13

OWNER'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS: That the undersigned is the only person having any record title interest in the lands subdivided and shown hereon and does hereby consent to the preparation and recordation of this map entitled "Oakwood Units #4 & #5, City of San Rafael, Marin County, California", composed of six (6) sheets and does hereby offer for dedication in fee simple for public use as street or roadway, Terrace Avenue as shown hereon and not heretofore dedicated. I also offer for dedication, all Drainage Easements (D.E.), Sanitary Sewer Easements (S.S.E.), and Private Sanitary Sewer Easements as shown hereon.

The subscriber to this statement is all who is necessary to pass clear title to the lands subdivided and shown hereon exclusive of streets already dedicated.

PAUL J. FELTON, as Owner

NOTARY PUBLIC CERTIFICATE

STATE OF CALIFORNIA)
COUNTY OF Marin)

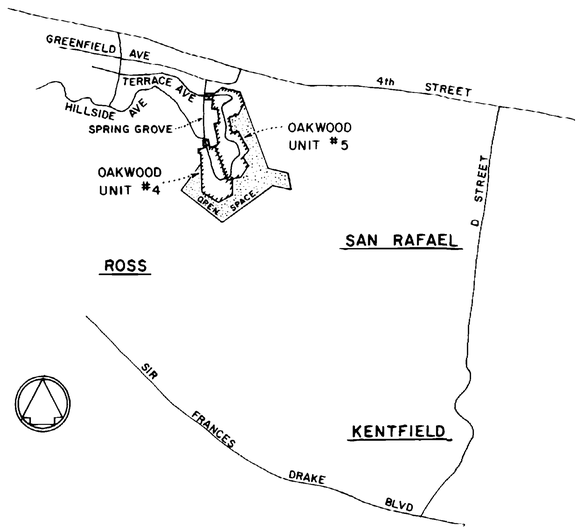
On this 19th day March, 1984, before me, the undersigned, a Notary Public in and for said County and State, personally appeared PAUL J. FELTON, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within and foregoing instrument and he acknowledged to me he executed the same as owner.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.

NOTARY PUBLIC IN AND FOR SAID
COUNTY OF Marin
STATE OF CALIFORNIA

MY COMMISSION EXPIRES: 8/23/85

NOTE: No building permits will be issued for any lot in the subdivision until a permanent water supply is provided for each individual parcel shown on that part of the final map.



LOCATION MAP
NOT TO SCALE

SURVEYOR'S CERTIFICATE

I, Howard W. Brunner, hereby certify that I am a Licensed Land Surveyor under the laws of the State of California, that the surveying and checking of the property subdivided and shown hereon was done by me or under my direction during the months of January, 1980 through July, 1981, that the surveying is true and complete as shown and that the monuments are of the character and will occupy the positions shown on this map within one year of the recording date of this map and that the survey of this map can be retraced from said monuments.

Dated this 15 day of March, 1984.

LICENSED LAND SURVEYOR HOWARD W. BRUNNER STATE OF CALIFORNIA

HOWARD W. BRUNNER, L.S. 4206

CITY ENGINEER'S CERTIFICATE

I, David M. Bernardi, City Engineer for the City of San Rafael, State of California, do hereby certify that I have examined this "Map of Oakwood Units #4 & #5, City of San Rafael, Marin County, California", that the subdivision shown hereon is substantially the same as it appeared on the Tentative Map and all approved alterations thereof, that all provisions of the act of the State of California known as the "Subdivision Map Act" and any local ordinances applicable at the time of approval of the Tentative Map have been complied with and I am satisfied that this map is technically correct.

Dated this 26th day MARCH, 1984.

