

**ASSESSOR'S PARCEL NO.:**


341-051-17, 18 & 19, 341-050-41

**EXHIBIT 'B'**

**REFERENCE DRAWINGS:**

- MAP 9110 • PM 17983
- MAP 14555 • VTM 2308047
- 41484-D

**LEGEND:**

-  INDICATES COVENANT OF EASEMENT ACQUIRED
- PARCEL 'A' AREA = 0.281 ACRE
- PARCEL 'B' AREA = 5.567 ACRES
- PARCEL 'C' AREA = 0.458 ACRE
- PARCEL 'D' AREA = 7.058 ACRES
- PARCEL 'E' AREA = 0.917 ACRE

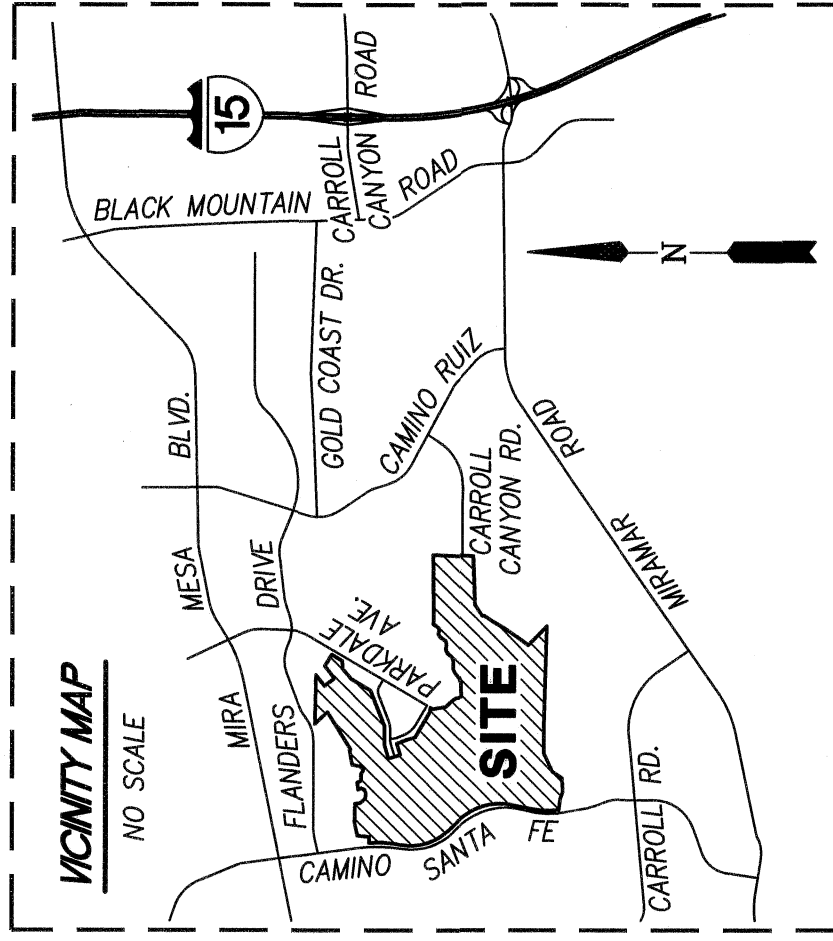
- P.O.C. INDICATES POINT OF COMMENCEMENT
- P.O.B. INDICATES POINT OF BEGINNING
- INDICATES FOUND 2" IRON PIPE W/DISC STAMPED "L.S. 3663" PER PM 17983, UNLESS OTHERWISE NOTED
- ⊙ INDICATES FOUND 3/4" IRON PIPE W/PLASTIC PLUG STAMPED "L.S. 3663" PER MAP 9110
- INDICATES FOUND LEAD & DISC STAMPED "RCE 27232" AT 9.75' OFFSET PER MAP 14555
- ( ) INDICATES RECORD DATA PER PM 17983
- { } INDICATES MEASURED AND RECORD DATA PER PM 17983
- [ ] INDICATES RECORD DATA PER MAP 14555

**BASIS OF BEARINGS:**

THE BASIS OF BEARINGS FOR THIS MAP IS THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6, EPOCH 1991.35 AND IS DETERMINED BY G.P.S. MEASUREMENTS TAKEN IN JUNE 2018 AT POINT 'A' AND 'B' SHOWN HEREON. SAID POINTS WERE ESTABLISHED FROM FIRST ORDER G.P.S. STATION NO. 123 AND FIRST ORDER G.P.S. STATION NO. 131 PER RECORD OF SURVEY NO. 14492.

