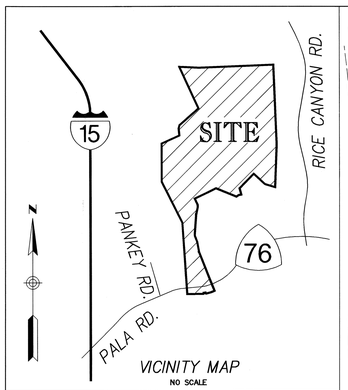
COUNTY OF SAN DIEGO TRACT VTM 5354RPL4

VESTING TENTATIVE MAP
FOR MEADOWOOD



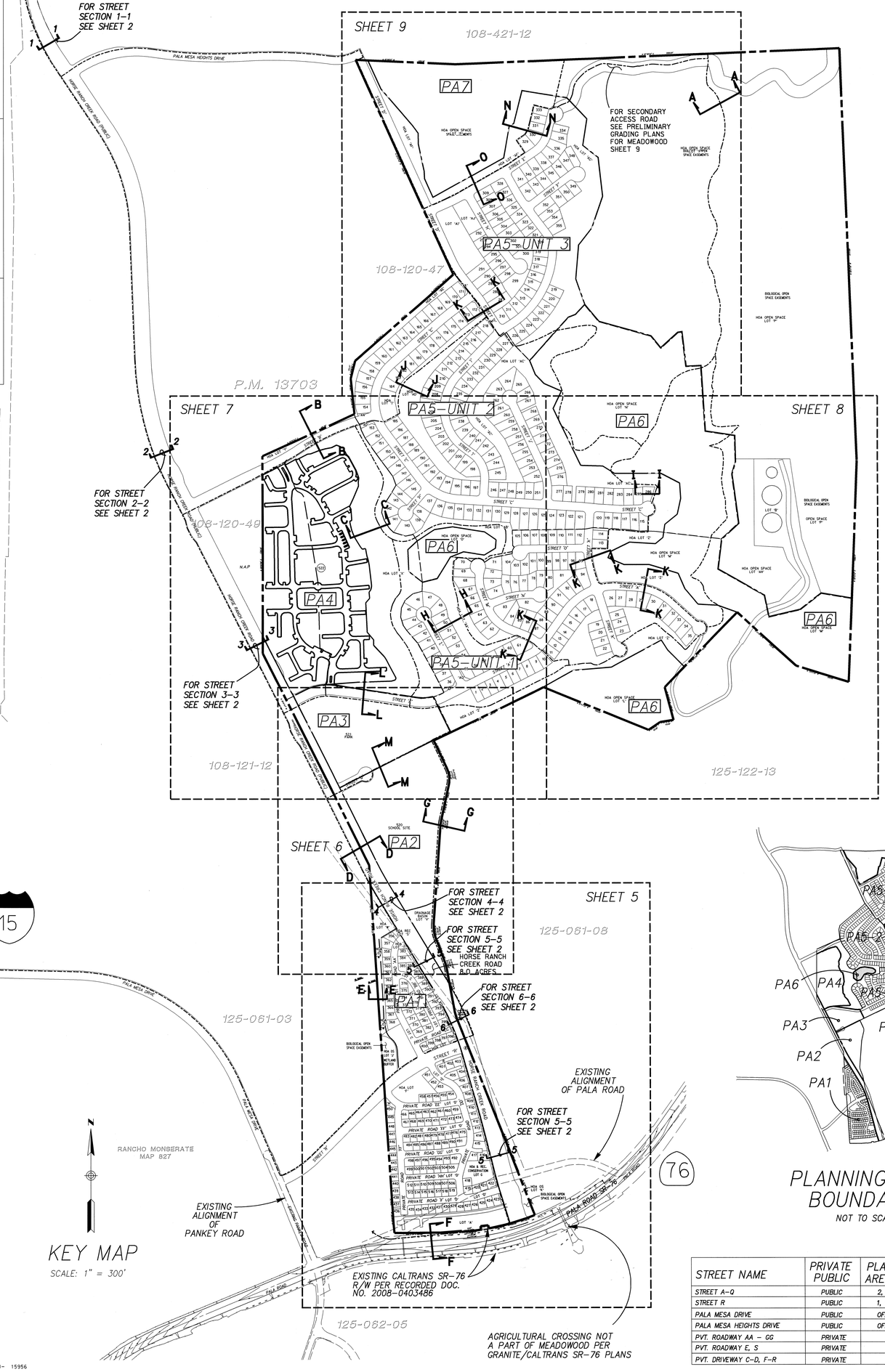
VICINITY MAP
NO SCALE

LEGEND

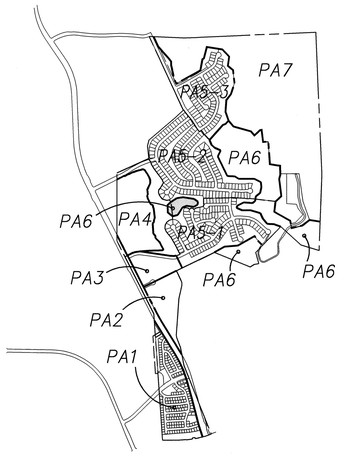
PROJECT BOUNDARY	
RIGHT OF WAY	
LOT LINE	
UNIT LINE	
LOT NUMBER	392
TRAIL CROSS SECTIONS SEE SHEET 2	A A
PLANNING AREA BOUNDARY	
PLANNING AREA	PA1
PUBLIC TRAIL	
PRIVATE TRAIL	
STREET SECTIONS SEE SHEET 2	1 1

SHEET SUMMARY

SHEET 1	VESTING TENTATIVE MAP TITLE SHEET
SHEET 2	CROSS SECTIONS
SHEET 3	LOT AREAS AND DETAILS
SHEET 4	EXISTING CONDITIONS / EASEMENTS
SHEETS 5 THRU 9	VESTING TENTATIVE MAP
SHEET 10	OFFSITE IMPROVEMENTS



KEY MAP
SCALE: 1" = 300'



PLANNING AREA BOUNDARIES
NOT TO SCALE

STREET NAME	PRIVATE PUBLIC	PLANNING AREA
STREET A-Q	PUBLIC	2, 3, 5
STREET R	PUBLIC	1, OFFSITE
PALA MESA DRIVE	PUBLIC	OFFSITE
PALA MESA HEIGHTS DRIVE	PUBLIC	OFFSITE
PVT. ROADWAY AA - GG	PRIVATE	1
PVT. ROADWAY E, S	PRIVATE	4
PVT. DRIVEWAY C-D, F-R	PRIVATE	4

EXISTING ZONING

108-120-54; 108-121-15; 125-061-04,07; 125-062-04

	USE REGULATIONS	S90
	ANIMAL REGULATIONS	K
DEVELOPMENT REGULATIONS	DENSITY	.65
	LOT SIZE	20AC
	BUILDING TYPE	C
	MAXIMUM FLOOR AREA	–
	FLOOR AREA RATIO	–
	HEIGHT	G
	LOT COVERAGE	–
	SET BACK	A
	OPEN SPACE	–
	SPECIAL AREA REGULATIONS	B, POR F

108-120-52,53; 108-122-03,08,09,15,19

	USE REGULATIONS	A70
	ANIMAL REGULATIONS	L
DEVELOPMENT REGULATIONS	DENSITY	.5
	LOT SIZE	2AC
	BUILDING TYPE	C
	MAXIMUM FLOOR AREA	–
	FLOOR AREA RATIO	–
	HEIGHT	G
	LOT COVERAGE	–
	SET BACK	C
	OPEN SPACE	–
	SPECIAL AREA REGULATIONS	B

PROPOSED ZONING

PLANNING AREA 1

	USE REGULATIONS	S88 (P)	RV-10
	ANIMAL REGULATIONS	–	S
DEVELOPMENT REGULATIONS	DENSITY	–	10.0
	LOT SIZE	–	–
	BUILDING TYPE	–	K
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	V
	OPEN SPACE	–	F
	SPECIAL AREA REGULATIONS	–	B

PLANNING AREA 2

	USE REGULATIONS	S88 (P)	RV-10
	ANIMAL REGULATIONS	–	S
DEVELOPMENT REGULATIONS	DENSITY	–	10.0
	LOT SIZE	–	–
	BUILDING TYPE	–	K
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	V
	OPEN SPACE	–	F
	SPECIAL AREA REGULATIONS	–	B

PLANNING AREA 3

	USE REGULATIONS	S88 (P)	S-80
	ANIMAL REGULATIONS	–	–
DEVELOPMENT REGULATIONS	DENSITY	–	–
	LOT SIZE	–	–
	BUILDING TYPE	–	W
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	–
	OPEN SPACE	–	–
	SPECIAL AREA REGULATIONS	–	–

PLANNING AREA 4

	USE REGULATIONS	S88 (P)	RU-20
	ANIMAL REGULATIONS	–	S
DEVELOPMENT REGULATIONS	DENSITY	–	20.0
	LOT SIZE	–	–
	BUILDING TYPE	–	K
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	J
	OPEN SPACE	–	F
	SPECIAL AREA REGULATIONS	–	B

PLANNING AREA 5

	USE REGULATIONS	S88 (P)	RS-3
	ANIMAL REGULATIONS	–	S
DEVELOPMENT REGULATIONS	DENSITY	–	3.0
	AVERAGE LOT SIZE	–	6,000
	BUILDING TYPE	–	C
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	J
	OPEN SPACE	–	–
	SPECIAL AREA REGULATIONS	–	B

PLANNING AREA 6

	USE REGULATIONS	S88 (P)	S80
	ANIMAL REGULATIONS	–	–
DEVELOPMENT REGULATIONS	DENSITY	–	–
	LOT SIZE	–	–
	BUILDING TYPE	–	W
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	–
	OPEN SPACE	–	–
	SPECIAL AREA REGULATIONS	–	–

PLANNING AREA 7

	USE REGULATIONS	S88 (P)	S80
	ANIMAL REGULATIONS	–	–
DEVELOPMENT REGULATIONS	DENSITY	–	–
	LOT SIZE	–	–
	BUILDING TYPE	–	W
	MAXIMUM FLOOR AREA	–	–
	FLOOR AREA RATIO	–	–
	HEIGHT	–	G
	LOT COVERAGE	–	–
	SET BACK	–	–
	OPEN SPACE	–	–
	SPECIAL AREA REGULATIONS	–	–

SOLAR ACCESS NOTE

ALL LOTS WITHIN THIS SUBDIVISION HAVE A MINIMUM OF 100 SQ. FEET OF SOLAR ACCESS FOR EACH FUTURE DWELLING UNIT ALLOWED BY THIS SUBDIVISION.

