

SHEET NO. 1 OF 4

28.988 ACRES

128 LOTS & LOTS A-G

(ALL OF TENTATIVE

TRACT NO. 9355B)

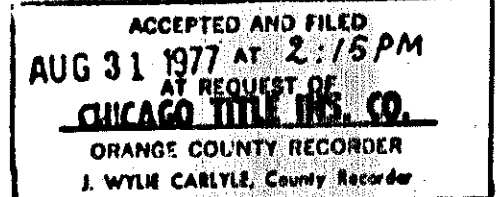
TRACT NO. 9355

52802

IN THE CITY OF IRVINE, COUNTY OF ORANGE, STATE OF CALIFORNIA.

A SUBDIVISION OF PARCEL D, IN THE CITY OF IRVINE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS SHOWN ON A MAP FILED IN BOOK 88, PAGES 6 AND 7 OF PARCEL MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

CHURCH ENGINEERING, INC. ~ MAY, 1977 ~ JAN A. ADAMS, R.C.E. 21687



\$11.00

INDEXED

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 COLORED BORDER LINE. WE HEREBY DEDICATE TO THE PUBLIC FOR STREET PURPOSES: YALE AVENUE, HICKS CANYON, RINCON, PUERTO, SONRISA, SONRISA EAST, SONRISA WEST, LA DERA, TROVITA, VISPERA, TAMIZAR, REDONDA AND RAMADA.

WE ALSO HEREBY DEDICATE TO THE CITY OF IRVINE:

1. THE EASEMENT FOR STORM DRAIN PURPOSES, AS SHOWN ON THIS MAP.
2. ALL VEHICULAR ACCESS RIGHTS TO YALE AVENUE AND HICKS CANYON, EXCEPT AT STREET INTERSECTIONS.
3. THE NONEXCLUSIVE PUBLIC UTILITY EASEMENTS, AS SHOWN ON THIS MAP.
4. THE OPEN SPACE EASEMENT, AS SHOWN ON THIS MAP.

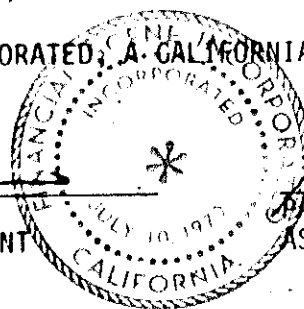
WE ALSO GRANT BY DEDICATION TO THE IRVINE RANCH WATER DISTRICT THOSE PIPELINE EASEMENTS FOR SEWER AND WATER PURPOSES SHOWN ON THIS MAP, WHICH EASEMENTS SHALL BE SUBJECT TO THE SAME TERMS AND CONDITIONS AS ARE SHOWN IN THAT CERTAIN EASEMENT RECORDED FEBRUARY 17, 1976, IN BOOK 11648, PAGE 1817, OFFICIAL RECORDS OF ORANGE COUNTY, AND AN ADDED CONDITION THAT NO TREES SHALL BE PLANTED IN SAID EASEMENTS WITHOUT THE WRITTEN CONSENT OF THE IRVINE RANCH WATER DISTRICT.

CANYON CREEK, A JOINT VENTURE.

BY: THE MEISTER COMPANY INCORPORATED, A CALIFORNIA CORPORATION.

HOWARD W. MEISTER, II, PRESIDENT

BY: FINANCIAL SCENE INCORPORATED, A CALIFORNIA CORPORATION.

DONALD R. McARTHUR
EXECUTIVE VICE PRESIDENTPATRICIA R. HIRAI
ASSISTANT SECRETARY

AMERICAN SECURITIES COMPANY, A CORPORATION, TRUSTEE UNDER DEED OF TRUST RECORDED IN

I, JAN A. ADAMS, DO HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER NO. 21687 OF THE STATE OF CALIFORNIA; THAT THIS MAP CONSISTING OF 4 SHEETS AND THE TRUE AND COMPLETE SURVEY MADE IN APRIL, 1977 WHICH IT CORRECTLY REPRESENTS WERE BOTH MADE BY ME OR UNDER MY DIRECTION; THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN SUCH POSITIONS WITHIN 90 DAYS AFTER THE ACCEPTANCE OF IMPROVEMENTS; AND THAT SUCH MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Jan A. Adams
R.C.E. 21687

ACCEPTABLE FOR RECORDATION THIS 30th DAY OF Aug, 1977.

