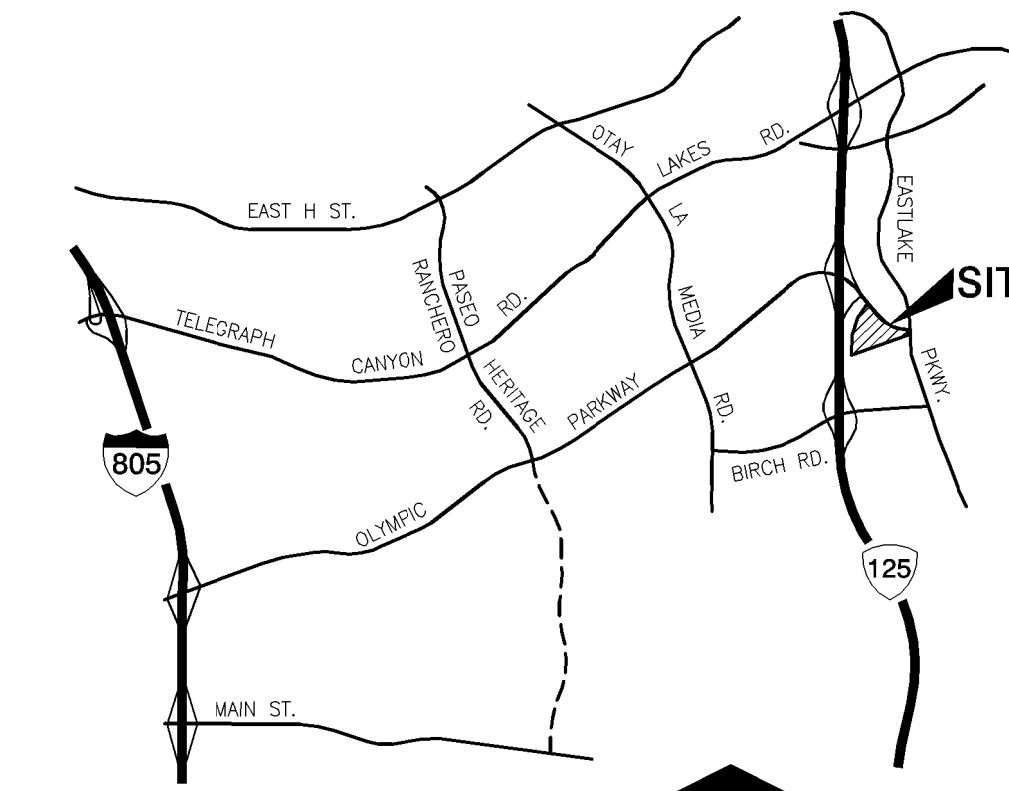


TENTATIVE MAP CVT 15-0007 OTAY RANCH PA 12-FC-2 CITY OF CHULA VISTA, CALIFORNIA



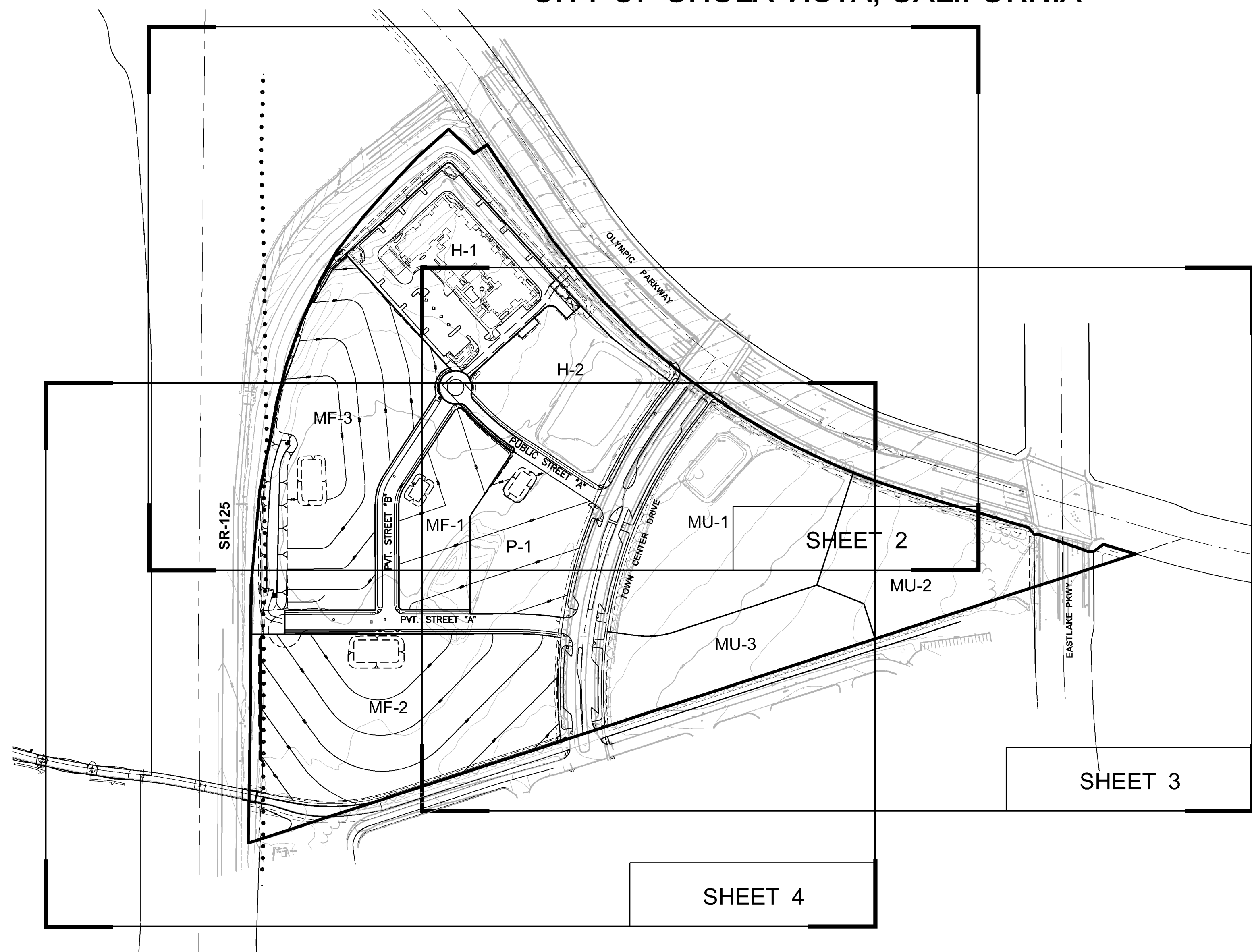
VICINITY MAP
NOT TO SCALE

LEGEND

PROJECT BOUNDARY	---
EXISTING TOPO CONTOUR	350
LOT LINE	---
PERCENT OF GRADE	2%
STREET ELEVATION	350.4
SEWER MAIN	—○—
INVERT ELEVATION	350.4.E
WATER MAIN	—W—
FIRE HYDRANT	⊗
RECLAIMED WATER MAIN	—RW—
STORM DRAIN	—SD—
STREET LIGHT	⊙
EASEMENT LINE	—E—
EASEMENT NUMBER	1
LOT NUMBER	1
RETAINING WALL (CMU)	—
PLANTABLE MSE RETAINING WALL	—
TOP OF WALL ELEV.	TW700.0
FINISH SURFACE ELEV.	FS696.0
HEALTH RISK ASSESSMENT SETBACK

EARTHWORK QUANTITIES

CUT: 47,850 C.Y. FILL: 47,850 C.Y.
IMPORT/EXPORT: 0 C.Y.



KEY MAP
NOT TO SCALE

GENERAL NOTES

- GROSS SUBDIVISION AREA: 38.92 AC.
- TOTAL NUMBER OF EXISTING LOTS: 2
- TOTAL NUMBER OF UNITS: 600 UNITS
- TOTAL NUMBER OF PROPOSED LOTS: 13 (3 MULTI-FAMILY, 2 OPEN SPACE, 2 HOTEL LOTS, 3 MIXED USE, 1 PARK, 1 PRIVATE STREET, 1 REMAINDER PARCEL)
- PUBLIC RIGHT-OF-WAY DEDICATION AREA: 135,727 SF (3.1 AC)
- ASSESSOR PARCEL NUMBER: 643-020-BB & 643-051-56
- EXISTING ZONING: FC2 (PER PG DISTRICT REGULATIONS)
- PRESENT LAND USE: VACANT
- PROPOSED LAND USE: MULTI-FAMILY RESIDENTIAL, COMMERCIAL & OPEN SPACE
- THIS MAP SUBSTANTIALLY CONFORMS TO THE CITY OF CHULA VISTA GENERAL PLAN, THE OTAY RANCH GENERAL DEVELOPMENT PLAN AND THE OTAY RANCH VILLAGE PA12 SECTIONAL PLANNING AREA PLAN.
- WATER SYSTEM TO BE INSTALLED IN ACCORDANCE WITH THE STANDARDS OF THE OTAY WATER DISTRICT AND SHALL BE MAINTAINED AND OPERATED BY THE DISTRICT.
- SPECIFIC METHODS OF HANDLING STORM WATER ARE SUBJECT TO DETAILED APPROVAL BY THE CITY ENGINEER AT THE TIME OF SUBMISSION OF IMPROVEMENT AND GRADING PLANS. DESIGN SHALL BE ACCOMPLISHED ON THE BASIS OF THE REQUIREMENTS OF THE SUBDIVISION MANUAL. DRAINAGE EASEMENTS SHALL BE PROVIDED AS REQUIRED BY THE CITY ENGINEER.
- ALL SEWER MAINS PUBLIC AND SHALL BE MAINTAINED BY THE CITY OF CHULA VISTA. PUBLIC SEWER EASEMENTS SHALL BE DEDICATED ON THE FINAL MAP.
- STREET TREE DEPOSITS SHALL BE PAID IN ACCORDANCE WITH ORDINANCE NUMBER 1369 AND NO. 1687 OF THE CITY OF CHULA VISTA.
- UTILITIES SHALL BE UNDERGROUND AND EASEMENTS PROVIDED AS NECESSARY.
- SLOPE PLANTING SHALL BE IN ACCORDANCE WITH THE CITY OF CHULA VISTA LANDSCAPE MANUAL, AND/OR THE OTAY RANCH VILLAGE DESIGN PLAN.
- GRADING SHALL BE CONSTRUCTED IN ACCORDANCE WITH ORDINANCE NO. 1797 (AS AMENDED BY ORDINANCE NO. 1877) OF THE CITY OF CHULA VISTA.
- ALL WORK IN THE PUBLIC RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, THE SAN DIEGO AREA REGIONAL STANDARD DRAWINGS AND THE DESIGN AND CONSTRUCTION STANDARDS OF THE CITY OF CHULA VISTA.
- FIRE HYDRANTS TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF CHULA VISTA DESIGN STANDARD NO. 8. FIRE HYDRANTS AS SHOWN ON THIS MAP SHALL BE USED AS A GUIDE ONLY.
- TEMPORARY AND PERMANENT STRUCTURAL BEST MANAGEMENT PRACTICES WILL BE INCORPORATED IN THE DESIGN AND IMPLEMENTATION OF THE DEVELOPMENT.
- SOURCE OF TOPOGRAPHY: ROBERT J. LUNG FLOWN ON JANUARY 1, 2012
- EASEMENTS WILL BE PROVIDED ON THE FINAL MAP AS NECESSARY FOR ACCESS AND UTILITY PURPOSES PURSUANT TO SECTION 16.20.260 OF THE CITY OF CHULA VISTA MUNICIPAL CODE.