STREET LIGHT STATEMENT

THE REQUIRED LIGHTING SYSTEM SHALL BE INSTALLED ACCORDING TO COUNTY ROAD STANDARDS. THE PUBLIC WORKS DEPARTMENT SHALL ADMINISTER THE COMPLIANCE PROCEDURES TO ASSURE PROPER INSTALLATION AND CONTINUED OPERATION.

IMPROVEMENT STATEMENT

APPLICANT WILL COMPLY WITH THE REQUIREMENTS SPECIFIED IN THE COUNTY STANDARDS FOR THE INSTALLATION OF IMPROVEMENTS.

OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE RECORD OWNERS OF THE PROPERTY SHOWN ON THE TENTATIVE SUBDIVISION MAP AND THAT SAID MAP SHOWS ALL OUR CONTIGUOUS OWNERSHIP IN WHICH WE HAVE ANY DEED OR TRUST INTEREST. WE UNDERSTAND THAT OUR PROPERTY IS CONSIDERED CONTIGUOUS EVEN IF IT IS SEPARATED BY ROADS, STREETS, UTILITY EASEMENTS, OR RAILROAD RIGHT-OF-WAYS. WE WILL COMPLY WITH THE PARK AND LAND DEDICATION ORDINANCE.

8-18-09
DATE

PARDEE HOMES
6025 EDGEWOOD BEND COURT
SAN DIEGO, CA 92130
(858) 794-2500

Owner / Developer

PARDEE HOMES
6025 EDGEWOOD BEND COURT
SAN DIEGO, CA 92130
(858) 794-2500

Engineer of Work

RICK ENGINEERING COMPANY
5620 Friars Road
San Diego, California 92110
(619) 291-0707

MICHAEL S. WHILE, RCE 49865

REGISTERED PROFESSIONAL ENGINEER — MICHAEL S. WHILE — No. 49865 — Exp. 9/30/10 — CIVIL — STATE OF CALIFORNIA

GENERAL NOTES

1. VESTING TENTATIVE MAP PREPARED BY: RICK ENGINEERING COMPANY, 5620 FRIARS ROAD, SAN DIEGO, CA 92110, PH. 619 291-0707, FAX 619 291-4165
2. TOTAL GROSS AREA: 389.5 ACRES NET AREA: 380.0 ACRES
3. TOTAL NUMBER OF LOTS: 566 LOTS
4. TOTAL NUMBER OF DWELLING UNITS: 355 SINGLE FAMILY DWELLING UNITS; 489 MULTI-FAMILY DWELLING UNITS; 844 TOTAL DWELLING UNITS
5. MINIMUM AVERAGE LOT SIZE: 5,000 S.F. WITH AVERAGE LOT SIZE OF 6,000 SF IN PA 5.
6. ALL PRIVATE AND COUNTY OF SAN DIEGO MAINTAINED UTILITIES TO BE UNDERGROUND.
7. EXISTING AERIAL TOPOGRAPHY WAS PREPARED BY SAN-LO AERIAL SURVEYS DATED AUGUST 1, 2003. (CONTOURS SHOWN ON PLAN ARE ½ FOOT INTERVAL)
8. PURSUANT TO SECTION 81.401.(0) OF THE COUNTY OF SAN DIEGO SUBDIVISION ORDINANCE NO WAIVER IS REQUIRED OR REQUESTED BECAUSE THE SUBDIVISION DESIGN REQUIREMENTS ARE SET FORTH IN THE ASSOCIATED SPECIFIC PLAN FOR THIS PROJECT.
9. LAMBERT COORDINATES: 426-1723
10. PLANNING AREA 1 WILL BE SERVED BY PRIVATE ROADWAYS. (SEE TYPICAL PVT. ROADWAY. SECTIONS ON SHTS. 2 & 5) PLANNING AREAS 2 & 5 WILL BE SERVED BY PUBLIC STREETS (SEE TYPICAL PUBLIC STREET SECTIONS ON SHEET 2.) PHASING OF THIS PROJECT WILL BE ACCOMPLISHED BY RECORDATION OF MULTIPLE FINAL MAPS.
11. THIS PROJECT IS A PHASED SUBDIVISION. MULTIPLE FINAL MAPS MAY BE FILED PURSUANT TO SECTION 66456.1 OF THE SUBDIVISION MAP ACT.
12. ALL PUBLIC STORM DRAIN SHOWN ON THIS VTM NOT WITHIN PUBLIC STREET WILL BE GRANTED A DRAINAGE EASEMENT WHICH ENCOMPASSES THE DRAINAGE FACILITIES; DEDICATED TO THE COUNTY FLOOD CONTROL DISTRICT.
13. EXISTING STRUCTURES WITHIN DEVELOPMENT FOOTPRINT WILL BE DEMOLISHED.
14. 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 PERMISSIONS BEFORE COMMENCING SUCH ACTIVITY.
15. ALL PARCELS ARE WITHIN THE FALLBROOK COMMUNITY PLANNING AREA
16. PROPOSED REGIONAL CATEGORY: CUDA – CURRENT URBAN DEVELOPMENT AREA.
17. PROPOSED GENERAL PLAN DESIGNATION: 21 (2.3) SPECIFIC PLAN AREA
18. ALL ONSITE STORAGE OF EQUIPMENT AND STOCKPILING WILL NOT OCCUR ON OR NEAR THE CULTURAL RESOURCE SITES.
19. A 10' EASEMENT SHALL BE GRANTED OVER ALL OPEN SPACE TRAIL ALIGNMENTS, UNLESS OTHERWISE SHOWN ON PLAN.
20. A MODIFICATION TO THE DEPARTMENT OF PUBLIC WORKS ROAD STANDARDS IS REQUESTED FOR THE PROPOSED HORSE RANCH CREEK ROAD TO UTILIZE THE "4-LANE BOULEVARD WITH RAISED MEDIAN" ROAD STANDARD FROM THE PROPOSED GENERAL PLAN UPDATE INSTEAD OF THE "4-LANE MAJOR ROAD" FROM THE CURRENT COUNTY CIRCULATION ELEMENT STANDARD.

    A MODIFICATION TO THE DEPARTMENT OF PUBLIC WORKS ROAD STANDARDS (SECTION 6.7.1.5) IS REQUESTED TO DECREASE THE 200-FOOT DRIVEWAY SEPARATION REQUIREMENT FOR THE PROPOSED 355 SINGLE-FAMILY LOTS.
21. A PORTION OF CALTRANS R.O.W. PER DWG. NO. 2008-0403486 WILL BE VACATED AS SHOWN ON PLAN.

ASSESSORS PARCEL NUMBERS	EXISTING ZONE	EXISTING REGIONAL CATEGORY	EXISTING GENERAL PLAN DESIGNATION
108-120-54; 108-121-15; 125-061-04, 07; 125-062-04	S90	SSA	21 (2.75)
108-120-52, 53; 108-122-03, 08, 09, 15, 19	A70	RDA	18

TAX RATE CODES

75077, 57086, 57058, 75014, 75028

EARTHWORK QUANTITIES

CUT:	2,400,000 C.Y.
FILL:	2,400,000 C.Y.
IMPORT/EXPORT:	0 C.Y.

LEGAL DESCRIPTION

PARCEL 1A:
THAT PORTION OF THE RANCHO MONSERATE, IN THE COUNTY OF SAN DIEGO, CALIFORNIA, ACCORDING TO MAP THEREOF RECORDED IN BOOK 1, PAGE 108 OF PATENTS, RECORDS OF SAN DIEGO, BEING DESCRIBED AS PARCELS 1A IN CERTIFICATE OF COMPLIANCE RECORDED ON MARCH 25, 1983 AS FILE NO. 83-095254 OF OFFICIAL RECORDS OF SAN DIEGO COUNTY.

PARCEL 2A:
THAT PORTION OF FRACTIONAL SECTION 36, TOWNSHIP 9 SOUTH, RANGE 3 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, TOGETHER WITH A PORTION OF RANCHO MONSERATE, ACCORDING TO MAP NO. 827 ON FILE IN THE OFFICE OF THE RECORDER OF SAN DIEGO COUNTY, CALIFORNIA.

