

LEGEND

- ⊙ FOUND MONUMENT IN WELL AS NOTED
- FOUND MONUMENT AS NOTED
- FOUND OLD 4X4 PICKET FENCE POST
- ⬢ FD 1/2" IRON PIPE AND CAP STAMPED PLS 7237 PER R10
- SET MONUMENT AS NOTED
- (XXXX) RECORD DATA
- C CALCULATED
- SNF SEARCHED FOR EVIDENCE NOTHING FOUND
- R REFERENCE DOCUMENT
- T TOTAL
- NTS NOT TO SCALE

BASIS OF BEARINGS

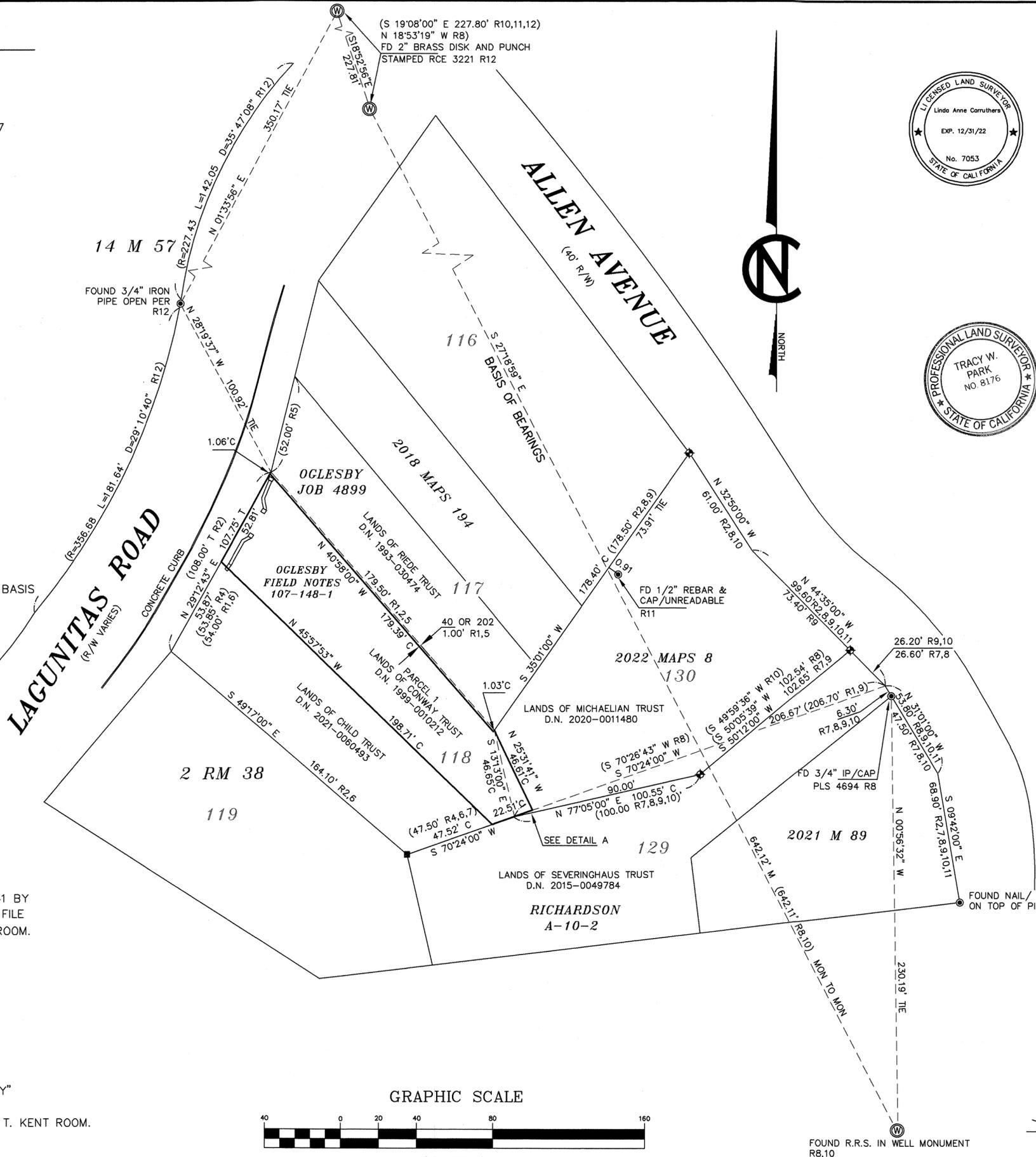
THE BASIS OF BEARINGS FOR THIS SURVEY IS S 27°18'59" E BETWEEN FOUND 2" BRASS DISK AND PUNCH STAMPED RCE 3221 AND FOUND RAIL ROAD SPIKE BOTH IN WELL MONUMENTS ACCORDING TO THAT CERTAIN RECORD OF SURVEY RECORDED 2021 M 89 AND SHOWN HEREON.

