TUSTIN, COUNTY OF ORANGE, STATE OF CALIFORNIA

BEING A SUBDIVISION OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTH HALF OF LOT 10 OF THE "VANDERLIP AND ROWAN TRACT" AS SHOWN ON A MAP RECORDED IN BOOK 5, PAGE 160 OF MISCELLANEOUS RECORDS OF LOS ANGELES COUNTY, CALIFORNIA, EXCEPT THAT PORTION GRANTED TO ORANGE COUNTY FLOOD CONTROL DIST. IN INSTRUMENTS RECORDED AUGUST 27, 1959, IN BOOK 4859, PAGE 224, AND BOOK 4859, PAGE 228, OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA



JACK P. NORRIS, RCE 15446

APRIL 1981

## OWNER'S CERTIFICATE

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 hereby dedicate to the public for street purposes: Holt Avenue

We also hereby release and relinquish to the City of Tustin:

1. All vehicular access rights to Holt Avenue except at the location as detailed herein

Tustin Townhomes, Inc., a California Corporation

By: Glenn Osbourne  
Glenn Osbourne, President

By: Harry E. Blocker  
HARRY E. BLOCKER, SECRETARY

State of California } SS  
County of Los Angeles

On this 15 day of December, 1981, before me, Shirley J. Fraser, a Notary Public in and for said State personally appeared Glenn Osbourne and Harry E. Blocker, known to me to be the President and Secretary, respectively, of Tustin Townhomes 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 10-12-81. Witness my hand and Official Seal:



Shirley J. Fraser  
Notary Public in and for said State

## ENGINEER'S CERTIFICATE

I hereby certify that I am Registered Civil Engineer No. 15446 of the State of California; that this map consisting of two (2) sheets and the true and complete survey made in March 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 ninety (90) days after the acceptance of improvements; and that said monuments are sufficient to enable the survey to be retraced.

Jack P. Norris  
Jack P. Norris RCE No. 15446

## CITY ENGINEER'S CERTIFICATE

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 City Planning Agency; that all provisions of the Subdivision Map Act and City Subdivision Regulations have been complied with and the map is technically correct in all respects not certified to by the County Surveyor.

Dated this 9th day of DECEMBER, 1981

Robert Ledendecker  
City Engineer  
of the City of Tustin

By Robert S. Ledendecker

## COUNTY SURVEYOR'S CERTIFICATE

I hereby certify that I have examined this map and have found that all mapping provisions of the Subdivision Map Act have been complied with and I am satisfied said map is technically correct relative to the tract map boundary.

Dated this 23rd day of DEC, 1981.

C. R. Nelson  
County Surveyor

By Paula Cuomo  
Deputy

## CITY CLERK'S CERTIFICATE

STATE OF CALIFORNIA) SS  
COUNTY OF ORANGE )

I hereby certify that this map was presented for approval to the City Council of the City of Tustin at a regular meeting thereof held on the 7th day of DECEMBER, 1981, and that thereupon said council 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: Holt Avenue

And did also accept on behalf of the City of Tustin:

1. The vehicular access rights to Holt Avenue as released and relinquished.

Dated this 9th day of DECEMBER, 1981

Mary E. Wynn  
City Clerk  
of the City of Tustin

By Mary E. Wynn

## PLANNING COMMISSION CERTIFICATE

I, MARY ANN CHAMBERLAIN, Secretary of the City of Tustin Planning Commission, do hereby certify that this map was submitted to the Tustin Planning Commission at a regular meeting thereof on the 7th day of December, 1981, and thereupon said Planning Commission did, by an order duly passed and entered, approve said map as conforming to the tentative map as filed, amended and approved by said Planning Commission.

Dated this 9th day of December, 1981.

Mary Ann Chamberlain  
Secretary, City of Tustin  
Planning Commission

## COUNTY TAX COLLECTOR'S CERTIFICATE

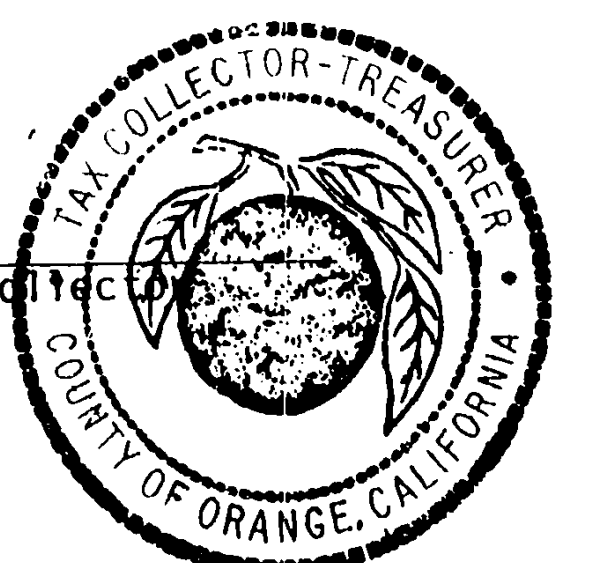
STATE OF CALIFORNIA) SS  
COUNTY OF ORANGE )

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.

Dated this 28th day of OCTOBER, 1981.

Robert L. Citron  
County Tax Collector-Treasurer

By Carol B. Olivetti  
Deputy Tax Collector



## CLERK OF THE BOARD OF SUPERVISORS' TAX CERTIFICATE

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 the payment of taxes or special assessments collected as taxes on the land covered by this map.

Dated this 30th day of October, 1981.

June Alexander  
Clerk of the Board

By Maria A. Laureoni  
Deputy

Pursuant to the provisions of Section 66434 (f) and 66434.5 of the Subdivision Map Act, a soils report by Dale E. Goss, RCE 12037 dated April 7, 1981 has been prepared for this subdivision.

This report and any supplements thereto are on file with the City of Tustin.

**BLOCK 5752      MODULE 84**

34803

APRIL 1981

**\$8.00**

Notes :

3. —□— indicates set nail & tag stamped RCE 15446.

SOUTHERN PACIFIC RAILROAD  
UNINCORPORATED TERRITORY  
OF ORANGE COUNTY 313.52'

- Established as the  
Northerly line of the  
south  $\frac{1}{2}$  of the north  
 $\frac{1}{2}$  of the south  $\frac{1}{2}$  of lot 10.  
Established by a split  
of acreage.

Accepted as the  
Southerly line of the  
north  $\frac{1}{2}$  of the  
south  $\frac{1}{2}$  of lot 10. →

EL MODENA - IRVINE CHANNEL

O.C.F.C.D.

O.R. 4859-224

LOT A

 $\therefore t \neq y$ 

LOT A

# HOLT AVENUE

UNINCORPORATED TERRITORY  
OF ORANGE COUNTY

JN 16-01A