OWNER'S CERTIFICATE

THE UNDERSIGNED ARE THE ONLY PERSONS HAVING ANY RECORD TITLE INTEREST IN THE LAND SUBDIVIDED ON THIS MAP, AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP, AND ARE ALL WHO ARE NECESSARY TO PASS CLEAR TITLE TO THE LAND SUBDIVIDED AND SHOWN HEREON, AND HEREBY OFFER THE P.U.E, D.E. AND S.S.E.(EASEMENTS A & B) AND 15' D.E. (EASEMENT C) AND 1' NON-ACCESS EASEMENT TO THE CITY OF LARKSPUR FOR PUBLIC USE.

OWNER: PALM HILL ASSOCIATES, a California Limited Partnership
BY:LOMBARD-McCART ASSOCIATES, a General Partnership, General Partner

JAMES LOMBARD, a Partner — Martha E. McCart, a Partner

TRUSTEE: PACIFIC COAST TITLE CO. OF MARIN, a California Corporation

By: Betty Higgins, Sr Vice Pres. As: — By: Asst Sec. As:

TRUSTEE: ORIENT DEVELOPMENT CORPORATION, a Corporation

By: JOHN NG As: VICE PRESIDENT — By: Virginia M. Tong As: SECRETARY

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Marin)

ON THIS 24th DAY OF August, 1984, BEFORE ME, the undersigned, A NOTARY PUBLIC, STATE OF CALIFORNIA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED JAMES LOMBARD AND MARTHA E. MC CART, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) BOTH OF THE PARTNERS OF LOMBARD-McCART ASSOCIATES, A PARTNERSHIP; SAID PARTNERSHIP BEING KNOWN TO ME TO BE ONE OF THE PARTNERS OF PALM HILL ASSOCIATES, THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME AS PARTNERS OF THE PARTNERSHIP FIRST ABOVE NAMED; THAT SAID PARTNERSHIP EXECUTED THE SAME AS A PARTNER OF PALM HILL ASSOCIATES, AND THAT SAID LAST NAMED PARTNERSHIP EXECUTED THE SAME.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL IN THE COUNTY OF Marin THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

Vicki L. Kagan
NOTARY PUBLIC IN AND FOR SAID COUNTY OF Marin AND STATE OF CALIFORNIA. MY COMMISSION EXPIRES June 29 1985.

OFFICIAL SEAL
VICKI L. KAGAN
NOTARY PUBLIC - CALIFORNIA
Principal Office in MARIN COUNTY
My Commission Expires June 29, 1985

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF SAN FRANCISCO)

ON THIS 31ST DAY OF JULY, 1984, BEFORE ME, MELINDA C.C. WU, A NOTARY PUBLIC, STATE OF CALIFORNIA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED JOHN NG AND VIRGINIA M. TONG, KNOWN TO ME, OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE, TO BE THE VICE PRESIDENT AND SECRETARY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED SAME, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PERSUANT TO ITS BY-LAWS OR A RESOLUTION OF IT'S BOARD OF DIRECTORS.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL IN THE COUNTY OF S.F. THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

Melinda C.C. Wu
NOTARY PUBLIC IN AND FOR SAID COUNTY OF S.F. AND STATE OF CALIFORNIA. MY COMMISSION EXPIRES APRIL 28, 1986.

CLERK OF THE BOARD OF SUPERVISORS

I, THE UNDERSIGNED, CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF MARIN, STATE OF CALIFORNIA, DO HEREBY CERTIFY THAT A GOOD AND SUFFICIENT BOND APPROVED BY AND IN THE AMOUNT FIXED BY SAID BOARD OF SUPERVISORS HAS BEEN FILED WITH SAID BOARD AND THAT SAID BOND BY ITS TERMS IS MADE TO INURE TO THE BENEFIT OF SAID COUNTY OF MARIN AND CONDITIONS FOR THE PAYMENT OF ALL TAXES, WHICH MAY BE AT THE TIME OF RECORDING OF THIS MAP A LIEN AGAINST THE TRACT OR SUBDIVISION OF LAND SHOWN HEREON OR ANY PART THEREOF, BUT NOT YET PAYABLE.

WITNESS MY HAND AND SEAL THIS 6TH DAY OF August, 1984.

