

172.481 ACRES GROSS
(ALL OF VESTING TENTATIVE
TRACT NO. 13575)

15 NUMBERED LOTS
4 LETTERED LOTS

DATE OF SURVEY: AUGUST 1994

BLOCK MODULE
5758 08, 09, 18, 19, 29

TRACT NO. 13575

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

BEING A SUBDIVISION OF LOT 3 AND THOSE PORTIONS OF LOTS "A" 4, 5, 6, 7 AND 9
OF TRACT NO. 14021, AS SHOWN ON A MAP FILED IN BOOK 650, PAGES 10 THROUGH 16,
INCLUSIVE, OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF
ORANGE COUNTY, TOGETHER WITH A PORTION OF RANCHO TRABUCO, AS SHOWN ON A MAP
RECORDED IN BOOK 1, PAGES 53 AND 54 OF PATENTS, IN THE OFFICE OF THE COUNTY
RECORDER OF LOS ANGELES CALIFORNIA.

JOHN STRAWBRIDGE

AUGUST



VAN DELL AND ASSOCIATES, INC.

P.L.S. 4200

1994

ACCEPTED AND FILED AT THE
REQUEST OF

First American Title Trs. Co.

DATE November 22, 1994

TIME 10:43 AM FEE \$ 18.00

INSTRUMENT # 94-067477

BOOK 718 PAGE 19 mm

LEE A. BRANCH
COUNTY RECORDERBY Sammy Ewin
DEPUTY

OWNERSHIP 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 BORDERLINE. WE HEREBY DEDICATE TO
THE PUBLIC FOR STREET PURPOSES: OSO PARKWAY, ALTURA, AND SOLANO AS SHOWN
HEREON. WE ALSO HEREBY RELEASE AND RELINQUISH TO THE COUNTY OF ORANGE ALL
VEHICULAR ACCESS RIGHTS TO OSO PARKWAY EXCEPT AT STREET INTERSECTION AND
APPROVED ACCESS LOCATIONS. WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE THE
SCENIC PRESERVATION EASEMENT OVER LOT "A" AS SHOWN FOR THE PURPOSES AND SUBJECT
TO THE SAME CONDITIONS AND LIMITATIONS AS SHOWN IN THAT CERTAIN EASEMENT
RECORDED MARCH 10, 1989 AS INST. NO. 89-125032, OFFICIAL RECORDS OF ORANGE
COUNTY, CALIFORNIA. WE ALSO HEREBY DEDICATE TO THE COUNTY OF ORANGE THE
RESOURCE PRESERVATION EASEMENT OVER LOT "A" AS SHOWN FOR THE PURPOSES AND
SUBJECT TO THE SAME CONDITIONS AND LIMITATIONS AS SHOWN IN THAT CERTAIN
EASEMENT RECORDED NOVEMBER 11, 1984 AS INST. NO. 84-468083, OFFICIAL RECORDS OF
ORANGE COUNTY, CALIFORNIA. PURSUANT TO SECTION 7050 OF THE GOVERNMENT CODE, WE
HEREBY IRREVOCABLY OFFER TO DEDICATE TO THE COUNTY OF ORANGE LOT 15 IN FEE
SIMPLE FOR LOCAL PARK PURPOSES TOGETHER WITH THE RIGHT TO GRANT EASEMENTS FOR
PUBLIC UTILITIES OR OTHER ESSENTIAL PURPOSES. PURSUANT TO SECTION 7050 OF THE
GOVERNMENT CODE, WE HEREBY IRREVOCABLY OFFER TO DEDICATE TO THE COUNTY OF
ORANGE THE EASEMENT OVER LOTS "A", "B", 14, AND 15 AS SHOWN ON THIS MAP FOR
RIDING AND HIKING TRAIL PURPOSES. WE ALSO HEREBY DEDICATE TO THE COUNTY OF
ORANGE THE EASEMENT FOR STORM DRAIN PURPOSES OVER LOT 15 AS SHOWN.

COTO DE CAZA LTD., A CALIFORNIA LIMITED PARTNERSHIP
BY: CHEVRON LAND AND DEVELOPMENT COMPANY,
A DELAWARE CORPORATION, GENERAL PARTNER

Brian H. Gentner
BRIAN H. GENTNER
ASSISTANT SECRETARY

CHEVRON CORPORATION, A DELAWARE CORPORATION
BENEFICIARY UNDER DEED OF TRUST RECORDED MAY 7, 1990 AS INSTRUMENT NO. 90-238926,
OF OFFICIAL RECORDS

Brian H. Gentner
BRIAN H. GENTNER
ATTORNEY IN FACT

CHEVRON LAND AND DEVELOPMENT COMPANY
BENEFICIARY UNDER DEED OF TRUST RECORDED SEPTEMBER 18, 1992 AS INSTRUMENT NO.
92-649052, OF OFFICIAL RECORDS

Brian H. Gentner
BRIAN H. GENTNER
ASSISTANT SECRETARY

NOTARY ACKNOWLEDGEMENTS:

STATE OF CALIFORNIA)
)SS
COUNTY OF ORANGE)

ON THIS 15th DAY OF September, BEFORE ME Christy M. Doeren
A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED BRIAN H. GENTNER,
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE)
TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND
ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED CAPACITY
AND THAT BY HIS SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON
BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS
IN ORANGE COUNTY

NOTARY PUBLIC IN AND FOR SAID STATE

CHRISTY M. DOEREN

MY COMMISSION EXPIRES 1/21/97

SIGNATURE OMISSION NOTE:

PURSUANT TO THE PROVISIONS OF SECTION 66436 (a) (3) OF THE SUBDIVISION MAP ACT
THE FOLLOWING SIGNATURES HAVE BEEN OMITTED.

- SANTA MARGARITA WATER DISTRICT, HOLDER OF EASEMENTS FOR WATER AND SEWER
PURPOSES AS DEDICATED ON THE MAP OF TRACT NO. 14021, AS FILLED IN BOOK 650, PAGES
10 THROUGH 16, INCLUSIVE OF MISCELLANEOUS MAPS.
- SANTA MARGARITA WATER DISTRICT, HOLDER OF AN EASEMENT FOR PIPELINE, ACCESS AND
SLOPE PURPOSES RECORDED AS INST. NO. 93-0434393 OF OFFICIAL RECORDS.
- SANTA MARGARITA WATER DISTRICT, HOLDER OF AN EASEMENT FOR DRAINAGE PURPOSES
RECORDED AS INST. NO. 93-0434394 OF OFFICIAL RECORDS.
- SANTA MARGARITA WATER DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION
ACCESS PURPOSES RECORDED AS INST. NO. 93-0434392 OF OFFICIAL RECORDS. (NOT
PLOTTABLE)
- ERNEST A BRYANT, JR. AND JUDITH TILT BRYANT, HUSBAND AND WIFE, HOLDERS OF
MINERAL RIGHTS RESERVED IN DEED RECORDED IN BOOK 6729, PAGE 443 OF OFFICIAL
RECORDS.
- THE COUNTY OF ORANGE, HOLDER OF AN EASEMENT FOR RESOURCE PRESERVATION
PURPOSES RECORDED AS INST. NO. 90-094892 OF OFFICIAL RECORDS.
- PACIFIC BELL, HOLDER OF EASEMENTS FOR UNDERGROUND COMMUNICATION FACILITY
PURPOSES RECORDED AS INST. NOS. 94-0502131 AND 94-0502133, BOTH OF OFFICIAL
RECORDS.

