OWNER'S STATEMENT

The undersigned are the only persons having any record title interest in the land subdivided and shown on this map, do hereby consent to the preparation and recordation of this map, and are all who are necessary to pass clear title to the land subdivided and shown hereon.

The undersigned further dedicates to the City of San Rafael an easement or easements in all easements designated as Public Utility Easement (P.U.E.), Sanitary Sewer Easement (S.S.E.), Water Line Easement (W.L.E.), Sanitary Sewer Access Easement (S.S.A.E.)

The easements herein before offered for dedication shall be kept open and free from permanent buildings and structures of any kind. The local agency or any other municipal corporation, agency, Public Utility Company or district shall have the right of access into and upon all such easements for the purpose of improving, maintaining or repairing such easements and facilities within them; however, said right shall not impose upon said local agency, corporation, agency, company or district the obligation of maintenance, improvement or repair.

VISTA MARIN, LLC,

A CALIFORNIA LIMITED LIABILITY COMPANY, AS OWNER

David Schemel Member

IMPERIAL BANCORP,

A CALIFORNIA CORPORATION, AS TRUSTEE

Vice President

CONSOLIDATED TITLE SERVICES, INC.

A CALIFORNIA CORPORATION, AS TRUSTEE

Executive Vice President

ACKNOWLEDGEMENT

STATE OF California) SS
COUNTY OF Contra Costa)

On May 18, 1998 before me,

a Notary Public in and for said county and state, personally appeared David Schemel

~~personally known to me or~~ proved to me on the basis of satisfactory evidence to be the persons whose names ~~are~~ is subscribed to the within instrument and acknowledged to me that ~~they~~ he executed the same in ~~their~~ his authorized capacities, and that by ~~their~~ his signatures on the instrument the persons or enity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and Official Seal.

SIGNATURE

SANLEY P. WONG
COMM. # 1104083
Notary Public - California
CONTRA COSTA COUNTY
My Comm. Expires JULY 11, 2000

ACKNOWLEDGEMENT

STATE OF California) SS
COUNTY OF Contra Costa)

On May 18, 1998 before me,

a Notary Public in and for said county and state, personally appeared Carey Calkin

personally known to me ~~or proved to me on the basis of satisfactory evidence~~ to be the persons whose names ~~are~~ is subscribed to the within instrument and acknowledged to me that ~~they~~ he executed the same in ~~their~~ his authorized capacities, and that by ~~their~~ his signatures on the instrument the persons or enity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and Official Seal.

SIGNATURE

SANLEY P. WONG
COMM. # 1104083
Notary Public - California
CONTRA COSTA COUNTY
My Comm. Expires JUL

COUNTY TAX COLLECTOR'S STATEMENT

I, the undersigned, on behalf of the Tax Collector of the County of Marin and Cities therein, State of California, hereby state that there are no liens for unpaid taxes, County or City or special assessments collected as taxes except taxes or special assessments not yet payable against the tract or subdivision of land shown hereon or any part thereof.

Signed this 20TH day of May 1998

MICHAEL J. SMITH, Tax Collector
County of Marin and Cities therein, State of California

By Sophia K. Eliopoulos
Deputy

CITY PLANNING COMMISSION'S STATEMENT

Approved by the Planning Commission of the City of San Rafael, State of California this 26th day of May 1998.

chairman

CLERK OF THE BOARD OF SUPERVISORS' STATEMENT

I, the undersigned, Clerk of the Board of Supervisors of the County of Marin, State of California, do hereby State that a good and sufficient bond approved by and in the amount fixed by said Board of Supervisors has been filed with said Board and that said bond by its terms is made to inure to the benefit of said County of Marin and is conditioned for the payment of all taxes which may be at the time of recording of this map a lien against the tract or subdivision of land shown hereon or any part thereof but not yet payable.

WITNESS, my hand and seal this 20TH day of May 1998

Signed

Clerk of the Board of Supervisors of the County of Marin, State of California

SOIL REPORT STATEMENT

A geotechnical investigation dated February 26, 1998 was prepared by Miller Pacific Engineering Group.

ENGINEER'S STATEMENT

I, Leon E. Oberkamper, state that I am a Registered Civil Engineer under the laws of the State of California. that the surveying and checking of the map shown hereon was done by me or under my direction during the month of DECEMBER,1997; that the survey if true and complete as shown; that the monuments are of the character and occupy the positions shown on this map by JUNE 1999 and that a survey of the property can be retraced from said monuments.

