

SHEET 1 OF 12 SHEETS  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.153 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)  
DATE OF SURVEY: MAY, 2024

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
STATE OF CALIFORNIA.

BEING A SUBDIVISION OF LOTS 40 THROUGH 44, INCLUSIVE, LOT AAA, LOT BBB AND LOT CCC OF  
TRACT NO. 17935, AS SHOWN ON A MAP FILED IN BOOK 1017, PAGES 1 THROUGH 28, INCLUSIVE,  
OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

HUNSAKER AND ASSOCIATES IRVINE, INC.  
ROBERT L. WHEELER IV. L.S. 8639

ACCEPTED AND FILED AT THE  
REQUEST OF  
FIRST AMERICAN TITLE COMPANY

DATE: \_\_\_\_\_  
TIME: \_\_\_\_\_ FEE: \$ \_\_\_\_\_  
INSTRUMENT NO. \_\_\_\_\_  
BOOK \_\_\_\_\_ PAGES \_\_\_\_\_  
HUGH NGUYEN  
COUNTY CLERK - RECORDER  
BY \_\_\_\_\_  
DEPUTY

### OWNERSHIP CERTIFICATE:

WE, THE UNDERSIGNED, BEING ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND COVERED BY THIS MAP, DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP, AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE TO THE COUNTY OF ORANGE:

THE EASEMENTS FOR EMERGENCY ACCESS, PUBLIC UTILITY AND PUBLIC SERVICE VEHICLE INGRESS AND EGRESS PURPOSES, AS SHOWN ON SAID MAP.

WE ALSO HEREBY DEDICATE TO THE SANTA MARGARITA WATER DISTRICT THE EASEMENTS FOR WATER, SEWER AND ACCESS PURPOSES, AS SHOWN ON SAID MAP, WHICH EASEMENTS SHALL BE SUBJECT TO THE SAME TERMS AND CONDITIONS AS SHOWN IN THAT CERTAIN EASEMENT RECORDED OCTOBER 6, 1980, IN BOOK 13776, PAGE 341 OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA.

WE ALSO HEREBY RESERVE FOR OURSELVES AND OUR SUCCESSORS AND ASSIGNS, TOGETHER WITH THE RIGHT TO GRANT AND TRANSFER ALL OR A PORTION OF THE SAME, AN EASEMENT FOR RECIPROCAL INGRESS AND EGRESS PURPOSES FOR THE BENEFIT OF ALL LOTS SHOWN ON THIS MAP.

WE ALSO HEREBY RESERVE FOR OURSELVES AND OUR SUCCESSORS AND ASSIGNS, TOGETHER WITH THE RIGHT TO GRANT AND TRANSFER ALL OR A PORTION OF THE SAME, AN EASEMENT FOR RECIPROCAL PEDESTRIAN ACCESS PURPOSES FOR THE BENEFIT OF ALL LOTS SHOWN ON THIS MAP.

WE ALSO HEREBY RELEASE AND RELINQUISH <sup>ALL</sup> VEHICULAR ACCESS RIGHTS TO CANYON CREST AND SCARLETT ROAD, TO THE COUNTY OF ORANGE, EXCEPT AT ACCESS LOCATIONS APPROVED BY THE COUNTY OF ORANGE.

### 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 ORDINANCES AT THE REQUEST OF TH RANCHO MISSION VIEJO MR16 LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, IN MAY, 2024. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN SUCH POSITIONS WITHIN NINETY DAYS AFTER ACCEPTANCE OF IMPROVEMENTS; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

  
ROBERT L. WHEELER IV. L.S. 8639 DATE 01/12/2026



### COUNTY SURVEYOR'S STATEMENT:


I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND IT TO BE SUBSTANTIALLY IN CONFORMANCE WITH THE TENTATIVE MAP AS FILED WITH, AMENDED AND APPROVED BY THE ORANGE COUNTY SUBDIVISION COMMITTEE; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND COUNTY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS 29<sup>th</sup> DAY OF JANUARY, 2026.

  
LILY M. N. SANDBERG, COUNTY SURVEYOR  
L.S. 8402




TH RANCHO MISSION VIEJO MR 16 LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

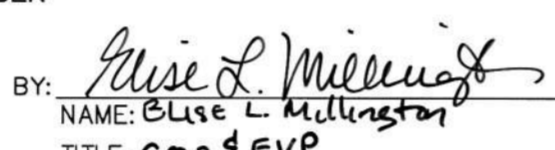
BY:   
NAME: RICHARD P. DOUGLASS  
TITLE: AUTHORIZED AGENT

BY: \_\_\_\_\_  
NAME: \_\_\_\_\_  
TITLE: \_\_\_\_\_

RMV PA3 DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNER.

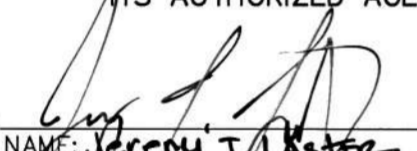
BY: RANCHO MISSION VIEJO, LLC, A DELAWARE LIMITED LIABILITY COMPANY,  
ITS AUTHORIZED AGENT AND MANAGER


BY:   
NAME: Jeremy T. Laster  
TITLE: President

BY:   
NAME: Elise L. Millington  
TITLE: COO & EVP

RMV PA3 DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, BENEFICIARY UNDER A DEED OF TRUST RECORDED OCTOBER 15, 2025 AS INSTRUMENT NO. 2025000283537 OF OFFICIAL RECORDS, COUNTY OF ORANGE AND UNDER A MEMORANDUM OF REPURCHASE OPTION RECORDED OCTOBER 15, 2025 AS INSTRUMENT NO. 2025000283536 OF OFFICIAL RECORDS, COUNTY OF ORANGE.

BY: RANCHO MISSION VIEJO, LLC, A DELAWARE LIMITED LIABILITY COMPANY,  
ITS AUTHORIZED AGENT AND MANAGER

BY:   
NAME: Jeremy T. Laster  
TITLE: President

BY:   
NAME: Elise L. Millington  
TITLE: COO & EVP

### CLERK OF THE BOARD OF SUPERVISORS' CERTIFICATE:

STATE OF CALIFORNIA }  
COUNTY OF ORANGE } SS

I HEREBY CERTIFY THAT THIS MAP WAS PRESENTED FOR APPROVAL TO THE BOARD OF SUPERVISORS OF ORANGE COUNTY AT A REGULAR MEETING THEREOF HELD ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2026, AND THAT THEREUPON SAID BOARD DID, BY AN ORDER DULY PASSED AND ENTERED, APPROVE SAID MAP.

AND DID ALSO ACCEPT ON BEHALF OF THE COUNTY OF ORANGE:

1. THE EASEMENTS FOR EMERGENCY ACCESS, PUBLIC UTILITY AND PUBLIC SERVICE VEHICLE INGRESS AND EGRESS PURPOSES, AS DEDICATED.
2. THE VEHICULAR ACCESS RIGHTS TO CANYON CREST AND SCARLETT ROAD AS RELEASED AND RELINQUISHED.

AND DID ALSO APPROVE SUBJECT MAP PURSUANT TO THE PROVISIONS OF SECTION 66436 (a)(3)(A) OF THE SUBDIVISION MAP ACT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2026.

BY: ROBIN STIELER  
CLERK OF THE BOARD OF SUPERVISORS

### COUNTY TREASURER-TAX COLLECTOR'S CERTIFICATE:

STATE OF CALIFORNIA }  
COUNTY OF ORANGE } SS

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF MY OFFICE, THERE ARE NO LIENS AGAINST THE LAND COVERED BY THIS MAP OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOT YET PAYABLE.

AND DO CERTIFY TO THE RECORDER OF ORANGE COUNTY THAT THE PROVISIONS OF THE SUBDIVISION MAP ACT HAVE BEEN COMPLIED WITH REGARDING DEPOSITS TO SECURE PAYMENT OF TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES ON THE LAND COVERED BY THIS MAP.

DATED THIS 22<sup>nd</sup> DAY OF JANUARY, 2026.

SHARI L. FREIDENRICH  
COUNTY TREASURER-TAX COLLECTOR


BY:   
TREASURER-TAX COLLECTOR

### NOTARY ACKNOWLEDGMENTS:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA )  
COUNTY OF ORANGE ) SS  
ON JAN. 14, 2026, BEFORE ME, MICHELLE L. WEHR, A NOTARY PUBLIC, PERSONALLY APPEARED RICHARD P. DOUGLASS, 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.

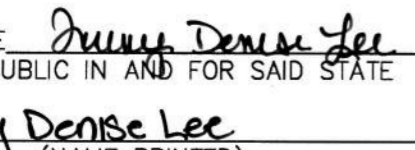
WITNESS MY HAND:  
  
SIGNATURE: MICHELLE L. WEHR  
NOTARY PUBLIC IN AND FOR SAID STATE  
MY PRINCIPAL PLACE OF BUSINESS IS IN ORANGE COUNTY.  
MY COMMISSION EXPIRES: APR. 9, 2028  
MY COMMISSION NO.: 2486121

### NOTARY ACKNOWLEDGMENTS:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA )  
COUNTY OF orange ) SS  
ON January 20, 2026, BEFORE ME, Tammy Denise Lee, A NOTARY PUBLIC, PERSONALLY APPEARED Jeremy T. Laster and Elise L. Millington, 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: Tammy Denise Lee  
NOTARY PUBLIC IN AND FOR SAID STATE  
MY PRINCIPAL PLACE OF BUSINESS IS IN orange COUNTY.  
MY COMMISSION EXPIRES: 9.26.2027  
MY COMMISSION NO.: 2462263

### NOTARY ACKNOWLEDGMENTS:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA )  
COUNTY OF \_\_\_\_\_ ) SS  
ON \_\_\_\_\_, BEFORE ME, \_\_\_\_\_, A 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 \_\_\_\_\_ MY PRINCIPAL PLACE OF BUSINESS IS IN \_\_\_\_\_ COUNTY.  
NOTARY PUBLIC IN AND FOR SAID STATE  
MY COMMISSION EXPIRES: \_\_\_\_\_  
(NAME PRINTED) MY COMMISSION NO.: \_\_\_\_\_

SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.

SHEET 2 OF 12 SHEETS  
 48 NUMBERED LOTS AND  
 26 LETTERED LOTS  
 LOTS A THROUGH Z, INCLUSIVE  
 ACREAGE: 8.153 ACRES  
 (ALL OF VESTING TENTATIVE  
 TRACT NO. 19326)  
 DATE OF SURVEY: MAY, 2024

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
 STATE OF CALIFORNIA.

HUNSAKER AND ASSOCIATES IRVINE, INC.  
 ROBERT L. WHEELER IV. L.S. 8639

### CERTIFICATE OF ACCEPTANCE - SANTA MARGARITA WATER DISTRICT

THE UNDERSIGNED, BEING THE DULY APPOINTED AGENT OF THE SANTA MARGARITA WATER DISTRICT, A PUBLIC CORPORATION OF ORANGE COUNTY, CALIFORNIA, PURSUANT TO ITS RESOLUTION NO. 88-10-2, DOES HEREBY ACCEPT ON BEHALF OF SAID DISTRICT, THE EASEMENTS FOR WATER, SEWER AND ACCESS PURPOSES, AS DEDICATED AND AS SHOWN ON THIS TRACT MAP, BY AND BETWEEN THE SANTA MARGARITA WATER DISTRICT AND THE OWNERS AS STATED HEREON, AND DOES HEREBY CERTIFY THAT THE GRANTEE CONSENTS TO THE RECORDATION OF SAID TRACT MAP.

DATED THIS 20<sup>th</sup> DAY OF March, 2026.

Patricia A. Butler  
 PATRICIA A. BUTLER, CHIEF ENGINEER  
 SANTA MARGARITA WATER DISTRICT

### NOTARY ACKNOWLEDGEMENT - SANTA MARGARITA WATER DISTRICT:

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA )  
 COUNTY OF Orange ) SS  
 ON March 20<sup>th</sup> 2026 BEFORE ME, Natali Nicole Castaneda, A NOTARY  
 PUBLIC, PERSONALLY APPEARED Patricia A. Butler  
 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 Natali A  
 NOTARY PUBLIC IN AND FOR SAID STATE  
Natali Nicole Castaneda  
 (NAME PRINTED)

MY PRINCIPAL PLACE OF BUSINESS IS  
 IN Orange COUNTY.  
 MY COMMISSION EXPIRES: 7/18/29  
 MY COMMISSION NO.: 2527410

### EASEMENT NOTES:

- (A) INDICATES AN EASEMENT FOR SEWER, WATER AND ACCESS PURPOSES DEDICATED HEREON TO SANTA MARGARITA WATER DISTRICT. (SEE SHEETS 7, 8 AND 9).
- (B) INDICATES AN EASEMENT FOR EMERGENCY ACCESS, PUBLIC UTILITY AND PUBLIC SERVICE VEHICLE INGRESS AND EGRESS PURPOSES DEDICATED HEREON TO THE COUNTY OF ORANGE.
- (C) INDICATES AN EASEMENT FOR RECIPROCAL INGRESS AND EGRESS PURPOSES FOR THE BENEFIT OF ALL LOTS ON THIS MAP, AS RESERVED HEREON.
- (D) INDICATES AN EASEMENT FOR DOMESTIC WATER AND ACCESS PURPOSES IN FAVOR OF SANTA MARGARITA WATER DISTRICT AS DEDICATED ON TRACT NO. 17935, M.M. 1017/1-28. (SEE SHEET 8)
- (E) INDICATES AN EASEMENT FOR RECIPROCAL PEDESTRIAN ACCESS PURPOSES FOR THE BENEFIT OF ALL LOTS ON THIS MAP, AS RESERVED HEREON.
- (F) INDICATES AN EASEMENT FOR PIPELINES AND CONDUITS AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION RECORDED MARCH 4, 2026 AS INSTRUMENT NO. 2026000064247, OF OFFICIAL RECORDS. (SEE SHEET 10, 11 AND 12).
- (G) INDICATES AN EASEMENT FOR PIPELINES AND CONDUITS AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION RECORDED MARCH 4, 2026 AS INSTRUMENT NO. 2026000064249, OF OFFICIAL RECORDS. (SEE SHEET 10, 11 AND 12).
- (H) INDICATES AN EASEMENT FOR UNDERGROUND FACILITIES FOR THE TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND UNDERGROUND COMMUNICATION FACILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SAN DIEGO GAS & ELECTRIC COMPANY, A CALIFORNIA CORPORATION RECORDED MARCH 9, 2026 AS INSTRUMENT NO. 2026000067867, OF OFFICIAL RECORDS. (SEE SHEETS 10 AND 11).

