SHEET 1 OF 2 SHEETS

NUMBER OF PARCELS: 4 GROSS AREA: 24,600 SQ. FT. NET AREA: 24,000 SQ. FT. ALL OF T.P.M. 2011-107

PARCEL MAP 2011–107

IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN RANCHO LAS BOLSAS, AS PER MAP RECORDED IN BOOK 51, PAGE 12 OF MISCELLANEOUS MAPS, RECORDS OF THE COUNTY OF ORANGE, CALIFORNIA.

TOM H. SAKAGUCHI L.S. 4673 DATE OF SURVEY FEBRUARY 23, 2012

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(E)	FEE: \$
STRUMENT 1	/
ок	, PAGE
GH NGUYEN UNTY CLERK	-RECORDER

OWNERSHIP CERTIFICATE

WE THE UNDERSIGNED, BEING ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND COVERED BY THIS MAP, DO HERBY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP, AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY IRREVOCABLY OFFER FOR DEDICATION TO THE CITY OF GARDEN GROWE AS AN EASEMENT FOR ROAD, PUBLIC UTILITY, AND OTHER PUBLIC PURPOSES, THE CORNER CUT-OFF AS SHOWN ON SAID MAP, AND REDEDICATION OF THE AREA DESCRIBED BY EASEMENT NO. 1 IN KERRY STREET. WE ALSO HEREBY RELEASE AND RELINQUISH TO THE CITY OF GARDEN GROVE:

ALL RIGHTS TO UNDERGROUND WATER WITHOUT RIGHTS OF SURFACE ENTRY.
 ALL YEHICULAR ACCESS RIGHTS TO HAZARD STREET AND KERRY STREET, EXCEPT AT APPROVED ACCESS LOCATIONS.

Billin Vasta BILKIS VASHI'A MARRIED WOMAN, AS HER SOLE AND SEPERATE PROPERTY, OWNER

NARCIS KHER A MARRIED WOMAN, AS HER SOLE AND SEPERATE PROPERTY, OWNER

AND MARIED WOMEN, AS HER SOLE AND SEPERATE PROPERTY, OWNER

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

COUNTY OF ORANGE



Teri Phan Tune 4, 2015 _ BEFORE ME, Balkes A NOTARY PUBLIC, PERSONALLY APPEARED.

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EMPENCE TO BE THE PERSON(S) WHOSE NAME(S) (SYAME SUBSCISSED TO THE WITHIN BISTRUMENT AND ACKNOMLEDGED TO ME THAT HE SHE PLECUTED THE SAME IN HISTREPHENT MEMORIZED CAPACITY(IS). AND THAT BY HIS HEBYTHER SOMAUNE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BENDET OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENTS.

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.

SIGNATURE NOTARY PUBLIC IN AND FOR SAID STATE

NY PRINCIPAL PLACE OF BUSINESS IS IN ____OVANGE_____COUNTY

Ter? Pham

MY COMMISSION EXPIRES: Tais 29, 2017

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE RODMOUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

COUNTY OF ORANGE



JUNE 4)2015 BEFORE ME, _ Teri Phan Mayges Kher A NOTARY PUBLIC, 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 BISTROMENT AND ACKNOWLEDGED TO ME THAT HE/SIE/THEY EXECUTED THE SAME IN HIS/HE/THEY AUTHORIZED CAPACTY(S). AND THAT BY HIS/HE/THEY 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.

SIGNATURE NOTARY PUBLIC IN AND FOR SAID STATE

MY PRINCIPAL PLACE OF BUSINESS IS IN COUNTY

NAME PRINTED Ters Phany My COMMISSION EXPIRES: Jan 29, 2017

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE RIDMONDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.



COUNTY OF ORWIGE ON THE 4,2015 BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED.

Tevi Mam NAGSA Mahida

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EMDENCE TO BE THE PERSON(S) WHOSE HAME(S) (S.AME SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO, ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HE/DITHER AUTHORIZED CAPACITY(DS) AND THAT BY HIS/HE/ZHIER SCHATURE(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.

WITHESS MY HAND.

