

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.

SURVEYOR'S NOTE

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

THE DISTANCES SHOWN ALONG THE WESTERLY LINE OF THE SW 1/4, NE 1/4 OF SECTION 7, T.S.W., R.10 W., AND ALONG THE CENTERLINE OF 11TH STREET DIFFER 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. 30/44 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. 8245 (M.M. 330/3-4), TRACT NO. 12350 (M.M. 582/9-10) AND TRACT NO. 11307 (M.M. 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. 299/17-18. FLUSH, ALSO ACCEPTED AS THE NW CORNER OF THE SE 1/4, OF THE NE 1/4, OF SEC. 7-5-10

SCALE: 1"=20'

C.L. 13TH STREET

FD 2" I.P. W/BRASS TAG STAMPED OCFCD. RE 7188 PER R.S.B. 229/38-40 UP 1.00' (0.35' R2) ACCEPTED AS POINT ON WESTERLY LINE OF THE E 1/2, OF THE SW 1/4, OF THE NE 1/4, OF SECTION 7-5-10

WESTMINSTER CHANNEL

N89°32'20"W 662.60'
(663.18' R1, 662.99' R2)

ESTABLISHED AS SOUTHERLY LINE OF ORANGE COUNTY FLOOD CONTROL R/W PER R.S.B. 30/44

SEARCHED, FD NOTHING, THE POINT.

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
N89°30'55"W 150.00' (150.00' R2)

P.M. 96-100
P.M.B. 299/17,18

ACCEPTED AS THE WESTERLY LINE OF THE E 1/2, OF THE SW 1/4, OF THE NE 1/4, OF SEC. 7-5-10

N00°36'42"E 624.58' (624.80' R1, 624.72' R2)

R.S.B. 30/44

R.S. 2008-1058

R.S.B. 229/38-40

ESTABLISHED AS THE WEST LINE OF THE EAST 150' OF THE NE 1/4, OF THE SW 1/4, OF SEC. 7-5-10

N00°36'55"E 230.00' (200.00' R1, 200.00' R2)

ESTABLISHED AS THE SOUTH LINE OF THE NORTH 200 FEET, OF THE SOUTH 230 FEET, OF THE NE 1/4, OF THE SW 1/4, OF SEC. 7-5-10

N89°30'55"W 120.00'

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N89°30'55"W 120.00'

CL BUSHARD STREET
662.20' (662.19' R2, 662.23' R3)
N00°35'04"E 664.82' (664.80' R1, 664.73' R2, 664.75' R3)
N89°59'16"W
GPS TIE ONLY

FD 2" I.P. TAGGED L.S. 2328 PER TRACT 11307, M.M. 487/29-30 DN. 1.00' ACCEPTED AS THE NW CORNER OF THE SE 1/4, OF THE SW 1/4, OF THE NE 1/4, OF SEC. 7-5-10

SEARCHED, NOTHING, FD. O.C.S. #4208 R1, #221590.95, E-804902.49 FD ON SPIKE & BRASS TAG DN. 0.35' PER C.R. 0821 STATION IS LOCATED AT CENTERLINE INTERSECTION OF HAZARD STREET & BUSHARD STREET ACCEPTED AS THE CENTER

SW CORNER OF THE E1/2, OF THE SW 1/4, OF THE NE 1/4, OF SEC. 7-5-10
682.20' (682.19' R2, 682.22' R3)

1324.40' (1324.47' R1, 1324.38' R2, 1324.45' R3)
N89°29'00"W 2848.86' (2848.82' GRID)

CL HAZARD STREET

SEARCHED, NOTHING, FD. O.C.S. #4203 R1, #221590.95, E-804902.49 FD ON SPIKE & BRASS TAG DN. 0.35' PER C.R. 0821 STATION IS LOCATED AT CENTERLINE INTERSECTION OF HAZARD STREET & BUSHARD STREET ACCEPTED AS THE CENTER

FD SPIKE & WASHER R.C.E. 23927 PER TRACT 11307, M.M. 487/29-30 & TRACT 12350, M.M. 582/9-10, DN. 0.35' ACCEPTED AS THE SE CORNER OF THE E 1/2, OF THE SW 1/4, OF THE

FD SPIKE WITH BRASS TAG STAMPED "CITY OF GARDEN GROVE" PER C.E.T.B. 7 PAGE 45 & C.R. 2012-1204, FLUSH, 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

665.19' (665.10' R1, 665.02' R2, 665.16' R4)

GPS TIE ONLY

1324.48' (1324.03' R1, 1324.48' R2)

CL BROOKHURST STREET

FD SPIKE WITH BRASS TAG STAMPED "CITY OF GARDEN GROVE" PER C.E.T.B. 7 PAGE 45 & C.R. 2012-1204, FLUSH, 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

664.85' (665.10' R1, 665.02' R2, 664.98' R5)

ESTABLISHED AS THE EASTERLY LINE OF THE NE 1/4, OF THE NE 1/4, OF SEC. 7-5-10

664.85' (665.10' R1, 665.02' R2, 664.98' R5)

CL KERRY STREET

125.04' 230.00'

125.11'

1521.34'

46.89'

44.89'

CL BUSHARD STREET

662.20' (662.19' R2, 662.23' R3)
N00°35'04"E 664.82' (664.80' R1, 664.73' R2, 664.75' R3)
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