

SHEET 1 OF 6 SHEETS  
62 LOTS AND LOTS  
"A" THROUGH, "L"  
ACREAGE: 20.373 ACRES  
(A PORTION OF TENTATIVE  
TRACT NO. 14009)

BLOCK: 5546  
MODULES: 96,97,86,87

# TRACT NO. 14891

IN THE CITY OF HUNTINGTON BEACH,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF THE SOUTH HALF OF  
THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 5 SOUTH,  
RANGE 11 WEST IN THE RANCHO LAS BOLSAS, AS SHOWN ON A  
MAP RECORDED IN BOOK 51, PAGE 13 OF MISCELLANEOUS MAPS,  
RECORDS OF ORANGE COUNTY, CALIFORNIA.

HUNSAKER AND ASSOCIATES IRVINE, INC.

TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY: OCTOBER, 1991

ACCEPTED AND FILED AT THE  
REQUEST OF

First American Title Co.  
DATE August 18, 1994  
TIME 12:48 PM FEE \$ 16.00  
INSTRUMENT # 94-0510114  
BOOK 713 PAGE 9 MM  
LEE A. BRANCH  
COUNTY RECORDER  
By Jimmy 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 BORDER LINE.  
WE HEREBY DEDICATE TO THE PUBLIC FOR STREET PURPOSES: GOLDENWEST STREET,  
GARFIELD AVENUE AND SADDLEBACK LANE.

WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF HUNTINGTON BEACH:

ALL VEHICULAR ACCESS RIGHTS TO GOLDENWEST STREET, GARFIELD AVENUE AND  
SADDLEBACK LANE EXCEPT AT STREET INTERSECTIONS AND APPROVED ACCESS LOCATIONS.

WE ALSO DEDICATE TO THE CITY OF HUNTINGTON BEACH:

1. THE 5.00' WIDE EASEMENT FOR PUBLIC UTILITY PURPOSES AS SHOWN ON SAID MAP.
2. THE EASEMENT OVER LOTS "G" AND "H" FOR PUBLIC UTILITY PURPOSES.
3. THE STORM DRAIN SYSTEM AND APPURTENANCES WITHIN THE PUBLIC STREETS AS  
SHOWN ON THE IMPROVEMENT PLANS FOR THIS TRACT.
4. THE WATER SYSTEM AND APPURTENANCES AS SHOWN ON THE IMPROVEMENT PLANS FOR  
THIS TRACT.
5. ACCESS RIGHTS IN, OVER, ACROSS, UPON AND THROUGH THE PRIVATE STREETS WITHIN  
SAID TRACT FOR THE PURPOSE OF MAINTAINING, SERVICING, CLEANING, REPAIRING  
AND REPLACING THE WATER SYSTEM WITHIN SAID TRACT.
6. THE SANITARY SEWER SYSTEM AND APPURTENANCES WITHIN SADDLEBACK LANE AS  
SHOWN ON THE IMPROVEMENT PLANS FOR THIS TRACT.
7. THE EASEMENT OVER THE PRIVATE STREETS WITHIN SAID TRACT FOR POLICE AND  
FIRE DEPARTMENT ACCESS PURPOSES.
8. THE EASEMENT FOR TRAFFIC SIGNAL PURPOSES, AS SHOWN ON THIS MAP.

PURSUANT TO SECTION 7050 OF THE GOVERNMENT CODE, WE HEREBY IRREVOCABLY  
OFFER TO DEDICATE TO THE CITY OF HUNTINGTON BEACH AN EASEMENT OVER LOTS  
"G" THROUGH "L", INCLUSIVE, FOR LANDSCAPE AND EQUESTRIAN TRAIL PURPOSES.

SEACLIFF PARTNERS, A CALIFORNIA GENERAL PARTNERSHIP; OWNER.

BY: PACIFIC COAST HOMES, A CALIFORNIA CORPORATION; GENERAL PARTNER  
AND BENEFICIARY UNDER A DEED OF TRUST RECORDED AS INSTRUMENT NO.  
90-165737 OF OFFICIAL RECORDS.

BY: [Signature]  
D.L. O'CONNOR  
VICE PRESIDENT

BY: [Signature]  
S.J. LOPEZ  
ASSISTANT SECRETARY

BY: UWC-SEACLIFF L.P., A CALIFORNIA LIMITED PARTNERSHIP;  
GENERAL PARTNER.

BY: NEW URBAN WEST, INC., A CALIFORNIA CORPORATION;  
GENERAL PARTNER.

BY: [Signature]  
STEPHEN GUNTHER  
PRESIDENT

BY: [Signature]  
CINDY J. FROMAN  
SECRETARY

CHEVRON CORPORATION, BENEFICIARY UNDER DEEDS OF TRUST RECORDED AS  
INSTRUMENT NO. 91-518100 AND INSTRUMENT NO. 93-210645 BOTH OF OFFICIAL  
RECORDS.

BY: [Signature]  
M.F. RING  
VICE PRESIDENT  
Attorney-in-Fact

### CITY PLANNING COMMISSION CERTIFICATE:

I, MELANIE FALLON, SECRETARY TO THE PLANNING COMMISSION OF THE CITY  
OF HUNTINGTON BEACH, 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 WITH, AMENDED AND APPROVED BY THE HUNTINGTON BEACH CITY  
PLANNING COMMISSION.

DATED THIS 18th DAY OF July, 1994.

