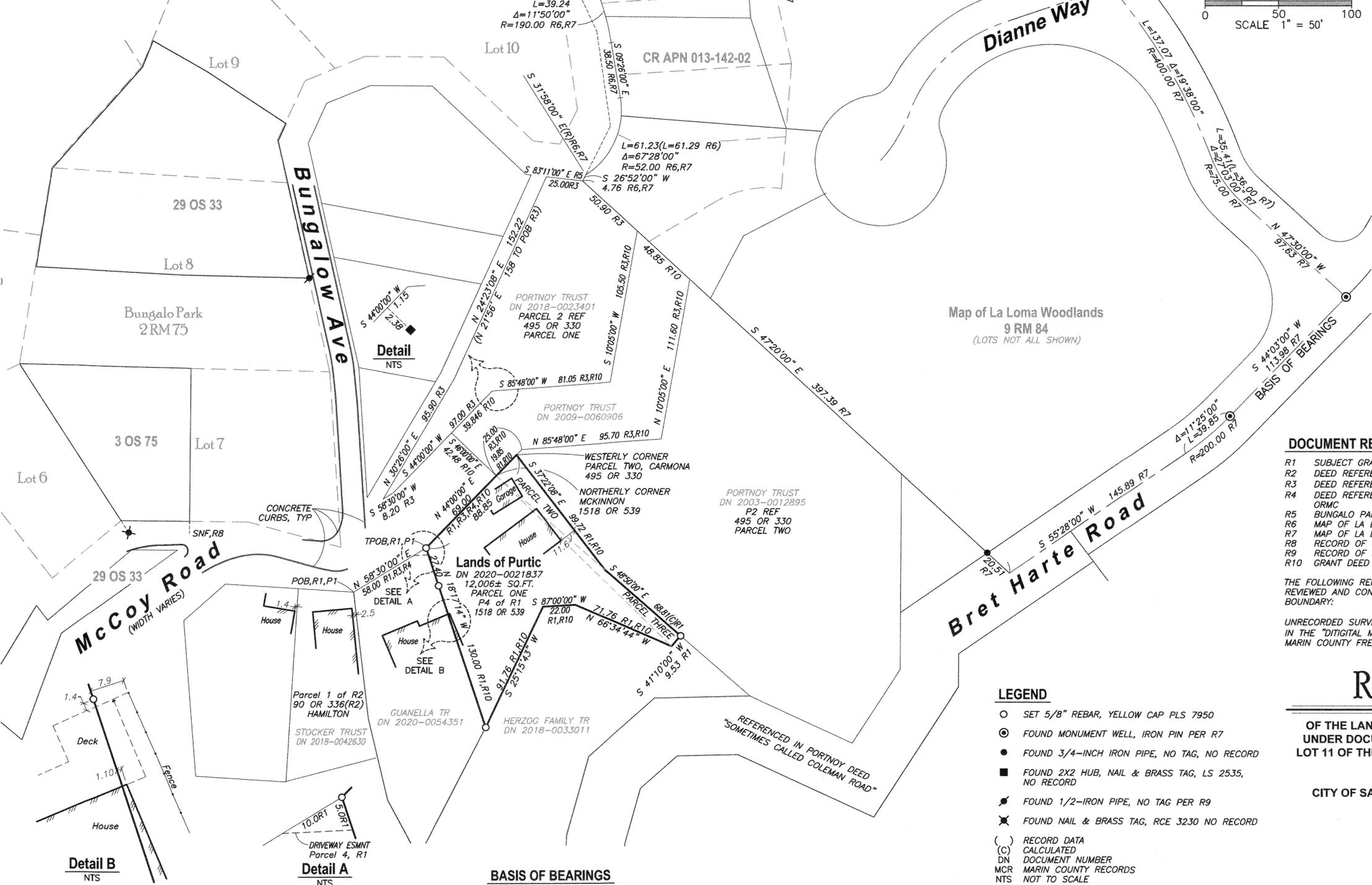


**BOUNDARY NOTES**

1. THIS AREA WAS INITIALLY SUBDIVIDED BY A 1840 MAP OF PICNIC VALLEY (1 RM 26) WITH THIS SURVEY BEING LOCATED WITHIN A PORTION OF LOT 11, YET NONE OF THE DEEDS ON MCCOY ROAD CALL TO SAID MAP/LOT. IN 1906 THE BUNGALOW PARK (R5) MAP WAS FILED BUT DOES NOT INCLUDE ANY PARCELS LYING SOUTHERLY OF THE 20 FOOT WIDE RIGHT OF WAY. THE SUBJECT PARCELS LYING SOUTHERLY OF MCCOY ROAD ARE ALL DEEDED AND NOT A PART OF A SUBDIVISION NOR REFER TO BUNGALOW PARK. BECAUSE OF THIS, THE RIGHT OF WAY WIDTH VARIES AS SHOWN.

2. BUNGALOW PARK IS BEING SHOWN HEREON TO PERPETUATE THE FACT THAT SEARCHES WERE MADE AND WHILE ONLY TWO MONUMENTS WERE FOUND EVIDENCE DOES NOT CONTRIBUTE TO THE RESOLUTION OF THIS SURVEY AND THUS NO TIES ARE SHOWN HEREON.



