

REFERENCE DRAWINGS

- ROS 16584 • ROS 22269 • PARTITION MAP NO. 348
- ROS 6205 • PM 8041 • PM 17464
- PM 11755 • MAP 9031 • PM 780
- PM 7254 • PM 18354 • PM 20501
- MAP 11675 • MAP 13858 • 41906-D
- 41772-B • 41773-B • 42400-D
- 41985-B

LEGEND

INDICATES LAND SALE HEREON
AREA = 2.041 ACRES, MORE OR LESS

● INDICATES FOUND 2" IRON PIPE WITH CITY ENGINEERING DISK SET BY CITY FIELD ENGINEERING CREW IN SEPTEMBER 1967 PER CITY W.O. NO. 17600, INDEX 222-1731. SEE MAP 11675, MAP 13858 & PARCEL MAP 18354.

⊙ INDICATES FOUND 3/4" IRON PIPE WITH DISK STAMPED "RCE 27232" PER PARCEL MAP 18354

P.O.C. INDICATES POINT OF COMMENCEMENT

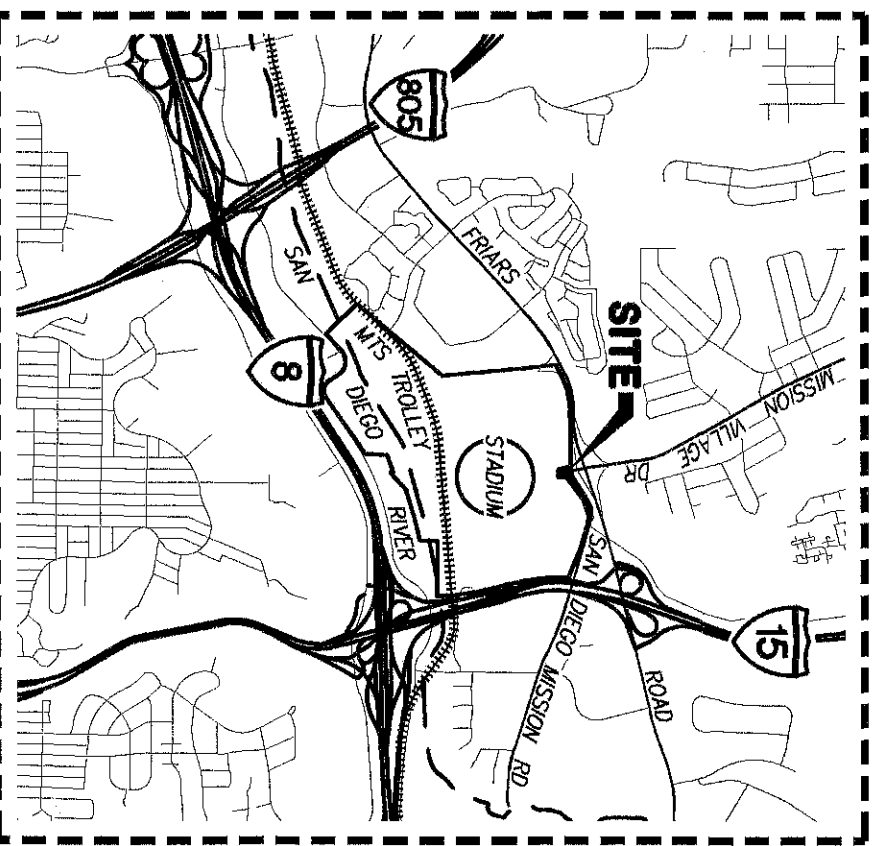
P.O.B. INDICATES POINT OF BEGINNING

R1 INDICATES STREET VACATION AND VARIOUS UTILITY EASEMENT RESERVATIONS PER RESOLUTION NO. R-314664 ADOPTED ON MAY 12, 2023 AND RECORDED ON MAY 9, 2023 AS DOCUMENT NO. 2023-012082, O.R.

{ } INDICATES RECORD DATA PER QUITCLAIM DEED REC. 03/03/1967 AS F/P NO. 29314, O.R.

() INDICATES RECORD DATA PER QUITCLAIM DEED REC. 02/25/1998 AS DOC. NO. 1998-0098902, O.R.

[] INDICATES RECORD DATA PER PRELIMINARY TITLE REPORT PROVIDED BY CHICAGO TITLE COMPANY DATED 11/25/2019 AS ORDER NO. 00101787-004-RM1-CFU

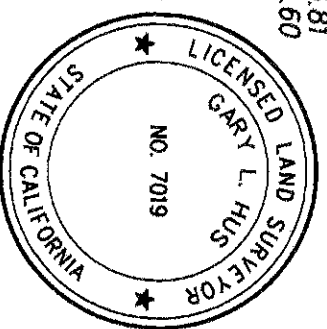
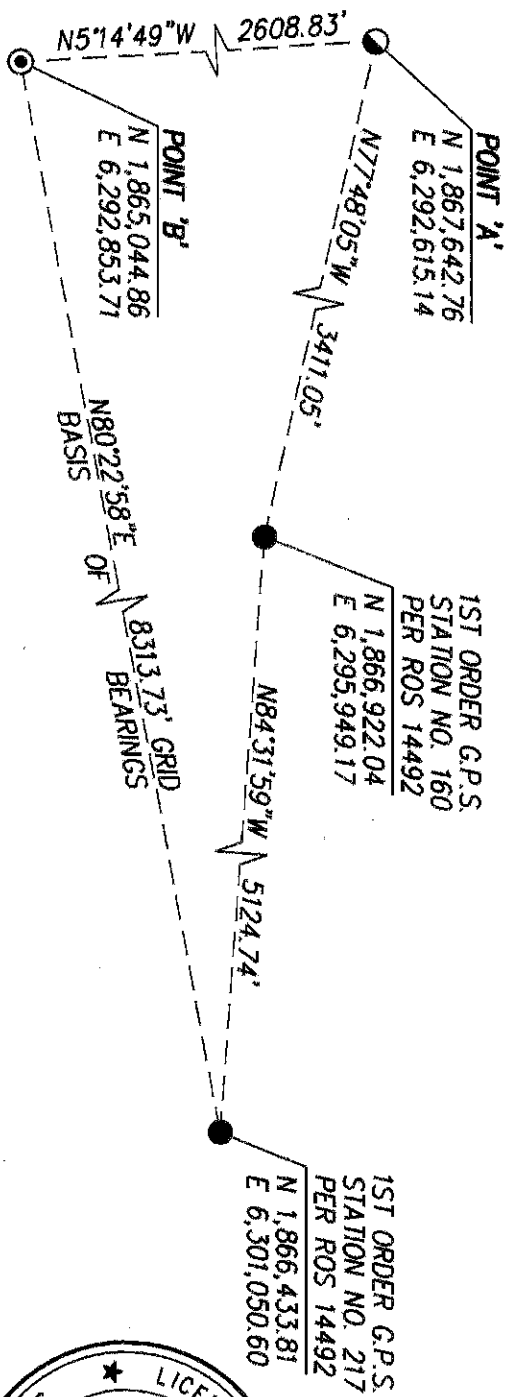


VICINITY MAP

NOT TO SCALE

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6, EPOCH 1991.35 GRID BEARING BETWEEN FIRST ORDER G.P.S. STATION NO. 160 AND FIRST ORDER G.P.S. STATION NO. 217 PER ROS 14492. I.E., NORTH 84°31'59" WEST
THE COMBINED SCALE FACTOR AT G.P.S. STATION 160 IS 1.0000001. QUOTED BEARINGS FROM REFERENCE DEEDS/MAPS MAY OR MAY NOT BE IN TERMS OF SAID SYSTEM.