Signed this 15TH day of May 1998

Leon E. Oberkamper RCE 12094 (exp.3-31-02)

CITY ENGINEER'S STATEMENT

I, the undersigned, City Engineer of the City of San Rafael, State of California hereby state that I have examined this final map, that the subdivision as shown hereon is substantially the same as it appeared on the Tentative Map and any approved alterations thereof, that all provisions of Chapter 2 of the Subdivision Map Act and any local ordinances applicable at the time of the approval of the Tentative Map have been complied with and I am satisfied that said map is technically correct.

Signed this 21st day of MAY 1998

David M Bernardi

David M. Bernardi, City Engineer, City of San Rafael, California 5/21/01

CITY CLERK'S STATEMENT

The City Council of the City of San Rafael, State of California, at a regular meeting held on the 1st day of June, 1998; examined the Map of VISTA MARIN and the City Council by Resolution No 10223 duly passed at the meeting aforesaid, approved this map and rejected all offers of dedication.

Signed this 19th day of June, 1998

Jeanne M. Lemaire

City Clerk of the City of San Rafael, State of California

RECORDER'S STATEMENT

Filed this 24TH day of JUNE 1998, at 12:53PM in Volume 1998 of Maps at Page 77 at the request of the City of San Rafael.

Serial No. 1998-0044033 Fee $16.00

Joan C. Thayer, County Recorder, Marin County, California

Signed Florence Shimano
Deputy

ACKNOWLEDGEMENT

STATE OF California) SS
COUNTY OF Marin)

On MAY 20, 1998 before me,

a Notary Public in and for said county and state, personally appeared C. ALLEN PICKREL

personally known to me or proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons or enity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and Official Seal.

SIGNATURE S. Darrington
S. DARRINGTON

My COMM. EXPIRES JUNE 20, 2001
COMM. # 1141361

MAP OF

VISTA MARIN

BEING A RESUBDIVISION OF PARCEL B-20 PM 51
SAN RAFAEL, MARIN COUNTY, CALIFORNIA

TS 96-2

OBERKAMPER & ASSOCIATES
CIVIL ENGINEERS INC.
SAN RAFAEL, CALIFORNIA

SHEET 1 OF 4 SHEETS

CALIFORNIA LAND TITLE COMPANY OF MARIN #215742-SD

AP No. 180-124-02

CHN NO. 1998M0077

LEGEND

BASIS OF BEARINGS ARE THE FOUND POINTS ON THE CENTERLINE OF Mc INNIS PARKWAY AS SHOWN ON PARCEL MAP OF CIVIC CENTER NORTH ~ 23 PM 52
I.e. N40°35'10"E 2195.34'

◉ _ FOUND STANDARD STREET MONUMENT
● _ FOUND 3/4" IRON PIPE RCE 12094 OR AS NOTED
◎ _ SET STANDARD STREET MONUMENT
○ _ SET 3/4" IRON PIPE RCE 12094
(R) _ RADIAL ~ ( ) _ RECORD DATA
■ _ FOUND CONCRETE MONUMENT LS 2135

PARCEL A IS PRIVATE OPEN SPACE P.D.E. AND COMMON AREA.

