

SCALE: 1" = 40'

SHEET 1 OF 2 SHEETS

OCT 29 2008

FILED AT REQUEST OF OWNER

TRACT NO. 66841

IN THE CITY OF SAN FERNANDO
COUNTY OF LOS ANGELES
STATE OF CALIFORNIA
FOR CONDOMINIUM PURPOSES



27 MIN PAST 11 AM
IN BOOK 1352
AT PAGE 83-84
OF MAPS
LOS ANGELES COUNTY, CA

BEING A SUBDIVISION OF A PORTION OF LOT 3 IN BLOCK 100 OF THE
MACLAY RANCHO EX-MISSION OF SAN FERNANDO, AS PER MAP RECORDED
IN BOOK 1057, PAGE 155 OF DEEDS, RECORDS OF LOS ANGELES COUNTY

Registrar-Recorder/County Clerk

BY Matthew
Deputy

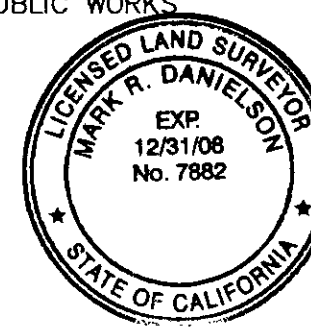
FEE \$ 11.00

D.A. FEE Code 20 \$ 2.00

SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF MACLAY PARTNERS, LP ON JUNE OF 2007. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP; THAT THE MONUMENTS OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN 24 MONTHS FROM THE FILING DATE OF THIS MAP; THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED AND THAT THE NOTES TO ALL CENTERLINE MONUMENTS SHOWN AS "TO BE SET" WILL BE ON FILE IN THE OFFICE OF THE DIRECTOR OF PUBLIC WORKS WITHIN 24 MONTHS FROM THE FILING DATE SHOWN HEREON.

Mark R. Danielson 8/15/2008
MARK R. DANIELSON P.L.S. 7882, LICENSE EXPIRES 12-31-08
DANIELSON SURVEYING



OWNER'S STATEMENT:

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LANDS INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION.

MACLAY PARTNERS, A CALIFORNIA LIMITED PARTNERSHIP, OWNER

SIGN: Max E. Convis SIGN: _____
PRINT NAME: Max Convis TITLE: GENERAL PARTNER PRINT NAME: _____ TITLE: _____

STERLING BANK AND TRUST, A FEDERAL SAVINGS BANK AS BENEFICIARY UNDER A DEED OF TRUST RECORDED JUNE 14, 2007 AS INSTRUMENT NO. 20071437607 OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY

SIGN: Michael Montemayor SIGN: _____
PRINT NAME: Michael Montemayor TITLE: EVPCLO PRINT NAME: _____ TITLE: _____

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING N 48°25'53" E OF THE CENTER LINE OF MACLAY AVENUE AS SHOWN ON MAP OF TRACT NO. 49417 AS FILED IN BOOK 1205, PAGES 71 AND 72 OF MAPS, RECORDS OF LOS ANGELES COUNTY.

SIGNATURE OMISSIONS:

THE SIGNATURES OF H.L. MACNEIL; C. MACLAY; GEO C. HAGAR; J.K. ALEXANDER AND R.M. WIDNEY, EASEMENT HOLDER FOR WATER PIPES AS DISCLOSED BY DEED RECORDED IN BOOK NO. 176, PAGE 357 OF DEEDS, RECORDS OF LOS ANGELES COUNTY, HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436(a)(3)(A)(i-viii) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY. SAID EASEMENT IS BLANKET IN NATURE.

THE SIGNATURE OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, EASEMENT HOLDER FOR PUBLIC UTILITIES AS DISCLOSED BY DEED RECORDED SEPTEMBER 19, 1958 AS INSTRUMENT NO. 2789, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY, HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436(a)(3)(A)(i-viii) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

THE SIGNATURE OF GENERAL TELEPHONE COMPANY OF CALIFORNIA, A CORPORATION, EASEMENT HOLDER FOR PUBLIC UTILITIES AS DISCLOSED BY DEED RECORDED OCTOBER 12, 1971 AS INSTRUMENT NO. 4631, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY, HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436(a)(3)(A)(i-viii) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

THE SIGNATURE OF SOUTHERN CALIFORNIA EDISON, EASEMENT HOLDER FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES AS DISCLOSED BY DEED RECORDED SEPTEMBER 20, 2007 AS INSTRUMENT NO. 20072163473, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY, HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436(a)(3)(A)(i-viii) OF THE SUBDIVISION MAP ACT, THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE TITLE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