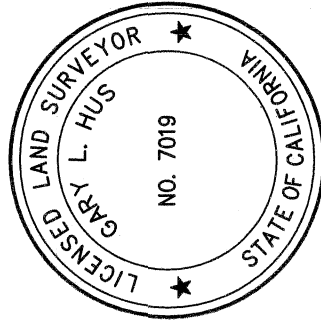
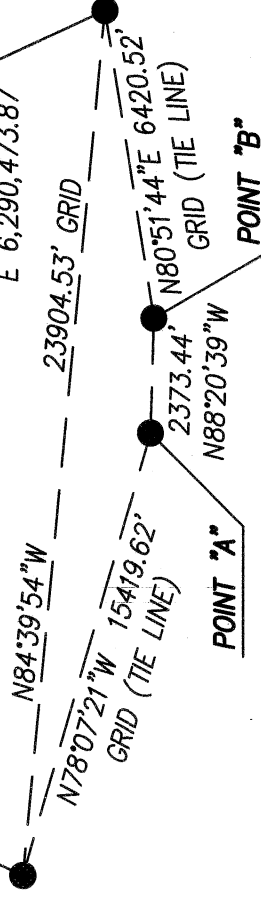
BEARING FROM POINT 'A' TO 'B': **NORTH 88°20'39" WEST**  
 DISTANCES SHOWN HEREON ARE GROUND LEVEL DISTANCES. THE COMBINED SCALE FACTOR AT POINT 'A' IS 0.999972594. GRID DISTANCE = GROUND DISTANCE X COMBINED SCALE FACTOR. ELEVATION AT POINT 'A' IS 347.74' (N.G.V.D. 29).

QUOTED BEARINGS FROM REFERENCE DEEDS/MAPS MAY OR MAY NOT BE IN TERMS OF SAID SYSTEM.  
 SEE DETAIL AT RIGHT.



CITY OF SAN DIEGO 1ST ORDER G.P.S. STATION NO. 123 PER ROS 14492.  
 N 1,908,367.77  
 E 6,266,672.89

CITY OF SAN DIEGO 1ST ORDER G.P.S. STATION NO. 131 PER ROS 14492.  
 N 1,906,145.19  
 E 6,290,473.87



*Gary L. Hus*  
 GARY L. HUS, L.S. 7019  
 DATE **01-25-2021**

**PROJECT DESIGN CONSULTANTS**  
 701 B Street, Suite 800 San Diego, CA 92101  
 619.235.6471 Tel 619.234.0349 Fax

DOCUMENT NO.: **2021-0186047**  
 RECORDED: **MARCH 10, 2021**

**COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM MULTI-HABITAT PLANNING AREA**

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC		3/3/21	

CITY OF SAN DIEGO, CALIFORNIA  
 SHEET 1 OF 7 SHEETS  
*Andrew R. King*  
 FOR CITY ENGINEER DATE **3/14/2021**

P.T.S. NO. 670032  
 I.O. NO. N/A  
 1908/1910-6277/6279  
 CCS83 COORDINATES  
 268/270-1717/1719  
 LAMBERT COORDINATES  
 42034-1-B

**COMPLETE** STATUS

### EASEMENT LEGEND

- ① 100' WIDE EASEMENTS TO SAN DIEGO GAS & ELECTRIC COMPANY FOR PUBLIC UTILITIES RECORDED MAY 28, 1940 AS DOC. NO. 25312 IN BOOK 1036, PAGE 99, RECORDED OCTOBER 11, 1940 IN BOOK 1073, PAGES 409, 432, AND 433, RECORDED OCTOBER 11, 1940 IN BOOK 1080, PAGE 361, RECORDED OCTOBER 11, 1940 IN BOOK 1081, PAGE 383 AND RECORDED OCTOBER 11, 1940 IN BOOK 1089, PAGE 114; ALL OF OFFICIAL RECORDS.
- ② 20' WIDE EASEMENT TO THE CITY OF SAN DIEGO PRIVATE ROAD RECORDED SEPTEMBER 25, 1961 AS DOCUMENT NO. 166791, O.R.
- ③ PUBLIC SEWER EASEMENT GRANTED TO THE CITY OF SAN DIEGO RECORDED SEPTEMBER 25, 1961 AS DOCUMENT NO. 166789, O.R.
- ④ EASEMENT TO THE CITY OF SAN DIEGO FOR PUBLIC STORM DRAIN RECORDED OCTOBER 30, 1979 AS DOC. NO. 79-456385, O.R.
- ⑤ EASEMENT TO THE CITY OF SAN DIEGO FOR STORM DRAIN RECORDED OCTOBER 19, 1979 AS DOC. NO. 79-439316, O.R.
- ⑥ IRREVOCABLE OFFER TO DEDICATE FOR PUBLIC ROAD RECORDED AUGUST 19, 1981 AS DOC. NO. 81-264056, O.R.
- ⑦ EASEMENT TO THE CITY OF SAN DIEGO FOR DRAINAGE FACILITIES RECORDED MARCH 10, 2003 AS DOC. NO. 2003-0268697, O.R.
- ⑧ 8' WIDE EASEMENT TO SAN DIEGO GAS & ELECTRIC COMPANY FOR PUBLIC UTILITIES RECORDED MARCH 22, 2004 AS DOC. NO. 2004-0233590, O.R.
- ⑨ TEMPORARY ACCESS EASEMENT FOR SEWER GRANTED TO THE CITY OF SAN DIEGO RECORDED JULY 28, 2014 AS DOCUMENT NO. 2014-0317395, O.R.
- ⑩ SEWER EASEMENT GRANTED TO THE CITY OF SAN DIEGO RECORDED JULY 28, 2014 AS DOCUMENT NO. 2014-0317402, O.R.