BASIS OF BEARINGS DETAIL

NOT TO SCALE

Gary L. Hus
GARY L. HUS, L.S. 7019 DATE 08-17-2021



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Planning | Landscape Architecture | Engineering | Survey
701 B Street, Suite 800 San Diego, CA 92101
619.236.8471 Tel 619.234.0849 Fax

DOCUMENT NO. 2023-0142850
RECORDED JUNE 1, 2023

LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL"

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC	REL	9/23	

CITY OF SAN DIEGO, CALIFORNIA
SHEET 1 OF 11 SHEETS
Julie Ky
FOR CITY LAND SURVEYOR DATE 8/17/2021

P.T.S. NO. 665002
I.O. NO. N/A
1840-6303
CCS83 COORDINATES
200-1743
LAMBERT COORDINATES

COMPLETE

STATUS

42235-1-B

LINE	DIRECTION	LENGTH
L1	N46°22'09"E [S46°23'22"W]	338.22'
L2	S32°12'56"E [N32°12'24"W]	168.35' 168.35']
L3	N54°55'56"E [S54°56'28"W]	756.09'
L4	N1°05'25"E [S1°05'35"W]	321.94' 321.77']
L5	S1°05'02"W [N1°05'35"E]	50.26' 50.23']
L6	N47°27'18"E [S47°28'35"W]	371.19' 371.20']
L7	S1°04'30"W [N0°38'01"W]	12.03' 16.86']
L8	N0°55'04"E [S0°38'01"W]	261.79' 261.68']
L9	S89°02'33"E	817.50'
L10	N4°21'01"W [S4°20'34"E]	245.73'
L11	N58°06'39"W [S58°07'54"E]	2.63'
L12	N15°38'32"W [N15°38'54"W]	101.74' 101.74']
L13	N2°29'05"E [N2°28'43"E]	102.43' 102.43']
L14	N67°09'34"W [N67°09'56"W]	466.90' 467.00']
L15	N73°26'13"W [N73°26'35"W]	345.09' 344.99']
L16	S53°59'11"W [S53°58'49"W]	395.86' 395.86']
L17	S0°00'22"W [S0°00'00"W]	120.00' 120.00']
L18	N89°59'38"W [N90°00'00"W]	110.00' 110.00']
L19	N16°26'15"W [N16°26'46"W]	194.27' 194.27']
L20	N89°59'32"W [N90°00'00"W]	550.56' 550.67']
L21	S87°00'16"W [S87°00'00"W]	350.29' 350.18']
L22	S62°13'09"W [S62°12'47"W]	193.23' 193.09']
L23	S51°4'49"E	313.06'
L24	N68°04'54"E	263.04'
L25	N69°10'15"E	243.00'

LINE	DIRECTION	LENGTH
L26	N70°34'18"E	322.41'
L27	N79°58'11"E	56.20'
L28	N84°43'16"E	215.18'
L29	S85°52'47"E	122.60'
L30	N65°40'08"E	191.39'
L31	N85°12'18"E	334.12'
L32	S88°52'36"E	395.67'
L33	N77°44'24"E	1050.07'
L34	N81°45'29"E	59.66'
L35	N51°4'49"W [N51°4'33"W]	71.10' 70.38']
L36	N62°12'52"E [N62°12'47"E]	154.88' 156.54']
L37	N87°00'22"E [N87°00'00"E]	387.71' 386.11']
L38	N71°35'53"E [N71°35'31"E]	924.13' 923.84']
L39	S79°52'10"E [S79°52'32"E]	149.80' 149.77']
L40	S0°41'37"W [S0°54'06"W]	21.59' 21.58']
L41	S72°13'17"E [S72°13'39"E]	530.72' 530.72']
L42	S21°05'29"W [S21°05'07"W]	43.80' 43.79']
L43	S72°12'55"E [S72°13'17"E]	97.37' 97.37']
L44	S67°55'34"E [S67°55'56"E]	116.79' 116.79']
L45	S22°19'17"W [S14°11'26"W]	0.30' 0.85']
L46	N84°36'16"E	14.77'
L47	N88°00'09"E	132.79'
L48	N83°53'49"E	18.66'
L49	S86°52'29"E	66.82'
L50	N83°26'08"E	177.92'

LINE	DIRECTION	LENGTH
L51	S9°40'15"E	1.57'
L52	N76°30'41"E	161.29'
L53	N57°33'47"E	338.10'
L54	N90°00'00"E	33.89'
L55	S1°02'59"W	52.21'

EXISTING EASEMENTS

- ① PUBLIC ROAD EASEMENT GRANTED TO THE COUNTY OF SAN DIEGO PER DOCUMENT REC. 08/22/1896 IN BOOK 255, PAGE 18 OF DEEDS.
- ② 25' WIDE WATER EASEMENT GRANTED TO THE CITY OF SAN DIEGO PER INST. NO. 80-427413, REC. 12/19/1980, O.R.
- ③ 12' WIDE PUBLIC UTILITIES & INGRESS/EGRESS EASEMENT GRANTED TO SAN DIEGO GAS & ELECTRIC COMPANY PER INST. NO. 1961-353, REC. 01/03/1961, O.R.
- ④ 15' WIDE DRAINAGE & SEWER EASEMENT GRANTED TO THE CITY OF SAN DIEGO PER INST. NO. 1966-58668, REC. 04/07/1966, O.R.
*PORTION VACATED PER RESOLUTION NO. _____ (SEE CITY DWG NO. S 42400-D)
- ⑤ 6' WIDE PIPE LINE EASEMENT GRANTED TO THE CITY OF SAN DIEGO PER INST. NO. 1967-154832, REC. 10/06/1967, O.R.
VACATED PER RESOLUTION NO. _____ (SEE CITY DWG NO. 42400-D)

NON-PLOTTABLE EXISTING EASEMENTS

- PUBLIC UTILITIES, INGRESS AND EGRESS EASEMENT GRANTED TO SAN DIEGO GAS & ELECTRIC COMPANY PER INST. NO. 1983-271165 RECORDED 08/04/1983, O.R.



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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

STATUS

CITY OF SAN DIEGO, CALIFORNIA
 SHEET 2 OF 11 SHEETS
Full A. K. B.
 FOR CITY LAND SURVEYOR DATE *8/17/2021*

P.T.S. NO. 665002
 I.O. NO. N/A

1840-6303

CCS83 COORDINATES

200-1743

LAMBERT COORDINATES

42235-2-B

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	101°24'14"	230.00'	407.06'
	[101°24'14"]	230.00'	407.06']
C2	92°51'08"	170.00'	275.50'
	[92°51'08"]	170.00'	275.50']
C3	4°54'56"	3030.02'	259.94'
	[3030.02']	259.94'	259.78']
C4	1°48'05"	8890.66'	279.52'
	[1°48'08.5"]	8890.66'	279.67']
C5	4°48'05"	8982.03'	752.69'
	[4°49'17"]	8982.03'	755.83']
C6	9°45'51"	4141.50'	705.78'
	[9°46'17"]	4141.50'	706.30']
C7	18°07'37"	2500.00'	790.94'
	[18°07'37"]	2500.00'	790.94']
C8	52°34'36"	460.00'	422.11'
	{52°34'36"}	460.00'	422.11'}{
C9	24°47'13"	1000.00'	432.61'
	{24°47'13"}	1000.00'	432.61'}{
C10	4°05'01"	290.00'	20.67'
C11	7°24'00"	4141.50'	534.90'
C12	24°47'30"	1000.00'	432.70'
	{24°47'13"}	1000.00'	432.61'}{
C13	15°24'29"	1000.00'	268.92'
	{15°24'29"}	1000.00'	286.92'}{
C14	0°27'00"	8000.00'	62.83'
	{0°27'10"}	8000.00'	63.22'}{
C15	35°10'20"	352.00'	216.08'
	{35°10'20"}	352.00'	216.09'}{
C16	3°23'53"	190.00'	11.27'
C17	4°06'20"	220.00'	15.76'
C18	9°13'42"	190.00'	30.60'
C19	9°41'23"	210.00'	35.51'
C20	86°53'37"	20.00'	30.33'
C21	23°12'09"	95.00'	38.47'
C22	32°26'13"	505.00'	285.90'
C23	12°43'17"	90.50'	20.09'
C24	37°23'41"	460.00'	300.22'

CROWN CASTLE 6' WIDE UTILITY EASEMENT & DATA TABLE			
LINE / CURVE	DIRECTION / DELTA	RADIUS	LENGTH
L76	N13°29'19"W		13.13'
L77	N79°30'16"E		52.54'
C35	38°42'04"	75.00'	50.66'
L78	N70°23'33"E		17.56'
L79	N90°00'00"W		33.86'
C36	7°58'14"	503.50'	70.04'
L80	N82°01'46"W		38.89'

