

LEGAL DESCRIPTION

THOSE PORTIONS OF LOTS 188, 189 AND 190 OF THE HOME ACRE TRACT, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON MAP RECORDED IN BOOK 10 PAGE 154 AND 155 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, TOGETHER WITH THAT PORTION OF LOT 37 IN BLOCK 10 OF TRACT 5329 AS SHOWN ON MAP RECORDED IN BOOK 60 PAGE 39 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BOUNDED NORTHERLY BY THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A POINT IN THE WESTERLY LINE OF SAID LOT 190, DISTANT THERON NORTH 20 DEGREES 22 MINUTES 45 SECONDS EAST, 324.42 FEET TO A POINT IN THE EASTERLY CURVED LINE OF SAID LOT 37, DISTANT THERON NORTHWESTERLY 1.27 FEET FROM THE MOST EASTERLY CORNER OF LAST SAID LOT.

EXCEPT ALL OIL, MINERALS, NATURAL GAS AND OTHER HYDROCARBON BY WHATSOEVER NAME KNOWN, THAT MAY BE WITHIN OR UNDER THE HEREIN CONVEYED PARCELS OF LAND AND THE RIGHTS THERETO, TOGETHER WITH CERTAIN OTHER CONDITIONS, AS EXPECTED AND RESERVED IN DEEDS TO THE STATE OF CALIFORNIA RECORDED IN BOOK D-1249, PAGE 514, IN BOOK D-1803 PAGE 393, AND IN BOOK D-1696 PAGE 335, ALL OF OFFICIAL RECORDS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPTING THEREFROM A PORTION OF PROPERTY GRANTED TO STATE OF CALIFORNIA BY GRANT DEED RECORDED SEPTEMBER 10, 2002 IN INSTRUMENT NO. 022125935, OF OFFICIAL RECORDS.

APN: 5236-001-059

BASIS OF BEARINGS

THE BEARING OF NORTH 89°30'00" EAST ALONG THE CENTERLINE OF THIRD STREET AS SHOWN ON TRACT NO. 5329 AS RECORDED IN BOOK 60, PAGE 39, OF MAPS, FILED WITH COUNTY RECORDER OF THE COUNTY OF LOS ANGELES COUNTY, STATE OF CALIFORNIA

BENCHMARK

LOS ANGELES COUNTY PUBLIC WORKS BENCHMARK No. LY9864

L&T IN S CURB 3RD ST C/L PROD SUNOL DR.

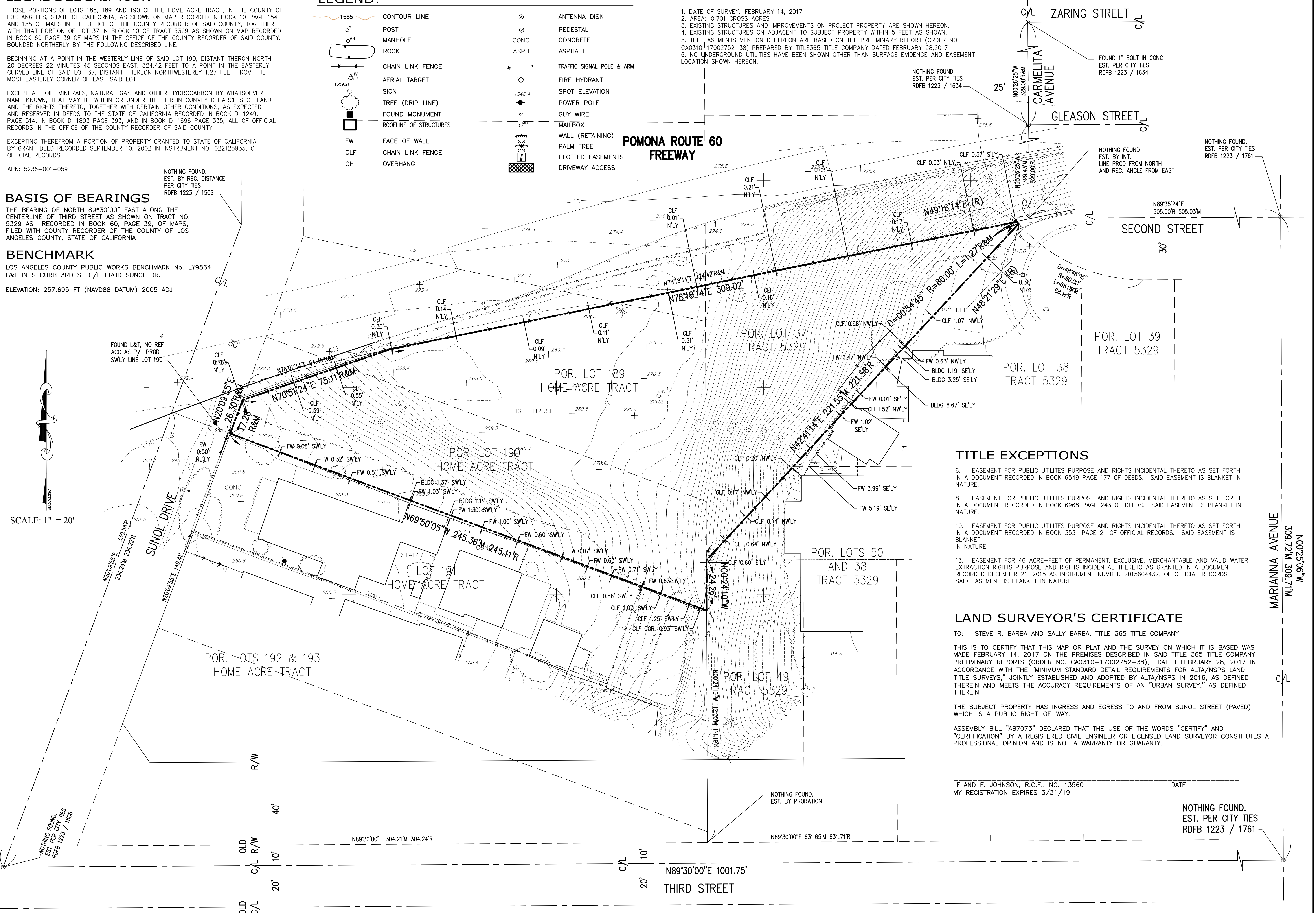
ELEVATION: 257.695 FT (NAVD88 DATUM) 2005 ADJ

