

OWNER'S STATEMENT

WE, HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LAND SUBDIVIDED BY THIS MAP AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP.

WE HEREBY DEDICATE TO THE PUBLIC THAT PORTION OF CARMEL STREET FOR PUBLIC STREET PURPOSES, AS SHOWN ON THIS MAP.

CARMEL STREET, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: NAME/TITLE:

COLLEGE OCEANSIDE SW, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY AS BENEFICIARY UNDER DEED OF TRUST RECORDED FEBRUARY 18, 2011 AS DOC. NO. 2011-0095490 OF OFFICIAL RECORDS.

BY: NAME/TITLE:

BY: NAME/TITLE:

AVCAM INC 401K PROFIT SHARING PLAN, AS TO AN UNDIVIDED 65.17681% INTEREST; ELKINS IRPOLO PARTNERS, A CALIFORNIA GENERAL PARTNERSHIP, AS TO AN UNDIVIDED 17.41152% INTEREST; AND IMPERIAL MARKET INVESTORS, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 17.41167% INTEREST, AS BENEFICIARY UNDER AN ASSIGNMENT OF THE BENEFICIAL INTEREST RECORDED MAY 23, 2016 AS DOC. NO. 2016-0248639 OF OFFICIAL RECORDS FOR DEED OF TRUST RECORDED JANUARY 30, 2006 AS DOC. NO. 2006-66238 OF OFFICIAL RECORDS.

AVCAM INC 401K PROFIT SHARING PLAN

BY: NAME/TITLE:

BY: NAME/TITLE:

ELKINS ZIRPOLO PARTNERS

BY: NAME/TITLE:

BY: NAME/TITLE:

IMPERIAL MARKET INVESTORS, LLC

BY: NAME/TITLE:

BY: NAME/TITLE:

LEE EDWARD HUMAN AND BEVERLEE BELL HUMAN, TRUSTEES, OR THE SUCCESSOR TRUSTEE, OF THE HUMAN FAMILY TRUST DATED MARCH 31, 2006 AND ZOE B. ROSE, TRUSTEE OF THE ZOE B. ROSE REVOCABLE FAMILY TRUST DATED OCTOBER 18, 2005, BENEFICIARIES UNDER DEED OF TRUST RECORDED OCTOBER 12, 2007 AS DOC. NO. 2007-06601554 OF OFFICIAL RECORDS.

BY: LEE EDWARD HUMAN, TRUSTEE

BY: BEVERLEE BELL HUMAN, TRUSTEE

BY: ZOE B. ROSE, TRUSTEE

LEE EDWARD HUMAN AS TRUSTEE, OR THE SUCCESSOR TRUSTEE, OF THE EXEMPTION TRUST OF THE HUMAN FAMILY TRUST DATED MARCH 21, 2006, BENEFICIARY UNDER PARTIAL ASSIGNMENT OF THE BENEFICIAL INTEREST RECORDED SEPTEMBER 27, 2010 AS DOC. NO. 2010-0512301 OF OFFICIAL RECORDS AND CORRECTED BY DOCUMENT RECORDED JUNE 14, 2011 AS DOC. NO. 2011-0301511 OF OFFICIAL RECORDS, FOR DEED OF TRUST RECORDED OCTOBER 12, 2007 AS DOC. NO. 2007-06601554 OF OFFICIAL RECORDS.

BY: LEE EDWARD HUMAN, TRUSTEE

SAN MARCOS PARCEL MAP TPM NO. 651 IN THE CITY OF SAN MARCOS, CALIFORNIA

A PORTION OF LOTS 21 AND 22 IN BLOCK 58 OF RANCHO LOS VALLECITOS DE SAN MARCOS, THE CITY OF SAN MARCOS, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 806, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, DECEMBER 21, 1895;

PARCEL MAP GUARANTEE ISSUED BY: CHICAGO TITLE COMPANY, INC. GUARANTEE NO: DATED: GROSS ACRES = 6.65 NO. OF PARCELS = 1

SIGNATURE OMISSIONS

THE SIGNATURES OF THE PARTIES NAMED HEREINAFTER AS OWNERS OF THE INTEREST SET FORTH, MAY BE OMITTED UNDER PROVISIONS OF SECTION 66436 (a) (3) (a) (i) OF THE SUBDIVISION MAP ACT, AS THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE AND SAID SIGNATURES ARE NOT REQUIRED BY THE LOCAL AGENCY.