MELANIE FALLON  
SECRETARY OF THE PLANNING  
COMMISSION OF HUNTINGTON BEACH

[Signature]

SEE SHEET 2 FOR  
SIGNATURE OMISSIONS.

SIGNATURE ACKNOWLEDGEMENTS AND

### ENGINEER'S STATEMENT

I HEREBY STATE THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF  
CALIFORNIA; THAT THIS MAP CONSISTING OF 6 SHEETS AND THE TRUE AND  
COMPLETE SURVEY MADE IN OCTOBER, 1991, 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.



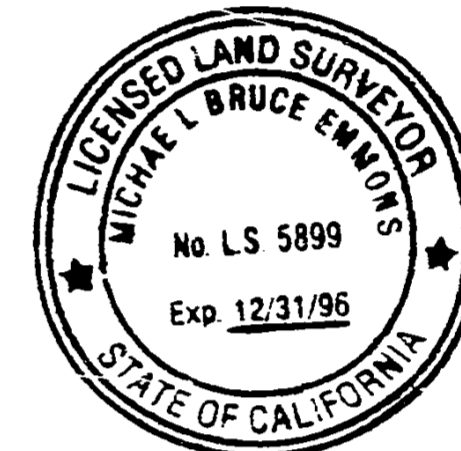
[Signature]  
Tom R. McGannon  
TOM R. MCGANNON, R.C.E. 23956  
REGISTRATION EXPIRES: 12-31-97

### COUNTY SURVEYOR'S STATEMENT:

I HEREBY STATE 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 15th DAY OF August, 1994.

[Signature]  
MICHAEL EMMONS DEPUTY  
L.S. 5899 EXPIRES: 12-31-96



### COUNTY TREASURER-TAX COLLECTOR'S CERTIFICATE:

STATE OF CALIFORNIA )  
COUNTY OF ORANGE ) ss

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.

I 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 28th DAY OF July, 1994.

ROBERT L. CITRON  
COUNTY TREASURER-TAX COLLECTOR

BY: [Signature]  
DEPUTY TREASURER-TAX COLLECTOR

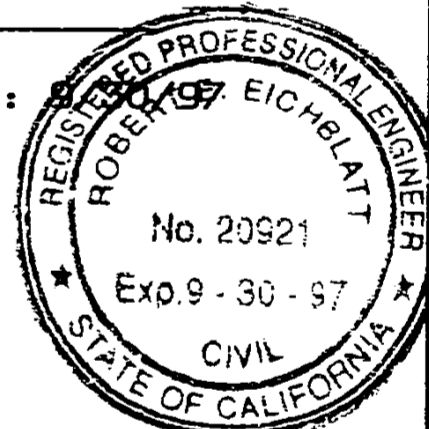
### CITY ENGINEER'S STATEMENT:

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 CITY PLANNING COMMISSION; 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 1st DAY OF July, 1994.

ROBERT E. EICHLATT  
CITY ENGINEER OF HUNTINGTON BEACH

BY: [Signature]  
R.C.E. # 20921  
MY REGISTRATION EXPIRES:



### CITY CLERK'S CERTIFICATE:

STATE OF CALIFORNIA )  
COUNTY OF ORANGE )

I HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE CITY  
COUNCIL OF THE CITY OF HUNTINGTON BEACH AT A REGULAR MEETING THEREOF HELD ON  
THE 18th DAY OF July, 1994, AND THAT THEREUPON SAID COUNCIL  
DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP AND DID  
ACCEPT ON BEHALF OF THE PUBLIC, SUBJECT TO IMPROVEMENTS, THE DEDICATION  
FOR STREET PURPOSES OF: GOLDENWEST STREET, GARFIELD AVENUE AND  
SADDLEBACK LANE.

AND DID ALSO ACCEPT ON BEHALF OF THE CITY OF HUNTINGTON BEACH:

THE VEHICULAR ACCESS RIGHTS TO GOLDENWEST STREET, GARFIELD AVENUE AND  
SADDLEBACK LANE AS RELEASED AND RELINQUISHED HEREON.

1. THE 5.00' WIDE EASEMENT FOR PUBLIC UTILITY PURPOSES AS DEDICATED.
2. THE EASEMENT OVER LOTS "G" AND "H" FOR PUBLIC UTILITY PURPOSES AS DEDICATED.
3. THE STORM DRAIN SYSTEM AND APPURTENANCES AS DEDICATED.
4. THE WATER SYSTEM AND APPURTENANCES AS DEDICATED.
5. THE ACCESS RIGHTS IN, OVER, ACROSS, UPON, AND THROUGH THE PRIVATE STREETS  
WITHIN SAID TRACT FOR THE PURPOSE OF MAINTAINING, SERVICING, CLEANING,  
REPAIRING AND REPLACING THE WATER SYSTEM WITHIN SAID TRACT AS DEDICATED.
6. THE SANITARY SEWER SYSTEM AS DEDICATED.
7. THE EASEMENT OVER THE PRIVATE STREETS FOR POLICE AND FIRE DEPARTMENT  
ACCESS AS DEDICATED.
8. THE EASEMENT FOR TRAFFIC SIGNAL PURPOSES, AS DEDICATED.

AND DID NOT ACCEPT THE OFFER OF DEDICATION OF AN EASEMENT OVER LOTS "G"  
THROUGH "L", INCLUSIVE, FOR LANDSCAPE AND EQUESTRIAN TRAIL PURPOSES.