HOTARY PUBLIC IN AND FOR SAID STATE

NY PRINCIPAL PLACE OF BUSINESS IS IN <u>Ovampe</u> county

HAME PRINTED TEXT Pham IN COMMISSION EXPIRES: JAIN 29, 2017

SIGNATURE OMISSION NOTE

LLAMAE ANSHUTZ, SUCCESSORS AND ASSIGNS, EASEMENT HOLDER(S) BY DEED(S) RECORDED MAY 22, 1944 IN BOOK 1254, PAGE 259, OF OFFICIAL RECORDS

THE SOUTHERN CALIFORNIA EDISON COMPANY A CORPORATION, EASEMENT HOLDER(S) BY DEED(s) RECORDED FEBRUARY 29, 1988, AS INSTRUMENT NO. 88–088474, OF OFFICIAL RECORDS

THE CITY OF GARDEN GROVE, EASEMENT HOLDERS BY DEED RECORDED JANUARY 30, 1995. AS INSTRUMENT NO. 95-0038650, OF OFFICIAL RECORD, EASEMENTS ARE WITHIN KERRY STREET OF WHICH THE OWNERS NAVE NO INTEREST.

TOM H.

LS 4573 5/30/201

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 ORDINANCES AT THE REQUEST OF BILLAS VASHI, NAROIS KHER & NAFISA MANIDA ON FEBRUARY 2012. I HEREBY STATIE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN SUCH POSITIONS ON OR WITHIN 1 YEAR AFTER RECORATION OF THIS MAY, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PANCEL MAP SUSTAINTLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF MAY.

DATE: JUHE 3, 2015 TOM H. SAKAGUCHI LIS. 4673 LUCENSE EXPIRES: 9/30/2015

CITY CLERK'S CERTIFICATE

STATE OF CALIFORNIA COUNTY OF ORANGE

I HEREBY CERTEY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE CITY COUNCIL OF THE CITY OF CARDEN CROVE AT A REGULAR MEETING THEREOF HELD ON DAY OF LOOK TO SOLD THE COUNCIL DID. BY AN ORDER DULY PASSED AND ENTERED, AND THAT THEREUPON SAD COUNCIL DID. BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP AND DID ACCEPT ON BEAUF OF THE PUBLIC, SUBJECT TO IMPROVEMENTS, THE DEDICATION FOR STREET AND UTILITY PURPOSES OF THE CORNER CUT-OFF AS SHOWN ON THE MAP AND REDEDICATION OF THE AREA DESCRIBED BY EASEMENT NO. 1 IN KERRY STREET.

AND DID ALSO ACCEPT ON BEHALF OF THE CITY OF GARDEN GROVE.

The subsurface water rights as released and relinguished.
 All vehicular access rights to hazard street and kerry street, as released and relinguished. And Did also approxe the subbletot Map pursuant to the provisions of section 66436 (a)(3)(A) of the subdimision Map Act,

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AFFIXED THE OFFICIAL SEAL OF THE CITY OF GARDEN GROVE.

____, DAY OF ____

DATED THIS

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND IT TO BE SUBSTANTALLY IN CONFORMANCE WITH THE TENTATIVE MAP, IF REQUIRED, AS FILED WITH, AMERICA ON A PPROVIDE BY THE CITY OF GARDEN GROVE PLANNING COMMISSION: THAT ALL PROMISIONS OF THE SUBDIVISION MAP ACT AND CITY SUBDIVISION REGULATIONS HAVE SEEN COMPLETE WITH.

DATED THIS 25 DAY OF March Lacol Jane in

DANIEL I. CANDELARIA CITY ENGINEER OF CARDEN GROVE R.C.E. NO. 52125 EXPIRATION DATE: 12-31-2016



COUNTY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND THAT ALL MAPPING PROVISIONS OF THE SUBBINISION MAP ACT HAVE BEEN COMPLIED WITH AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

KEVIN R. HILLS, COUNTY SURVEYOR LS. 6617, EXPIRATION DATE: 12-31-15

BY CRAIG S. WEHRMAN, CHIEF DEPUTY SURVEYOR

COUNTY TREASURER-TAX COLLECTOR'S CERTIFICATE

STATE OF CALIFORNIA 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 MAY PART THEREOF FOR UNIPAIN STATE, COUNTY, MINIOPPAL OR LOCAL TAXES OR SPECUAL ASSESSMENTS COLLECTED AS TAXES, MOY EXP. PAYABLE.

AND DO CERTIFY TO THE RECORDER OF ORANGE COUNTY THAT THE PROVISIONS OF THE SUBDIVISION MAP ACT HAVE BEEN COMPUED WITH REQUIRING DEPOSITS TO SECURE PAYMENT OF TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND COVERED BY THIS MAP.