LEGEND:

	1585 CONTOUR LINE		ANTENNA DISK
	POST		PEDESTAL
	MANHOLE		CONCRETE
	ROCK		ASPHALT
	CHAIN LINK FENCE		TRAFFIC SIGNAL POLE & ARM
	AERIAL TARGET		FIRE HYDRANT
	TREE (DRIP LINE)		SIGN
	FOUND MONUMENT		POWER POLE
	ROOFLINE OF STRUCTURES		GUY WIRE
	FW		MAILBOX
	CLF		WALL (RETAINING)
	OH		PALM TREE
			PLOTTED EASEMENTS
			DRIVEWAY ACCESS

NOTES:

- DATE OF SURVEY: FEBRUARY 14, 2017
- AREA: 0.701 GROSS ACRES
- EXISTING STRUCTURES AND IMPROVEMENTS ON PROJECT PROPERTY ARE SHOWN HEREON.
- EXISTING STRUCTURES ON ADJACENT TO SUBJECT PROPERTY WITHIN 5 FEET AS SHOWN.
- THE EASEMENTS MENTIONED HEREON ARE BASED ON THE PRELIMINARY REPORT (ORDER NO. CA0310-17002752-38) PREPARED BY TITLE365 TITLE COMPANY DATED FEBRUARY 28, 2017
- NO UNDERGROUND UTILITIES HAVE BEEN SHOWN OTHER THAN SURFACE EVIDENCE AND EASEMENT LOCATION SHOWN HEREON.



TITLE EXCEPTIONS

- EASEMENT FOR PUBLIC UTILITIES PURPOSE AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT RECORDED IN BOOK 6549 PAGE 177 OF DEEDS. SAID EASEMENT IS BLANKET IN NATURE.
- EASEMENT FOR PUBLIC UTILITIES PURPOSE AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT RECORDED IN BOOK 6968 PAGE 243 OF DEEDS. SAID EASEMENT IS BLANKET IN NATURE.
- EASEMENT FOR PUBLIC UTILITIES PURPOSE AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT RECORDED IN BOOK 3531 PAGE 21 OF OFFICIAL RECORDS. SAID EASEMENT IS BLANKET IN NATURE.
- EASEMENT FOR 46 ACRE-FEET OF PERMANENT, EXCLUSIVE, MERCHANTABLE AND VALID WATER EXTRACTION RIGHTS PURPOSE AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT RECORDED DECEMBER 21, 2015 AS INSTRUMENT NUMBER 2015604437, OF OFFICIAL RECORDS. SAID EASEMENT IS BLANKET IN NATURE.

LAND SURVEYOR'S CERTIFICATE

TO: STEVE R. BARBA AND SALLY BARBA, TITLE 365 TITLE COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WAS MADE FEBRUARY 14, 2017 ON THE PREMISES DESCRIBED IN SAID TITLE 365 TITLE COMPANY PRELIMINARY REPORTS (ORDER NO. CA0310-17002752-38), DATED FEBRUARY 28, 2017 IN ACCORDANCE WITH THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA/NSPS IN 2016, AS DEFINED THEREIN AND MEETS THE ACCURACY REQUIREMENTS OF AN "URBAN SURVEY," AS DEFINED THEREIN.

THE SUBJECT PROPERTY HAS INGRESS AND EGRESS TO AND FROM SUNOL STREET (PAVED) WHICH IS A PUBLIC RIGHT-OF-WAY.

ASSEMBLY BILL "AB7073" DECLARED THAT THE USE OF THE WORDS "CERTIFY" AND "CERTIFICATION" BY A REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR CONSTITUTES A PROFESSIONAL OPINION AND IS NOT A WARRANTY OR GUARANTEE.

LELAND F. JOHNSON, R.C.E., NO. 13560 DATE
MY REGISTRATION EXPIRES 3/31/19

NOTHING FOUND.
EST. PER CITY TIES
RDFB 1223 / 1761

SCALE: 1" = 20'

BY:	DATE:
REVISIONS:	
NO.	
<p>JMC² John M. Crankshaw Consultants, Inc. 411 N Harbor Blvd, Suite 201 San Pedro, CA 90731 P: 310.241.6550 F: 310.230.8871 www.jmc2.com</p>	
PROJECT:	BARBA PROPERTY 200 SOUTH SUNOL DRIVE TORRANCE, CALIFORNIA 90063
SHEET TITLE:	ALTA / NSPS LAND TITLE SURVEY
PROJECT NO.:	20170016.00
SCALE:	1" = 20'
DATE:	APRIL 3, 2017
DESIGNED BY:	
DRAWN BY:	HH
CHECKED BY:	LJ
SHEET NO.:	1
OF 1 SHEETS	