

DOCUMENT REFERENCES

- R1 SUBJECT GRANT DEED TO THE ROMJUE FAMILY LIVING TRUST, DATED JULY 23, 1999 RECORDED UNDER DN 2017-0046403, MCR
R2 TAMALPAIS LAND AND WATER COMPANY, MAP NO. 5, FILED IN RACK 1, PULL 2, MCR
R3 PARCEL MAP OF LOT LINE ADJUSTMENT, FILED IN BOOK 22 OF PARCEL MAPS, AT PAGE 75, MCR
R4 RECORD OF SURVEY FILED IN BOOK 2004 OF MAPS, AT PAGE 184, MCR
R5 RECORD OF SURVEY, FILED IN BOOK 2006 OF MAPS, AT PAGE 175, MCR
R6 RECORD OF SURVEY, FILED IN BOOK 2007 OF MAPS, AT PAGE 88, MCR
R7 RECORD OF SURVEY, FILED IN BOOK 2008 OF MAPS, AT PAGE 74, MCR
R8 RECORD OF SURVEY FILED IN BOOK 2013 OF MAPS, AT PAGE 61, MCR
R9 RECORD OF SURVEY FILED IN BOOK 8 OF SURVEYS, AT PAGE 37, MCR
R10 GRANT OF RELOCATED EASEMENT RECORDED UNDER DN 2006-0053035, MCR

EASEMENT REFERENCES

- E1 5 FOOT WIDE WATER LINE EASEMENT PER 935 OR 266, MCR
E2 22 FOOT WIDE INGRESS AND EGRESS EASEMENT, 935 OR 267, MCR & INSTALLATION & MAINTENANCE OF WATER, GAS, ELECTRIC, TELEPHONE AND OTHER UTILITY LINES PER 1236 OR 120, MCR
E3 EASEMENT FOR INGRESS/EGRESS, INSTALLATION & MAINTENANCE OF WATER, GAS, ELECTRIC, TELEPHONE AND OTHER UTILITY LINES PER 1236 OR 120, MCR
E4 10 FOOT WIDE TO PG&E PER 1389 OR 25, MCR
E5 BOUNDARY AGREEMENT FOR FENCE NOT ON TRUE BOUNDARY LINE PER 2714 OR 252, MCR
E6 10 FOOT WIDE SANITARY SEWER EASEMENT PER 2932 OR 521, MCR
E7 10 FOOT WIDE NON-EXCLUSIVE SANITARY SEWER EASEMENT, RELOCATED PER DN 2006-0053035, MCR

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 SURVEYORS' ACT AT THE REQUEST OF DAISY ROMJUE, IN DECEMBER OF 2017.

Signature of G. HARMINA III, P.L.S. 7950
DATE OCTOBER 15, 2018



COUNTY SURVEYOR'S STATEMENT

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE PROFESSIONAL LAND SURVEYORS' ACT

THIS 24TH DAY OF OCTOBER 2018.

Signature of Tracy Park, PLS, County Surveyor



BY DEPUTY

COUNTY RECORDER'S CERTIFICATE

FILED THIS 2ND DAY NOVEMBER 2018, AT 8:18 A.M.

IN BOOK 2018 OF MAPS AT PAGE 183 AT THE REQUEST OF MARIN COUNTY PUBLIC WORKS

DOC. NO. 2018-38054 FEE PAID \$84-

RICHARD N. BENSON

COUNTY RECORDER

Signature of Deputy Recorder

DEPUTY

BOUNDARY NOTES

- 1. NO ORIGINAL MONUMENTS FROM RACK 1 PULL 2 (R2) WERE FOUND AS ALL FOUND MONUMENTS WERE MORE RECENTLY SET. THUS, RECORD DATA FROM R2 WAS HELD OVER FOUND MONUMENTS AS APPROPRIATE FOR A SIMULTANEOUS CONVEYANCE WITH NO ORIGINAL MONUMENTS.
2. RALSTON WAS HELD PARALLEL TO THE SUBJECT BOUNDARY AND R3 DATA AS RECENT IMPROVEMENTS AND STEEP CONDITIONS DID NOT REVEAL MONUMENTS AS SHOWN ON R9.
3. THE MAPS LISTED AS R4 & R5 WERE BOTH EXTENSIONS OF SURVEYS PERFORMED FURTHER UP THE MOUNTAIN BETWEEN SUMMIT & MYRTLE AVENUES. SAID SURVEYS AND THE PREVIOUS SURVEYS DID NOT MAKE ANY TIES OUTSIDE OF THE BLOCK NOR TIE TO MONUMENTS IN SUMMIT AVENUE. FURTHERMORE, THE MEASURED DISTANCES OF FOUND MONUMENTS SHOWN ON R4 HAVE SIGNIFICANT DISCREPANCIES WHEN COMPARED TO MAP (R2,R4) DATA.
4. THE PARCEL MAP (R3) WAS HELD WITHIN THE BLOCK AS THE BEST EVIDENCE OF THE TRUE BOUNDARY. SURVEYS PERFORMED OUTSIDE THIS BLOCK MAY BE FOUND TO BE IN AN ALTERNATE POSITION AND MAY NOT AGREE WITH THIS RESOLUTION.