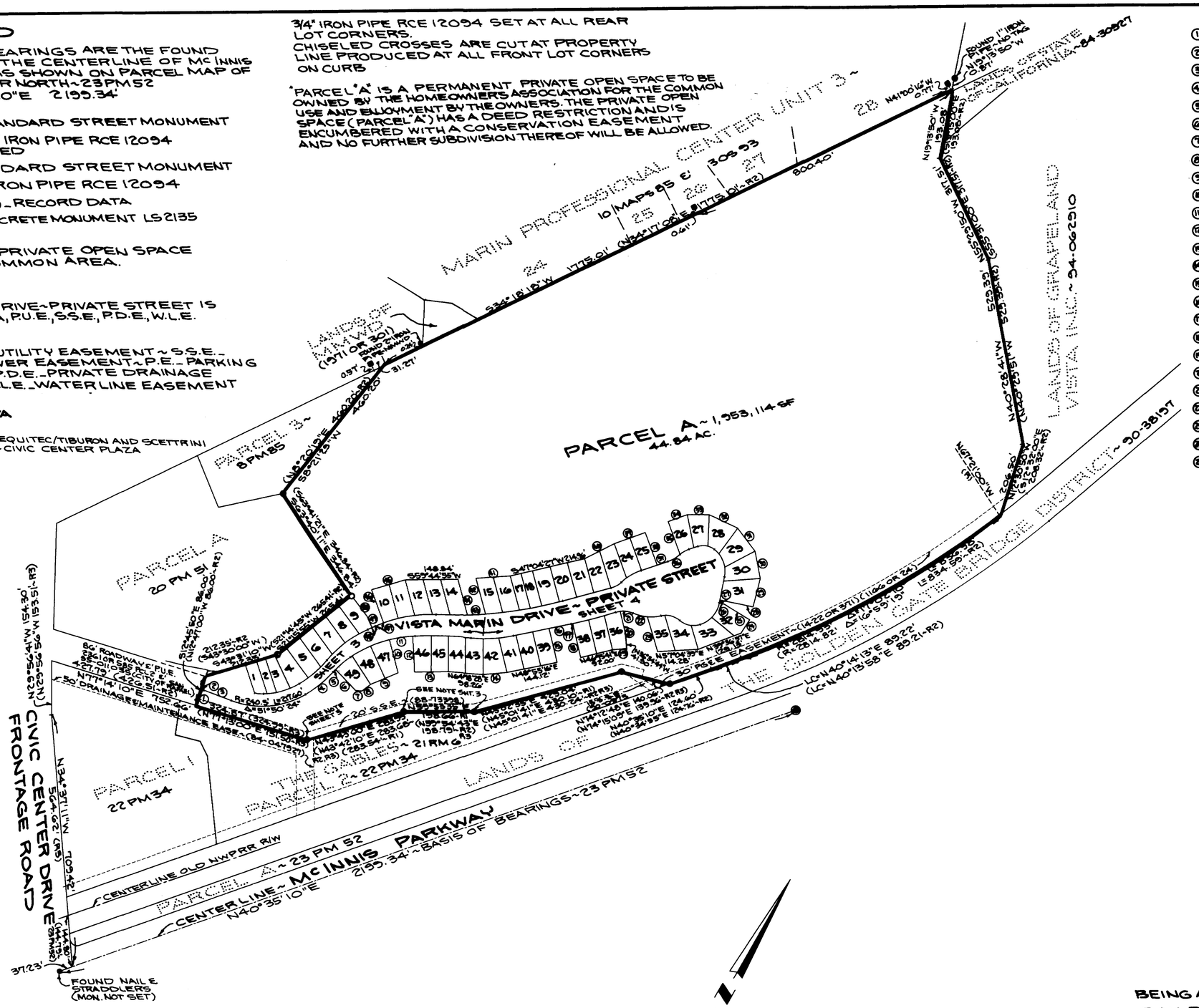
VISTA MARIN DRIVE ~ PRIVATE STREET IS COMMON AREA, P.U.E., S.S.E., P.D.E., W.L.E.

P.U.E. _ PUBLIC UTILITY EASEMENT ~ S.S.E. _ SANITARY SEWER EASEMENT ~ P.E. _ PARKING EASEMENT ~ P.D.E. _ PRIVATE DRAINAGE EASEMENT ~ W.L.E. _ WATER LINE EASEMENT

RECORD DATA
R1 _ 1105 8
R2 _ 20 PM 51 ~ EQUITEC/TIBURON AND SCETTRINI
R3 _ 22 PM 34 ~ CIVIC CENTER PLAZA

3/4" IRON PIPE RCE 12094 SET AT ALL REAR LOT CORNERS.
CHISELED CROSSES ARE CUT AT PROPERTY LINE PRODUCED AT ALL FRONT LOT CORNERS ON CURB

"PARCEL A" IS A PERMANENT PRIVATE OPEN SPACE TO BE OWNED BY THE HOMEOWNERS ASSOCIATION FOR THE COMMON USE AND ENJOYMENT BY THE OWNERS. THE PRIVATE OPEN SPACE (PARCEL A) HAS A DEED RESTRICTION AND IS ENCUMBERED WITH A CONSERVATION EASEMENT AND NO FURTHER SUBDIVISION THEREOF WILL BE ALLOWED.