CONDOMINIUM NOTE

THIS IS A MAP OF A CONDOMINIUM PROJECT AS DEFINED IN SECTION 4125 OF THE CIVIL CODE OF THE STATE OF CALIFORNIA AND IS FILED PURSUANT TO THE SUBDIVISION MAP ACT. THE TOTAL NUMBER OF DWELLING UNITS IS 600 (LOT 3 - 129 UNITS, LOT 4 - 93 UNITS, LOT 5 - 86 UNITS, LOT 6 - 80 UNITS, LOT 7 - 60 UNITS, LOT 9 - 152 UNITS)

OWNER/APPLICANT

VILLAGE 11 TOWN CENTER LLC
A CALIFORNIA LIMITED LIABILITY COMPANY
280 NEWPORT CENTER DRIVE, #240
NEWPORT BEACH, CA 92660
(949) 640-8300

Nick Lee
NICK LEE, VICE PRESIDENT

SUNRANCH CAPITAL PARTNERS, LLC
A DELAWARE LIMITED LIABILITY COMPANY
280 NEWPORT CENTER DRIVE, #240
NEWPORT BEACH, CA 92660
(949) 640-8300

Nick Lee
NICK LEE, VICE PRESIDENT

CIVIL ENGINEER

HUNSAKER & ASSOCIATES, SAN DIEGO, INC
9707 MAPLES STREET
SAN DIEGO, CA 92121
(619) 558-4500

Alisa S. Vialpando 6/3/16 DATE
ALISA S. VIALPANDO R.C.E. 47945
MY REGISTRATION EXPIRES ON 12/31/17

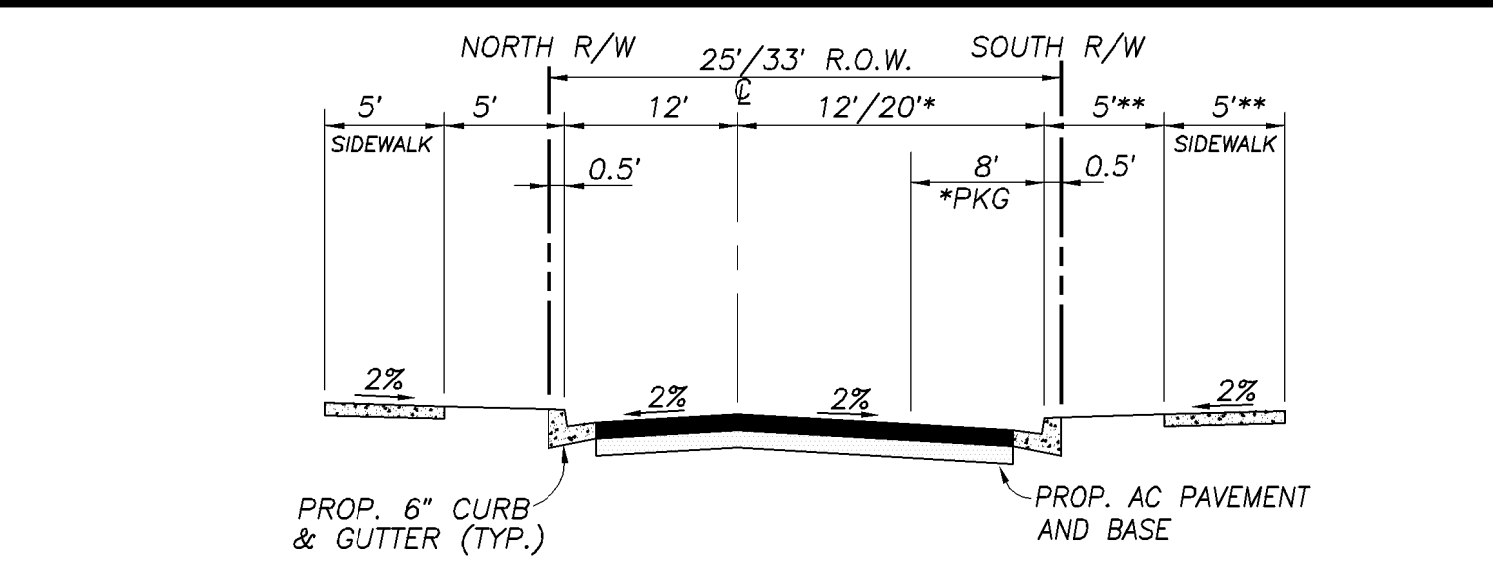
SHEET INDEX

- SHEET 1 - TITLE SHEET
- SHEET 2 - PRELIMINARY LOTTING STUDY
- SHEET 3 - PRELIMINARY LOTTING STUDY
- SHEET 4 - PRELIMINARY LOTTING STUDY
- SHEET 5 - BOUNDARY AND ENCUMBRANCES

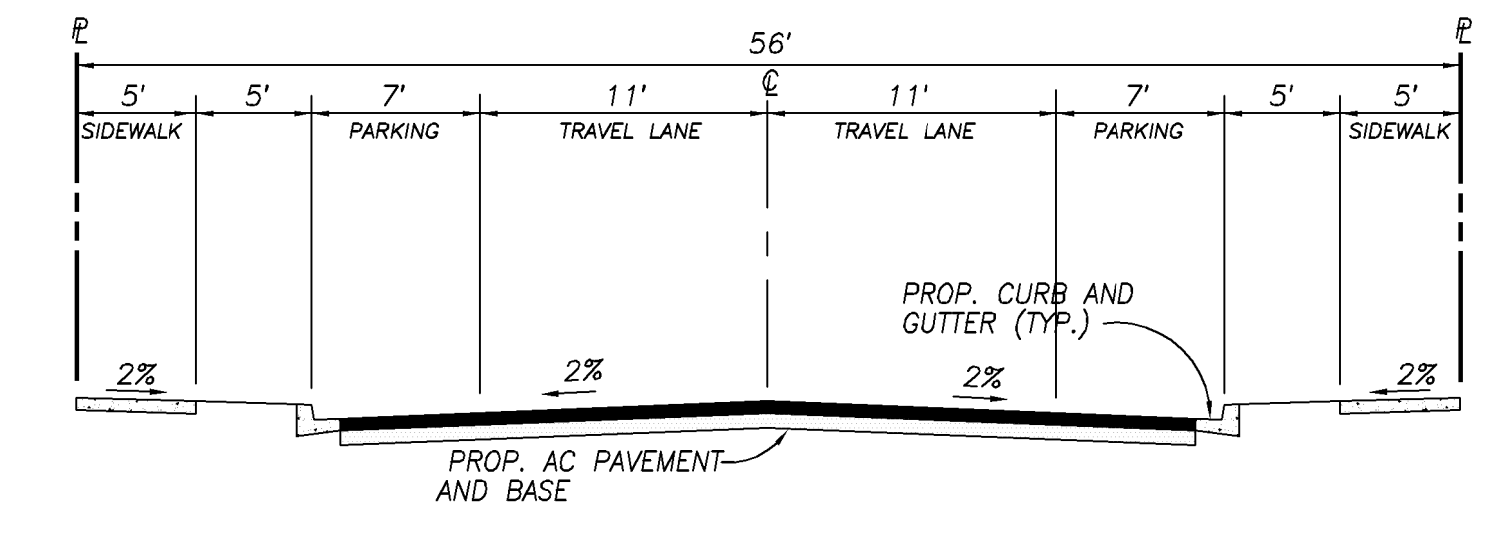
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1	ORIGINAL	6/12/15	H&A
2	REV. PER CITY PRE-APP COMMENTS	9/24/15	H&A
3	REV. PER CITY COMMENTS	1/26/16	H&A
4	REV. PER CITY COMMENTS	4/14/16	H&A
5	REV. TOWN CENTER DRIVE	6/03/16	H&A
6			
7			
8			

