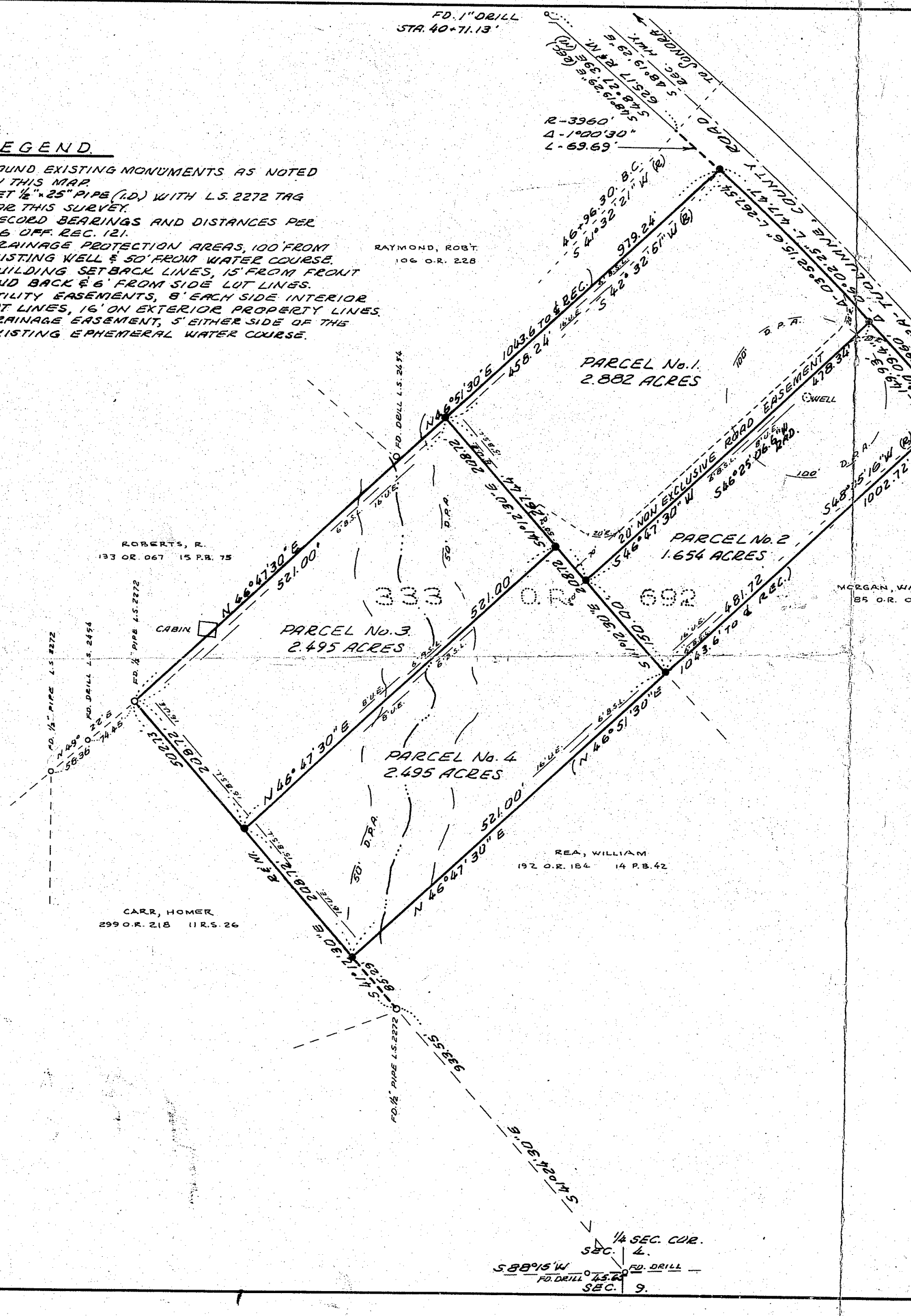
COBURN
1N15E - 4 S2

LEGEND

- o-------- FOUND EXISTING MONUMENTS AS NOTED ON THIS MAP.
- •-------- SET ½" x 25" PIPE (I.D.) WITH L.S. 2272 TAG FOR THIS SURVEY.
- REC.------ RECORD BEARINGS AND DISTANCES PER 196 OFF. REC. 121.
- D.P.A.---- DRAINAGE PROTECTION AREAS, 100' FROM EXISTING WELL & 50' FROM WATER COURSE.
- B.S.L.---- BUILDING SETBACK LINES, 15' FROM FRONT AND BACK & 6' FROM SIDE LOT LINES.
- U.E.------ UTILITY EASEMENTS, 8' EACH SIDE INTERIOR LOT LINES, 16' ON EXTERIOR PROPERTY LINES.
- D.E.------ DRAINAGE EASEMENT, 5' EITHER SIDE OF THE EXISTING EPHEMERAL WATER COURSE.



BASIS OF BEARING IS CALIF. GRID, ZONE III AS DETERMINED FROM STA. CALVERT TO STA. CASSINETTA S 53°06'09" W - ROTATE GRID 00°06'10" RT. TO TRUE BEARING.

SCALE: 1 IN. = 100 FT.

SURVEYOR'S CERTIFICATE

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT, AT THE REQUEST OF MR. DWIGHT A. COBURN ON JUNE 18, 1973. I HEREBY CERTIFY THAT IT CONFORMS TO THE APPROVED TENTATIVE MAP AND THE CONDITIONS OF APPROVAL THEREOF; THAT ALL PROVISIONS OF APPLICABLE STATE LAW AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

James E. Dunlap
L.S. 2272

REGISTERED LAND SURVEYOR JAMES E. DUNLAP 2272 STATE OF CALIFORNIA

COUNTY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED THIS 5th DAY OF JULY 1973, FOR CONFORMANCE WITH THE REQUIREMENTS OF SECTION 11575 OF THE SUBDIVISION MAP ACT.

[signature] L.S.
TUOLUMNE COUNTY SURVEYOR

TUOLUMNE COUNTY, CAL

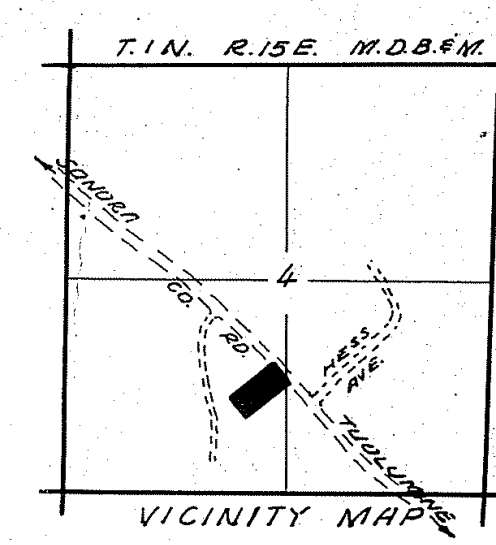
RECORDER'S CERTIFICATE

FILED THIS 5th DAY OF July, 1973, AT 3:45 P.M. IN BOOK 4 OF PARCEL MAPS, AT PAGE 84, AT THE REQUEST OF THE COUNTY SURVEYOR.

Albert H. Ewell
TUOLUMNE COUNTY RECORDER G791

BY ____________
DEPUTY

FEE: $5.00 paid



PARCEL MAP
FOR
MR. DWIGHT A. COBURN
BEING A PORTION OF
S½, SEC. 4, T.1N. R.15E. M.D.B. & M.
UNINCORPORATED AREA OF
TUOLUMNE COUNTY, CALIF.
JULY 3, 1973

MC 73-148

71-1 259 D-13

PM 4-84