SAN DIEGO GAS AND ELECTRIC COMPANY, HOLDER OF AN EASEMENT RECORDED JANUARY 18, 1945 AS FILE NO. 4339 OF OFFICIAL RECORDS.

THE CITY OF SAN MARCOS, HOLDER OF EASEMENTS RECORDED JANUARY 18, 1977 AT FILE/PAGE NO. 77-418628 AND JANUARY 18, 1977 AT FILE/PAGE NO. 77-418629, BOTH OF OFFICIAL RECORDS.

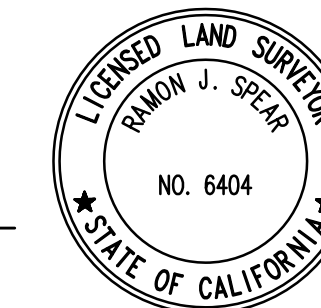
CITY ENGINEER'S ACCEPTANCE CERTIFICATE

THIS IS TO CERTIFY THAT, PURSUANT TO AUTHORITY CONFERRED BY ORDINANCE NO. 90-847 OF THE CITY COUNCIL ADOPTED MAY 8, 1990 AND THE CITY OF SAN MARCOS MUNICIPAL CODES 19.24.090 & 19.24.100, THE CITY ENGINEER AS APPROVING AUTHORITY ACTING ON BEHALF OF THE CITY COUNCIL HEREBY APPROVES THIS PARCEL MAP.

MATT LITTLE DATE CITY ENGINEER REC 60569, EXP. 12-31-18 CITY OF SAN MARCOS

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 ORDINANCE AT THE REQUEST OF CARMEL STREET, LLC ON MAY 9, 2017 AND ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED (SEE LEGEND SHEET 2). I HEREBY STATE THAT THIS MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE PARCEL MAP.



RAMON J. SPEAR, L.S. 6404 DATE MY REGISTRATION EXPIRES 12/31/18

CITY ENGINEER'S STATEMENT

I, MATT LITTLE, CITY ENGINEER, STATE THAT THIS MAP DOES NOT APPEAR TO BE A MAP OF A MAJOR SUBDIVISION FOR WHICH A FINAL MAP IS REQUIRED PURSUANT TO SECTION 66426 OF THE SUBDIVISION MAP ACT. I FURTHER STATE THAT THIS PARCEL MAP CONFORMS TO THE TENTATIVE PARCEL MAP AND APPROVED ALTERATIONS THEREOF, AND THAT ALL PROVISIONS OF THE SUBDIVISION ORDINANCE OF THE CITY OF SAN MARCOS HAVE BEEN COMPLIED WITH. THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE.

MATT LITTLE ENGINEER RCE 60569 EXP: 12-31-18

DATE

CITY SURVEYOR'S STATEMENT

I, MICHEAL A. HAVERNER, SURVEY CONSULTANT TO THE CITY OF SAN MARCOS, AM SATISFIED THAT HIS MAP IS TECHNICALLY CORRECT.

MICHEAL A. HAVERNER PLS 7354, EXPIRES 12-31-17

DATE

TAX DEPOSIT CERTIFICATE

I, DAVID HALL, CLERK OF THE BOARD OF SUPERVISORS, HEREBY CERTIFY THAT THE PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE GOVERNMENT CODE) REGARDING (A) DEPOSITS FOR TAXES AND (B) CERTIFICATION OF THE ABSENCE OF LIENS FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES EXCEPT THOSE NOT YET PAYABLE HAVE BEEN COMPLIED WITH.