TENTATIVE MAP CVT 15-0007
OTAY RANCH
PA 12-FC-2
City of Chula Vista, California

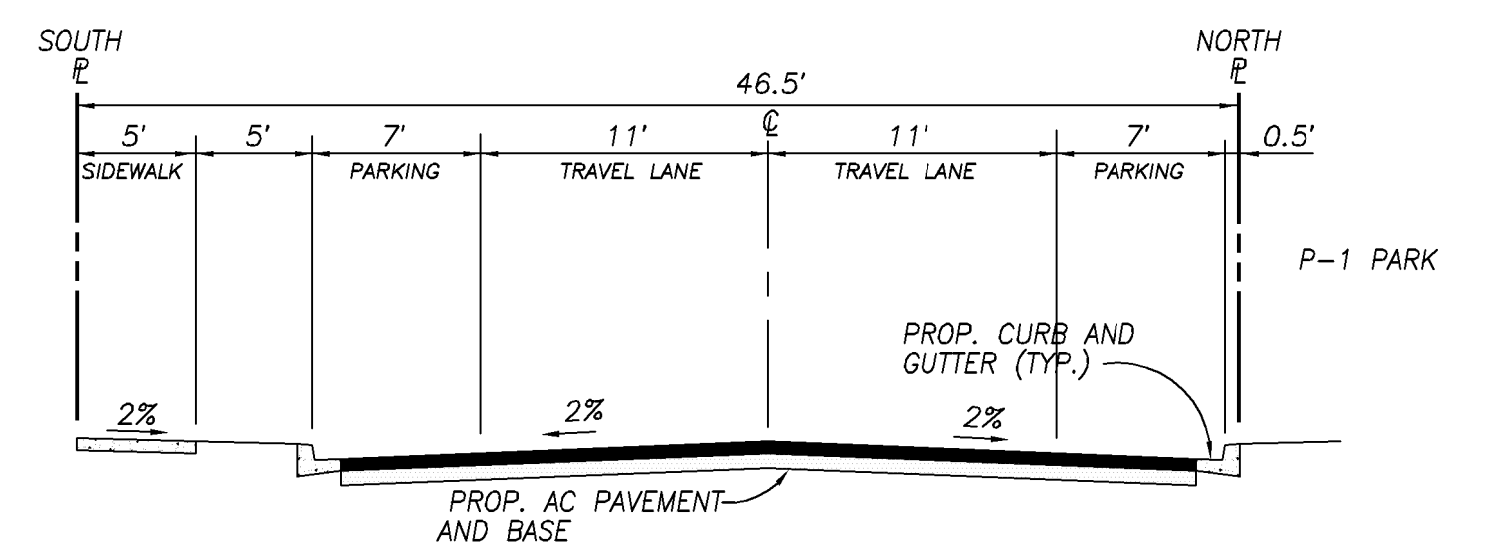
SHEET
1
OF
5



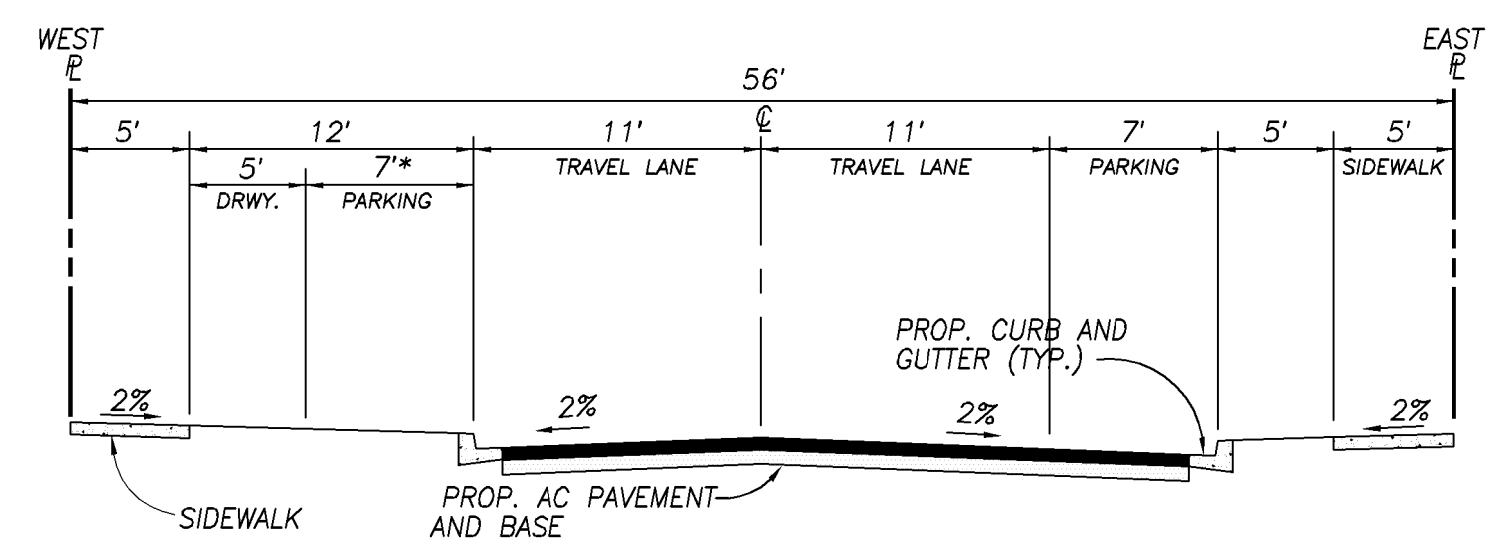
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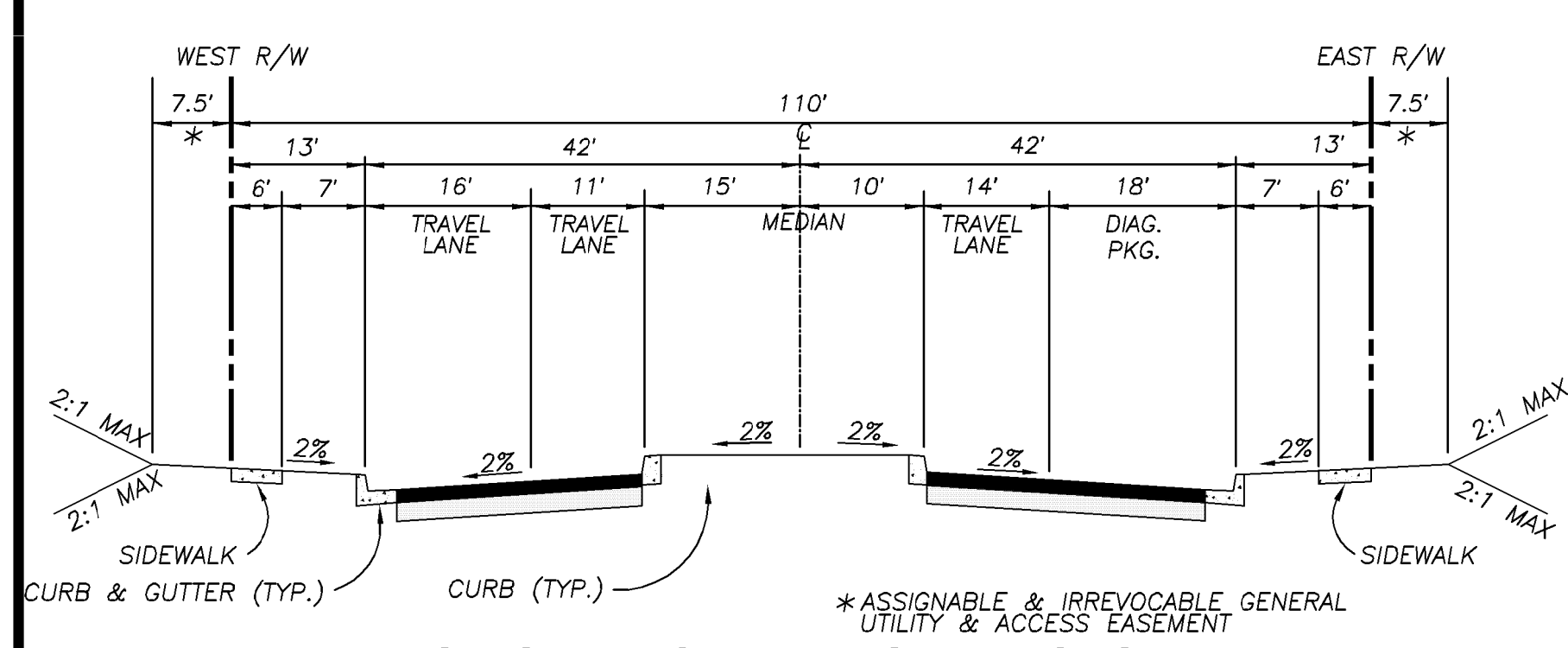
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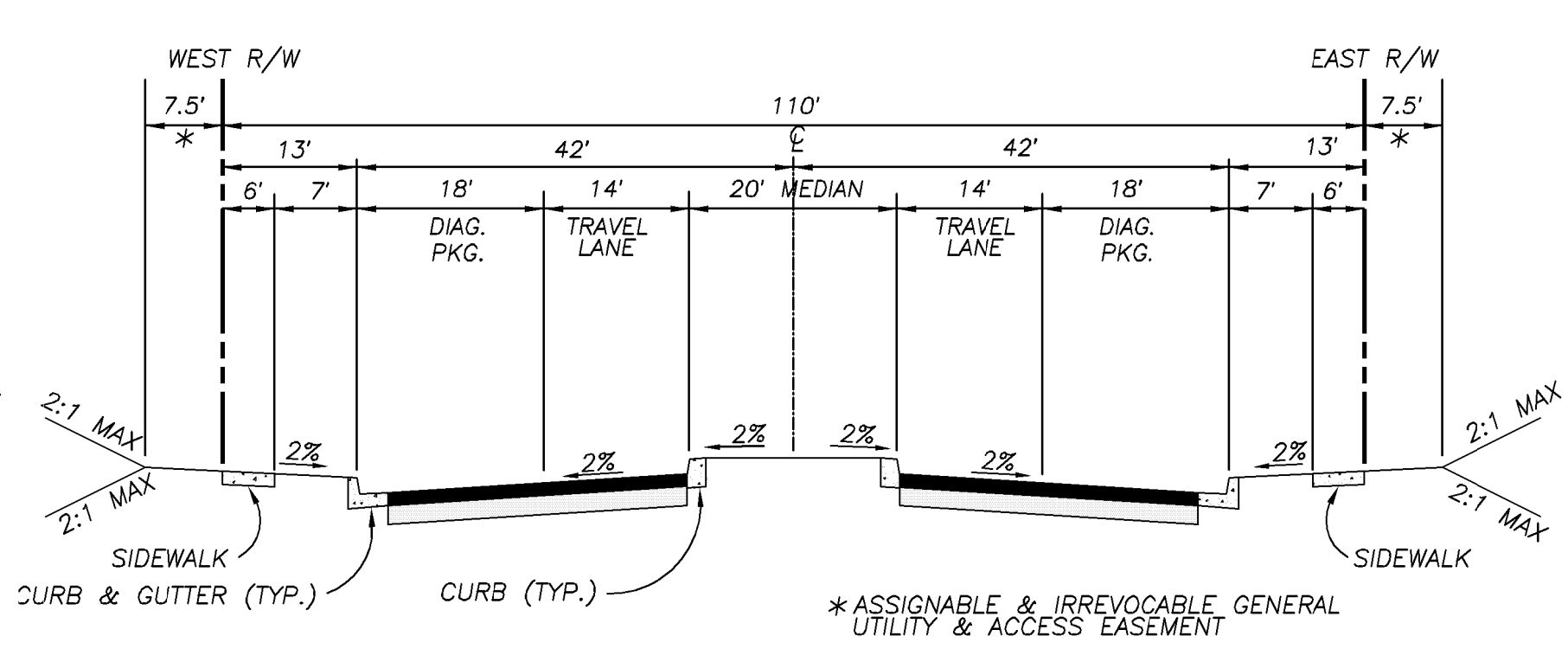
ADJACENT TO P-1 PARK