SURVEYOR'S STATEMENT:

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA; THAT
THIS MAP CONSISTING OF 7 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN AUGUST 1994,
WHICH IT CORRECTLY REPRESENTS WERE BOTH MADE BY ME OR UNDER MY DIRECTION; THAT
THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY (OR WILL OCCUPY) THE POSITIONS
INDICATED BY SAID MAP AND THE MONUMENT NOTES NOTED THEREON, AND THAT SAID
MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

John Strawbridge
JOHN STRAWBRIDGE, P.L.S. 4200
LICENSE EXPIRATION DATE: 6/30/96

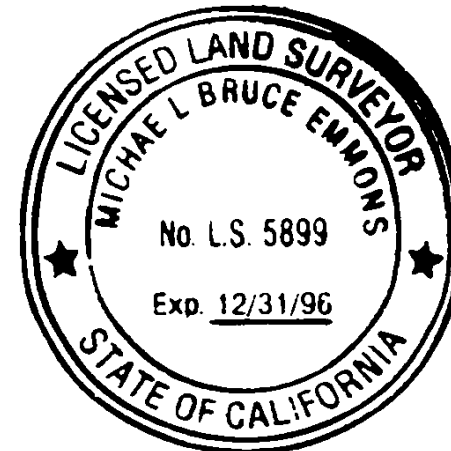


COUNTY SURVEYOR'S STATEMENT:

I HEREBY STATE 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 10th DAY OF NOVEMBER, 1994.

Michael Emmons
JOHN CANAS, COUNTY SURVEYOR
BY MICHAEL EMMONS, DEPUTY
L.S. 5899 EXPIRES: 12-31-96



CLERK OF THE BOARD OF SUPERVISORS' CERTIFICATE:

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
15th DAY OF November, 1994, AND THAT THEREUPON SAID
BOARD DID BY AN ORDER DULY PASSED AND ENTERED, APPROVED SAID MAP AND DID
ACCEPT ON BEHALF OF THE PUBLIC, SUBJECT TO IMPROVEMENTS, THE DEDICATION
FOR STREET PURPOSES OF: OSO PARKWAY, ALTURA, AND SOLANO;

1. AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE:

- THE VEHICULAR ACCESS RIGHTS TO OSO PARKWAY AS RELEASED AND RELINQUISHED;
- THE SCENIC PRESERVATION EASEMENT OVER LOT "A" AS DEDICATED;
- THE RESOURCE PRESERVATION EASEMENT OVER LOT "A" AS DEDICATED;
- THE STORM DRAIN EASEMENT OVER LOT 15 AS DEDICATED (SUBJECT TO IMPROVEMENTS)

2. AND DID NOT ACCEPT THE OFFER OF DEDICATION OF:

- LOT 15 FOR LOCAL PARK PURPOSES;
- THE EASEMENT OVER LOTS "A", "B", 14, AND 15 AS SHOWN ON THIS MAP FOR RIDING AND HIKING TRAIL PURPOSES.

AND DID ALSO APPROVE SUBJECT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436(a)(3)(A) OF THE SUBDIVISION MAP ACT.

DATED THIS 15th DAY OF NOVEMBER, 1994.

Nancy K. Swanson, Deputy
FOR PHYLLIS A. HENDERSON
CLERK OF THE BOARD OF SUPERVISORS

COUNTY TREASURER-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, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOT YET PAYABLE.

AND DO ALSO 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 15th DAY OF October, 1994.

ROBERT L. CITRON
COUNTY TREASURER-TAX COLLECTOR

BY Robert L. Citron
DEPUTY TREASURER-TAX COLLECTOR

718 19

SHEET 2 OF 7

172.481 ACRES GROSS
(ALL OF VESTING TENTATIVE
TRACT NO. 13575)
15 NUMBERED LOTS
4 LETTERED LOTS

TRACT NO. 13575

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

DATE OF SURVEY: AUGUST 1994

JOHN STRAWBRIDGE
AUGUST



P.L.S. 4200
1994

VAN DELL AND ASSOCIATES, INC.

MONUMENT NOTES:

- ▲ INDICATES FOUND O.C.S. G.P.S. HORIZONTAL CONTROL STATION AS NOTED. RECORD IS ON FILE IN THE ORANGE COUNTY SURVEYOR'S OFFICE, GEODETIC UNIT.
 - INDICATES FOUND 5/8" STEEL PIN WITH NO TAG PER TRACT NO. 14021, M.M. 650/10-16, UNLESS OTHERWISE NOTED.
 - INDICATES SET 2" IRON PIPE TAGGED "P.L.S. 4200" PRIOR TO RECORDATION OF THIS FINAL MAP.
- ALL MONUMENTS SHOWN AS "TO BE SET" PER THIS MAP SHALL BE SET WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, UNLESS NOTED OTHERWISE.
- 6" SPIKE AND WASHER STAMPED "P.L.S. 4200" OR LEAD AND TACK TAGGED "P.L.S. 4200" TO BE SET AT ALL CENTERLINE POINTS OF CONTROL, UNLESS NOTED OTHERWISE. TIES TO SAID CENTERLINE MONUMENTS SHALL BE MADE AND A COPY OF SAID TIES WILL BE PROVIDED TO THE COUNTY SURVEYOR.
- 2" IRON PIPE TAGGED "P.L.S. 4200" OR SPIKE AND WASHER TAGGED "P.L.S. 4200" OR LEAD AND TACK TAGGED "P.L.S. 4200" TO BE SET AT ALL TRACT CORNERS UNLESS NOTED OTHERWISE.
- 1" IRON PIPE TAGGED "P.L.S. 4200" OR SPIKE AND WASHER TAGGED "P.L.S. 4200" OR LEAD AND TACK TAGGED "P.L.S. 4200" TO BE SET AT ALL LOT CORNERS EXCEPT AT LOT CORNERS THAT ABUT A STREET WHICH WILL BE MARKED ON 7.75' OFFSET OUTSIDE THE LOT CORNER IN THE CURB OR SIDEWALK ON SIDELINES PRODUCED UNLESS OTHERWISE NOTED. (NO MONUMENTS WILL BE SET FOR B.C.'S, E.C.'S, P.R.C.'S, AND P.C.C.'S THAT ABUT A STREET THAT ARE NOT LOT CORNERS MARKING SIDELINES, UNLESS OTHERWISE NOTED.)
- 1" IRON PIPE TAGGED P.L.S. 4200" TO BE SET AT ANGLE POINTS OF RESOURCE PRESERVATION EASEMENT AND SCENIC PRESERVATION EASEMENT PRIOR TO RECORDATION OF THIS MAP.

BASIS OF BEARING:

THE BEARINGS SHOWN HEREIN ARE BASED UPON THE BEARING BETWEEN O.C.S. HORIZONTAL CONTROL STATION GPS 0072 AND O.C.S. HORIZONTAL CONTROL STATION GPS 4542 BEING N 47°40'38"E PER RECORDS CURRENTLY ON FILE IN THE OFFICE OF THE ORANGE COUNTY SURVEYOR.