### SIGNATURE OMISSIONS:

PURSUANT TO THE PROVISIONS OF SECTION 66436 (a)(3)(A)&(C) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURE HAVE BEEN OMITTED:

RANCHO MISSION VIEJO MUTUAL WATER COMPANY, A CALIFORNIA NONPROFIT MUTUAL BENEFIT CORPORATION, HOLDER OF WATER RIGHTS RECORDED APRIL 23, 2012 AS INSTRUMENT NO. 2012000230675, OF OFFICIAL RECORDS.

SANTA MARGARITA WATER DISTRICT, HOLDER OF AN EASEMENT FOR DOMESTIC WATER AND ACCESS PURPOSES AS DEDICATED ON TRACT NO. 17935, M.M. 1017/1-28.

RMV PA2 DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, HOLDER OF OIL, OIL RIGHTS, MINERALS, MINERAL RIGHTS, NATURAL GAS RIGHTS, OTHER HYDROCARBONS, WATER AND WATER RIGHTS AS RESERVED IN THE GRANT DEED RECORDED OCTOBER 15, 2025 AS INSTRUMENT NO. 2025000283535, OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION, HOLDER OF AN EASEMENT FOR PIPELINES AND CONDUITS AND INCIDENTAL PURPOSES RECORDED MARCH 4, 2026 AS INSTRUMENT NO. 2026000064247, OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION, HOLDER OF AN EASEMENT FOR PIPELINES AND CONDUITS AND INCIDENTAL PURPOSES RECORDED MARCH 4, 2026 AS INSTRUMENT NO. 2026000064249, OF OFFICIAL RECORDS.

SAN DIEGO GAS & ELECTRIC COMPANY, A CALIFORNIA CORPORATION, HOLDER OF AN EASEMENT FOR UNDERGROUND FACILITIES FOR THE TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND UNDERGROUND COMMUNICATION FACILITIES AND INCIDENTAL PURPOSES RECORDED MARCH 9, 2026 AS INSTRUMENT NO. 2026000067867, OF OFFICIAL RECORDS.

SEE SHEET 3 FOR BOUNDARY ESTABLISHMENT MAP AND SHEET INDEX MAP,  
 MONUMENT NOTES, MEASURED AND RECORD DATA NOTES, BASIS OF  
 BEARINGS, DATUM STATEMENT, NOTES, AUTOMATIC FIRE SPRINKLERS NOTE  
 AND FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA.  
 SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENTS A AND J.

SHEET 3 OF 12 SHEETS  
 SCALE: 1" = 150'  
 48 NUMBERED LOTS AND  
 26 LETTERED LOTS  
 LOTS A THROUGH Z, INCLUSIVE  
 ACREAGE: 8.153 ACRES  
 (ALL OF VESTING TENTATIVE  
 TRACT NO. 19326)

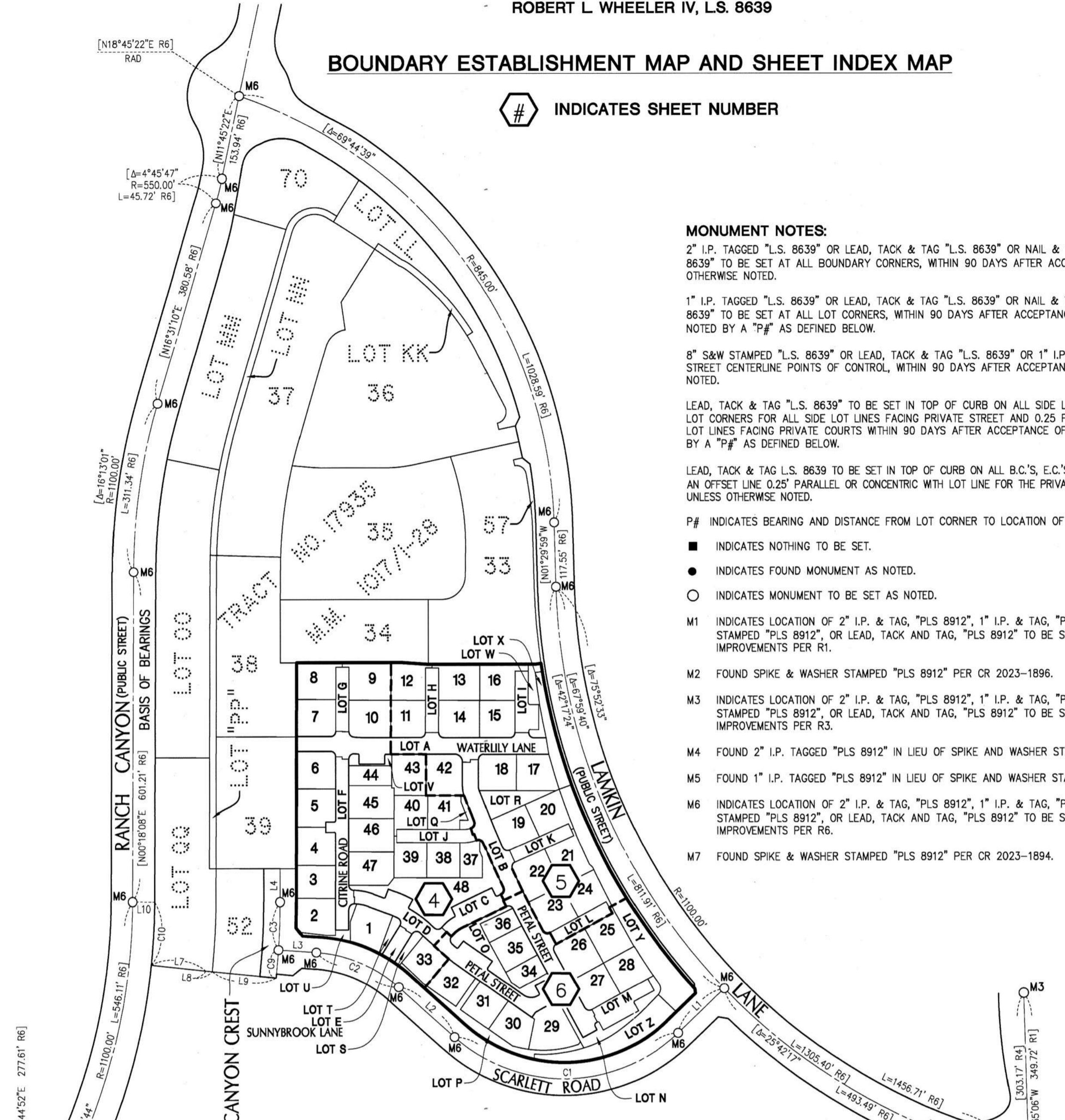
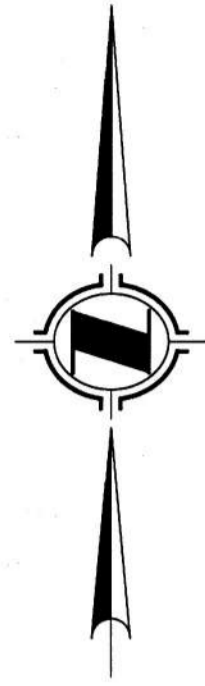
# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
 STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
 ROBERT L. WHEELER IV, L.S. 8639

## BOUNDARY ESTABLISHMENT MAP AND SHEET INDEX MAP

# INDICATES SHEET NUMBER



**MONUMENT NOTES:**

2" I.P. TAGGED "L.S. 8639" OR LEAD, TACK & TAG "L.S. 8639" OR NAIL & TAG "L.S. 8639" OR 8" S&W STAMPED "L.S. 8639" TO BE SET AT ALL BOUNDARY CORNERS, WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, UNLESS OTHERWISE NOTED.

1" I.P. TAGGED "L.S. 8639" OR LEAD, TACK & TAG "L.S. 8639" OR NAIL & TAG "L.S. 8639" OR 8" S&W STAMPED "L.S. 8639" TO BE SET AT ALL LOT CORNERS, WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, UNLESS OTHERWISE NOTED BY A "P#" AS DEFINED BELOW.

8" S&W STAMPED "L.S. 8639" OR LEAD, TACK & TAG "L.S. 8639" OR 1" I.P. TAGGED "L.S. 8639" TO BE SET AT ALL STREET CENTERLINE POINTS OF CONTROL, WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, UNLESS OTHERWISE NOTED.

LEAD, TACK & TAG "L.S. 8639" TO BE SET IN TOP OF CURB ON ALL SIDE LOT LINES PRODUCED, 0.25 FEET FROM FRONT LOT CORNERS FOR ALL SIDE LOT LINES FACING PRIVATE STREET AND 0.25 FEET FROM FRONT LOT CORNERS FOR ALL SIDE LOT LINES FACING PRIVATE COURTS WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS, UNLESS OTHERWISE NOTED BY A "P#" AS DEFINED BELOW.

LEAD, TACK & TAG L.S. 8639 TO BE SET IN TOP OF CURB ON ALL B.C.'S, E.C.'S FOR LOT LINES THAT ABUT PRIVATE COURT ON AN OFFSET LINE 0.25' PARALLEL OR CONCENTRIC WITH LOT LINE FOR THE PRIVATE COURT, OFFSET INTO THE PRIVATE COURT, UNLESS OTHERWISE NOTED.

P# INDICATES BEARING AND DISTANCE FROM LOT CORNER TO LOCATION OF THE OFFSET MONUMENT FOR SAID CORNER.

- INDICATES NOTHING TO BE SET.
- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES MONUMENT TO BE SET AS NOTED.

M1 INDICATES LOCATION OF 2" I.P. & TAG, "PLS 8912", 1" I.P. & TAG, "PLS 8912", OR SPIKE AND WASHER, STAMPED "PLS 8912", OR LEAD, TACK AND TAG, "PLS 8912" TO BE SET WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS PER R1.

M2 FOUND SPIKE & WASHER STAMPED "PLS 8912" PER CR 2023-1896.

M3 INDICATES LOCATION OF 2" I.P. & TAG, "PLS 8912", 1" I.P. & TAG, "PLS 8912", OR SPIKE AND WASHER, STAMPED "PLS 8912", OR LEAD, TACK AND TAG, "PLS 8912" TO BE SET WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS PER R3.

M4 FOUND 2" I.P. TAGGED "PLS 8912" IN LIEU OF SPIKE AND WASHER STAMPED "PLS 8912" PER CR 2023-1893.

M5 FOUND 1" I.P. TAGGED "PLS 8912" IN LIEU OF SPIKE AND WASHER STAMPED "PLS 8912" PER CR 2023-1895.

M6 INDICATES LOCATION OF 2" I.P. & TAG, "PLS 8912", 1" I.P. & TAG, "PLS 8912", OR SPIKE AND WASHER, STAMPED "PLS 8912", OR LEAD, TACK AND TAG, "PLS 8912" TO BE SET WITHIN 90 DAYS AFTER ACCEPTANCE OF IMPROVEMENTS PER R6.

M7 FOUND SPIKE & WASHER STAMPED "PLS 8912" PER CR 2023-1894.

**MEASURED AND RECORD DATA NOTES:**

- ( ) INDICATES RECORD DATA AS NOTED.
- [ ] INDICATES RECORD AND MEASURED AND OR CALC'D FROM RECORD DATA AS NOTED.

- R1 TRACT NO. 17932, M.M. 995/26-43.
- R2 TRACT NO. 19163, M.M. 1003/1-16.
- R3 TRACT NO. 17933, M.M. 1010/1-23.
- R4 TRACT NO. 17934, M.M. 1011/12-36.
- R5 TRACT NO. 19309, M.M. 1014/6-16.
- R6 TRACT NO. 17935, M.M. 1017/1-28.