①	N 12°45'50"W 43.14'	㉘	S 76°41'36"W 16.12'
②	R=15' Δ=29°58'56" L=7.85'	㉗	N 18°43'47"W 8.16'
③	N 81°14'41"E 81.95'	㉖	N 71°56'12"E 55.29'
④	R=340.50' Δ=16°48'11" L=99.86'	㉕	N 15°38'08"W 82.49'
⑤	R=270' Δ=2°12'12" L=10.38'	㉔	N 40°37'51"W 79.04'
⑥	S 73°17'29"E 81.93'	㉓	N 66°53'01"W 80.66'
⑦	N 65°12'33"E 17.83'	㉒	S 85°25'38"W 89.10'
⑧	N 22°22'14"E 30.89'	㉑	S 60°19'51"W 61.68'
⑨	N 31°34'06"E 83.86'	⑳	S 40°25'38"W 57.00'
⑩	N 44°35'25"W 36.35'	⑲	S 49°34'22"E 98.40'
⑪	R=349.50' Δ=10°55'37" L=66.65'	⑱	R=97.50' Δ=23°26'27" L=39.89
⑫	S 32°49'06"E 100.56'	⑰	S 41°33'48"W 32.06
⑬	N 59°42'16"E 94.81'	⑯	N 49°34'22"W 58.04'
⑭	N 55°07'52"E 67.52'	⑮	S 40°25'38"W 93.00'
⑮	N 43°21'22"W 98.04'	⑭	S 33°06'13"W 53.60'
⑯	N 48°35'05"E 63.61'	⑬	S 56°14'52"W 96.83'
⑰	R=1202.50' Δ=0°12'40" L=4.43'	⑫	S 44°53'16"E 104.51'
⑱	S 43°21'22"E 98.04'	⑪	R=1179.50' Δ=2°29'22" L=51.25
⑲	N 55°24'48"E 41.58'	⑩	N 44°53'16"W 102.99'
⑳	N 43°21'22"W 64.61'	⑨	S 43°41'13"W 98.77'
㉑	R=69.50' Δ=30°27'31" L=36.95	⑧	S 50°01'53"E(R) 99.00'
㉒	R=128' Δ=18°51'13" L=42.12'	⑦	R=380.50' Δ=3°42'26" L=24.62'
㉓	S 46°14'31"E 101.85'	⑥	S 36°15'41"W 10.52'
㉔	N 3°17'45"E 44.43'	⑤	N 53°44'19"W 35.56'
㉕	N 88°13'34"W 82.29'	④	N 66°41'22"W 71.75'

200' 0 200' 400'
SCALE 1"= 200'

MAP OF
VISTA MARIN
BEING A RESUBDIVISION OF PARCEL B ~ 20 PM 51
SAN RAFAEL, MARIN COUNTY, CALIFORNIA
TS 96-2
OBERKAMPER & ASSOCIATES
CIVIL ENGINEERS INC.
SAN RAFAEL, CALIFORNIA

SHEET 2 OF 4 SHEETS

LEGEND

BASIS OF BEARINGS ARE THE FOUND POINTS ON THE CENTERLINE OF McINNIS PARKWAY AS SHOWN ON PARCEL MAP OF CIVIC CENTER NORTH ~ 23 PM 52
I.E. N40°35'10"E 2199.34'

◉ - FOUND STANDARD STREET MONUMENT
● - FOUND 3/4" IRON PIPE RCE 12094 OR AS NOTED
◎ - SET STANDARD STREET MONUMENT
O - SET 3/4" IRON PIPE RCE 12094
(R) - RADIAL ~ ( ) - RECORD DATA

PARCEL A IS PRIVATE OPEN SPACE P.D.E. AND COMMON AREA.

VISTA MARIN DRIVE ~ PRIVATE STREET IS COMMON AREA, P.U.E., S.S.E., P.D.E., W.L.E.

P.U.E. - PUBLIC UTILITY EASEMENT ~ S.S.E. - SANITARY SEWER EASEMENT ~ P.E. - PARKING EASEMENT ~ P.D.E. - PRIVATE DRAINAGE EASEMENT ~ W.L.E. - WATERLINE EASEMENT S.S.A.E. - SANITARY SEWER ACCESS EASEMENT

3/4" IRON PIPE RCE 12094 SET AT ALL REAR LOT CORNERS.
CHISELED CROSSES ARE CUT AT PROPERTY LINE PRODUCED AT ALL FRONT LOT CORNERS ON CURB.