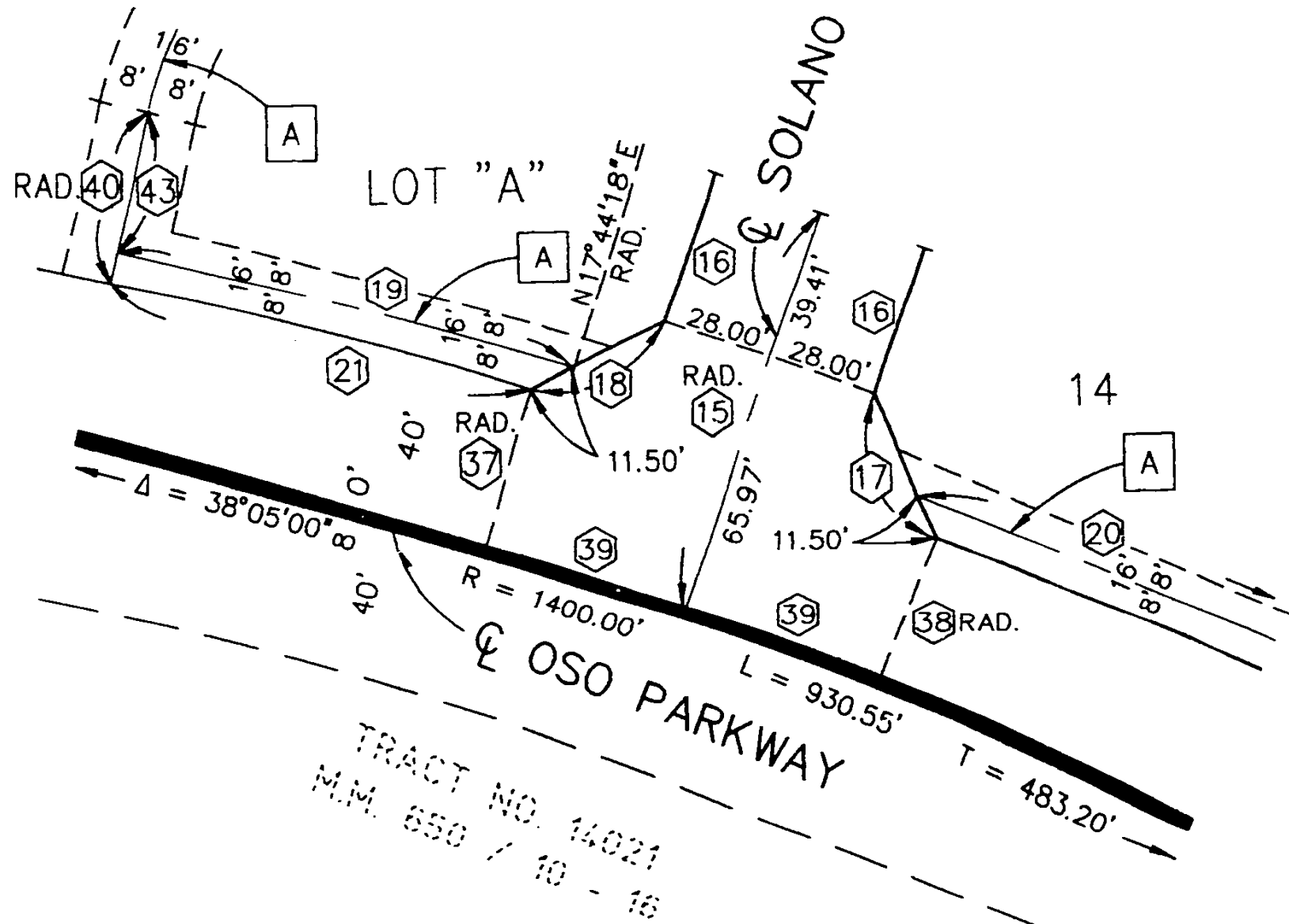
DATUM STATEMENT:

COORDINATES SHOWN HEREIN ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM, (CCS 83) ZONE VI, 1983 NAD (1991.35 EPOCH OCS GPS ADJUSTMENT).

ALL DISTANCES SHOWN ARE GROUND, UNLESS OTHERWISE NOTED. TO OBTAIN GRID DISTANCES, MULTIPLY GROUND DISTANCE BY 0.99993099.

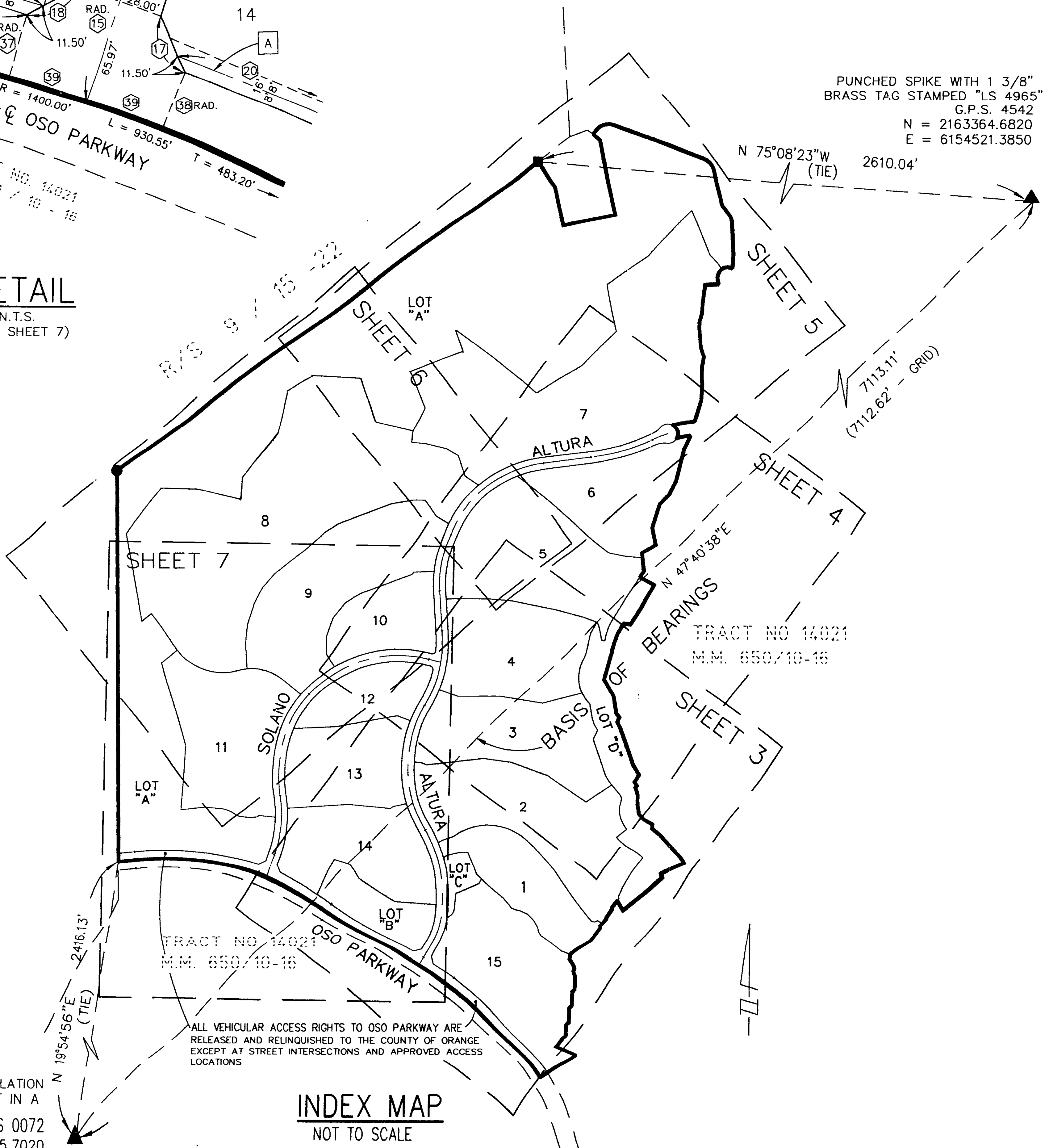
GENERAL NOTES:

- THE LOTS SHOWN ON THIS MAP ARE SITUATED IN AN EXTREME FIRE HAZARD AREA DUE TO WILD LAND EXPOSURE.
- BUILDING PERMIT ISSUANCE SHALL BE PHASED IN ACCORDANCE WITH THE FOOTHILL CIRCULATION PHASING PLAN (FCCP) DEVELOPMENT PHASING PLAN, AND SHALL ALSO BE SUBJECT TO ANY OTHER BOARD OF SUPERVISORS APPROVED GROWTH MANAGEMENT PHASING PLAN PERTAINING TO THE TIMELY PROVISIONS OF PUBLIC SERVICES AND FACILITIES. A VALID BOARD OF SUPERVISORS APPROVED DEVELOPMENT AGREEMENT PERTAINING TO THE PROPERTY WHICH INCLUDES A DEVELOPMENT PHASING PLAN SHALL SATISFY THE REQUIREMENTS OF THIS CONDITION.



