

RECORD OF SURVEY

SCALE: 1" = 40'

Surveyor's Statement

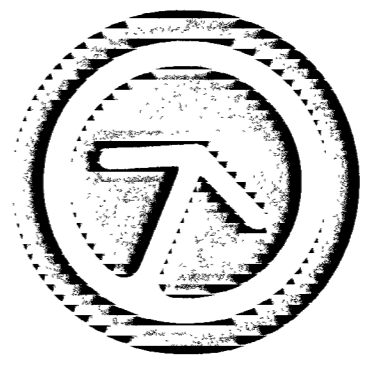
This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Professional Land Surveyor's Act at the request of Brian Branstetter in May, 2017.

Neil C. Hansen
NEIL C. HANSEN
L.S. NO. 9027
5/25/2017
DATE



IN THE CITY OF LOS ANGELES
COUNTY OF LOS ANGELES
STATE OF CALIFORNIA

Being a survey of Lot 135 of Tract No. 10259, in the City of Los Angeles, County of Los Angeles, State of California as per map filed in book 151 pages 40 to 44, inclusive, of maps, in the office of the County Recorder of Los Angeles County.

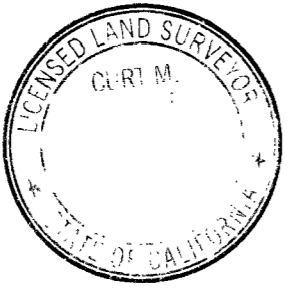


BY *Brian Branstetter*
AT PAGE 80
IN BOOK 289
31 MAY 3 PM
FEE \$ 143.04

County Surveyor's Statement:

This map has been examined in accordance with section 8766 of the Professional Land Surveyor's Act this 20TH day of JULY, 2017.