NOTES

1. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.
2. FIELD SURVEY WAS CONDUCTED BETWEEN APRIL AND JUNE 2022.
3. SEE SHEET 2 FOR BOUNDARY DETAILS.
4. BEARINGS PER R10 (2022 M 8) ARE ROTATED TO THE BASIS OF BEARING SHOWN ON THIS MAP.

DOCUMENT REFERENCES

- R1 GRANT DEED LANDS OF CONWAY D.N. 1999-0010212
- R2 RAYMOND TRACT 2 RM 38
- R3 LOCATION OF BUILDINGS ON WLY. 1/2 LOT 117 & ELY. 1 FT. OF 118 RAYMOND TRACT DATED JAN. 1941 BY J.C. OGLESBY REGD. C.E. NO. 3230 JOB NO. 4899 ON FILE AT THE MARIN COUNTY FREE LIBRARY ANNE T. KENT ROOM.
- R4 FIELD NOTES ENTITLED SURVEY OF A PORTION OF LOT 118 RAYMOND TRACT DATED MAY 24, 1913 JCO FB 107-148-1 ON FILE AT THE MARIN COUNTY FREE LIBRARY ANNE T. KENT ROOM.
- R5 GRANT DEED LANDS OF RIEDE D.N. 1993-030474
- R6 GRANT DEED LANDS OF CHILD D.N. 2021-0060493
- R7 AFFIDAVIT DEATH OF TRUSTEE D.N. 2015-0049785
- R8 RECORD OF SURVEY 2021 M 89
- R9 "SUBDIVISION OF LOTS, RAYMOND TRACT, ROSS VALLEY" DATED DEC 5, 1912 BY GEO L. RICHERSON L.S. 209 ON FILE AT THE MARIN COUNTY FREE LIBRARY ANNE T. KENT ROOM.
- R10 RECORD OF SURVEY 2022 M 8
- R11 RECORD OF SURVEY 2018 M 194
- R12 14 RM 57



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 GAY CONWAY IN NOV 2021.

Linda A. Carruthers 11-2-22
 LINDA A. CARRUTHERS P.L.S. 7053 DATE
 LICENSE EXPIRES 12/31/22

COUNTY SURVEYOR'S STATEMENT

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE PROFESSIONAL LAND SURVEYORS' ACT, THIS 7th DAY OF NOVEMBER 2022

Tracy W. Park
 TRACY W. PARK, PLS 8176 MARIN COUNTY SURVEYOR

LIONEL KEITH VINCENT, PLS 8248
 DEPUTY COUNTY SURVEYOR

RECORDER'S STATEMENT

FILED THIS 10th DAY OF November 2022.
 AT 9:14 A.M. IN BOOK 2022 OF MAPS
 AT PAGE 205 AT THE REQUEST OF THE
 MARIN COUNTY DEPARTMENT OF PUBLIC WORKS
 SERIAL NO. 2022-0039492 FEE \$ 86

Shelly Scott
 COUNTY RECORDER

J.C.
 BY DEPUTY COUNTY RECORDER

RECORD OF SURVEY
 LANDS OF CONWAY TRUST
 D.N. 1999-0010212

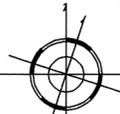
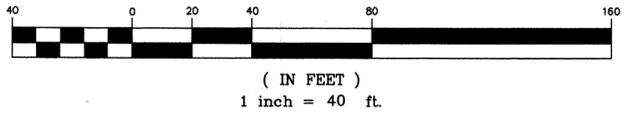
BEING A PORTION OF LOT 118
 "RAYMOND TRACT ROSS VALLEY MARIN CO.,
 CAL. SUBDIVISION THREE"
 RECORDED OCT, 2 1905 2 RM 38
 MARIN COUNTY RECORDS

