

TRACT N^o 5576

11090

BEING A PORTION OF LOT 16 OF THE "RESUBDIVISION OF THE W.S. BARTLETT TRACT", AS SHOWN ON A MAP RECORDED IN BOOK 2, PAGE 22, OF MISCELLANEOUS MAPS, RECORDS OF THE COUNTY OF ORANGE, CALIFORNIA, IN UNINCORPORATED TERRITORY OF ORANGE COUNTY

OCTOBER 1965

G.F. OLDENBURG, L.S. 3246

42 LOTS, 14.491 ACRES

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 and we hereby offer for dedication NEWPORT AVENUE, LA LOMA DRIVE, LAS NIÑAS DRIVE, CURRIE CIRCLE, JENET CIRCLE, TEA HOUSE STREET and ERVIN LANE to the public for highway purposes; and we hereby offer for dedication all vehicular access rights to NEWPORT AVENUE except at street intersection and from Lot 5, to the County of Orange, and we hereby offer for dedication an easement over Lots 6 and 15 to the County of Orange for drainage purposes in the positions shown on sheets 2 and 3 hereof.

Broadmoor Homes, Inc., A California Corporation

Richard B. Smith
President
Richard B. Smith

STATE OF CALIFORNIA } ss.
COUNTY OF ORANGE }

On January 27, 1966, before me, Jack R. Schorn, a Notary Public in and for said State, personally appeared Richard B. Smith, known to me to be the President of the corporation that executed the within instrument, known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Witness my hand and official seal *Jack R. Schorn*
Notary Public in and for said State and County

My commission expires April 27, 1968

John Herbert Ebersole
John Herbert Ebersole

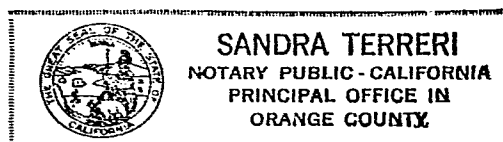
Jean T. Ebersole
Jean T. Ebersole

State of California } ss.
County of Orange }

On February 1, 1966 before me, Sandra Terreri, a Notary Public in and for said State, personally appeared John Herbert Ebersole and Jean T. Ebersole, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

Witness my hand and official seal *Sandra Terreri*
Notary Public in and for said state

My commission expires August 15, 1968



I, Gerald F. Oldenburg, hereby certify that I am a Licensed Land Surveyor, No. 3246, of the State of California, and that this map, consisting of three (3) sheets, correctly represents a true and complete survey made under my direction in October 1965, that the monuments are of the character and occupy the positions indicated or will be set in such positions not later than one (1) year after the date of recording of this map, and that such monuments are sufficient to enable the survey to be retraced.

Gerald F. Oldenburg
Gerald F. Oldenburg, L.S. 3246

I, Allen S. Koch, County Surveyor of Orange County, California, do hereby certify that I have examined this map and 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 the County Subdivision Regulations have been complied with and that I am satisfied said map is technically correct.

Dated this 7th day of February, 1966.

Allen S. Koch, County Surveyor

By *Robert V. Wise*
Deputy County Surveyor

STATE OF CALIFORNIA } ss.
COUNTY OF ORANGE }

I, Don S. Mozley, County Tax Collector and Redemption Officer of said County, do 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 or County taxes or special assessments collected as taxes.

Dated this 2nd day of February, 1966.

Don S. Mozley, County Tax Collector and Redemption Officer

By *W. E. Markle*
Deputy

STATE OF CALIFORNIA } ss.
COUNTY OF ORANGE }

I, W.E. St. John, County Clerk 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 the payment of taxes and special assessments collected as taxes on the land covered by this map.

Dated this 8th day of February, 1966.

W. E. St. John, County Clerk

By *Sally L. Seary*
Deputy

STATE OF CALIFORNIA } ss.
COUNTY OF ORANGE }

I, W.E. St. John, County Clerk and Ex-officio Clerk of the Board of Supervisors 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 8th day of February, 1966, 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 NEWPORT AVENUE, LA LOMA DRIVE, LAS NIÑAS DRIVE, CURRIE CIRCLE, JENET CIRCLE, TEA HOUSE STREET and ERVIN LANE for highway purposes and did also accept vehicular access rights to NEWPORT AVENUE as offered, and did also accept the drainage easements over lots 6 and 15 as shown on sheets 2 and 3 hereof.