PRIVATE STREET "A"
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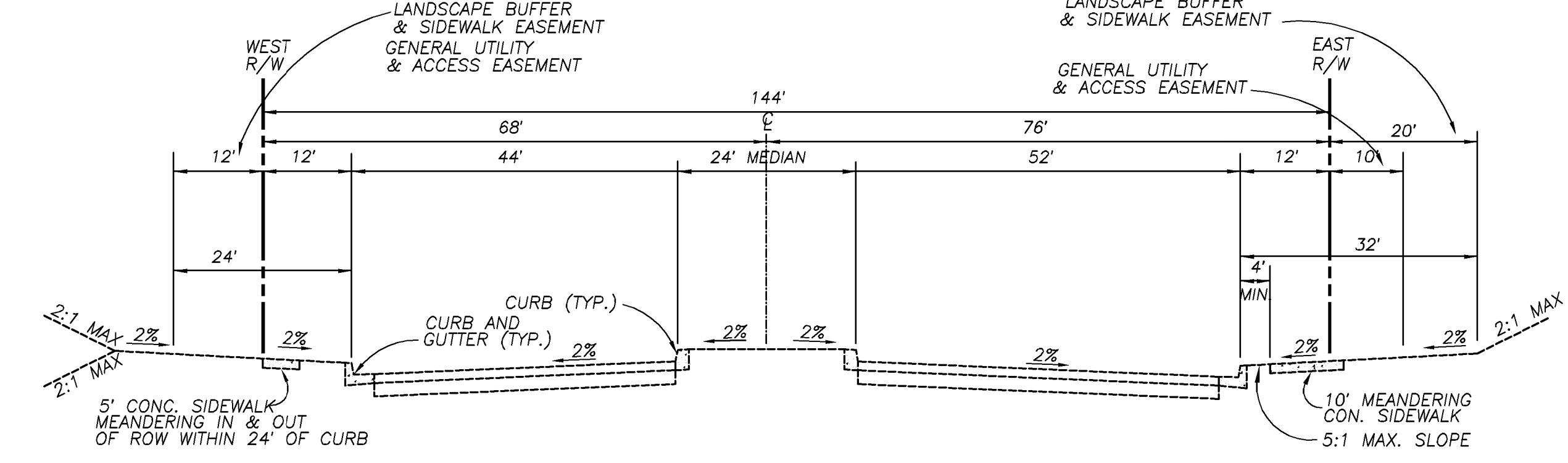
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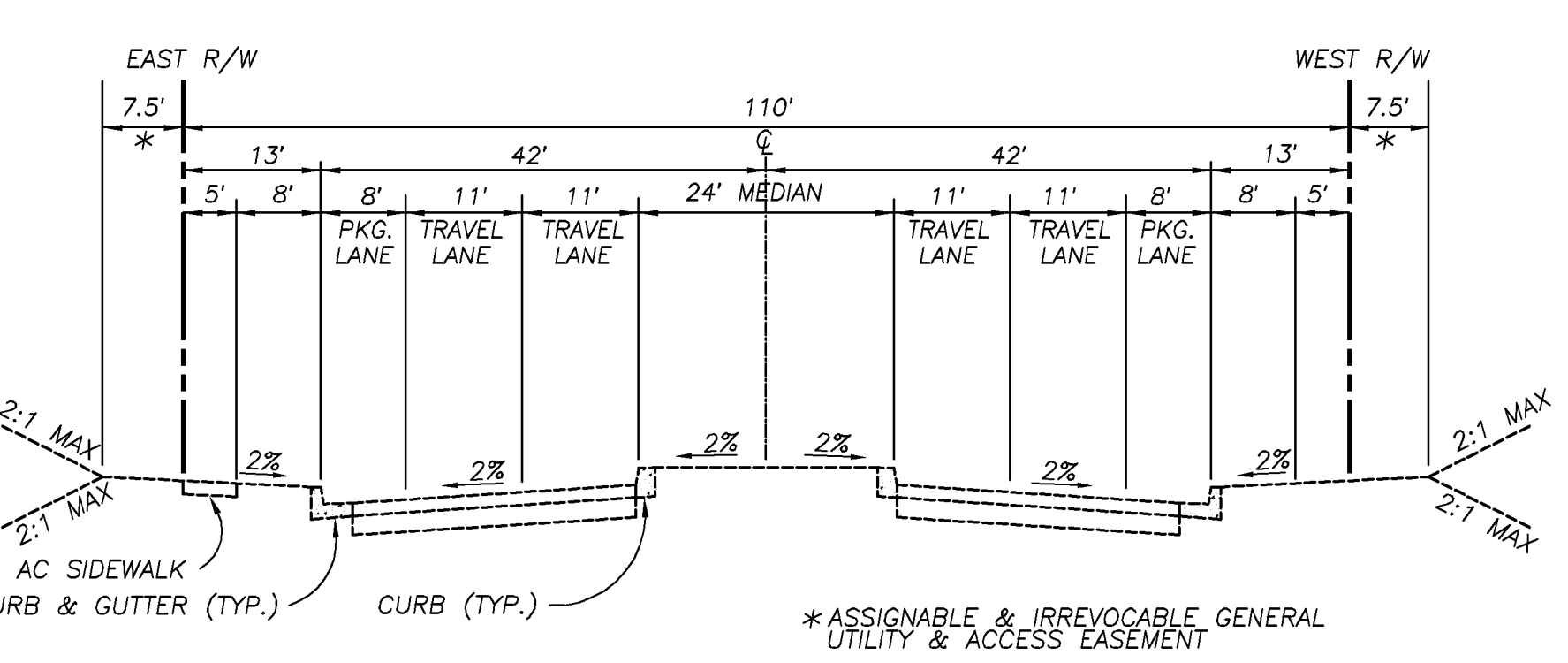
FROM OLYMPIC PKWY. TO PUBLIST ST. "A"
TOWN CENTER DRIVE
NOT TO SCALE



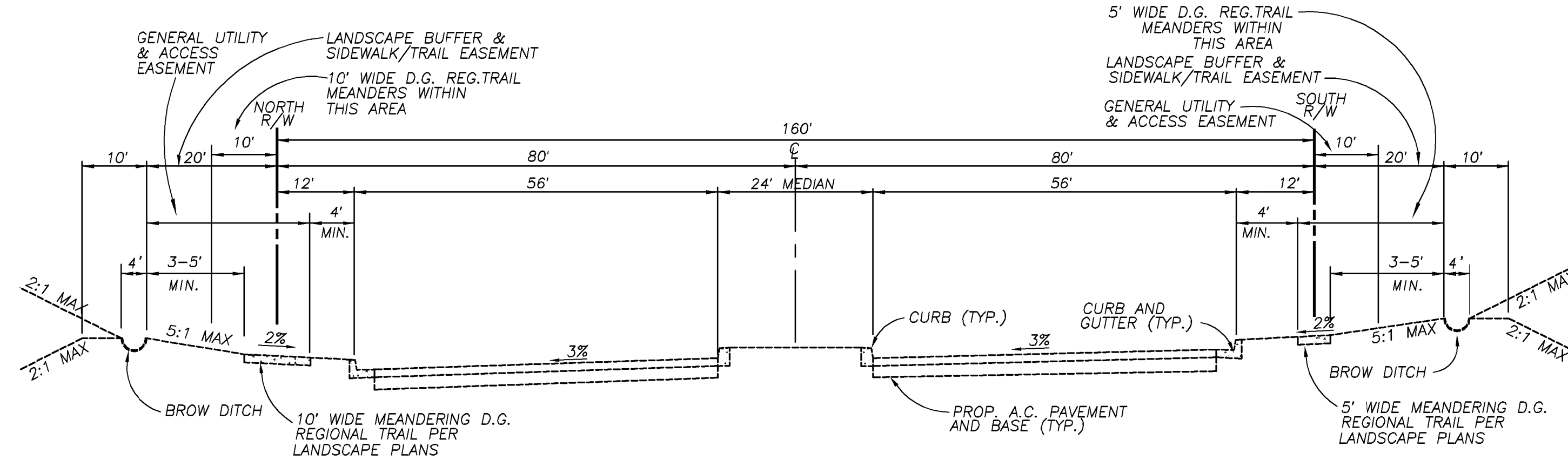
FROM PUBLIST ST. "A" SOUTH
TOWN CENTER DRIVE
NOT TO SCALE