PUBLIC UTILITIES/DISTRICTS:

SEWER	SAN LUIS REY MUNICIPAL WATER DISTRICT*
WATER	SAN LUIS REY MUNICIPAL WATER DISTRICT*
STORM DRAIN	COUNTY OF SAN DIEGO
TELEPHONE	SBC
GAS AND ELECTRIC	SDG&E
CABLE T.V.	ADELPHIA COMMUNICATIONS
POLICE	COUNTY SHERIFF
FIRE	NORTH COUNTY FIRE PROTECTION DISTRICT (PARTIAL ANNEXATION REQUIRED)
SCHOOL	BONSALL UNIFIED SCHOOL DISTRICT; FALLBROOK UNIFIED SCHOOL DISTRICT; FALLBROOK UNION HIGH SCHOOL DISTRICT

*NOTE: THE WATER AND SEWER DISTRICT MAY BE VALLEY CENTER MUNICIPAL WATER DISTRICT OR RAINBOW MUNICIPAL WATER DISTRICT PENDING LAFCO'S DECISION ON ANNEXATION.

PARK LAND DEDICATION STATEMENT

THE SUBDIVIDER INTENDS TO COMPLY WITH THE PARK LAND DEDICATION ORDINANCE THROUGH THE DEDICATION OF PARK LAND WITHIN THE SUBDIVISION AUTHORIZED BY THE ORDINANCE AND/OR PAYMENT OF FEE TO MEET THE REQUIREMENTS.

SPECIAL ASSESSMENT ACT STATEMENT

THE SUBDIVIDER MAY MAKE A REQUEST TO THE BOARD OF SUPERVISORS FOR PERMISSION TO INITIATE PROCEEDINGS UNDER A SPECIAL ASSESSMENT ACT FOR CONSTRUCTION OF MAJOR UTILITY AND TRANSPORTATION INFRASTRUCTURE.

CONDOMINIUM NOTE

LOT 522 OF THIS VESTING TENTATIVE MAP ARE A CONDOMINIUM PROJECT AS DEFINED IN SECTION 1350 ET. SEQ. OF THE CIVIL CODE OF THE STATE OF CALIFORNIA AND FILED PURSUANT TO THE SUBDIVISION MAP ACT. THE MAXIMUM NUMBER OF CONDOMINIUM DWELLING UNITS IS 325.

DEVELOPMENT ZONING NOTE

THIS VESTING TENTATIVE MAP IS INCONSISTENT WITH THE SETBACK, REQUIREMENTS IN PLANNING AREA 1 AS OUTLINED IN THE SAN DIEGO COUNTY ZONING ORDINANCE, SECTION 4810

DWELLING UNITS

PLANNING AREA	MAXIMUM NUMBER
1	164
2	0
4	325
5	355
TOTAL	844

MEADOWOOD

Prepared By:
Name: Rick Engineering Company
Address: 5620 Friars Road, San Diego, California 92110
Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
TITLE SHEET

Revision 14:	
Revision 13:	
Revision 12:	
Revision 11:	
Revision 10:	
Revision 9:	
Revision 8:	
Revision 7:	
Revision 6:	8/21/2009
Revision 5:	6/29/2009
Revision 4:	4/9/2009
Revision 3:	4/9/2008
Revision 2:	4/15/2007
Revision 1:	9/8/2005
Original Date:	2/2/2004

Sheet 1 of 10

COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL4

RICK ENGINEERING COMPANY
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SAN DIEGO, CA 92110
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rickengineering.com
San Diego — Riverside - Orange - San Luis Obispo - Bakersfield - Sacramento - Phoenix - Tucson

J- 15956

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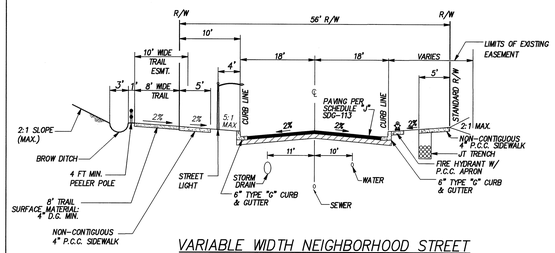
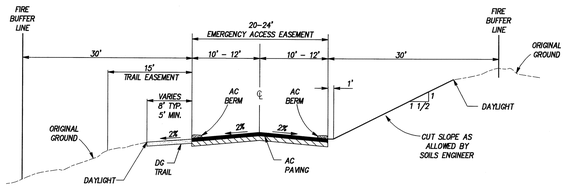
\\prv_nnt\Rick\Sandrds\Berkley_2006\workspace\projects\Cordrds_2005_30\plot\Cordrds_2005_30.pen
18-AUG-2009 15:53

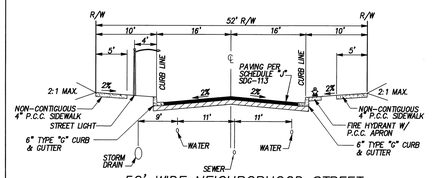
PUBLIC ROAD SECTIONS



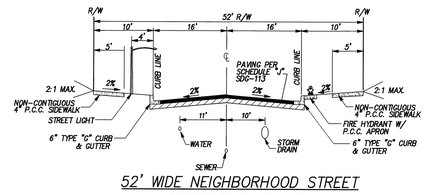
VARIABLE WIDTH NEIGHBORHOOD STREET
STREET 'E'



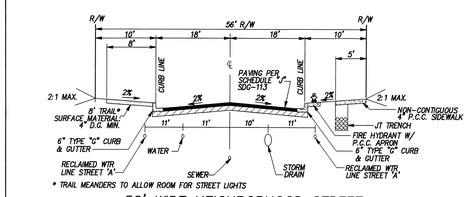
FIRE ACCESS ROAD WITH TRAIL
NO SCALE



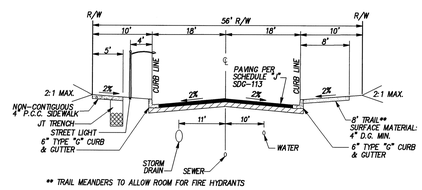
52' WIDE NEIGHBORHOOD STREET
STREET 'C' (EAST OF 'K')



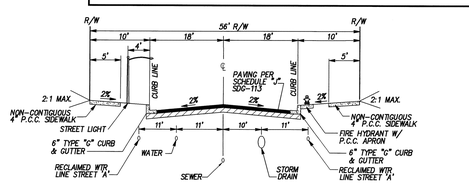
52' WIDE NEIGHBORHOOD STREET
STREETS 'F', 'N', 'O', & 'P'



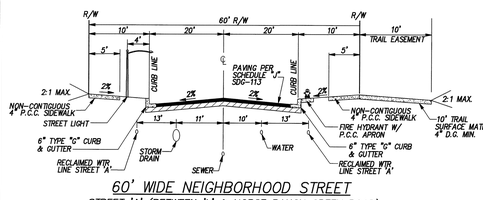
56' WIDE NEIGHBORHOOD STREET
'A' (EAST OF STREET 'K'), 'D' (SOUTH OF 'C'), M (STA 1+00.00 TO 2+84.63)
NOT TO SCALE



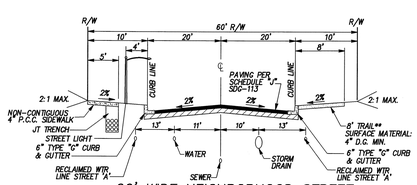
56' WIDE NEIGHBORHOOD STREET
STREET 'K' (BET 'A' & 'O')
NOT TO SCALE



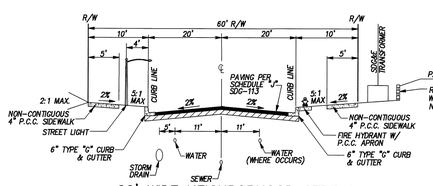
56' WIDE NEIGHBORHOOD STREET
STREETS 'A' (BETWEEN 'L' & 'K'),
'H', 'I', 'J', 'K' (BETWEEN 'O' & 'C' AND SOUTH OF 'A'),
L, & M (NORTH OF 'A')
NOT TO SCALE



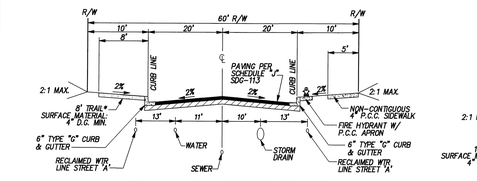
60' WIDE NEIGHBORHOOD STREET
STREET 'A' (BETWEEN 'L' & HORSE RANCH CREEK ROAD),
NOT TO SCALE



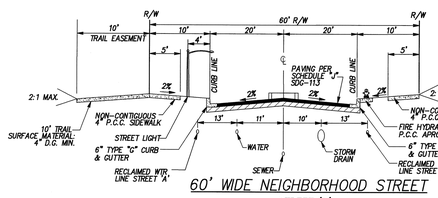
60' WIDE NEIGHBORHOOD STREET
STREETS 'B' & 'Q'
NOT TO SCALE