### NON-PLOTTABLE EASEMENTS

THE FOLLOWING EASEMENTS HAVE NO EXACT LOCATION AND THEREFORE CANNOT BE PLOTTED.

1. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED JANUARY 25, 1983 AS DOC. NO. 83-025528, O.R.
2. EASEMENT TO SDG&E FOR UNDERGROUND FACILITIES RECORDED AUGUST 28, 1984 AS DOC. NO. 84-327706, O.R.
3. EASEMENT TO SDG&E FOR PIPELINE RECORDED AUGUST 28, 1984 AS DOC. NO. 84-327707, O.R.
4. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED MAY 22, 1985 AS DOC. NO. 85-180295, O.R.
5. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED MAY 13, 1987 AS DOC. NO. 87-262265, O.R.
6. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED NOVEMBER 5, 1991 AS DOC. NO. 1991-0571294, O.R.
7. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED JULY 9, 1993 AS DOC. NO. 1993-0441880, O.R.
8. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED NOVEMBER 18, 1993 AS DOC. NO. 1993-0776476, O.R.
9. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED APRIL 15, 1994 AS DOC. NO. 1994-0250435, O.R.
10. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED JUNE 29, 1994 AS DOC. NO. 1994-0411280, O.R.
11. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED DECEMBER 27, 1994 AS DOC. NO. 1994-0730799, O.R.
12. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED JUNE 3, 1997 AS DOC. NO. 1997-0259752, O.R.
13. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED MAY 8, 1981 AS DOC. NO. 81-143526, O.R.
14. EASEMENT TO THE CITY OF SAN DIEGO FOR STORM DRAINS RECORDED MAY 8, 1981 AS DOC. NO. 81-143526, O.R.
15. EASEMENT TO SDG&E FOR PUBLIC UTILITIES RECORDED JANUARY 10, 2000 AS DOC. NO. 2000-0013536, O.R.
16. EASEMENT TO SDG&E FOR POLES, WIRES, CABLES AND COMMUNICATION FACILITIES RECORDED JULY 25, 2002 AS DOC. NO. 2002-0624424, O.R.