ROSS MARIN COUNTY CALIFORNIA

LINDA A. CARRUTHERS & ASSOCIATES
 P.O. BOX 2053, SAUSALITO, CA 94966
 (415) 332-3912

SCALE: 1"= 40' JOB NO. 22-1091
 DATE: JUNE 2022 SHEET 1 OF 2 A.P.N. 073-241-05

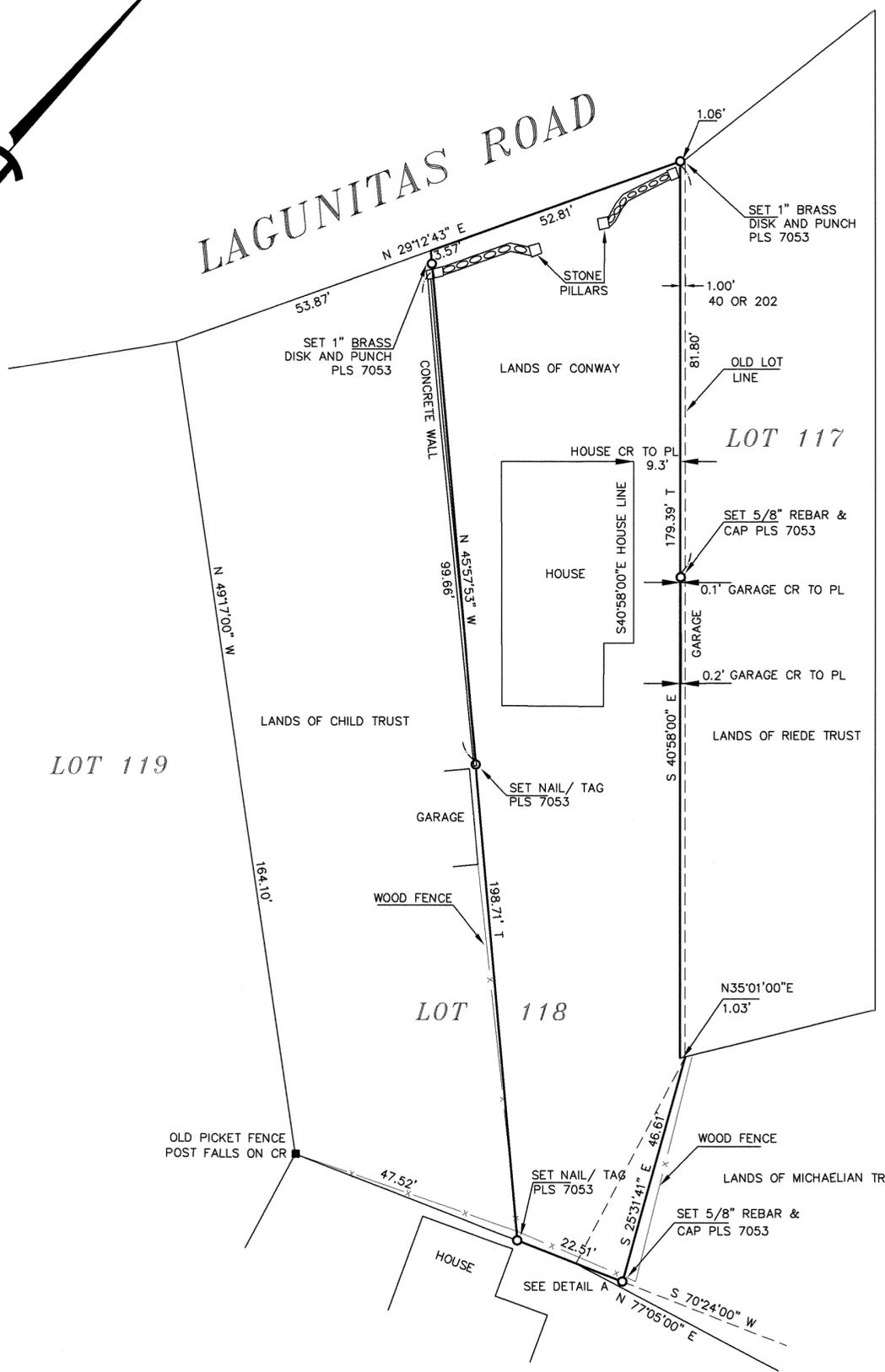
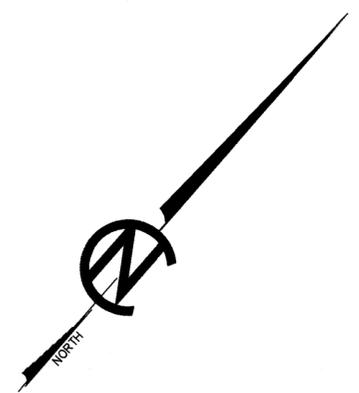
GRAPHIC SCALE



