

SHEET 1 OF 2 SHTS
SCALE 1" = 100'
SURVEY DATE: SEPT 1992
ELMER L. CHRISTIANSEN
R.C.E. 10609

BLOCK MODULE
48156 96 AND 97
59156 15-17 AND 25-27

RECORD OF SURVEY 92-1121

IN THE CITY OF SAN JUAN CAPISTRANO, ORANGE COUNTY, CALIFORNIA.

BEING A PORTION OF THE WEST HALF OF SECTION 1,
TOWNSHIP 8 SOUTH, RANGE 8 WEST, S.B.M.

ACCEPTED AND FILED AT THE
REQUEST OF
ORANGE COUNTY SURVEYOR
DATE September 1, 1994
TIME 3:49 PM FEE \$ 8.00
INSTRUMENT # 94-0538782
BOOK 146 PAGE 28 R/S
LEE A. BRANCH
COUNTY RECORDER
BY Patricia A. Newcomb
DEPUTY

COUNTY SURVEYOR'S STATEMENT (RECORD OF SURVEY MAPS)
THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE LAND
SURVEYOR'S ACT THIS 31ST DAY OF AUGUST, 19 92.

John Canas
JOHN CANAS, COUNTY SURVEYOR



ENGINEER'S STATEMENT

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN
CONFORMANCE WITH THE REQUIREMENTS OF THE LANDS SURVEYOR'S ACT AT THE REQUEST
OF WITTENBERG - LIVINGSTON, INC. IN SEPTEMBER, 19 92

Elmer L. Christiansen
Elmer L. Christiansen R.C.E. 10609
M/ registration expires on Dec. 31 1996



PURPOSE OF SURVEY:

IS TO ESTABLISH AND MONUMENT BOUNDARIES
OF O.R. 89-678477 AND PORTIONS OF PAR.
"O" PER R.S. 2/31-38

MONUMENT NOTES: ALL PER RECORDS OF ORANGE COUNTY.

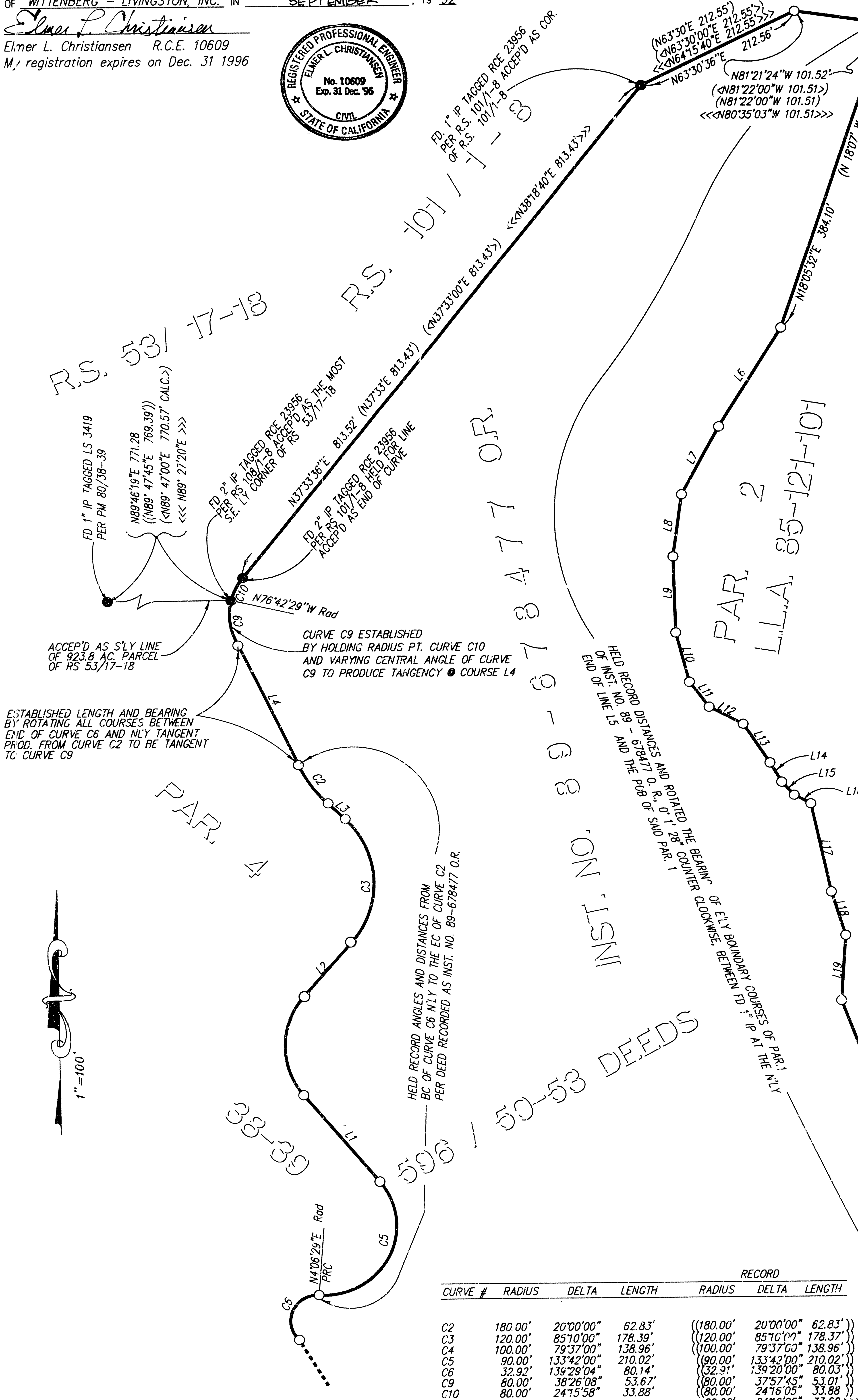
- FD. 1" IP TAGGED RCE 10035 PER TR. NO. 6169, MM 244/19-21. HELD FOR LINE.
- FD. 2" IP TAGGED RCE 10035 PER TR. NO. 6169, UNLESS OTHERWISE NOTED.
- SET 2" IP TAGGED RCE 10609.