DAVID M. BERNARDI, R.C.E. 23308
City Engineer
City of San Rafael
State of California

MAP OF

OAKWOOD UNITS NO. 4 & 5

BEING A PORTION OF THE LANDS OF PAUL J. FELTON AS DESCRIBED IN THOSE DEEDS RECORDED IN BOOK 2516 OF OFFICIAL RECORDS AT PAGE 265 AND BOOK 2609 OF OFFICIAL RECORDS AT PAGE 519, AND DOC. NO. 81-024242, OFFICIAL RECORDS, MARIN COUNTY RECORDS.
LYING WITHIN THE RANCHO PUNTA DE QUENTIN

CITY OF SAN RAFAEL-COUNTY OF MARIN-STATE OF CALIFORNIA

RAY CARLSON & ASSOCIATES, INC.
SANTA ROSA CALIFORNIA
(707) 528-7649

A. P. NO. 12-081-29 JANUARY, 1982 SHEET 1 OF 6 82-02

Can 5477

13

CITY CLERK'S CERTIFICATE

The City Council of the City of San Rafael, State of California, at a regular meeting held on the 19th day of March, 1984, examined the "Map of Oakwood Units #4 & #5" together with accompanying reports thereon of the City Engineer and the Redemption Officer of the County of Marin, and the City Council by Resolution No. 6759 duly passed at the meeting aforesaid, approves this map and accepts the offer of dedication in fee simple, Terrace Avenue for public use as street and roadway, and also accepts the offer of dedication of Drainage Easements (D.E.), Sanitary Sewer Easements (S.S.E.) as shown hereon and rejects all other offers of dedication as shown hereon.

Signed this 27th day of March, 1984.

Jeanne M. Loonam
Clerk of the City Council
City of San Rafael
State of California

COUNTY REDEMPTION OFFICER'S CERTIFICATE

I, Joseph A. Coffrini, Redemption Officer of the County of Marin, and the Cities therein, State of California, hereby certify that there are no liens for unpaid taxes, County or City or Special Assessments collected as taxes, ~~except taxes~~ or Special Assessments not yet payable against the Tract or Subdivision of land shown hereon or any part thereof.

Signed this 26th day of March, 1984.

Sophia K. Eliopoulos
Joseph A. Coffrini, Redemption Officer
County of Marin, and the Cities therein
State of California

CITY PLANNING COMMISSION'S CERTIFICATE

Approved by the Planning Commission of the City of San Rafael, State of California.

Dated this 27 day of MARCH, 1984.

Maynard H. Gilkerson
Chairman, Planning Commission

COUNTY RECORDER'S CERTIFICATE

Serial No. 84-17215 Fee $16.00

Filed for record at the request of City of SAN RAFAEL this 11TH day of APRIL, 1984, at 11:30 AM., in Volume 19 of Maps, at Page(s) 13, in the Office of the Recorder, Marin County, California.

W. BRUCE SHAFER, County Recorder
County of Marin
State of California

BY: Alice Lake
DEPUTY

COUNTY CLERK'S CERTIFICATE

I, Peter ~~Meyer~~, ~~County~~ Clerk of the County of Marin, State of California, and ex-officio Clerk of the Board of Supervisors thereof, do hereby certify that a good and sufficient bond approved by and in the amount fixed by said Board of Supervisors has been filed with said Board and that said bond by its terms is made to inure to the benefit of said County of Marin and conditioned for the payment of all taxes or special assessments which may at the time of filing this map be a lien against the Tract or Subdivision of land shown hereon or any part thereof, but not yet payable.

Witness my hand and seal this ____ day of _____, 198_.

~~County~~ Clerk and Ex-Officio Clerk
of the Board of Suprvisors
Marin County, State of California

SOILS REPORT NOTE

A Soils Report dated April 7, 1980 prepared by Donald Herzog & Associates, Inc. specifically for Oakwood Residential Village has been filed with the City of San Rafael Department of Public Works.