WE ALSO HEREBY ABANDON, PURSUANT TO SECTION 66499.20 1/2 OF THE SUBDIVISION  
MAP ACT, THE EASEMENTS WITHIN THE BOUNDARY OF THIS MAP WHICH WERE ACQUIRED  
BY THE CITY OF HUNTINGTON BEACH, PER DEED RECORDED IN BOOK 10541, PAGE 361  
OF OFFICIAL RECORDS, RECORDS OF ORANGE COUNTY, CALIFORNIA, NOT SHOWN ON THIS  
MAP.

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

DATED THIS 27th DAY OF July, 1994.

CONNIE BROCKWAY  
CITY CLERK OF THE CITY OF HUNTINGTON BEACH

BY: [Signature]  
DEPUTY

SHEET 2 OF 6 SHEETS  
62 LOTS AND LOTS  
"A" THROUGH, "L"  
ACREAGE: 20.373 ACRES

# TRACT NO. 14891

(A PORTION OF TENTATIVE  
TRACT NO. 14009)

IN THE CITY OF HUNTINGTON BEACH,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES, INC.  
TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY: OCTOBER, 1991

### ACKNOWLEDGEMENTS

STATE OF CALIFORNIA )  
                                  ) SS  
COUNTY OF ORANGE )

ON February 10, 1994, BEFORE ME, Kathy Carucci  
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED  
D.L. Carma AND S. Lopez

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSONS, OR THE ENTITY UPON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE Kathy Carucci MY PRINCIPAL PLACE OF BUSINESS IS  
NOTARY PUBLIC IN AND FOR SAID STATE IN Orange COUNTY

Kathy Carucci  
(NAME PRINTED) MY COMMISSION EXPIRES 2/15/94

STATE OF CALIFORNIA )  
                                  ) SS  
COUNTY OF ORANGE )

ON February 18, 1994, BEFORE ME, FAY D. MATHews  
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED  
STEPHEN GUNTHER AND CINDY J. FRAMAN

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSONS, OR THE ENTITY UPON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE Fay D. Mathews MY PRINCIPAL PLACE OF BUSINESS IS  
NOTARY PUBLIC IN AND FOR SAID STATE IN Los Angeles COUNTY

Fay D. Mathews  
(NAME PRINTED) MY COMMISSION EXPIRES 2/3/98

STATE OF CALIFORNIA )  
                                  ) SS  
COUNTY OF ORANGE )

ON February 15, 1994, BEFORE ME, Kathy Carucci  
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED  
M.F. King

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

SIGNATURE Kathy Carucci MY PRINCIPAL PLACE OF BUSINESS IS  
NOTARY PUBLIC IN AND FOR SAID STATE IN Orange COUNTY

Kathy Carucci  
(NAME PRINTED) MY COMMISSION EXPIRES 2/15/94

### SIGNATURE OMISSIONS:

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

STEARNS RANCHO COMPANY, HOLDER OF AN EASEMENT DRAINAGE AND THE RIGHT OF WAY TO CONSTRUCT IRRIGATION AND DRAINAGE DEVICES PER DEED RECORDED JULY 19, 1905 IN BOOK 91, PAGE 134 OF DEEDS. (WITHIN GARFIELD AVENUE)

THE SOUTHERN CALIFORNIA GAS COMPANY, HOLDER OF EASEMENTS FOR PIPELINE PURPOSES AND INCIDENTAL PURPOSES PER DEEDS RECORDED APRIL 25, 1991 AS INSTRUMENT NO. 91-195013 AND 91-195014 BOTH OF OFFICIAL RECORDS. (PORTIONS WITHIN GARFIELD AVENUE)

THE COUNTY OF ORANGE, HOLDER OF AN EASEMENT FOR ROAD AND INCIDENTAL PURPOSES PER DEED RECORDED AUGUST 12, 1913 IN BOOK 237, PAGE 344 OF DEEDS. (WITHIN GOLDENWEST STREET)

CHEVRON PIPELINE COMPANY, HOLDER OF AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES PER DEED RECORDED DECEMBER 1, 1920 IN BOOK 381, PAGE 63 OF DEEDS.

THE CITY OF HUNTINGTON BEACH, HOLDER OF EASEMENTS FOR STREET, PUBLIC UTILITY AND INCIDENTAL PURPOSES, PER DEED RECORDED AUGUST 7, 1972 IN BOOK 10261, PAGE 969, AND DEED RECORDED FEBRUARY 2, 1973 IN BOOK 10541 PAGE 361. (WITHIN GARFIELD AVENUE AND GOLDENWEST STREET) AND AN EASEMENT FOR WATERLINE AND INCIDENTAL PURPOSES PER DEED RECORDED JULY 24, 1990 AS INST. NO. 90-387997, AND RE-RECORDED OCTOBER 3, 1990, AS INST. NO. 90-528512 (WITHIN SADDLEBACK LANE), ALL OF OFFICIAL RECORDS.

HUNTINGTON BEACH COMPANY, HOLDER OF ALL OIL, GAS AND MINERAL RIGHTS PER DEED RECORDED MARCH 30, 1990 AS INST. NO. 90-165736 AND DEED RECORDED DECEMBER 29, 1993 AS INST. NO. 93-910644, BOTH OF OFFICIAL RECORDS.