#### PROJECT DESIGN CONSULTANTS

701 B Street, Suite 800 San Diego, CA 92101  
619.235.6471 Tel 619.234.0349 Fax

## COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM

### MULTI-HABITAT PLANNING AREA

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC	CED	3/3/21	

CITY OF SAN DIEGO, CALIFORNIA

SHEET 2 OF 7 SHEETS

*Amelia R. F. J.*  
FOR CITY ENGINEER DATE 3/1/2021

P.T.S. NO. 670032

I.O. NO. N/A

1908/1910-6277/6279

CCS83 COORDINATES

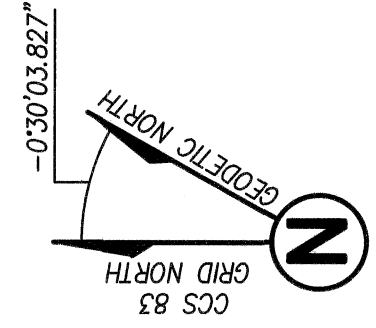
268/270-1717/1719

LAMBERT COORDINATES

COMPLETE

42034-2-B

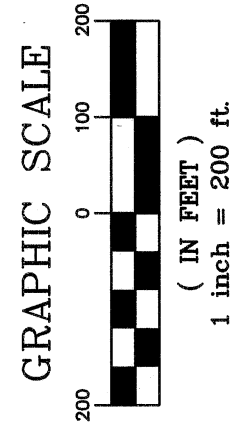
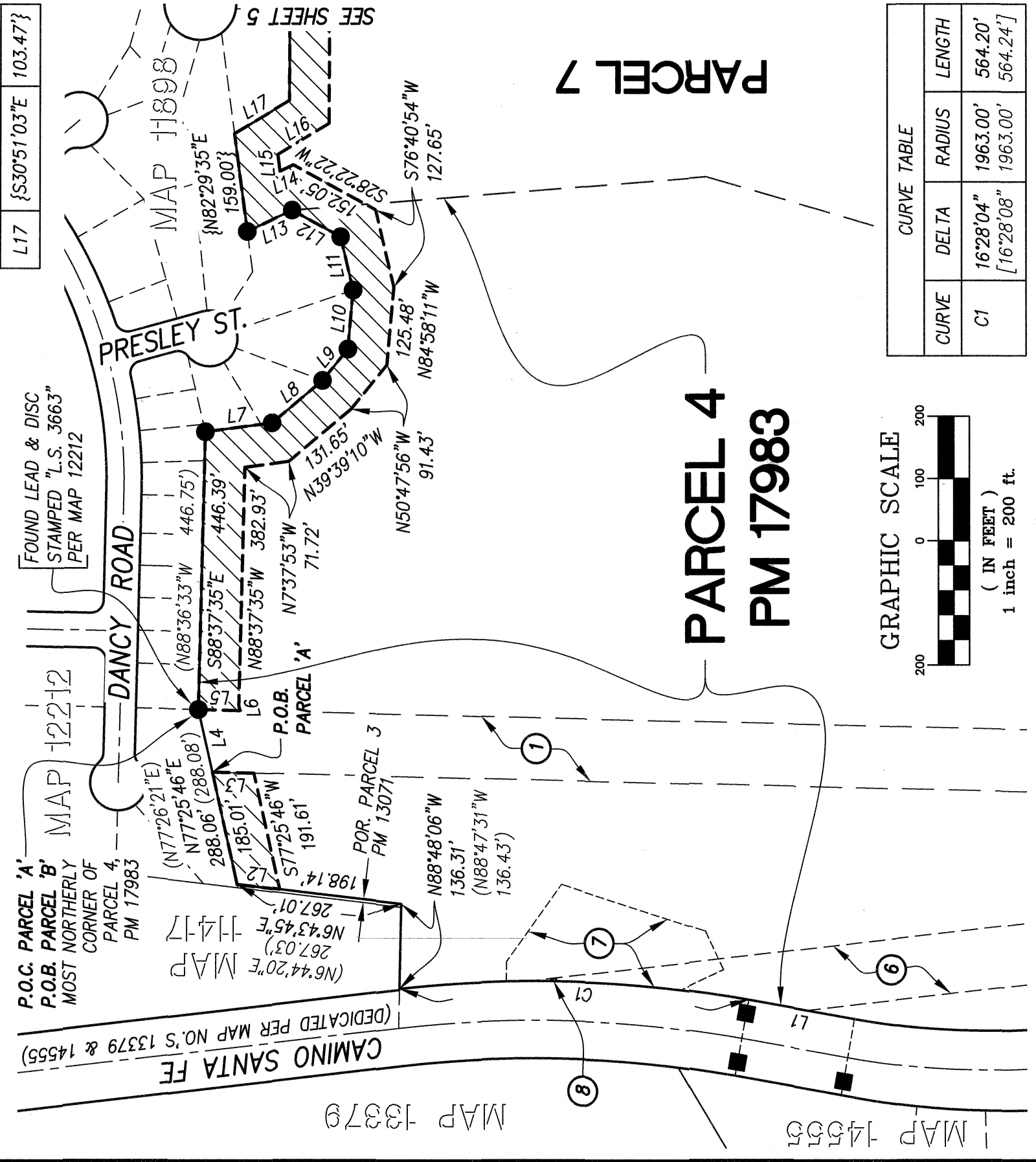




LINE TABLE		
LINE	DIRECTION	LENGTH
L1	N10°06'11"E [N10°06'00"E	173.85' 174.04']
L2	N6°43'45"E	68.87'
L3	S1°23'52"W	66.98'
L4	S77°25'46"W	103.05'
L5	N1°23'52"E	66.98'

L6	S77°25'46"W	8.22'
L7	S7°37'53"E (N7°30'25"W	108.58' 108.49')
L8	S39°39'10"E (N39°41'13"W	106.65' 106.61')
L9	S50°47'56"E (N50°51'11"W	65.11' 65.00')
L10	S84°58'11"E (N84°52'09"W	95.00' 95.00')