Curt M. O'Byrne
(DEPUTY) COUNTY SURVEYOR

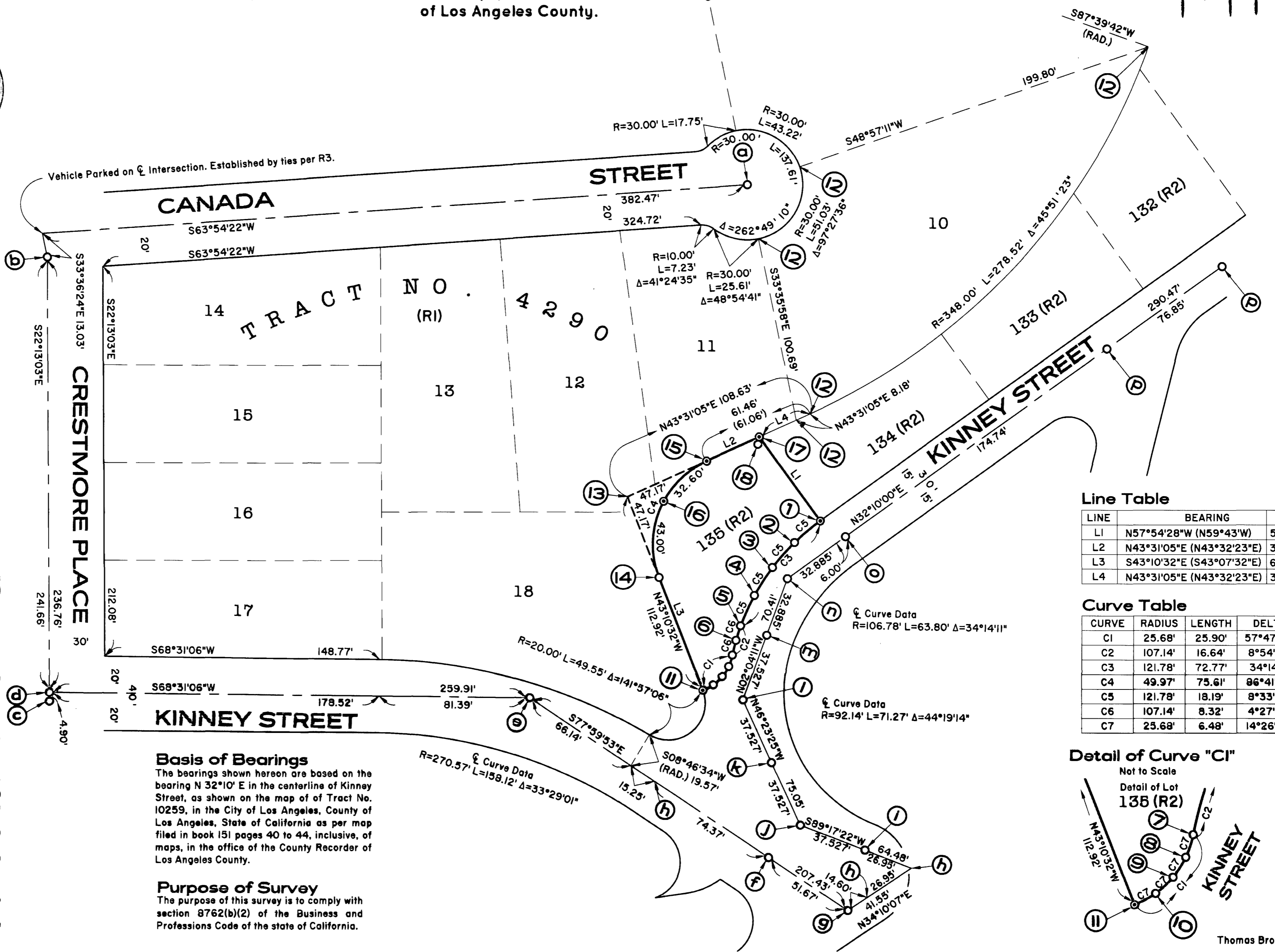


Legend

- R1 Tract No. 4290, M.B. 50 / 46 - 48
- R2 Tract No. 10259, M.B. 151 / 40 - 44
- R3 C.E.F.B. 9587 Pg. 173
- R4 C.E.F.B. 9587 Pg. 175
- R5 C.E.F.B. 16038 Pg. 39
- R6 C.E.F.B. 16038 Pg. 70
- R7 C.E.F.B. 153-217 Pg. 222
- R8 C.E.F.B. 153-217 Pg. 223
- R9 C.E.F.B. 153-217 Pg. 224
- R10 P.W.F.B. 1521 Pgs. 432-433

- () Record Data per R2 (unless otherwise noted)
- Found Monument as described hereon
- ⊙ Set Monument as described hereon
- ⊗ Centerline Establishment Note as described below:
 - a. Found L&T per R4.
 - b. Found L&T per R3.
 - c. Found Spk per R6.
 - d. Found 4 P.M.s per R6. P.M.s are tangent to C's.
 - e. Found S&W LACS in Driveway per R7.
 - f. Found Boat Spike down 3 inches per R8.
 - g. Found I"IP w/ LACS Cap down 2.5 feet per R8.
 - h. Did not search. Established by record data per R8.
 - i. Found Boat Spike down 2.5 feet per R8.
 - j. Found Boat Spike down 3 inches per R8 and R9.
 - k. Found 4 Mag Spk's, 1' Strad's per R8 and R9.
 - l. Found S&W LACS per R9.
 - m. Found I"IP w/ LACS Cap (Flush) per R9.
 - n. Found 4 Mag Spk's, 1' Strad's per R9.
 - o. Found SMHM per R9.
 - p. Found SMHM per R5.