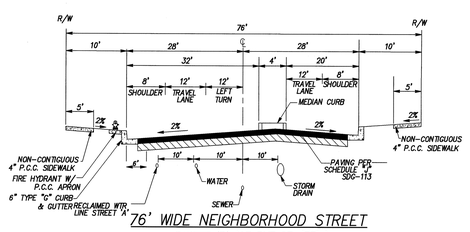
60' WIDE NEIGHBORHOOD STREET
STREET 'C' (BETWEEN 'D' & 'K')
NOT TO SCALE



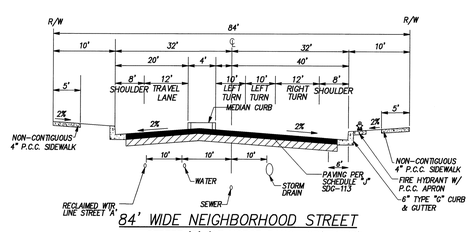
60' WIDE NEIGHBORHOOD STREET
STREET 'D' (NORTH OF 'C')
NOT TO SCALE



60' WIDE NEIGHBORHOOD STREET
STREET 'R'
NOT TO SCALE

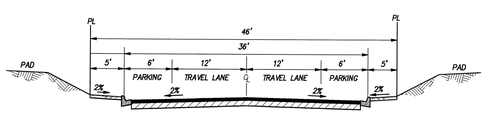


76' WIDE NEIGHBORHOOD STREET
STREET 'R' (AT PVT ST. 'EE')
NO SCALE



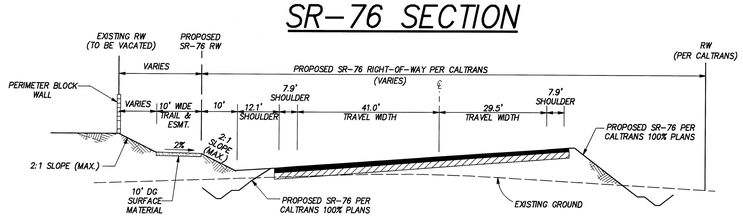
84' WIDE NEIGHBORHOOD STREET
STREET 'R' (AT HORSE RANCH CREEK RD)
NO SCALE

PLANNING AREA 1 SECTION



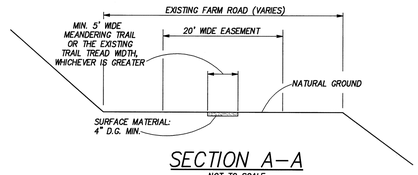
TYPICAL PRIVATE ROAD
PA-1
NOT TO SCALE

SR-76 SECTION

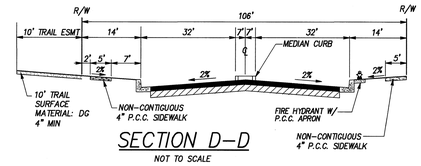


FUTURE PALA ROAD (SR-76)
(PER CALTRANS PLANS)
NOT TO SCALE

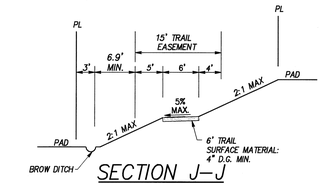
TRAIL SECTIONS



SECTION A–A
NOT TO SCALE
NOTE: ALL TRAILS MULTI-USE AND NON-MOTORIZED



SECTION D–D
NOT TO SCALE



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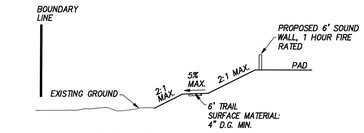
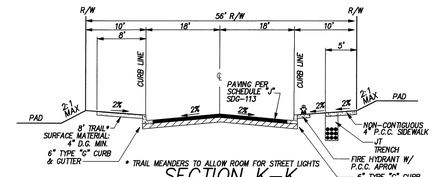
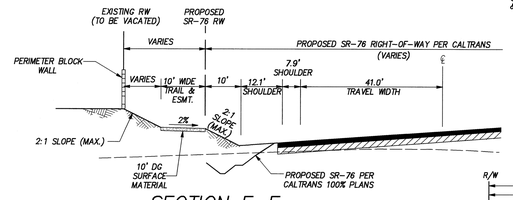


SECTION E–E
NOT TO SCALE



SECTION K–K
NO SCALE



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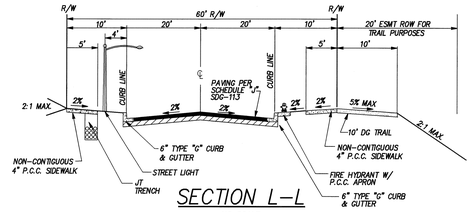
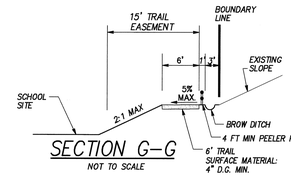
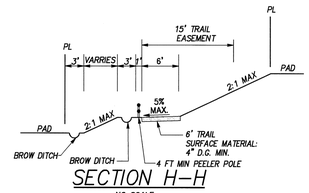
NOT TO SCALE



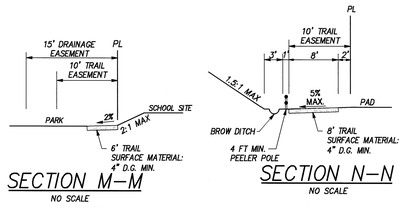
SECTION L–L
NO SCALE



SECTION G–G
NOT TO SCALE

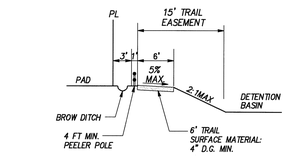


SECTION H–H
NO SCALE

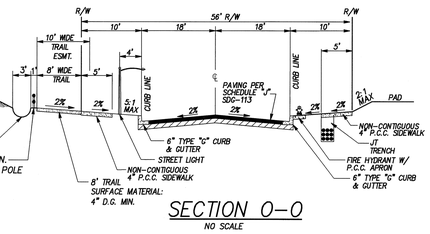


SECTION M–M
NO SCALE

SECTION N–N
NO SCALE

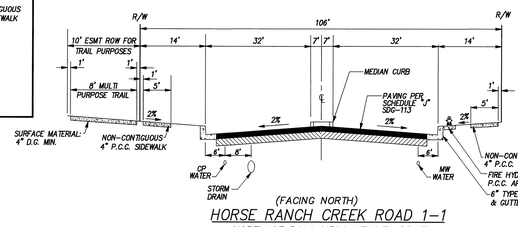


SECTION I–I
NO SCALE

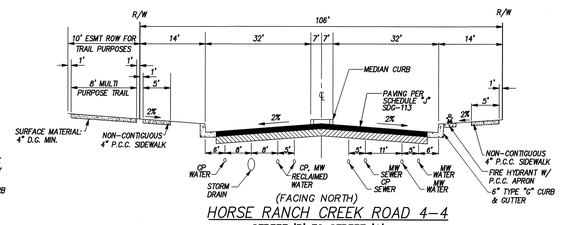


SECTION O–O
NO SCALE

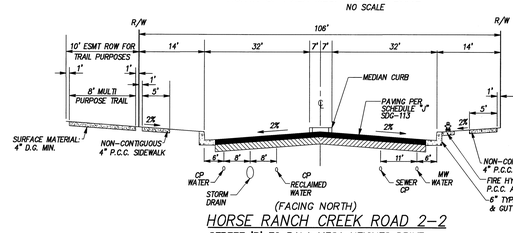
HORSE RANCH CREEK ROAD SECTIONS



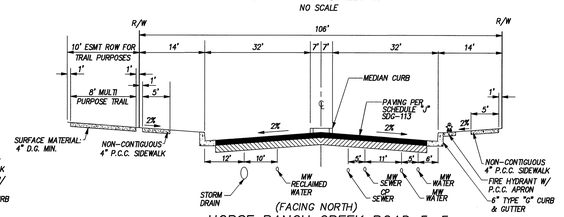
(FACING NORTH)
HORSE RANCH CREEK ROAD 1–1
NORTH OF PALA MESA HEIGHTS DRIVE
NO SCALE



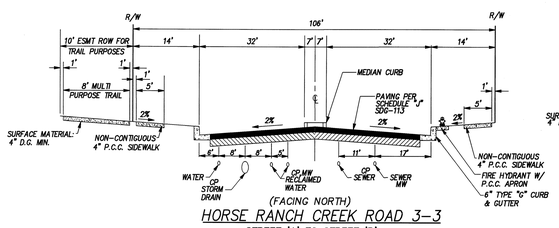
(FACING NORTH)
HORSE RANCH CREEK ROAD 4–4
STREET 'R' TO STREET 'A'
NO SCALE



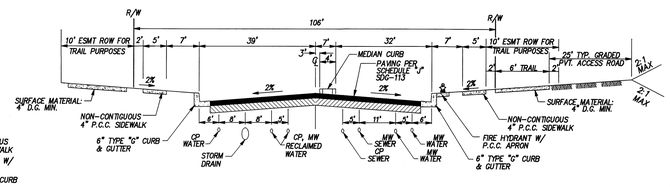
(FACING NORTH)
HORSE RANCH CREEK ROAD 2–2
STREET 'B' TO PALA MESA HEIGHTS DRIVE
NO SCALE



(FACING NORTH)
HORSE RANCH CREEK ROAD 5–5
SR-76 TO STREET 'R'
NO SCALE



(FACING NORTH)
HORSE RANCH CREEK ROAD 3–3
STREET 'A' TO STREET 'B'
NO SCALE



HORSE RANCH CREEK ROAD 6–6
NOT TO SCALE

TYPICAL STREET SECTIONS
NOT TO SCALE

MEADOWOOD

Prepared By:
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Address: 5620 Friars Road, San Diego, California 92110
Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
CROSS SECTIONS