Dated this 8th day of February, 1966.

W.E. St. John, County Clerk and Ex-officio Clerk of the Board of Supervisors

By *Sally L. Seary*
Deputy

Pursuant to the provisions of Section 11587 of the Business and Professions Code, the following signatures have been omitted:

SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, a corporation, holder of an easement per deed recorded in Book 7575 page 263, Official Records of Orange County.

RED HILL WATER COMPANY, holder of an easement per deed recorded in Book 243 page 17, Official Records of Orange County.

SHEET 2 OF 3 SHEETS

TRACT No 5576

ORIGINAL

11090

IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA

42 LOTS 14.491 ACRES

G.F. OLDENBURG, L.S. 3246

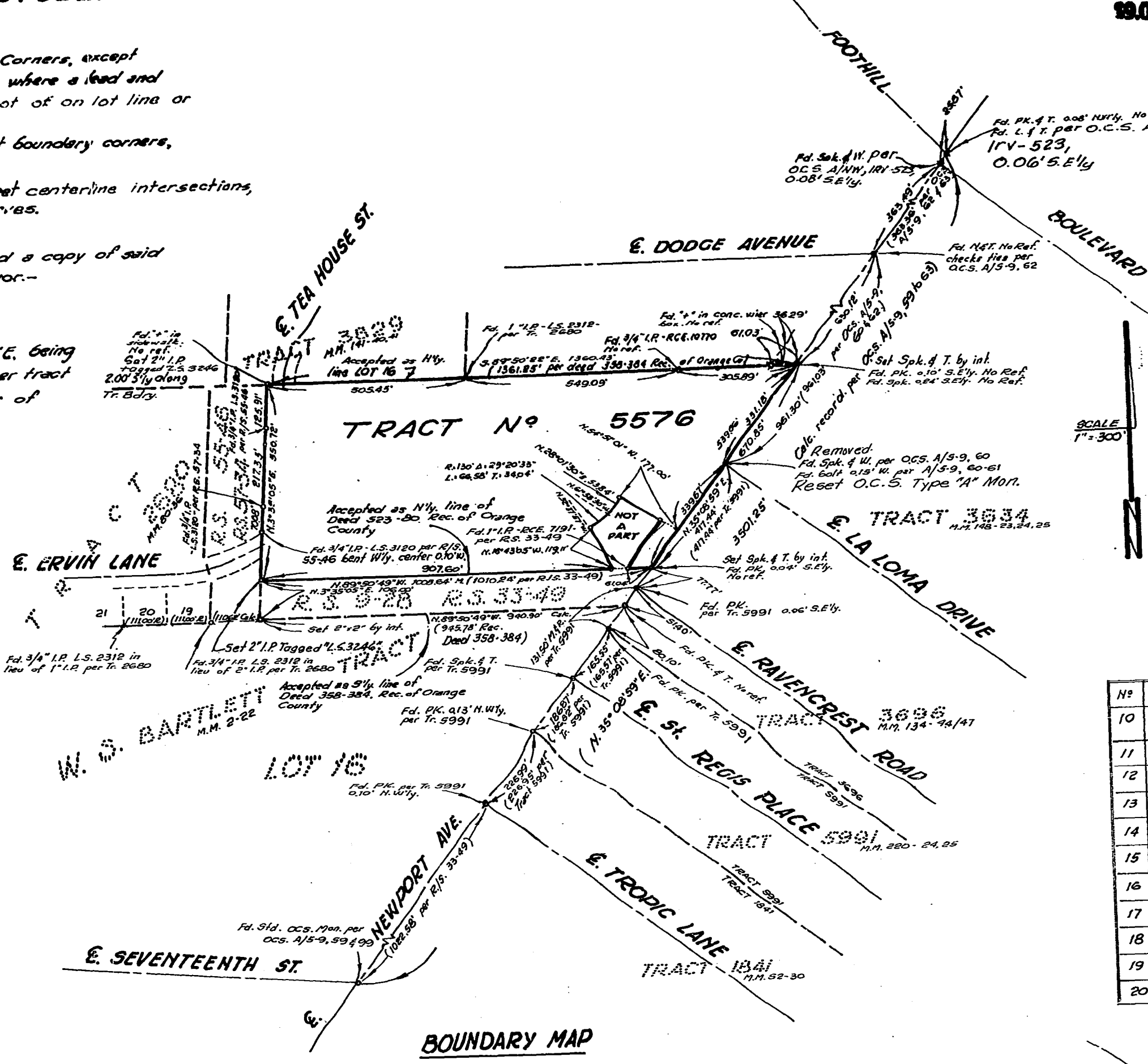
OCTOBER 1965

ACCEPTED AND FILED
FEB 16 1966 A.V.S.A.M.