EASTLAKE PARKWAY (EXISTING)
NOT TO SCALE



TOWN CENTER DRIVE (EXISTING)
NOT TO SCALE



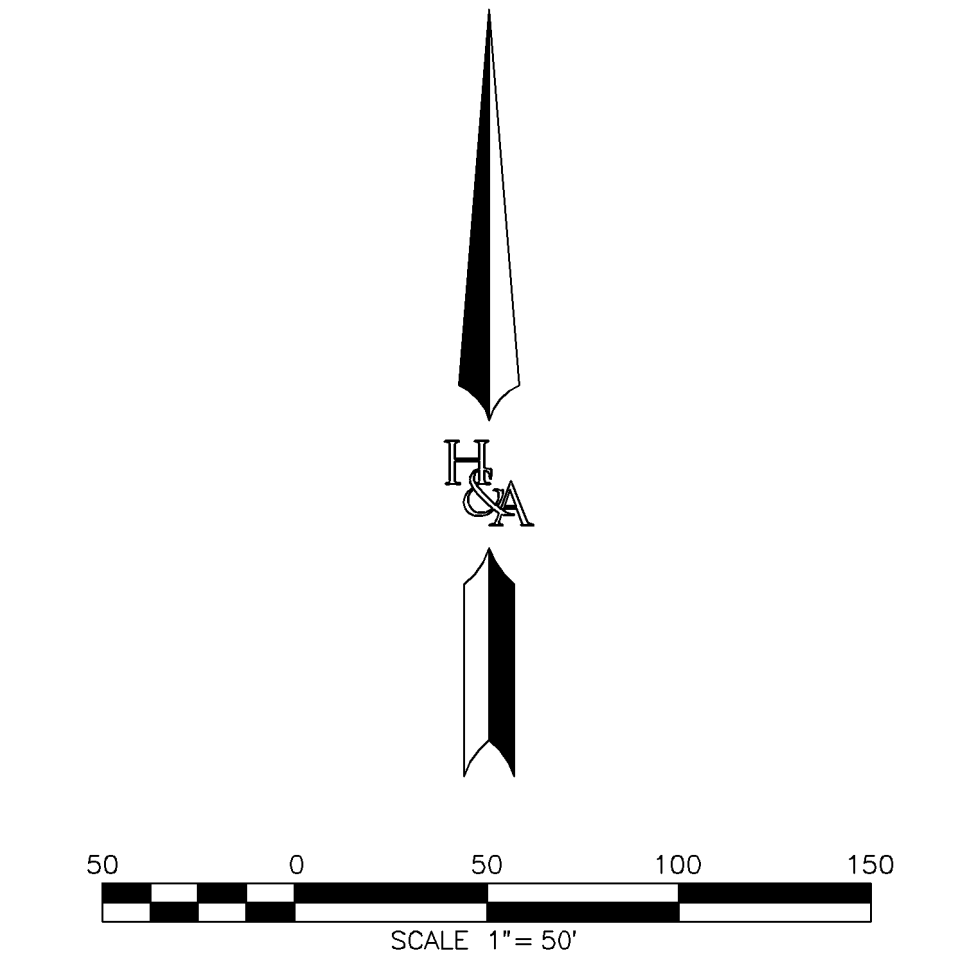
OLYMPIC PARKWAY (EXISTING)
NOT TO SCALE



R.O.S. 20626

SEE SHEET NO. 3

SEE SHEET NO. 4

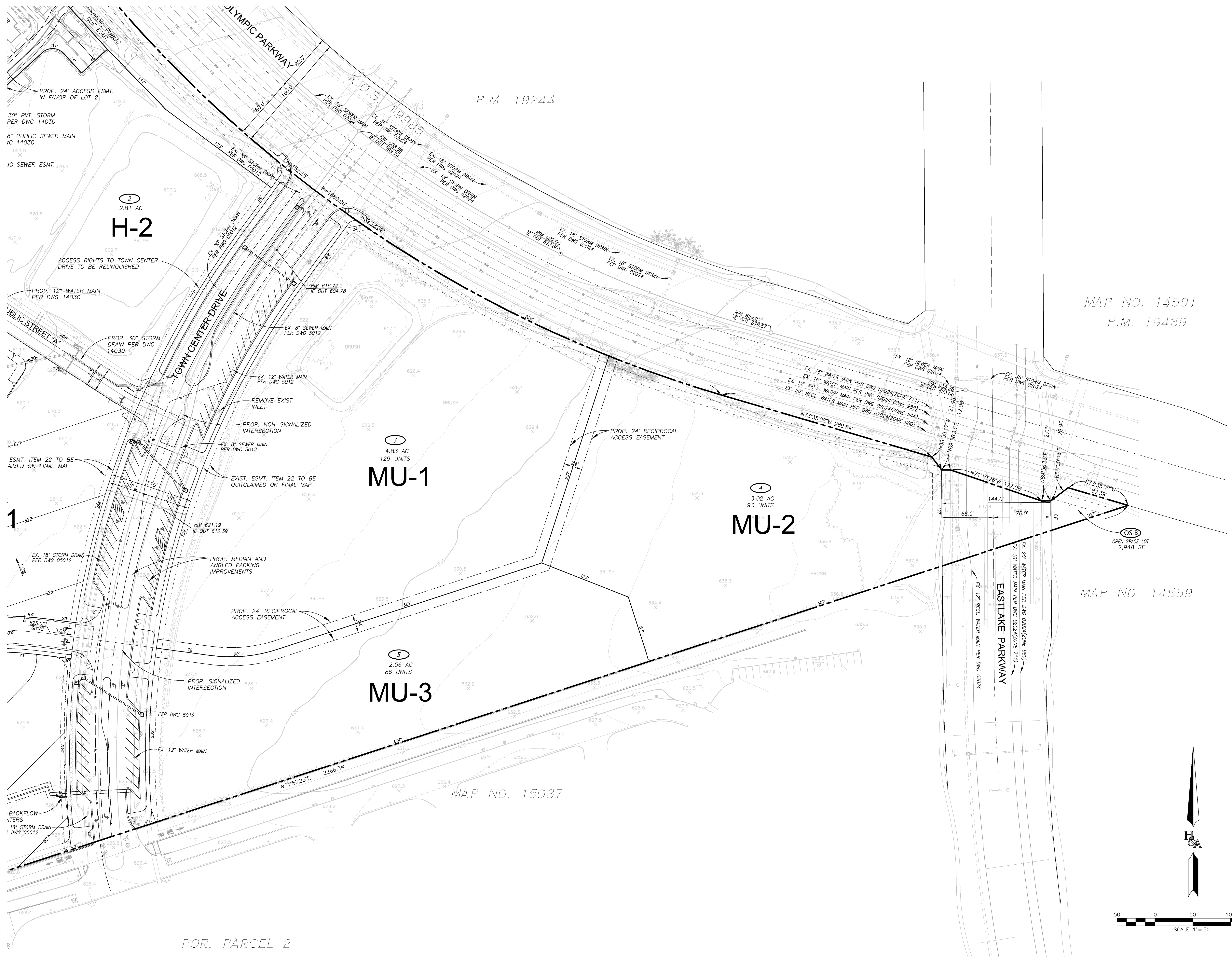


PREPARED BY:
 HUNSAKER & ASSOCIATES
 SAN DIEGO, INC.
 PLANNING: 9707 Maple Street
 ENGINEERING: San Diego, CA 92121
 SURVEYING: PH485058-4500 FAX080558-1414