THE CITY OF HUNTINGTON BEACH, HOLDER OF EASEMENTS FOR PUBLIC STREETS, UTILITIES AND INCIDENTAL PURPOSES PER DEED RECORDED MAY 5, 1993, AS INST. NO. 93-300479 AND DEED RECORDED JUNE 4, 1993, AS INST. NO. 93-377547, BOTH OF OFFICIAL RECORDS. (EASEMENTS WITHIN GARFIELD AVENUE)

SOUTHERN CALIFORNIA EDISON COMPANY, HOLDER OF EASEMENTS FOR ELECTRICAL SYSTEM PURPOSES PER DEEDS RECORDED SEPTEMBER 26, 1991, AS INST. NO. 91-524030 AND INST. NO. 91-524032, BOTH OF OFFICIAL RECORDS.

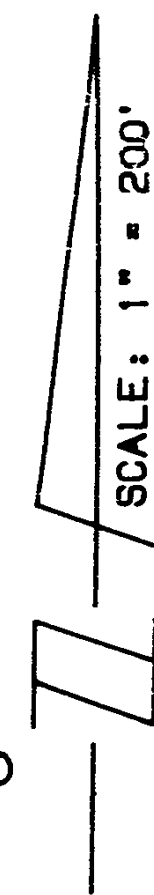
SHEET 3 OF 6 SHEETS  
SCALE: 1"=200'  
62 LOTS AND LOTS  
"A" THROUGH "L"  
ACREAGE: 20.373 ACRES

# TRACT NO. 14891

IN THE CITY OF HUNTINGTON BEACH,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

(A PORTION OF TENTATIVE  
TRACT NO. 14009)

HUNSAKER AND ASSOCIATES, INC.  
TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY; OCTOBER, 1991



### BASIS OF BEARINGS:

THE BEARING OF N0°16'36"E ALONG THE CENTERLINE OF GOLDENWEST STREET BETWEEN O.C.S. STATIONS "H-25 HTB" AND "H-24 HTB", HOLDING NAD 27 (1975 ADJUSTMENT) COORDINATES ON FILE WITH THE ORANGE COUNTY SURVEYOR, WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

### MONUMENT NOTES:

2" I.P. TAGGED RCE 23956 OR 8" SPIKE & WASHER STAMPED RCE 23956 IN ASPHALT OR LEAD & TACK TAGGED RCE 23956 IN CONCRETE TO BE SET AT ALL TRACT CORNERS, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER COMPLETION OF IMPROVEMENTS.

1" I.P. TAGGED RCE 23956 OR 8" SPIKE & WASHER STAMPED RCE 23956 IN ASPHALT OR LEAD & TACK TAGGED RCE 23956 IN CONCRETE TO BE SET AT ALL LOT CORNERS, EXCEPT AT B.C.'S, E.C.'S, P.R.C.'S AND P.C.C.'S THAT ABUT A STREET AND ARE NOT LOT CORNERS MARKING SIDE LOT LINES, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER COMPLETION OF IMPROVEMENTS.

8" SPIKE & WASHER STAMPED RCE 23956 OR LEAD & TACK TAGGED RCE 23956 IN CONCRETE OR A 2" I.P. TAGGED RCE 23956 IN MEDIAN TO BE SET AT ALL STREET CENTERLINE INTERSECTIONS, B.C.'S, E.C.'S AND ALL OTHER STREET CENTERLINE POINTS OF CONTROL, UNLESS OTHERWISE NOTED, WITHIN 90 DAYS AFTER COMPLETION OF IMPROVEMENTS.

● INDICATES FOUND MONUMENT AS NOTED.

□ INDICATES FOUND NOTHING, EST. BY PRORATION, SET NOTHING, EXCEPT AT TRACT BOUNDARIES OR CENTERLINES WHICH WILL BE MONUMENTED AS NOTED ABOVE.

○ INDICATES 8" S. & W. STAMPED R.C.E. 23956 TO BE SET WITHIN 90 DAYS AFTER COMPLETION OF IMPROVEMENTS.