MAP OF

OAKWOOD UNITS NO. 4 & 5

BEING A PORTION OF THE LANDS OF PAUL J. FELTON AS DESCRIBED IN THOSE DEEDS RECORDED IN BOOK 2516 OF OFFICIAL RECORDS AT PAGE 265 AND BOOK 2608 OF OFFICIAL RECORDS AT PAGE 519, AND DOC. NO. 81-024242, OFFICIAL RECORDS, MARIN COUNTY RECORDS.
LYING WITHIN THE RANCHO PUNTA DE QUENTIN

CITY OF SAN RAFAEL-COUNTY OF MARIN-STATE OF CALIFORNIA

RAY CARLSON & ASSOCIATES, INC.
SANTA ROSA — CALIFORNIA
(707) 528-7649

CERT CORR. # 84-24782

Can 5477

13

TERRACE LANE AND SRING GROVE LANE
TABLE OF CENTERLINE EASEMENT COURSES

(A)	S 11° 50' 33" E	10.70'	
(B)	S 10°53' 55" E	147.15'	
(C)	Δ = 1°36'19"	R = 1200.00'	L = 33.62'
(D)	S 9°17' 36" E	68.06'	
(E)	Δ = 2°32'21"	R = 1200.00'	L = 53.18'
(F)	S 11° 49' 59" E	118.51'	
(G)	Δ = 82°04'46"	R = 105.00'	L = 150.42'
(H)	N 86°05'13" E	62.46'	
(I)	N 5° 43' 01" W	61.00'	
(J)	Δ = 36°15'00"	R = 122.00'	L = 77.19'
(K)	Δ = 74°46'09"	R = 37.32'	L = 48.70'
(L)	S 74°41' 52" E	68.42'	
(M)	Δ = 93°20'51"	R = 61.12'	L = 99.58'
(N)	Δ = 20°29'52"	R = 140.60'	L = 50.30'

TABLE OF CENTERLINE 10' S.S.E. COURSES

(a)	N 78° 34' 36" E	213.40'	
(b)	S 72° 30' 01" E	66.50'	
(c)	S 15° 48' 55" E	104.02'	
(d)	S 11° 28' 15" E	46.48'	
(e)	N 11° 06' 14" W	221.00'	
(f)	N 72° 53' 45" E	102.50'	
(g)	Δ = 37°01' 35"	R = 160.00'	L = 103.40'
(h)	N 88° 53' 39" E	5.23'	
(i)	Δ = 30°46' 02"	R = 160.00'	L = 85.92'
(j)	N 12° 49' 50" W	128.00'	

LEGEND & REFERENCES

( )___PREVIOUS DEED REFERENCE
○_____SET 1/2" IRON PIPE & TAG, LS 4206
⊙_____FOUND 1/2" IRON PIPE & TAG, LS 4206
●_____FOUND MONUMENT AS NOTED
■_____FOUND 2"X2" REDWOOD HUB & TAG, LS 3887
⬤_____FOUND STANDARD WELL TYPE MONUMENT WITH PIN IN CONCRETE
⊠_____FOUND 2"X2" REDWOOD HUB & TACK
⊗_____FOUND LEAD PLUG & TAG, LS 2535
⊹_____FOUND CHISELED CROSS ON ROCK WALL
◎_____SET STANDARD WELL TYPE MONUMENT, LS 4206
D.E. ___DRAINAGE EASEMENT
S.S.E. ___SANITARY SEWER EASEMENT
(67 R2) ___RECORD INFORMATION PER REFERENCE 2
M _____MEASURED
R1 _____FELTON DEED / 2516 O.R. 265
R2 _____8 R.M. 59
R3 _____10 P.M. 98
R4 _____"SURVEY OF PORTION ASSESSOR'S PARCEL 12-024-18" BY J.E. BRUNNER JR. LS 3887, IN FEB. 1973, REVISED APR. 1976, A COPY OF WHICH IS ON FILE IN THIS OFFICE
R5 _____FELTON DEED / 2609 O.R. 519
R6 _____14 R.M. 7
R7 _____19 P.M. 64
R8 _____BEARDSLEE DEED / 552 O.R. 288
R9 _____FACELLO DEED / 2159 O.R. 637
R10 _____ARANCELOUITCH DEED / 235 O.R. 439
R11 _____DREIER DEED / 2609 O.R. 521
R12 _____COURTZ DEED / 3642 O.R. 540
R13 _____BROWN DEED / 1665 O.R. 650
R14 _____10 P.M. 94