L11	N76°40'54"E (N76°41'37"E	88.00' 88.00')
L12	N28°22'22"E (N28°19'43"W	90.07' 90.00')
L13	N25°13'04"W (N25°10'03"W	80.30' 80.21')
L14	S25°13'04"E	24.14'
L15	S82°29'35"W	27.27'
L16	N30°51'03"W	97.49'
L17	{S30°51'03"E	103.47'}



CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	16°28'04" [16°28'08"]	1963.00' 1963.00'	564.20' 564.24']

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701 B Street, Suite 800  
San Diego, CA 92101  
619.235.6471 Tel  
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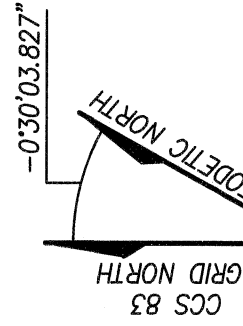
**COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM MULTI-HABITAT PLANNING AREA**

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC	CED	3/3/21	

<b>CITY OF SAN DIEGO, CALIFORNIA</b>	P.T.S. NO. 670032
SHEET 4 OF 7 SHEETS	I.O. NO. N/A
<i>Andrew R. ...</i>	1908/1910-6277/6279
FOR CITY ENGINEER	CCS83 COORDINATES
	268/270-1717/1719
	LAMBERT COORDINATES
	42034-4-B

**COMPLETE**

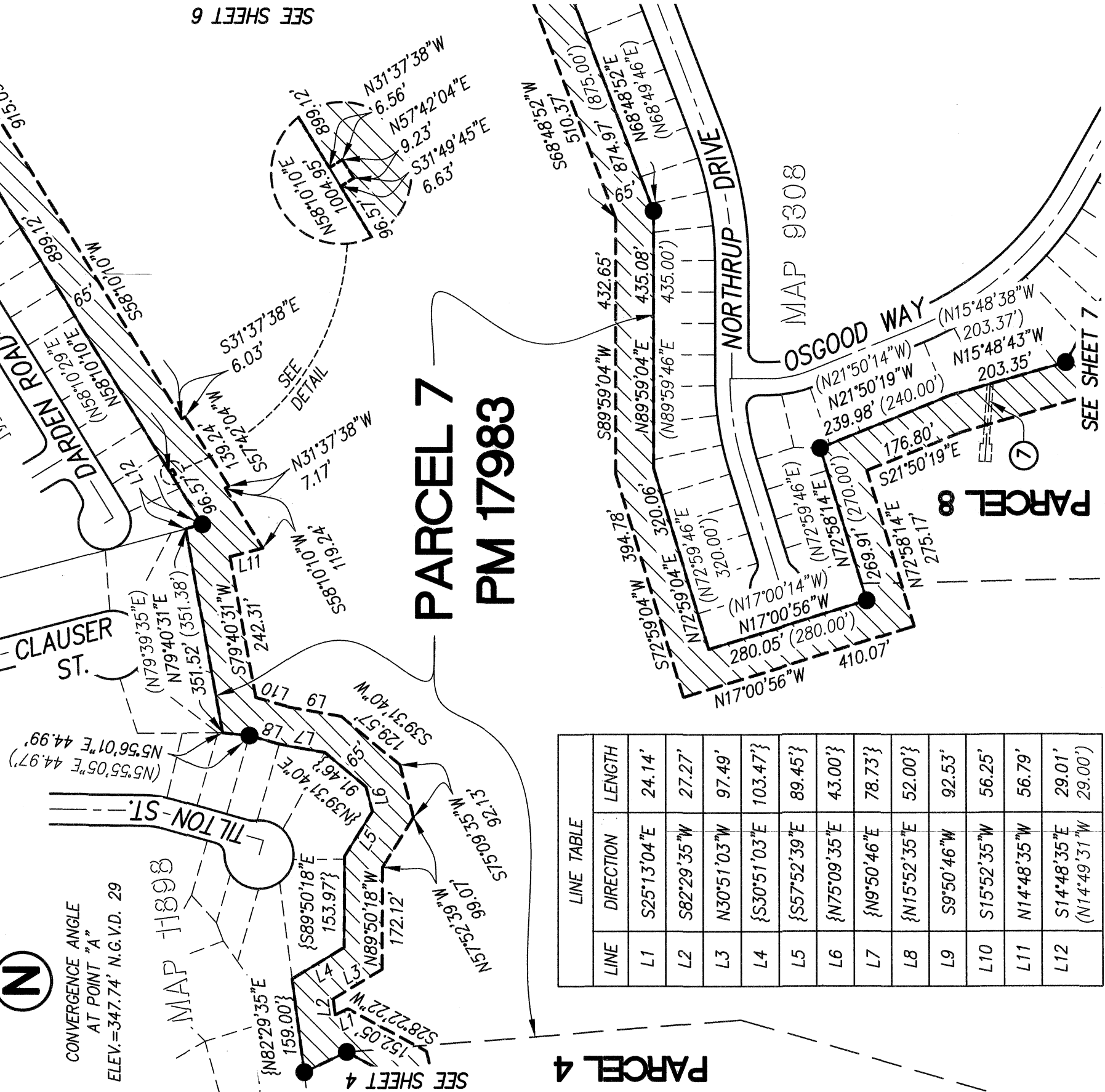


GRAPHIC SCALE



( IN FEET )  
1 inch = 200 ft.