**BASIS OF BEARINGS:**

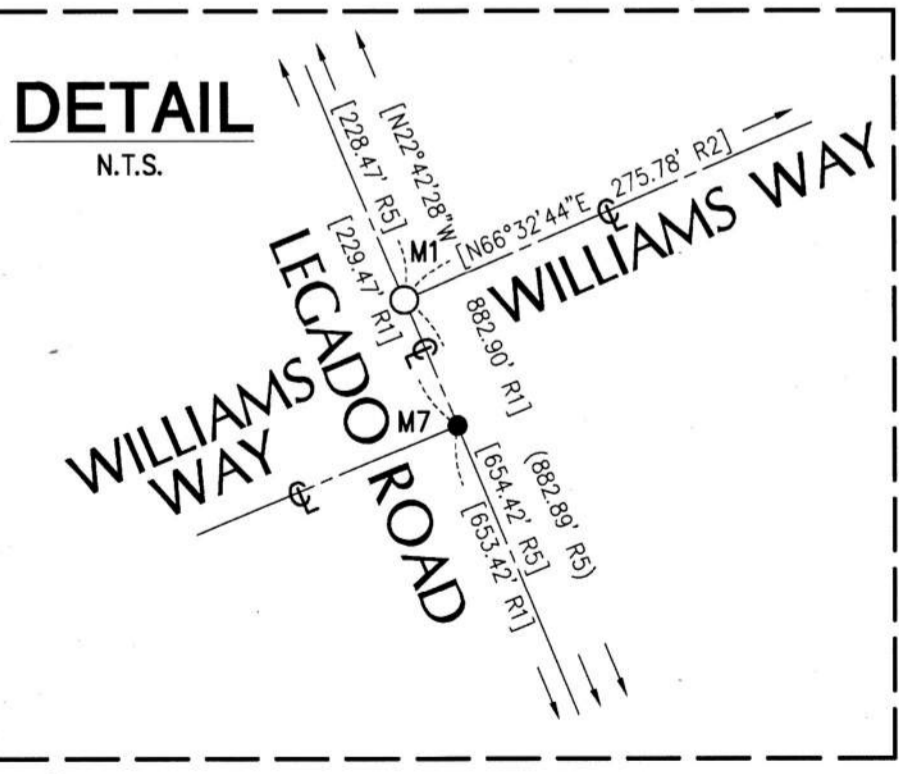
THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING OF THE CENTERLINE OF RANCH CANYON, BEING NORTH 00°18'08" EAST PER R6, WHOSE BASIS OF BEARINGS IS BETWEEN CONTINUOUS OPERATING GPS STATIONS (CGPS) GPS NO. TRAK AND GPS NO. SBCC PER RECORDS ON FILE IN THE OFFICE OF THE ORANGE COUNTY SURVEYOR.

**DATUM STATEMENT:**

COORDINATES SHOWN ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM (CCS83), ZONE VI, 1983 NAD, (1991.35 EPOCH OCS GPS ADJUSTMENT). ALL DISTANCES SHOWN ARE GROUND, UNLESS OTHERWISE NOTED. TO OBTAIN GRID DISTANCE MULTIPLY THE GROUND DISTANCE BY 0.99994830 (SCALE FACTOR IS PROJECT SPECIFIC).

**NOTES:**

1. THIS TRACT MAP IS SUBJECT TO THE STANDARDS OF THE RANCH PLAN PLANNED COMMUNITY.
2. THIS DEVELOPMENT IS SUBJECT TO THE CONDITIONS OF APPROVAL FOR VESTING TENTATIVE TRACT NO. 19326.
3. LOTS A THROUGH F, INCLUSIVE, ARE FOR PRIVATE STREET PURPOSES AND ARE NOT SEPARATE BUILDING SITES.
4. LOTS G THROUGH M, INCLUSIVE, ARE FOR PRIVATE COURT PURPOSES AND ARE NOT SEPARATE BUILDING SITES.
5. LOTS N THROUGH R, INCLUSIVE, ARE FOR LANDSCAPE/OPEN SPACE PURPOSES, AND ARE NOT SEPARATE BUILDING SITES AND ARE TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
6. LOTS S THROUGH Z, INCLUSIVE, ARE FOR LANDSCAPE/OPEN SPACE PURPOSES, AND ARE NOT SEPARATE BUILDING SITES AND ARE TO BE MAINTAINED BY MASTER HOMEOWNERS ASSOCIATION.
7. THE PRIVATE COURTS AND PRIVATE STREETS CONSTRUCTED WITHIN THIS MAP SHALL BE OWNED, OPERATED AND MAINTAINED BY THE DEVELOPER, SUCCESSORS OR ASSIGNS. THE COUNTY OF ORANGE SHALL HAVE NO RESPONSIBILITY FOR SAID PRIVATE COURTS AND PRIVATE STREETS UNLESS THEY ARE ACCEPTED INTO THE COUNTY ROAD SYSTEM BY APPROPRIATE RESOLUTION OF THE ORANGE COUNTY BOARD OF SUPERVISORS PURSUANT TO APPROPRIATE SECTIONS OF THE STREETS AND HIGHWAYS CODE OF THE STATE OF CALIFORNIA.



CURVE TABLE - THIS SHEET ONLY			
CURVE	DELTA	RADIUS	LENGTH
C1	[85°37'20"	300.00'	448.32' R6
C2	[37°55'01"	250.00'	165.44' R6
C3	[3°44'28"	1350.00'	88.15' R6
C4	[6°51'09"	1200.00'	143.52' R3
C5	[2°28'53"	1400.00'	60.63' R3
C6	[14°16'13"	1400.00'	348.69' R3
C7	[4°04'06"	1400.00'	99.41' R1
C8	[7°43'13"	1400.00'	188.65' R1
C9	[2°10'40"	1350.00'	51.31' R6
C10	[5°48'27"	1141.00'	115.65' R6

LINE TABLE - THIS SHEET ONLY		
LINE	BEARING	LENGTH
L1	[N46°12'37"E	117.18' R6
L2	[N48°10'03"W	136.52' R6
L3	[N86°05'04"W	69.55' R6
L4	[N00°10'28"E	60.58' R6
L5	[N08°26'15"W	151.63' R3
L6	[N68°32'44"E	275.78' R2
L7	[N83°53'24"W RAD	100.84' R6
L8	[N83°57'17"W	12.00' R6
L9	[N83°54'24"W RAD	117.33' R6
L10	[N89°41'52"W RAD	41.00'

**FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA**

AT THE TIME OF MAP APPROVAL THE LOTS SHOWN ON THIS MAP ARE IN A VERY HIGH FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA DUE TO WILDLAND EXPOSURE.

**AUTOMATIC FIRE SPRINKLERS NOTE:**

ALL NEW HABITABLE STRUCTURES SHALL BE EQUIPPED WITH APPROPRIATE AUTOMATIC FIRE SPRINKLER SYSTEMS PER RANCH PLAN FIRE PROTECTION PROGRAM EXHIBIT 2, SECTION A, CONDITION OF APPROVAL NO. 1, EXCEPT AS NOTED PER THE EXCEPTIONS LISTED IN THE TEXT OF THE CONDITION.

SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
 SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.  
 SEE SHEET 8 FOR EASEMENT DETAILS OF EASEMENT D.  
 SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT F AND G.  
 SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SHEET 4 OF 12 SHEETS  
SCALE: 1" = 30'  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.153 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)

# TRACT NO. 19326

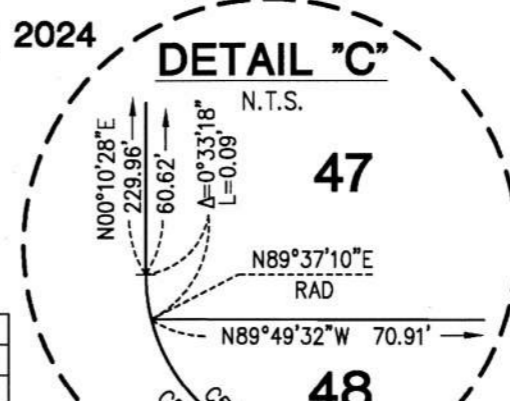
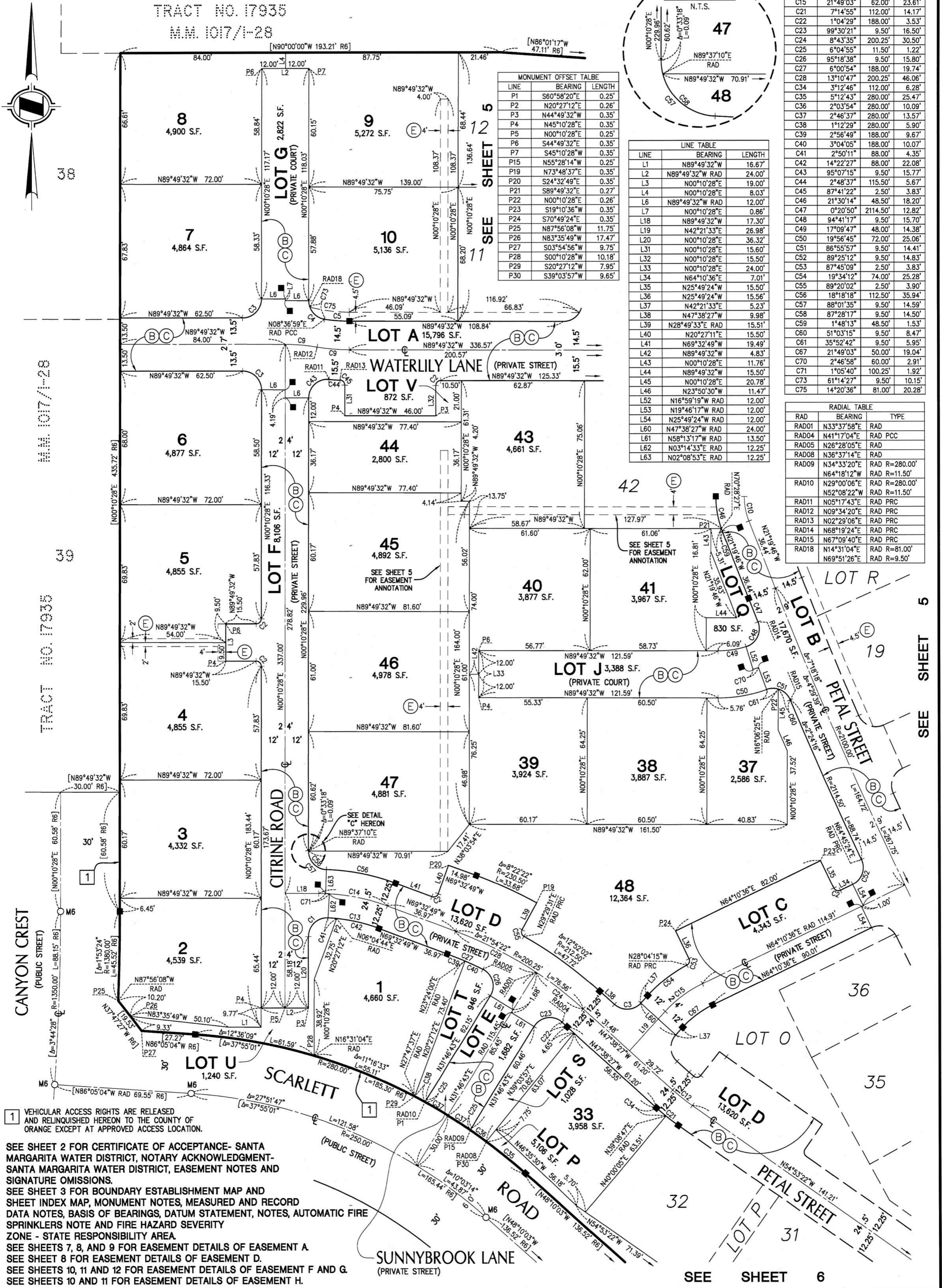
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
ROBERT L WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

34

TRACT NO. 17935

M.M. 1017/1-28



LINE	BEARING	LENGTH
P1	S60°58'20"E	0.25'
P2	N20°27'12"E	0.26'
P3	N44°49'32"W	0.35'
P4	N45°10'28"E	0.35'
P5	N00°10'28"E	0.25'
P6	S44°49'32"E	0.35'
P7	S45°10'28"W	0.35'
P15	N55°28'14"W	0.25'
P19	N73°48'37"E	0.35'
P20	S24°32'49"E	0.35'
P21	S89°49'32"E	0.27'
P22	N00°10'28"E	0.26'
P23	S19°10'36"W	0.35'
P24	S70°49'24"E	0.35'
P25	N87°56'08"W	11.75'
P26	N83°35'49"W	17.47'
P27	S03°54'56"W	9.75'
P28	S00°10'28"W	10.18'
P29	S20°27'12"W	7.95'
P30	S39°03'57"W	9.65'