Ann Eklegvie
CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF MARIN, THE STATE OF CALIFORNIA.

COUNTY TAX COLLECTOR'S CERTIFICATE

I, THE UNDERSIGNED, ON BEHALF OF THE TAX COLLECTOR OF THE COUNTY OF MARIN AND CITIES THEREIN, STATE OF CALIFORNIA, HEREBY CERTIFY THAT THERE ARE NO LIENS FOR UNPAID TAXES, COUNTY OR CITY, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE AGAINST THE TRACT OR SUBDIVISION OF LAND SHOWN HEREON OR ANY PART THEREOF.

SIGNED THIS 6th DAY OF August, 1984.

TAX COLLECTOR
COUNTY OF MARIN AND CITIES THEREIN
STATE OF CALIFORNIA
BY Marguerite Buncombe
DEPUTY

CITY PLANNING COMMISSION'S CERTIFICATE

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF LARKSPUR, STATE OF CALIFORNIA THIS 14TH DAY OF FEB, 1984.

~~CHAIRMAN~~ SECRETARY

CITY CLERK'S CERTIFICATE

THE CITY COUNCIL OF THE CITY OF LARKSPUR, STATE OF CALIFORNIA, AT THE REGULAR MEETING HELD ON THE 1ST DAY OF August, 1984, EXAMINED THE MAP OF "PALM HILL ESTATES" AND THE CITY COUNCIL BY RESOLUTION 84/81 DULY PASSED AT THE MEETING AFORESAID, APPROVED THIS MAP, AND ~~ACCEPTS~~/REJECTS THE OFFER OF DEDICATION OF EASEMENTS A, B & C, and the 1' non-access easements.

SIGNED THIS 2nd DAY OF August, 1984.

Barbara Stephen Deputy
CITY CLERK OF THE CITY OF LARKSPUR, STATE OF CALIFORNIA.

CITY ENGINEER'S CERTIFICATE

I, THE CITY ENGINEER OF THE CITY OF LARKSPUR, STATE OF CALIFORNIA, HEREBY CERTIFY THAT I HAVE EXAMINED THIS FINAL MAP, THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY AS IT APPEARS ON THE TENTATIVE MAP, THAT ALL PROVISIONS OF CHAPTER 2 OF THE SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND I AM SATISFIED THAT SAID MAP IS TECHNICALLY CORRECT.

SIGNED THIS 13TH DAY OF August, 1984.

CITY ENGINEER, CITY OF LARKSPUR, STATE OF CALIFORNIA

SURVEYOR'S CERTIFICATE

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND WAS COMPILED FROM A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF JAMES LOMBARD ON MARCH 1, 1984. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

SIGNED John A. Estes
JOHN A. ESTES, L.S. 2897

LICENSED LAND SURVEYOR JOHN A. ESTES NO. 2897 STATE OF CALIFORNIA

SOILS REPORT CERTIFICIATE

A soils report for this project, prepared by Donald Herzog Associates Inc., dated October 4, 1983, has been filed with the City of Larkspur.

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Marin)

ON THIS 24 DAY OF Aug, 1984, BEFORE ME, JEAN PRANDO A NOTARY PUBLIC, STATE OF CALIFORNIA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Betty Higgins AND Russell B. Hopkins, personally KNOWN TO ME, ~~OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE~~, TO BE THE Sr. Vice Pres AND Asst. Secty. OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED SAME, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PERSUANT TO ITS BY-LAWS OR A RESOLUTION OF IT'S BOARD OF DIRECTORS.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL IN THE COUNTY OF Marin THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

Jean Prando
NOTARY PUBLIC IN AND FOR SAID COUNTY OF Marin AND STATE OF CALIFORNIA. MY COMMISSION EXPIRES 8-8-85.

JEAN PRANDO NOTARY PUBLIC MARIN COUNTY

COUNTY RECORDER'S CERTIFICATE

FILED THIS 27th DAY OF AUG, 1984, AT 10:29 A.M., IN BOOK 19 OF MAPS, AT PAGES 28, AT THE REQUEST OF THE CITY OF LARKSPUR. 84-41464

FEE 800 PAID.