AT REQUEST OF
TITLE INS. & TRUST CO.
ORANGE COUNTY RECORDS
1. WHILE ALIVE, GRANT BROTHER
\$9.00

MONUMENT NOTES:

Set 1" I.P. tagged L.S. 3246 at all Lot Corners, except lot corners abutting blockwall fencing where a lead and tack tagged "L.S. 3246" will be set 1 foot of on lot line or radial line produced as shown.
Set 2" I.P. tagged L.S. 3246 at all tract boundary corners, unless otherwise noted.
Set 8" spike and tin on surface at all street centerline intersections, terminations, B.C.'s and E.C.'s of curves.
Found monuments as shown.
Ties to E. monuments will be made and a copy of said ties furnished to the County Surveyor.

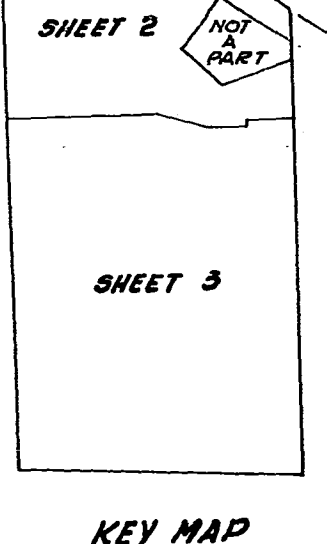
BASIS OF BEARINGS: N. 35° 08' 59" E. being the centerline of NEWPORT AVE., per tract No 5991 M.M. 220/24, 25. Records of Orange County, California.