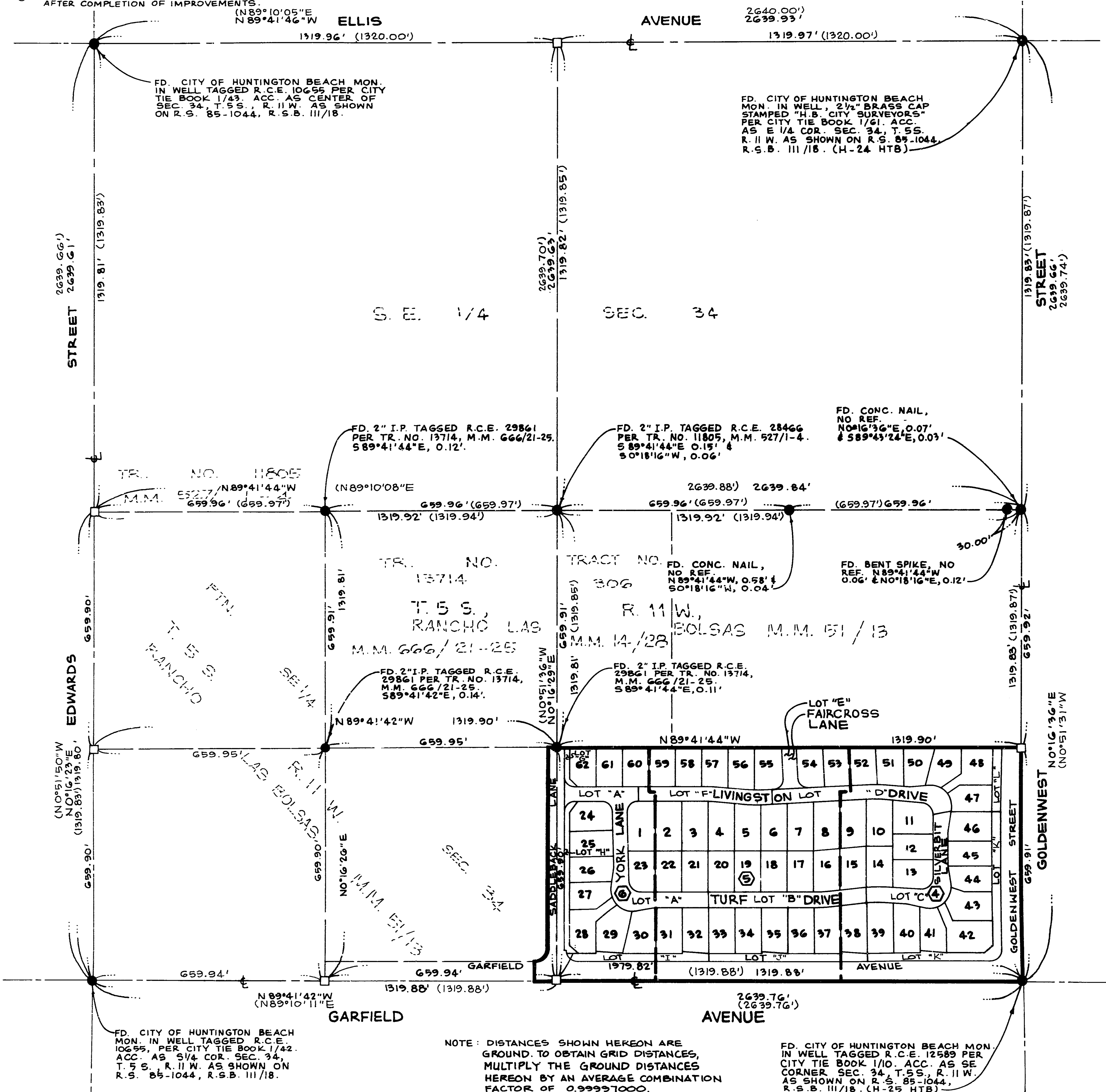
### EASEMENT NOTES:

- (A) INDICATES A 5.00' WIDE EASEMENT FOR PEDESTRIAN ACCESS PURPOSES RESERVED HEREON.
- (B) INDICATES A 5.00' WIDE EASEMENT FOR PUBLIC UTILITY PURPOSES DEDICATED TO THE CITY OF HUNTINGTON BEACH HEREON.
- (C) INDICATES EASEMENT FOR LANDSCAPE AND EQUESTRIAN TRAIL PURPOSES DEDICATED TO THE CITY OF HUNTINGTON BEACH HEREON AND RESERVED HEREON FOR DEDICATION BY SEPARATE DOCUMENT TO FUTURE HOMEOWNERS ASSOCIATION.
- (D) INDICATES AN EASEMENT FOR POLICE AND FIRE DEPARTMENT ACCESS PURPOSES DEDICATED TO THE CITY OF HUNTINGTON BEACH.
- (E) INDICATES AN EASEMENT FOR TRAFFIC SIGNAL PURPOSES DEDICATED TO THE CITY OF HUNTINGTON BEACH.

NOTE: LOTS "G" THROUGH "L", INCLUSIVE, ARE FOR LANDSCAPE AND EQUESTRIAN TRAIL PURPOSES AND ARE NOT SEPARATE BUILDING SITES.

### BOUNDARY NOTE:

( ) INDICATES RECORD DATA PER R.S. 85-1044, R.S.B. 111/18.



NOTE: DISTANCES SHOWN HEREON ARE GROUND. TO OBTAIN GRID DISTANCES, MULTIPLY THE GROUND DISTANCES HEREON BY AN AVERAGE COMBINATION FACTOR OF 0.99997000.

FD. CITY OF HUNTINGTON BEACH MON. IN WELL TAGGED R.C.E. 12589 PER CITY TIE BOOK 1/10, ACC. AS SE CORNER SEC. 34, T. 5 S., R. 11 W. AS SHOWN ON R.S. 85-1044, R.S.B. 111/18. (H-25 HTB)

FD. CITY OF HUNTINGTON BEACH MON. IN WELL TAGGED R.C.E. 10655, PER CITY TIE BOOK 1/42, ACC. AS 1/4 COR. SEC. 34, T. 5 S., R. 11 W. AS SHOWN ON R.S. 85-1044, R.S.B. 111/18.

## BOUNDARY AND SHEET INDEX MAP

### NOTE:

○ INDICATES MAP SHEET NUMBER

SHEET 4 OF 6 SHEETS  
 SCALE: 1"=40'  
 62 LOTS AND LOTS  
 "A" THROUGH "L"  
 ACREAGE: 20.373 ACRES

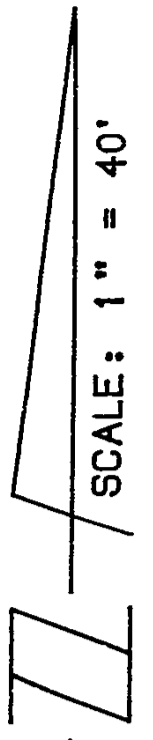
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IN THE CITY OF HUNTINGTON BEACH,  
 COUNTY OF ORANGE, STATE OF CALIFORNIA

