

TENTATIVE PARCEL MAP NO. 38090

"FOR FINANCE AND CONVEYANCE PURPOSES"

MARCH 2021

LEGAL DESCRIPTION:

BEING A SUBDIVISION OF PARCEL 4, AND LOT 71 OF PARCEL MAP 32773, AS PER MAP RECORDED IN BOOK 237, PAGES 79-84, OF PARCEL MAPS, RECORDS RECORDED IN BOOK 476, PAGES 24-30, OF MAPS, LONG WITHIN SECTIONS 35 AND 36, OF TOWNSHIP 2 SOUTH, RANGE 2 WEST, AND SECTION 1, OF TOWNSHIP 3 SOUTH, RANGE 2 WEST, S.B.B.M.

CURVE DATA

1	(33850.5) 341830.0	L4(33850.5)
2	(33850.5) 341830.0	L1(118)
3	(33850.5) 341830.0	L3(118)
4	(33850.5) 341830.0	L4(118)

LINE DATA

L1	(33850.5) 341830.0	L5	(33850.5) 341830.0
L2	(33850.5) 341830.0	L6	(33850.5) 341830.0
L3	(33850.5) 341830.0	L7	(33850.5) 341830.0
L4	(33850.5) 341830.0	L8	(33850.5) 341830.0
L5	(33850.5) 341830.0	L9	(33850.5) 341830.0
L6	(33850.5) 341830.0	L10	(33850.5) 341830.0

BENCHMARK:

DESCRIPTION: BENCHMARK "BENCH 1" (WAS 2010) IS A METAL BENCHMARK SET IN PLACE OF CONCRETE BENCHMARK. THE BENCHMARK IS A 4x4x4 METAL BENCHMARK SET IN PLACE OF CONCRETE BENCHMARK. THE BENCHMARK IS A 4x4x4 METAL BENCHMARK SET IN PLACE OF CONCRETE BENCHMARK.

SCALE: 1"=100'

VICINITY MAP

N.T.S.

BURVEY NOTES:

- (1) PROJECT RECORD DATA FOR PARCELS 1-8.
- (2) RECORD RECORD DATA FOR PARCELS 1-8.
- (3) PROJECT RECORD DATA FOR PARCELS 1-8.

TOPOGRAPHY SOURCE:

AERIAL PHOTOGRAPHY COURTESY OF CAJON MOUNTAIN WATER DISTRICT, 1000 S. LA 2708, SUITE 100, PASADENA, CA 92372. DATE: 09/15/2017.

UTILITY PROVIDERS:

WATER: PASADENA WATER DISTRICT, 1000 S. LA 2708, SUITE 100, PASADENA, CA 92372. PHONE: (909) 845-1200. FAX: (909) 845-1201.

TELEPHONE:

SAUNDERS & ASSOCIATES, INC., 3400 S. LA 2708, SUITE 100, PASADENA, CA 92372. PHONE: (909) 845-1200. FAX: (909) 845-1201.

ZONING AND USE:

PLANNED LAND USE: RESIDENTIAL/COMMERCIAL (R/C). PROPERTY: 2000 S. LA 2708, SUITE 100, PASADENA, CA 92372. ZONING: R/C.

EXISTING EASEMENT NOTES:

- (1) ALL EASEMENTS ARE SHOWN PER WEST 37176.
- (2) ALL EASEMENTS ARE SHOWN PER WEST 37176.
- (3) ALL EASEMENTS ARE SHOWN PER WEST 37176.

GENERAL NOTES:

- (1) THIS TENTATIVE PARCEL MAP IS LOCATED WITHIN THE CAJON MOUNTAIN WATER DISTRICT.
- (2) ALL EASEMENTS ARE SHOWN PER WEST 37176.
- (3) ALL EASEMENTS ARE SHOWN PER WEST 37176.
- (4) ALL EASEMENTS ARE SHOWN PER WEST 37176.

PARCEL	ACRES	SQ. FT.
1	1.03	43,862
2	1.03	43,862
3	1.03	43,862
4	1.03	43,862
5	1.03	43,862
6	1.03	43,862
7	1.03	43,862
8	1.03	43,862

TOTAL MAP AREA: 8.24 ACRES (356,611 SQ. FT.)

PREPARED BY: SAUNDERS & ASSOCIATES, INC.
DATE: 03/01/2021
PROJECT: TENTATIVE PARCEL MAP NO. 38090

ENGINEER/REPRESENTATIVE: SAUNDERS & ASSOCIATES, INC.
REGISTERED PROFESSIONAL ENGINEER
NO. 44751
EXPIRES 06/30/2024
CONTACT: PATRICIA LYMAN