

LOT 22, BLOCK 2  
5 RM 11  
(N40°22'19"E 10.72')R8  
(N40°47'09"E 10.79')

**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 BOGDAN GAZA IN SEPTEMBER, 2020.

*Bradley A. Thomas*  
BRADLEY A. THOMAS, PLS 5520 DATE 1/12/21



**COUNTY SURVEYOR'S STATEMENT**

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE PROFESSIONAL LAND SURVEYORS' ACT  
THIS 8<sup>th</sup> DAY OF FEBRUARY, 2021.

TRACY W. PARK, PLS 8176  
COUNTY SURVEYOR, COUNTY OF MARIN

*David O. Knell*

BY: DAVID O. KNELL  
DEPUTY COUNTY SURVEYOR



**RECORDER'S STATEMENT**

FILED THIS 9<sup>th</sup> DAY OF FEB. 2021, AT 9:23 A.M.,  
IN BOOK 5021 OF MAPS, AT PAGE 16,  
AT THE REQUEST OF MARIN COUNTY DEPARTMENT OF PUBLIC WORKS.

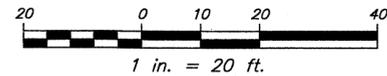
SERIAL NO.: 2021-0012113 FEE PAID: \$ 66-

*Shelly Scott*  
COUNTY RECORDER, COUNTY OF MARIN

BY *[Signature]*, DEPUTY

**—BASIS OF BEARINGS—**

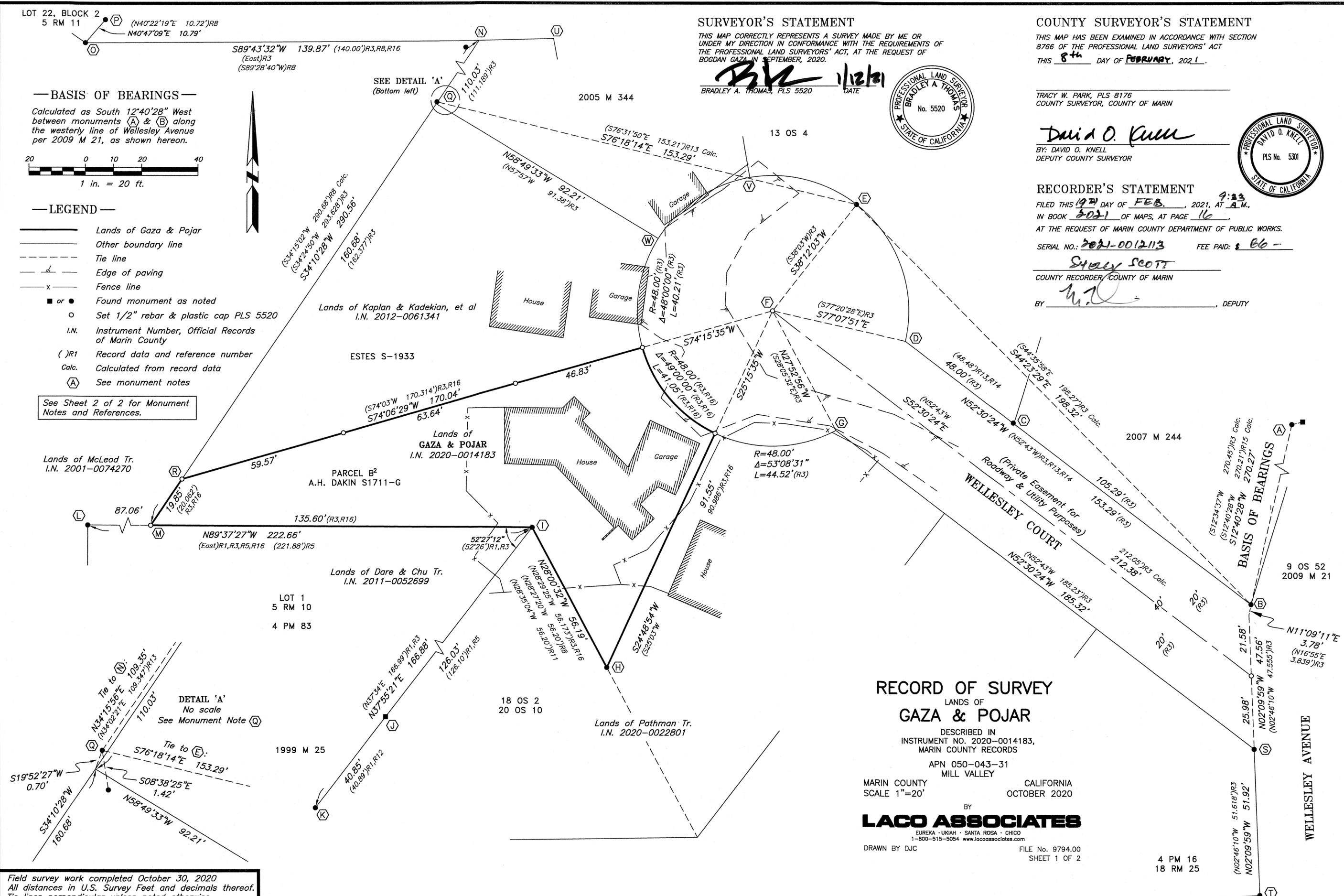
Calculated as South 12°40'28" West between monuments (A) & (B) along the westerly line of Wellesley Avenue per 2009 M 21, as shown hereon.