TENTATIVE MAP CVT 15-007
OTAY RANCH
PA 12-FC-2
 City of Chula Vista, California

SHEET
2
 OF
5

SEE SHEET NO. 4
 SHEET NO. 1
 SEE SHEET NO. 2

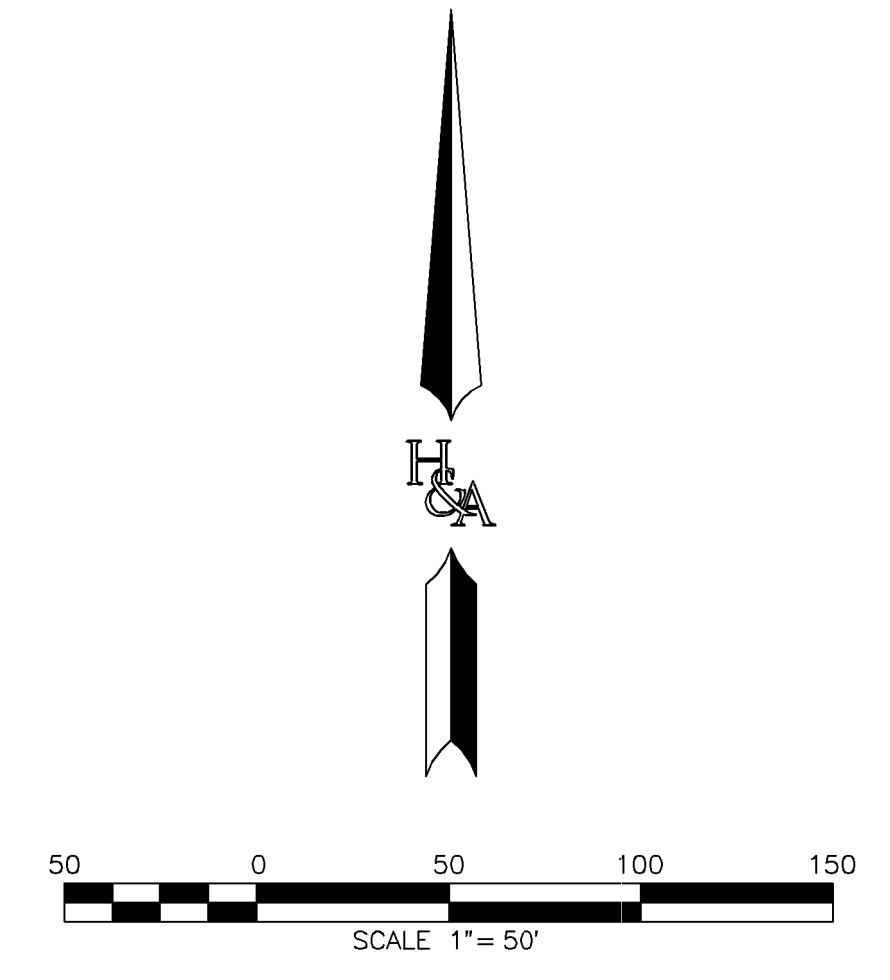



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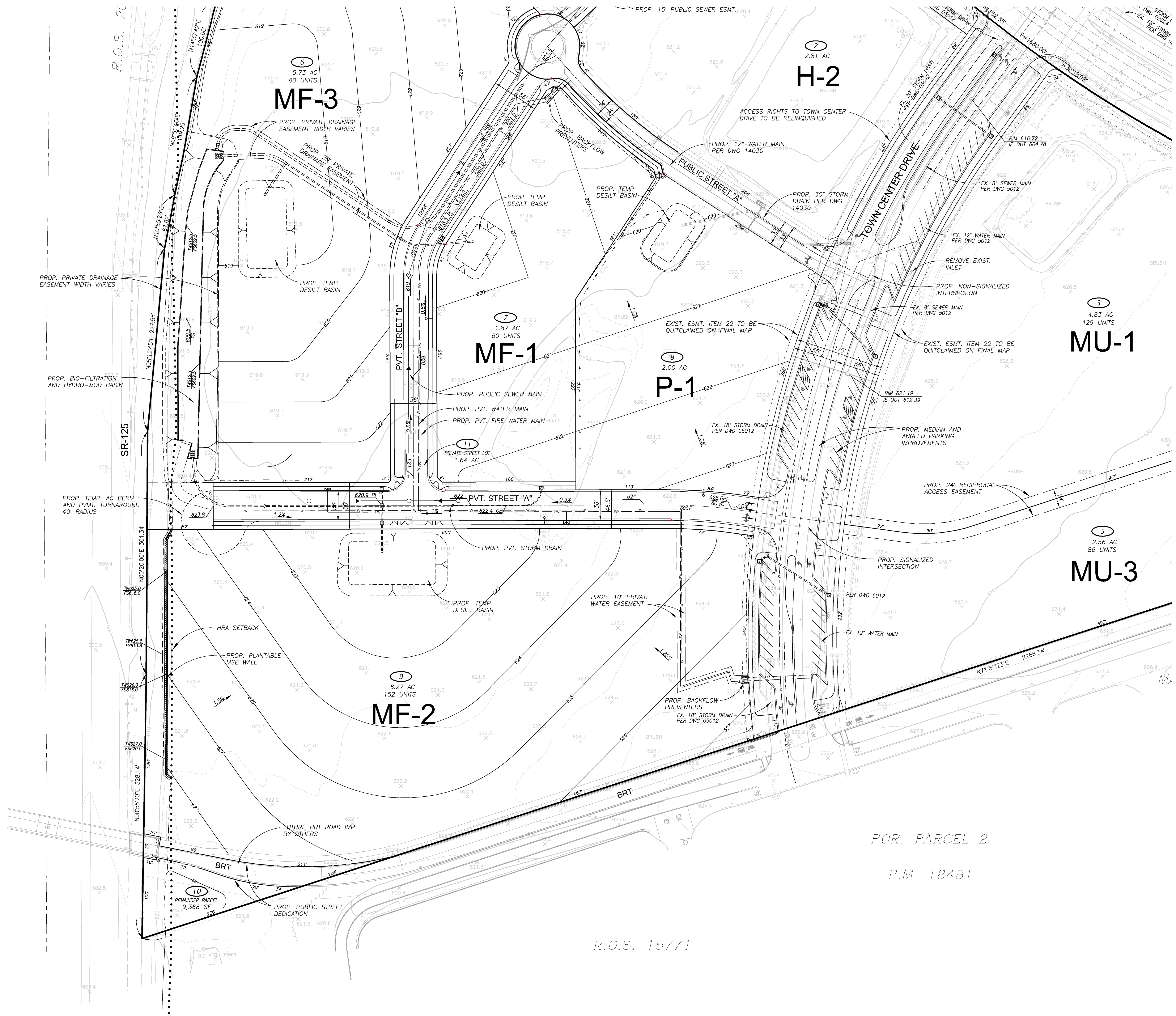
MAP NO. 14559

MAP NO. 15037

POR. PARCEL 2



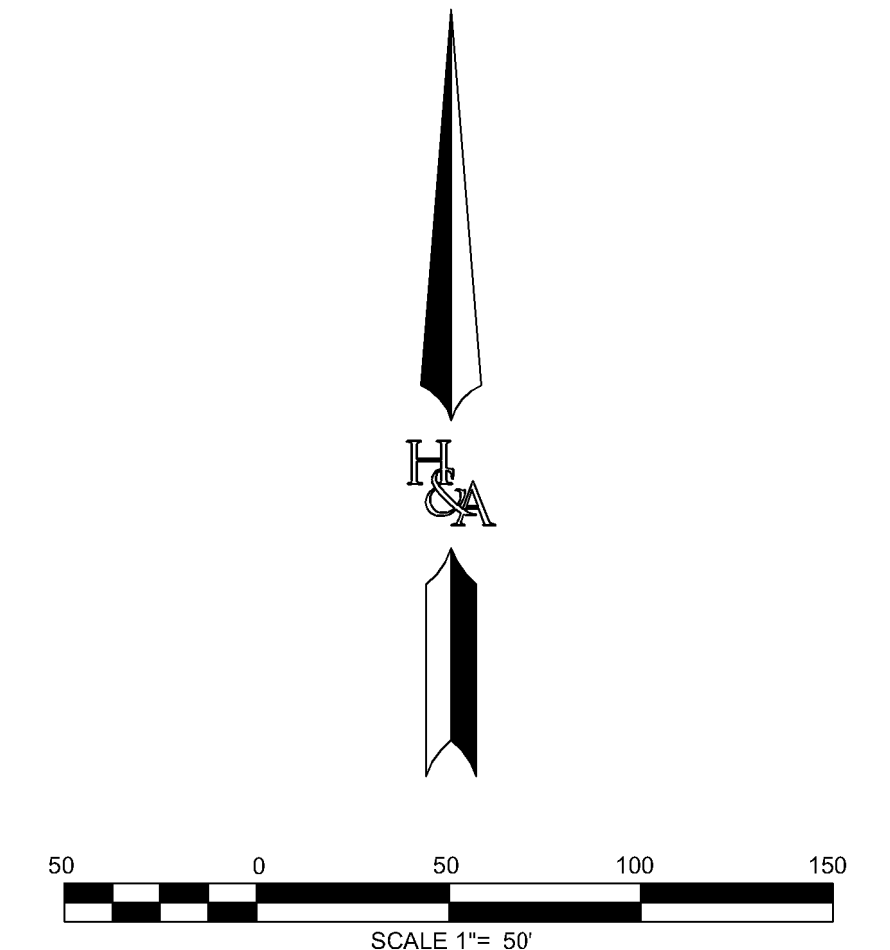
<p>PREPARED BY:  HUNSAKER & ASSOCIATES SAN DIEGO, INC. <small>PLANNING: 9707 Maple Street ENGINEERING: San Diego, CA 92121 SURVEYING: PH083058-4900 FAX083058-1414</small></p>	<p>TENTATIVE MAP CVT 15-0007 OTAY RANCH PA 12-FC-2 City of Chula Vista, California</p>	<p>SHEET 3 OF 5</p>
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SEE SHEET NO. 3

POR. PARCEL 2
P.M. 18481

R.O.S. 15771



PREPARED BY:



HUNSAKER & ASSOCIATES
SAN DIEGO, INC.