DAVID HALL CLERK OF THE BOARD OF SUPERVISORS

DATE

RECORDER'S STATEMENT

FILE NO. FILED THIS DAY OF 2017, AT O'CLOCK M. IN BOOK OF RECORD OF SURVEY MAPS AT PAGE AT THE REQUEST OF RAMON J. SPEAR.

ERNEST J. DRONENBURG, JR.

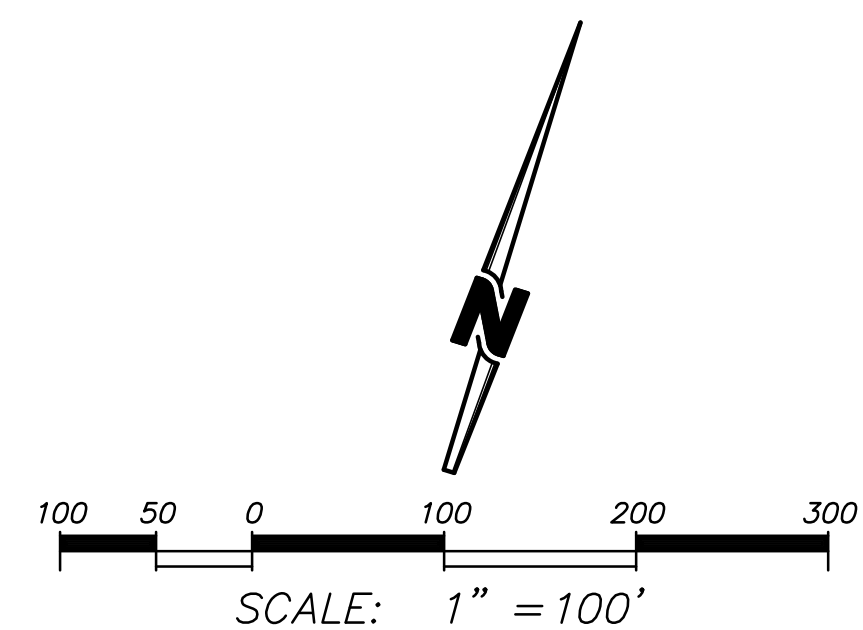
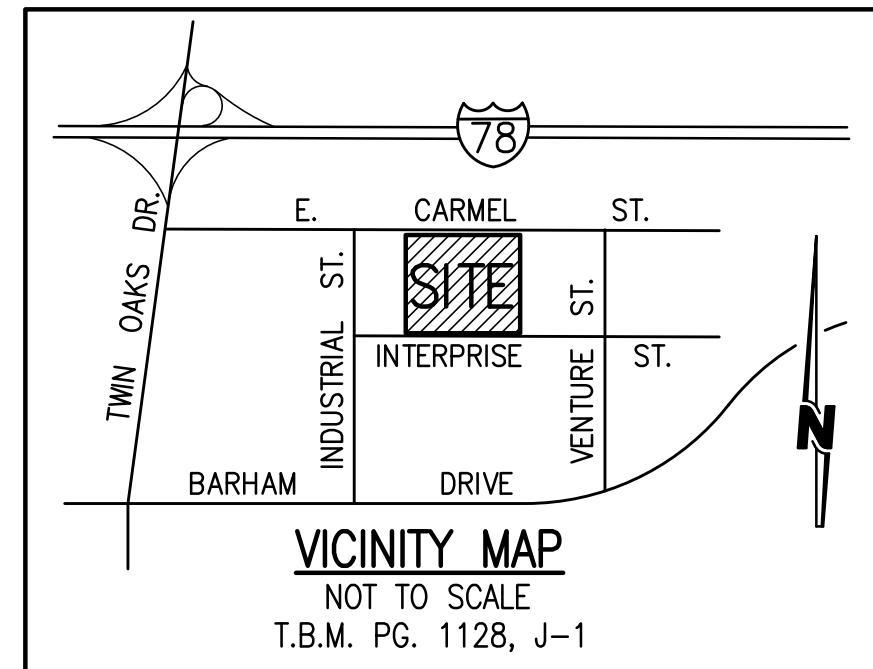
BY: DEPUTY COUNTY RECORDER