W. Bruce Shafer by Alice Lake
COUNTY RECORDER
COUNTY OF MARIN
STATE OF CALIFORNIA

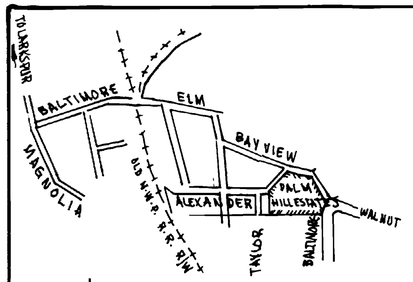
MAP OF "PALM HILL ESTATES"

BEING LOTS 18-19-20, MAP OF PALM HILL SUB.A, BALTIMORE PARK, 4-R.M.-43, IN THE CITY OF LARKSPUR, MARIN COUNTY, CA.

MARCH 1984 (LANDS OF PALM HILL ASSOC. 83-0434/3) SCALE AS SHOWN

ROEMER AND ESTES L.S. inc. 21 LOCUST AVE. MILL VALLEY, CA.

A.P. 21-236-03 SURVEY No. S-6108 SHEET 1 OF 2

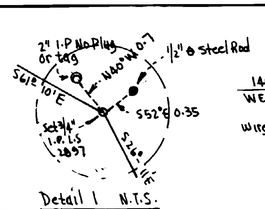


LOCATION SKETCH N.T.S

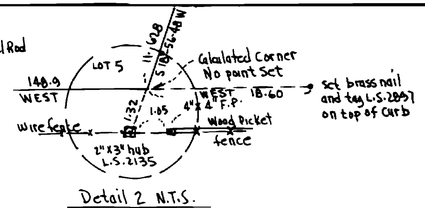
Scale 1" = 30'

BASIS OF BEARINGS

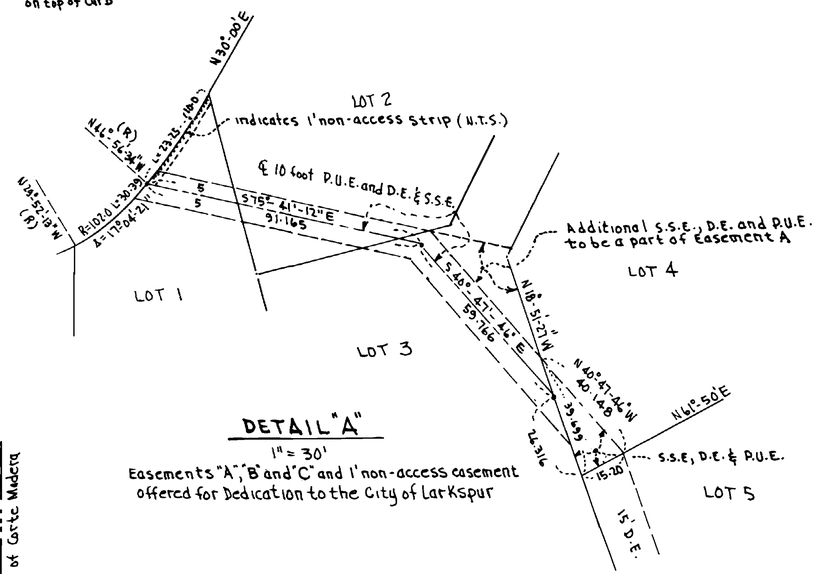
approximately 600 feet of the southerly curbline of Alexander Avenue (4-R.M.-43) as East and West.



Detail 1 N.T.S.