Revision 14:	
Revision 13:	
Revision 12:	
Revision 11:	
Revision 10:	
Revision 9:	
Revision 8:	
Revision 7:	
Revision 6:	8/21/2009
Revision 5:	6/29/2009
Revision 4:	4/9/2009
Revision 3:	4/9/2008
Revision 2:	4/15/2007
Revision 1:	9/8/2005
Original Date:	2/2/2004

Sheet 2 of 10

COUNTY OF SAN DIEGO
TRACT NO. VTM 5364RPL4

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J- 15956

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20-AUG-2009 13:42

RESIDENTIAL SINGLE-FAM

LOT NO.	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
1	5,573	0.13	5,573	0.13
2	5,586	0.13	5,586	0.13
3	5,775	0.13	5,775	0.13
4	5,943	0.14	5,943	0.14
5	5,964	0.14	5,964	0.14
6	5,775	0.13	5,775	0.13
7	5,670	0.13	5,670	0.13
8	5,670	0.13	5,670	0.13
9	6,543	0.15	6,543	0.15
10	6,229	0.14	6,229	0.14
11	5,519	0.13	5,519	0.13
12	5,140	0.12	5,140	0.12
13	5,320	0.12	5,320	0.12
14	5,940	0.14	5,940	0.14
15	7,721	0.18		
16	6,446	0.15		
17	6,201	0.14		
18	6,924	0.16		
19	5,775	0.13		
20	6,049	0.14		
21	6,160	0.14		
22	6,160	0.14		
23	5,000	0.11		
24	5,600	0.13		
25	5,520	0.13		
26	8,172	0.19		
27	6,300	0.14		
28	9,025	0.21		
29	8,887	0.20		
30	9,020	0.21	9,020	0.21
31	7,573	0.17	7,573	0.17
32	6,619	0.15	6,619	0.15
33	6,510	0.15	6,510	0.15
34	6,868	0.16	6,868	0.16
35	6,069	0.14	6,069	0.14
36	7,514	0.17		
37	6,000	0.14		
38	6,003	0.14		
39	6,003	0.14		
40	6,003	0.14		
41	6,002	0.14		
42	5,829	0.13		
43	6,883	0.16		
44	6,445	0.15		
45	8,503	0.20		
46	10,158	0.23		
47	8,971	0.21		
48	7,176	0.16		
49	6,443	0.15		
50	5,901	0.14		
51	5,985	0.14		
52	6,510	0.15		
53	6,930	0.16		
54	9,258	0.21		
55	8,007	0.18	8,007	0.18
56	6,825	0.16	6,825	0.16
57	6,825	0.16	6,825	0.16
58	6,909	0.16	6,909	0.16
59	6,531	0.15	6,531	0.15
60	6,258	0.14	6,258	0.14
61	10,870	0.25	10,870	0.25
62	7,737	0.18	7,737	0.18
63	6,339	0.15	6,339	0.15
64	6,352	0.15	6,352	0.15
65	6,300	0.14	6,300	0.14
66	6,174	0.14	6,174	0.14
67	6,571	0.15	6,571	0.15
68	8,747	0.20	8,747	0.20
69	7,541	0.17	7,541	0.17
70	7,139	0.16	7,139	0.16
71	8,514	0.20	8,514	0.20
72	7,204	0.17	7,204	0.17
73	7,552	0.17	7,552	0.17
74	7,394	0.17	7,394	0.17
75	7,241	0.17	7,241	0.17
76	6,292	0.14	6,292	0.14
77	6,226	0.14	6,226	0.14
78	6,843	0.16	6,843	0.16
79	6,359	0.15	6,359	0.15
80	7,226	0.17	7,226	0.17
81	14,927	0.34	14,927	0.34
82	12,196	0.28	12,196	0.28
83	10,791	0.25	10,791	0.25
84	8,230	0.19	8,230	0.19
85	7,671	0.18	7,671	0.18
86	8,911	0.20	8,911	0.20
87	7,954	0.18	7,954	0.18
88	7,469	0.17	7,469	0.17
89	7,731	0.18	7,731	0.18
90	7,619	0.17	7,619	0.17
91	8,181	0.19	8,181	0.19
92	7,570	0.17	7,570	0.17
93	7,839	0.18	7,839	0.18
94	9,340	0.21	9,340	0.21
95	6,951	0.16	6,951	0.16
96	6,243	0.14	6,243	0.14
97	6,243	0.14	6,243	0.14
98	6,242	0.14	6,242	0.14
99	6,243	0.14	6,243	0.14
100	6,243	0.14	6,243	0.14
101	6,883	0.16	6,883	0.16
102	6,864	0.16	6,864	0.16
103	6,695	0.15	6,695	0.15
104	8,981	0.21	8,981	0.21
105	6,203	0.14	6,203	0.14
106	6,000	0.14	6,000	0.14
107	6,000	0.14	6,000	0.14
108	6,000	0.14	6,000	0.14
109	6,000	0.14	6,000	0.14
110	6,000	0.14	6,000	0.14
111	6,000	0.14	6,000	0.14
112	6,152	0.14	6,152	0.14

LOT NO.	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
113	5,652	0.13	5,652	0.13
114	6,100	0.14	6,100	0.14
115	6,405	0.15	6,405	0.15
116	7,061	0.16	7,061	0.16
117	6,840	0.16	6,840	0.16
118	6,377	0.15	6,377	0.15
119	6,263	0.14	6,263	0.14
120	7,624	0.18	7,624	0.18
121	8,336	0.19	8,336	0.19
122	7,879	0.18	7,879	0.18
123	8,146	0.19	8,146	0.19
124	8,494	0.19	8,494	0.19
125	8,761	0.20	8,761	0.20
126	9,055	0.21	9,055	0.21
127	9,380	0.22	9,380	0.22
128	9,323	0.21	9,323	0.21
129	6,615	0.15	6,615	0.15
130	6,562	0.15	6,562	0.15
131	6,720	0.15	6,720	0.15
132	6,615	0.15	6,615	0.15
133	6,615	0.15	6,615	0.15
134	6,834	0.16	6,834	0.16
135	7,400	0.17	7,400	0.17
136	7,419	0.17	7,419	0.17
137	8,616	0.20	8,616	0.20
138	7,437	0.17	7,437	0.17
139	6,882	0.16	6,882	0.16
140	10,303	0.24	10,303	0.24
141	7,510	0.17	7,510	0.17
142	8,730	0.20	8,730	0.20
143	6,829	0.16	6,829	0.16
144	7,788	0.18	7,788	0.18
145	7,430	0.17	7,430	0.17
146	7,083	0.16	7,083	0.16
147	7,153	0.16	7,153	0.16
148	6,532	0.15	6,532	0.15
149	6,593	0.15	6,593	0.15
150	6,477	0.15	6,477	0.15
151	6,384	0.15	6,384	0.15
152	6,601	0.15	6,601	0.15
153	8,044	0.18	8,044	0.18
154	6,779	0.16	6,779	0.16
155	8,161	0.19	8,161	0.19
156	7,062	0.16	7,062	0.16
157	7,836	0.18	7,836	0.18
158	8,199	0.19	8,199	0.19
159	7,713	0.18	7,713	0.18
160	7,032	0.16	7,032	0.16
161	6,720	0.15	6,720	0.15
162	6,720	0.15	6,720	0.15
163	6,300	0.14	6,300	0.14
164	6,230	0.14	6,230	0.14
165	6,048	0.14	6,048	0.14
166	6,678	0.15	6,678	0.15
167	6,785	0.16	6,785	0.16
168	6,790	0.16	6,790	0.16
169	6,667	0.15	6,667	0.15
170	6,110	0.14	6,110	0.14
171	6,739	0.15	6,739	0.15
172	7,691	0.18	7,691	0.18
173	6,132	0.14	6,132	0.14
174	6,655	0.15	6,655	0.15
175	6,704	0.15	6,704	0.15
176	6,769	0.16	6,769	0.16
177	6,366	0.15	6,366	0.15
178	6,720	0.15	6,720	0.15
179	6,720	0.15	6,720	0.15
180	6,678	0.15	6,678	0.15
181	6,678	0.15	6,678	0.15
182	6,720	0.15	6,720	0.15
183	7,388	0.17	7,388	0.17
184	7,345	0.17	7,345	0.17
185	6,904	0.16	6,904	0.16
186	6,510	0.15	6,510	0.15
187	6,510	0.15	6,510	0.15
188	6,468	0.15	6,468	0.15
189	6,048	0.14	6,048	0.14
190	6,027	0.14	6,027	0.14
191	6,090	0.14	6,090	0.14
192	6,574	0.15	6,574	0.15
193	6,868	0.16	6,868	0.16
194	6,955	0.16	6,955	0.16
195	6,916	0.16	6,916	0.16
196	6,188	0.14	6,188	0.14
197	6,551	0.15	6,551	0.15
198	8,683	0.20	8,683	0.20
199	7,462	0.17	7,462	0.17
200	7,064	0.16	7,064	0.16
201	6,611	0.15	6,611	0.15
202	6,299	0.14	6,299	0.14
203	6,410	0.15	6,410	0.15
204	6,883	0.16	6,883	0.16
205	7,370	0.17	7,370	0.17
206	7,945	0.18	7,945	0.18
207	8,412	0.19	8,412	0.19
208	8,494	0.19	8,494	0.19
209	7,908	0.18	7,908	0.18
210	7,181	0.16	7,181	0.16
211	6,657	0.15	6,657	0.15
212	6,112	0.14	6,112	0.14
213	6,062	0.14	6,062	0.14
214	6,038	0.14	6,038	0.14
215	6,035	0.14	6,035	0.14
216	6,076	0.14	6,076	0.14
217	6,115	0.14	6,115	0.14
218	7,411	0.17	7,411	0.17
219	6,035	0.14	6,035	0.14
220	6,253	0.14	6,253	0.14
221	6,342	0.15	6,342	0.15
222	6,312	0.14	6,312	0.14
223	6,312	0.14	6,312	0.14
224	6,291	0.14	6,291	0.14