CITY OF SAN DIEGO, AT&T, VERIZON, SAN DIEGO GAS & ELECTRIC COMPANY, LEVEL 3, KINDER MORGAN & CROWN CASTLE 31' WIDE ACCESS EASEMENT & DATA TABLE			
LINE / CURVE	DIRECTION / DELTA	RADIUS	LENGTH
L66	N76°30'41"E		140.85'
C28	22°53'34"	110.50'	44.15'
L67	N57°33'47"E		338.10'
C29	32°26'13"	489.50'	277.12'
L68	N90°00'00"W		33.60'

VERIZON 6' WIDE UTILITY EASEMENT & DATA TABLE			
LINE / CURVE	DIRECTION / DELTA	RADIUS	LENGTH
L81	S14°54'52"E		3.85'
L82	S65°28'44"E		5.99'
L83	N78°19'12"E		50.11'
L84	N82°14'50"E		48.10'
C32	26°44'32"	100.00'	46.67'
L85	N55°30'18"E		45.31'
L86	N49°52'36"E		25.24'
L87	N57°53'37"E		174.33'
L88	N58°16'17"E		99.90'
L89	N59°55'21"E		35.85'
C33	11°58'03"	250.00'	52.22'
L90	N71°53'23"E		27.14'
C34	18°06'37"	550.00'	173.85'
L91	S90°00'00"E		24.76'

LEVEL 3 6' WIDE UTILITY EASEMENT & DATA TABLE			
LINE / CURVE	DIRECTION / DELTA	RADIUS	LENGTH
L60	N13°29'19"W		57.35'
L61	N77°48'20"E		104.03'
L62	N64°12'16"E		65.81'
L63	N57°38'02"E		395.04'
L64	N26°31'46"W		30.96'
C25	90°17'11"	3.00'	4.73'
C26	10°14'43"	447.20'	79.97'
L65	N74°00'08"E		17.17'
C27	19°12'07"	509.00'	170.58'

SAN DIEGO GAS & ELECTRIC 6' WIDE UTILITY EASEMENT & DATA TABLE			
LINE / CURVE	DIRECTION / DELTA	RADIUS	LENGTH
L69	N13°58'18"W		6.56'
L70	N82°12'28"E		30.74'
L71	N76°52'39"E		48.28'
L72	N70°17'30"E		38.62'
L73	N65°25'27"E		13.16'
C30	20°57'03"	98.00'	35.83'
L74	N57°33'47"E		338.10'
C31	32°26'13"	502.00'	284.20'
L75	N90°00'00"E		33.83'

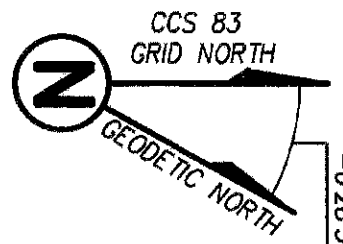
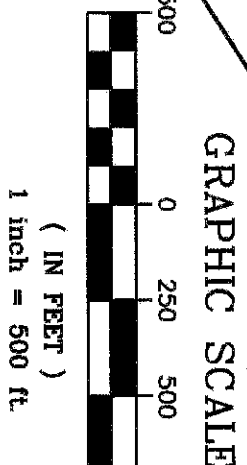
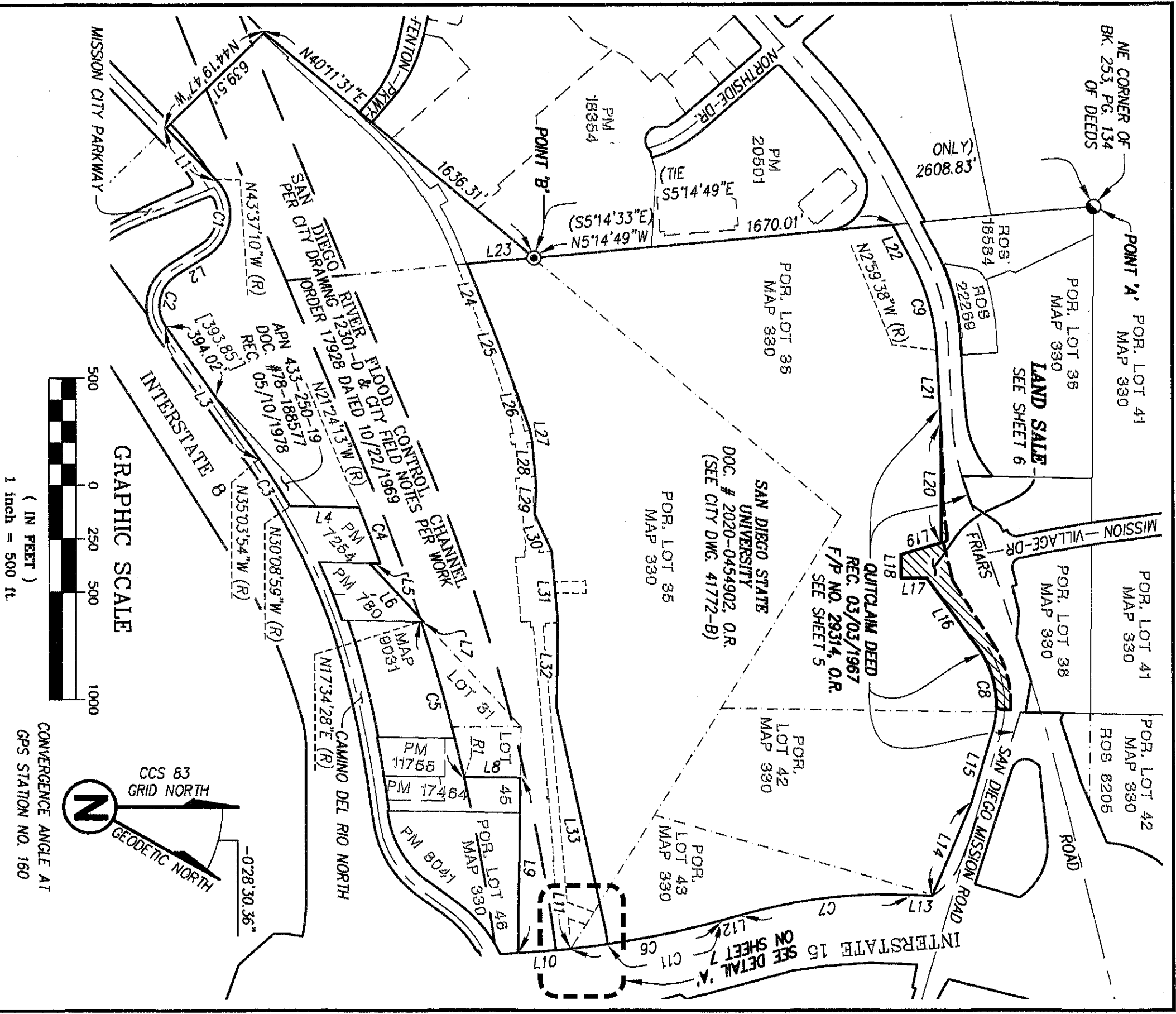
RADIAL TABLE		
RADIAL	DIRECTION	RADIUS
R1	N12°46'23"W	8982.03'
R2	N18°26'46"W	8000.00'
	{N18°24'49"W}	8000.00'}{
R3	S91°4'04"E	95.00'

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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCO, ET AL. VS. THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED	CITY OF SAN DIEGO, CALIFORNIA	P.T.S. NO.
ORIGINAL	PDC				SHEET 3 OF 11 SHEETS	665002
					FOR CITY LAND SURVEYOR	N/A
					DATE	1840-6303
						CCS83 COORDINATES
						200-1743
						LAMBERT COORDINATES
						42235-3-B



CONVERGENCE ANGLE AT
GPS STATION NO. 160

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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS
 WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT
 CASE NO. 348 "JUAN M. LUCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

