

- LEGEND**
- SUBJECT PROPERTY BOUNDARY LINES
 - - - OTHER PROPERTY BOUNDARY LINES
 - TIE LINES
 - EXISTING WOOD FENCE
 - EXISTING IRON PICKET FENCE
 - SET #4 REBAR & PLASTIC CAP LS 8080
 - SET MAG SPIKE & 1" BRASS DISK LS 8080
 - FOUND 1" IRON PIPE & 3/4" BRASS DISK RE 5123 PER M2, M3, M5
 - FOUND 3/4" IRON PIPE & PLASTIC CAP RCE 18221 PER M10
 - FOUND 3/4" IRON PIPE & PLASTIC CAP LS 5814 UO
 - FOUND 3/4" IRON PIPE & 3/4" BRASS DISK RE 6135 PER M6
 - FOUND #4 REBAR NO TAG, AS NOTED
 - FOUND PK SPIKE IN ASPHALT UO
 - FOUND MONUMENT PLS 6784 SET PER M₅ AS NOTED
 - FOUND 1" IRON PIPE & PLASTIC CAP RCE 23325 UO
 - FOUND 3/4" BRASS DISK STAMPED LS 2897 PER AS NOTED
 - CALCULATED PER MAP
 - CALCULATED PER DEED [A]
 - RECORDS OF HOOL & LOCKETT HELD BY DAVID CONTRERAS
 - DOCUMENT NUMBER
 - FOUND
 - IRON PIPE
 - MCR MARIN COUNTY RECORDER'S OFFICE
 - MCS MARIN COUNTY SURVEYOR'S OFFICE
 - NT NAIL & BRASS TAG
 - ORIG ORIGINAL
 - SFNF SEARCHED FOR NOTHING FOUND
 - UO UNKNOWN ORIGIN
 - UNO UNLESS NOTED OTHERWISE
 - UNREC UNRECORDED



SURVEY NOTES:

- 1) REFERENCED MAPS PER MARIN COUNTY RECORDER UNO.
- 2) DISTANCES SHOWN IN FEET AND DECIMALS THEREOF.
- 3) BASE ON A FIELD SURVEY CONDUCTED ON 5/23/2019.
- 4) BEARINGS & DISTANCES DERIVED FROM COMSTOCK SURVEY "SURVEY FOR ROBERT KIRCHMANN" PER [2], ALSO BEING THE DOCUMENT USED FOR RETRACEMENT IN SUBSEQUENT SURVEYS.
- 5) THE BOUNDARY ESTABLISHMENT OF THIS MAP IS BASED FROM A COMBINATION OF RECORD MAPS, RECORD DEEDS, NON RECORD MAPS AND FIELD EVIDENCE IN ORDER TO RESOLVE THE EXISTING DISCREPANCIES.

BASIS OF BEARINGS:
 THE BASIS OF BEARINGS FOR THIS SURVEY AS PER COMSTOCK SURVEY [2] AND REFERENCED BETWEEN FOUND 1" IRON PIPE AND 1/2" REBAR ACCEPTED AS ORIGINAL LOT CORNERS WITH A CALCULATED BEARING OF N44°17'24"E, AND SAID MAP IS FILED IN THIS OFFICE AND SUBMITTED AS REFERENCE TO THE MARIN COUNTY SURVEYOR'S OFFICE.