LINE	BEARING	LENGTH
L1	N89°49'32"W	16.67'
L2	N89°49'32"W RAD	24.00'
L3	N00°10'28"E	19.00'
L4	N00°10'28"E	8.03'
L6	N89°49'32"W RAD	12.00'
L7	N00°10'28"E	0.86'
L18	N89°49'32"W	17.30'
L19	N42°21'33"E	26.98'
L20	N00°10'28"E	36.32'
L31	N00°10'28"E	15.60'
L32	N00°10'28"E	15.50'
L33	N00°10'28"E	24.00'
L34	N64°10'36"E	7.01'
L35	N25°49'24"W	15.50'
L36	N25°49'24"W	15.56'
L37	N42°21'33"E	5.23'
L38	N47°38'27"W	9.98'
L39	N28°49'33"E RAD	15.51'
L40	N20°27'11"E	15.50'
L41	N69°32'49"W	19.49'
L42	N89°49'32"W	4.83'
L43	N00°10'28"E	11.76'
L44	N89°49'32"W	15.50'
L45	N00°10'28"E	20.78'
L46	N23°50'30"W	11.47'
L52	N16°59'19"W RAD	12.00'
L53	N19°46'17"W RAD	12.00'
L54	N25°49'24"W RAD	12.00'
L60	N47°38'27"W RAD	24.00'
L61	N58°13'17"W RAD	13.50'
L62	N03°14'33"E RAD	12.25'
L63	N02°08'53"E RAD	12.25'

CURVE	DELTA	RADIUS	LENGTH
C1	93°04'05"	9.50'	15.43'
C2	90°00'00"	2.50'	3.93'
C3	90°00'00"	9.50'	14.92'
C4	81°33'29"	9.50'	13.52'
C5	8°26'31"	85.50'	12.60'
C9	9°23'52"	100.00'	16.40'
C10	21°30'14"	34.00'	12.76'
C12	7°14'55"	99.75'	12.62'
C13	17°12'38"	88.00'	26.43'
C14	20°16'43"	100.25'	35.48'
C15	21°49'03"	62.00'	23.61'
C21	7°14'55"	112.00'	14.17'
C22	1°04'29"	188.00'	3.53'
C23	99°30'21"	9.50'	16.50'
C24	8°43'35"	200.25'	30.50'
C25	6°04'55"	11.50'	1.22'
C26	95°18'38"	9.50'	15.80'
C27	6°00'54"	188.00'	19.74'
C28	13°10'47"	200.25'	46.06'
C34	3°12'46"	112.00'	6.28'
C35	5°12'43"	280.00'	25.47'
C36	2°03'54"	280.00'	10.09'
C37	2°46'37"	280.00'	13.57'
C38	1°12'29"	280.00'	5.90'
C39	2°56'49"	188.00'	9.67'
C40	3°04'05"	188.00'	10.07'
C41	2°50'11"	88.00'	4.35'
C42	14°22'27"	88.00'	22.08'
C43	95°07'15"	9.50'	15.77'
C44	2°48'37"	115.50'	5.67'
C45	87°41'22"	2.50'	3.83'
C46	21°30'14"	48.50'	18.20'
C47	0°20'50"	2114.50'	12.82'
C48	94°41'17"	9.50'	15.70'
C49	17°09'47"	48.00'	14.38'
C50	19°56'45"	72.00'	25.06'
C51	86°55'57"	9.50'	14.41'
C52	89°25'12"	9.50'	14.83'
C53	87°45'09"	2.50'	3.83'
C54	19°34'12"	74.00'	25.28'
C55	89°20'02"	2.50'	3.90'
C56	18°18'18"	112.50'	35.94'
C57	88°01'35"	9.50'	14.59'
C58	87°28'17"	9.50'	14.50'
C59	1°48'13"	48.50'	1.53'
C60	51°03'15"	9.50'	8.47'
C61	35°52'42"	9.50'	5.95'
C67	21°49'03"	50.00'	19.04'
C70	2°46'58"	60.00'	2.91'
C71	1°05'40"	100.25'	1.92'
C73	61°14'27"	9.50'	10.15'
C75	14°20'36"	81.00'	20.28'

RAD	BEARING	TYPE
RAD01	N33°37'58"E	RAD
RAD04	N41°17'04"E	RAD PCC
RAD05	N26°28'05"E	RAD
RAD08	N36°37'14"E	RAD
RAD09	N34°33'20"E	RAD R=280.00'
RAD10	N64°18'12"W	RAD R=11.50'
RAD11	N29°00'06"E	RAD R=280.00'
RAD12	N52°08'22"W	RAD R=11.50'
RAD13	N05°17'43"E	RAD PRC
RAD14	N09°34'20"E	RAD PRC
RAD15	N02°29'06"E	RAD PRC
RAD16	N68°19'24"E	RAD PRC
RAD18	N67°09'40"E	RAD PRC
RAD19	N14°31'04"E	RAD R=81.00'
RAD20	N69°51'26"E	RAD R=9.50'

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SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.

SEE SHEET 3 FOR BOUNDARY ESTABLISHMENT MAP AND SHEET INDEX MAP, MONUMENT NOTES, MEASURED AND RECORD DATA NOTES, BASIS OF BEARINGS, DATUM STATEMENT, NOTES, AUTOMATIC FIRE SPRINKLERS NOTE AND FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA.

SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.

SEE SHEET 8 FOR EASEMENT DETAILS OF EASEMENT D.

SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT F AND G.

SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SEE SHEET 6

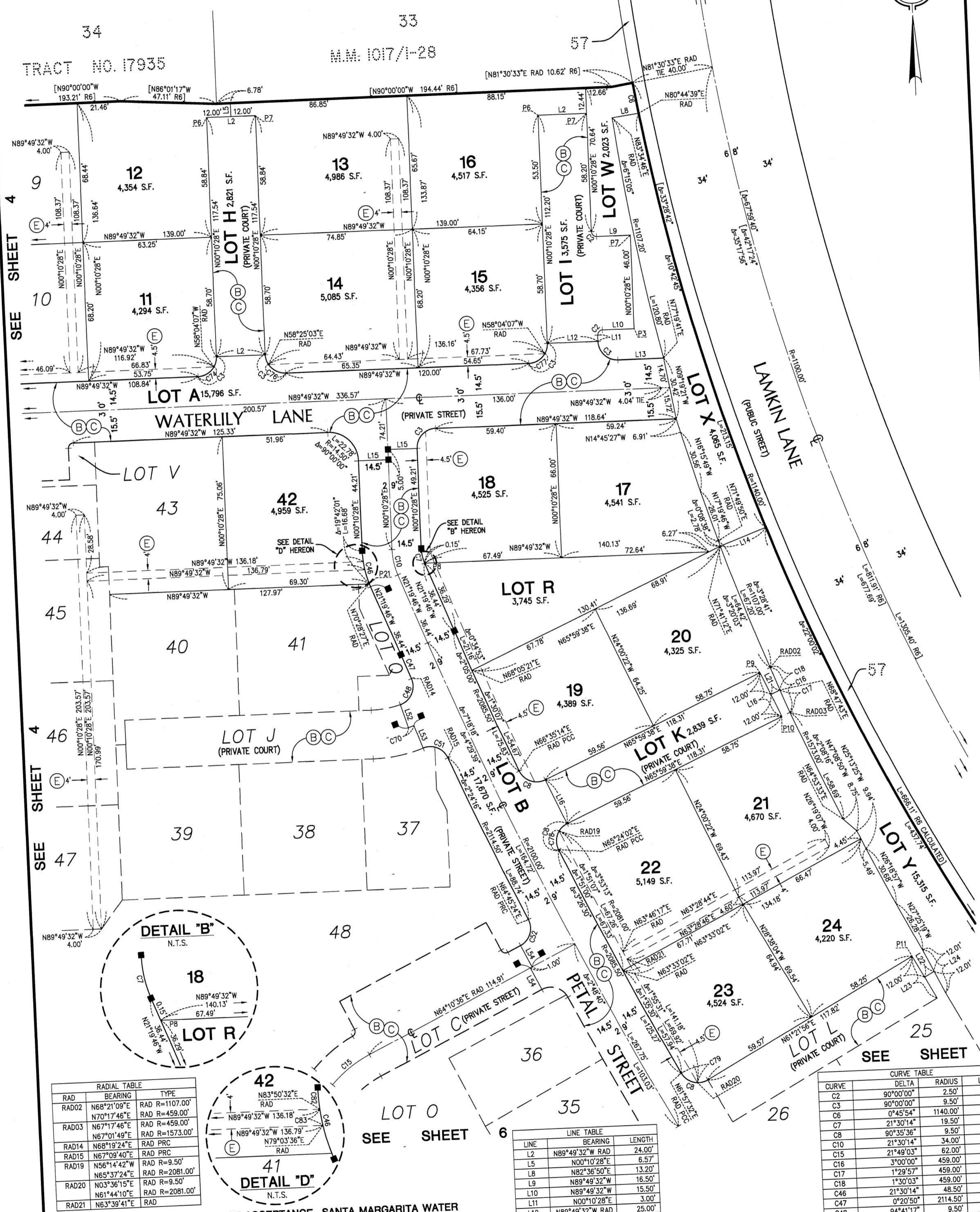
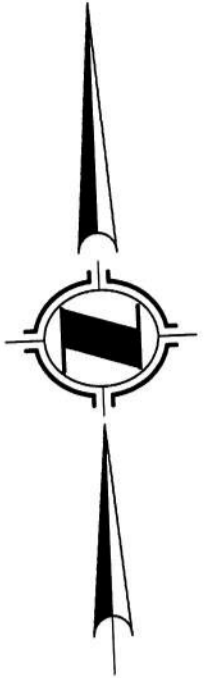
SHEET 5 OF 12 SHEETS  
SCALE: 1" = 30'  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.153 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
ROBERT L WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

SEE SHEET 3



RAD	BEARING	TYPE
RAD02	N68°21'09"E	RAD R=1107.00'
	N70°17'46"E	RAD R=459.00'
RAD03	N67°17'46"E	RAD R=459.00'
	N67°01'49"E	RAD R=1573.00'
RAD14	N68°19'24"E	RAD PRC
RAD15	N67°09'40"E	RAD PRC
RAD19	N56°14'42"W	RAD R=9.50'
	N65°37'24"E	RAD R=2081.00'
RAD20	N03°36'15"E	RAD R=9.50'
	N61°44'10"E	RAD R=2081.00'
RAD21	N63°39'41"E	RAD



LINE	BEARING	LENGTH
L2	N89°49'32"W RAD	24.00'
L5	N00°10'28"E	6.57'
L8	N82°36'50"E	13.20'
L9	N89°49'32"W	16.50'
L10	N89°49'32"W	15.50'
L11	N00°10'28"E	3.00'
L12	N89°49'32"W RAD	25.00'
L13	N89°49'32"W	22.35'
L14	N70°01'54"E RAD	24.36'
L15	N89°49'32"W	14.50'
L16	N24°00'22"W RAD	24.00'
L21	N65°59'38"E	4.89'
L22	N61°21'56"E	5.48'
L23	N28°38'04"W	24.00'
L24	N25°56'22"W	24.03'
L54	N25°49'24"W RAD	12.00'
L52	N16°59'19"W RAD	12.00'
L53	N19°46'17"W RAD	12.00'

LINE	BEARING	LENGTH
P3	N44°49'32"W	0.35'
P6	S44°49'32"E	0.35'
P7	S45°10'28"W	0.35'
P8	N89°49'32"W	0.27'
P9	S20°59'38"W	0.35'
P10	N69°00'22"W	0.35'
P11	S16°21'56"W	0.35'
P21	S89°49'32"E	0.27'

CURVE	DELTA	RADIUS	LENGTH
C2	90°00'00"	2.50'	3.93'
C3	90°00'00"	9.50'	14.92'
C6	0°45'54"	1140.00'	15.22'
C7	21°30'14"	19.50'	7.32'
C8	90°35'36"	9.50'	15.02'
C10	21°30'14"	34.00'	12.76'
C15	21°49'03"	62.00'	23.61'
C16	3°00'00"	459.00'	24.03'
C17	1°29'57"	459.00'	12.01'
C18	21°30'14"	459.00'	12.02'
C46	21°30'14"	48.50'	18.20'
C47	0°20'50"	2114.50'	12.82'
C48	94°41'17"	9.50'	15.70'
C51	86°55'57"	9.50'	14.41'
C52	89°25'12"	9.50'	14.83'
C70	2°46'58"	60.00'	2.91'
C74	58°14'35"	9.50'	9.66'
C76	58°14'35"	9.50'	9.66'
C77	58°14'35"	9.50'	9.66'
C78	58°21'16"	9.50'	9.68'
C79	58°21'17"	9.50'	9.68'
C82	6°19'56"	48.50'	5.36'
C83	4°46'56"	48.50'	4.05'

SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
SEE SHEET 3 FOR BOUNDARY ESTABLISHMENT MAP AND SHEET INDEX MAP, MONUMENT NOTES, MEASURED AND RECORD DATA NOTES, BASIS OF BEARINGS, DATUM STATEMENT, NOTES, AUTOMATIC FIRE SPRINKLERS NOTE AND FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA.  
SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.  
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SEE SHEETS 8, 9 AND 10 FOR EASEMENT DETAILS OF EASEMENT F AND G.  
SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SEE SHEET 4

SEE SHEET 4

SEE SHEET 6

SEE SHEET 6

SEE SHEET 6

SHEET 6 OF 12 SHEETS  
SCALE: 1" = 30'  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.153 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)

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ROBERT L WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