BY: \$16.00

NAD 83 CAL COORD. INDEX 1990-6279

Table with 3 columns: APN: 220-201-01 & 02, GP: N/A, IMP: N/A

SAN MARCOS PARCEL MAP TPM NO. 651
PROCEDURE OF SURVEY



LEGEND

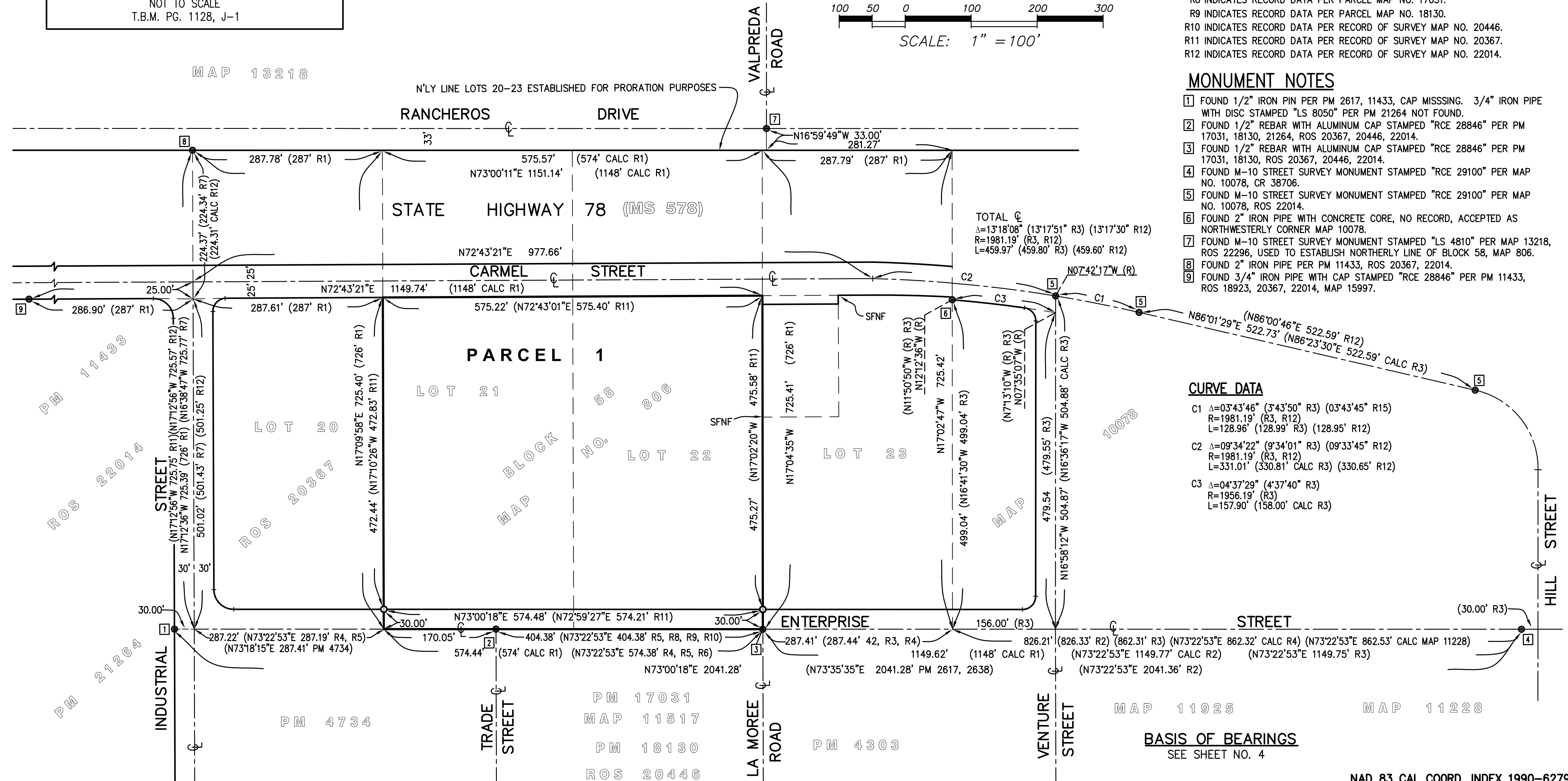
- INDICATES FOUND SURVEY MONUMENT AS NOTED.
- INDICATES SET 5/8" X 18" REBAR WITH ALUMINUM CAP STAMPED "SPEAR LS 6404".
- SFNF SEARCHED FOR NOT FOUND.
- (R) INDICATES RADIAL BEARING
- () INDICATES RECORD DATA AS NOTED.
- R1 INDICATES RECORD DATA PER MAP NO. 806.
- R2 INDICATES RECORD DATA PER PARCEL MAP NO. 4303.
- R3 INDICATES RECORD DATA PER MAP NO. 10078.
- R4 INDICATES RECORD DATA PER RECORD OF SURVEY MAP NO. 9587.
- R5 INDICATES RECORD DATA PER MAP NO. 11517.
- R6 INDICATES RECORD DATA PER MAP NO. 11925.
- R7 INDICATES RECORD DATA PER PARCEL MAP NO. 11433.
- R8 INDICATES RECORD DATA PER PARCEL MAP NO. 17031.
- R9 INDICATES RECORD DATA PER PARCEL MAP NO. 18130.
- R10 INDICATES RECORD DATA PER RECORD OF SURVEY MAP NO. 20446.
- R11 INDICATES RECORD DATA PER RECORD OF SURVEY MAP NO. 20367.
- R12 INDICATES RECORD DATA PER RECORD OF SURVEY MAP NO. 22014.