- REFERENCES:**
- [1] "MAP NO. 3, LYFORD'S HYGEIA, AT TIBURON POINT", FILED IN AUGUST 23, 1894 (MCR)
 - [2] "SURVEY FOR ROBERT H. KIRCHMANN", BY GEO. COMSTOCK; JUNE 14, 1954 (UNREC)
 - [3] "PARCEL MAP, DIVISION OF STEIGER PROPERTY", FILED IN PARCEL MAP BOOK 5, PAGE 92 (5 PM 92) (MCR)
 - [4] "BOUNDARY SURVEY OF A.P. 59-071-29", BY ROEMER & ESTES, SURVEY NO. S-7089-T-77, MAY 1977 (UNREC)
 - [5] "BOUNDARY SURVEY OF A.P. 59-071-29", BY ROEMER & ESTES, SURVEY NO. S-7089-C-79, MARCH 1979 (UNREC)
 - [6] "RECORD OF SURVEY, LANDS OF STEIGER", FILED IN SURVEYS BOOK 32, PAGE 50 (32 OS 50) (MCR)
 - [7] "MAP OF 1835 CENTRO WEST, A CONDOMINIUM", FILED IN PARCEL MAP BOOK 16, PAGE 7 (16 PM 7) (MCR)
 - [8] "MAP OF 1839 CENTRO WEST, A CONDOMINIUM", FILED IN PARCEL MAP BOOK 16, PAGE 8 (16 PM 8) (MCR)
 - [9] "RECORD OF SURVEY, LANDS OF WARREN", FILED IN MAP BOOK 2011, PAGE 88 (MCR)
 - [10] CORNER RECORD: APN 059-071-61, FILED MAY 27, 1997 (MCS)
 - [11] "SURVEY & DIVISION OF L. PIACENTINI PROPERTY", BY HOOL & LOCKETT, JOB# 1727, OCTOBER 1961 (DCR)

- [A] DEED DOC. NO. 2018-0019211, FILED MAY 30, 2018, APN:059-071-29; LEHRBAUM (MCR)
- [B] DEED DOC. NO. 2012-0081605, FILED DECEMBER 27, 2012, APN:059-071-40; CANADY (MCR)
- [C] DEED DOC. NO. 2012-0046039, FILED JULY 31, 2012, APN: 059-071-09, MURRAY (MCR)
- [D] DEED DOC. NO. 2019-0005778, FILED FEBRUARY 28, 2019, APN: 059-071-28, KDR ASSET MNGMT. INC. (MCR)
- [E] DEED DOC. BOOK 845, PAGE 138, FILED JANUARY 15, 1954; KIRCHMAN (MCR)
- [F] DEED DOC. BOOK 1006, PAGE 377, FILED FEBRUARY 25, 1956; DECLARATION OF EASEMENT (MCR)
- [G] DEED DOC. BOOK 401, PAGE 93, FILED JULY 26, 1940; SMITH (RIGHT OF WAY EASEMENT) (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 JACOB LEHRBAUM IN FEBRUARY 2019.



MARIN COUNTY SURVEYOR'S STATEMENT:
 THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE PROFESSIONAL LAND SURVEYORS ACT THIS 9th DAY OF January, 2020
 TRACY PARK, COUNTY SURVEYOR

TRACY W. PARKS, PLS 8176
 COUNTY SURVEYOR
David O. Knell
 DAVID O. KNELL, PLS 5301
 DEPUTY COUNTY SURVEYOR

MAP OF 1839 CENTRO WEST
 A CONDOMINIUM
 (16 PM 7)
 PER [7]

MAP OF 1839 CENTRO WEST
 A CONDOMINIUM
 (16 PM 8)
 PER [8]

RECORDER'S STATEMENT
 FILED THIS 17 DAY OF JANUARY, 2020
 AT 7:41 A.M., IN BOOK 2020 OF MAPS,
 AT PAGE 4 AT THE REQUEST OF AMERICAN LAND
 SURVEYING INC., AND MARIN COUNTY DEPARTMENT OF
 PUBLIC WORKS.
 SERIAL NO. 2020-0002153 FEE: \$84.00
 Shelly Scott
 COUNTY RECORDER - COUNTY OF MARIN
 A.R. White
 BY DEPUTY

RECORD OF SURVEY
 LANDS OF LEHRBAUM

AS DESCRIBED IN DEED DOCUMENT NO. 2018-0019211
 BEING A PORTION OF SECTION 7 OF MAP ENTITLED
 "LYFORD'S HYGEIA" COUNTY OF MARIN RECORDS.

TOWN OF TIBURON, COUNTY OF MARIN, CALIFORNIA
 SCALE: 1"=20' SHEET 1 OF 1 JANUARY 2020

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