

EXHIBIT "B"

BASIS OF BEARINGS

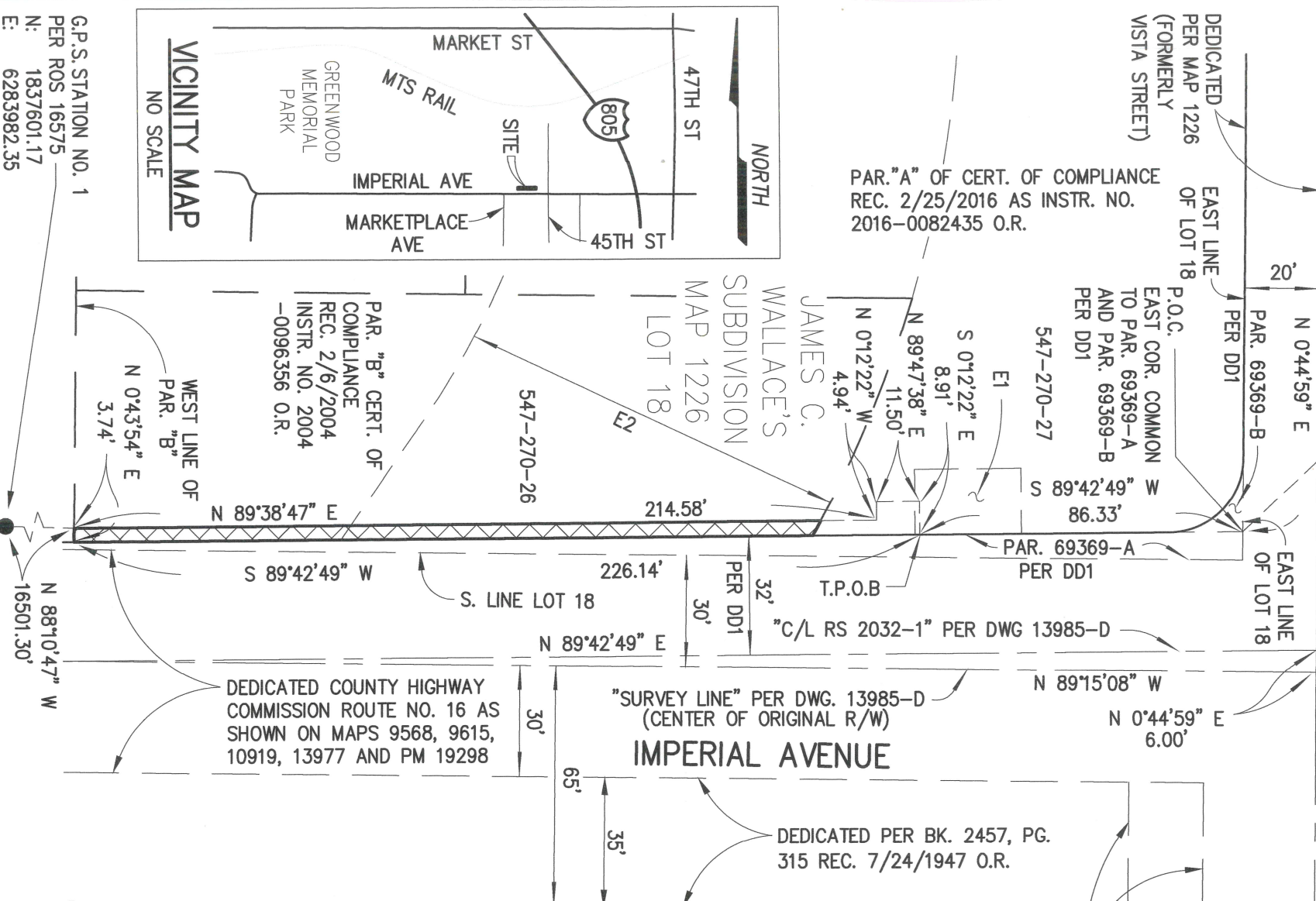
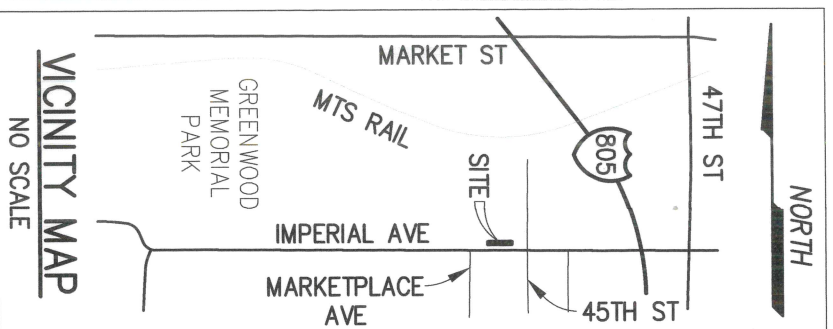
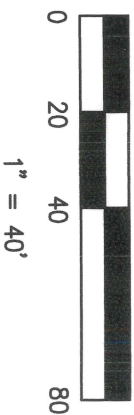
THE BASIS OF BEARINGS FOR THIS DRAWING IS THE CALIFORNIA COORDINATE SYSTEM, CCSS3, ZONE 6, EPOCH (1991.35) AND IS DETERMINED BY G.P.S. MEASUREMENTS TAKEN ON 6/15/2018 AND WERE ESTABLISHED FROM G.P.S. STATION NO. 1 AND G.P.S. STATION NO. 19 PER ROS 16575. THE BEARING FROM G.P.S. STATION NO. 1 TO G.P.S. STATION NO. 19 IS N 85°22'32" E.