DETAIL
N.T.S.
(SEE SHEET 7)

PUNCHED SPIKE WITH 1 3/8" BRASS TAG STAMPED "LS 4965" G.P.S. 4542
N = 2163364.6820
E = 6154521.3850



INDEX MAP
NOT TO SCALE

STD. 3 3/4" ALUM. O.C.S. TRIANGULATION MONUMENT STAMPED "7-7-10" SET IN A 9" DIA. CONC. PIPE
GPS 0072
N = 2158575.7020
E = 6149262.5800

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DATE OF SURVEY: AUGUST 1994

JOHN STRAWBRIDGE
AUGUST



P.L.S. 4200
1994

VAN DELL AND ASSOCIATES, INC.

NOTES:

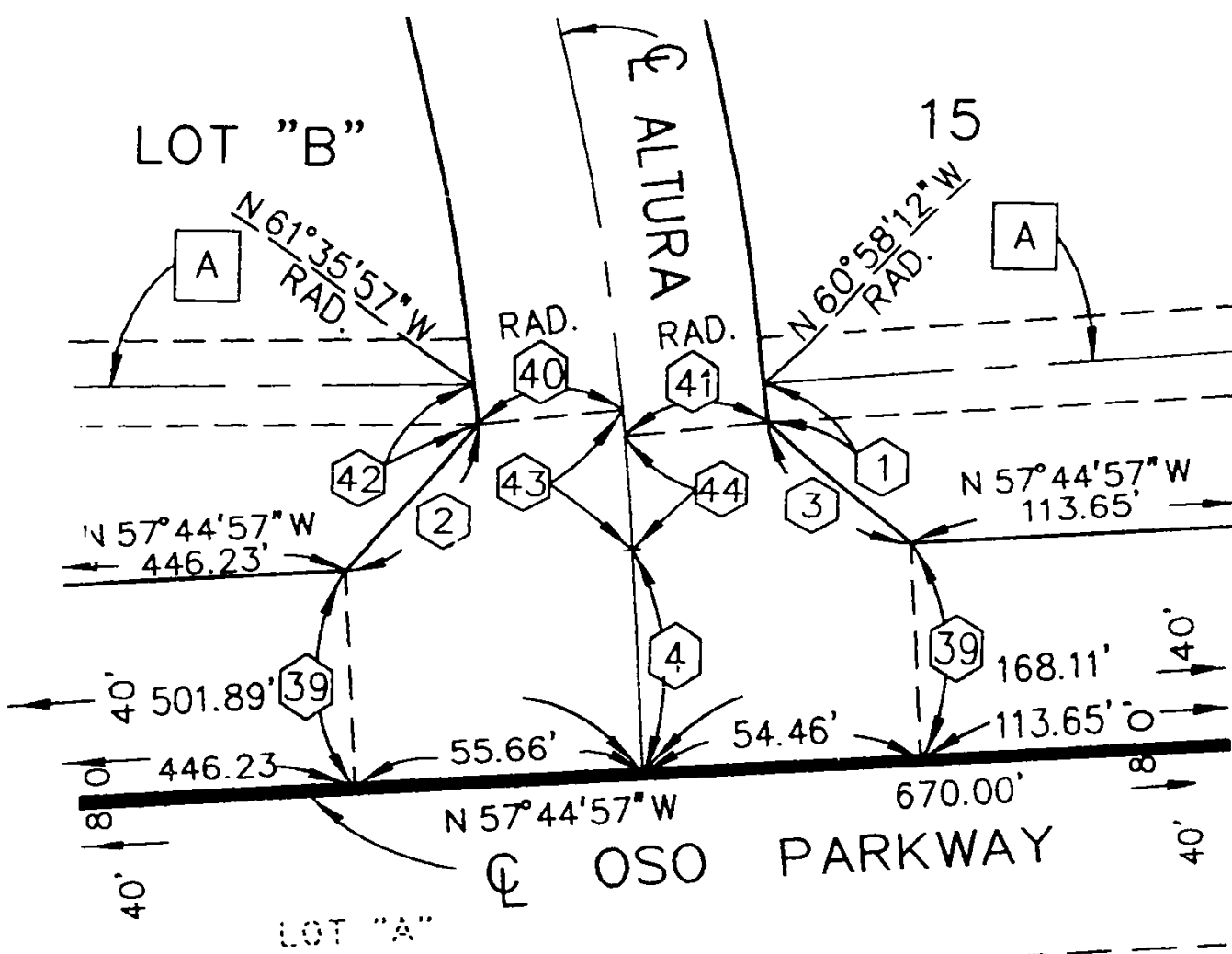
- SEE SHEET 2 FOR BASIS OF BEARINGS AND MONUMENT NOTES.
 - LOT "C" IS FOR S.M.W.D. FACILITIES AND IS TO BE GRANTED BY SEPARATE INSTRUMENT.
 - LOT "D" IS FOR OPEN SPACE AND IS RESERVED FOR FUTURE GRANT TO THE MASTER HOMEOWNERS ASSOCIATION.
- < > INDICATES RECORD BEARING PER TRACT NO. 14021, M.M. 650/10-16.

EASEMENT NOTES:

- [A] INDICATES \mathcal{C} OF A 16' WIDE EASEMENT FOR RIDING AND HIKING TRAIL PURPOSES IRREVOCABLY OFFERED TO THE COUNTY OF ORANGE, HEREON.
- [B] INDICATES APPROXIMATE LOCATION OF A 300' WIDE DRAINAGE EASEMENT TO S.M.W.D. PER EXHIBIT "B" OF INST. NO. 93-0434394 O.R.
- [C] INDICATES \mathcal{C} OF A 16' WIDE EASEMENT FOR STORM DRAIN PURPOSES DEDICATED TO THE COUNTY OF ORANGE, HEREON.
- [D] INDICATES A PIPELINE EASEMENT FOR SEWER AND WATER PURPOSES AS DEDICATED TO S.M.W.D. ON TRACT NO. 14021, M.M. 650/10-16.
- [H] INDICATES UNDERGROUND COMMUNICATION FACILITIES EASEMENT TO PACIFIC BELL PER INST. NO. 94-0502131