C. R. NELSON
COUNTY SURVEYOR

BY:

Robert J. Trapp
DEPUTY

I, ROBERT J. TRAPP, CITY ENGINEER OF THE CITY OF IRVINE, ORANGE COUNTY, 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 CITY PLANNING COMMISSION; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND CITY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH, AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS 24th DAY OF Aug, 1977.

ROBERT J. TRAPP
CITY ENGINEER, R.C.E. 20614

Robert J. Trapp

STATE OF CALIFORNIA)
CITY OF IRVINE) S.S.

I, RAYE A. KINGSBURY, CITY CLERK OF THE CITY OF IRVINE, DO HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE CITY COUNCIL OF SAID CITY AT A REGULAR MEETING THEREOF HELD ON THE 23rd DAY OF August, 1977, AND THAT THEREUPON SAID COUNCIL DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP AND DID ACCEPT ON BEHALF OF THE PUBLIC, THE DEDICATION FOR STREET PURPOSES OF: YALE AVENUE, HICKS CANYON, RINCON, PUERTO, SONRISA, SONRISA EAST, SONRISA WEST, LA DERA, TROVITA, VISPERA, TAMIZAR, REDONDA, RAMADA.

AND DID ALSO ACCEPT ON BEHALF OF THE CITY OF IRVINE:

1. THE EASEMENT FOR STORM DRAIN PURPOSES, AS DEDICATED.
2. ALL VEHICULAR ACCESS RIGHTS TO YALE AVENUE AND HICKS CANYON, AS DEDICATED.
3. THE NONEXCLUSIVE PUBLIC UTILITY EASEMENTS, AS DEDICATED.
4. THE OPEN SPACE EASEMENT, AS DEDICATED.

AND DID ALSO APPROVE SUBJECT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436(c)(1) OF THE SUBDIVISION MAP ACT.

STATE OF CALIFORNIA) S.S.
COUNTY OF ORANGE)

ON THIS 7th DAY OF JULY, 1977, BEFORE ME, SANDRA L. MOGAN A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED HOWARD W. MEISTER, II, KNOWN TO ME TO BE THE PRESIDENT OF THE MEISTER COMPANY INCORPORATED, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, SAID CORPORATION BEING KNOWN TO ME TO BE ONE OF THE JOINT VENTURERS OF CANYON CREEK, THE JOINT VENTURE THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME BOTH INDIVIDUALLY AND AS JOINT VENTURER OF SAID JOINT VENTURE AND THAT SUCH JOINT VENTURE ALSO EXECUTED THE SAME.

MY COMMISSION EXPIRES

SEPT. 14, 1980

WITNESS MY HAND AND OFFICIAL SEAL:

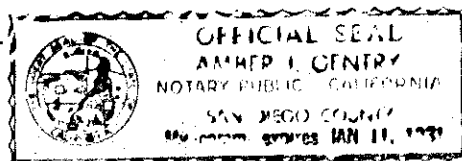
Sandra L. Mogan
NOTARY PUBLIC IN AND FOR SAID STATE.

STATE OF CALIFORNIA) S.S.
COUNTY OF SAN DIEGO)

ON THIS 9th DAY OF JULY, 1977, BEFORE ME, AMBER J. GENTRY, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DONALD R. McARTHUR, KNOWN TO ME TO BE THE EXECUTIVE VICE PRESIDENT AND PATRICIA R. HIRAI, KNOWN TO ME TO BE THE ASSISTANT SECRETARY OF FINANCIAL SCENE INCORPORATED, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, SAID CORPORATION BEING KNOWN TO ME TO BE ONE OF THE JOINT VENTURERS OF CANYON CREEK, THE JOINT VENTURE THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME BOTH INDIVIDUALLY AND AS JOINT VENTURER OF SAID JOINT VENTURE AND THAT SUCH JOINT VENTURE ALSO EXECUTED THE SAME.

MY COMMISSION EXPIRES

JAN. 11, 1981



WITNESS MY HAND AND OFFICIAL SEAL:

Amber J. Gentry
NOTARY PUBLIC IN AND FOR SAID STATE.

STATE OF CALIFORNIA) S.S.
COUNTY OF SAN DIEGO)

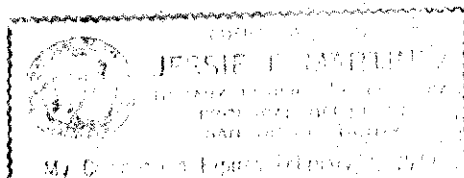
ON THIS 25th DAY OF JULY, 1977, BEFORE ME, JESSIE T. MARTINEZ A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED RICHARD TROICONE, KNOWN TO ME TO BE THE VICE PRESIDENT, AND C. LARSEN, KNOWN TO ME TO BE THE ASST. SECRETARY OF AMERICAN SECURITIES COMPANY, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME, AS TRUSTEE.