MONUMENT NOTES

- 1 FOUND 1/2" IRON PIN PER PM 2617, 11433, CAP MISSING. 3/4" IRON PIPE WITH DISC STAMPED "LS 8050" PER PM 21264 NOT FOUND.
- 2 FOUND 1/2" REBAR WITH ALUMINUM CAP STAMPED "RCE 28846" PER PM 17031, 18130, 21264, ROS 20367, 20446, 22014.
- 3 FOUND 1/2" REBAR WITH ALUMINUM CAP STAMPED "RCE 28846" PER PM 17031, 18130, ROS 20367, 20446, 22014.
- 4 FOUND M-10 STREET SURVEY MONUMENT STAMPED "RCE 29100" PER MAP NO. 10078, CR 38706.
- 5 FOUND M-10 STREET SURVEY MONUMENT STAMPED "RCE 29100" PER MAP NO. 10078, ROS 22014.
- 6 FOUND 2" IRON PIPE WITH CONCRETE CORE, NO RECORD, ACCEPTED AS NORTHWESTERLY CORNER MAP 10078.
- 7 FOUND M-10 STREET SURVEY MONUMENT STAMPED "LS 4810" PER MAP 13218, ROS 22296, USED TO ESTABLISH NORTHERLY LINE OF BLOCK 58, MAP 806.
- 8 FOUND 2" IRON PIPE PER PM 11433, ROS 20367, 22014.
- 9 FOUND 3/4" IRON PIPE WITH CAP STAMPED "RCE 28846" PER PM 11433, ROS 18923, 20367, 22014, MAP 15997.