CONVERGENCE ANGLE  
AT POINT "A"  
ELEV.=347.74' N.G.V.D. 29



LINE	DIRECTION	LENGTH
L1	S25°13'04"E	24.14'
L2	S82°29'35"W	27.27'
L3	N30°51'03"W	97.49'
L4	{S30°51'03"E	103.47'}
L5	{S57°52'39"E	89.45'}
L6	{N75°09'35"E	43.00'}
L7	{N9°50'46"E	78.73'}
L8	{N15°52'35"E	52.00'}
L9	S9°50'46"W	92.53'
L10	S15°52'35"W	56.25'
L11	N14°48'35"W	56.79'
L12	S14°48'35"E	29.01'
	(N14°49'31"W	29.00')



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619.235.6471 Tel 619.234.0349 Fax

**COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM MULTI-HABITAT PLANNING AREA**

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

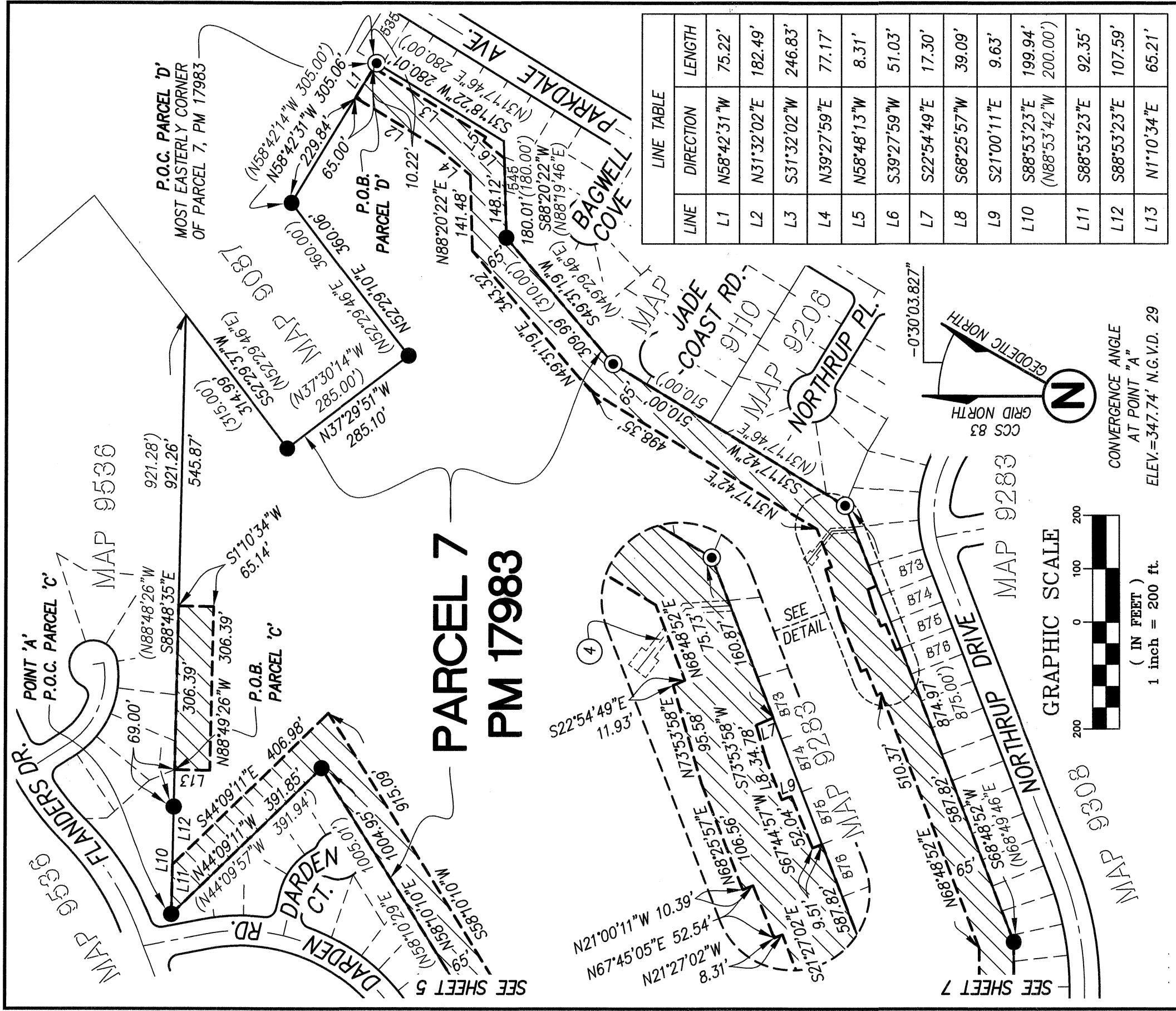
DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			
		CED	3/3/24	