MY COMMISSION EXPIRES

FEB. 3, 1979

WITNESS MY HAND AND OFFICIAL SEAL:

Jessie T. Martinez
NOTARY PUBLIC IN AND FOR SAID STATE.



1. BETTY J. WHEELER, ASST. SECRETARY OF THE BOARD OF DIRECTORS OF THE IRVINE RANCH WATER DISTRICT, DO HEREBY CERTIFY THAT THE INTERESTS IN REAL PROPERTY CONVEYED BY DEDICATION AND SHOWN ON THIS TRACT MAP ARE HEREBY ACCEPTED BY THE UNDERSIGNED OFFICER ON BEHALF OF THE BOARD OF DIRECTORS OF THE IRVINE RANCH WATER DISTRICT PURSUANT TO AUTHORITY CONFERRED BY RESOLUTION NO. 1976-111 OF THE BOARD OF DIRECTORS, ADOPTED NOVEMBER 8, 1976.

BY: Betty J. Wheeler
ASST. SECRETARY, BOARD OF DIRECTORS,
IRVINE RANCH WATER DISTRICT.

JUNE ALEXANDER
CLERK OF THE BOARD

BY: Deane Reyes
DEPUTY

STATE OF CALIFORNIA) S.S.
COUNTY OF ORANGE)

I, ROBERT L. CITRON, COUNTY TAX COLLECTOR-TREASURER OF ORANGE COUNTY, DO HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF MY OFFICE, THERE ARE NO LIENS AGAINST THE LAND SHOWN WITHIN THE COLORED BORDER ON THIS MAP OR ANY PART THEREOF FOR UNPAID STATE, COUNTY OR CITY TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOT YET DUE AND PAYABLE.

DATED THIS 25th DAY OF August, 1977.

ROBERT L. CITRON
COUNTY TAX COLLECTOR-TREASURER

BY: J. Giordano
DEPUTY TAX COLLECTOR

PURSUANT TO THE PROVISIONS OF SECTION 66434(f) OF THE SUBDIVISION MAP ACT, A SOILS REPORT, DATED DECEMBER 1, 1976, WAS PREPARED BY ARTEDI B. CORTEZ, R.C.E. 26009 AND SHELDON E. MEDALL, C.E.G. 51.

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

1. THE IRVINE COMPANY, OWNER OF AN EASEMENT BY DEED RECORDED IN BOOK 1036, PAGE 118 OF OFFICIAL RECORDS.
2. SOUTHERN CALIFORNIA EDISON COMPANY, OWNER OF AN EASEMENT BY DEED RECORDED IN BOOK 6685, PAGE 923 OF OFFICIAL RECORDS.
3. THE CITY OF IRVINE, OWNER OF AN EASEMENT BY DEED RECORDED IN BOOK 12001, PAGE 1639 OF OFFICIAL RECORDS.

IRVINE RANCH WATER DISTRICT HEREBY APPROVES SUBJECT TRACT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436 OF THE SUBDIVISION MAP ACT, AND HEREBY RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE INTERESTS IN AND EASEMENTS UPON REAL PROPERTY AS CONVEYED BY THOSE INSTRUMENTS LISTED BELOW:

1. THAT CERTAIN EASEMENT RECORDED FEBRUARY 13, 1925, IN BOOK 561, PAGE 305 OF DEEDS, AND PASSED TO THE IRVINE RANCH WATER DISTRICT BY DEED RECORDED OCTOBER 2, 1970, IN BOOK 9422, PAGE 280 OF OFFICIAL RECORDS.
2. THAT CERTAIN EASEMENT AS DISCLOSED BY DEED RECORDED MARCH 31, 1961, IN BOOK 5647, PAGE 65 OF OFFICIAL RECORDS.
3. THAT CERTAIN EASEMENT RECORDED SEPTEMBER 28, 1976, IN BOOK 11904, PAGE 971 OF OFFICIAL RECORDS.

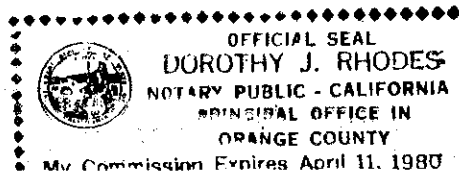
BY: Betty J. Wheeler
ASST. SECRETARY, BOARD OF DIRECTORS,
IRVINE RANCH WATER DISTRICT.