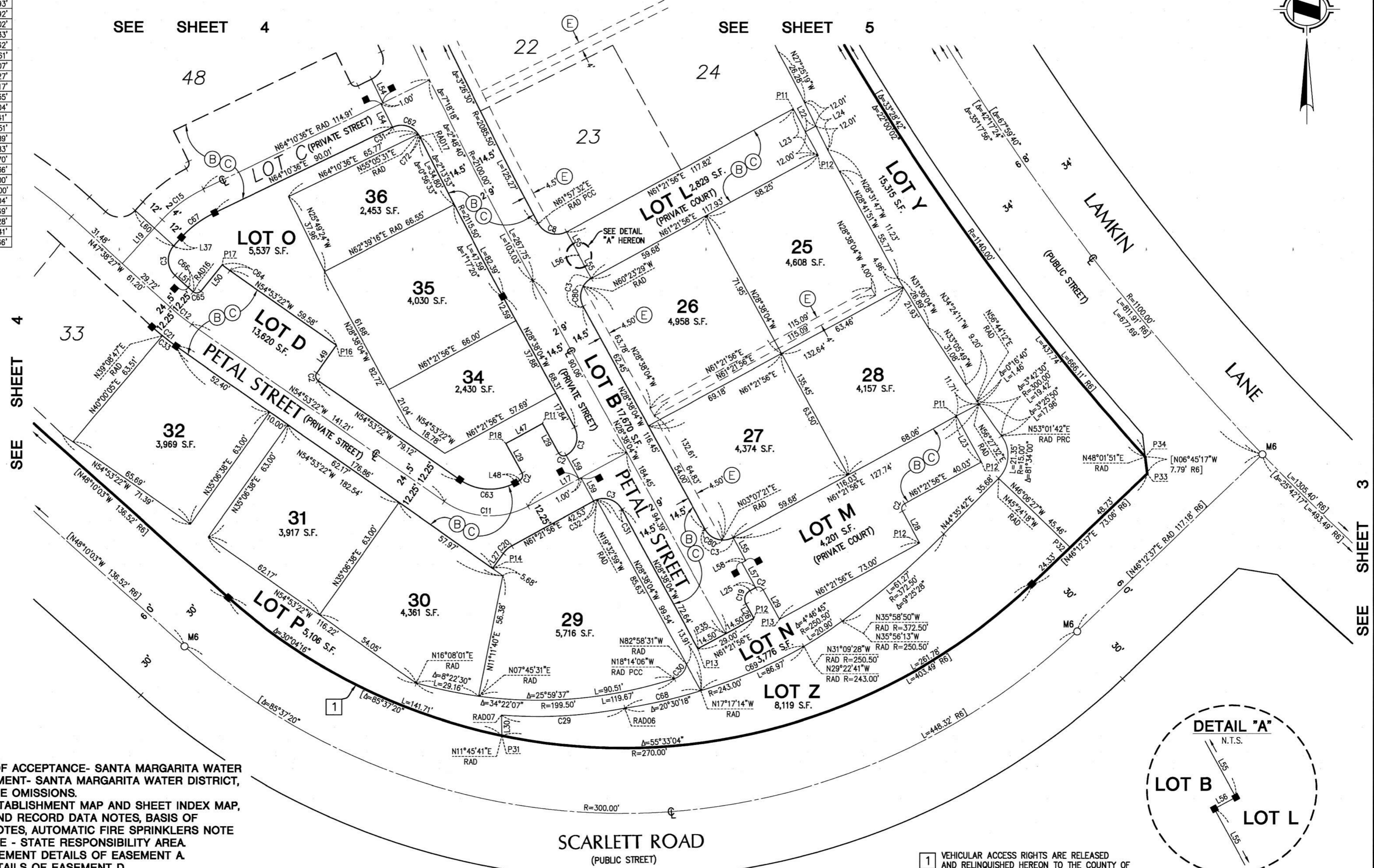


CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C2	90°00'00"	2.50'	3.93'
C3	90°00'00"	9.50'	14.92'
C8	90°35'36"	9.50'	15.02'
C11	63°44'42"	36.25'	40.33'
C12	7°14'55"	99.75'	12.62'
C15	21°49'03"	62.00'	23.61'
C19	90°00'00"	4.50'	7.07'
C20	26°15'18"	11.50'	5.27'
C21	7°14'55"	112.00'	14.17'
C29	15°39'09"	207.00'	56.55'
C30	64°44'25"	8.00'	9.04'
C31	80°54'55"	9.50'	13.41'
C32	9°05'05"	9.50'	1.51'
C33	4°02'09"	112.00'	7.89'
C62	89°25'13"	9.50'	14.83'
C63	63°44'42"	24.00'	26.70'
C64	3°35'47"	69.50'	4.36'
C65	91°41'08"	2.50'	4.00'
C66	1°58'00"	87.50'	3.00'
C67	21°49'03"	50.00'	19.04'
C68	8°24'51"	243.00'	35.69'
C69	12°05'27"	243.00'	51.28'
C72	8°30'18"	9.50'	1.41'
C80	58°14'35"	9.50'	9.66'

LINE TABLE		
LINE	BEARING	LENGTH
L17	N61°21'56"E	51.48'
L19	N42°21'33"E	26.98'
L22	N61°21'56"E	5.48'
L23	N28°38'04"W	24.00'
L24	N25°56'22"W	24.03'
L25	N61°21'56"E	3.00'
L26	N28°38'04"W	7.50'
L27	N35°06'38"E	8.46'
L28	N28°38'04"W	16.50'
L29	N28°38'04"W	15.50'
L30	N01°10'20"W	9.37'
L37	N42°21'33"E	5.23'
L47	N61°21'56"E	19.00'
L48	N61°21'56"E	2.48'
L49	N35°06'38"E	15.50'
L50	N38°42'25"E	15.46'
L51	N47°38'27"W	8.22'
L54	N25°49'24"W	12.00'
L55	N28°38'04"W	12.00'
L56	N61°21'56"E	0.11'
L57	N28°38'04"W	13.00'
L58	N61°21'56"E	2.00'
L59	N28°38'04"W	12.25'
L60	N47°38'27"W	24.00'

RADIAL TABLE		
RAD	BEARING	TYPE
RAD06	N08°52'23"W	RAD R=243.00'
	N11°05'07"W	RAD R=207.00'
RAD07	N04°34'02"E	RAD
RAD16	N40°23'33"E	RAD PCC
RAD17	N63°35'49"E	RAD PRC

MONUMENT OFFSET TABLE		
LINE	BEARING	LENGTH
P11	S16°21'56"W	0.35'
P12	N73°38'04"W	0.35'
P13	N16°21'56"E	0.35'
P14	N09°53'22"W	0.35'
P16	S80°06'38"W	0.35'
P17	S06°20'40"E	0.35'
P18	S73°38'04"E	0.35'
P31	S01°10'20"E	9.99'
P32	S46°06'27"E	9.76'
P33	S43°47'23"E	9.75'
P34	S41°58'09"E	15.62'
P35	N28°38'04"W	0.25'



SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
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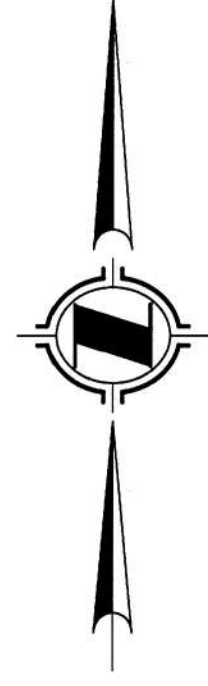
1 VEHICULAR ACCESS RIGHTS ARE RELEASED AND RELINQUISHED HEREON TO THE COUNTY OF ORANGE EXCEPT AT APPROVED ACCESS LOCATION.

SHEET 7 OF 12 SHEETS  
SCALE: 1" = 30'  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.163 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
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HUNSAKER AND ASSOCIATES IRVINE, INC.  
ROBERT L WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024  
**EASEMENT DETAILS**

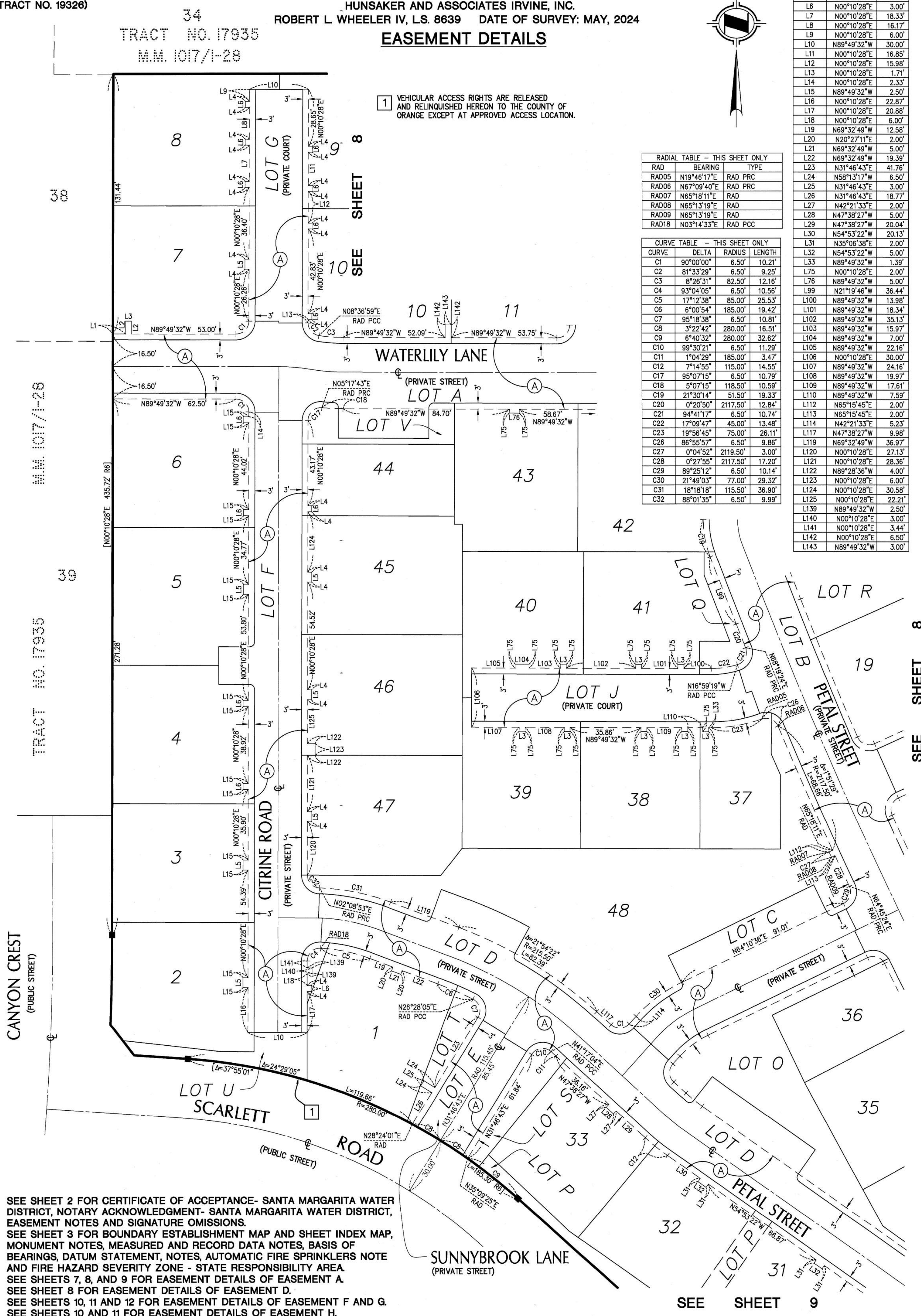


LINE TABLE - THIS SHEET ONLY		
LINE	BEARING	LENGTH
L1	N89°49'32"W	6.50'
L2	N00°10'28"E	6.50'
L3	N89°49'32"W	3.00'
L4	N89°49'32"W	2.00'
L5	N00°10'28"E	5.00'
L6	N00°10'28"E	3.00'
L7	N00°10'28"E	18.33'
L8	N00°10'28"E	16.17'
L9	N00°10'28"E	6.00'
L10	N89°49'32"W	30.00'
L11	N00°10'28"E	16.85'
L12	N00°10'28"E	15.98'
L13	N00°10'28"E	1.71'
L14	N00°10'28"E	2.33'
L15	N89°49'32"W	2.50'
L16	N00°10'28"E	22.87'
L17	N00°10'28"E	20.88'
L18	N00°10'28"E	6.00'
L19	N69°32'49"W	12.58'
L20	N20°27'11"E	2.00'
L21	N69°32'49"W	5.00'
L22	N69°32'49"W	19.39'
L23	N31°46'43"E	41.76'
L24	N58°13'17"W	6.50'
L25	N31°46'43"E	3.00'
L26	N31°46'43"E	18.77'
L27	N42°21'33"E	2.00'
L28	N47°38'27"W	5.00'
L29	N47°38'27"W	20.04'
L30	N54°53'22"W	20.13'
L31	N35°06'38"E	2.00'
L32	N54°53'22"W	5.00'
L33	N89°49'32"W	1.39'
L75	N00°10'28"E	2.00'
L76	N89°49'32"W	5.00'
L99	N21°19'46"W	36.44'
L100	N89°49'32"W	13.98'
L101	N89°49'32"W	18.34'
L102	N89°49'32"W	35.13'
L103	N89°49'32"W	15.97'
L104	N89°49'32"W	7.00'
L105	N89°49'32"W	22.16'
L106	N00°10'28"E	30.00'
L107	N89°49'32"W	24.16'
L108	N89°49'32"W	19.97'
L109	N89°49'32"W	17.61'
L110	N89°49'32"W	7.59'
L112	N65°15'45"E	2.00'
L113	N65°15'45"E	2.00'
L114	N42°21'33"E	5.23'
L117	N47°38'27"W	9.98'
L119	N69°32'49"W	36.97'
L120	N00°10'28"E	27.13'
L121	N00°10'28"E	28.36'
L122	N89°28'36"W	4.00'
L123	N00°10'28"E	6.00'
L124	N00°10'28"E	30.58'
L125	N00°10'28"E	22.21'
L139	N89°49'32"W	2.50'
L140	N00°10'28"E	3.00'
L141	N00°10'28"E	3.44'
L142	N00°10'28"E	6.50'
L143	N89°49'32"W	3.00'

