

TRACT MAP NO. 66338

IN THE CITY OF CALABASAS
COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF LOT 16 OF TRACT NO. 32952
PER MAP RECORDED IN BOOK 1081, PAGES 30 THROUGH 34 INCLUSIVE
OF MAPS, RECORDS OF LOS ANGELES COUNTY.

FOR CONDOMINIUM PURPOSES

OWNER'S STATEMENT:

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION.

26705 MALIBU HILLS ROAD, LLC (OWNER)

BY: _____

BY: _____

EAST WEST BANK, A CALIFORNIA BANKING CORPORATION
BENEFICIARY, UNDER A DEED OF TRUST RECORDED MARCH 9, 2007 AS INSTRUMENT NO. 07-0520294,
OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY.

BY: _____

BY: _____

ENGINEER'S CERTIFICATE:

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 _____ ON _____ I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP; THAT ALL THE MONUMENTS OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN 24 MONTHS FROM THE FILING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

ROBERT T. QUINN R.C.E. NO. 24988
MY REGISTRATION EXPIRES: 12-31-09

DATE _____



BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING N31°48'40"E OF THE CENTER LINE OF MALIBU HILLS ROAD AS SHOWN ON THE MAP OF TRACT NO. 32952 AS RECORDED IN BOOK 1081, PAGES 30-34 OF MAPS, RECORDS OF LOS ANGELES COUNTY.

CITY ENGINEER'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; AND THAT IT CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP AND ALL APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF SUBDIVISION ORDINANCES OF THE CITY OF CALABASAS, APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT SECTION 66442 (a) (1) (2) AND (3) HAVE BEEN COMPLIED WITH.

DATE _____ CITY ENGINEER OF THE CITY OF CALABASAS
ROBERT YALDA, R.C.E. NO. 69053 EXP. DATE: 06-30-08

SPECIAL ASSESSMENT CERTIFICATE:

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS, LEVIED UNDER THE JURISDICTION OF THE CITY OF CALABASAS, TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT, AND WHICH MAY BE PAID IN FULL, HAVE BEN PAID IN FULL.

DATE _____ GARY LYSK CITY FINANCE OFFICER/TREASURER - CITY OF CALABASAS

CITY CLERK'S CERTIFICATE:

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF CALABASAS BY MOTION PASSED ON _____ APPROVED THE ATTACHED MAP AND DID ALSO APPROVE SUBJECT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436 (a) (3) (A) OF THE SUBDIVISION MAP ACT.

DATE _____ ROBIN PARKER, CMC, CITY CLERK - CITY OF CALABASAS

CITY SURVEYOR'S CERTIFICATE:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; AND HAVE FOUND THAT IT CONFORMS WITH THE MAPPING PROVISIONS OF THE SUBDIVISION MAP ACT AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS _____ DAY OF _____

DAVID O. KNEEL - ACTING CITY SURVEYOR OF THE CITY OF CALABASAS
MY REGISTRATION EXPIRES 12-31-09



SIGNATURE OMISSIONS:

THE SIGNATURES OF JACOBA BUCHENAU, MERTON L. SCHWARTZ AND EDYTHE SCHWARTZ, THEIR SUCCESSORS OR ASSIGNS OF OIL, GAS OR MINERAL RIGHTS BY DEED RECORDED IN OCTOBER 23, 1958 AS INSTRUMENT NO. 1532, IN BOOK D-253, PAGE 669 OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY, HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (a) (3) (C) OF THE SUBDIVISION MAP ACT.

THE SIGNATURE OF PACIFIC BELL, HOLDER OF AN EASEMENT FOR UNDERGROUND COMMUNICATION FACILITY PURPOSES, BY DEEDS RECORDED DECEMBER 24, 1987 AS INSTRUMENT NO. 87-2029243 AND RECORDED JUNE 4, 1999 AS INSTRUMENT NO. 99-1022903, BOTH OF OFFICIAL RECORDS HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (a) 3A (I-VIII) OF THE SUBDIVISION MAP ACT; AS THEIR INTEREST IS SUCH THAT IT CANNOT RIPEN INTO A FEE.

CONDOMINIUM NOTE:

THIS SUBDIVISION IS APPROVED AS A CONDOMINIUM PROJECT FOR 80 UNITS, WHEREBY THE OWNERS OF THE UNITS OF AIR SPACE WILL HOLD AN INTEREST IN THE AREAS WHICH WILL, IN TURN, PROVIDE THE NECESSARY ACCESS AND UTILITY EASEMENTS FOR THE UNITS.

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

ON THIS _____ DAY OF _____, 20____, BEFORE ME, _____ NOTARY PUBLIC, PERSONALLY APPEARED _____ WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE: _____
PRINT NAME OF NOTARY: _____
DATE COMMISSION EXPIRES: _____
COMMISSION NUMBER: _____

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

ON THIS _____ DAY OF _____, 20____, BEFORE ME, _____ NOTARY PUBLIC, PERSONALLY APPEARED _____ WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE: _____
PRINT NAME OF NOTARY: _____
DATE COMMISSION EXPIRES: _____
COMMISSION NUMBER: _____

TRACT MAP NO. 66338

IN THE CITY OF CALABASAS
COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

FD. 2" I.P. TAGGED "R.C.E.
26120" PER TRACT NO. 32952
M.B. 1081 PGS 30-34

TRACT NO. 42706
M.B. 1038 / 3-9

S'LY LINE OF TRACT NO. 42706 M.B. 1038/3-9 AND
THE N'LY LINE OF THE CERTIFICATE OF COMPLIANCE
PER DOCUMENT NO. 87-1957859, RECORDED DECEMBER
10, 1987. ESTABLISHED THROUGH FOUND MONUMENTS.