STATE OF CALIFORNIA) S.S.
COUNTY OF ORANGE)

ON THIS 4th DAY OF August, 1977, BEFORE ME, Dorothy J. Rhodes A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Betty J. Wheeler, KNOWN TO ME TO BE THE ASST. SECRETARY OF THE BOARD OF DIRECTORS OF THE IRVINE RANCH WATER DISTRICT, A PUBLIC AGENCY, THE PUBLIC AGENCY THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID PUBLIC AGENCY AND ACKNOWLEDGED TO ME THAT SUCH PUBLIC AGENCY EXECUTED THE SAME.

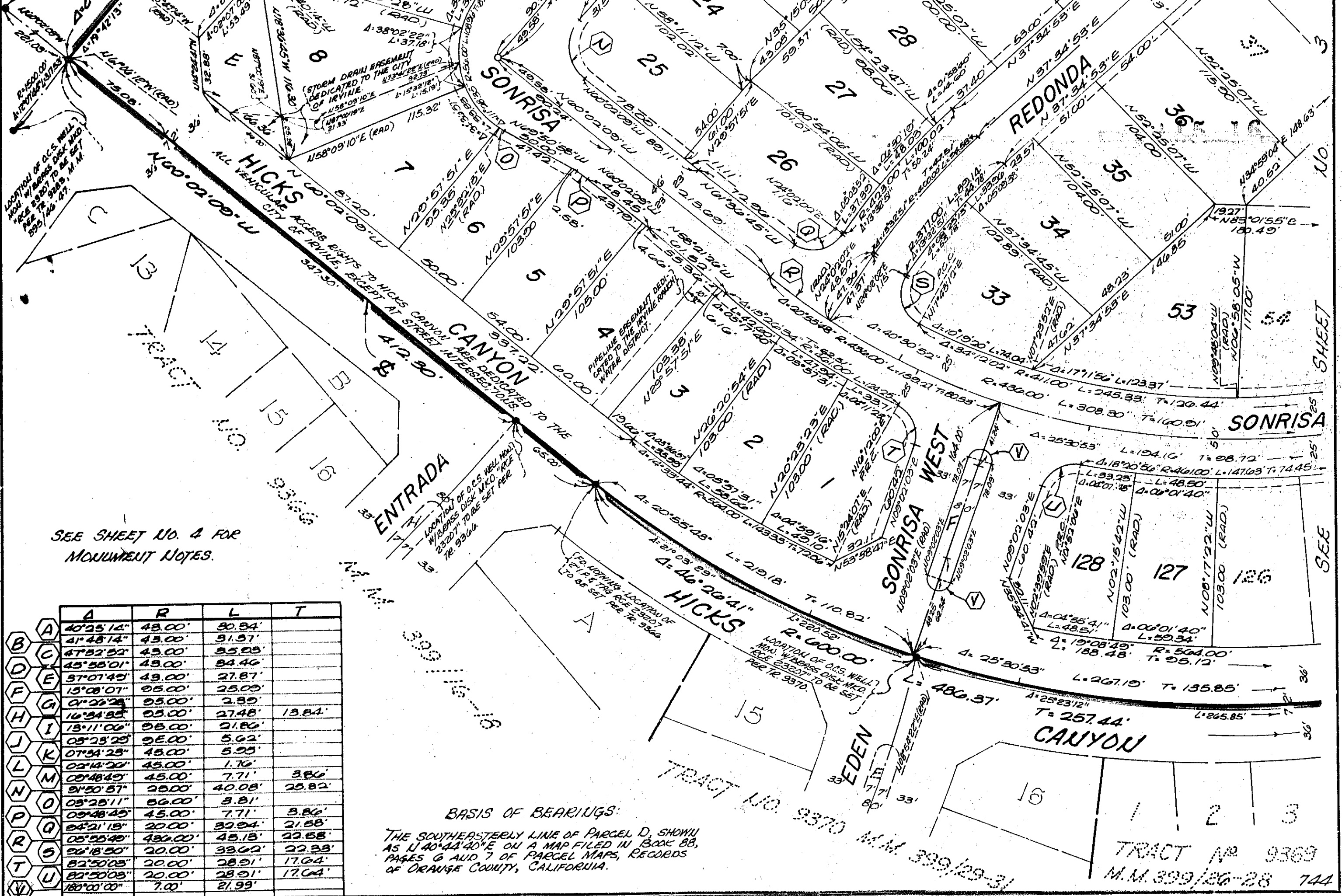
MY COMMISSION EXPIRES

April 11, 1980



WITNESS MY HAND AND OFFICIAL SEAL:

Dorothy J. Rhodes
NOTARY PUBLIC IN AND FOR SAID STATE.