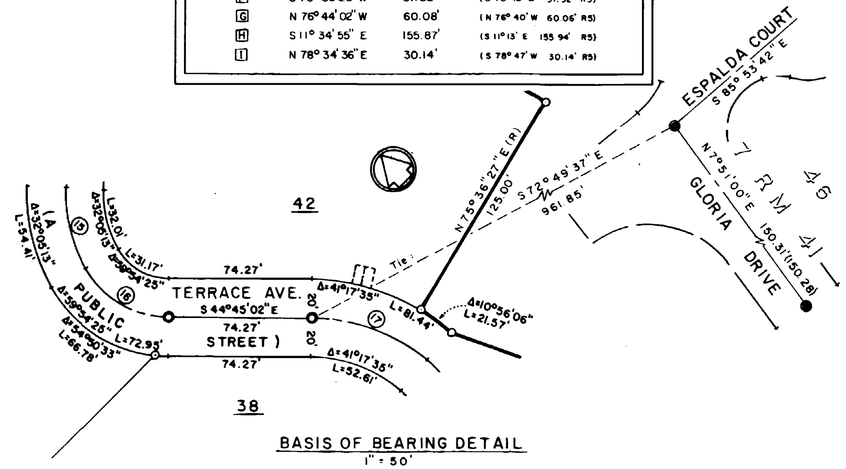
BASIS OF BEARING: N 7°51'00" E 150.31' (150.28' RECORD) BETWEEN FOUND CONCRETE MONUMENTS IN THE CENTERLINE OF GLORIA DRIVE AS SHOWN ON "MAP OF MESA VISTA, SUBD. No. 2", FILED IN BOOK 7 OF MAPS, PAGE 41, MARIN COUNTY RECORDS. (SEE DETAIL BELOW)

TERRACE AVENUE
TABLE OF CENTERLINE COURSES

(1)	Δ = 5°00'17"	R = 500.00'	L = 43.67'
(2)	Δ = 4°15'06"	R = 500.00'	L = 37.10'
(3)	Δ = 6°29'44"	R = 350.00'	L = 39.68'
(4)	Δ = 184°40'26"	R = 35.00'	L = 112.81'
(5)	Δ = 24°39'02"	R = 106.91'	L = 46.00'
(6)	S 56°46'58" W	17.49'	
(7)	Δ = 59°35'13"	R = 49.00'	L = 50.96'
(8)	Δ = 31°26'32"	R = 92.72'	L = 50.88'
(9)	S 34°14'47" E	33.95'	
(10)	Δ = 10°09'32"	R = 160.00'	L = 28.37'
(11)	S 37°07'19" E	9.01'	
(12)	Δ = 28°53'22"	R = 70.00'	L = 35.30'
(13)	S 8°13'57" E	13.22'	
(14)	Δ = 4°22'08"	R = 850.00'	L = 64.81'
(15)	Δ = 32°05'13"	R = 77.16'	L = 43.21'
(16)	Δ = 59°54'25"	R = 49.77'	L = 52.04'
(17)	Δ = 41°17'35"	R = 93.00'	L = 67.03'
(18)	Δ = 41°05'43"	R = 98.95'	L = 70.97'
(19)	S 52°21'44"E (R)	2.00'	
(20)	Δ = 5°11'07"	R = 140.60'	L = 12.72'

TABLE OF MEASURED & RECORD BEARINGS & DISTANCES FOR R5
(See Sheet 4)