5' WIDE EASEMENT FOR UNDERGROUND
COMMUNICATION STRUCTURE PER DEED
RECORDED JUNE 4, 1999 AS INSTRUMENT
NO. 99-1022903 O.R.

FD. 3/4" I.P. TAGGED "R.C.E.
26120" NO REF. ACCEPTED AS
THE NE'LY COR. OF LOT 6, TRACT
NO. 32952, M.B. 1081/30-34 AND
THE NW'LY COR. OF THE
CERTIFICATE OF COMPLIANCE PER
DOCUMENT NO. 87-1957859,
RECORDED DECEMBER 10, 1987.

20' WIDE EASEMENT FOR UNDERGROUND
COMMUNICATION STRUCTURE PER DEED
RECORDED DECEMBER 24, 1987 AS
INSTRUMENT NO. 87-20209243 O.R.

NW'LY LINE OF TRACT NO. 32953, M.B.
1106/50-56 AND THE S'LY LINE OF THE
CERTIFICATE OF COMPLIANCE PER DOCUMENT NO.
87-1957859, RECORDED DECEMBER 10, 1987.
ESTABLISHED THROUGH FOUND MONUMENTS.

5' WIDE EASEMENT FOR
UNDERGROUND COMMUNICATION
STRUCTURE PER DEED
RECORDED JUNE 4, 1999 AS
INSTRUMENT NO. 99-1022903
O.R.

PARCEL B

LOT 1
120,677 SQ. FT.

SE'LY LINE LOT 6, TRACT NO. 32952 M.B.
1081/30-34 AND THE NW'LY LINE OF THE
CERTIFICATE OF COMPLIANCE PER
DOCUMENT NO. 87-1957859, RECORDED
DECEMBER 10, 1987. ESTABLISHED AT
RECORD ANGLE WITH MALIBU HILLS ROAD
AND THROUGH FOUND MONUMENT AT NE'LY
COR. OF LOT 6 OF SAID TRACT.

NW'LY COR. OF THE CERTIFICATE OF
COMPLIANCE PER DOCUMENT NO.
87-1957859, RECORDED DECEMBER 10,
1987. ESTABLISHED BY INTERSECTION.

FD. 3/4" I.P.
TAGGED "R.C.E.
26120"
DISTURBED AND
LEANING. NO
REF. NOT USED.

FD. L&T TAGGED
"R.C.E. 26120"
NO REF. ON LINE.

FD. S&W TAGGED
"R.C.E. 26120" PER
TRACT NO. 32952
M.B. 1081
PGS 30-34

FD. L&T
TAGGED "R.C.E.
26120" NO REF.
USED FOR LINE

TRACT NO. 30745
M.B. 1031 / 30-34
COMPLIANCE
NO. 871997859

PARCEL A

CURVE	DELTA	RADIUS	LENGTH TANGENT
C1	9°52'41"	255.00'	43.96' 22.04'
C2	17°10'51"	315.00'	94.46' 47.59'
C3	7°09'55"	285.00'	35.64' 17.84'
C4	23°46'40"	20.00'	8.30' 4.21'
C5	23°46'40"	48.00'	19.92' 10.11'
C6	21°53'53"	64.00'	24.46' 12.38'
C7	23°34'41"	36.00'	14.81' 7.51'
C8	90°00'45"	16.50'	25.92' 16.50'
C9	90°00'45"	45.00'	70.70' 45.01'
C10	23°34'41"	64.00'	26.34' 13.36'
C11	23°34'41"	36.00'	14.81' 7.51'
C12	11°43'11"	90.00'	18.41' 9.24'
C13	2°41'14"	90.00'	4.22' 2.11'
C14	55°33'06"	55.00'	53.33' 28.97'
C15	29°58'08"	55.00'	28.77' 14.72'
C16	18°53'56"	55.00'	18.14' 9.15'
C17	45°00'51"	15.00'	11.78' 6.22'
C18	44°59'09"	15.00'	11.78' 6.21'

LINE	BEARING	LENGTH
L1	N77°08'39"W	52.86'
L2	N85°40'30"E	142.87'
L3	N08°02'46"E	11.13'
L4	N31°49'26"E	260.07'
L5	N58°10'34"W	28.00'
L6	N31°49'26"E	30.76'
L7	N76°48'35"E	7.77'
L8	N58°10'34"W	58.76'
L9	N31°49'26"E	28.00'
L10	N58°10'34"W	58.82'
L11	N13°11'25"W	7.70'
L12	N31°49'26"E	181.58'
L13	N08°02'46"E	16.12'
L14	N58°11'20"W	162.20'
L15	N31°49'25"E	76.07'
L16	N76°49'25"E	7.07'
L17	N58°10'35"W	33.18'
L18	N31°49'25"E	29.92'
L19	N58°10'35"W	33.18'
L20	N13°10'35"W	7.07'
L21	N31°49'25"E	19.93'
L22	N58°10'35"W	26.00'
L23	N31°49'25"E	135.42'
L24	N58°11'20"W	159.70'
L25	N31°48'40"E	11.30'
L26	N31°48'40"E	9.69'