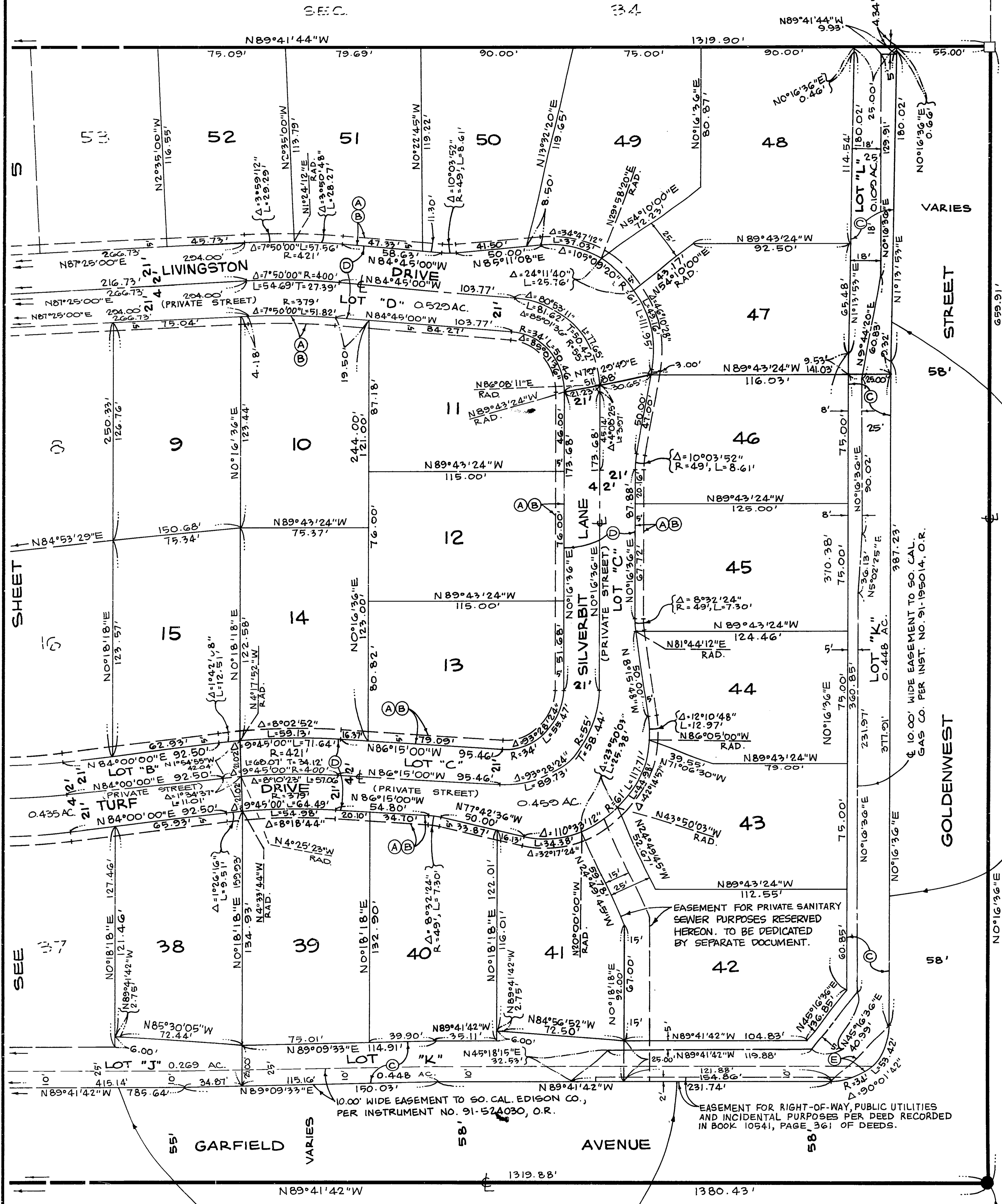
(A PORTION OF TENTATIVE  
 TRACT NO. 14009)

HUNSAKER AND ASSOCIATES, INC.  
 TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY: OCTOBER, 1991

SEE SHEET 3 FOR BASIS OF BEARINGS,  
 MONUMENT NOTES, BOUNDARY AND SHEET  
 INDEX MAP, EASEMENT NOTES AND NOTES.



PTN. N 1/2  
 SEE 1/4 SEE 1/4  
 SEC. 34



VEHICULAR ACCESS RIGHTS TO GOLDENWEST STREET ARE  
 RELEASED AND RELINQUISHED HEREON TO THE CITY OF  
 HUNTINGTON BEACH, EXCEPT AT STREET INTERSECTIONS AND  
 APPROVED ACCESS LOCATIONS.

VEHICULAR ACCESS RIGHTS TO GARFIELD AVE. ARE  
 RELEASED AND RELINQUISHED HEREON TO THE CITY  
 OF HUNTINGTON BEACH, EXCEPT AT STREET INTERSECTIONS  
 AND APPROVED ACCESS LOCATIONS.