- # Boundary Establishment Note as described below:
 1. Found Mag Nail with white paint mk'd "R/W EC", no ref. Fit as R/W EC and most easterly corner of Lot 135 (R2). Removed and Set S&W LS 9027.
 2. Found Mag Nail with white paint mk'd "R/W 3/4Δ", no ref.
 3. Found Mag Nail with white paint mk'd "R/W MC", no ref.
 4. Found Mag Nail with white paint mk'd "R/W Δ/4", no ref.
 5. Found Mag Nail with white paint mk'd "R/W BC", no ref.
 6. Found Mag Nail with white paint mk'd "R/W MC", no ref.
 7. Found Mag Nail at edge of pavement, no ref. N72°28'W 0.12' from point of reverse curve of R/W.
 8. Found 2x2 (no tack) with lath mk'd "R/W 3/4Δ", no ref.
 9. Found 2x2 (no tack) with lath mk'd "R/W MC", no ref.
 10. Found IX2 (no tack) with lath mk'd "R/W Δ/4", no ref.
 11. Most southerly corner of Lot 135 (R2). Established by record R/W data as shown on R9. Set 1/2" Rebar & Aluminum Cap LS 9027.
 12. Established by record data per R1.
 13. Lot Line PI established by intersection of the southwesterly prolongation of the southeasterly line of Lots 10 & 11 (R1), with a line tangent to the northerly terminus (Point "II") of the curve shown hereon as "R=20.00' L=49.55' Δ=141°57'06".
 14. Lot Line BC established by from record distance (47.17') from Point "I3" per R1. Found 1-1/2" IP, concrete plug, & nail, no ref.
 15. Lot Line EC established by from record distance (47.17') from Point "I3" per R1. Set 1/2" Rebar & Aluminum Cap LS 9027 down 6". Set 2x2 & Tag LS 9027.
 16. Established by proration per R2. Set 1/2" Rebar & Aluminum Cap LS 9027.
 17. Found I"IP LS 8173 flush per R10, S10°37'E 2.39' from the corner.



Basis of Bearings

The bearings shown hereon are based on the bearing N 32°10' E in the centerline of Kinney Street, as shown on the map of of Tract No. 10259, in the City of Los Angeles, County of Los Angeles, State of California as per map filed in book 151 pages 40 to 44, inclusive, of maps, in the office of the County Recorder of Los Angeles County.

Purpose of Survey

The purpose of this survey is to comply with section 8762(b)(2) of the Business and Professions Code of the state of California.

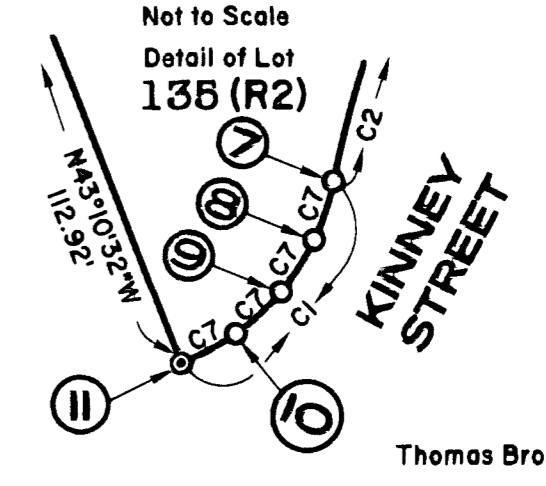
Line Table

LINE	BEARING	LENGTH
L1	N57°54'28"W (N59°43'W)	56.21' (55.22')
L2	N43°31'05"E (N43°32'23"E)	31.26' (31.06')
L3	S43°10'32"E (S43°07'32"E)	65.75' (65.77')
L4	N43°31'05"E (N43°32'23"E)	30.20' (30.00')

Curve Table

CURVE	RADIUS	LENGTH	DELTA
C1	25.68'	25.90'	57°47'43"
C2	107.14'	16.64'	8°54'04"
C3	121.78'	72.77'	34°14'11"
C4	49.97'	75.61'	86°41'37"
C5	121.78'	18.19'	8°33'33"
C6	107.14'	8.32'	4°27'02"
C7	25.68'	6.48'	14°26'56"

Detail of Curve "C1"



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289/80

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