STATE OF CALIFORNIA
COUNTY OF Los Angeles

ON August 6, 2008 BEFORE ME,
Victoria Mata "Notary Public"
Max E. Convis PERSONALLY APPEARED
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE Victoria Mata
NAME OF NOTARY Victoria Mata
COUNTY IN WHICH COMMISSIONED Los Angeles
DATE COMMISSION EXPIRES January 22, 2011
COMMISSION NUMBER 1712-707

STATE OF CALIFORNIA Michigan
COUNTY OF Oakland

ON August 9, 2008 BEFORE ME,
Marianna Moore PERSONALLY APPEARED
Michael Montemayor
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

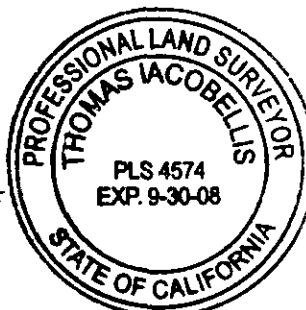
WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE Marianna E. Moore
NAME OF NOTARY Marianna E. Moore
COUNTY IN WHICH COMMISSIONED Wayne - Acting in Oakland
DATE COMMISSION EXPIRES 06-21-2014
COMMISSION NUMBER N/A

PLANNING COMMISSION CERTIFICATE:

I HEREBY CERTIFY THAT THE TENTATIVE TRACT MAP OF TRACT NO. 66841 WAS APPROVED AT A REGULAR MEETING OF THE PLANNING COMMISSION OF THE CITY OF SAN FERNANDO HELD ON THE 2nd DAY OF JANUARY, 2007.

Paul A. Schabel
SECRETARY OF THE PLANNING COMMISSION OF
THE CITY OF SAN FERNANDO



THIS TRACT IS APPROVED AS A CONDOMINIUM PROJECT, WHEREBY THE OWNERS OF THE UNITS OF AIR SPACE WILL HOLD AN UNDIVIDED INTEREST IN THE COMMON AREAS THAT WILL, IN TURN, PROVIDE THE NECESSARY ACCESS AND UTILITY EASEMENTS FOR THE UNITS.

I HEREBY CERTIFY THAT SECURITY IN THE AMOUNT OF \$ _____ HAS BEEN FILED WITH THE EXECUTIVE OFFICE, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES AS SECURITY FOR THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND SHOWN ON MAP OF TRACT NO. 66841 AS REQUIRED BY LAW.

EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY _____ DEPUTY
DATE _____

CITY CLERK CERTIFICATE:

I HEREBY CERTIFY THAT TRACT NO. 66841 WAS APPROVED AT A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF SAN FERNANDO ON THE 8 DAY OF August, 2008.

DATED THIS 18th DAY OF August, 2008.

Uena Chavez
CITY CLERK OF THE CITY OF SAN FERNANDO

SPECIAL ASSESSMENTS CERTIFICATE:

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE JURISDICTION OF THE CITY OF SAN FERNANDO, TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT, AND WHICH MAY BE PAID IN FULL, HAVE BEEN PAID IN FULL.

DATED THIS 18th DAY OF August, 2008.

Lucretia Salas
CITY TREASURER OF THE CITY OF SAN FERNANDO

CONSULTING CITY SURVEYOR'S CERTIFICATE:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND THAT IT CONFORMS WITH THE PROVISIONS OF THE SUBDIVISION MAP ACT AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

Aug-15-08
DATED

Thomas Iacobellis
CITY SURVEYOR CITY OF SAN FERNANDO
THOMAS IACOBELLIS, P.L.S. 4574
EXPIRATION DATE: 9-30-08

CITY ENGINEER'S CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE TRACT MAP AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH.

DATED THIS 18th DAY OF August, 2008.

Daniel Wall
CITY ENGINEER OF THE CITY OF SAN FERNANDO
DANIEL WALL, R.C.E. #56356
DATE OF EXPIRATION: 3-31-09



I HEREBY CERTIFY THAT ALL CERTIFICATES HAVE BEEN FILED AND DEPOSITS HAVE BEEN MADE THAT ARE REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE SUBDIVISION MAP ACT.

EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY Mark Danielson DEPUTY DATE 10-15-08

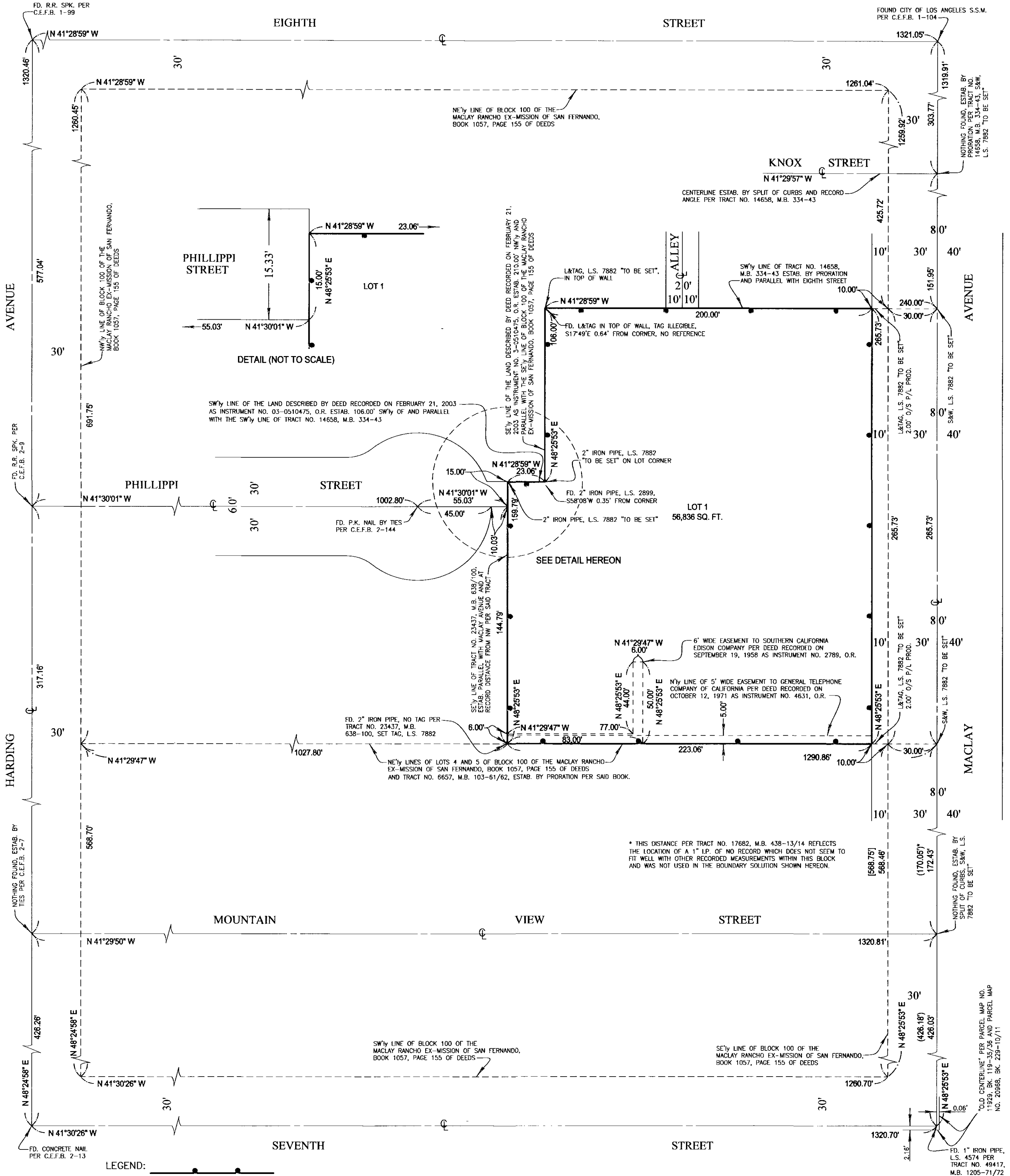
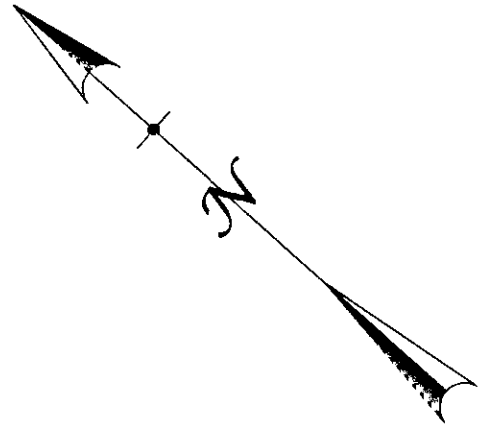
11/11/08