**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 BO PURTIC IN JANUARY OF 2021.

*Bo Purtic*  
BO PURTIC, PLS 7950

OCTOBER 7, 2021  
DATE



**COUNTY SURVEYOR'S STATEMENT**

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

THIS 14th DAY OF OCTOBER 2021.

TRACY W. PARK, PLS 8176  
COUNTY SURVEYOR

*David O. Knell*  
DAVID O. KNELL, PLS 5301  
DEPUTY COUNTY SURVEYOR



**COUNTY RECORDER'S CERTIFICATE**

FILED THIS 22 DAY OCTOBER 2021, AT 9 A.M.

IN BOOK 2021 OF MAPS AT PAGE 184 AT THE REQUEST OF THE MARIN COUNTY DEPARTMENT OF PUBLIC WORKS

DOC. NO. 2021-0064515 FEE PAID \$24.00

SHELLY SCOTT  
COUNTY RECORDER  
*Shelly Scott*  
DEPUTY

**DOCUMENT REFERENCES**

- R1 SUBJECT GRANT DEED TO PURTIC RECORDED UNDER DN 2020-0021837, MCR
- R2 DEED REFERENCE (FROM R1, P1) TO HAMILTON RECORDED IN BOOK 90, PAGE 336, ORMC
- R3 DEED REFERENCE (FROM R1, P2) TO CARMONA RECORDED IN BOOK 495, PAGE 330, ORMC
- R4 DEED REFERENCE (FROM R1, P3) TO MCKINNON RECORDED IN BOOK 1518, PAGE 539, ORMC
- R5 BUNGALOW PARK, FILED IN BOOK 2 OF RECORD MAPS, AT PAGE 75, MCR
- R6 MAP OF LA LOMA HEIGHTS, FILED IN BOOK 7 OF RECORD MAPS, AT PAGE 31, MCR
- R7 MAP OF LA LOMA WOODLANDS, FILED IN BOOK 9 OF RECORD MAPS, AT PAGE 84, MCR
- R8 RECORD OF SURVEY, FILED IN BOOK 3 OF SURVEYS, AT PAGE 75, MCR
- R9 RECORD OF SURVEY, FILED IN BOOK 29 OF SURVEYS, AT PAGE 33, MCR
- R10 GRANT DEED TO PORTNOY TRUST, RECORDED UNDER DN 2003-0012895, MCR

THE FOLLOWING REFERENCES ARE LISTED HERE TO PERPETUATE THE FACT THAT THEY WERE REVIEWED AND CONSIDERED IN THIS SURVEY BUT WERE NOT UTILIZED IN THE RESOLUTION OF THE BOUNDARY:

UNRECORDED SURVEY BY J.C. OGLESBY "MAP OF SAN RAFAEL 1929" REVISED AUG 1955, LOCATED IN THE "DIGITAL MAP COLLECTION" (NO JOB NUMBER) OF THE ANNE T. KENT CALIFORNIA ROOM, MARIN COUNTY FREE LIBRARY

**RECORD OF SURVEY**

OF THE LANDS OF PURTIC AS DESCRIBED BY GRANT DEED RECORDED UNDER DOCUMENT NUMBER 2020-0021837, LYING WITHIN A PORTION OF LOT 11 OF THE PICNIC VALLEY TRACT FILED IN BOOK 1 OF RECORD MAPS, AT PAGE 26, MARIN COUNTY RECORDS

CITY OF SAN RAFAEL COUNTY OF MARIN STATE OF CALIFORNIA  
FEBRUARY 2021  
APN 013-174-28

**1031Survey, Inc.**  
High Definition Surveying

1857 Rainier Circle, Petaluma, California 94954

415-827-6370

**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.

**BASIS OF BEARINGS**

THE BEARING SOUTH 44°03'00" WEST AS MEASURED BETWEEN FOUND MONUMENTS AS SHOWN ON THAT MAP OF LA LOMA WOODLANDS (9 RM 84), MARIN COUNTY RECORDS, ALL BEARINGS HEREIN MENTIONED ARE RELATED THERETO

**LEGEND**

- SET 5/8" REBAR, YELLOW CAP PLS 7950
- ⊙ FOUND MONUMENT WELL, IRON PIN PER R7
- FOUND 3/4-INCH IRON PIPE, NO TAG, NO RECORD
- FOUND 2X2 HUB, NAIL & BRASS TAG, LS 2535, NO RECORD
- ✦ FOUND 1/2-IRON PIPE, NO TAG PER R9
- ✱ FOUND NAIL & BRASS TAG, RCE 3230 NO RECORD
- ( ) RECORD DATA
- (C) CALCULATED
- DN DOCUMENT NUMBER
- MCR MARIN COUNTY RECORDS
- NTS NOT TO SCALE
- ORMC OFFICIAL RECORDS, MARIN COUNTY
- P# PARCEL
- POB POINT OF BEGINNING
- R# DOCUMENT REFERENCE
- SNF SEARCHED FOR, NOT FOUND
- TPOB TRUE POINT OF BEGINNING