SEE SHEET NO. 4 FOR
MONUMENT NOTES.

| | A | R | L | T |
|---|------------|--------|--------|--------|
| A | 40°25'14" | 43.00' | 30.34' | |
| B | 41°48'14" | 43.00' | 31.37' | |
| C | 47°52'52" | 43.00' | 35.23' | |
| D | 45°55'01" | 43.00' | 34.46' | |
| E | 37°07'49" | 43.00' | 27.87' | |
| F | 15°08'01" | 95.00' | 25.09' | |
| G | 0°20'28" | 95.00' | 2.39' | |
| H | 16°34'35" | 95.00' | 27.48' | 13.84' |
| I | 13°11'00" | 95.00' | 21.80' | |
| J | 05°23'29" | 95.00' | 5.62' | |
| K | 07°34'25" | 43.00' | 5.29' | |
| L | 02°14'20" | 45.00' | 1.76' | |
| M | 00°48'49" | 45.00' | 7.71' | 3.86' |
| N | 91°50'57" | 25.00' | 40.08' | 25.82' |
| O | 03°25'11" | 56.00' | 3.81' | |
| P | 09°48'45" | 45.00' | 7.71' | 3.86' |
| Q | 04°21'19" | 20.00' | 32.94' | 21.58' |
| R | 05°25'40" | 43.00' | 45.13' | 22.58' |
| S | 26°18'50" | 20.00' | 33.62' | 22.33' |
| T | 82°50'03" | 20.00' | 28.91' | 17.64' |
| U | 82°50'03" | 20.00' | 28.91' | 17.64' |
| V | 180°00'00" | 7.00' | 21.99' | |

BASIS OF BEARINGS:

THE SOUTHEASTERLY LINE OF PARCEL D, SHOWN
AS N 40°44'40"E ON A MAP FILED IN BOOK 88,
PAGES 6 AND 7 OF PARCEL MAPS, RECORDS
OF ORANGE COUNTY, CALIFORNIA.

TRACT NO. 9369
M.M. 399/26-28 744

SCALE: 1" = 50'
 ACREAGE: 28.988 ACRES
 NO. LOTS: 128 & LOTS A-G
 (ALL OF TENTATIVE TRACT
 NO. 9355B)