FD. CITY OF HUNTINGTON BEACH MON.  
 IN WELL TAGGED R.C.E. 12589 PER  
 CITY TIE BOOK 1/10. ACC. AS SE CORNER  
 SEC. 34, T.5 S., R.11 W. AS SHOWN ON R.S.  
 85-1044, R.S.B. 111/18. (H-25 HTB)

SHEET 5 OF 6 SHEETS  
 SCALE: 1"=40'  
 62 LOTS AND LOTS  
 "A" THROUGH "L"  
 ACREAGE: 20.373 ACRES

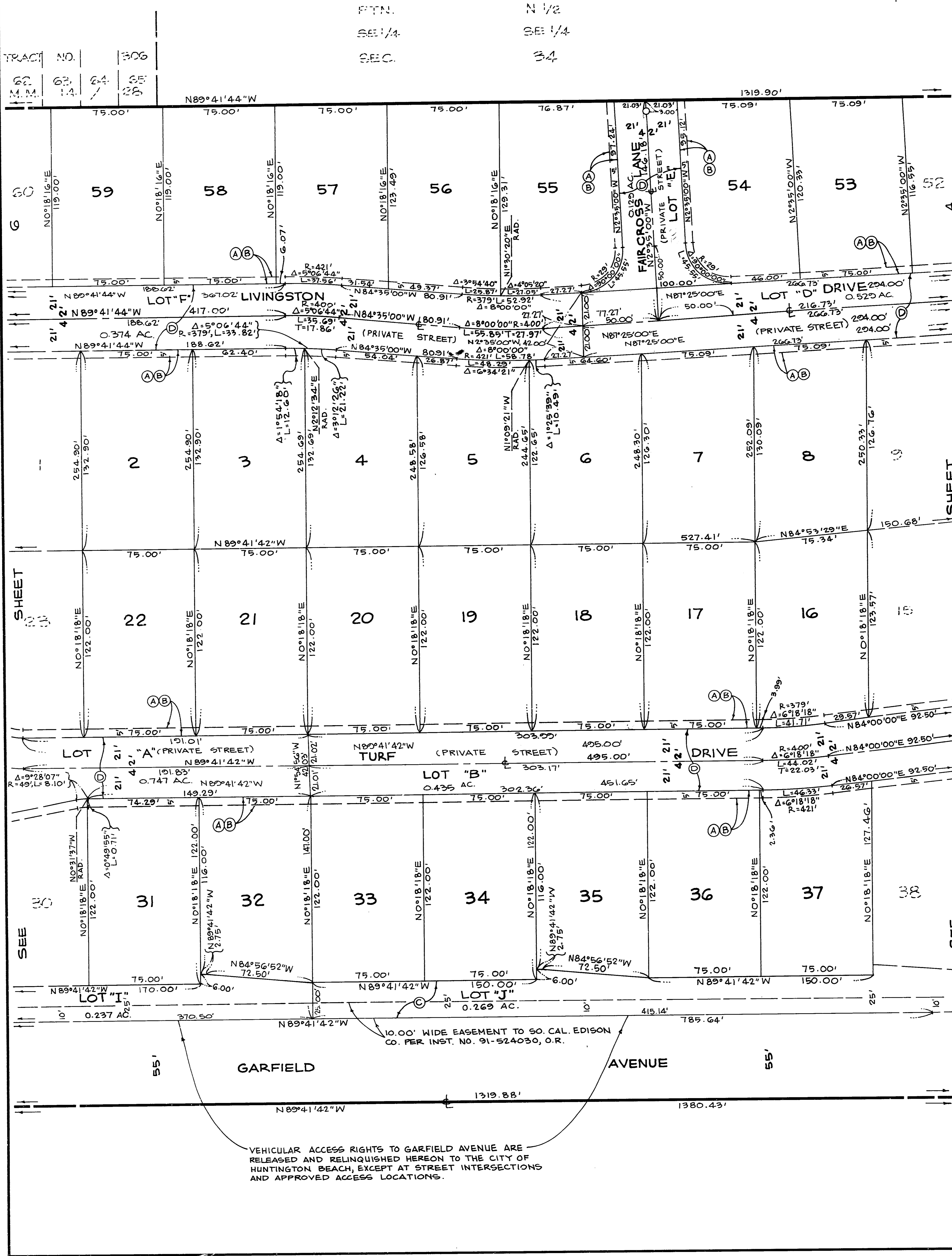
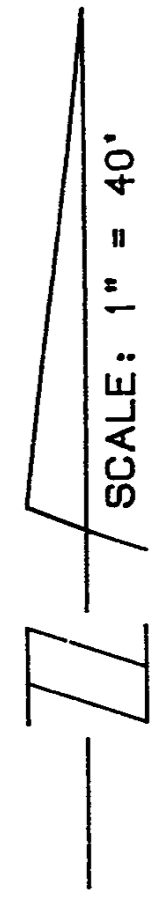
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IN THE CITY OF HUNTINGTON BEACH,  
 COUNTY OF ORANGE, STATE OF CALIFORNIA

(A PORTION OF TENTATIVE  
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 TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY: OCTOBER, 1991

SEE SHEET 3 FOR BASIS OF BEARINGS,  
 MONUMENT NOTES, BOUNDARY AND SHEET  
 INDEX MAP, EASEMENT NOTES AND NOTES.



# TRACT NO. 14891

IN THE CITY OF HUNTINGTON BEACH,  
COUNTY OF ORANGE, STATE OF CALIFORNIA

TOM R. MCGANNON, R.C.E. 23956 DATE OF SURVEY: OCTOBER, 1991

SHEET 6 OF 6 SHEETS  
SCALE: 1"=40'  
G2 LOTS AND LOTS  
"A" THROUGH "L"  
ACREAGE: 20.373 ACRES  
A PORTION OF TENTATIVE  
TRACT NO. 140091

SEE SHEET 3 FOR BASIS OF BEARINGS,  
MONUMENT NOTES, BOUNDARY AND SHEET  
INDEX MAP, EASEMENT NOTES AND NOTES.