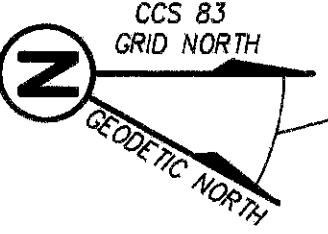
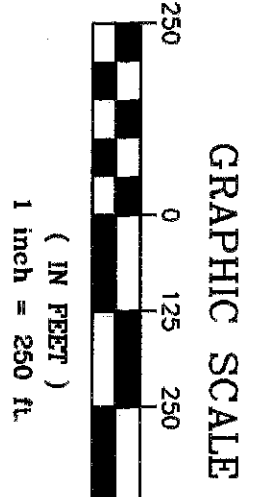
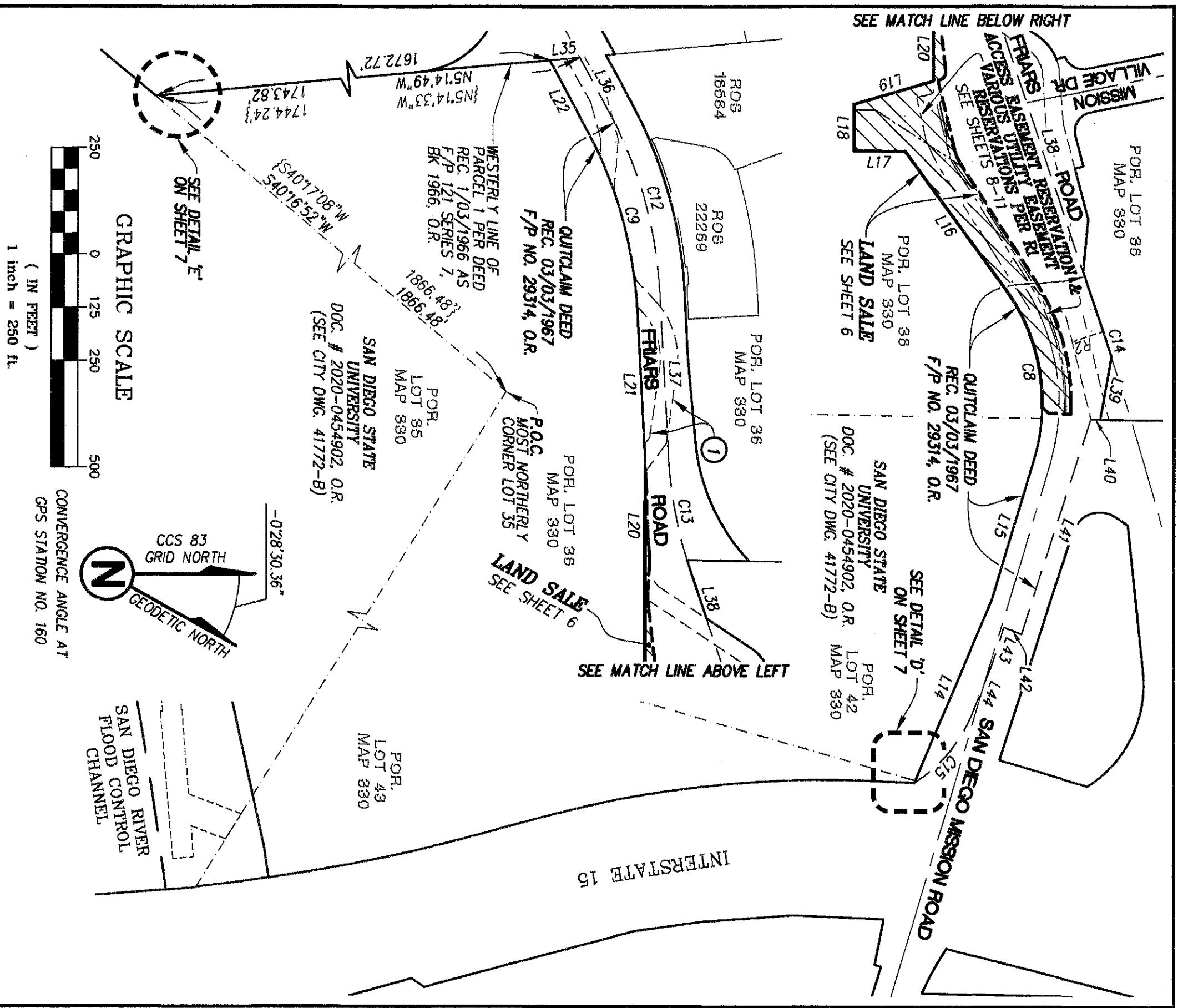
DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

CITY OF SAN DIEGO, CALIFORNIA
 SHEET 4 OF 11 SHEETS
Val R. R. R.
 FOR CITY LAND SURVEYOR DATE

P.T.S. NO. 665002
 I.O. NO. N/A
 1840-6303
 CCS83 COORDINATES
 200-1743
 LAMBERT COORDINATES

STATUS

42235-4-B



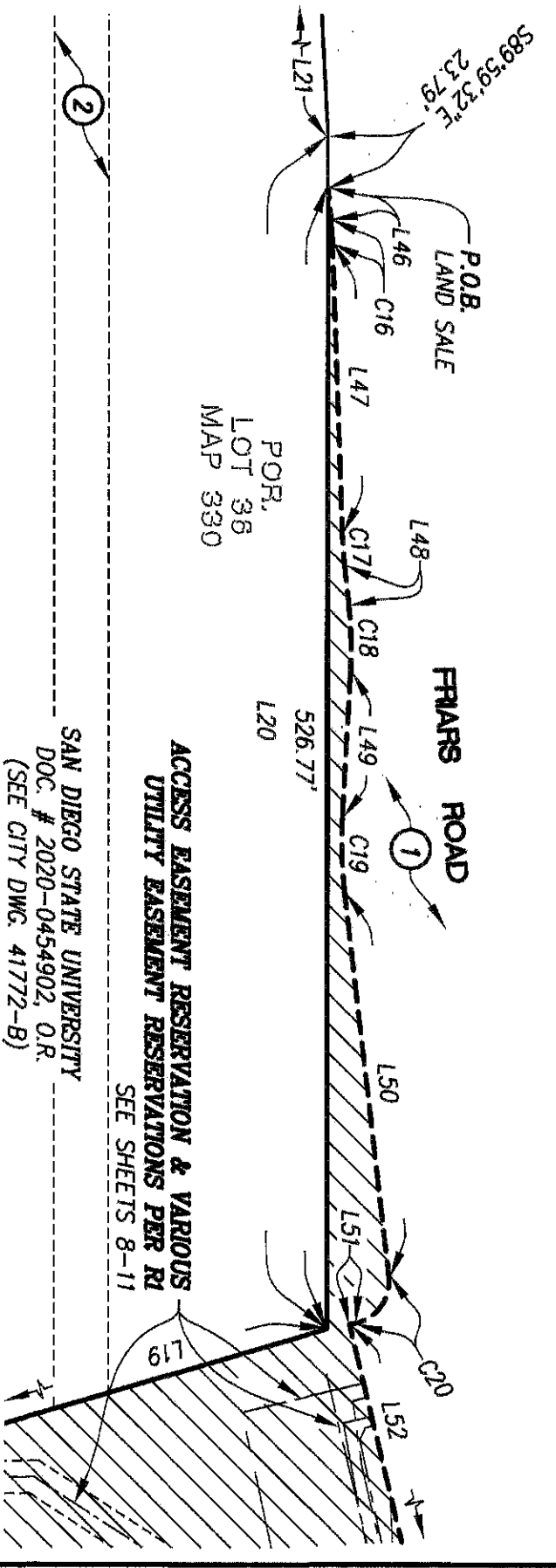
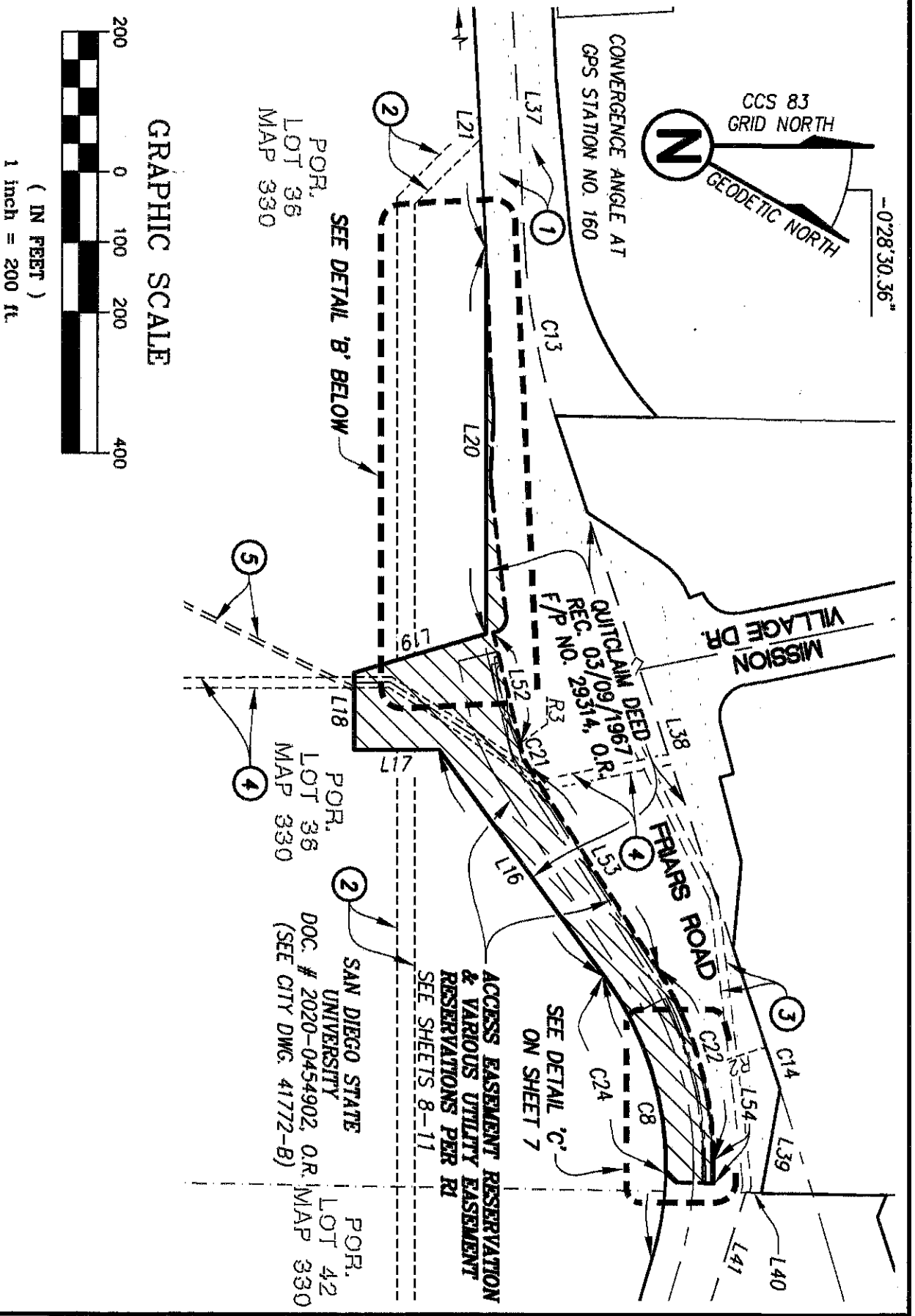
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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