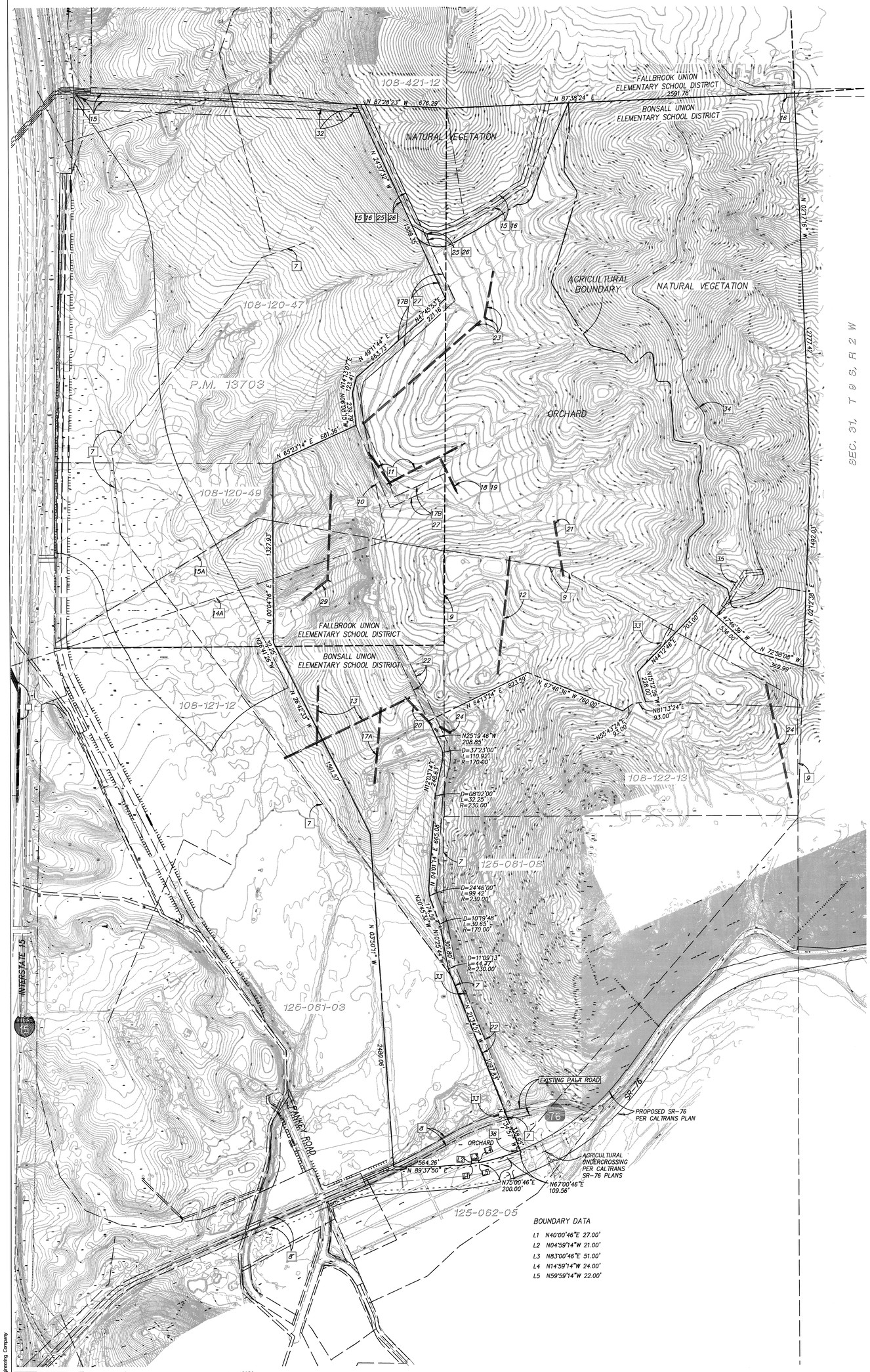
LOT NO.	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
225	6,294	0.14	6,294	0.14
226	5,986	0.14	5,986	0.14
227	6,8481	0.15	6,8481	0.15
228	6,643	0.15	6,643	0.15
229	6,248	0.14	6,248	0.14
230	6,182	0.14	6,182	0.14
231	6,182	0.14	6,182	0.14
232	6,204	0.14	6,204	0.14
233	6,371	0.15	6,371	0.15
234	7,256	0.17	7,256	0.17
235	7,246	0.17	7,246	0.17
236	7,273	0.17	7,273	0.17
237	7,311	0.17	7,311	0.17
238	7,358	0.17	7,358	0.17
239	7,410	0.17	7,410	0.17
240	7,016	0.16	7,016	0.16
241	6,602	0.15	6,602	0.15
242	7,343	0.17	7,343	0.17
243	7,363	0.17	7,363	0.17
244	7,363	0.17	7,363	0.17
245	8,634	0.20	8,634	0.20
246	6,922	0.16	6,922	0.16
247	5,989	0.14	5,989	0.14
248	6,222	0.14	6,222	0.14
249	6,458	0.15	6,458	0.15
250	6,753	0.16	6,753	0.16
251	7,677	0.18	7,677	0.18
252	7,794	0.18	7,794	0.18
253	6,816	0.16	6,816	0.16
254	6,816	0.16	6,816	0.16
255	6,816	0.16	6,816	0.16
256	6,816	0.16	6,816	0.16
257	6,837	0.16	6,837	0.16
258	7,218	0.17	7,218	0.17
259	7,740	0.18	7,740	0.18
260	9,214	0.21	9,214	0.21
261	9,376	0.22	9,376	0.22
262	11,063	0.25	11,063	0.25
263	8,773	0.20	8,773	0.20
264	11,612	0.27	11,612	0.27
265	10,981	0.25	10,981	0.25
266	6,925	0.16	6,925	0.16
267	7,301	0.17	7,301	0.17
268	6,439	0.15	6,439	0.15
269	6,300	0.14	6,300	0.14
270	6,300	0.14	6,300	0.14
271	6,300	0.14	6,300	0.14
272	6,306	0.14	6,306	0.14
273	6,306	0.14	6,306	0.14
274	6,201	0.14	6,201	0.14
275	6,637	0.15	6,637	0.15
276	7,947	0.18	7,947	0.18
277	8,020	0.18	8,020	0.18
278	6,281	0.14		
279	6,598	0.15	6,598	0.15
280	6,743	0.15	6,743	0.15
281	6,922	0.16	6,922	0.16
282	7,132	0.16	7,132	0.16
283	7,928	0.18	7,928	0.18
284	7,334	0.17	7,334	0.17
285	7,234	0.17	7,234	0.17
286	6,598	0.15	6,598	0.15
287	11,575	0.27		
288	9,645	0.22		
289	9,567	0.22		
290	9,006	0.21		
291	10,405	0.24		
292	5,384	0.12	5,384	0.12
293	5,587	0.13	5,587	0.13
294	6,664	0.15		
295	5,703	0.13		
296	5,890	0.14		
297	5,899	0.14		
298	5,913	0.14		
299	17,515	0.40		
300	12,314	0.28		
301	7,372	0.17		
302	7,864	0.18		
303	9,523	0.22		
304	7,351	0.17		
305	7,244	0.17		
306	6,958	0.16		
307	6,926	0.16		
308	6,899	0.16		
309	7,632	0.18		
310	6,879	0.16	6,879	0.16
311	6,301	0.14	6,301	0.14
312	6,252	0.14	6,252	0.14
313	6,417	0.15	6,417	0.15
314	5,925	0.14	5,925	0.14
315	5,970	0.14	5,970	0.14
316	5,619	0.13	5,619	0.13
317	5,319	0.12	5,319	0.12
318	5,391	0.12	5,391	0.12
319	5,945	0.14	5,945	0.14
320	6,642	0.15	6,642	0.15
321	5,519	0.13	5,519	0.13
322	5,355	0.12	5,355	0.12
323	6,128	0.14	6,128	0.14
324	6,383	0.15	6,383	0.15
325	5,702	0.13	5,702	0.13
326	6,028	0.14	6,028	0.14
327	6,000	0.14	6,000	0.14
328	6,729	0.15	6,729	0.15
329	7,328	0.17	7,328	0.17
330	7,278	0.17	7,278	0.17
331	5,817	0.13	5,817	0.13
332	5,692	0.13	5,692	0.13
333	5,140	0.12	5,140	0.12
334	5,249	0.12	5,249	0.12
335	6,897	0.16	6,897	0.16
336	8,144	0.19	8,144	0.19