"PARCEL 'A' IS A PERMANENT PRIVATE OPEN SPACE TO BE OWNED BY THE HOMEOWNERS ASSOCIATION FOR THE COMMON USE AND ENJOYMENT BY THE OWNERS. THE PRIVATE OPEN SPACE (PARCEL 'A') HAS A DEED RESTRICTION AND IS ENCUMBERED WITH A CONSERVATION EASEMENT AND NO FURTHER SUBDIVISION THEREOF WILL BE ALLOWED.

PARCEL A ~ SHEET 2

PARCEL A ~ 20 PM 51

VISTA MARIN DRIVE ~ PRIVATE STREET ~ 117,191 SF ~ 2.69 AC.

PARCEL A ~ SHEET 2

50' WETLANDS SETBACK LINE (TYPICAL)

50' DRAINAGE E/ MAINTENANCE EASEMENT ~ CITY OF SAN RAFAEL (84-047927)

PARCEL 2 ~ 22 PM 34

THE GABLES ~ 21 RMC

PARCEL 2 ~ 22 PM 34

SEE SHEET 2

SEE SHEET 4

RECORD DATA
R1 - 11058
R2 - 20 PM 51
R3 - 22 PM 34

① - R=316' Δ=2°20'33" L=12.92'
② - MON. TIE ~ N16°45'08"W 14.82'
③ - MON. TIE ~ N25°18'30"E 68.03'

40' 0 40' 80'
SCALE: 1" = 40'

MAP OF
VISTA MARIN
BEING A RESUBDIVISION OF PARCEL B ~ 20 PM 51
SAN RAFAEL, MARIN COUNTY, CALIFORNIA

T3 96-2

OBERKAMPER & ASSOCIATES
CIVIL ENGINEERS INC.
SAN RAFAEL, CALIFORNIA

SHEET 3 OF 4 SHEETS

LEGEND

BASIS OF BEARINGS ARE THE FOUND POINTS ON THE CENTERLINE OF MC INNIS PARKWAY AS SHOWN ON PARCEL MAP OF CIVIC CENTER NORTH ~ 23 PM 52 i.e. N40°35'10"E 2199.34'