CITY OF SAN DIEGO, CALIFORNIA	
SHEET 5 OF 11 SHEETS	
FOR CITY LAND SURVEYOR	DATE
<i>Valeria Lopez</i>	
<i>Valeria</i>	
P.T.S. NO. 665002	
I.O. NO. N/A	
1840-6303	
CCS83 COORDINATES	
200-1743	
LAMBERT COORDINATES	
42235-5-B	



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DETAIL 'B'
 NOT TO SCALE
 SAN DIEGO STATE UNIVERSITY
 DOC. # 2020-0454902, O.R.
 (SEE CITY DWG. 41772-B)

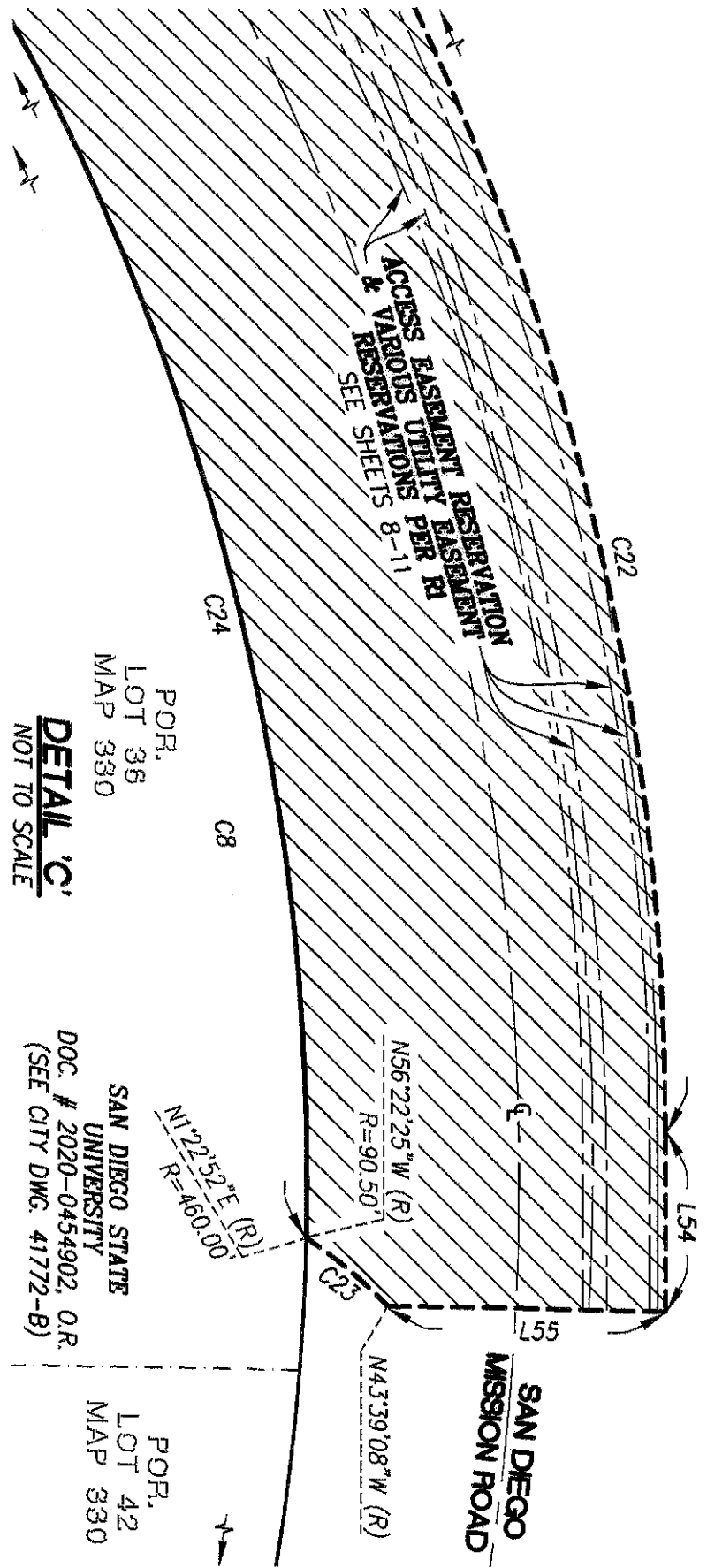
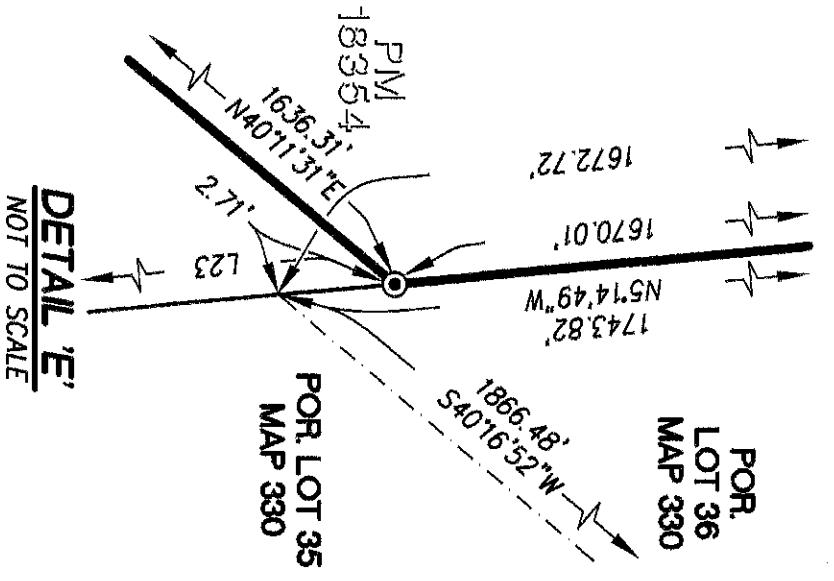
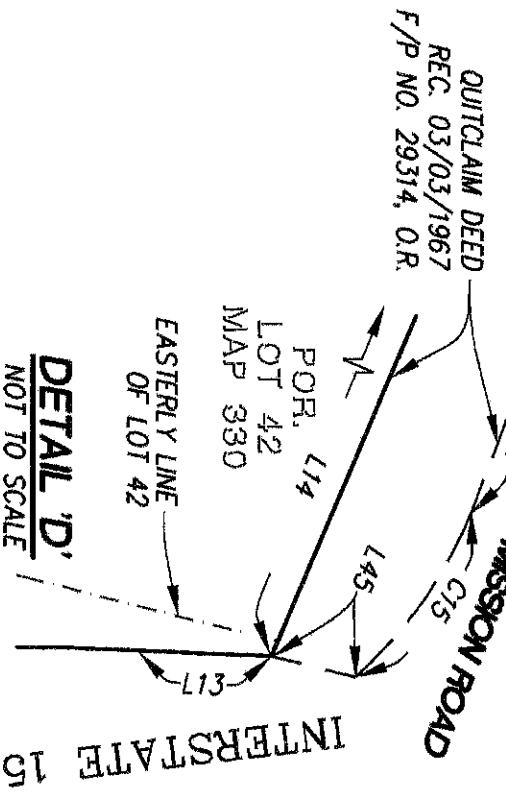
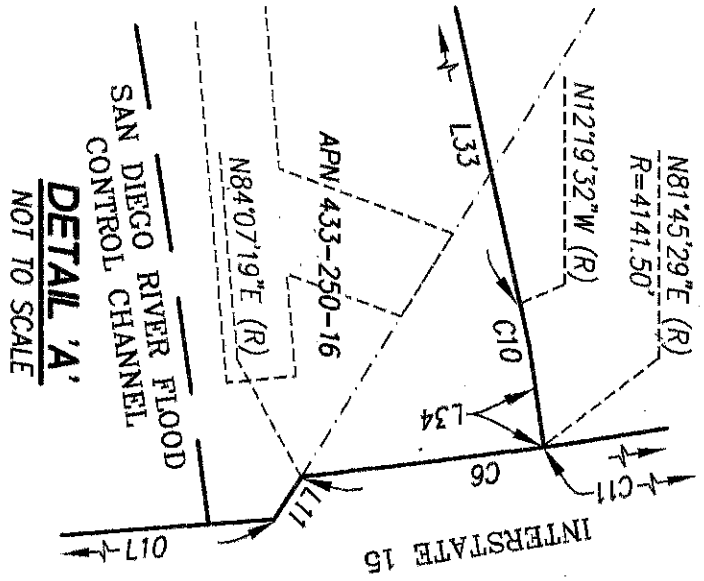
LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