- (. . .) INDICATES RECORD PER INST. NO. 89-678477 O.R., REC. DECEMBER 15, 1989, UNLESS OTHERWISE NOTED.
- [. . .] INDICATES RECORD PER TR NO 6169, MM 244/19-21.
- < . . . > INDICATES RECORD PER TR NO 7159, MM 299/11-12.
- ((. . .)) INDICATES RECORD PER PM 80 /38-39.
- << . . . >> INDICATES RECORD PER TR NO 9795, MM 415/21-22.
- << . . . >> INDICATES RECORD PER O.R. 6474/253, REC. MARCH 20, 1963.
- < . . . > INDICATES RECORD PER RS 53/17-18.
- ((. . .)) INDICATES RECORD PER LL 85-121-101 REC. JULY 18, 1985 AS INST. NO 85-250101, O.R.
- <<< . . . >>> INDICATES RECORD PER RS 101/1-8.

BASIS OF BEARINGS

BEARINGS SHOWN HEREON ARE BASED ON THAT CERTAIN COURSE
IN THE E'LY BOUNDARY OF TR. NO. 6169, SHOWN AS S41°30'50"E
203.63' ON A MAP RECORDED IN BOOK 244, PAGES 19 THRU 21 OF
MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY.

LINE	BEARING	DIST.	RECORD BEARING	REC. DIST.
L1	N 39°35'31" W	147.17	(N 39°38' W (N 39°38'45" W))	147.17)
L2	N 40°01'29" E	92.04	(N 39°59' E (N 39°58'15" E))	92.04)
L3	N 45°08'31" W	29.93	(N 45°11' W (N 45°11'45" W))	29.93)
L4	N 25°08'31" W	182.47	(N 25°11' W (N 25°11'45" W))	183.57)
L5	N 01°21'28" W	33.80	(S 01°20' E	33.80)
L6	N 30°49'32" E	151.20	(S 30°51' W	151.20)
L7	N 27°28'32" E	100.60	(S 27°30' W	100.60)
L8	N 07°31'32" E	82.80	(S 07°33' W	82.80)
L9	N 01°43'28" W	100.90	(S 01°42' W	100.90)
L10	N 14°21'28" W	67.60	(S 14°20' E	67.60)
L11	N 36°05'28" W	41.10	(S 36°04' E	41.10)
L12	N 61°17'28" W	48.00	(S 61°16' E	48.00)
L13	N 33°06'28" W	60.70	(S 33°05' E	60.70)
L14	N 29°30'28" W	29.30	(S 29°29' E	29.30)
L15	N 41°31'28" W	23.10	(N 41°30' W	23.10)
L16	N 60°17'28" W	23.70	(N 60°16' W	23.70)
L17	N 12°06'28" W	119.20	(N 12°05' W	119.20)
L18	N 17°10'28" W	59.50	(N 17°09' W	59.50)
L19	N 03°40'32" E	86.00	(N 03°42' E	86.00)
L20	N 20°26'28" W	127.30	(N 20°25' W	127.30)
L21	N 33°29'28" W	60.30	(N 33°28' W	60.30)
L22	N 19°40'28" W	28.40	(N 19°39' W	28.40)
L23	N 04°18'28" W	100.70	(N 04°17' W	100.70)
L24	N 47°17'28" W	88.00	(N 47°16' W	88.00)
L25	N 42°55'28" W	93.70	(N 42°54' W	93.70)
L26	N 58°29'28" W	93.70	(N 58°28' W	93.70)