PA1

LOT NO.	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
337	7,853	0.18	7,853	0.18
338	7,654	0.18	7,654	0.18
339	7,108	0.16	7,108	0.16
340	7,030	0.16	7,030	0.16
341	8,721	0.20	8,721	0.20
342	8,512	0.20	8,512	0.20
343	6,978	0.16	6,978	0.16
344	7,056	0.16	7,056	0.16
345	6,812	0.16	6,812	0.16
346	6,974	0.16	6,974	0.16
347	7,038	0.16	7,038	0.16
348	7,124	0.16	7,124	0.16
349	6,122	0.14	6,122	0.14
350	6,048	0.14	6,048	0.14
351	7,371	0.17	7,371	0.17
352	8,990	0.21	8,990	0.21
353	7,740	0.18	7,740	0.18
354	7,405	0.17	7,405	0.17
355	6,872	0.16	6,872	0.16
356	3,619	0.08	3,619	0.08
357	4,676	0.11	4,676	0.11
358	3,189	0.07	3,189	0.07
359	2,597	0.06	2,597	0.06
360	2,626	0.06	2,626	0.06
361	2,639	0.06	2,639	0.06
362	2,649	0.06	2,649	0.06
363	2,656	0.06	2,656	0.06
364	2,696	0.06	2,696	0.06
365	2,734	0.06	2,734	0.06
366	2,825	0.06	2,825	0.06
367	3,347	0.08	3,347	0.08
368	4,599	0.11	4,599	0.11
369	4,209	0.10	4,209	0.10
370	3,488	0.08	3,488	0.08
371	3,488	0.08	3,488	0.08
372	3,738	0.09	3,738	0.09
373	3,479	0.08	3,479	0.08
374	2,655	0.06	2,655	0.06
375	2,654	0.06	2,654	0.06
376	3,392	0.08	3,392	0.08
377	4,836	0.11	4,836	0.11
378	3,104	0.07	3,104	0.07
379	3,190	0.07	3,190	0.07
380	3,157	0.07	3,157	0.07
381	3,230	0.07	3,230	0.07
382	3,352	0.08	3,352	0.08
383	3,504	0.08	3,504	0.08
384	4,802	0.11	4,802	0.11
385	3,165	0.07	3,165	0.07
386	4,269	0.10	4,269	0.10
387	3,009	0.07	3,009	0.07
388	2,700	0.06	2,700	0.06
389	2,801	0.06	2,801	0.06
390	2,837	0.07	2,837	0.07
391	2,912	0.07	2,912	0.07
392	2,964	0.07	2,964	0.07
393	2,959	0.07	2,959	0.07
394	2,919	0.07	2,919	0.07
395	3,586	0.08	3,586	0.08
396	2,738	0.06	2,738	0.06
397	2,736	0.06	2,736	0.06
398	2,736	0.06	2,736	0.06
399	2,741	0.06	2,741	0.06
400	2,587	0.06	2,587	0.06
401	2,962	0.07	2,962	0.07
402	2,971	0.07	2,971	0.07
403	3,638	0.08	3,638	0.08
404	3,275	0.08	3,275	0.08
405	4,289	0.10	4,289	0.10
406	4,150	0.10	4,150	0.10
407	3,083	0.07	3,083	0.07
408	2,808	0.06	2,808	0.06
409	2,662	0.06	2,662	0.06
410	2,662	0.06	2,662	0.06
411	2,663	0.06	2,663	0.06
412	2,679	0.06	2,679	0.06
413	2,656	0.06	2,656	0.06
414	3,836	0.09	3,836	0.09
415	4,785	0.11	4,785	0.11
416	4,376	0.10	4,376	0.10
417	3,356	0.08	3,356	0.08
418	3,244	0.07	3,244	0.07
419	3,312	0.08	3,312	0.08
420	2,935	0.07	2,935	0.07
421	2,695	0.06	2,695	0.06
422	3,137	0.07	3,137	0.07
423	3,729	0.09	3,729	0.09
424	3,534	0.08	3,534	0.08
425	3,539	0.08	3,539	0.08
426	3,085	0.07	3,085	0.07
427	2,932	0.07	2,932	0.07
428	3,018	0.07	3,018	0.07
429	2,901	0.07	2,901	0.07
430	2,950	0.07	2,950	0.07
431	3,000	0.07	3,000	0.07
432	3,050	0.07	3,050	0.07
433	3,100	0.07	3,100	0.07
434	3,150	0.07	3,150	0.07
435	3,531	0.08	3,531	0.08
436	2,992	0.07	2,992	0.07
437	2,589	0.06	2,589	0.06
438	2,594	0.06	2,594	0.06
439	2,600	0.06	2,600	0.06
440	2,605	0.06	2,605	0.06
441	2,610	0.06	2,610	0.06
442	2,615	0.06	2,615	0.06
443	2,620	0.06	2,620	0.06
444	2,262	0.06	2,262	0.06
445	2,631	0.06	2,631	0.06
446	2,800	0.06	2,800	0.06
447	3,051	0.07	3,051	0.07
448	3,336	0.08	3,336	0.08

LOT NO.	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
449	2,838	0.07	2,838	0.07
450	6,237	0.14	6,237	0.14
451	3,454	0.08	3,454	0.08
452	3,252	0.07	3,252	0.07
453	5,446	0.13	5,446	0.13
454	3,150	0.07	3,150	0.07
455	2,585	0.06	2,585	0.06
456	2,753	0.06	2,753	0.06
457	2,583	0.06	2,583	0.06
458	2,582	0.06	2,582	0.06
459	3,506	0.08	3,506	0.08
460	2,982	0.07	2,982	0.07
461	2,803	0.06	2,803	0.06
462	2,966	0.07	2,966	0.07
463	2,950	0.07	2,950	0.07
464	2,714	0.06	2,714	0.06
465	2,774	0.06	2,774	0.06
466	4,240	0.10	4,240	0.10
467	3,828	0.09	3,828	0.09
468	2,748	0.06	2,748	0.06
469	2,585	0.06	2,585	0.06
470	2,585	0.06	2,585	0.06
471	2,585	0.06	2,585	0.06
472	2,699	0.06	2,699	0.06
473	2,596	0.06	2,596	0.06
474	2,585	0.06	2,585	0.06
475	2,959	0.07	2,959	0.07
476	3,410	0.08	3,410	0.08
477	2,585	0.06	2,585	0.06
478	2,585	0.06	2,585	0.06
479	2,731	0.06	2,731	0.06
480	2,586	0.06	2,586	0.06
481	2,585	0.06	2,585	0.06
482	2,585	0.06	2,585	0.06
483	3,383	0.08	3,383	0.08
484	3,828	0.09	3,828	0.09
485	2,773	0.06	2,773	0.06
486	2,773	0.06	2,773	0.06
487	2,773	0.06	2,773	0.06
488	3,066	0.07	3,066	0.07
489	2,980	0.07	2,980	0.07
490	2,773	0.06	2,773	0.06
491	4,218	0.10	4,218	0.10
492	4,484	0.10	4,484	0.10
493	2,838	0.07	2,838	0.07
494	2,908	0.07	2,908	0.07
495	2,891	0.07	2,891	0.07
496	2,891	0.07	2,891	0.07
497	2,891	0.07	2,891	0.07
498	3,947	0.09	3,947	0.09
499	2,997	0.07	2,997	0.07
500	2,585	0.06	2,585	0.06
501	2,585	0.06	2,585	0.06
502	2,585	0.06	2,585	0.06
503	2,585	0.06	2,585	0.06
504	2,585	0.06	2,585	0.06
505	3,675	0.08	3,675	0.08
506	3,035	0.07	3,035	0.07
507	2,779	0.06	2,779	0.06
508	2,773	0.06	2,773	0.06
509	2,779	0.06	2,779	0.06
510	2,773	0.06	2,773	0.06
511	2,773	0.06	2,773	0.06
512	2,935	0.07	2,935	0.07
513	2,722	0.06	2,722	0.06
514	2,525	0.06	2,525	0.06
515	2,591	0.06	2,591	0.06
516	2,640	0.06	2,640	0.06
517	2,588	0.06	2,588	0.06
518	2,588	0.06	2,588	0.06
519	2,938	0.07	2,938	0.07
520	481,841	11.06	481,841	11.06
521	367,399	8.43	367,399	8.43
522	1,045,727	24.01	1,045,727	24.01

LOT LETTER	GROSS AREA (SF)	GROSS AREA (AC)	NET AREA (SF)	NET AREA (AC)
A	100,953	2.32		
B	244,039	5.60		
C	72,395	1.67		
D	183,245	4.21		
E	32,309	0.74		
F	37,283	0.86		
G	25,866	0.59		
H	2,584	0.06		
I	21,650	0.50		
J	25,287	0.58		
K	20,092	0.46		
L	280,105	6.43		
M	506,116	11.62		
N	1,166,225	26.77		
O	123,161	2.83		
P	5,130,484	117.78		
Q	1,296	0.03		
R	18,303	0.42		
S	1,697	0.04		
T	1,395	0.03		
U	15,560	0.36		
V	60,668	1.39		
W	61,765	1.42		
X	512,153	11.76		
Y	17,560	0.40		
Z	477,038	10.95		
AA



EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER NO. DIV-562771, DATED MAY 8, 2009

1 AN EASEMENT FOR PUBLIC ROAD AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED APRIL 2, 1900 IN BOOK 287, PAGE 400 OF DEEDS. (ITEM NO. 6. OF THE P.R.). (EASEMENT NOT PLOTTABLE). PORTION TO BE VACATED.