**CITY OF SAN DIEGO, CALIFORNIA**  
SHEET 5 OF 7 SHEETS  
*Timothy A. [Signature]*  
FOR CITY ENGINEER DATE 3/4/2024

P.T.S. NO.	670032
I.O. NO.	N/A
1908/1910-6277/6279	CCS83 COORDINATES
268/270-1717/1719	LAMBERT COORDINATES
	42034-5-B

**COMPLETE**





LINE TABLE		
LINE	DIRECTION	LENGTH
L1	N58°42'31"W	75.22'
L2	N31°32'02"E	182.49'
L3	S31°32'02"W	246.83'
L4	N39°27'59"E	77.17'
L5	N58°48'13"W	8.31'
L6	S39°27'59"W	51.03'
L7	S22°54'49"E	17.30'
L8	S68°25'57"W	39.09'
L9	S21°00'11"E	9.63'
L10	S88°53'23"E (N88°53'42"W	199.94' 200.00')
L11	S88°53'23"E	92.35'
L12	S88°53'23"E	107.59'
L13	N1°10'34"E	65.21'

**PROJECT DESIGN CONSULTANTS**  
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 619.235.6471 Tel 619.234.0349 Fax

**COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM MULTI-HABITAT PLANNING AREA**

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

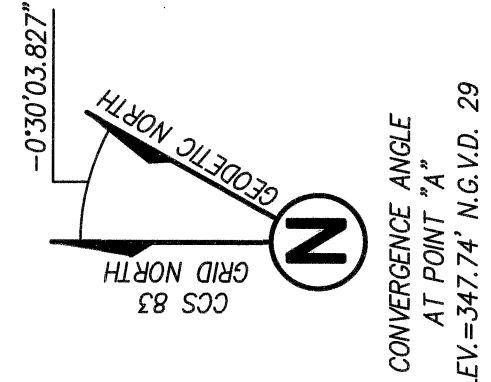
DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			
	CED		3/3/21	