CITY OF SAN DIEGO, CALIFORNIA	FOR CITY LAND SURVEYOR	DATE
SHEET 6 OF 11 SHEETS		

P:\4264-30\Mapping\Plate\B--Sheet Frars \$1 Vacation -- LAND SALE\4264-30_B--Sheet_FrarsRd--Landscape_Shp-7.dwg
 Aug 03, 2021 -- 9:27am
 P.T.S. NO. 665002
 I.O. NO. N/A
 1840-6303
 CCS83 COORDINATES
 200-1743
 LAMBERT COORDINATES
 42235-6-B



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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS
 WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT
 CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

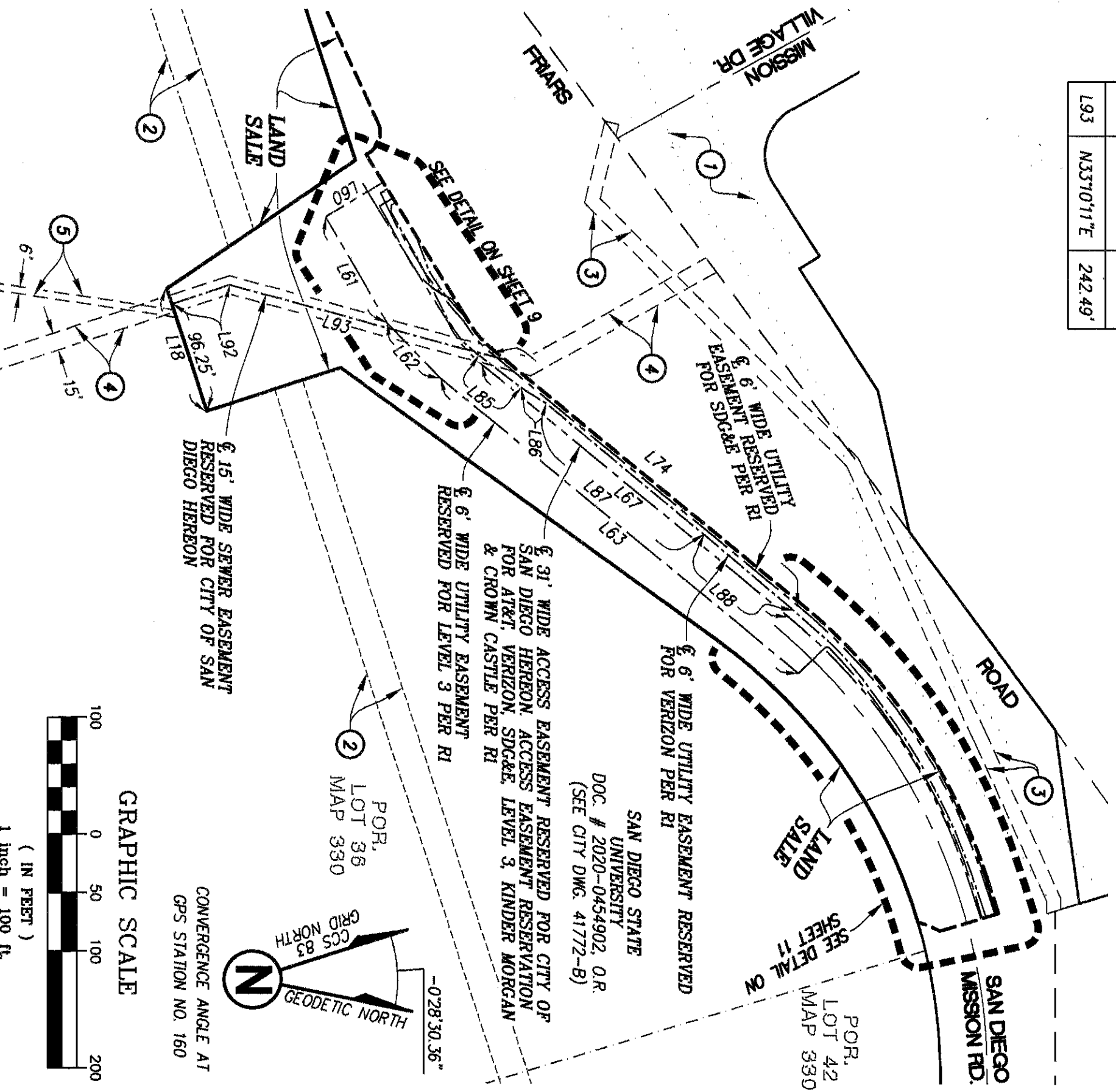
CITY OF SAN DIEGO, CALIFORNIA
 SHEET 7 OF 11 SHEETS
 FOR CITY LAND SURVEYOR DATE