SCALE: 1" = 40'

SHEET 2 OF 2 SHEETS

TRACT NO. 66841

IN THE CITY OF SAN FERNANDO
COUNTY OF LOS ANGELES
STATE OF CALIFORNIA



LEGEND:

INDICATES THE BOUNDARY OF THE LAND BEING SUBDIVIDED BY THIS MAP
() INDICATES RECORD DISTANCES PER TRACT NO. 17682, M.B. 438-13/14
[] INDICATES RECORD DISTANCE PER TRACT NO. 6657, M.B. 103-61/62

FD. 1" IRON PIPE, L.S. 4574 PER TRACT NO. 49417, M.B. 1205-71/72

* THIS DISTANCE PER TRACT NO. 17682, M.B. 438-13/14 REFLECTS THE LOCATION OF A 1" I.P. OF NO RECORD WHICH DOES NOT SEEM TO FIT WELL WITH OTHER RECORDED MEASUREMENTS WITHIN THIS BLOCK AND WAS NOT USED IN THE BOUNDARY SOLUTION SHOWN HEREON.

SW 1/4 LINE OF THE LAND DESCRIBED BY DEED RECORDED ON FEBRUARY 21, 2003 AS INSTRUMENT NO. 03-0510475, O.R. ESTAB. 106.00' SW 1/4 OF AND PARALLEL WITH THE SW 1/4 LINE OF TRACT NO. 14658, M.B. 334-43

NE 1/4 LINE OF BLOCK 100 OF THE MACLAY RANCHO EX-MISSION OF SAN FERNANDO, BOOK 1057, PAGE 155 OF DEEDS

NOTHING FOUND, ESTAB. BY PRORATION PER TRACT NO. 14658, M.B. 334-43, L.S. 7882 TO BE SET

CENTERLINE ESTAB. BY SPLIT OF CURBS AND RECORD ANGLE PER TRACT NO. 14658, M.B. 334-43

FD. L&TAG IN TOP OF WALL, TAG ILLEGIBLE, S17°49'E 0.64' FROM CORNER, NO REFERENCE

2" IRON PIPE, L.S. 7882 TO BE SET ON LOT CORNER

FD. 2" IRON PIPE, NO TAG PER TRACT NO. 23437, M.B. 638-100, SET TAG, L.S. 7882

NE 1/4 LINES OF LOTS 4 AND 5 OF BLOCK 100 OF THE MACLAY RANCHO EX-MISSION OF SAN FERNANDO, BOOK 1057, PAGE 155 OF DEEDS AND TRACT NO. 6657, M.B. 103-61/62, ESTAB. BY PRORATION PER SAID BOOK.

NOTHING FOUND, ESTAB. BY SPLIT OF CURBS, SAW, L.S. 7882 TO BE SET

FD. R.R. SPK. PER C.E.F.B. 1-99

FOUND CITY OF LOS ANGELES S.S.M. PER C.E.F.B. 1-104

FD. R.R. SPK. PER C.E.F.B. 2-9

NOTHING FOUND, ESTAB. BY TIES PER C.E.F.B. 2-7

FD. CONCRETE NAIL PER C.E.F.B. 2-13

SW 1/4 LINE OF BLOCK 100 OF THE MACLAY RANCHO EX-MISSION OF SAN FERNANDO, BOOK 1057, PAGE 155 OF DEEDS

SE 1/4 LINE OF TRACT NO. 23437, M.B. 638/100, SET TAG, L.S. 7882 AND AT RECORD DISTANCE FROM NW PER SAID TRACT

SE 1/4 LINE OF THE LAND DESCRIBED BY DEED RECORDED ON FEBRUARY 21, 2003 AS INSTRUMENT NO. 03-0510475, O.R. ESTAB. 106.00' SW 1/4 OF AND PARALLEL WITH THE SW 1/4 LINE OF TRACT NO. 14658, M.B. 334-43

PHILLIPPI STREET

DETAIL (NOT TO SCALE)

PHILLIPPI STREET

STREET

AVENUE

HARDING

MOUNTAIN VIEW STREET

SEVENTH STREET

EIGHTH STREET

KNOX STREET

AVENUE

MACLAY

SEE DETAIL HEREON

ALLEY

LOT 1 56,836 SQ. FT.

LOT 1