

LEGAL DESCRIPTION

ALL THAT PARCEL OF LAND IN THE EL MONTE RANCHO, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE MAP THEREOF NO. 1148, FILED IN THE OFFICE OF THE RECORDER OF SAID SAN DIEGO COUNTY AUGUST 26, 1905, THE AFORESAID PARCEL BEING ALSO A PORTION OF LOT 60 OF THE SUBDIVISION OF THE "S" TRACT, RANCHO EL CAJON, ACCORDING TO THE MAP THEREOF ON FILE IN BOOK 170, PAGE 71 OF DEEDS.

ASSESSOR'S PARCEL NUMBERS

APN 395-250-21-00
TAX RATE AREA: 59246

BENCHMARK

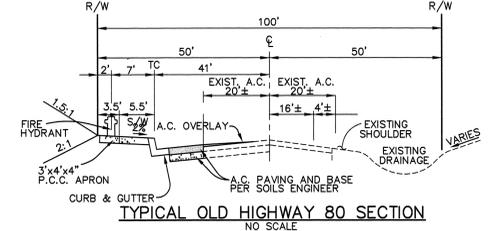
STANDARD STREET SURVEY MONUMENT
CL INTERSECTION OF BLOSSOM VALLEY RD. & VISTA ESTRADA
ELEVATION: 766.19 DATUM: USC&GS

NOTE: THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN VALID GRADING PERMITS BEFORE COMMENCING SUCH ACTIVITY.

TOPOGRAPHY PROVIDED BY HALE ENGINEERING
FIELD SURVEY AND SANLO AERIAL SURVEY.

GENERAL NOTES

1. TOPOGRAPHY INFORMATION IS FROM: AERIAL PHOTO BY SAN-LO AERIAL SURVEYS, INC., 1-14-03
2. ALL GRADING WILL BE TO COUNTY SPECIFICATIONS. THE GRADING SHOWN IS TENTATIVE AND MAY BE MODIFIED DURING FINAL MAP PREPARATION.
3. ALL FILL SLOPES ARE 2:1 AND CUT SLOPES ARE 1.5:1 OR AS APPROVED BY SOILS ENGINEER AFTER FIELD INVESTIGATION.
4. ALL STREETS AND DRIVEWAYS ARE PRIVATE.
5. SUBDIVIDER SHALL PAY A FEE IN LIEU OF DEDICATION FOR PARKS.
6. DEVELOPER TO INSTALL STREET LIGHTS AS REQUIRED BY COUNTY OF SAN DIEGO STANDARDS.
7. LOCATION AND STATUS OF EXISTING LEGAL ACCESS TO SUBJECT PROPERTY FROM OLDE HIGHWAY 80, A PUBLICLY MAINTAINED ROAD.
8. ASSOCIATED PERMITS: MAJOR USE PERMIT



LEGEND:

DESCRIPTION	R.S.D.	SYMBOL
PROPERTY BOUNDARY	=====
ENCROACHMENT AREA	=====
RIGHT OF WAY	=====
CENTER LINE	=====
EXISTING CONTOURS	=====
EXISTING WATER	=====
EXISTING SEWER	=====
PROPOSED LOT LINES	=====
PROPOSED CURB & GUTTER	=====
PROPOSED STORM DRAIN	=====
PROPOSED DRIVEWAY	=====
PROPOSED CUT/FILL LINE	=====
PROPOSED DAYLIGHT LINE	=====
DIRECTION OF DRAINAGE	=====
FINISH GRADE ELEVATION	=====
FLOW LINE ELEVATION	=====
CURB OUTLET	=====
CATCH BASIN	=====
GRADED INLET	=====
CURB INLET	=====

DEVELOPER'S NOTE:

UPON APPROVAL OF THIS PROJECT, DUE TO DEVELOPER AGREEMENTS, OR OTHER CONSTRAINTS, LOTS 1, 2 AND 3 MAY BE DEVELOPED INDEPENDENTLY AND IN NO CERTAIN ORDER.

APPLICANT/OWNER

BLACK GOLD, LLC
8338 BOND AVENUE,
EL CAJON, CA 92021
ATTN: BROCK A. PARRY
619-390-3400

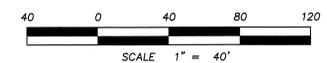
CIVIL ENGINEER

HALE ENGINEERING
7910 CONVOY COURT
SAN DIEGO, CA 92111
(65) 715-1420

EDWIN C. REESE
R.C.E. 58619



DATE



PRELIMINARY GRADING FOR:
TPM 20974 & P05-036
BLACK GOLD, LLC
OLD HWY 80 AT LAKE JENNINGS PARK RD.

HALE ENGINEERING
CIVIL ENGINEERING SURVEYING LAND PLANNING
7910 CONVOY COURT
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