CURVE DATA

- C1 Δ=03°43'46" (3°43'50" R3) (03°43'45" R15)
R=1981.19' (R3, R12)
L=128.96' (128.99' R3) (128.95' R12)
- C2 Δ=09°34'22" (9°34'01" R3) (09°33'45" R12)
R=1981.19' (R3, R12)
L=331.01' (330.81' CALC R3) (330.65' R12)
- C3 Δ=04°37'29" (4°37'40" R3)
R=1956.19' (R3)
L=157.90' (158.00' CALC R3)



BASIS OF BEARINGS
SEE SHEET NO. 4

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APN: 220-201-01 & 02	GP: N/A	IMP: N/A
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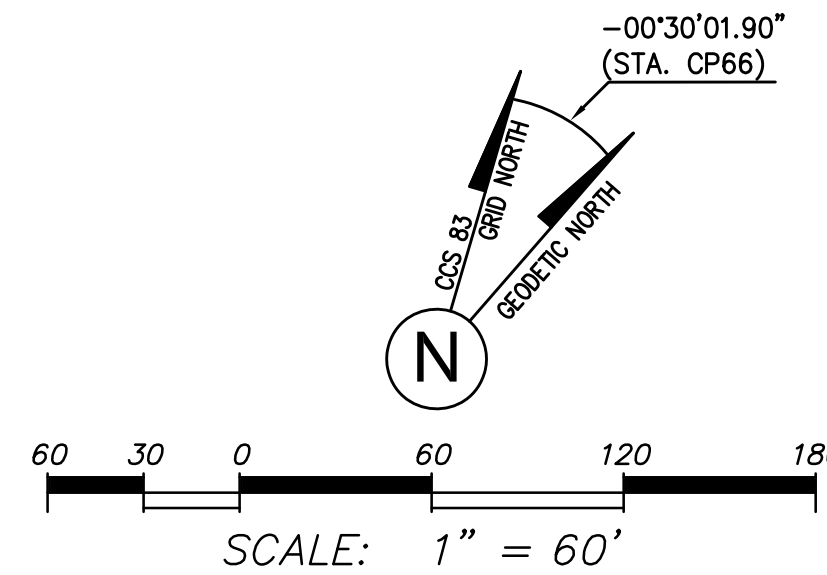
SAN MARCOS PARCEL MAP TPM NO. 651

CP 62

FOUND 2-1/2" BRASS DISC STAMPED "CP 62" IN TOP OF NORTHERLY CURB OF MISSION ROAD PER RECORD OF SURVEY MAP NO. 16709.
N 1997988.468
E 6278081.686
ELEV = 572.79 (NGVD '29)

CP 66

FOUND 2-1/2" BRASS DISC STAMPED "CP 66" IN TOP OF SOUTHERLY CURB OF MISSION ROAD PER RECORD OF SURVEY MAP NO. 16709.
N 1996539.800
E 6282858.679
ELEV = 581.14 (NGVD '29)