RECORD OF SURVEY

OF THE LANDS OF THE ROMJUE FAMILY LIVING TRUST, DATED JULY 23, 1999, AS DESCRIBED BY GRANT DEED RECORDED UNDER DOCUMENT NUMBER 2017-0046403 BEING A PORTION OF LOT 352 OF THAT CERTAIN MAP OF "TAMALPAIS LAND AND WATER COMPANY MAP NO. 5" FILED IN RACK 1, PULL 2, MARIN COUNTY RECORDS

CITY OF MILL VALLEY COUNTY OF MARIN STATE OF CALIFORNIA
DECEMBER 2017
APN 027-113-09

1031Survey, Inc.
High Definition Surveying

1857 Rainier Circle, Petaluma, California 94954

415-827-6370

DATE: 2018.10.12 FILE: 17041RS PAGE: 1 OF 1

LINE DATA

- 1 S 85°42'00" W 27.27 R1
2 S 75°27'00" W 17.51(17.53 R1)

LEGEND

- SET 5/8" REBAR, YELLOW CAP PLS 7950
SET BRASS NAIL & TAG, PLS 7950
FOUND MONUMENT WELL WITH 1/2" REBAR, NO TAG, PER R6, R8
FOUND 1/2" REBAR, NO TAG PER R3
FOUND 3/4" IRON PIPE, BRASS TAG LS 2926, PER R3
FOUND 3/4" IRON PIPE, BRASS TAG, ILLEGIBLE, PER R3
FOUND 3/4" IRON PIPE, CAP, PLS 5461, PER R4
RECORD DATA
CALCULATED & MEASURED
DOCUMENT NUMBER
DOCUMENT REFERENCE
MARIN COUNTY RECORDS
NOT TO SCALE
SEARCHED FOR, NOT FOUND
FENCE, CHAIN LINK
FENCE, WOOD

NOTES

- 1. ALL DISTANCES & DIMENSIONS ARE GIVEN IN FEET AND DECIMALS THEREOF.
2. ALL TIES SHOWN ARE 90° UNLESS OTHERWISE NOTED.
3. MEASURED EQUALS RECORD UNLESS OTHERWISE SHOWN.
4. A TITLE REPORT PREPARED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY ORDER NUMBER 0457015364-KD, DATED NOVEMBER 21, 2017 WAS REVIEWED AND EASEMENTS ARE SHOWN AS LISTED IN SAID REPORT.
5. SUBJECT DEED CITES REFERENCE MAP AS RACK 1, PULL 5 WHICH IS INCORRECT AND SHOULD BE RACK 1, PULL 2. FOR METES AND BOUNDS DESCRIPTIONS OF ALL ON-SITE EASEMENTS, REFER TO ORIGINAL DOCUMENT(S) AS CITED. LABELS WERE OMITTED ON THIS MAP FOR CLARITY.

COUNTY SURVEYOR NOTE

PURSUANT TO CALIFORNIA BUSINESS AND PROFESSIONS CODE, SECTION 8768, IT IS THE OPINION OF THE COUNTY SURVEYOR THAT THIS MAP DOES NOT SHOW THAT SUFFICIENT MONUMENTATION OR OTHER EVIDENCE WAS LOCATED TO ESTABLISH THE PRECISE LOCATION OF THE SOUTHERLY LINE OF RALSTON AVENUE AND NORTHERLY LINES OF THE SUBJECT PROPERTY. OTHER MONUMENTS OR EVIDENCE MAY EXIST AND IF RECOVERED AND CONSIDERED IN DETERMINING THE LOCATION OF THE SUBJECT PROPERTY'S CORNERS AND LINES, MAY RESULT IN MATERIALLY ALTERNATE POSITIONS THEREOF. IT IS ALSO THE OPINION OF THE COUNTY SURVEYOR THAT THIS MAP DOES NOT SHOW SUFFICIENT REASONING AS TO WHY THE SOUTHERLY FOUND MONUMENT ON THE CENTERLINE OF SUMMIT AVENUE WAS HELD, AND OTHER FOUND MONUMENTS ARE SHOWN AS OFF.

BASIS OF BEARING

THE BEARING NORTH 17°33'22" EAST AS MEASURED BETWEEN A FOUND IRON PIPE PER R3 AND A FOUND REBAR IN MONUMENT WELL PER R4, R8 AS CALCULATED AND MEASURED, ALL BEARINGS HEREIN MENTIONED ARE RELATED THERETO