P.T.S. NO. 665002
 I.O. NO. N/A
 1840-6303
 CCS83 COORDINATES
 200-1743
 LAMBERT COORDINATES

STATUS

42235-7-B

CITY OF SAN DIEGO 15' WIDE SEWER EASEMENT & DATA TABLE		
LINE	DIRECTION	LENGTH
L92	N00°16'56"W	51.75'
L93	N33°10'11"E	242.49'



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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS
 WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT
 CASE NO. 348 "JUAN M LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL"

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

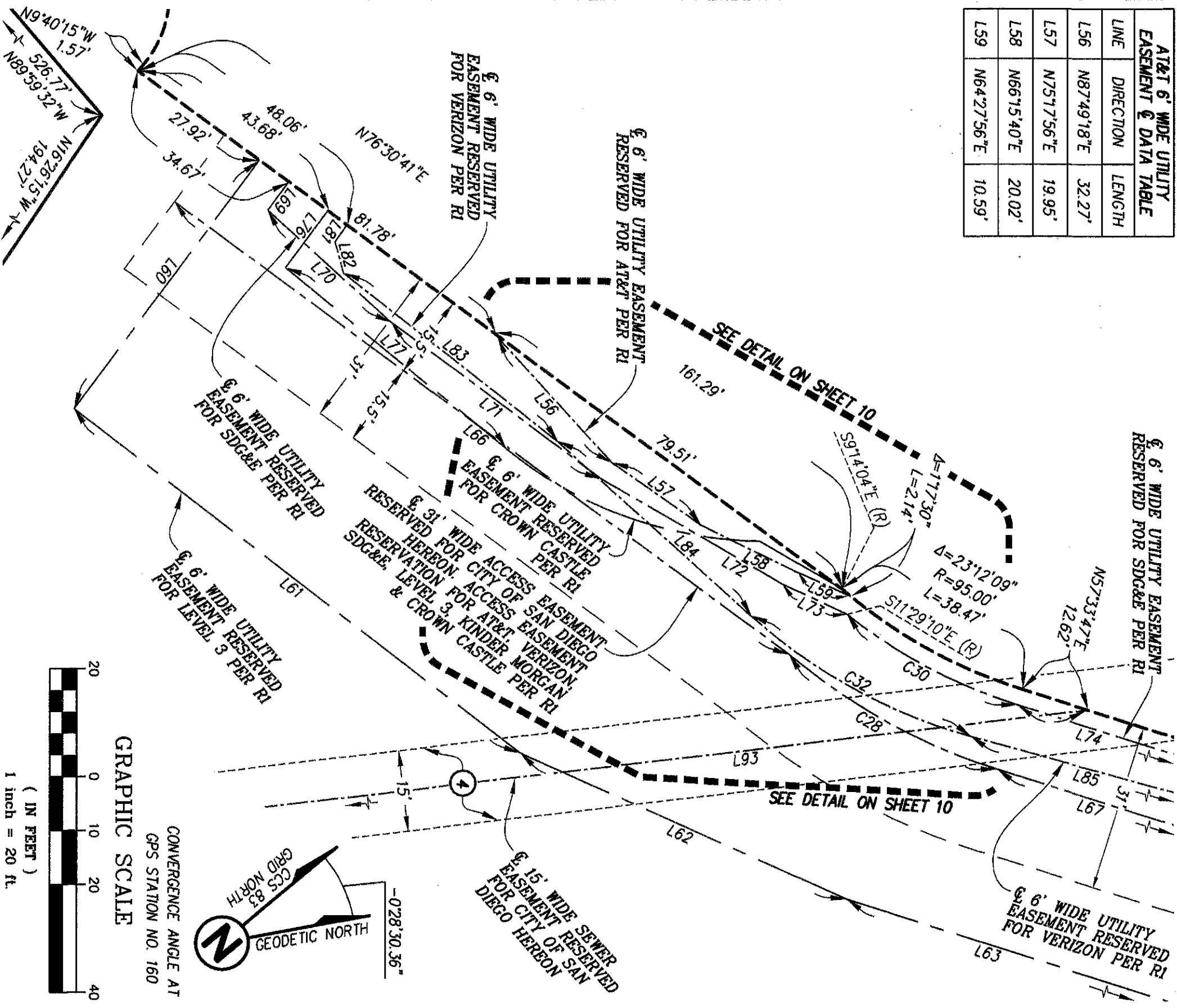
CITY OF SAN DIEGO, CALIFORNIA
 SHEET 8 OF 11 SHEETS
Valle R. Lopez
 FOR CITY LAND SURVEYOR DATE

P.T.S. NO. 665002
 I.O. NO. N/A
 1840-6303
 CCS83 COORDINATES
 200-1743
 LAMBERT COORDINATES

STATUS

42235-8-B

AT&T 6' WIDE UTILITY EASEMENT & DATA TABLE		
LINE	DIRECTION	LENGTH
L56	N87°49'18"E	32.27'
L57	N75°17'56"E	19.95'
L58	N66°15'40"E	20.02'
L59	N64°27'56"E	10.59'



PROJECT DESIGN CONSULTANTS
 Planning | Landscape Architecture | Engineering | Survey
 701 B Street, Suite 800 San Diego, CA 92101
 619.235.6471 Tel 619.234.0349 Fax

LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

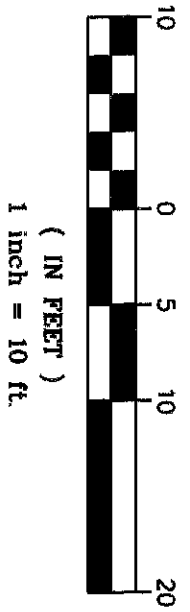
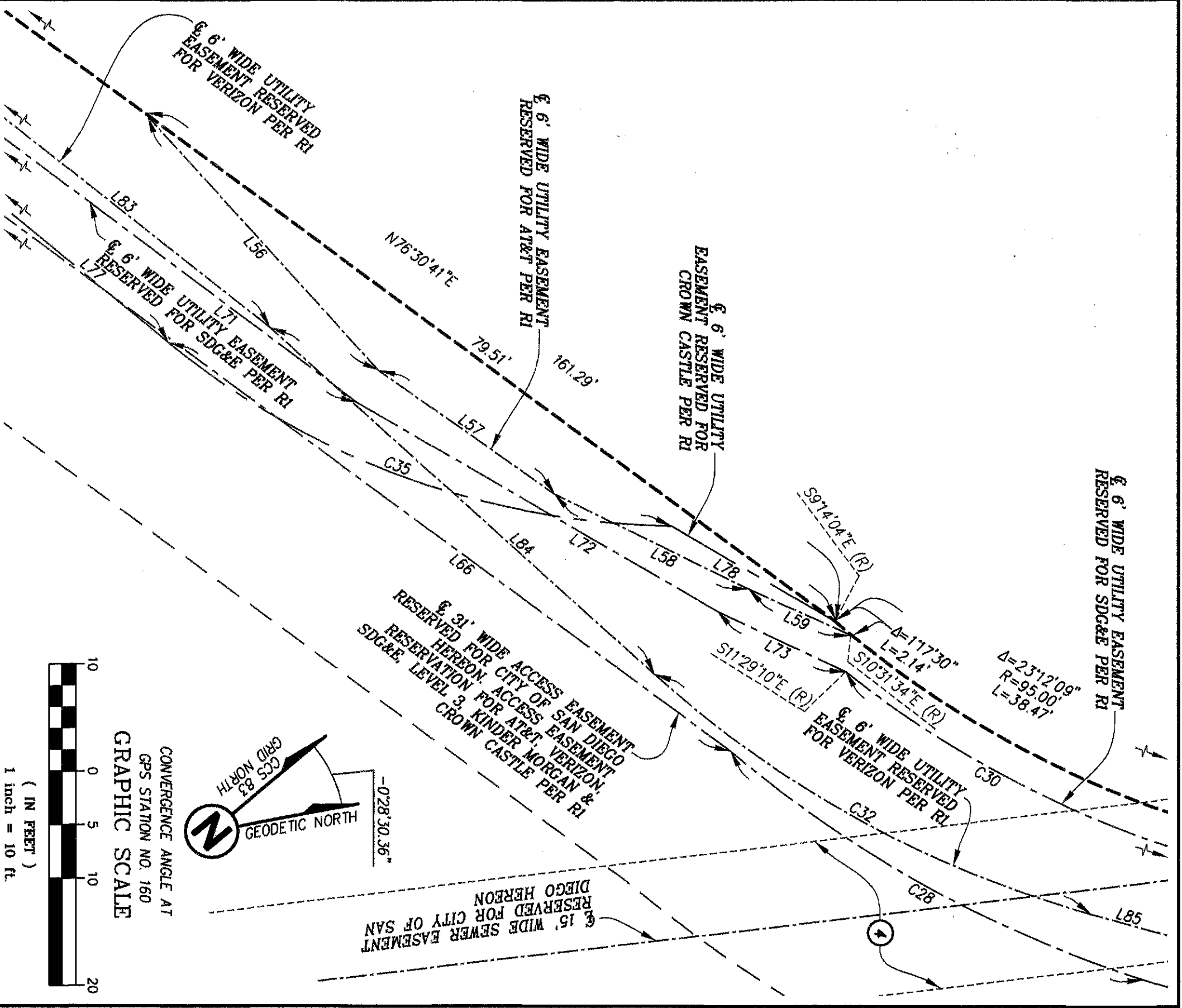
DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