BASIS OF BEARINGS

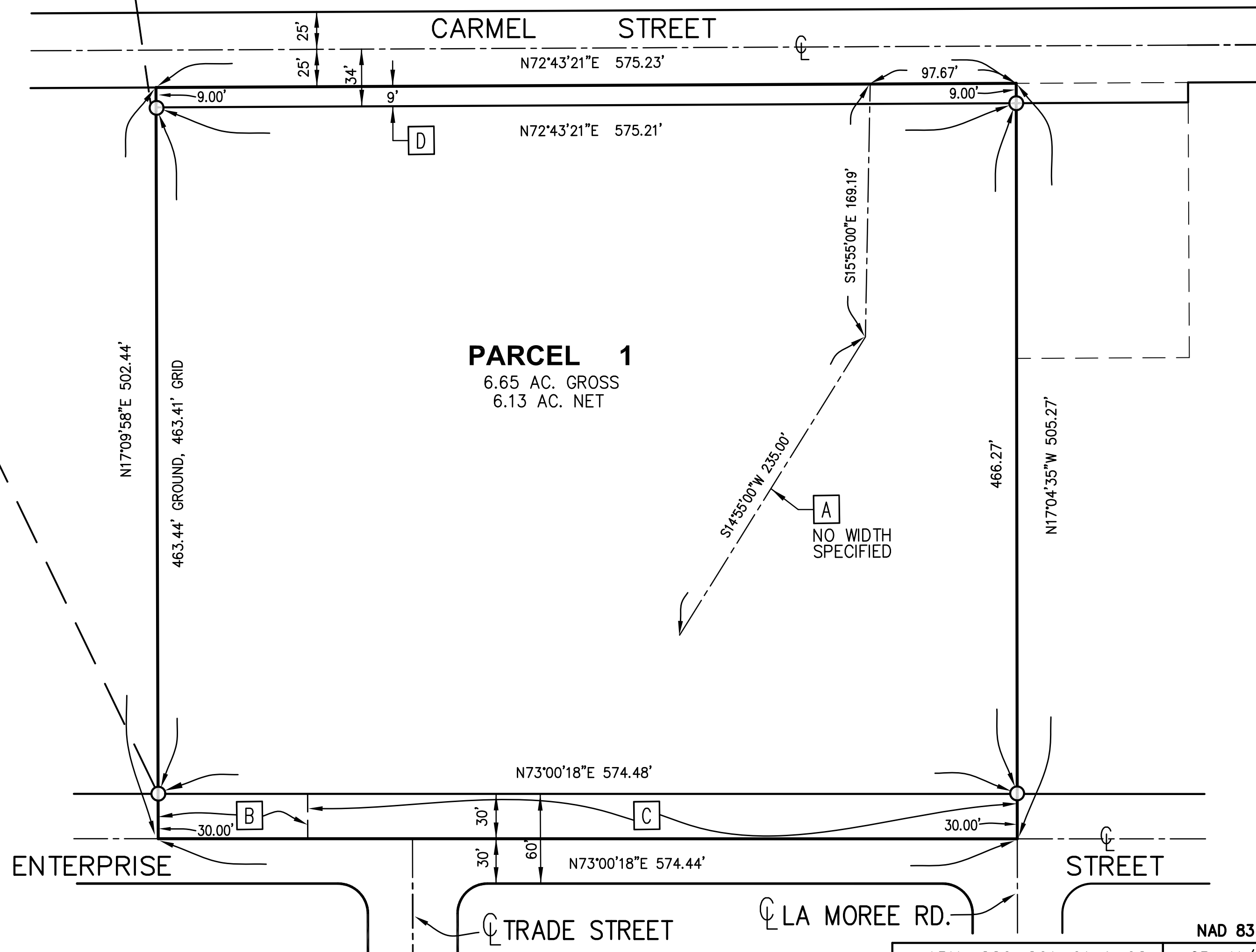
THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA COORDINATES SYSTEM, NAD 83, ZONE 6, GRID BEARING BETWEEN CONTROL MONUMENTS "CP62" AND "CP66" PER RECORD OF SURVEY NO. 16709. I.E. N73°07'46"W. SAID CONTROL MONUMENTS ARE BASED ON B-ORDER NATIONAL GEODETIC SURVEY "HPGN" STATIONS AND FIRST ORDER HORIZONTAL CONTROL STATIONS PER RECORD OF SURVEY MAP NO. 14023 MADE APRIL 1992. EPOCH NOT SPECIFIED.

QUOTED BEARINGS FROM REFERENCE MAPS OR DEEDS MAY OR MAY NOT BE IN TERMS OF SAID SYSTEM.

THE COMBINED GRID FACTOR AT "CP66" IS 0.99993724
GRID DISTANCE - GROUND DISTANCE X COMBINED GRID FACTOR.

ELEVATION AT "CP66" IS 581.14' (NGVD '29)
CONVERGENCE ANGLE = -00°30'01.90".

STATE HIGHWAY 78 (MS 578)



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