**COMPLETE**

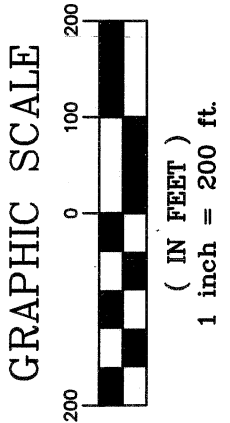
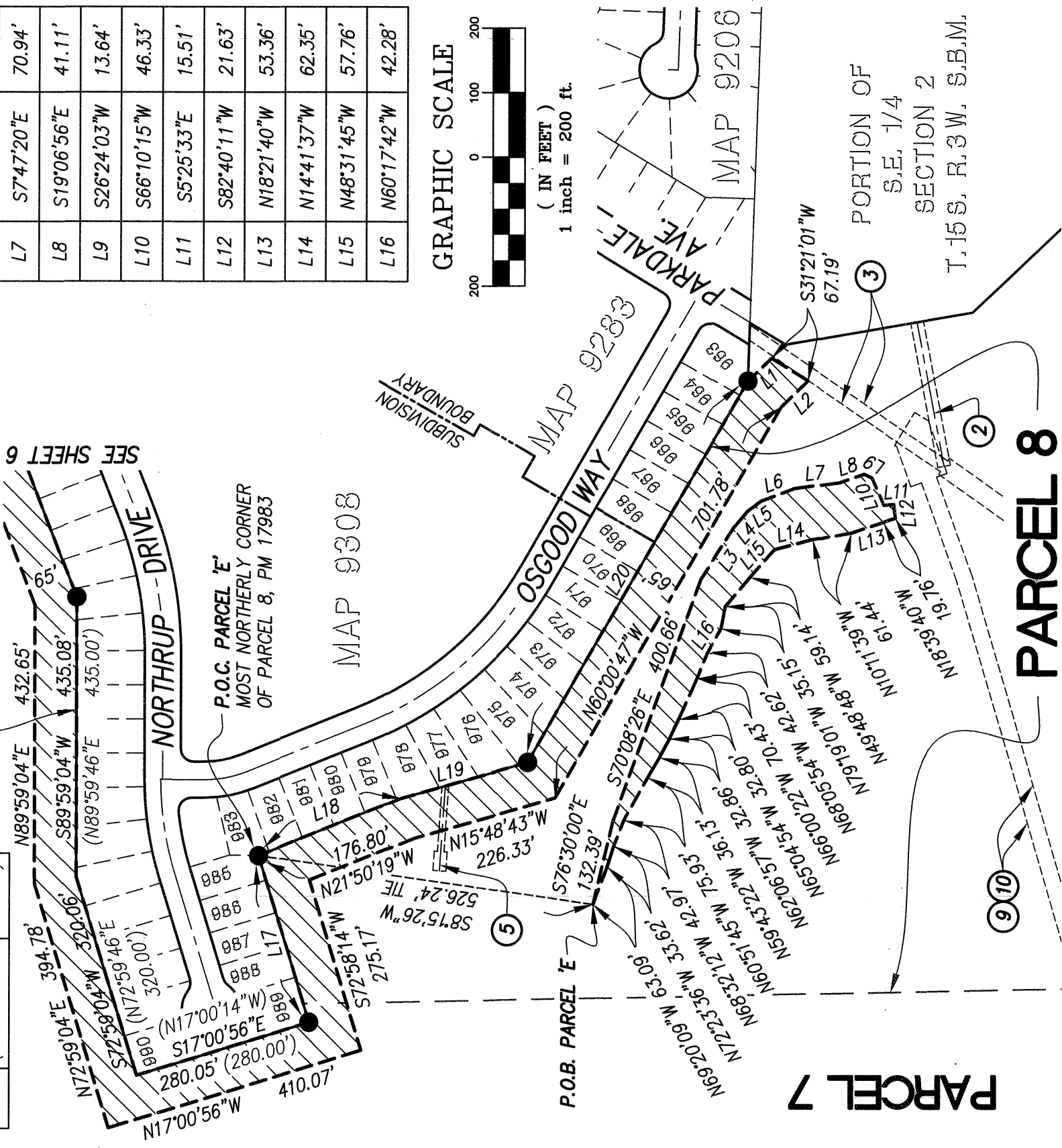
<b>CITY OF SAN DIEGO, CALIFORNIA</b>	P.T.S. NO. 670032
SHEET 6 OF 7 SHEETS	I.O. NO. N/A
<i>Amal R. Rao</i>	1908/1910-6277/6279
FOR CITY ENGINEER	CCS83 COORDINATES
	268/270-1717/1719
	LAMBERT COORDINATES
	42034-6-B

LINE	DIRECTION	LENGTH
L17	N72°58'14"E (N72°59'46"E)	269.91' 270.00'
L18	S21°50'19"E (N21°50'14"W)	239.98' 240.00'
L19	S15°48'43"E (N15°48'38"W)	203.35' 203.37'
L20	S60°00'47"E (N60°00'25"W)	684.54' 684.27'

**PARCEL 7**  
**PM 17983**



LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S43°58'25"E	51.16'
L2	N43°58'25"W	59.02'
L3	S57°37'44"E	93.76'
L4	S49°36'47"E	34.10'
L5	S36°49'33"E	26.31'
L6	S20°34'00"E	56.03'
L7	S7°47'20"E	70.94'
L8	S19°06'56"E	41.11'
L9	S26°24'03"W	13.64'
L10	S66°10'15"W	46.33'
L11	S5°25'33"E	15.51'
L12	S82°40'11"W	21.63'
L13	N18°21'40"W	53.36'
L14	N14°41'37"W	62.35'
L15	N48°31'45"W	57.76'
L16	N60°17'42"W	42.28'



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**COVENANT OF EASEMENT FOR PROTECTION OF ENVIRONMENTALLY SENSITIVE LANDS WITHIN THE MULTIPLE SPECIES CONSERVATION PROGRAM MULTI-HABITAT PLANNING AREA**

WITHIN PORTIONS OF PARCELS 4, 7 AND 8 OF PARCEL MAP NO. 17983

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC		3/9/21	

**CITY OF SAN DIEGO, CALIFORNIA**  
SHEET 7 OF 7 SHEETS  
FOR CITY ENGINEER  
DATE

P.T.S. NO.	670032
I.O. NO.	N/A
1908/1910-6277/6279	
CCS83 COORDINATES	
268/270-1717/1719	
LAMBERT COORDINATES	
42034-7-B	

**COMPLETE**