A	N 15°57'02" W	97.24'	(N 15°54'W 97.19' R5)
B	N 21°46'02" W	163.28'	(N 21° 43'W 163.11 R5)
C	S 67°58'24" W	60.79'	(S 68°17' W 60.59' R5)
D	S 15°37'25" W	64.03'	(S 15°56' W 63.82' R5)
E	S 14°01'23" W	61.62'	(S 14°20' W 61.41' R5)
F	S 73°09'26" W	31.62'	(S 73°18' W 31.52' R5)
G	N 76°44'02" W	60.08'	(N 76°40' W 60.06' R5)
H	S 11° 34' 55" E	155.87'	(S 11°13' E 155.94' R5)
I	N 78° 34' 36" E	30.14'	(S 78° 47' W 30.14' R5)



MAP OF

OAKWOOD UNITS NOo 4 & 5

BEING A PORTION OF THE LANDS OF PAUL J. FELTON AS DESCRIBED IN THOSE DEEDS RECORDED IN BOOK 2516 OF OFFICIAL RECORDS AT PAGE 265 AND BOOK 2609 OF OFFICIAL RECORDS AT PAGE 519, AND DOC. NO. 81-024242, OFFICIAL RECORDS, MARIN COUNTY RECORDS.
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(707) 528-7649

A.P No. 12-081-29 JANUARY, 1982 SHEET 6 OF 6 82-02

Can 5477

LEGEND & REFERENCES

( )___PREVIOUS DEED REFERENCE
O_____SET 1/2" IRON PIPE & TAG, LS 4206
⊙_____FOUND 1/2" IRON PIPE & TAG, LS 4206
●_____FOUND MONUMENT AS NOTED
■_____FOUND 2"X2" REDWOOD HUB & TAG, LS 3887
⬤_____FOUND STANDARD WELL TYPE MONUMENT WITH PIN IN CONCRETE
⊠_____FOUND 2"X2" REDWOOD HUB & TACK
⊕_____FOUND LEAD PLUG & TAG, LS 2535
+_____FOUND CHISELED CROSS ON ROCK WALL
O_____SET STANDARD WELL TYPE MONUMENT, LS 4206
D.E.___DRAINAGE EASEMENT
S.S.E.___SANITARY SEWER EASEMENT
(67 R2)___RECORD INFORMATION PER REFERENCE 2
M_____MEASURED