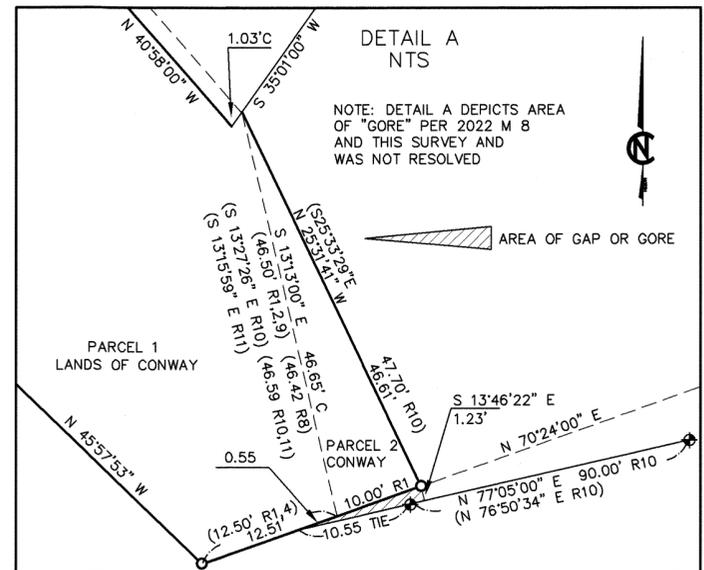
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BOUNDARY DETAIL

BOUNDARY NOTES

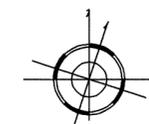


1. THE LOCATION OF THE SOUTHEASTERLY LINE OF LAGUNITAS ROAD IS NOT DEFINED ON THE "RAYMOND TRACT" AND IS NOT PARALLEL TO NORTHWESTERLY LINE OF SAID ROAD ON THE "MAP OF SHADY LANE" PER 14 RM 57. THE RAYMOND TRACT SHOWS A CURVED ROADWAY ON LOTS 116 THROUGH 119 ALTHOUGH ONLY LENGTHS ARE GIVEN. RESEARCH WAS CONDUCTED TO DETERMINE THE RADIUS BUT NO EVIDENCE WAS FOUND AT THIS TIME. THE LOCATION OF LAGUNITAS SHOWN HEREON MAY NOT REPRESENT THE TRUE LOCATION OF SAID ROAD BASED ON OCCUPATION AND TRAVELED WAY.
2. THE SOUTHERLY LINE OF LOT 118 WAS ESTABLISHED FROM FOUND MONUMENTS TO THE SOUTH AND EAST ON ALLEN AVENUE AND RECORD BEARINGS AND DISTANCES AS SHOWN ON THE "RAYMOND TRACT". THIS EVIDENCE ESTABLISHED THE SOUTHEASTERLY LINE OF LOT 130 AND LOT 118. A FOUND OLD PICKET FENCE POST AT THE SOUTHERLY CORNER OF LOT 118 ADDED ADDITIONAL EVIDENCE TO THE RESOLUTION SHOWN HEREON.
3. THE NORTHEASTERLY LINE OF LOT 118 WAS ESTABLISHED UTILIZING THE OGLESBY MAP JOB NO. 4899 WHICH LOCATED THE BUILDINGS ON LOT 117 AND 118. IT IS BELIEVED THAT THE HOUSE ON LANDS OF CONWAY IS IN ITS ORIGINAL LOCATION ALTHOUGH THE GARAGE ON LOT 117 HAS BEEN REBUILT. AS A COINCIDENCE THE HOUSE LOCATION AS SHOWN ON LANDS OF CONWAY IS PARALLEL TO THE SAID NORTHEASTERLY LINE OF SAID LANDS.



RECORD OF SURVEY
LANDS OF CONWAY TRUST
D.N. 1999-0010212

BEING A PORTION OF LOT 118
 "RAYMOND TRACT ROSS VALLEY MARIN CO.,
 CAL. SUBDIVISION THREE"
 RECORDED OCT, 2 1905 2 RM 38
 MARIN COUNTY RECORDS



ROSS MARIN COUNTY CALIFORNIA
LINDA A. CARRUTHERS & ASSOCIATES
 P.O. BOX 2053, SAUSALITO, CA 94966
 (415) 332-3912
 SCALE: 1" = 20'
 DATE: APRIL 2022 SHEET 2 of 2 A.P.N. 073-241-05