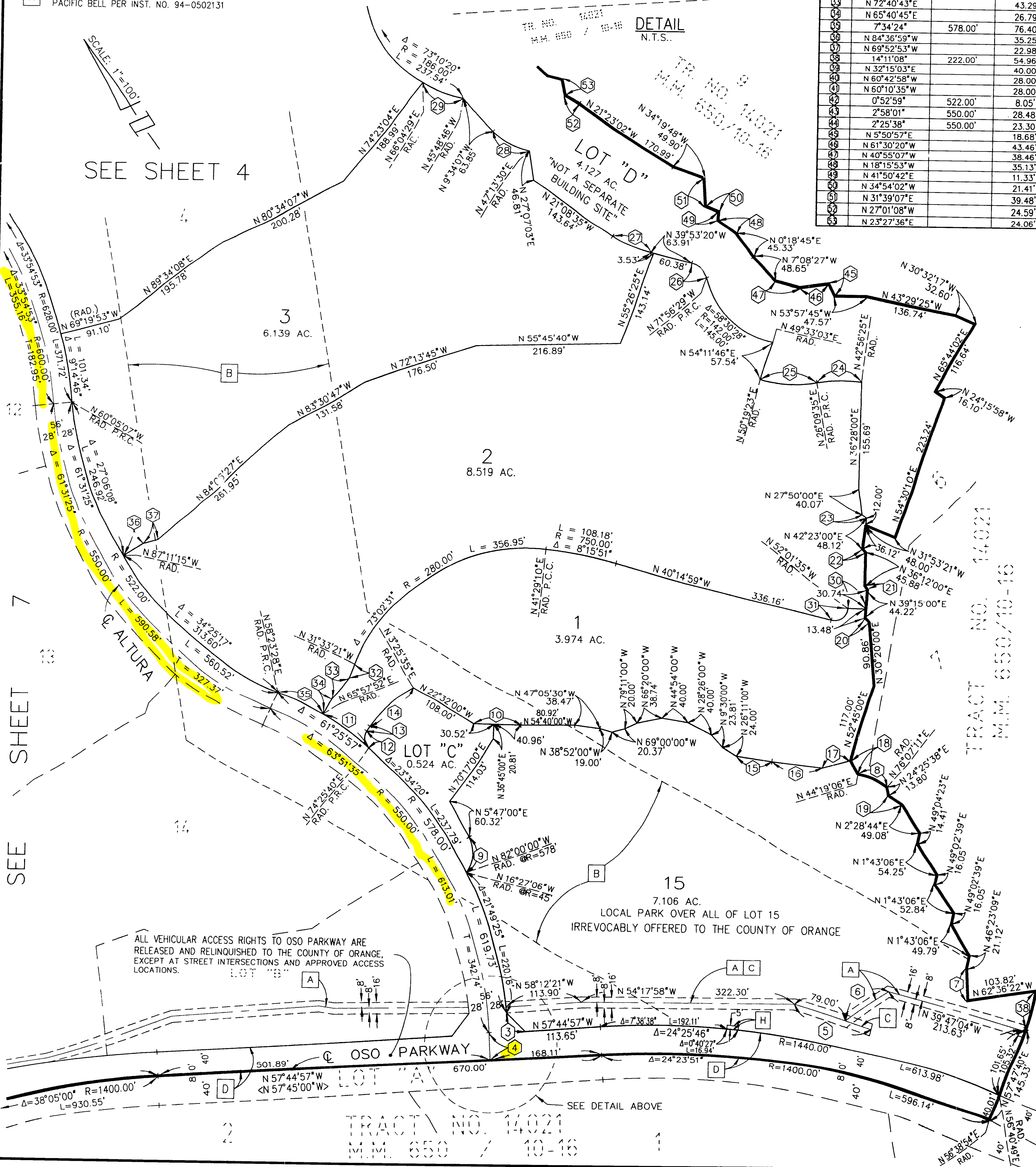
DATA TABLE

NO	DELTA/BEARING	RADIUS	LENGTH
1	0°47'37"	578.00'	8.01'
2	N 75°46'02"E		39.16'
3	N 13°57'46"W		37.37'
4	N 32°15'03"E		41.38'
5	N 38°49'52"W		119.12'
6	N 87°57'48"W		77.36'
7	N 32°57'51"E		51.30'
8	31°48'05"	88.00'	48.84'
9	67°45'54"	45.00'	53.22'
10	N 53°15'00"W		71.48'
11	8°27'48"	578.00'	85.38'
12	85°51'19"	17.00'	25.47'
13	N 70°17'00"E		8.56'
14	23°08'35"	224.00'	90.48'
15	N 46°57'30"W		53.93'
16	N 47°48'00"W		76.02'
17	N 69°29'48"W		43.79'
18	N 7°11'43"E		23.62'
19	N 20°30'43"W		25.09'
20	N 7°00'00"W		8.82'
21	N 2°40'00"E		7.27'
22	N 5°20'00"W		6.82'
23	N 15°45'00"W		8.88'
24	16°46'50"	230.00'	67.36'
25	24°09'48"	204.00'	86.03'
26	57°56'51"	32.00'	32.36'
27	18°44'45"	198.00'	64.78'
28	33°12'23"	110.00'	63.75'
29	20°15'43"	186.00'	65.78'
30	N 52°02'23"W		27.01'
31	101°46'36"	20.00'	35.53'
32	N 59°17'34"E		20.48'
33	N 72°40'43"E		43.29'
34	N 65°40'45"E		26.79'
35	7°34'24"	578.00'	76.40'
36	N 84°36'59"W		35.25'
37	N 69°52'53"W		22.98'
38	14°11'08"	222.00'	54.96'
39	N 32°15'03"E		40.00'
40	N 60°42'58"W		28.00'
41	N 60°10'35"W		28.00'
42	0°52'59"	522.00'	8.05'
43	2°58'01"	550.00'	28.48'
44	2°25'38"	550.00'	23.30'
45	N 5°50'57"E		18.68'
46	N 61°30'20"W		43.46'
47	N 40°55'07"W		38.46'
48	N 18°15'53"W		35.13'
49	N 41°50'42"E		11.33'
50	N 34°54'02"W		21.41'
51	N 31°39'07"E		39.48'
52	N 27°01'08"W		24.59'
53	N 23°27'36"E		24.06'



TR. NO. 14021
M.M. 650 / 10-16
DETAIL
N.T.S.

SEE SHEET 4



ALL VEHICULAR ACCESS RIGHTS TO OSO PARKWAY ARE RELEASED AND RELINQUISHED TO THE COUNTY OF ORANGE, EXCEPT AT STREET INTERSECTIONS AND APPROVED ACCESS LOCATIONS.