RADIAL TABLE - THIS SHEET ONLY		
RAD	BEARING	TYPE
RAD05	N19°46'17"E	RAD PRC
RAD06	N67°09'40"E	RAD PRC
RAD07	N65°18'11"E	RAD
RAD08	N65°13'19"E	RAD
RAD09	N65°13'19"E	RAD
RAD18	N03°14'33"E	RAD PCC

CURVE TABLE - THIS SHEET ONLY			
CURVE	DELTA	RADIUS	LENGTH
C1	90°00'00"	6.50'	10.21'
C2	81°33'29"	6.50'	9.25'
C3	8°26'31"	82.50'	12.16'
C4	93°04'05"	6.50'	10.56'
C5	17°12'38"	85.00'	25.53'
C6	6°00'54"	185.00'	19.42'
C7	95°18'38"	6.50'	10.81'
C8	3°22'42"	280.00'	16.51'
C9	6°40'32"	280.00'	32.62'
C10	99°30'21"	6.50'	11.29'
C11	1°04'29"	185.00'	3.47'
C12	7°14'55"	115.00'	14.55'
C17	95°07'15"	6.50'	10.79'
C18	5°07'15"	118.50'	10.59'
C19	21°30'14"	51.50'	19.33'
C20	0°20'50"	2117.50'	12.84'
C21	94°41'17"	6.50'	10.74'
C22	17°09'47"	45.00'	13.48'
C23	19°56'45"	75.00'	26.11'
C26	86°55'57"	6.50'	9.86'
C27	0°04'52"	2119.50'	3.00'
C28	0°27'55"	2117.50'	17.20'
C29	89°25'12"	6.50'	10.14'
C30	21°49'03"	77.00'	29.32'
C31	18°18'18"	115.50'	36.90'
C32	88°01'35"	6.50'	9.99'

1 VEHICULAR ACCESS RIGHTS ARE RELEASED AND RELINQUISHED HEREON TO THE COUNTY OF ORANGE EXCEPT AT APPROVED ACCESS LOCATION.



SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
SEE SHEET 3 FOR BOUNDARY ESTABLISHMENT MAP AND SHEET INDEX MAP, MONUMENT NOTES, MEASURED AND RECORD DATA NOTES, BASIS OF BEARINGS, DATUM STATEMENT, NOTES, AUTOMATIC FIRE SPRINKLERS NOTE AND FIRE HAZARD SEVERITY ZONE - STATE RESPONSIBILITY AREA.  
SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.  
SEE SHEET 8 FOR EASEMENT DETAILS OF EASEMENT D.  
SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT F AND G.  
SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SEE SHEET 8

SEE SHEET 9

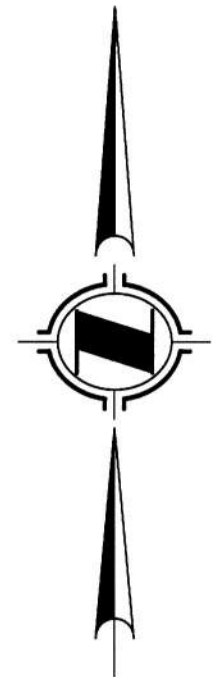
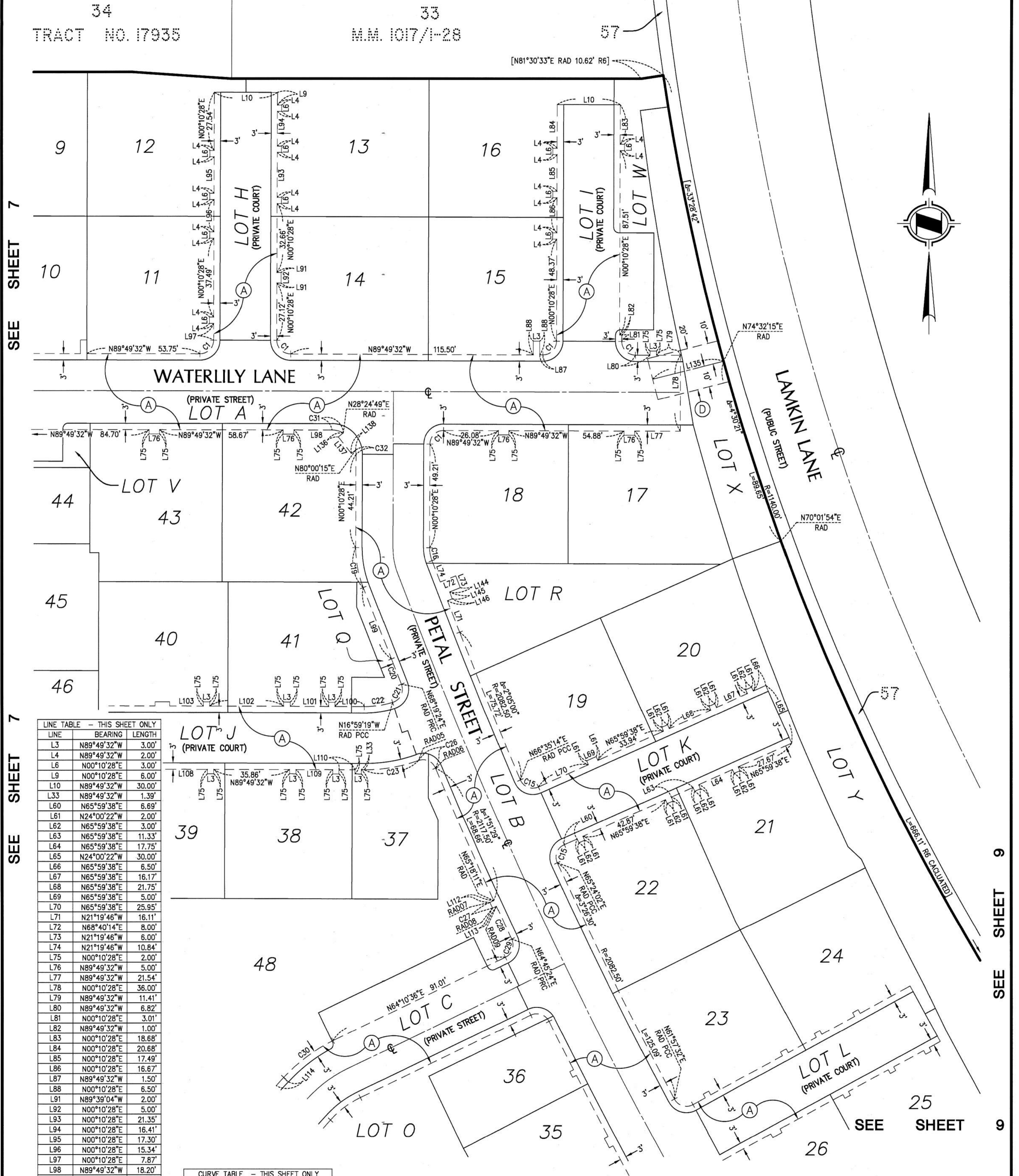
SHEET 8 OF 12 SHEETS  
 SCALE: 1" = 30'  
 48 NUMBERED LOTS AND  
 26 LETTERED LOTS  
 LOTS A THROUGH Z, INCLUSIVE  
 ACREAGE: 8.153 ACRES  
 (ALL OF VESTING TENTATIVE  
 TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
 STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
 ROBERT L. WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

## EASEMENT DETAILS



SEE SHEET 7

SEE SHEET 7

SEE SHEET 9

SEE SHEET 9

LINE TABLE - THIS SHEET ONLY

LINE	BEARING	LENGTH
L3	N89°49'32"W	3.00'
L4	N89°49'32"W	2.00'
L6	N00°10'28"E	3.00'
L9	N00°10'28"E	6.00'
L10	N89°49'32"W	30.00'
L33	N89°49'32"W	1.39'
L60	N65°59'38"E	6.69'
L61	N24°00'22"W	2.00'
L62	N65°59'38"E	3.00'
L63	N65°59'38"E	11.33'
L64	N65°59'38"E	17.75'
L65	N24°00'22"W	30.00'
L66	N65°59'38"E	6.50'
L67	N65°59'38"E	16.17'
L68	N65°59'38"E	21.75'
L69	N65°59'38"E	5.00'
L70	N65°59'38"E	25.95'
L71	N21°19'46"W	16.11'
L72	N68°40'14"E	8.00'
L73	N21°19'46"W	6.00'
L74	N21°19'46"W	10.84'
L75	N00°10'28"E	2.00'
L76	N89°49'32"W	5.00'
L77	N89°49'32"W	21.54'
L78	N00°10'28"E	36.00'
L79	N89°49'32"W	11.41'
L80	N89°49'32"W	6.82'
L81	N00°10'28"E	3.01'
L82	N89°49'32"W	1.00'
L83	N00°10'28"E	18.68'
L84	N00°10'28"E	20.68'
L85	N00°10'28"E	17.49'
L86	N00°10'28"E	16.67'
L87	N89°49'32"W	1.50'
L88	N00°10'28"E	6.50'
L91	N89°39'04"W	2.00'
L92	N00°10'28"E	5.00'
L93	N00°10'28"E	21.35'
L94	N00°10'28"E	16.41'
L95	N00°10'28"E	17.30'
L96	N00°10'28"E	15.34'
L97	N00°10'28"E	7.87'
L98	N89°49'32"W	18.20'
L99	N21°19'46"W	36.44'
L100	N89°49'32"W	13.98'
L101	N89°49'32"W	18.34'
L102	N89°49'32"W	35.13'
L103	N89°49'32"W	15.97'
L108	N89°49'32"W	19.97'
L109	N89°49'32"W	17.61'
L110	N89°49'32"W	7.59'
L112	N65°15'45"E	2.00'
L113	N65°15'45"E	2.00'
L114	N42°21'33"E	5.23'
L135	N75°55'28"E	34.83'
L136	N51°50'06"E	3.07'
L137	N38°09'54"W	10.00'
L138	N51°50'06"E	2.65'
L144	N68°40'14"E	5.50'
L145	N21°19'46"W	3.50'
L146	N68°40'14"E	2.50'

CURVE TABLE - THIS SHEET ONLY

CURVE	DELTA	RADIUS	LENGTH
C1	90°00'00"	6.50'	10.21'
C15	90°35'36"	6.50'	10.28'
C16	21°30'14"	16.50'	6.19'
C19	21°30'14"	51.50'	19.33'
C20	0°20'50"	2117.50'	12.84'
C21	94°41'17"	6.50'	10.74'
C22	17°09'47"	45.00'	13.48'
C23	19°56'45"	75.00'	26.11'
C26	86°55'57"	6.50'	9.86'
C27	0°04'52"	2119.50'	3.00'
C28	0°27'55"	2117.50'	17.20'
C29	89°25'12"	6.50'	10.14'
C30	21°49'03"	77.00'	29.32'
C31	28°14'21"	11.50'	5.67'
C32	10°10'13"	11.50'	2.04'

RADIAL TABLE - THIS SHEET ONLY

RAD	BEARING	TYPE
RAD06	N67°09'40"E	RAD PRC
RAD07	N65°18'11"E	RAD
RAD08	N65°13'19"E	RAD
RAD09	N65°13'19"E	RAD

SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
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 SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.  
 SEE SHEET 8 FOR EASEMENT DETAILS OF EASEMENT D.  
 SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT F AND G.  
 SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SHEET 9 OF 12 SHEETS  
 SCALE: 1" = 30'  
 48 NUMBERED LOTS AND  
 26 LETTERED LOTS  
 LOTS A THROUGH Z, INCLUSIVE  
 ACREAGE: 8.153 ACRES  
 (ALL OF VESTING TENTATIVE  
 TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
 STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
 ROBERT L. WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

