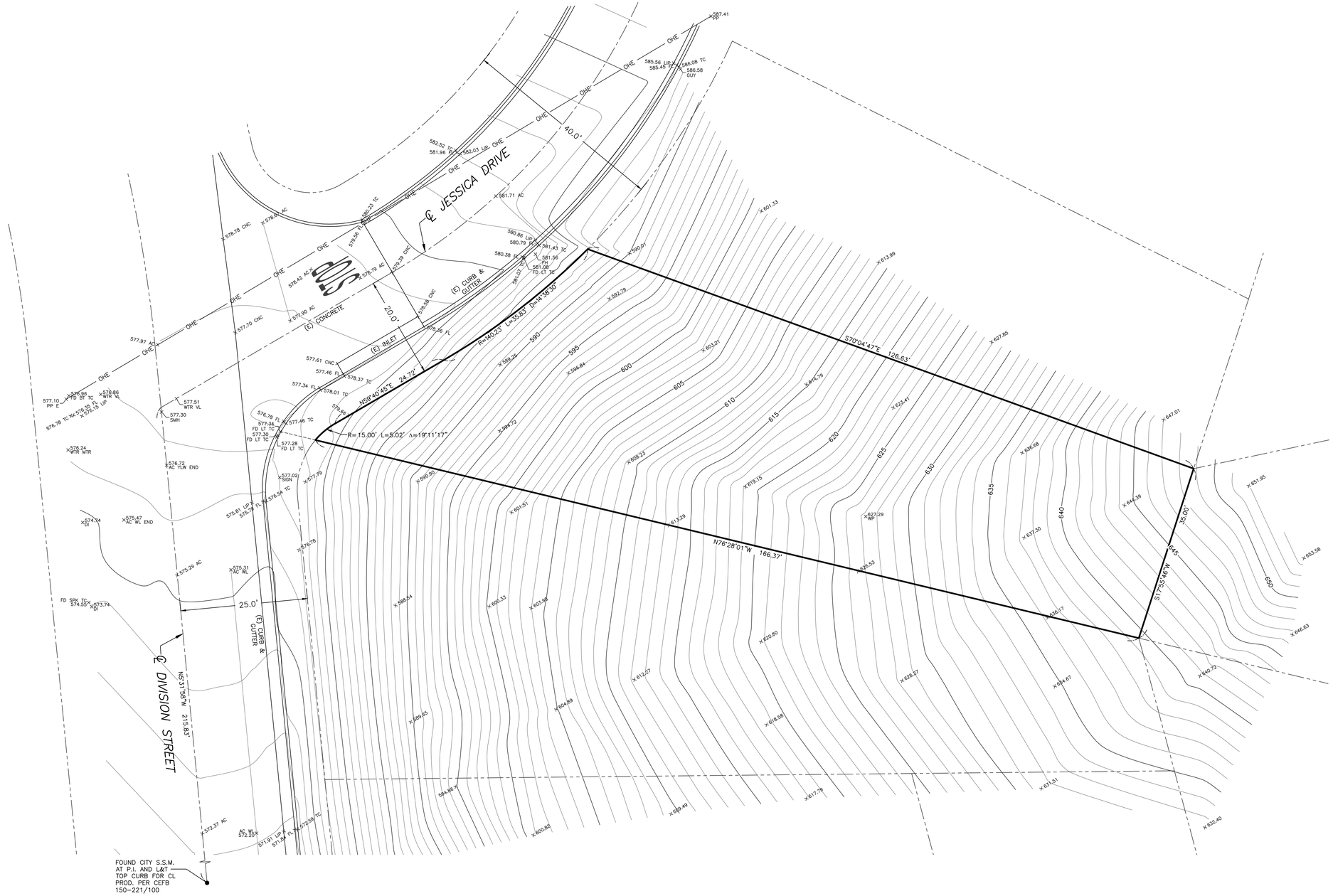


LEGEND:

- (E) POWER POLE
- (E) SEWER MANHOLE
- (E) FENCE
- OHE (E) OVERHEAD POWER

ABBREVIATIONS:

AC = ASPHALT CONCRETE
AP = ANGLE POINT
CNC = CONCRETE
CLK = CHAIN-LINK
COR = CORNER
DI = DROP INLET
DW = DRIVEWAY
(E) = EXISTING
EP = EDGE OF PAVEMENT
FD = FOUND
FC = FACE OF
FF = FINISH FLOOR
FL = FLOWLINE
FN = FENCE
GR = GRASS
INV = INVERT
IP = IRON PIPE
LP = LOW POINT
NG = NATURAL GROUND
MH = MANHOLE
MON = MONUMENT
OHE = OVERHEAD ELECTRIC LINE
PP = POWERPOLE
RET = RETENTION WALL
RW = RIGHT-OF-WAY
R/W = RIGHT-OF-WAY
SD = STORM DRAIN
SGN = SIGN
SPG = WATER SPIGOT
SMH = SEWER MANHOLE
STP = STEP
TC = TOP OF CURB
TOE = TOE OF SLOPE
TOP = TOP OF SLOPE
WD = WOOD
WI = WROUGHT IRON
WLL = WALL

BENCHMARK:

TOP OF CITY SEWER MANHOLE LID CITY SEWER STRUCTURE ID NO. 46709005 PER CITY SEWER WYE MAP. SHOWN HEREON

LID ELEVATION = 577.30 FEET

LAND AREA:

CONTAINING AN AREA OF 6,221 SQUARE FEET, MORE OR LESS

LEGAL DESCRIPTION:

LOT 16 BLOCK 13 OF TRACT NO. 6340, MAP BOOK 80, PAGE 6

BASIS OF BEARINGS:

THE BEARING OF N44°02'48"W, SHOWN FOR THE CENTERLINE OF OTAY DRIVE ON TRACT NO. 6340, MAP BOOK 80, PAGE 6, WAS USED AS THE BASIS OF BEARINGS HEREON.

SURVEY NOTES:

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF PARTIES WHOSE NAMES APPEAR HEREON ONLY, AND DOES NOT EXTEND TO ANY UNNAMED THIRD PARTIES WITHOUT EXPRESS RECERTIFICATION BY THE LAND SURVEYOR OF RECORD.

UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE BASED UPON SURFACE FEATURES OR EVIDENCE AS LOCATED BY THIS SURVEY AND ARE APPROXIMATE. ACTUAL LOCATIONS SHOULD BE VERIFIED WITH APPROPRIATE UTILITY COMPANY AND/OR MUNICIPAL DEPARTMENT PRIOR TO FINAL DESIGN AND/OR CONSTRUCTION.

THE CLIENT DID NOT PROVIDE A TITLE REPORT.

REVIEW THE LATEST TITLE REPORT TO DETERMINE EASEMENT(S) THAT MAY EXIST OVER THIS PROPERTY.

ALL DISTANCES AND DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.

SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN ACCORDANCE WITH THE CALIFORNIA LAND SURVEYOR'S ACT AND LOCAL ORDINANCE AT THE REQUEST OF VARDAN KASEMYAN IN SEPTEMBER OF 2023.

LARRY G. CANTERBERRY, LS 8776 — DATE 9/27/23

LICENSED LAND SURVEYOR
LARRY GLEN CANTERBERRY
LS 8776
STATE OF CALIFORNIA

PREPARED BY:
CALIFORNIA ENGINEERING & SURVEYING INC
5210 MOLISE COURT, BAKERSFIELD, CA 93308
(661) 809-7372 glen@calengr.com

DRAWN: GC
CHECKED: GC
DATE: 9/27/23
JOB NO: 23-2592
DWG NAME: TOPO

JESSICA DRIVE - VACANT LOT
TOPOGRAPHIC SURVEY
LOS ANGELES, CA 90065 APN 5475-018-016

REVISIONS

SHEET NO. 1 OF 1 SHEETS