CLORINDA
OPEN SPACE
1" = 50'
N 29°11'34" E
670.01'
TOTAL 13.18 ACRES
OPEN SPACE TO BE GRANTED TO THE CITY OF SAN RAFAEL UPON COMPLETION OF IMPROVEMENTS FOR UNIT 4
GROVE
SPRING
SHEET 3
SEE SHEET 5
SEE SHEET 6
N 17°41'08" W 240.26'
N 75°36'27" E (R) 125.00'
N 85°13'12" E (R) 85.00'
N 22°42'32" W 172.52'
S 49°19'44" W 209.42'
WEST 180.00'
S 36°33'30" W 35.78'
S 56°10'28" W 37.93'
End Public Street
42 0.776 Ac.
41 1.440 Ac.
40 0.515 Ac.
39 0.348 Ac.
38 0.423 Ac.
37 0.434 Ac.
36 0.579 Ac.
35 0.528 Ac.
34 0.567 Ac.
31 1.049 Ac.
32 0.371 Ac.
29 0.572 Ac.
28 0.835 Ac.
27 0.508 Ac.
26 0.322 Ac.
25 0.283 Ac.
AVENUE
TERRACE
STREET
PUBLIC
Private Lane And Public Utilities Easement
Centerline 10' Wide Sanitary Sewer Easement (Public)
Preserve Area
Biological
Original Deed Line
Easement
ROADWAY AND PUBLIC UTILITES EASEMENT
CARON 1578 OR 507
WINTERS 993 O.R. 540
WEST 3466 O.R. 20
2609 O.R. 519
Δ=52°01'24" L=103.19' R=93.65'
Δ=65°17'43" L=106.72'
Δ=47°31'21" L=83.93' L=61.09'
Δ=30°21'29" L=59.87'
Δ=49°17'35" L=81.44' L=52.61'
Δ=44°57'57" L=35.32'
Δ=93°20'51" L=86.45'
Δ=74°46'09" L=29.12'
Δ=13°31'36" L=28.80'
Δ=22°43'24" L=48.39'
Δ=23°25'00" L=55.99'
Δ=91°48'14" R=19.38' L=31.05'
Δ=20°29'52" L=44.93'
Δ=6°54'06" L=7.36'
Δ=3°15'12" L=7.78'
Δ=9°34'48" L=22.91'
Δ=13°08'21" L=16.89'
Δ=32°05'13" L=54.41'
Δ=59°54'25" L=72.95'
Δ=54°30'33" L=66.78'
Δ=5°03'52" L=6.17'
Δ=8°02'02" L=6.31'
Δ=4°40'01" L=5.95'
Δ=4°22'08" L=62.91'
Δ=5°27'02" L=78.01'
Δ=13°16'19" L=26.33'
Δ=4°41'06" L=40.77'
Δ=2°04'02" L=34.03'
Δ=1°41'02" L=25.57'
Δ=17°17'44" L=46.97'
Δ=8°26'45" L=75.4'
Δ=5°27'02" L=50.78'
Δ=5°27'02" L=79.91'
Δ=4°22'08" L=66.34'
Δ=5°27'02" L=81.81'
Δ=13°13'12" L=85.00'
Δ=30°21'29" L=59.87'
Δ=110°56'06" L=21.57'
Δ=20°29'52" L=44.93'
Δ=74°46'09" L=29.12'
Δ=13°31'36" L=28.80'
Δ=22°43'24" L=48.39'
Δ=23°25'00" L=55.99'
Δ=91°48'14" R=19.38' L=31.05'
Δ=6°54'06" L=7.36'
Δ=3°15'12" L=7.78'
Δ=9°34'48" L=22.91'
Δ=13°08'21" L=16.89'
Δ=32°05'13" L=54.41'
Δ=59°54'25" L=72.95'
Δ=54°30'33" L=66.78'
Δ=5°03'52" L=6.17'
Δ=8°02'02" L=6.31'
Δ=4°40'01" L=5.95'
Δ=4°22'08" L=62.91'
Δ=5°27'02" L=78.01'
Δ=13°16'19" L=26.33'
Δ=4°41'06" L=40.77'
Δ=2°04'02" L=34.03'
Δ=1°41'02" L=25.57'
Δ=17°17'44" L=46.97'
Δ=8°26'45" L=75.4'
Δ=5°27'02" L=50.78'
Δ=5°27'02" L=79.91'
Δ=4°22'08" L=66.34'
Δ=5°27'02" L=81.81'
Δ=13°13'12" L=85.00

13

SEE SHEET 4

SEE SHEET 4

1" = 50'

TOTAL 13.18 ACRES

OPEN SPACE TO BE GRANTED TO THE CITY OF SAN RAFAEL UPON COMPLETION OF IMPROVEMENTS FOR UNIT 4

SPRING GROVE AVENUE

HILLSIDE AVENUE (40' R/W)

WESTWOOD DRIVE

WEST 3466 O.R. 20

WINTERS 993 O.R. 540

10 PM 98 FELTON 2609 OR 519

8 RM 59

10 PM 94 DREIER 20930 R 122

WIENHOLZ 2437 OR 628

DREIER 2609 OR 521

Biological Preserve Area

Centerline 10' Wide Sanitary Sewer Easement

Private Lane (A) And Public Utilities Easement (G)

GROVE (B) LANE (C) SPRING (D)

INGRESS & EGRESS EASEMENT O.R. 1367 3676

PACIFIC TELEPHONE EASEMENT 268 OR 314

ROADWAY AND PUBLIC UTILITIES EASEMENT

Private 10' S.S.E.