DATED THIS _____ DAY OF____

SHAN L FREDENRICH
COUNTY TREASURER-YAX COLLECTOR
DEPUTY TREASURER-YAX COLLECTOR

SHEET 2 OF 2 SHEETS **PARCEL MAP 2011–107** NUMBER OF PARCELS: 4 GROSS AREA: 24,600 SQ. FT. NET AREA: 24,000 SQ. FT. ALL OF T.P.M. 2011-107 IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE STATE OF CALIFORNIA BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN RANCHO LAS BOLSAS, AS PER MAP RECORDED IN BOOK 51, PAGE 12 OF MISCELLANEOUS MAPS, RECORDS OF THE COUNTY OF ORANGE, CALIFORNIA. TOM H. SAKAGUCHI L.S. 4673 DATE OF SURVEY FEBRUARY 23, 2012 SURVEYOR'S NOTE THE DISTANCES SHOWN ALONG THE WESTERLY LINE OF THE SW 1/4/NE 1/4 OF SECTION 7, 1.5W. R.10 W., AND ALONG THE CENTERLINE OF 11TH STREET OFFER FROM THE DISTANCES SHOWN ON RECORD OF SURVEY NO. 2008–1058, R.S.B. 229/38–40. THE PARCEL MAP. FOUND THE ORIGINAL MONUMENT SET PER R.S.B. 20/44 AT THE NW CORNER SE 1/4, SW 1/4, NE 1/4 OF SECTION 7–5–10. THE LOCATION AND DESCRIPTION OF THE MONUMENT CORRESPONDS WITH THAT SHOWN ON: TRACT NO. 254 (JM 330/3–4), TRACT NO. 12350 (JM 582/9–10) AND TRACT NO. 11307 (JM 487/29–30). FD 2" I.P. & TAG O.C.F.C.D.R/W R.C.E. 7188 PER TRACT
12407. M.M. 557/26-27 & PARCEL
MAP 96-100, P.M.B. 299/17-16,
FLUSH. ALSO ACCEPTED AS THE
NW CORNER OF THE SE 1/4, OF THE
RE 1/4, OF SEC. 7-5-10 -C.L. 13TH STREET SCALE:1"=20" প্র 83 প্ত **(**£0.00° -FD 2" I.P. W/BRASS TAO STAMPED OCFCD, RE 7188 PER R.S.B. 229/38-40 UP 1.00 (0.35' R2) ACCEPTED AS POINT ON WESTERN' LINE OF THE E 1/2, OF THE SW 1/4, OF THE NE 1/4, OF SECTION 7-5-10 WESTMINSTER CHANNEL 664.98 P.M. 96-100 P.M. 299/17,18 P.M.B. (435.02 -40.80 N89'32'20"W 662.60' (663.18' R1, 662.99' R2) Ŋ ESTABLISHED AS SOUTHERLY LINE OF ORANGE COUNTY FLOOD CONTROL R/W PER R.S.B. 30/44 FD. NOTHBIO.
THE POINT. (385.02 R) 385.10 25 R1, 665.0 ESTABLISHED AS NORTH LINE OF THE SOUTH 230 FEET, OF THE EAST 150 FEET, OF THE NE 1/4, OF THE SW 1/4 OF THE NE 1/4, OF SEC. 7-5-10 ģ N89'30'55"W 150.00' (150.00' R2) (665. 30.00 120.00 .82 38,00 50.00 MONUMENT NOTE: P.Q 4 O — SET 1° LP. TAGGED LS. 4673
□ — SET NUL & TAG LS. 4673
Φ — FD. MONUMENT AS NOTED
Δ — O.C.S. GPS MONUMENTATION AS NOTED SEC ¥. 6,000 SQ FT N89'30'55" W OF THE NE A. O. 30,00' RECORD REFERENCES: N89'30'55"W 120.00' 112 EASTERLY THE NE 1 R1 - INDICATES RECORD DATA PER
RECORD OF SURVEY FILED IN BOOK
30, PAGE 44 OF RECORD OF SURVEYS
R2 - INDICATES RECORD DATA PER
RECORD OF SURVEY 2008-1058
FILED IN BOOK 229, PAGES 39-40
OF RECORD OF SURVEYS
R3 - RIDICATES RECORD DATA PER
TRACT NO. 11307 FILED IN BOOK
487, PAGES 29-30 OF MISC. MAPS