SEE DETAIL ABOVE

TRACT NO. 14021
M.M. 650 / 10-16

TRACT NO. 14021
M.M. 650 / 10-16

718
21

718 22

SHEET 4 OF 7

172.481 ACRES GROSS
(ALL OF VESTING TENTATIVE
TRACT NO. 13575)
15 NUMBERED LOTS
4 LETTERED LOTS

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

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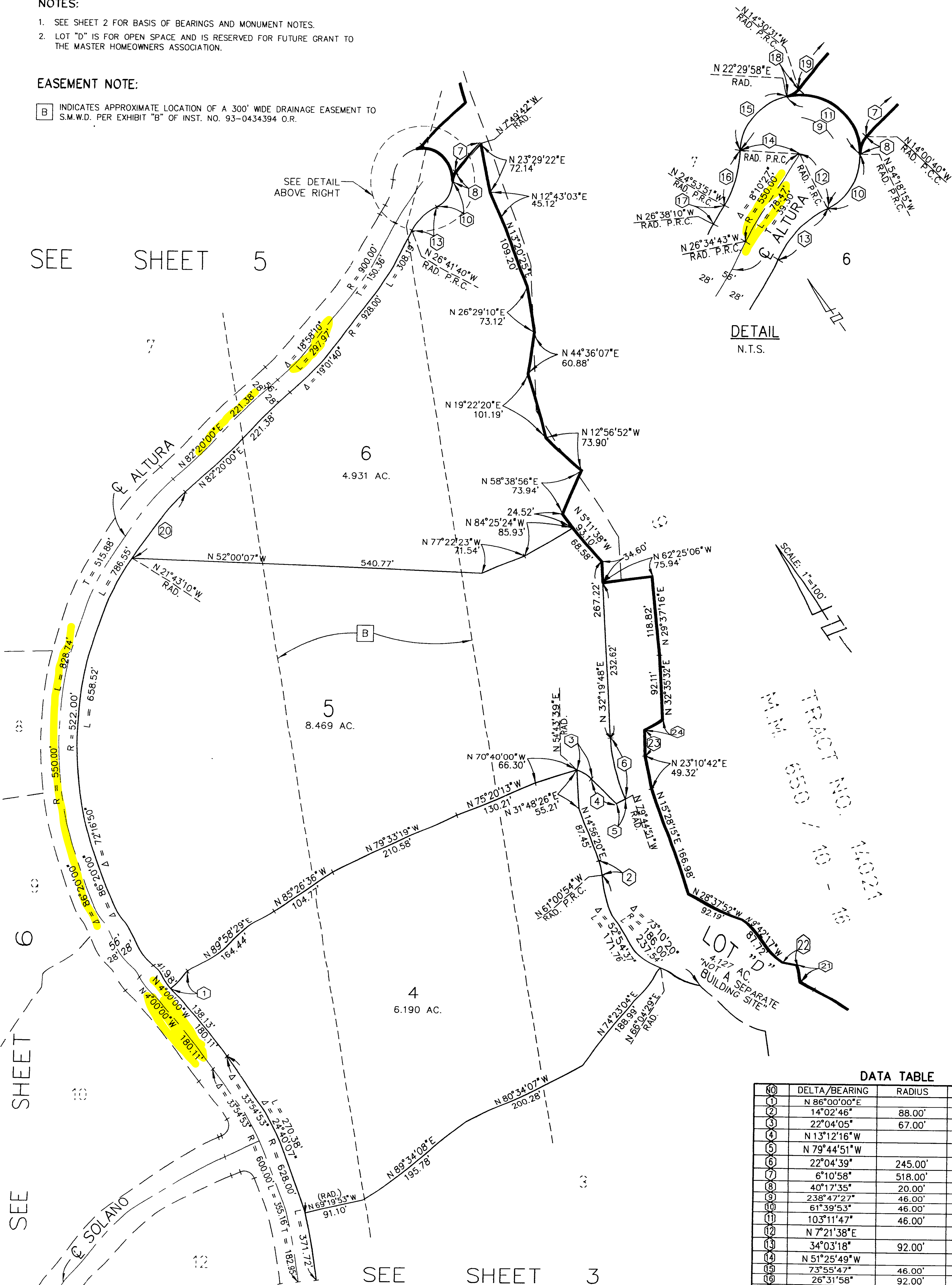
VAN DELL AND ASSOCIATES, INC.

NOTES:

- SEE SHEET 2 FOR BASIS OF BEARINGS AND MONUMENT NOTES.
- LOT "D" IS FOR OPEN SPACE AND IS RESERVED FOR FUTURE GRANT TO THE MASTER HOMEOWNERS ASSOCIATION.

EASEMENT NOTE:

[B] INDICATES APPROXIMATE LOCATION OF A 300' WIDE DRAINAGE EASEMENT TO S.M.W.D. PER EXHIBIT "B" OF INST. NO. 93-0434394 O.R.



DATA TABLE

LOT	DELTA/BEARING	RADIUS	LENGTH
1	N 86°00'00"E		33.92'
2	14°02'46"	88.00'	21.57'
3	22°04'05"	67.00'	25.81'
4	N 13°12'16"W		51.57'
5	N 79°44'51"W		14.92'
6	22°04'39"	245.00'	94.40'
7	6°10'58"	518.00'	55.90'
8	40°17'35"	20.00'	14.06'
9	238°47'27"	46.00'	191.71'
10	61°39'53"	46.00'	49.51'
11	103°11'47"	46.00'	82.85'
12	N 7°21'38"E		46.00'
13	34°03'18"	92.00'	54.68'
14	N 51°25'49"W		46.00'
15	73°55'47"	46.00'	59.35'
16	26°31'58"	92.00'	42.60'
17	1°44'19"	578.00'	17.54'
18	37°00'29"	17.00'	10.98'
19	9°19'29"	582.00'	94.72'
20	14°03'10"	522.00'	128.03'
21	N 23°27'36"E		24.06'
22	N 39°45'38"W		22.86'
23	N 34°35'20"E		45.09'
24	N 84°56'03"W		31.48'

718 22

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JOHN STRAWBRIDGE

AUGUST



P.L.S. 4200

1994

VAN DELL AND ASSOCIATES, INC.

DATA TABLE

NO.	DELTA/BEARING	RADIUS	LENGTH
1	N 55°25'00"W		74.63'
2	N 57°51'34"W		63.00'
3	N 84°15'46"W		64.00'
4	N 5°44'14"E		55.00'
5	1°44'19"	578.00'	17.54'
6	26°31'58"	92.00'	42.60'
7	73°55'47"	46.00'	59.35'
8	37°00'29"	17.00'	10.98'
9	6°25'04"	92.00'	10.31'
10	139°37'17"	46.00'	112.10'
11	74°59'21"	46.00'	60.21'
12	64°37'56"	46.00'	51.89'
13	N 4°04'06"E		53.30'
14	N 4°04'06"E		55.61'
15	7°04'03"	72.50'	8.94'
16	32°45'00"	72.50'	41.44'
17	21°45'00"	32.50'	12.34'
18	57°00'00"	72.50'	72.13'
19	68°45'00"	72.50'	86.99'
20	N 40°15'03"E		24.77'
21	68°45'00"	52.50'	63.00'
22	57°00'00"	52.50'	52.23'
23	21°45'00"	52.50'	19.93'
24	N 35°44'57"W		51.00'
25	32°45'00"	52.50'	30.01'
26	13°00'00"	52.50'	11.91'
27	N 15°59'57"W		51.32'
28	N 34°47'33"W		33.08'
29	N 45°12'04"W		52.22'
30	N 0°05'03"E		131.25'
31	8°10'27"	550.00'	78.47'
32	90°41'21"	46.00'	72.81'

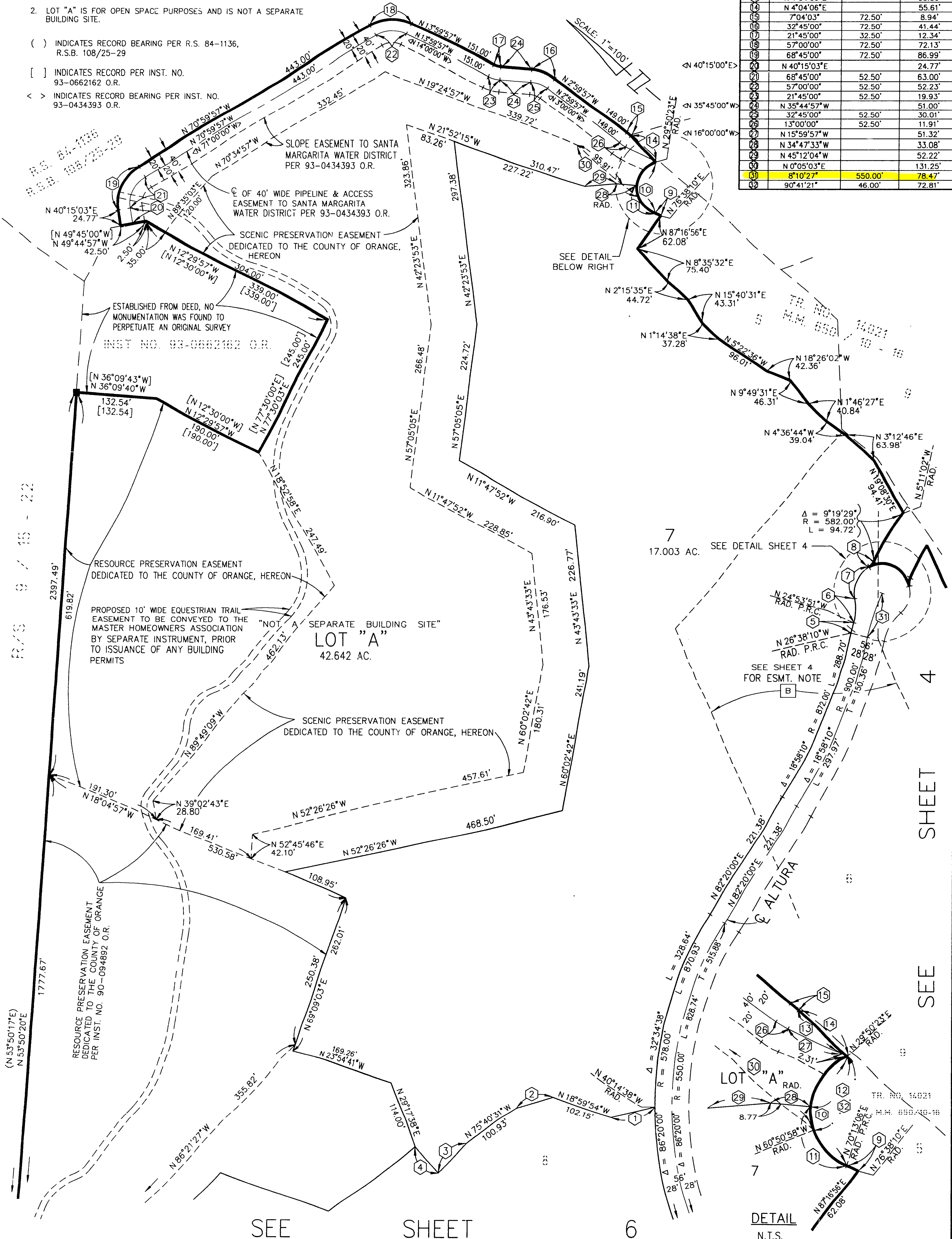
NOTES:

- SEE SHEET 2 FOR BASIS OF BEARINGS AND MONUMENT NOTES.
- LOT "A" IS FOR OPEN SPACE PURPOSES AND IS NOT A SEPARATE BUILDING SITE.

() INDICATES RECORD BEARING PER R.S. 84-1136,
R.S.B. 108/25-29

[] INDICATES RECORD PER INST. NO.
93-0662162 O.R.

< > INDICATES RECORD BEARING PER INST. NO.
93-0434393 O.R.



SHEET

SEE

118 23

172.481 ACRES GROSS
(ALL OF VESTING TENTATIVE
TRACT NO. 13575)
15 NUMBERED LOTS
4 LETTERED LOTS

TRACT NO. 13575

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

DATE OF SURVEY: AUGUST 1994

JOHN STRAWBRIDGE
AUGUST



P.L.S. 4200
1994

NOTES:

- SEE SHEET 2 FOR BASIS OF BEARINGS AND MONUMENT NOTES.
 - LOT "A" IS FOR OPEN SPACE PURPOSES AND IS NOT A SEPARATE BUILDING SITE.
- < > INDICATES RECORD BEARING PER TRACT NO. 14021, M.M. 650/10-16.
() INDICATES RECORD BEARING PER R.S. 84-1136, R.S.B. 108/25-29.

EASEMENT NOTES:

- [E] INDICATES AN EASEMENT FOR SCENIC PRESERVATION PURPOSES DEDICATED TO THE COUNTY OF ORANGE, HEREON.
- [G] INDICATES A RESOURCE PRESERVATION EASEMENT DEDICATED TO THE COUNTY OF ORANGE PER INST. NO. 90-094892 O.R.

VAN DELL AND ASSOCIATES, INC.

SEE SHEET 5

4

SEE SHEET

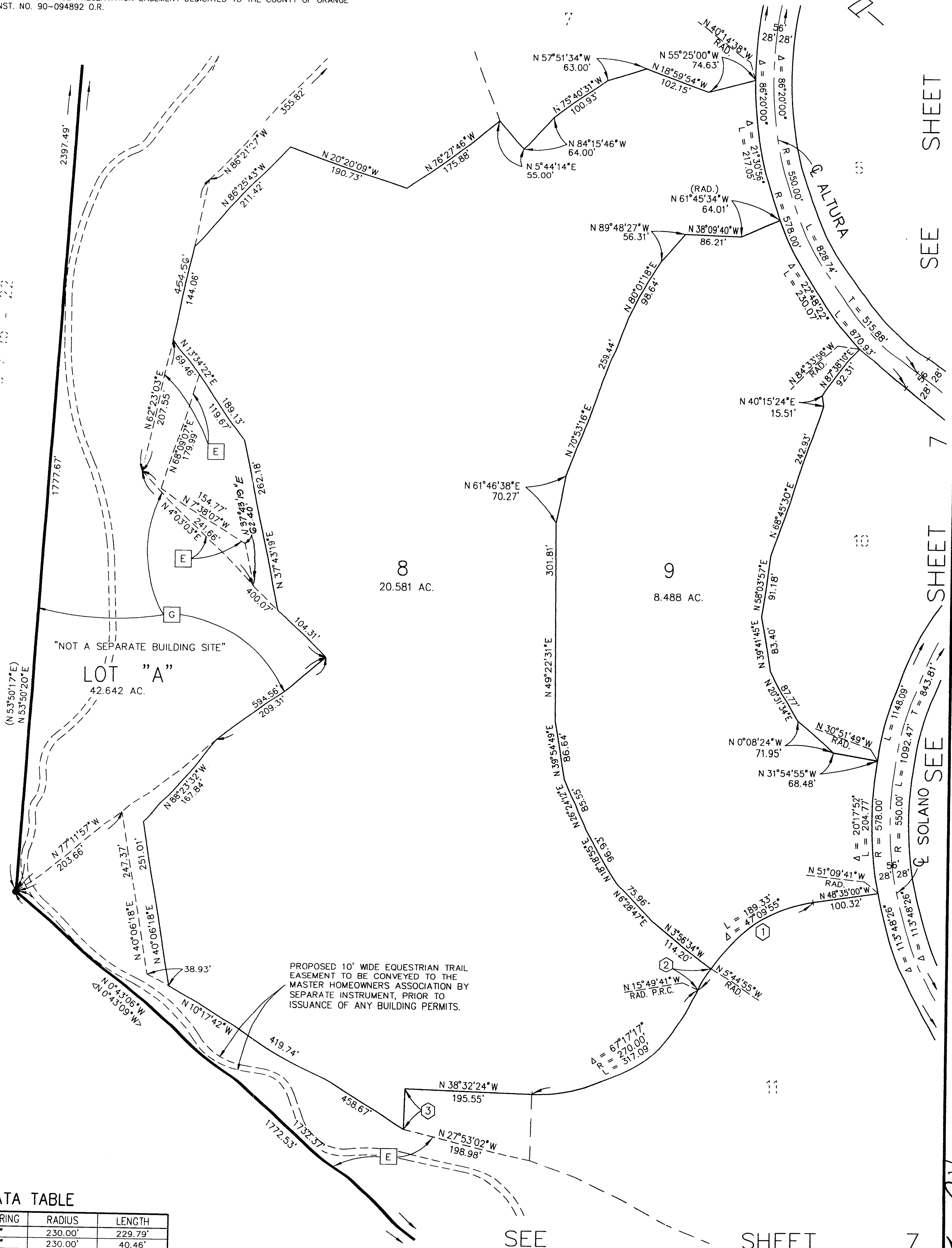
7

SHEET

SEE

7

R/S 9 / 15 - 22



DATA TABLE

NO	DELTA/BEARING	RADIUS	LENGTH
1	57°14'41"	230.00'	229.79'
2	10°04'46"	230.00'	40.46'
3	N 51°27'36"E		56.85'