QUOTED BEARINGS FROM REFERENCE MAPS OR DEEDS MAY OR MAY NOT BE IN TERMS OF SAID SYSTEM. THE COMBINED GRID FACTOR AT G.P.S. STATION NO. 19 IS 1.00001175. GRID DISTANCE = GROUND DISTANCE X COMBINED GRID FACTOR. ELEVATION AT G.P.S. STATION NO. 19 IS 138.29 (MSL DATUM).

G.P.S. STATION NO. 19
PER ROS 16575
N: 1839137.77
E: 6302978.83

CORNER COMMON TO LOTS 44,
45, 50, AND 51 OF HORTON'S
PURCHASE, MAP 283

CONVERGENCE ANGLE
AT GPS STA. NO. 19: CONV.
ANGLE = -0°27'43.67"



MULTIPLY DISTANCE BY 0.99998825 TO OBTAIN GROUND DISTANCES

LEGEND
PUBLIC STREET EASEMENT ACQUIRED AREA = 766 SQ. FT. (0.018 AC.), MORE OR LESS

- LS 6000 CONTROL POINT* PER ROS 16575 FOUND 2.5" BRASS DISC STAMPED "MTDB"
- CENTERLINE
- RIGHT-OF-WAY LINE
- OLD RIGHT-OF-WAY LINE
- LOT LINE
- TIE LINE
- EASEMENT LINE
- E1 COMMUNICATIONS EASEMENT GRANTED TO THE CITY OF SAN DIEGO REC. 12/8/2004 AS DOC. #2004-1154950 O.R.
- E2 DRAINAGE EASEMENT GRANTED TO THE CITY OF SAN DIEGO REC. 3/15/1979 AS DOC. #79-109046 O.R.
- P.O.C. POINT OF COMMENCEMENT
- T.P.O.B. TRUE POINT OF BEGINNING
- DD1 GRANT DEED TO THE COUNTY OF SAN DIEGO REC. 2/19/71 AS F/P NO. 31887 O.R.

AGUIRRE & ASSOCIATES
8363 CENTER DRIVE, SUITE 5A
LA MESA CA 91942 (619) 464-6978

Michael A. Havener 8-18-21
MICHAEL A. HAVENER L.S. 7354 DATE



DOCUMENT No. 2023-0245052
RECORDED SEP 08, 2023

PUBLIC STREET EASEMENT

A PORTION OF PARCEL B OF CERTIFICATE OF COMPLIANCE RECORDED 2/6/2004 AS INST. NO. 2004-0096356 O.R., BEING A PORTION OF LOT 18 OF JAMES C. WALLACE'S SUBDIVISION MAP NO. 1226

DESCRIPTION	BY	APPROVED DATE	FILED DATE	CITY OF SAN DIEGO, CALIFORNIA	PTS 671860
ORIGINAL	MH	S.O.	9/14/2023	SHEET 1 OF 1 SHEET	I.O. N/A
					1836-6299
					CCS 83 COORDINATES
					196-1739
					NAD 27 COORDINATES
ACQUIRED STATUS					42195-B