## EASEMENT DETAILS



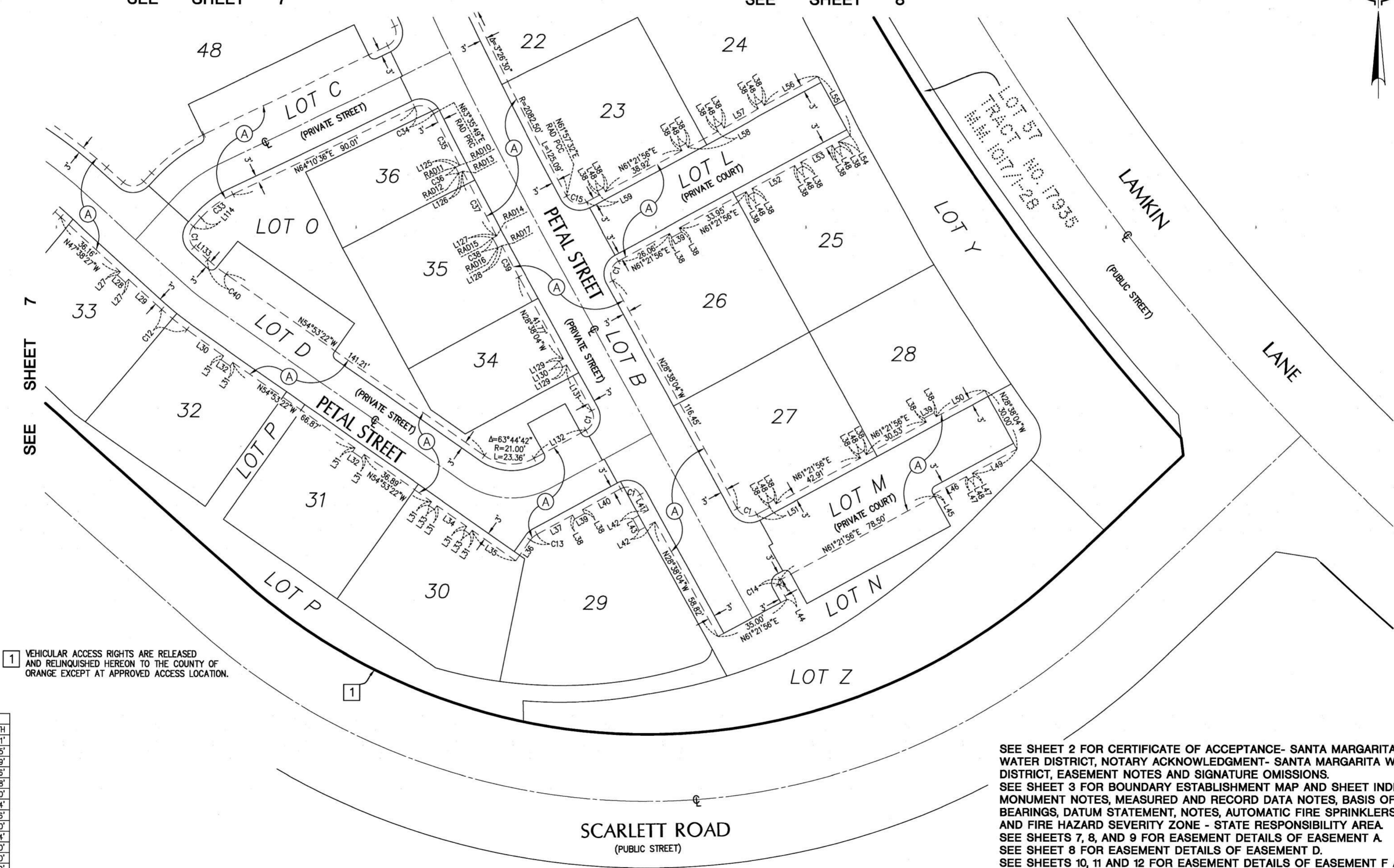
SEE SHEET 7

SEE SHEET 8

LINE TABLE - THIS SHEET ONLY		
LINE	BEARING	LENGTH
L27	N42°21'33"E	2.00'
L28	N47°38'27"W	5.00'
L29	N47°38'27"W	20.04'
L30	N54°53'22"W	20.13'
L31	N35°06'38"E	2.00'
L32	N54°53'22"W	5.00'
L33	N54°53'22"W	3.00'
L34	N54°53'22"W	16.18'
L35	N54°53'22"W	23.78'
L36	N35°06'38"E	11.46'
L37	N61°21'56"E	18.14'
L38	N28°38'04"W	2.00'
L39	N61°21'56"E	5.00'
L40	N61°21'56"E	19.39'
L41	N28°38'04"W	7.82'
L42	N61°21'56"E	8.10'
L43	N28°38'04"W	6.00'
L44	N28°38'04"W	7.50'
L45	N28°38'04"W	1.00'
L46	N61°21'56"E	16.78'
L47	N28°38'04"W	1.50'
L48	N61°21'56"E	3.00'
L49	N61°21'56"E	22.75'
L50	N61°21'56"E	24.75'
L51	N61°21'56"E	6.84'
L52	N61°21'56"E	21.75'
L53	N61°21'56"E	16.17'
L54	N61°21'56"E	6.00'
L55	N28°38'04"W	30.00'
L56	N61°21'56"E	27.17'
L57	N61°21'56"E	17.75'
L58	N61°21'56"E	15.25'
L59	N61°21'56"E	6.73'
L114	N42°21'33"E	5.23'
L125	N62°52'00"E	2.00'
L126	N62°52'00"E	2.00'
L127	N61°46'57"E	2.00'
L128	N61°46'57"E	2.00'
L129	N61°21'56"E	2.00'
L130	N28°38'04"W	3.00'
L131	N28°38'04"W	23.54'
L132	N61°21'56"E	26.48'
L133	N47°38'27"W	8.22'

RADIAL TABLE - THIS SHEET ONLY		
RAD	BEARING	TYPE
RAD10	N62°54'00"E	RAD
RAD11	N62°54'00"E	RAD
RAD12	N62°49'08"E	RAD
RAD13	N62°49'08"E	RAD
RAD14	N61°56'01"E	RAD
RAD15	N61°56'00"E	RAD
RAD16	N61°47'54"E	RAD
RAD17	N61°47'54"E	RAD

CURVE TABLE - THIS SHEET ONLY			
CURVE	DELTA	RADIUS	LENGTH
C1	90°00'00"	6.50'	10.21'
C12	7°14'55"	115.00'	14.55'
C13	26°15'18"	8.50'	3.89'
C14	90°00'00"	1.50'	2.36'
C15	90°35'36"	6.50'	10.28'
C33	21°49'03"	47.00'	17.90'
C34	89°25'13"	6.50'	10.14'
C35	0°41'48"	2118.50'	25.76'
C36	0°04'52"	2120.50'	3.00'
C37	0°53'08"	2118.50'	32.74'
C38	0°08'06"	2120.50'	5.00'
C39	0°25'58"	2118.50'	16.00'
C40	7°14'55"	84.50'	10.69'



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 SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT F AND G.  
 SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

SHEET 10 OF 12 SHEETS  
SCALE: 1" = 30'  
48 NUMBERED LOTS AND  
26 LETTERED LOTS  
LOTS A THROUGH Z, INCLUSIVE  
ACREAGE: 8.163 ACRES  
(ALL OF VESTING TENTATIVE  
TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
ROBERT L. WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024  
**EASEMENT DETAILS**



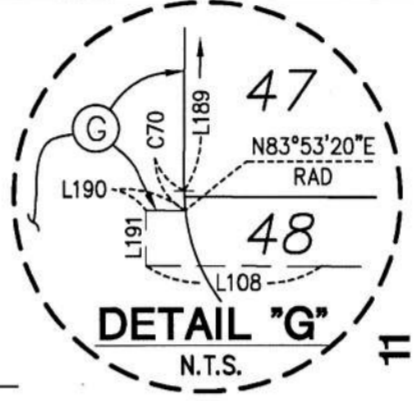
34  
TRACT NO. 17935  
M.M. 1017/1-28

CURVE TABLE - THIS SHEET ONLY

CURVE	DELTA	RADIUS	LENGTH
C30	2°03'01"	280.00'	10.02'
C31	2°52'09"	200.00'	10.01'
C32	3°37'00"	208.00'	13.13'
C33	3°03'01"	188.00'	10.01'
C34	2°52'01"	200.00'	10.01'
C35	0°40'22"	208.00'	2.44'
C36	3°45'13"	108.00'	7.08'
C37	6°30'53"	88.00'	10.01'
C38	5°43'56"	100.00'	10.00'
C39	11°13'04"	108.00'	21.14'
C40	3°37'58"	280.00'	17.75'
C41	2°40'19"	280.00'	13.06'
C42	7°22'06"	17.50'	2.25'
C43	7°54'45"	17.50'	2.42'
C44	90°00'00"	2.50'	3.93'
C45	40°28'32"	9.50'	6.71'
C46	17°16'29"	30.00'	9.04'
C47	35°38'59"	9.50'	5.91'
C48	3°17'47"	30.00'	1.73'
C49	15°59'45"	20.00'	5.58'
C50	67°39'42"	9.50'	11.22'

CURVE TABLE - THIS SHEET ONLY

CURVE	DELTA	RADIUS	LENGTH
C55	31°45'25"	9.50'	5.27'
C56	3°58'55"	72.00'	5.00'
C57	15°32'03"	65.00'	17.62'
C58	12°02'10"	17.50'	3.68'
C59	29°19'05"	7.50'	3.84'
C60	22°26'08"	55.00'	21.54'
C61	0°15'00"	2613.00'	11.40'
C62	32°35'49"	9.50'	5.40'
C63	0°07'56"	2114.50'	4.88'
C64	0°58'29"	2613.00'	44.46'
C69	24°04'18"	17.50'	7.35'
C70	6°17'08"	9.50'	1.04'
C71	20°16'43"	118.00'	41.78'
C72	21°54'22"	218.00'	83.35'

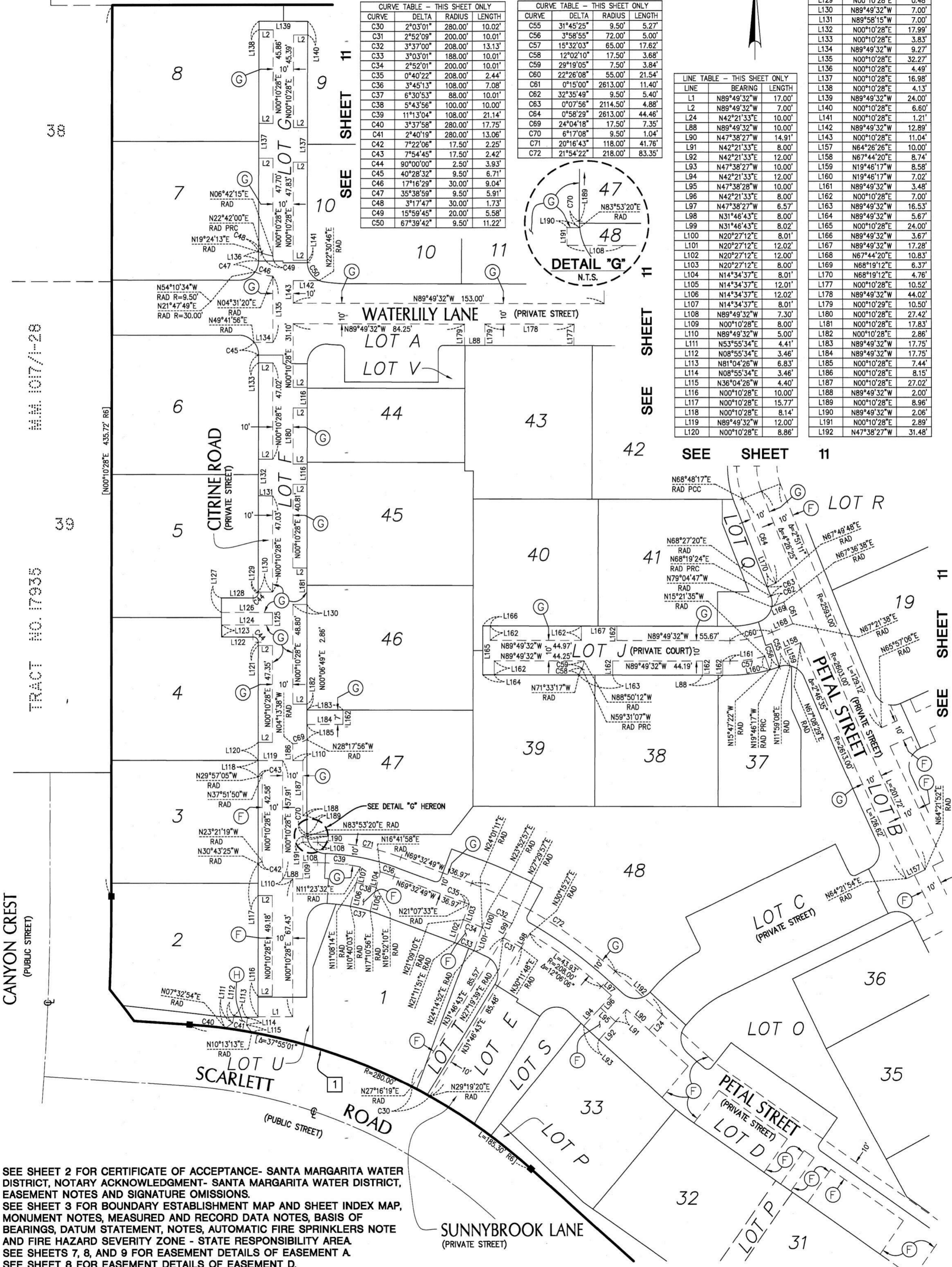


LINE TABLE - THIS SHEET ONLY

LINE	BEARING	LENGTH
L1	N89°49'32"W	17.00'
L2	N89°49'32"W	7.00'
L24	N42°21'33"E	10.00'
L88	N89°49'32"W	10.00'
L90	N47°38'27"W	14.91'
L91	N42°21'33"E	8.00'
L92	N42°21'33"E	12.00'
L93	N47°38'27"W	10.00'
L94	N42°21'33"E	12.00'
L95	N47°38'27"W	10.00'
L96	N42°21'33"E	8.00'
L97	N47°38'27"W	6.57'
L98	N31°46'43"E	8.00'
L99	N31°46'43"E	8.02'
L100	N20°27'12"E	8.01'
L101	N20°27'12"E	12.02'
L102	N20°27'12"E	12.00'
L103	N20°27'12"E	8.00'
L104	N14°34'37"E	8.01'
L105	N14°34'37"E	12.01'
L106	N14°34'37"E	12.02'
L107	N14°34'37"E	8.01'
L108	N89°49'32"W	7.30'
L109	N00°10'28"E	8.00'
L110	N89°49'32"W	5.00'
L111	N53°55'34"E	4.41'
L112	N08°55'34"E	3.46'
L113	N81°04'26"W	6.83'
L114	N08°55'34"E	3.46'
L115	N36°04'26"W	4.40'
L116	N00°10'28"E	10.00'
L117	N00°10'28"E	15.77'
L118	N00°10'28"E	8.14'
L119	N89°49'32"W	12.00'
L120	N00°10'28"E	8.86'