172.481 ACRES GROSS
(ALL OF VESTING TENTATIVE
TRACT NO. 13575)
15 NUMBERED LOTS
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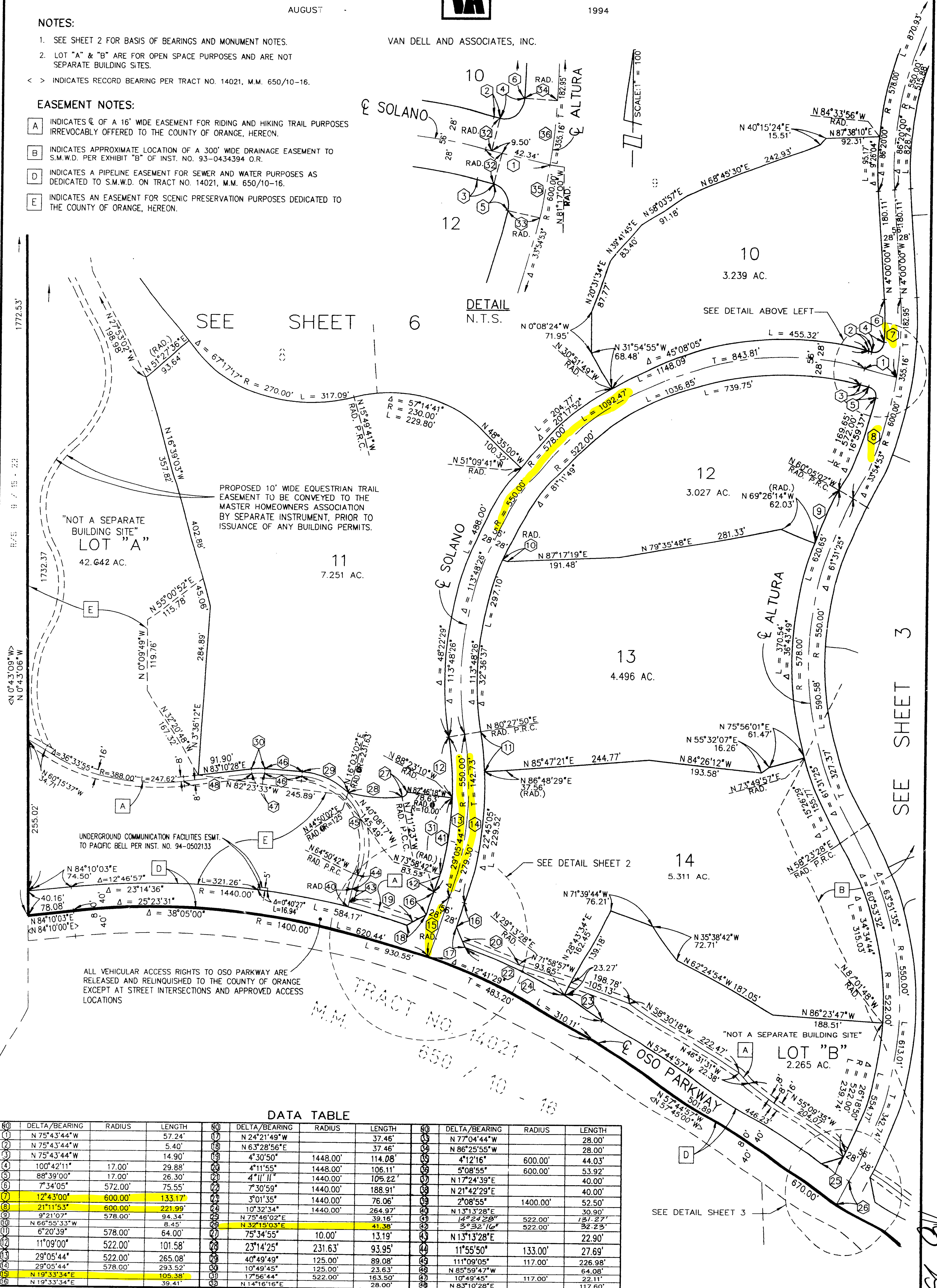
NOTES:

- SEE SHEET 2 FOR BASIS OF BEARINGS AND MONUMENT NOTES.
 - LOT "A" & "B" ARE FOR OPEN SPACE PURPOSES AND ARE NOT SEPARATE BUILDING SITES.
- < > INDICATES RECORD BEARING PER TRACT NO. 14021, M.M. 650/10-16.

EASEMENT NOTES:

- [A] INDICATES Q OF A 16' WIDE EASEMENT FOR RIDING AND HIKING TRAIL PURPOSES IRREVOCABLY OFFERED TO THE COUNTY OF ORANGE, HEREON.
- [B] INDICATES APPROXIMATE LOCATION OF A 300' WIDE DRAINAGE EASEMENT TO S.M.W.D. PER EXHIBIT "B" OF INST. NO. 93-0434394 O.R.
- [D] INDICATES A PIPELINE EASEMENT FOR SEWER AND WATER PURPOSES AS DEDICATED TO S.M.W.D. ON TRACT NO. 14021, M.M. 650/10-16.
- [E] INDICATES AN EASEMENT FOR SCENIC PRESERVATION PURPOSES DEDICATED TO THE COUNTY OF ORANGE, HEREON.

VAN DELL AND ASSOCIATES, INC.



DATA TABLE

NO	DELTA/BEARING	RADIUS	LENGTH	NO	DELTA/BEARING	RADIUS	LENGTH	NO	DELTA/BEARING	RADIUS	LENGTH
1	N 75°43'44"W		57.24'	17	N 24°21'49"W		37.46'	33	N 77°04'44"W		28.00'
2	N 75°43'44"W		5.40'	18	N 63°28'56"E		37.46'	34	N 86°25'55"W		28.00'
3	N 75°43'44"W		14.90'	19	4°30'50"	1448.00'	114.08'	35	4°12'16"	600.00'	44.03'
4	100°42'11"	17.00'	29.88'	20	4°11'55"	1448.00'	106.11'	36	5°08'55"	600.00'	53.92'
5	88°39'00"	17.00'	26.30'	21	4°11'11"	1440.00'	105.22'	37	N 17°24'39"E		40.00'
6	7°34'05"	572.00'	75.55'	22	7°30'59"	1440.00'	188.91'	38	N 21°42'29"E		40.00'
7	12°43'00"	600.00'	133.17'	23	3°01'35"	1440.00'	76.06'	39	2°08'55"	1400.00'	52.50'
8	21°11'53"	600.00'	221.99'	24	10°32'34"	1440.00'	264.97'	40	N 13°13'28"E		30.90'
9	9°21'07"	578.00'	94.34'	25	N 75°46'02"E		39.16'	41	14°24'28"	522.00'	131.27'
10	N 66°55'33"W		8.45'	26	N 32°15'03"E		41.38'	42	3°32'16"	522.00'	32.23'
11	6°20'39"	578.00'	64.00'	27	75°34'55"	10.00'	13.19'	43	N 13°13'28"E		22.90'
12	11°09'00"	522.00'	101.58'	28	23°14'25"	231.63'	93.95'	44	11°55'50"	133.00'	27.69'
13	29°05'44"	522.00'	265.08'	29	40°49'49"	125.00'	89.08'	45	111°09'05"	117.00'	226.98'
14	29°05'44"	578.00'	293.52'	30	10°49'45"	125.00'	23.63'	46	N 85°59'47"W		64.08'
15	N 19°33'34"E		109.38'	31	17°56'44"	522.00'	163.50'	47	10°49'45"		22.11'
16	N 19°33'34"E		39.41'	32	N 14°16'16"E		28.00'	48	N 83°10'28"E		117.60'