PLANNING: 9701 Maple Street
San Diego, CA 92121
ENGINEERING: PH: 619-594-4900 FAX: 619-594-1414
SURVEYING: PH: 619-594-4900 FAX: 619-594-1414

TENTATIVE MAP CVT 15-007

OTAY RANCH
PA 12-FC-2

City of Chula Vista, California

SHEET

4
OF
5

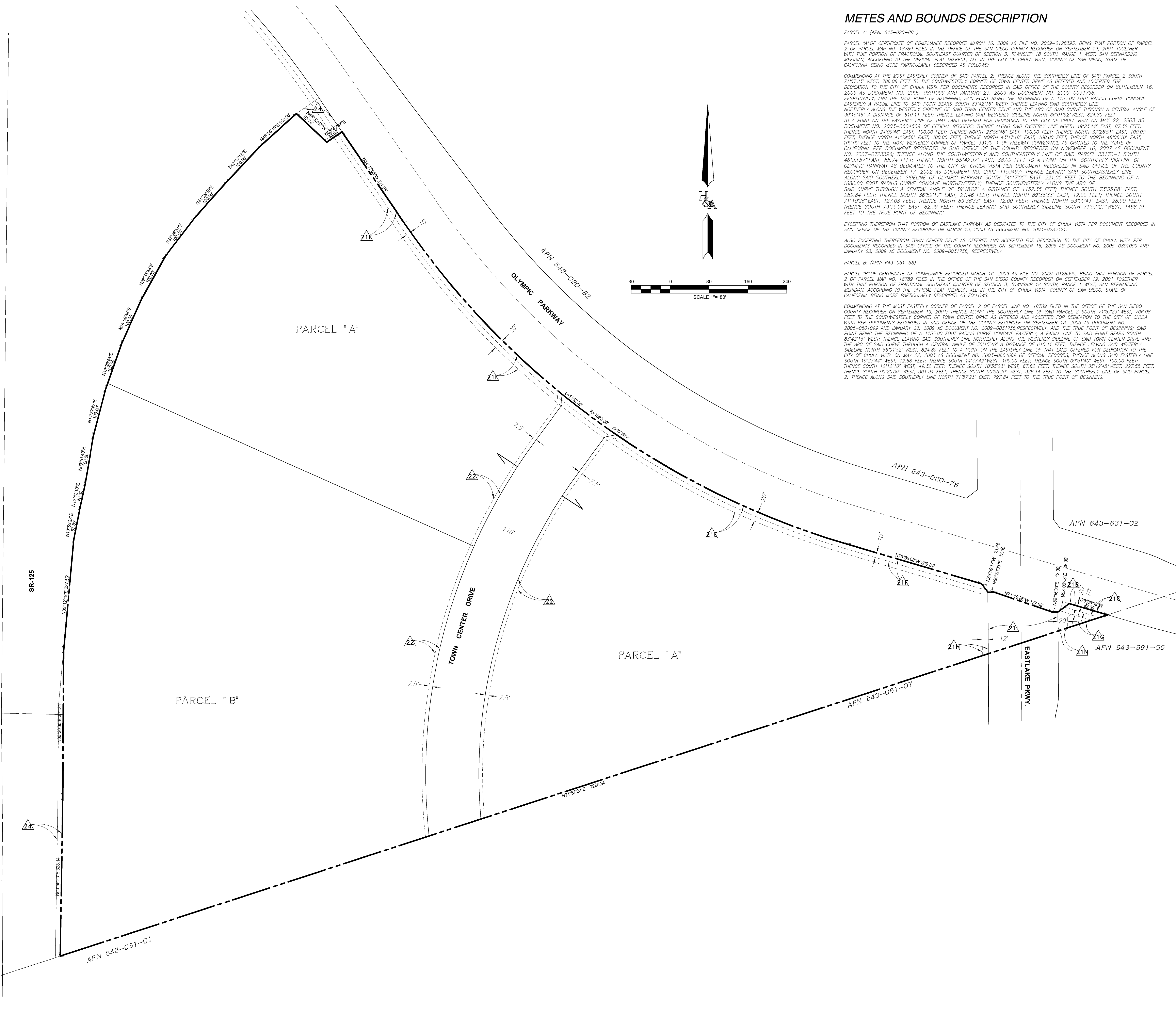
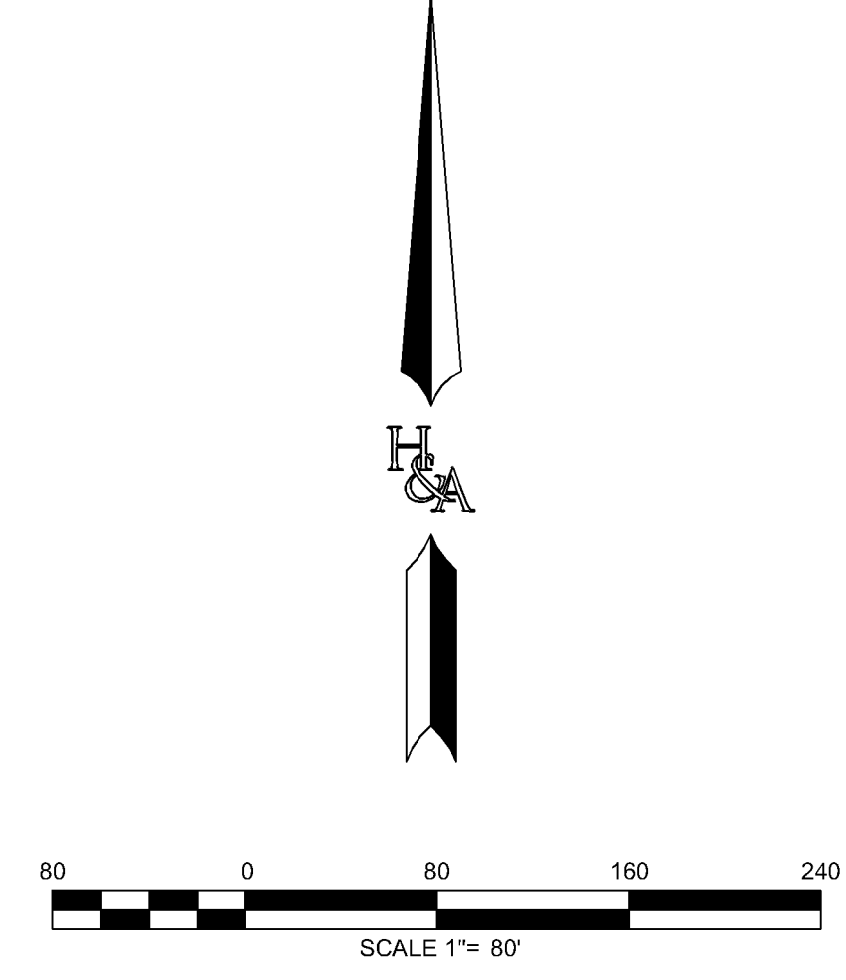
METES AND BOUNDS DESCRIPTION

PARCEL A: (APN: 643-020-88)
 PARCEL 1st OF CERTIFICATE OF COMPLIANCE RECORDED MARCH 16, 2009 AS FILE NO. 2009-0128393, BEING THAT PORTION OF PARCEL 2 OF PARCEL MAP NO. 18789 FILED IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER ON SEPTEMBER 19, 2001 TOGETHER WITH THAT PORTION OF FRACTIONAL SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 18 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, ALL IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE MOST EASTERLY CORNER OF SAID PARCEL 2; THENCE ALONG THE SOUTHERLY LINE OF SAID PARCEL 2 SOUTH 71°57'23" WEST, 706.08 FEET TO THE SOUTHWESTERLY CORNER OF TOWN CENTER DRIVE AS OFFERED AND ACCEPTED FOR DEDICATION TO THE CITY OF CHULA VISTA PER DOCUMENTS RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON SEPTEMBER 16, 2005 AS DOCUMENT NO. 2005-0801099 AND JANUARY 23, 2009 AS DOCUMENT NO. 2009-0031758, RESPECTIVELY, AND THE TRUE POINT OF BEGINNING, SAID POINT BEING THE BEGINNING OF A 1153.00 FOOT RADIUS CURVE CONCAVE EASTERLY; A RADIAL LINE TO SAID POINT BEARS SOUTH 83°42'18" WEST; THENCE LEAVING SAID SOUTHERLY LINE NORTHERLY ALONG THE WESTERLY SIDELINE OF SAID TOWN CENTER DRIVE AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°15'48" A DISTANCE OF 610.11 FEET; THENCE LEAVING SAID WESTERLY SIDELINE NORTH 60°15'52" WEST, 824.89 FEET TO A POINT ON THE EASTERLY LINE OF THAT LAND OFFERED FOR DEDICATION TO THE CITY OF CHULA VISTA ON MAY 22, 2003 AS DOCUMENT NO. 2003-0604609 OF OFFICIAL RECORDS; THENCE ALONG SAID EASTERLY LINE NORTH 19°23'44" EAST, 87.32 FEET; THENCE NORTH 24°09'48" EAST, 100.00 FEET; THENCE NORTH 28°55'48" EAST, 100.00 FEET; THENCE NORTH 37°29'51" EAST, 100.00 FEET; THENCE NORTH 41°29'58" EAST, 100.00 FEET; THENCE NORTH 43°17'18" EAST, 100.00 FEET; THENCE NORTH 48°08'10" EAST, 100.00 FEET TO THE MOST WESTERLY CORNER OF PARCEL 33170-1 OF FREEWAY CONVEYANCE AS GRANTED TO THE STATE OF CALIFORNIA PER DOCUMENT RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON NOVEMBER 16, 2007 AS DOCUMENT NO. 2007-0723396; THENCE ALONG THE SOUTHWESTERLY AND SOUTHEASTERLY LINE OF SAID PARCEL 33170-1 SOUTH 46°33'57" EAST, 85.74 FEET; THENCE NORTH 58°42'37" EAST, 38.09 FEET TO A POINT ON THE SOUTHERLY SIDELINE OF OLYMPIC PARKWAY AS DEDICATED TO THE CITY OF CHULA VISTA PER DOCUMENT RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON DECEMBER 17, 2002 AS DOCUMENT NO. 2002-1153497; THENCE LEAVING SAID SOUTHEASTERLY LINE ALONG SAID SOUTHERLY SIDELINE OF OLYMPIC PARKWAY SOUTH 34°17'05" EAST, 221.05 FEET TO THE BEGINNING OF A 1580.00 FOOT RADIUS CURVE CONCAVE NORTHEASTERLY; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 1152.35 FEET; THENCE SOUTH 73°55'08" EAST, 288.84 FEET; THENCE SOUTH 36°59'17" EAST, 21.48 FEET; THENCE NORTH 89°38'33" EAST, 12.00 FEET; THENCE SOUTH 71°10'28" EAST, 127.08 FEET; THENCE NORTH 88°38'33" EAST, 12.00 FEET; THENCE NORTH 57°00'43" EAST, 28.90 FEET; THENCE SOUTH 73°55'08" EAST, 82.39 FEET; THENCE LEAVING SAID SOUTHERLY SIDELINE SOUTH 71°57'23" WEST, 1468.49 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION OF EASTLAKE PARKWAY AS DEDICATED TO THE CITY OF CHULA VISTA PER DOCUMENT RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON MARCH 13, 2003 AS DOCUMENT NO. 2003-0283321.
 ALSO EXCEPTING THEREFROM TOWN CENTER DRIVE AS OFFERED AND ACCEPTED FOR DEDICATION TO THE CITY OF CHULA VISTA PER DOCUMENTS RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON SEPTEMBER 16, 2005 AS DOCUMENT NO. 2005-0801099 AND JANUARY 23, 2009 AS DOCUMENT NO. 2009-0031758, RESPECTIVELY.