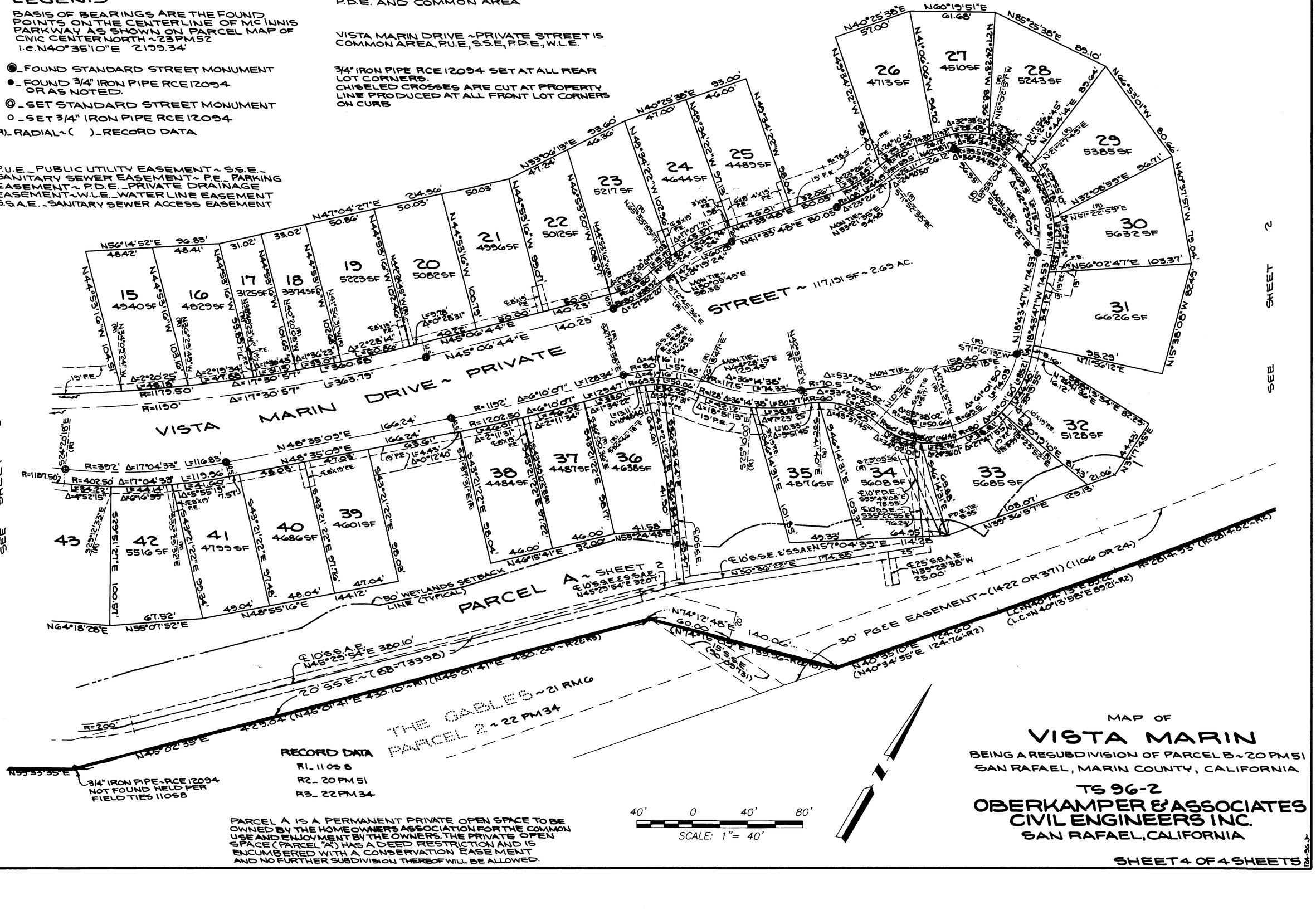
◉ - FOUND STANDARD STREET MONUMENT
● - FOUND 3/4" IRON PIPE RCE 12094 OR AS NOTED.
◎ - SET STANDARD STREET MONUMENT
○ - SET 3/4" IRON PIPE RCE 12094
(R) - RADIAL ~ ( ) - RECORD DATA

P.U.E. - PUBLIC UTILITY EASEMENT ~ S.S.E. - SANITARY SEWER EASEMENT ~ P.E. - PARKING EASEMENT ~ P.D.E. - PRIVATE DRAINAGE EASEMENT ~ W.L.E. - WATER LINE EASEMENT S.S.A.E. - SANITARY SEWER ACCESS EASEMENT

PARCEL A IS PRIVATE OPEN SPACE P.D.E. AND COMMON AREA

VISTA MARIN DRIVE ~ PRIVATE STREET IS COMMON AREA, P.U.E., S.S.E., P.D.E., W.L.E.

3/4" IRON PIPE RCE 12094 SET AT ALL REAR LOT CORNERS. CHISELED CROSSES ARE CUT AT PROPERTY LINE PRODUCED AT ALL FRONT LOT CORNERS ON CURB



RECORD DATA
R1 - 11058
R2 - 20 PM 51
R3 - 22 PM 34

3/4" IRON PIPE ~ RCE 12094 NOT FOUND HELD PER FIELD TIES 11058

PARCEL A IS A PERMANENT PRIVATE OPEN SPACE TO BE OWNED BY THE HOMEOWNERS ASSOCIATION FOR THE COMMON USE AND ENJOYMENT BY THE OWNERS. THE PRIVATE OPEN SPACE (PARCEL "A") HAS A DEED RESTRICTION AND IS ENCUMBERED WITH A CONSERVATION EASEMENT AND NO FURTHER SUBDIVISION THEREOF WILL BE ALLOWED.

40' 0 40' 80'
SCALE: 1" = 40'

MAP OF
VISTA MARIN
BEING A RESUBDIVISION OF PARCEL B ~ 20 PM 51
SAN RAFAEL, MARIN COUNTY, CALIFORNIA

TS 96-2

OBERKAMPER & ASSOCIATES
CIVIL ENGINEERS INC.
SAN RAFAEL, CALIFORNIA

SHEET 4 OF 4 SHEETS

124-36 J