ORIGINAL TRACT NO. 9355

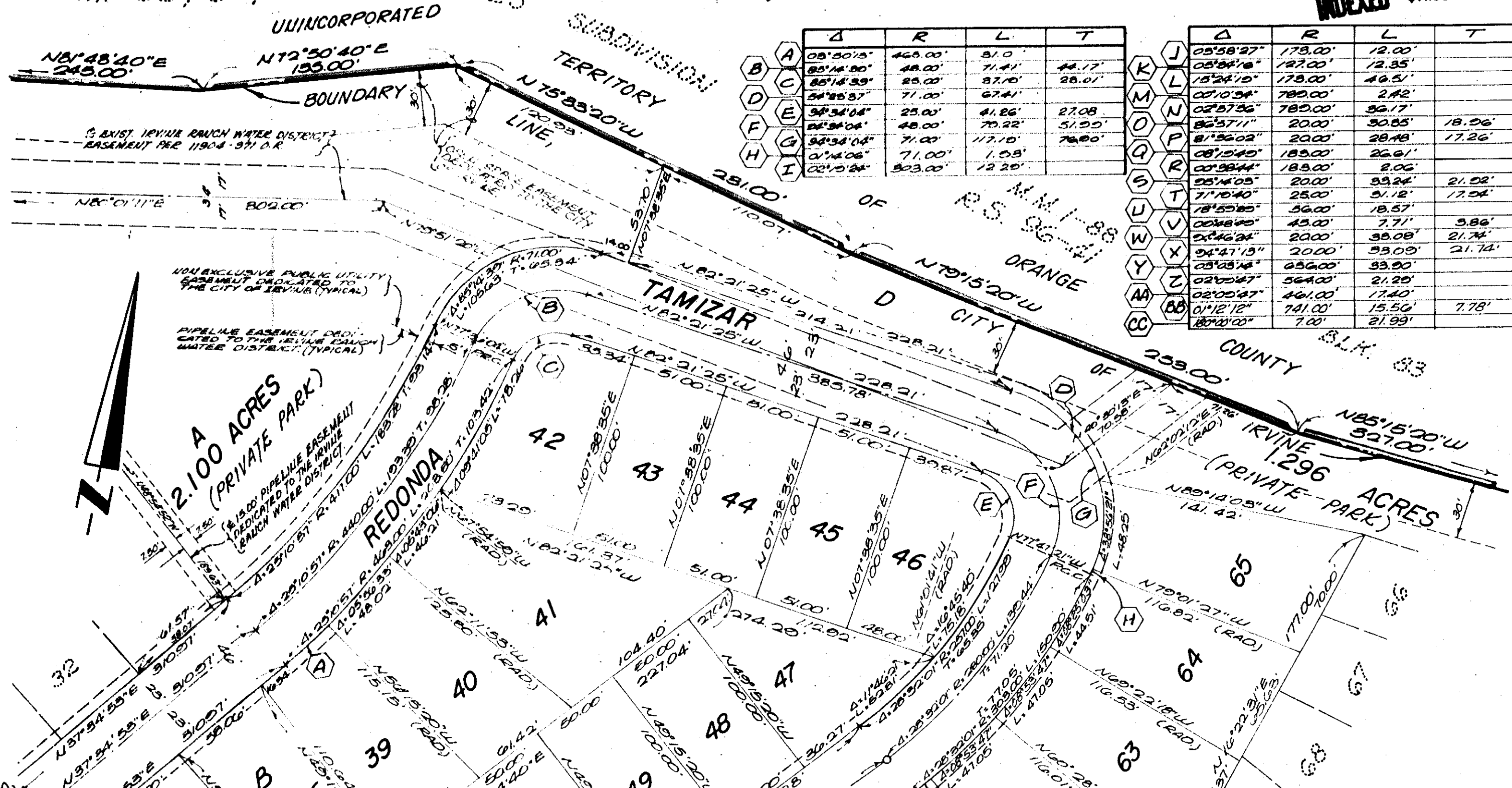
SHEET 3 OF 4 SHEETS

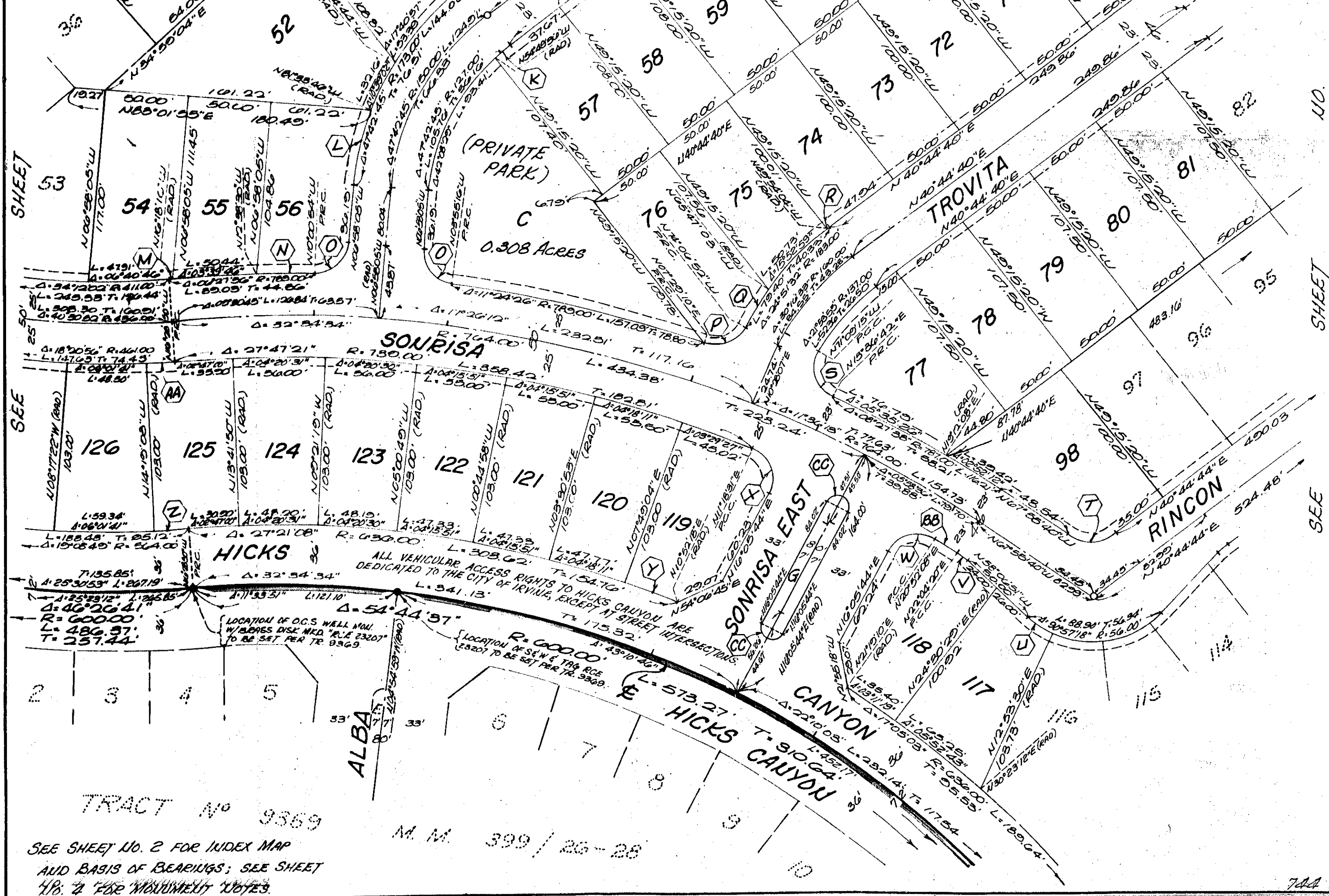
52802

ACCEPTED AND FILED
 AUG 31 1977 AT 2:15 PM
 AT REQUEST OF
CHICAGO TITLE INS. CO.
 ORANGE COUNTY RECORDER
 J. WYLL CARLYLE, County Recorder

INDEXED \$11.00

IN THE CITY OF IRVINE, COUNTY OF ORANGE, STATE OF CALIFORNIA
 CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21687
 IRVINE'S MAY, 1977





TRACT No 9369
SEE SHEET No. 2 FOR INDEX MAP
AND BASIS OF BEARINGS; SEE SHEET
No. 2 FOR MOUNTMENT NOTES.

M. M. 399 / 26-28

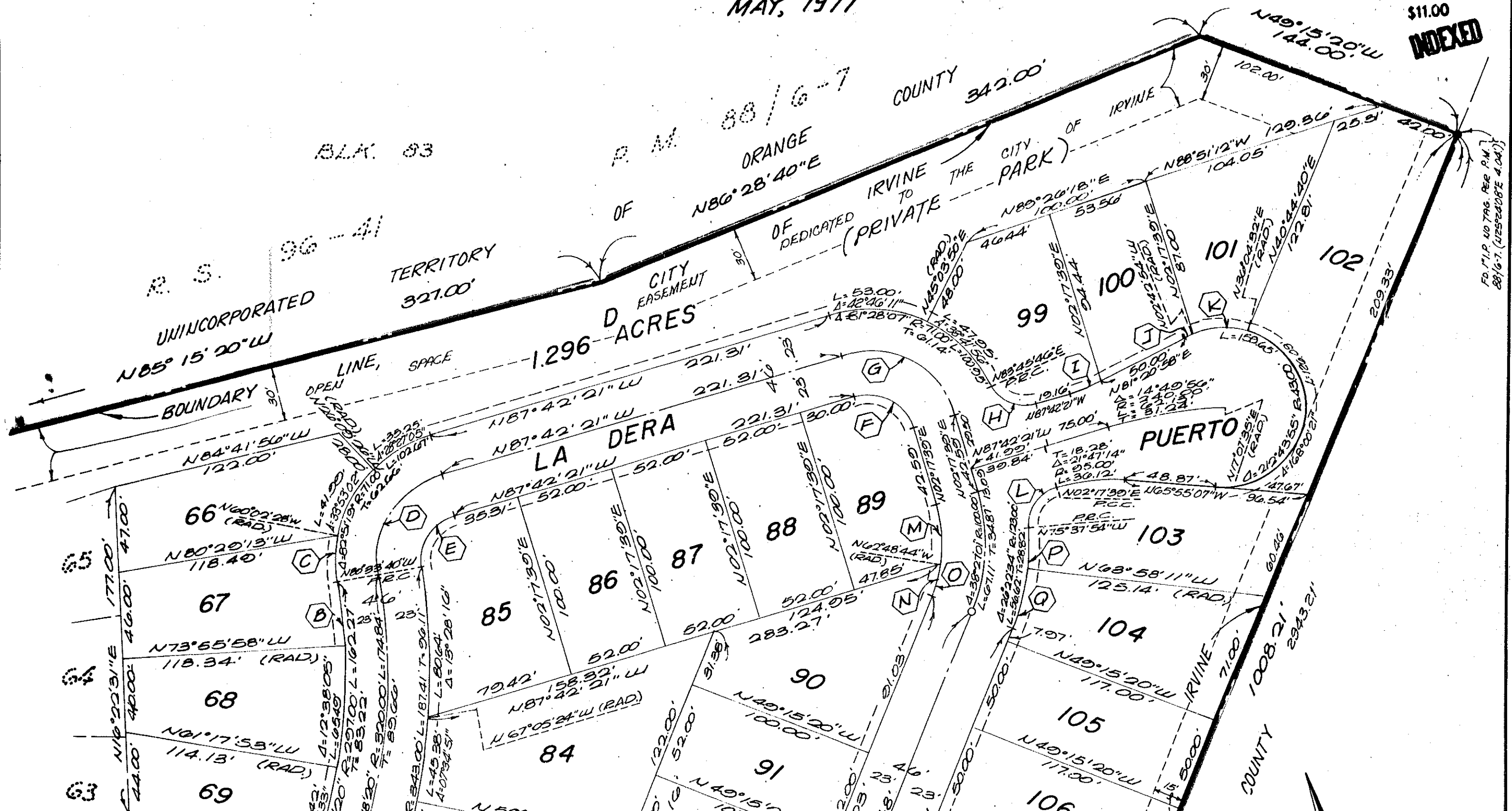
SCALE: 1" = 50'
ACREAGE: 28.988 ACRES
NO. LOTS: 128 & LOTS A-G
(ALL OF TENTATIVE
TRACT NO. 9355B)