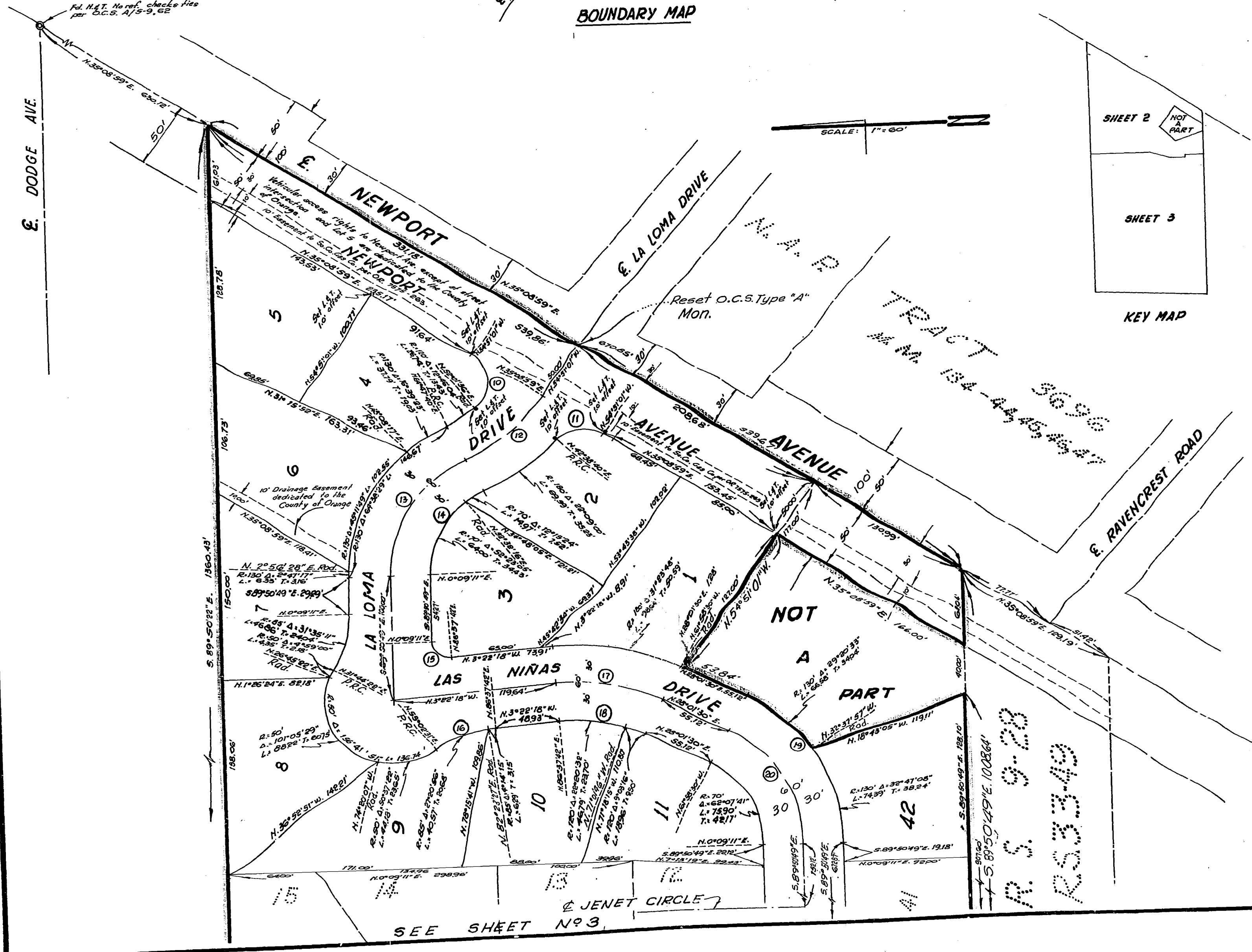
CURVE DATA				
Nº	R.	Δ	L.	T.
10	27'	106° 52' 31"	50.31'	36.41'
11	27'	82° 30' 19"	38.88'	23.63'
12	150'	29° 38' 41"	77.61'	39.69'
13	100'	64° 38' 29"	112.82'	63.27'
14	70'	64° 38' 29"	78.97'	44.29'
15	13'	93° 31' 29"	21.22'	13.83'
16	85'	31° 35' 11"	46.66'	24.04'
17	150'	31° 23' 45"	82.20'	42.16'
18	120'	31° 23' 45"	65.75'	33.73'
19	130'	62° 07' 41"	140.96'	78.31'
20	100'	62° 07' 41"	108.43'	60.24'

BOUNDARY MAP

SCALE: 1" = 60'



KEY MAP



SEE SHEET No 3

SHEET 3 OF 3 SHEETS

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IN UNINCORPORATED TERRITORY OF ORANGE COUNTY, CALIFORNIA

42 LOTS

14.491 ACRES

OCTOBER 1965

G.F. OLDENBURG, L.S. 3246

ACCEPTED AND FILED
FEB 16 1966 AT 8AM
AT REQUEST OF
TITLE INS. & TRUST CO.
ORANGE COUNTY RECORDS
J. WYLLIE CARMYLE, County Recorder
\$8.00

CURVE DATA

N ^o	R.	Δ.	L.	T.
1	200'	10°49'09"	37.77'	18.94'
2	13'	86°34'06"	19.64'	12.24'
3	13'	93°25'54"	21.20'	13.80'
4	150'	6°52'52"	18.01'	9.02'
5	150'	17°04'48"	44.72'	22.52'
6	13'	90°00'00"	20.42'	13.00'
7	122'	17°04'48"	36.37'	18.32'
8	178'	17°04'48"	53.06'	26.73'
9	48'	242°27'56"	203.13'	