**—LEGEND—**

- Lands of Gaza & Pojar
- Other boundary line
- - - Tie line
- Edge of paving
- x Fence line
- or ● Found monument as noted
- Set 1/2" rebar & plastic cap PLS 5520
- I.N. Instrument Number, Official Records of Marin County
- ( )R1 Record data and reference number
- Calc. Calculated from record data
- (A) See monument notes

See Sheet 2 of 2 for Monument Notes and References.



**RECORD OF SURVEY**

LANDS OF  
**GAZA & POJAR**

DESCRIBED IN  
INSTRUMENT NO. 2020-0014183,  
MARIN COUNTY RECORDS

APN 050-043-31  
MILL VALLEY

MARIN COUNTY CALIFORNIA  
SCALE 1"=20' OCTOBER 2020

BY  
**LACO ASSOCIATES**

EUREKA • UKIAH • SANTA ROSA • CHICO  
1-800-515-5054 www.lacoassociates.com

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SHEET 1 OF 2

Field survey work completed October 30, 2020  
All distances in U.S. Survey Feet and decimals thereof.  
Tie lines perpendicular unless noted otherwise.

— MONUMENT NOTES —

- (A) Found 1/2" rebar no tag per R3, R15, from which a 4"x4" concrete post with scribed 'X' bears N76°01'54"E 3.95'.
- (B) Found 5/8" rebar & plastic cap RCE 11181 per R4, R14, R17, from which a 1/2" rebar no tag per R3 bears S30°41'20"W 0.24'. R3 calls for original hub & iron pin at this location. This survey accepts the position of the Beattie rebar as marking the location of the original hub per R3. This fact is documented in a letter from Beattie to Roemer & Estes, included in R7 documents.
- (C) Found 5/8" rebar & plastic cap PLS 6784 per R14, bears N40°56'28"W 0.33' from calculated corner shown hereon. Also found 5/8" rebar no tag (formerly RCE 11181 per R14), bears N8°04'03"W 2.13' from calculated corner shown hereon.
- (D) Nothing found or set, calculated location by intersection of 48-ft. radius cul-de-sac and 20-ft. offset from centerline of Wellesley Court.
- (E) Found 1/2" rebar no tag. Accepted per R3 as a point on 48-ft. radius cul-de-sac, from which a 5/8" rebar & plastic cap RCE 11181 bears S59°32'39"W 1.69'.
- (F) Nothing found. Center of 48-ft. radius cul-de-sac calculated by distance-distance intersection from (B) & (E) per R3. Set 1/2" rebar & plastic cap PLS 5520.
- (G) Nothing found or set, calculated location by intersection of 48-ft. radius cul-de-sac and 20-ft. offset from centerline of Wellesley Court.
- (H) Found 1/2" rebar & aluminum cap LS 4694 per R11, adjacent to drain pipe. Accepted as perpetuated location of 1/2" rebar per R8, R9 and the most southerly corner of the lands of Gaza & Pojar.
- (I) Found 1/2" rebar & aluminum cap LS 4694 (Doyle) per R11, 4" down in decomposed granite walkway. Accepted as perpetuated location of hub & tag LS 2926 (Dakin) shown on R3, R8, R9, marking the northeast corner of R1. Doyle had previously located said hub & tag as shown on 18 OS 2.
- (J) Found hub remnants and tag LS 2926 per R3.
- (K) Found 1/2" rebar & plastic cap PLS 5376 with hub remnants at base per R12. Original hub called for per R3 as marking an angle point in the easterly line of R1. Also found 3/4" iron pipe with nail & tag RCE 18221 per R9, bears N58°10'28"W 0.68' from rebar.
- (L) Found 5/8" rebar & plastic cap RCE 11181 with T-post adjacent, no record. Accepted as perpetuated location of hub per R5 set on the northerly line of Lot 1, 5 RM 10. Said northerly line is called for in R16. Other hubs per R5 searched not found by this survey.
- (M) Held record distance of 135.60' along northerly line, Lot 1, 5 RM 10. 1/2" rebar (set by Dakin per R6) & plastic cap RCE 11181 per R8 searched not found by this survey, evidently destroyed by sewer construction. 5/8" rebar & plastic cap RCE 11181 lying 78.14' easterly along this line per R8 also searched not found by this survey.
- (N) 1/2" rebar (probably set by Dakin) & plastic cap RCE 11181 per R8, R13 searched not found by this survey. evidently destroyed by new retaining wall construction. Calculated position established per R13 based on tie between (E) & (Q). Found 5/8" rebar no tag, no record, bears S63°29'08"W 5.26' from position shown.
- (O) Found 5/8" rebar & plastic cap RCE 11181 marking the most southerly corner of Lot 22, Block 2, 5 RM 11 per R8. Said point is the point of commencement of R16 and adjoining lots.
- (P) Found 1/2" rebar no tag on southeasterly line of Lot 22, Block 2, 5 RM 11, per R8. Also found 3/4" iron pipe & plastic plug LS 4694, no record, bears N88°42'32"W 8.84' from (P).