R4 - NDICATES RECORD DATA PER
TRACT NO. 21305 FILED IN BOOK
582, PAGES 9-10 OF MISC. MAPS
R5 - INDICATES RECORD DATA PER
TRACTES. RECORD DATA PER
TRACTES. PAGES 19-10 OF MISC. MAPS
R5 - INDICATES RECORD DATA PER
PARCEL MAP NO. 98-100 FILED
IN BOOK 299, PAGES 17-18 OF
PARCEL MAPS 600 S.F. 30.00° ACCEPTED AS THE OF THE SW 1/4, C R.S. 2008-1058 NAC'30'55 뿔뇽 R.S.B. 30/44 54 ESTABLISHED OF THE SW 1 50.00 200.00 Ø 6,000 SQ FT 624.72' NOO'36'55"E 8 N89'30'55"W 120,00' KERRY STREE 230.00° R1, 1330.01 229/38-40 of the NST 150' OF THE NE 1/4, NOO'36'55"E 200.00' (200. BASIS OF BEARINGS: THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING BETWEEN GRANGE COUNTY HORIZONTAL CONTROL STATION G.P.S. NO. 4203. BEING MS22900'W PER RECORDS ON FILE IN THE OFFICE OF THE GRANGE COUNTY SURVEYOR. 624.58'(624.80' 조. 125.04 50.00 R.S.B. WEST LINE OF THE SW 1/4, 0 6,000 SQ FT DATUM STATEMENT: COORDINATES SHOWN ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM (CCS83) ZONE W, 1983 NAD. (2007.00 EPOCH O.C.S. GPS ADJUSTMENT). N89'30'55"W 120.00 25 TABLISHED AS TO THE NE 1/4, (SEC, 7-5-10 ALL DISTANCE ARE GROUND, UNLESS OTHERMISE MOTED. TO OBTAIN GRID DISTANCES, MULTIPLY GROUND DISTANCES BY 0.89998351 (A MEAN VALUE) 50.00 **EASEMENTS:** នឹងង 6,000 SQ FT N89'23'05" W AN EASEMENT FOR PUBLIC STREET AND HIGHWAY PURPOSES AND INCIDENTAL PURPOSES RECORDED JANUARY 30, 1995 AS DOCUMENT NO. 95-0038650 OF OFFICIAL RECORDS *** OF THE SUTH LINE OF THE NORTH LINE OF THE SOUTH LINE OF THE ST. 1/4, OF THE ST STREET DEDICATION TO THE CITY OF GARDEN GROVE A JOINT EASEMENT BETWEEN SCE & CITY OF GARDEN GROVE OVER KERRY STREET RECORDED FEBRUARY 29, 1988 AS INSTRUMENT NO. 88-088474 OF OFFICIAL RECORDS STREE FD. SPIKE WITH BRASS TAC STAMPED "CITY OF GARDEN GROVE" PER C.E.T.B., 7 PAGE 45 & C.R. 2012-1204, FLOR ALSO ACCEPTED AS THE NE CORNER OF THE SE 1/4, OF THE SW 1/4, OF THE NE 1/4, OF SEC, 7-5-10 BROOKHURST TRACT NO 12350 TRACT 582/9-10 BUSHARD SW CORNER OF THE E1/2, OF THE SW 1/4, OF THE NE 1/4, OF SEC, 7-5-10 M.M. CL HAZARD STREET SEC. 7-5-10 (N)
682.20' (682.19' R2, 662.22' R3)

1324.40' (1324.47' R1, 1324.38' R2, 1324.45' R3)
NBS'29'00' W 2448.86' GROUND (2648.82' GRID)
BASIS OF BEARINGS

D SPICE A SEARCHED, NOTHING FD.

FD. OPS \$4028 R1 N.2221598.59, E6040802.49 FD GBN SPIKE & BRASS TAIO DN. 0.35' PER CR. 0821 STATION IS LOCATED AT CENTERLINE INTERSECTION OF HEARD STREET & BUSHARD STREET & BUSHARD STREET AS SPEET AS SPEET AS SPEET AS SPEED AS SPEED

FD SPIKE & WASHER R.C.E. 23927 EB043451;20
PER TRAOT 11330, 1MJ 582/6-10, NH .032/6-10, NH .032/6-10