

LEGEND:

- FOUND 3/4" IP, SMASHED AND SET IN CONCRETE, UP 0.20' (NRF)
- ⊙ FOUND HOLE OF NAIL AND TAG (PER R1)
- ⊙ FOUND WELL STREET MONUMENT (AS NOTED)
- FOUND NAIL AND TAG "PLS 5520" (PER R1)
- ⊙ SET 1/2" REBAR WITH YELLOW PLASTIC CAP "RCE 12094"
- ⊙ SET RIVET & 13/16" BRASS TAG "RCE 12094"
- SET 3/8" REBAR WITH YELLOW PLASTIC CAP "RCE 12094"

RECORDER'S STATEMENT:

FILED THIS 19TH DAY OF APRIL 2024 AT 9:00AM. IN BOOK 2024 OF MAPS AT PAGE 055, AT THE REQUEST OF THE MARIN COUNTY DEPARTMENT OF PUBLIC WORKS.

COUNTY RECORDER FEE \$84-
 BY DEPUTY COUNTY RECORDER SERIAL NO. 2024-0011139

COUNTY SURVEYOR'S STATEMENT:

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE PROFESSIONAL LAND SURVEYORS' ACT THIS 5TH DAY OF APRIL 2024.

TRACY W. PARK, PLS 8176 - COUNTY SURVEYOR
 BY: LIONEL KEITH VINCENT, PLS 8248, DEPUTY COUNTY SURVEYOR

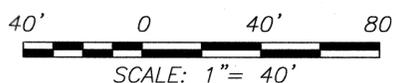


GENERAL NOTES:

- ALL DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
- THIS RECORD OF SURVEY IS BEING FILED IN COMPLIANCE WITH SECTION 8762, PARAGRAPHS a, b.1, b.2, b.3, b.4, & b.5 OF THE PROFESSIONAL LAND SURVEYORS' ACT (8764 PLSA).
- DATE OF FIELD SURVEY: NOVEMBER, 2023

RECORD REFERENCES:

- (R1) 1998 MAPS 58
- (R2) 2021 MAPS 214
- (R3) 20 SURVEYS 47
- (R4) UNRECORDED SURVEY OF DOWNTOWN SAN RAFAEL MAY 1879 BY H.AUSTIN ON FILE CALIFORNIA ROOM
- (R5) SANBORN FIRE INSURANCE MAP APRIL, 1924
- (R6) CITY OF SAN RAFAEL IMPROVEMENT PLAN ON FILE SAN RAFAEL PUBLIC WORKS
- (R7) H.AUSTIN SURVEY OF THE LANDS OF SAUNDERS ON FILE SAN RAFAEL PUBLIC WORKS
- (D1) 2022-013003
- (D2) DEEDS BOOK 1 PAGE 281
- (D3) 2019-0004397
- (D4) 2016-0053431
- (D5) 2015-0007074
- (D6) DEEDS BOOK 125 PAGE 243
- (D7) DEEDS BOOK 103 PAGE 324
- (D8) DEEDS BOOK 505 PAGE 272
- (D9) DEEDS 109 PAGE 75



LINETYPE LEGEND

- ADJACENT PROPERTY LINE
- BOUNDARY LINE THIS SURVEY
- LINE BETWEEN MONUMENTS
- - - TIE LINE
- · - · - EXISTING FENCE
- CURB LINE

BOUNDARY RESOLUTION STATEMENT:

THE BOUNDARY AND CENTERLINE OF RITTER STREET WAS ESTABLISHED BASED ON THE CURB LOCATION IN THE AREA WHERE CURB PRESENTLY EXISTS, PUTTING ANGLE POINTS WHERE THE CURB AND PROPERTY CORNERS INDICATE. THE PORTION WHERE THERE IS NO CURB WAS ESTABLISHED BY HOLDING THE 275.00 CALLED DISTANCE ON THE LINDARO LINE.

THE BOUNDARY OF THE SURVEYED PARCEL WAS ESTABLISHED PER D2 TO ESTABLISH THE WESTERLY BOUNDARY AND D1 TO ESTABLISH THE REST OF THE PARCEL. THE FOUND POINT ON THE WESTERLY BOUNDARY OF THE SURVEYED PARCEL WAS HELD.

THE WIDTH OF LINDARO STREET WAS ESTABLISHED AS 65.00 FEET WHICH IS CONSISTENT WITH THE LOCATION OF EXISTING IMPROVEMENTS WITHIN THE BLOCK. THE RECORD OF SURVEY BOOK 2 AT PAGE 83 PURPORTS TO SURVEY LINDARO STREET SOUTH OF SECOND STREET, BUT PROVIDES NO INFORMATION FOR THE PORTION NORTH OF SECOND STREET.

RECORD OF SURVEY

OF THE LANDS OF 16 RITTER, LLC, BEING DESCRIBED IN DN: 2022-013003, MARIN COUNTY RECORDS

SAN RAFAEL, COUNTY OF MARIN, STATE OF CALIFORNIA JANUARY 2024

APN: (011-272-04) JOB#: 23-152 SHEET 1 OF 1 SHEET

OBERKAMPER & ASSOCIATES CIVIL ENGINEERS INC.

7200 REDWOOD BLVD SUITE 308 NOVATO, CA 94945 PHONE: (415) 897-2800



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 MR. LEN NIBBI IN NOVEMBER 2023.

LEON E. OBERKAMPER DATE April 4, 2024 RCE 12094

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS (N06°38'05"E) BETWEEN TWO FOUND BRASS DISKS W/ PUNCH IN MONUMENT WELLS ON LINDARO AVE. AS SHOWN ON THAT CERTAIN PARCEL MAP RECORDED IN BOOK 2021 OF MAPS, AT PAGE 214, MARIN COUNTY RECORDS

ABBREVIATIONS

- () RECORD AS SHOWN
- APN ASSESSOR'S PARCEL NO.
- BDWP BRASS DISK WITH PUNCH
- CALC CALCULATED
- DN: DOCUMENT NUMBER
- FD FOUND
- IP IRON PIPE
- NTS NOT TO SCALE
- (R#) MAP REFERENCE DOCUMENTS
- SFNF SEARCHED FOR NOT FOUND
- UNO UNLESS NOTED OTHERWISE
- YP.PLUG YELLOW PLASTIC PLUG