- (Q) Found 1/2" rebar & plastic cap LS 5065 (Contreras) per R13, R14. Bears N19°52'27"E 0.70' from most northerly corner of Kaplan & Kadekian established by proration, this survey. Also found 1/2" iron pipe with threaded hex fitting per R13, bears S8°38'25"E 1.42' from Contreras rebar. See Detail 'A'.
- (R) Point of Beginning of R16. Established by proration, this survey. Hub & tag LS 2701 per R6, R8 searched not found by this survey. Per R7, this hub was set without reference to (N) and would have erroneously created a bearing break at (R), as shown on R8.
- (S) Found 1/2" rebar no tag. Accepted as intersection of westerly line of Wellesley Avenue with southerly line of Wellesley Court per R3.
- (T) Found 1/2" rebar no tag. Accepted as lying on westerly line of Wellesley Avenue per R3. Also shown on R4.
- (U) Hub & tag LS 2701 per R7, R8 searched not found by this survey. Bay tree on line 4.64' westerly of hub per R7 not present.
- (V) Hub & tag LS 2701 per R7, R8 searched not found by this survey.
- (W) Tag LS 2701 in fence per R7, R8 searched not found this survey. Found 1/2" open iron pipe at base of wood fence, no record, bears S35°17'37"E 2.60' from position shown.

— REFERENCES —

- R1 5 RM 10, filed May 8, 1920
- R2 5 RM 11, approved May 6, 1920
- R3 A.H. Dakin, PLS 2926, Survey #S-1711G, dated July 21, 1961 Office of L.A. Stevens & Assoc.
- R4 4 PM 16, filed Aug. 28, 1969
- R5 4 PM 83, filed Mar. 26, 1970
- R6 9 OS 52, filed Aug. 12, 1970
- R7 Estes, PLS 2897, Survey #S-1933R, dated June 1970 Office of Linda A. Carruthers & Assoc.
- R8 13 RS 4, filed Dec. 9, 1975
- R9 18 RM 25, filed Sep. 16, 1980
- R10 18 RS 2, filed Oct. 8, 1982
- R11 20 RS 10, filed Feb. 22, 1985
- R12 1999 Maps 25, filed Feb, 11, 1999
- R13 2005 Maps 344, filed Dec. 14, 2005
- R14 2007 Maps 244, filed Nov. 19, 2007
- R15 2009 Maps 21, filed Feb. 13, 2009
- R16 I.N. 2020-0014183, recorded Apr. 10, 2020

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