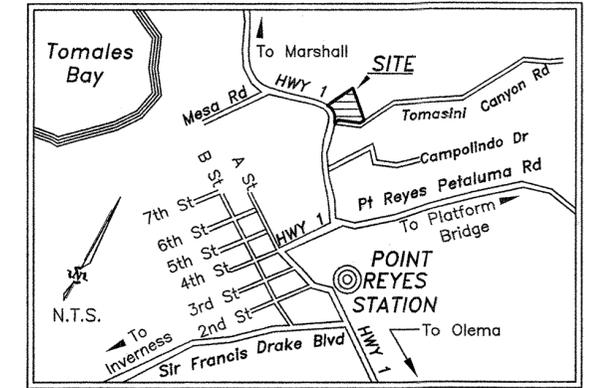


NOTES

1. Basis of bearings is S07°33'20"E 424.94' M (424.95' R1,R2&R4) between "D-38" and "D-37", both being found metal T-bars topped with 3/4" Brass Tags stamped "State of CA DIV HWYS", being set in 6" concrete cylinders, shown respectively as "D-37" and "D-38" per Caltrans Right of Way Record Map R.117.13, R117014, reference (R3) per this map.
2. Distances and dimensions shown are in feet and decimals thereof. Offsets are perpendicular to lines.
3. Record data per (R3) indicates that the right of way width of State Route 1 is variable.
4. Area of the subject property is 1.24 acres, more or less.
5. Date of Field Survey April -October 2020.

6. The location of Tomasini Canyon Road, a 40-foot wide private right of way, has been disputed over the years. Extensive record research was performed and a "Condition of Title Guarantee" was produced by First American Title Company. As such, it is the current opinion of this surveyor that, pertinent to the subject property, the location of Tomasini Canyon Road adjoining said lands is most accurately displayed as shown in the document entitled "No. 108 767 Judgment and Permanent Injunction" filed for record as Document No. 1987-65115, Official Records, Marin County Records, (R5). This location is also supported by record maps (R1), (R2) and (R4). As such, the "R/W Easement" impacting subject lands has been configured hereon as shown on the (R5) exhibit.



VICINITY MAP

LINE TABLE				
LINE NUMBER	LENGTH CALCULATED	BEARING CALCULATED	LENGTH PER REFERENCE	BEARING PER REFERENCE
L1	46.63'	S16°31'00"W	(46.628' R1)	(S16°31'00"W R1)
			(46.63' R5)	(S16°31'00"W R5)
L2	42.07'	N39°32'25"W		

CURVE TABLE				
CURVE NUMBER	DELTA CALCULATED	ARC LENGTH CALCULATED	RADIUS CALCULATED	RADIUS PER REFERENCE
C1	02°45'14"	10.81'	225.00'	(225.00' R3)
C2	00°08'37"	0.46'	185.00'	

LEGEND

- Set 1/2" Iron pipe PLS 6702 or as noted
- ⊗ Found 2"x2" decayed redwood hub with brass tag RCE 8181, held as (R1) original corner
- ⊙ Found Metal T-Bar with 3/4" Brass tag "State of CA Div of Hwys" per (R3)
- Found wood, iron or plastic post
- C Calculated M Measured PLS Pacific Land Surveys R/W Right of Way
- P/L Property Line M.C.R. Marin County Records UNO Unknown Origin D/W Driveway
- D.N. Document Number A.P.N. Assessors Parcel Number NLBT Nail Lead & Brass Tag
- Boundary of subject property
- Boundary of other lands
- - - Parcel line of record
- Existing fence line
- Edge of Pavement
- Perimeter of R/W Easement per (R5)
- Survey Tie Line
- Sanitary Sewer Manhole PGE&E PGE Vault
- WM Water Meter ○ Overhead Utility Pole

REFERENCES

- R1 Amended Parcel Map - Lands of George A. Daum 7 PM 142, M.C.R.
- R2 Parcel Map - Lands of Mayer H. and Elizaeth K. Segal 2 PM 47, M.C.R.
- R3 Caltrans Right of way Record Map R.117.13 R117014
- R4 Parcel Map - Lands of the Haywood Company 7 PM 1, M.C.R.
- R5 D.N. 1987-65115, M.C.R. No. 108 767 Judgment and Permanent Injunction

COUNTY SURVEYOR'S STATEMENT

This map has been examined in accordance with Section 8766 of the Professional Land Surveyors' Act this 28th day of November, 2020.

Tracy W. Park, PLS 8176
County Surveyor

David O. Knell

David O. Knell, PLS 5301
Deputy County Surveyor



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 Laurie Monserrat and Tor Taylor in May 2020.

PACIFIC LAND SURVEYS, a sole proprietorship

Dated: 11-23-20

S. D. Ruschmeyer
 SUSAN D. RUSCHMEYER
 LICENSED LAND SURVEYOR
 No. 6702
 License Expires 06/30/22
 STATE OF CALIFORNIA

RECORDER'S STATEMENT

Filed this 11TH day of DEC. 2020 at 11:05 a.m.
 in Book 2020 of Maps, at Page 301, at the request
 of the Marin County Department of Public Works.
 Document No. 2020-0063757
 Fee Paid: \$ 84 -
 Shelly Scott
 County Recorder
 Deputy County Recorder

Record of Survey

Of the Lands of
 The Monserrat-Taylor Trust
 as described in Document No. 2013-0017403,
 Official Records, Marin County Records.
 12000 State Route 1 Point Reyes Station
 A.P.N. 119-111-28
 COUNTY OF MARIN * STATE OF CALIFORNIA
PACIFIC LAND SURVEYS
 P.O. BOX 316 BODEGA, CA 94922 * 707.875.3208
 SCALE: 1" = 40' * NOV 2020 * SHEET 1 OF 1

CERT. CORR. 2021-12088