ORIGINAL
TRACT NO. 9355
IN THE CITY OF IRVINE, COUNTY OF ORANGE, STATE OF CALIFORNIA
CHURCH ENGINEERING, INC. JAN A. ADAMS, R.C.E. 21687
MAY, 1977

SHEET 4 OF 4 SHEETS
52802

ACCEPTED AND FILED
AUG 31 1977 AT 2:15 PM
AT REQUEST OF
CHICAGO TITLE INS. CO.
ORANGE COUNTY RECORDER
J. WYLM CARLYLE, County Recorder

INDEXED



110.

SHEET

SEE

IRVINE'S SUBDIVISION

M. M. L-88

BLK. 106

MONUMENT NOTES:

- INDICATES MONUMENT LOCATION AS NOTED.
- SET 2" I.P. & TAG R.C.E. 21087 AT ALL TRACT BOUNDARY CORNERS, UNLESS OTHERWISE NOTED.
- 1" I.P. & TAG R.C.E. 21087 TO BE SET AT ALL LOT CORNERS - UNLESS OTHERWISE NOTED - WITHIN NINETY DAYS AFTER COMPLETION OF IMPROVEMENTS.
- 8" SPK. & TAG R.C.E. 21087 TO BE SET AT ALL POINTS OF STREET CENTERLINE CONTROL - UNLESS OTHERWISE NOTED - WITHIN NINETY DAYS AFTER COMPLETION OF IMPROVEMENTS.
- INDICATES LOCATION OF O.C.S. TYPE 'A' WELL MON. W/2" BRASS CAP MKD. "R.C.E. 21087" TO BE SET WITHIN NINETY DAYS AFTER COMPLETION OF IMPROVEMENTS.

SEE SHEET NO. 2 FOR INDEX MAP AND BASIS OF BEARINGS.

| | Δ | R | L | T |
|---|-----------|---------|--------|--------|
| A | 02°21'36" | 848.00' | 14.13' | |
| B | 06°37'42" | 207.00' | 54.36' | |
| C | 20°31'12" | 71.00' | 25.43' | |
| D | 82°51'19" | 48.00' | 69.41' | 42.36' |
| E | 82°51'19" | 25.00' | 36.15' | 22.00' |
| F | 90°00'00" | 25.00' | 39.27' | 25.00' |
| G | 90°00'00" | 48.00' | 75.40' | |
| H | 81°28'07" | 20.00' | 28.44' | 17.22' |
| I | 10°56'41" | 25.00' | 18.15' | 9.10' |
| J | 05°56'08" | 43.00' | 4.45' | |
| K | 38°47'26" | 43.00' | 29.11' | |
| L | 77°55'33" | 20.00' | 27.20' | 16.17' |
| M | 24°53'57" | 77.00' | 33.45' | |
| N | 13°33'24" | 77.00' | 18.22' | |
| O | 38°27'01" | 77.00' | 51.67' | 26.85' |
| P | 11°39'43" | 123.00' | 25.03' | |
| Q | 14°42'51" | 123.00' | 31.59' | |
| R | 09°48'49" | 45.00' | 7.71' | 3.86' |
| 6 | 09°48'49" | 56.00' | 9.59' | |

