

EXHIBIT "B"

ASSESSOR'S PARCEL NO.
638-120-16

REFERENCE DRAWINGS

MAP NO. 1174, ROS 15961,
ROS 15408, 40572-D

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS
CCS '83 CALIFORNIA, ZONE 6, EPOCH 1991.35
GRID BEARING BETWEEN STATION "4" AND THE
STATION "5" PER RECORD OF SURVEY NO.
15487, BOTH HAVING A CALIFORNIA
COORDINATE VALUE OF FIRST ORDER OR
BETTER.

I.E. N48°36'13"E

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

ALL DISTANCES SHOWN HEREON ARE GROUND,
UNLESS OTHERWISE NOTED.

THE COMBINED SCALE FACTOR AT STATION "5"
IS 1.00004567.

GRID DISTANCE = GROUND DISTANCE x
COMBINED SCALE FACTOR. ELEVATION AT
STATION "5" IS 103.63 (NAVD 88)

LEGEND

INDICATES WATER EASEMENTS ACQUIRED
PARCEL "A" 510 SQ.FT., MORE OR LESS
PARCEL "B", 42 SQ.FT., MORE OR LESS

POB POINT OF BEGINNING

POC POINT OF COMMENCEMENT

TPOB TRUE POINT OF BEGINNING

● INDICATES FOUND 3/4" IRON PIPE
STAMPED "LS 3168" PER RECORD OF
SURVEY NO. 15408 UNLESS OTHERWISE
NOTED.

● INDICATES FOUND 1/2" IRON PIN
STAMPED "LS 6665" PER RECORD OF
SURVEY NO. 15961.

() INDICATES RECORD INFORMATION FROM
RECORD OF SURVEY NUMBER 22687.

[] INDICATES RECORD INFORMATION FROM
MAP 1174

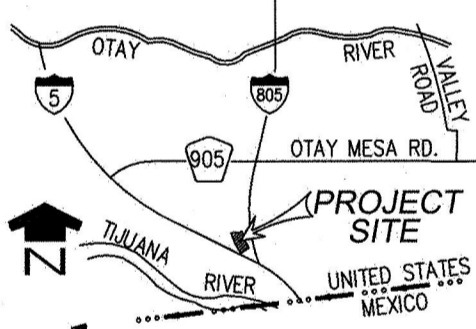
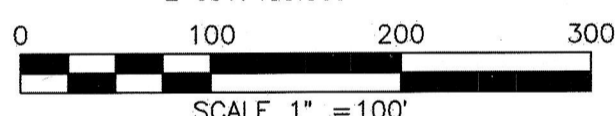
LINE TABLE		
#	BEARING	DISTANCE
L1	N00°25'29"E	25.50'
L2	N89°18'28"W	20.00'
L3	N00°25'29"E	72.00'
L4	N89°18'28"W	7.00'
L5	N00°25'29"E	6.00'

STA. "5"
FD. 2.5" BRASS
DISK STAMPED
"MTDB LS 6000"
N 1783679.044
E 6315974.097

DEDICATED PER
DOC.#051058,
REC. 3/24/69

BASIS OF BEARINGS
N48°36'13"W 1972.23'
N21°01'23"W 811.25'

CCS '83 GRID NORTH
-0°26'17.37" @ STA. "5"
GEODETTIC NORTH



W.O. 2431-0028

MAP PREPARED BY:

HUNSAKER & ASSOCIATES SAN DIEGO, INC.
9707 WAPLES STREET
SAN DIEGO, CA 92121

Douglas B. Stroup 6/16/2020
DOUGLAS B. STROUP L.S. 8553



DOCUMENT NO. 2020-0432365

RECORDED Aug 05, 2020

NON-PLOTTABLE EASEMENT STATEMENT

THE FOLLOWING EASEMENTS HAVE NO SPECIFIC
LOCATION SET FORTH IN THE DOCUMENTS AND
ARE NOT PLOTTED HEREON:

AN EASEMENT FOR PUBLIC UTILITY PURPOSES
TO SAN DIEGO GAS & ELECTRIC COMPANY
RECORDED 7/12/2019 AS INSTRUMENT NO.
2019-0278956, O.R.

AN EASEMENT TO COX COMMUNICATIONS
CALIFORNIA, LLC RECORDED 10/31/2019 AS
INSTRUMENT NO. 2019-0499225, O.R.

WATER EASEMENT
OVER A PORTION OF LOT A-89 OF MAP 1174

DESCRIPTION	BY	APPROVED	DATE	FILMED	CITY OF SAN DIEGO, CALIFORNIA	PTS NO. 612298
ORIGINAL	H&A	S.O.	8/6/2020		SHEET 1 OF 1 SHEETS	I.O. NO. N/A
					<i>Amelia R. Martinez</i> FOR CITY LAND SURVEYOR	1782-5313 CCS 83 COORDINATES
					DATE 7/31/2020	142-1753 NAD 27 COORDINATES
ACQUIRED STATUS						40891-1-B