Tie to ℄ D.E. R=120.00 Δ=7°09'43" L=15.00

℄ 10' D.E. S 3°14'56" W (R) 5.00

10' D.E. N40°31'00"E 15.00

1/2" IRON PIPE NO TAG

See Detail "A"

25 0.283 Ac.

26 0.284 Ac.

27 0.376 Ac.

28 0.374 Ac.

29 0.429 Ac.

30 0.670 Ac.

31 1.509 Ac.

32 1.420 Ac.

40 0.515 Ac.

1 2 3 4 5

LEGEND & REFERENCES

( )___PREVIOUS DEED REFERENCE
O_____SET 1/2" IRON PIPE & TAG, LS 4206
⊙_____FOUND 1/2" IRON PIPE & TAG, LS 4206
●_____FOUND MONUMENT AS NOTED
■_____FOUND 2"X2" REDWOOD HUB & TAG, LS 3887
⬤_____FOUND STANDARD WELL TYPE MONUMENT WITH PIN IN CONCRETE
▣_____FOUND 2"X2" REDWOOD HUB & TACK
⊕_____FOUND LEAD PLUG & TAG, LS 2535
+_____FOUND CHISELED CROSS ON ROCK WALL
O_____SET STANDARD WELL TYPE MONUMENT, LS 4206
D.E. ___DRAINAGE EASEMENT
S.S.E. ___SANITARY SEWER EASEMENT
(67 R2) ___RECORD INFORMATION PER REFERENCE 2
M_____MEASURED

DETAIL "A" 1" = 50'

NOTE: See Sheet 6 for tabulation of bearings and distances not shown on this sheet.