CITY OF SAN DIEGO, CALIFORNIA
 SHEET 9 OF 11 SHEETS
 FOR CITY LAND SURVEYOR DATE

P.T.S. NO. 665002
 I.O. NO. N/A
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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

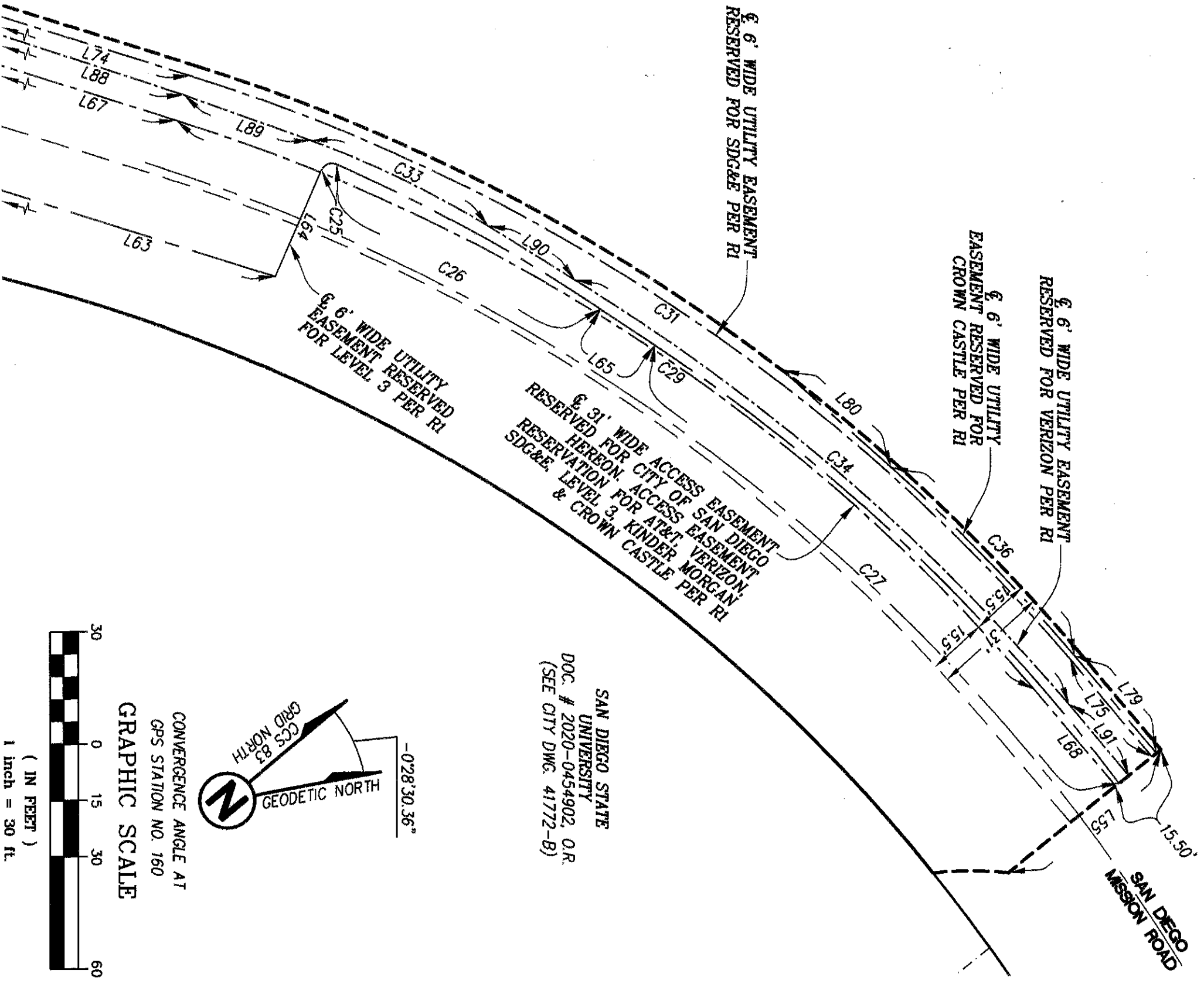
WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

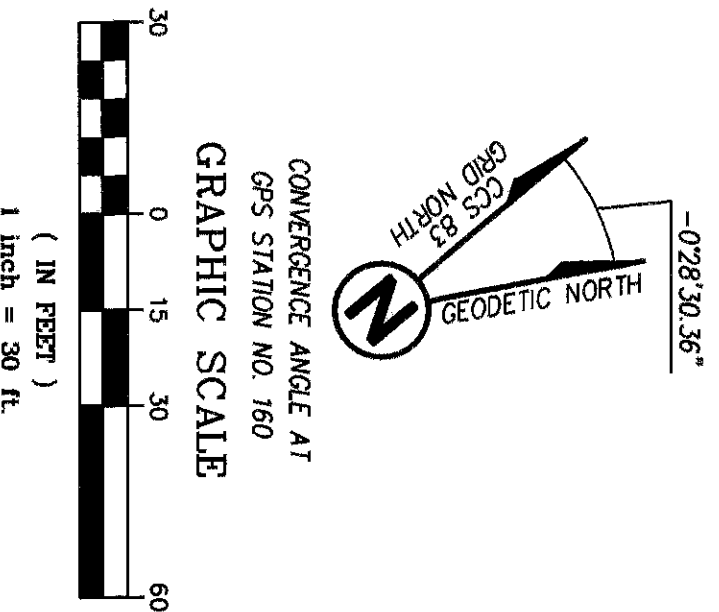
CITY OF SAN DIEGO, CALIFORNIA
 SHEET 10 OF 11 SHEETS
Allen R. P.
 FOR CITY LAND SURVEYOR DATE *8/17/2021*

P.T.S. NO. 665002
 I.O. NO. N/A
 1840-6303
 CCS83 COORDINATES
 200-1743
 LAMBERT COORDINATES
 42235-10-B

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SAN DIEGO STATE
UNIVERSITY
DOC. # 2020-0454902, O.R.
(SEE CITY DWG. 41772-B)



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LAND SALE WITH ACCESS AND SEWER EASEMENT RESERVATIONS

WITHIN A PORTION OF LOT 36 OF RANCHO MISSION SAN DIEGO OF PARTITION MAP SUPERIOR COURT CASE NO. 348 "JUAN M. LUCCO, ET AL, VS, THE COMMERCIAL BANK OF SAN DIEGO, ET AL."

DESCRIPTION	BY	APPRVD.	DATE	FILMED
ORIGINAL	PDC			

CITY OF SAN DIEGO, CALIFORNIA
SHEET 11 OF 11 SHEETS
ALL R. & P.
FOR CITY LAND SURVEYOR DATE

P.T.S. NO. 665002
I.O. NO. N/A
1840-6303
CCS83 COORDINATES
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