PARCEL B: (APN: 643-051-56)
 PARCEL 1st OF CERTIFICATE OF COMPLIANCE RECORDED MARCH 16, 2009 AS FILE NO. 2009-0128395, BEING THAT PORTION OF PARCEL 2 OF PARCEL MAP NO. 18789 FILED IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER ON SEPTEMBER 19, 2001 TOGETHER WITH THAT PORTION OF FRACTIONAL SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 18 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, ACCORDING TO THE OFFICIAL PLAT THEREOF, ALL IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
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EXCEPTING THEREFROM THAT PORTION OF EASTLAKE PARKWAY AS DEDICATED TO THE CITY OF CHULA VISTA PER DOCUMENT RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON MARCH 13, 2003 AS DOCUMENT NO. 2003-0283321.
 ALSO EXCEPTING THEREFROM TOWN CENTER DRIVE AS OFFERED AND ACCEPTED FOR DEDICATION TO THE CITY OF CHULA VISTA PER DOCUMENTS RECORDED IN SAID OFFICE OF THE COUNTY RECORDER ON SEPTEMBER 16, 2005 AS DOCUMENT NO. 2005-0801099 AND JANUARY 23, 2009 AS DOCUMENT NO. 2009-0031758, RESPECTIVELY.



TITLE REPORT EXCEPTIONS

- THE FOLLOWING IS A LIST OF EXCEPTIONS PER A PRELIMINARY REPORT ISSUED BY FIRST AMERICAN TITLE COMPANY, PER ORDER NUMBER NHC-4702082 DATED OCTOBER 19, 2015.
- THE FOLLOWING ITEMS AFFECT PARCEL A
- THE RIGHT AND PRIVILEGE TO SPILL WATER IN NATURAL DRAINAGE CHANNELS LOCATED ON SAID PROPERTY AS GRANTED TO OTAY MUNICIPAL WATER DISTRICT, A MUNICIPAL WATER DISTRICT, BY DOCUMENT RECORDED SEPTEMBER 15, 1965 AS INSTRUMENT NO. 167299 AND SEPTEMBER 30, 1965 AS INSTRUMENT NO. 177739, BOTH OF OFFICIAL RECORDS.
 - THE PRIVILEGE AND RIGHT TO EXTEND DRAINAGE STRUCTURES AND EXCAVATION AND EMBANKMENT SLOPES BEYOND THE LIMITS OF OLYMPIC PARKWAY, WHERE REQUIRED FOR THE CONSTRUCTION AND MAINTENANCE OF SAID STREET, AS CONTAINED IN THE DEED RECORDED DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153497 OF OFFICIAL RECORDS.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: CITY OF CHULA VISTA, A MUNICIPAL CORPORATION
 PURPOSE: A PUBLIC ACCESS WAY, TOGETHER WITH THE RIGHT TO ENTER UPON AND TO PASS AND REPASS
 RECORDED: DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153498 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: CITY OF CHULA VISTA, A MUNICIPAL CORPORATION
 PURPOSE: DRAINS, SEWERS, WATER FACILITIES, GENERAL UTILITIES AND APPURTENANT STRUCTURES, TOGETHER WITH THE RIGHT TO ENTER UPON AND TO PASS AND REPASS
 RECORDED: DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153499 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: CITY OF CHULA VISTA, A MUNICIPAL CORPORATION
 PURPOSE: DRAIN SEWERS AND APPURTENANT STRUCTURES, TOGETHER WITH THE RIGHT TO ENTER UPON AND TO PASS AND REPASS
 RECORDED: DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153500 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: CITY OF CHULA VISTA, A MUNICIPAL CORPORATION
 PURPOSE: LANDSCAPING AND THE RIGHT TO CONSTRUCT, REPLACE, REMOVE, OR MODIFY A PUBLIC ACCESS, TOGETHER WITH THE RIGHT TO ENTER UPON AND TO PASS AND REPASS
 RECORDED: DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153501 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: CITY OF CHULA VISTA
 PURPOSE: DRAINS, SEWER, WATER FACILITIES, GENERAL UTILITIES AND APPURTENANT STRUCTURES, TOGETHER WITH THE RIGHT TO ENTER UPON AND TO PASS AND REPASS
 RECORDED: DECEMBER 17, 2002 AS INSTRUMENT NO. 2002-1153502 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT.
 GRANTED TO: THE CITY OF CHULA VISTA
 PURPOSE: INGRESS AND EGRESS FOR THE CONSTRUCTION AND MAINTENANCE OF LANDSCAPING
 RECORDED: MARCH 13, 2003 AS INSTRUMENT NO. 2003-0283319 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - THE PRIVILEGE AND RIGHT TO EXTEND DRAINAGE STRUCTURES AND EXCAVATION AND EMBANKMENT SLOPES BEYOND THE LIMITS OF EASTLAKE PARKWAY, WHERE REQUIRED FOR THE CONSTRUCTION AND MAINTENANCE OF SAID STREET, AS CONTAINED IN THE DEED RECORDED MARCH 13, 2003 AS INSTRUMENT NO. 2003-0283321 OF OFFICIAL RECORDS.
 - AN IRREVOCABLE OFFER TO DEDICATE A PORTION OF SAID LAND FOR THE PURPOSES STATED HEREIN.
 IN FAVOR OF: THE CITY OF CHULA VISTA
 FOR: OPEN SPACE AND OTHER PUBLIC PURPOSES
 RECORDED: MARCH 13, 2003 AS FILE NO. 2003-0283318, OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - AN IRREVOCABLE OFFER TO DEDICATE A PORTION OF SAID LAND FOR THE PURPOSES STATED HEREIN.
 IN FAVOR OF: CITY OF CHULA VISTA
 FOR: GENERAL UTILITY AND ACCESS PURPOSES
 RECORDED: SEPTEMBER 16, 2005 AS INSTRUMENT NO. 2005-0801100 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - THE FACT THAT THE OWNERSHIP OF SAID LAND DOES NOT INCLUDE RIGHTS OF ACCESS TO OR FROM THE STREET, HIGHWAY, OR FREEWAY ABUTTING SAID LAND, SUCH RIGHTS HAVING BEEN SEVERED FROM SAID LAND BY THE DOCUMENT.
 RECORDED: NOVEMBER 16, 2007 AS INSTRUMENT NO. 2007-0723396 OF OFFICIAL RECORDS.
 AFFECTS: SAID LAND ADJACENT TO HIGHWAY 125
- THE FOLLOWING ITEMS AFFECT PARCEL B
- THE RIGHT AND PRIVILEGE TO SPILL WATER IN NATURAL DRAINAGE CHANNELS LOCATED ON SAID PROPERTY AS GRANTED TO OTAY MUNICIPAL WATER DISTRICT, A MUNICIPAL WATER DISTRICT, BY DOCUMENT RECORDED SEPTEMBER 15, 1965 AS INSTRUMENT NO. 167299 AND SEPTEMBER 30, 1965 AS INSTRUMENT NO. 177739, BOTH OF OFFICIAL RECORDS.
 - AN IRREVOCABLE OFFER TO DEDICATE A PORTION OF SAID LAND FOR THE PURPOSES STATED HEREIN.
 IN FAVOR OF: CITY OF CHULA VISTA
 FOR: GENERAL UTILITY AND ACCESS PURPOSES
 RECORDED: SEPTEMBER 16, 2005 AS INSTRUMENT NO. 2005-0801100 OF OFFICIAL RECORDS
 AFFECTS: THE ROUTE THEREOF AFFECTS A PORTION OF SAID LAND AND IS MORE FULLY DESCRIBED IN SAID DOCUMENT.
 - THE FACT THAT THE OWNERSHIP OF SAID LAND DOES NOT INCLUDE RIGHTS OF ACCESS TO OR FROM THE STREET, HIGHWAY, OR FREEWAY ABUTTING SAID LAND, SUCH RIGHTS HAVING BEEN SEVERED FROM SAID LAND BY THE DOCUMENT.
 RECORDED: NOVEMBER 16, 2007 AS INSTRUMENT NO. 2007-0723396 OF OFFICIAL RECORDS.
 AFFECTS: SAID LAND ADJACENT TO HIGHWAY 125

SURVEYOR'S NOTE

THE BOUNDARY DEPICTED HEREON WAS COMPILED FROM RECORD DATA PER CERTIFICATE OF COMPLIANCE DOCS 2009-0128393 AND 2009-0128395 AND IS NOT BASED ON A FIELD SURVEY BY HUNSAKER AND ASSOC. SAN DIEGO INC.

PREPARED BY: HUNSAKER & ASSOCIATES SAN DIEGO, CA PLANNING 9707 Waples Street ENGINEERING San Diego, CA 92121 SURVEYING PH858/558-4500 - FX858/558-1414	BOUNDARY & ENCUMBRANCES OTAY RANCH PA 12-FC-2 City of Chula Vista, California	SHEET 5
		OF 5