LINE TABLE - THIS SHEET ONLY

LINE	BEARING	LENGTH
L121	N00°10'28"E	1.62'
L122	N89°49'32"W	15.25'
L123	N00°10'28"E	5.88'
L124	N89°49'32"W	24.75'
L125	N00°10'28"E	6.10'
L126	N89°49'32"W	25.00'
L127	N00°10'28"E	7.02'
L128	N89°49'32"W	15.50'
L129	N00°10'28"E	0.48'
L130	N89°49'32"W	7.00'
L131	N89°58'15"W	7.00'
L132	N00°10'28"E	17.99'
L133	N00°10'28"E	3.83'
L134	N89°49'32"W	9.27'
L135	N00°10'28"E	32.27'
L136	N00°10'28"E	4.49'
L137	N00°10'28"E	16.98'
L138	N00°10'28"E	4.13'
L139	N89°49'32"W	24.00'
L140	N89°49'32"W	6.60'
L141	N00°10'28"E	1.21'
L142	N89°49'32"W	12.89'
L143	N00°10'28"E	11.04'
L157	N64°26'26"E	10.00'
L158	N67°44'20"E	8.74'
L159	N19°46'17"W	8.58'
L160	N19°46'17"W	7.02'
L161	N89°49'32"W	3.48'
L162	N00°10'28"E	7.00'
L163	N89°49'32"W	16.53'
L164	N89°49'32"W	5.67'
L165	N00°10'28"E	24.00'
L166	N89°49'32"W	3.67'
L167	N89°49'32"W	17.28'
L168	N67°44'20"E	10.83'
L169	N68°19'12"E	6.37'
L170	N68°19'12"E	4.76'
L177	N00°10'28"E	10.52'
L178	N89°49'32"W	44.02'
L179	N00°10'28"E	10.50'
L180	N00°10'28"E	27.42'
L181	N00°10'28"E	17.83'
L182	N00°10'28"E	2.86'
L183	N89°49'32"W	17.75'
L184	N89°49'32"W	17.75'
L185	N00°10'28"E	7.44'
L186	N00°10'28"E	8.15'
L187	N00°10'28"E	27.02'
L188	N89°49'32"W	2.00'
L189	N00°10'28"E	8.96'
L190	N89°49'32"W	2.06'
L191	N00°10'28"E	2.89'
L192	N47°38'27"W	31.48'



SEE SHEET 2 FOR CERTIFICATE OF ACCEPTANCE- SANTA MARGARITA WATER DISTRICT, NOTARY ACKNOWLEDGMENT- SANTA MARGARITA WATER DISTRICT, EASEMENT NOTES AND SIGNATURE OMISSIONS.  
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SEE SHEETS 7, 8, AND 9 FOR EASEMENT DETAILS OF EASEMENT A.  
SEE SHEET 8 FOR EASEMENT DETAILS OF EASEMENT D.  
SEE SHEETS 10, 11 AND 12 FOR EASEMENT DETAILS OF EASEMENT-F AND G.  
SEE SHEETS 10 AND 11 FOR EASEMENT DETAILS OF EASEMENT H.

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SEE SHEET 12



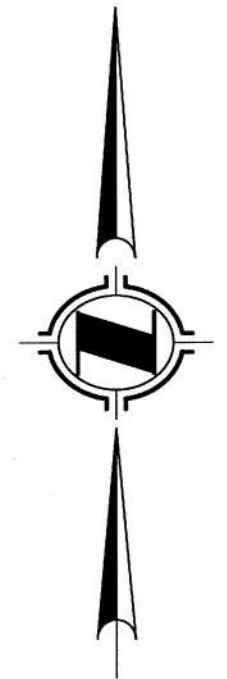
SHEET 12 OF 12 SHEETS  
 SCALE: 1" = 30'  
 48 NUMBERED LOTS AND  
 26 LETTERED LOTS  
 LOTS A THROUGH Z, INCLUSIVE  
 ACREAGE: 8.153 ACRES  
 (ALL OF VESTING TENTATIVE  
 TRACT NO. 19326)

# TRACT NO. 19326

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF ORANGE,  
 STATE OF CALIFORNIA

HUNSAKER AND ASSOCIATES IRVINE, INC.  
 ROBERT L WHEELER IV, L.S. 8639 DATE OF SURVEY: MAY, 2024

## EASEMENT DETAILS



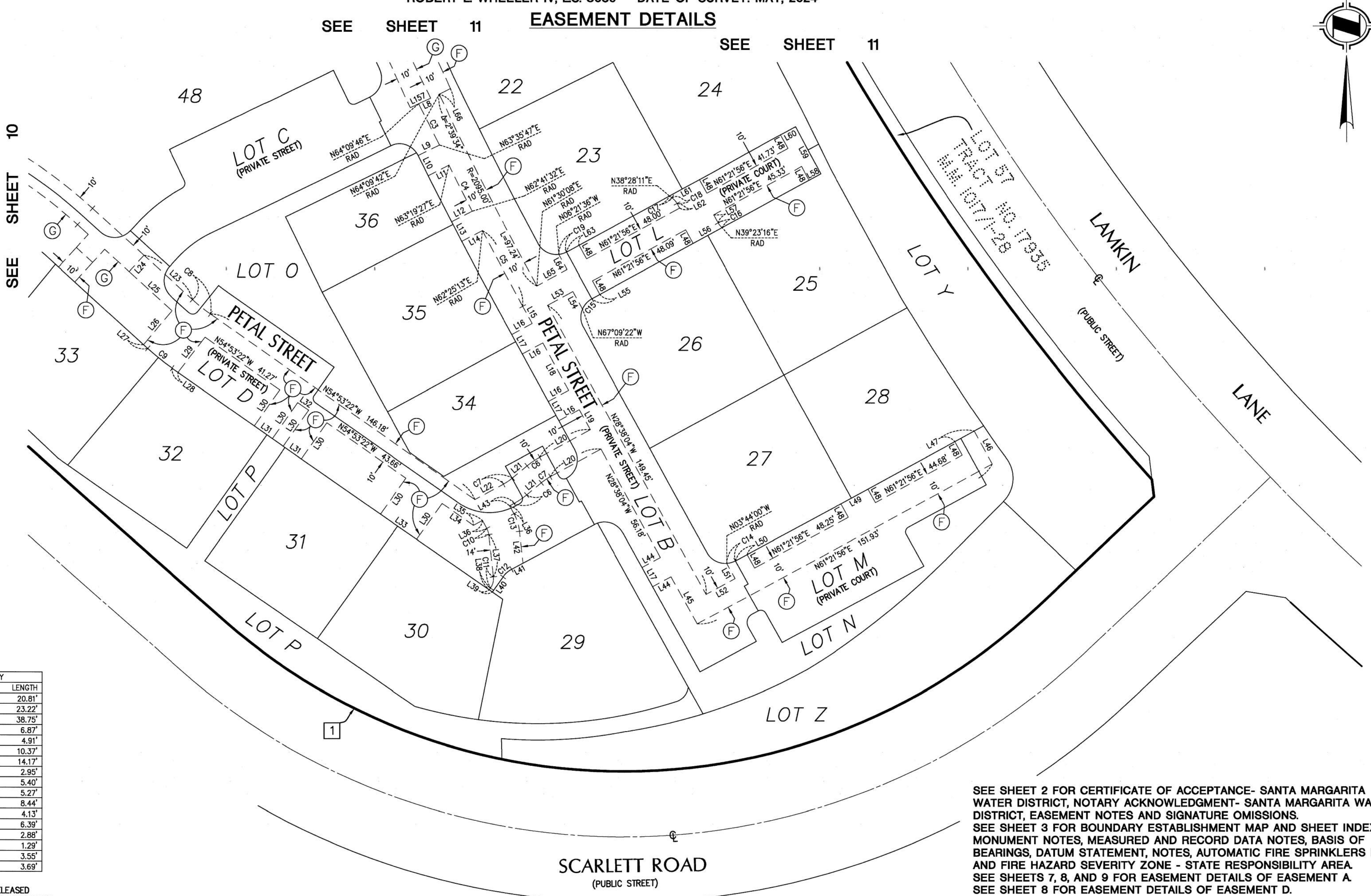
LINE TABLE - THIS SHEET ONLY

LINE	BEARING	LENGTH
L8	N64°26'26"E	5.85'
L9	N63°27'16"E	10.50'
L10	N26°32'44"W	10.00'
L11	N63°27'16"E	10.50'
L12	N62°30'55"E	10.50'
L13	N27°26'39"W	10.00'
L14	N62°30'55"E	10.50'
L15	N28°38'04"W	8.91'
L16	N61°21'56"E	10.50'
L17	N28°38'04"W	10.00'
L18	N28°38'04"W	24.35'
L19	N28°38'04"W	10.35'
L20	N61°21'56"E	26.02'
L21	N50°06'56"E	8.61'
L22	N61°21'56"E	14.70'
L23	N47°38'27"W	29.72'
L24	N42°21'33"E	10.00'
L25	N47°38'27"W	26.26'
L26	N39°48'46"E	20.02'
L27	N47°38'27"W	2.58'
L28	N54°53'22"W	3.28'
L29	N37°31'32"E	20.02'
L30	N35°06'38"E	20.00'
L31	N54°53'22"W	10.00'
L32	N54°53'22"W	6.00'
L33	N54°53'22"W	20.00'
L34	N54°53'22"W	17.33'
L35	N61°21'56"E	4.62'
L36	N28°38'04"W	4.13'
L37	N06°08'04"W	19.41'
L38	N35°06'37"E	1.00'
L39	N54°53'22"W	1.73'
L40	N35°06'38"E	8.46'
L41	N61°21'56"E	5.84'
L42	N06°08'04"W	14.61'
L43	N61°21'56"E	2.29'
L44	N61°21'56"E	9.50'
L45	N28°38'04"W	24.65'
L46	N28°38'04"W	17.00'
L47	N61°21'56"E	10.00'
L48	N28°38'04"W	7.00'
L49	N61°21'56"E	14.00'
L50	N61°21'56"E	6.00'
L51	N28°38'04"W	7.88'
L52	N61°21'56"E	15.00'
L53	N61°21'56"E	13.08'
L54	N28°38'04"W	9.07'
L55	N61°21'56"E	4.08'
L56	N61°21'56"E	14.88'
L57	N28°38'04"W	4.19'
L58	N61°21'56"E	6.08'
L59	N28°38'04"W	24.00'
L60	N61°21'56"E	7.69'
L61	N61°21'56"E	15.37'
L62	N28°38'04"W	2.41'
L63	N61°21'56"E	6.40'
L64	N28°38'04"W	7.71'
L65	N61°21'56"E	15.50'
L66	N64°26'26"E	5.84'
L157	N64°26'26"E	10.00'

CURVE TABLE - THIS SHEET ONLY

CURVE	DELTA	RADIUS	LENGTH
C3	0°33'59"	2105.00'	20.81'
C4	0°37'55"	2105.00'	23.22'
C5	1°03'17"	2105.00'	38.75'
C6	11°15'00"	35.00'	6.87'
C7	11°15'00"	25.00'	4.91'
C8	7°14'55"	82.00'	10.37'
C9	7°14'55"	112.00'	14.17'
C10	22°30'00"	7.50'	2.95'
C11	41°14'41"	7.50'	5.40'
C12	26°15'18"	11.50'	5.27'
C13	22°30'00"	21.50'	8.44'
C14	24°54'04"	9.50'	4.13'
C15	38°31'18"	9.50'	6.39'
C16	21°58'40"	7.50'	2.88'
C17	4°13'52"	17.50'	1.29'
C18	27°07'37"	7.50'	3.55'
C19	22°16'28"	9.50'	3.69'

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