MAP OF

OAKWOOD UNITS NO. 4 & 5

BEING A PORTION OF THE LANDS OF PAUL J. FELTON AS DESCRIBED IN THOSE DEEDS RECORDED IN BOOK 2516 OF OFFICIAL RECORDS AT PAGE 265 AND BOOK 2609 OF OFFICIAL RECORDS AT PAGE 519, AND DOC. NO. 81-024242, OFFICIAL RECORDS, MARIN COUNTY RECORDS.
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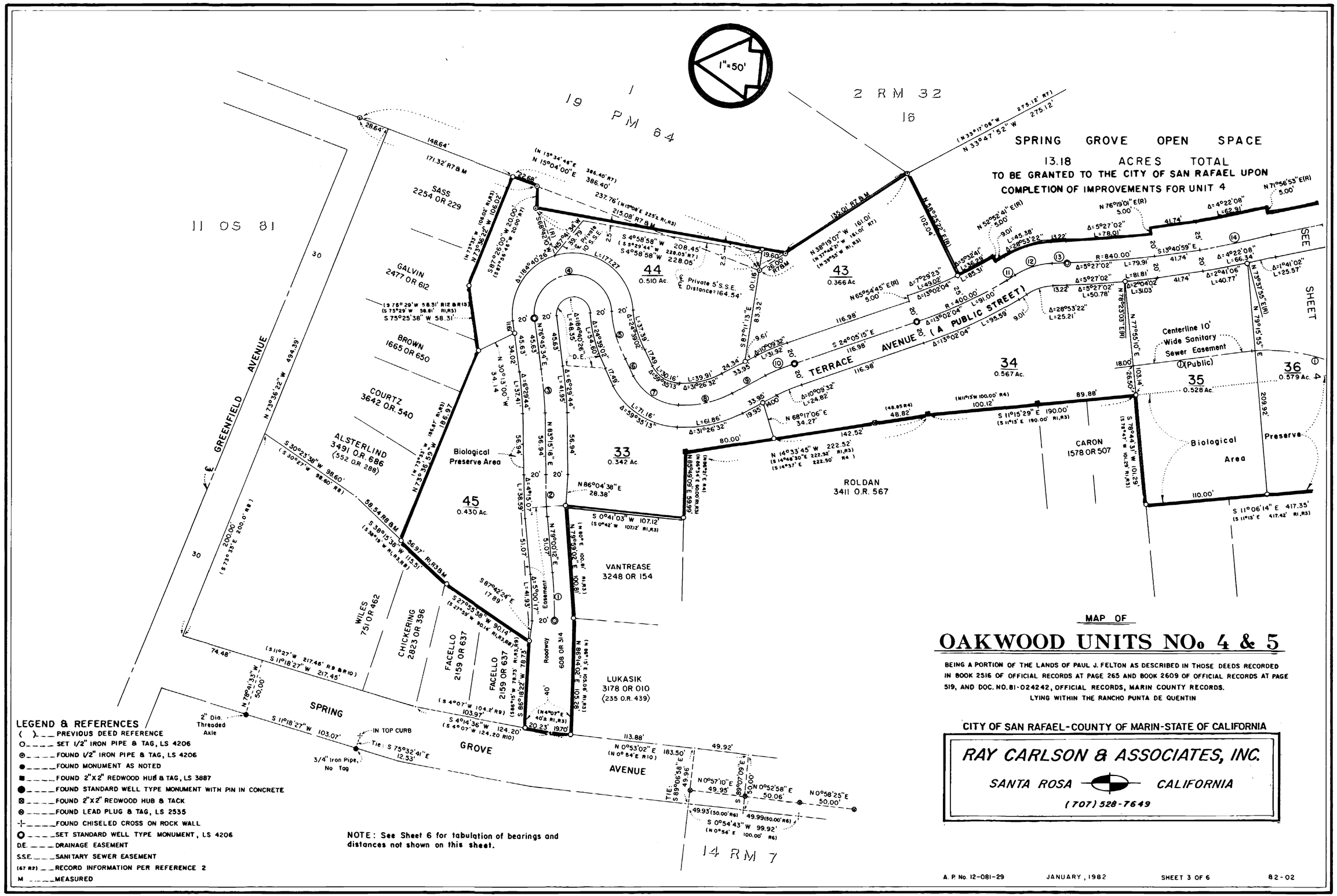
A. P. No. 12-081-29 JANUARY, 1982 SHEET 5 OF 6 82-02

Can 5477

13



MAP OF

OAKWOOD UNITS NOs 4 & 5

BEING A PORTION OF THE LANDS OF PAUL J. FELTON AS DESCRIBED IN THOSE DEEDS RECORDED IN BOOK 2516 OF OFFICIAL RECORDS AT PAGE 265 AND BOOK 2609 OF OFFICIAL RECORDS AT PAGE 519, AND DOC. NO. 81-024242, OFFICIAL RECORDS, MARIN COUNTY RECORDS.
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CITY OF SAN RAFAEL-COUNTY OF MARIN-STATE OF CALIFORNIA

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LEGEND & REFERENCES
( ) ___ PREVIOUS DEED REFERENCE
O ____ SET 1/2" IRON PIPE & TAG, LS 4206
⊙ ____ FOUND 1/2" IRON PIPE & TAG, LS 4206
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● ____ FOUND STANDARD WELL TYPE MONUMENT WITH PIN IN CONCRETE
⊠ ____ FOUND 2"X2" REDWOOD HUB & TACK
⊗ ____ FOUND LEAD PLUG & TAG, LS 2535
⊹ ____ FOUND CHISELED CROSS ON ROCK WALL
O ____ SET STANDARD WELL TYPE MONUMENT, LS 4206
D.E. ____ DRAINAGE EASEMENT
S.S.E. ____ SANITARY SEWER EASEMENT
(67 R2) ___ RECORD INFORMATION PER REFERENCE 2
M ____ MEASURED

NOTE: See Sheet 6 for tabulation of bearings and distances not shown on this sheet.

A. P. No. 12-081-29 JANUARY, 1982 SHEET 3 OF 6 82-02

Can 541