HUNSAKER AND ASSOCIATES, INC.

DETAIL "A"

N.T.S.

SCALE: 1" = 40'

| TRACT | M. | N.C. | 13,714 | 3 | 21 - 25 | 3 | 13,714 | 3 |
|-------|----|------|--------|---|---------|---|--------|---|
|       |    |      |        |   |         |   |        |   |

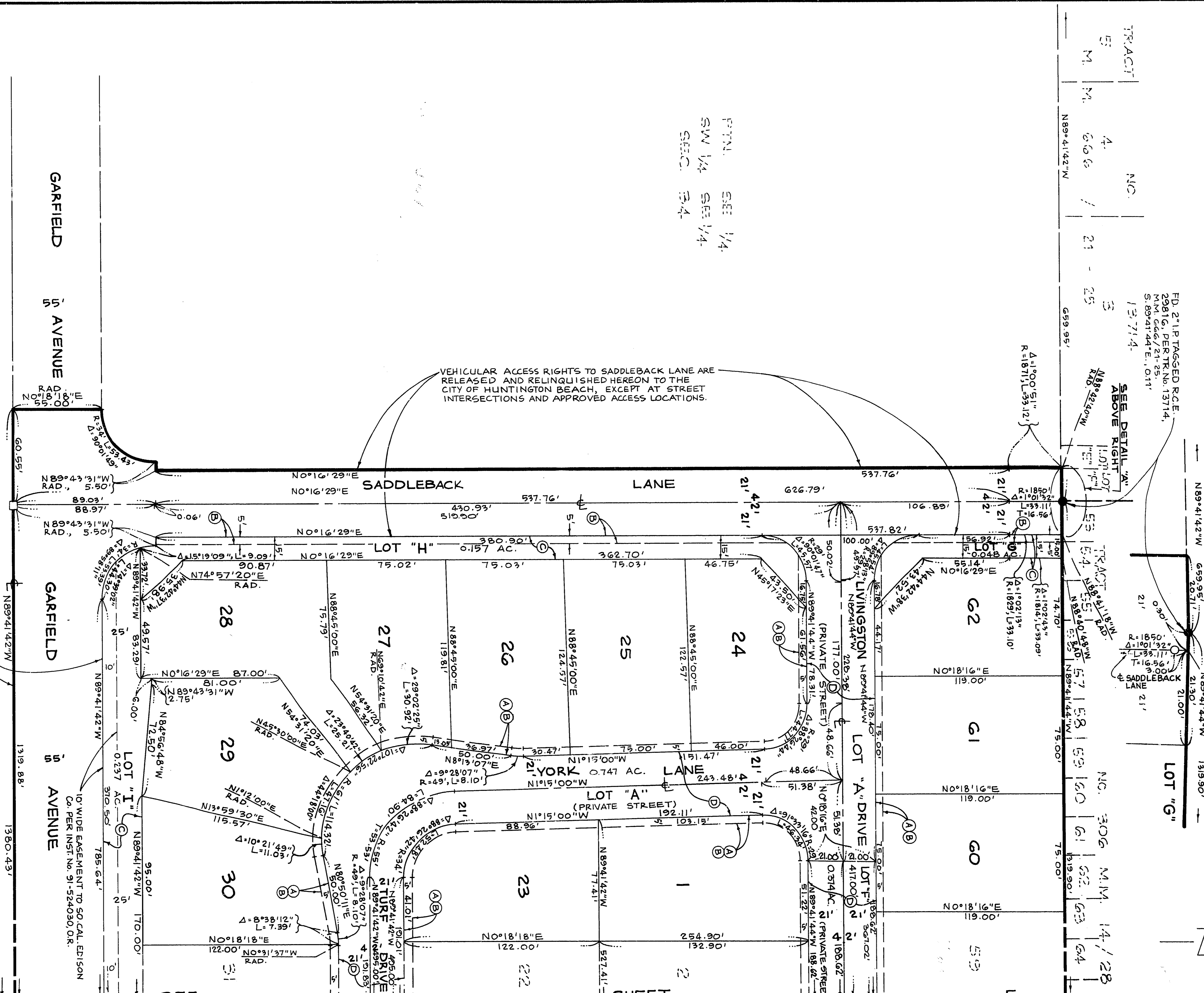
FD. 271 P TAGGED R.C.E.  
2081 G. PER TR. NO. 13714,  
M.M. 466/21-25,  
S. 89°41'44"E. 0.11'

SEE DETAIL "A" ABOVE RIGHT

TRACT 14891, N.T.S.  
R. 1850'  
A. 1°02'13"  
R. 1829', L. 33.10'

TRACT 14891, N.T.S.  
R. 1850'  
A. 1°02'13"  
R. 1829', L. 33.10'

P.T.N. SEE 1/4  
SW 1/4 SEE 1/4  
SEC. 34



VEHICULAR ACCESS RIGHTS TO SADDLEBACK LANE ARE RELEASED AND RELINQUISHED HEREON TO THE CITY OF HUNTINGTON BEACH, EXCEPT AT STREET INTERSECTIONS AND APPROVED ACCESS LOCATIONS.

VEHICULAR ACCESS RIGHTS TO GARFIELD AVENUE ARE RELEASED AND RELINQUISHED HEREON TO THE CITY OF HUNTINGTON BEACH, EXCEPT AT STREET INTERSECTIONS AND APPROVED ACCESS LOCATIONS.