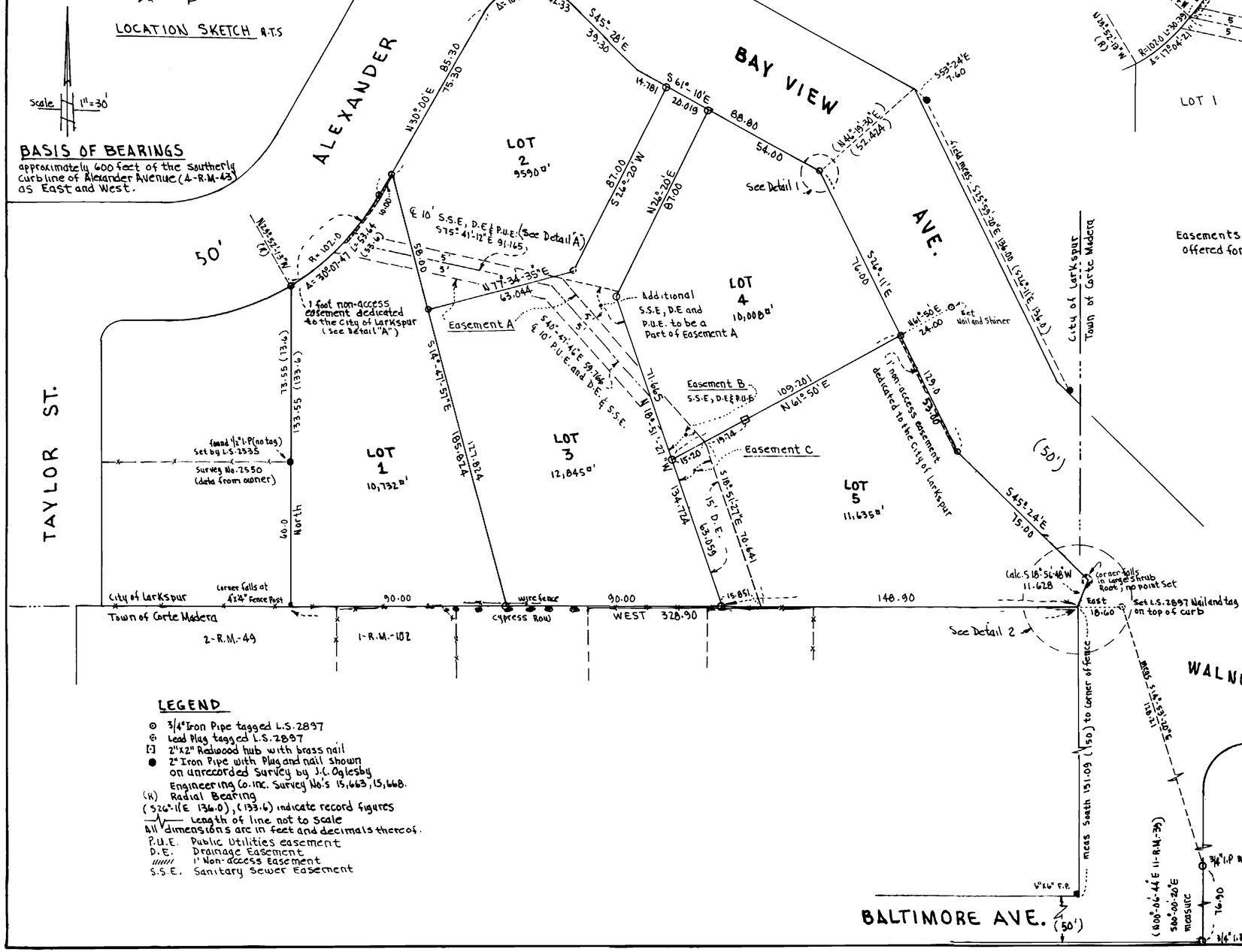
Detail 2 N.T.S.



DETAIL "A"

1" = 30'

Easements "A", "B" and "C" and 1' non-access easement offered for Dedication to the City of Larkspur



LEGEND

- ⊙ 3/4" Iron Pipe tagged L.S. 2897
- ⊕ Lead Plug tagged L.S. 2897
- [·] 2"x2" Redwood hub with brass nail
- ● 2" Iron Pipe with Plug and nail shown on unrecorded Survey by J.C. Oglesby Engineering Co. Inc. Survey No's 15,663, 15,668.
- (R) Radial Bearing
- (S26°-11E 136.0), (133.6) indicate record figures
- ⌇ Length of line not to scale

All dimensions are in feet and decimals thereof.

P.U.E. Public Utilities easement
D.E. Drainage Easement
//// 1' Non-access Easement
S.S.E. Sanitary Sewer Easement

MAP OF "PALM HILL ESTATES"

BEING LOTS 18-19-20, MAP OF PALM HILL SUB. A, BALTIMORE PARK, 4-R.M.-43, IN THE CITY OF LARKSPUR, MARIN COUNTY, CA.

MARCH 1984 (Lands of Palm Hill Associates 83-043413) SCALE 1" = 30'

ROEMER AND ESTES L.S. inc. 21 LOCUST, MILL VALLEY, CA.

A.P. 21-236-03 SURVEY No. S-6108 SHEET 2 OF 2