CURVE #	RADIUS	DELTA	LENGTH	RADIUS	DELTA	LENGTH
C2	180.00'	20°00'00"	62.83'	((180.00'	20°00'00"	62.83'))
C3	120.00'	85°10'00"	178.39'	((120.00'	85°10'00"	178.39'))
C4	100.00'	79°37'00"	138.96'	((100.00'	79°37'00"	138.96'))
C5	90.00'	133°42'00"	210.02'	((90.00'	133°42'00"	210.02'))
C6	32.92'	139°29'04"	80.14'	((32.92'	139°29'04"	80.14'))
C9	80.00'	38°26'08"	53.67'	((80.00'	37°57'45"	53.01'))
C10	80.00'	24°15'58"	33.88'	((80.00'	24°16'05"	33.88'))

SHEET 2 OF 2 SHTS
SCALE 1" = 100'
SURVEY DATE: SEPT 1992
ELMER L. CHRISTIANSEN
R.C.E. 10609

RECORD OF SURVEY 92-1121

IN THE CITY OF SAN JUAN CAPISTRANO, ORANGE COUNTY, CALIFORNIA.

BEING A PORTION OF THE WEST HALF OF SECTION 1,
TOWNSHIP 8 SOUTH, RANGE 8 WEST, S.B.M.

FD 1" IP TAGGED
LS 3419 PER PM
80/38-39 HELD FOR
LINE

SEE SHEET NO. 1

HELD REC. RADIUS PER PM
80/38-39, VARYED CENTRAL
ANGLE TO ALLOW ROTATION OF
SEVEN COURSES - OTHERWISE OF
TANGENT CURVE C6.

HELD DISTANCE PER INST. NO. 89-678477
O.R. ROTATED COURSE BEARING TO BE AT
PARALLEL WITH AND 60' MEASURED AT
RIGHT ANGLES TO NELY LINE OF RS/79-44

LINE	BEARING	DIST.	RECORD BEARING	REC. DIST.
L27	N 33°42'28" W	69.30	(N 33°41' W	69.30)
L29	N 18°54'06" E	33.86	<N 18°56' 10"E	34.24 CALC.>
L30	N 74°09'10" W	81.22	[N 03°42' W	86.00]
L31	N 29°11'20" W	50.19	[N 20°25' W	127.30]
L32	N 18°54'06" E	32.21		
L33	N 18°54'06" E	73.48		
L34	N 73°56'10" E	93.04		
L35	N 57°27'50" W	166.64	<(S 57°25' 00" E	166.68)>
			(S 57°25'00" E	166.59 PER RS 33/38)
L36	N 24°37'10" E	164.84	<(S 24°40'00" W	164.84)>
			(S 24°40'00" W	164.80 PER RS 33/38)
L38	N 73°56'10" E	58.42	[N 73°56'10" E	58.42]
L39	N 33°42'28" E	64.41	((N 73°58'15" E	64.44))
L40	N 37°26'50" W	51.43	((N 37°24'45" W	51.43))
L41	N 74°31'50" W	110.67	((N 74°52'45" W	106.46))
L45	N 27°41'36" W	505.97	<N 27°39'30" W	505.97>
L46	N 27°41'36" W	1075.82	<N 27°39'30" W	1075.82>

SEE SHEET NO. 1

INST. NO. 89-678477 O.R.
NOTE: THIS DEED DOES NOT CLOSE

PAR. 2
L.L.A. 85-121-161
INST. NO. 85-250101 O.R.

FD 2" IP TAGGED
RCE 10035 NO REF.

FD 2" SQ. IRON BAR TAGGED RCE 10035
(NO REF.) ACCEPTED AS ANGLE PT.
OF PAR "O" PER RS 2/31-38

MONUMENT NOTES: ALL PER RECORDS OF ORANGE COUNTY.

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CURVE #	RECORD			RADIUS	RECORD		
	RADIUS	DELTA	LENGTH		DELTA	LENGTH	
C7	270.00'	29°09'16"	137.39'	((270.00'	29°36'00"	139.49'))	
C8	230.00'	37°05'00"	148.86'	((230.00'	37°28'00"	150.40'))	

1" = 100'

TR. NO. 7159
M.M. 299/11-12

FD. 2" IP TAGGED
RCE 10035 PER
TR. NO. 7159

FD. 1 1/2" IP RCE 10035
IN LIEU OF 2" IP RCE 10035
PER TR. NO. 7159

FD. 2" IP TAGGED
RCE 10035 PER
TR. NO. 7159