2 AN EASEMENT FOR PUBLIC ROAD AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED NOVEMBER 16, 1908 IN BOOK 443, PAGE 302 OF DEEDS. (ITEM NO. 7. OF THE P.R.). (EASEMENT NOT PLOTTABLE). PORTION TO BE VACATED.

3 AN EASEMENT FOR PUBLIC HIGHWAY AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED SEPTEMBER 12, 1910 IN BOOK 500, PAGE 29 OF DEEDS. (ITEM NO. 8. OF THE P.R.). (EASEMENT NOT PLOTTABLE). PORTION TO BE VACATED.

4 AN EASEMENT FOR PUBLIC HIGHWAY AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED JUNE 12, 1913 IN BOOK 500, PAGE 169 OF DEEDS. (ITEM NO. 11. OF THE P.R.). (EASEMENT NOT PLOTTABLE). PORTION TO BE VACATED.

5 AN EASEMENT FOR PUBLIC HIGHWAY AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED OCTOBER 14, 1910 IN BOOK 505, PAGE 9 OF DEEDS. (ITEM NO. 5. OF THE P.R.). (EASEMENT NOT PLOTTABLE). PORTION TO BE VACATED

6 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED FEBRUARY 8, 1926 IN BOOK 1162, PAGE 255 OF DEEDS.
A QUITCLAIM DEED RECORDED MARCH 11, 1981 AS FILE NO. 81-074530 OF O.R. ELIMINATED A PORTION OF SAID EASEMENT WHICH WAS IN THE SAID PROPERTY. (ITEM NO. 13. OF P.R.).

7 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED AUGUST 27, 1926 IN BOOK 1248, PAGE 267 OF DEEDS. (ITEM NO. 14. OF THE P.R.). PORTION TO BE QUITCLAIMED.

8 AN EASEMENT FOR PUBLIC ROAD AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED SEPTEMBER 24, 1929 IN BOOK 1666, PAGE 483 OF DEEDS. (ITEM NO. 15. OF THE P.R.). PORTION TO BE VACATED.

9 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 15, 1952 IN BOOK 4469, PAGE 54 OF O.R. (ITEM NO. 16. OF THE P.R.). PORTION TO BE QUITCLAIMED

10 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED OCTOBER 26, 1954 IN BOOK 5410, PAGE 115 OF O.R. (ITEM NO. 18 OF P.R.). TO BE QUITCLAIMED.

11 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED AUGUST 14, 1973 AS INSTRUMENT NO. 73-226874 OF O.R. (ITEM NO. 20. OF THE P.R.). TO BE QUITCLAIMED.

12 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 28, 1974 AS INSTRUMENT NO. 74-138522 OF O.R. (ITEM NO. 21. OF THE P.R.). TO BE QUITCLAIMED.

13 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JULY 2, 1974 AS INSTRUMENT NO. 74-177833 OF O.R. (ITEM NO. 22. OF THE P.R.). TO BE QUITCLAIMED.

14 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED SEPTEMBER 18, 1961 AS INSTRUMENT NO 161862 OF OFFICIAL RECORDS. (ITEM NO. 19 OF THE P.R.)

14A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED DECEMBER 14, 1951 IN BOOK 4320, PAGE 280 OF OFFICIAL RECORDS. (ITEM NO. 14A OF THE P.R.). PORTION TO BE QUITCLAIMED

15 AN EASEMENT AND RIGHT OF WAY FOR ROAD, SEWER, WATER, GAS, POWER AND TELEPHONE LINES, TELEVISION CABLE AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED DECEMBER 27, 1977 AS INSTRUMENT NO. 77-533865 OF OFFICIAL RECORDS, AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD, OVER, UNDER, ALONG AND ACROSS THE EASTERLY 60 FEET OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICAL PLAT THEREOF.
A QUITCLAIM DEED RECORDED JANUARY 11, 1983 AS INSTRUMENT NO 83-009059 OF OFFICIAL RECORDS PURPORTS TO ELIMINATE SAID EASEMENT. (ITEM NO 23 OF P.R.)

15A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 15, 1952 IN BOOK 4469, PAGE 56 OF DEEDS (ITEM NO. 17 OF THE P.R.). PORTION TO BE QUITCLAIMED

16 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, GRANTED TO WILLIAM B. BUCK, VINCENT ROSS, AND LAURENCE E. MC BRIDE, RECORDED OCTOBER 31, 1978 AS FILE NO. 78-471499 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. PORTION TO BE REALIGNED.
A QUITCLAIM DEED RECORDED JANUARY 8, 1981 AS FILE NO. 81-006489 OF O.R. PURPORTS TO ELIMINATE A PORTION OF SAID EASEMENT. (ITEM NO. 25. OF P.R.).

17A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JANUARY 17,1979 AS INSTRUMENT NO. 79-026201 OF O.R. TO BE QUITCLAIMED. (ITEM NO. 26. OF THE P.R.)

17B AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO PANKEY RANCH, BY INSTRUMENT REC. DECEMBER 4,1979 AS FILE NO. 79-508977 OF O.R ., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD.
A QUITCLAIM DEED RECORDED MARCH 27, 1981 AS FILE NO. 81-092776 OF O.R. ELIMINATED A PORTION OF SAID EASEMENT. (ITEM 27. OF P.R.). PORTION TO BE QUITCLAIMED.

18 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067936 OF O.R. (ITEM NO. 28. OF THE P.R.). TO BE QUITCLAIMED.

19 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067937 OF O.R. (ITEM NO. 29. OF THE P.R.). TO BE QUITCLAIMED.

20 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067938 OF O.R. (ITEM NO. 30. OF THE P.R.). TO BE QUITCLAIMED.

21 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. APRIL 6, 1981 AS INSTRUMENT NO. 81-104240 OF O.R. (ITEM NO. 31. OF THE P.R.). TO BE QUITCLAIMED.

22 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO ROBERT H. PANKEY AND ROSEMARY R. PANKEY, BY INSTRUMENT RECORDED APRIL 13, 1981 AS INSTRUMENT NO. 81-112046 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 32. OF THE P.R.). PORTION TO BE QUITCLAIMED.

23 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. DECEMBER 8, 1981 AS INSTRUMENT NO. 81-384549 OF O.R. (ITEM NO. 34. OF THE P.R.). TO BE QUITCLAIMED.

24 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED FEBRUARY 24, 1982 AS INSTRUMENT NO. 82-050237 OF O.R. (ITEM NO. 37. OF THE P.R.). TO REMAIN.

25 26 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES AS GRANTED TO PANKEY RANCH, A LIMITED PARTNERSHIP, BY INSTRUMENT RECORDED JANUARY 11, 1983 AS INSTRUMENT NO. 83-009060 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NOS. 39 &40. OF THE P.R.). PORTION TO BE QUITCLAIMED.

27 AN EASEMENT AND RIGHT OF WAY FOR SCOPE OF EASEMENT AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED JANUARY 11, 1983 AS FILE NO. 83-009061 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 41. OF THE P.R.). PORTION TO BE QUITCLAIMED.

28 AN EASEMENT AND RIGHT OF WAY FOR INGRESS, EGRESS, ROAD, UTILITY AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED APRIL 6, 1983 AS FILE NO. 83-108788, 83-108789, 83-108790 AND 83-108791 ALL OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD. PORTION TO BE QUITCLAIMED. (ITEM NO. 43. OF THE P.R.).

29 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED DECEMBER 31, 1986 AS INSTRUMENT NO. 86-626962 OF O.R. (ITEM NO. 45. OF THE P.R.). TO BE QUITCLAIMED.

30 AN EASEMENT FOR A LINE OR LINES OF PIPE FOR ANY AND ALL PURPOSES TOGETHER WITH ALL FIXTURES, EQUIPMENT AND APPURTENANCES NECESSARY OR CONVENIENT FOR THE OPERATION AND MAINTENANCE THEREOF, AND LINES FOR TELEPHONE, SIGNAL AND COMMUNICATION PURPOSES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORPORATION, RECORDED AUGUST 31, 1989 AS INSTRUMENT NO. 89-470872 OF O.R. (ITEM NO. 46. OF THE P.R.), (NOT PLOTTABLE).

A SUBSTITUTE EASEMENT DESCRIPTION WAS RECORDED JANUARY 23, 1990 AS INSTRUMENT NO. 90-038247 OF OFFICIAL RECORDS.

A QUITCLAIM DEED RECORDED NOVEMBER 17, 1995 AS INSTRUMENT NO. 1995-0525942 OF OFFICIAL RECORDS ELIMINATES A PORTION OF SAID EASEMENT.

31 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORPORATION, RECORDED JANUARY 2, 1990 AS INSTRUMENT NO. 90-000856 OF O.R. (ITEM NO. 47. OF THE P.R.) (NOT PLOTTABLE). PORTION TO BE QUITCLAIMED

32 AN EASEMENT FOR WATER, WATER TANK AND RELATED WATER PIPELINES AND RIGHT OF WAY FOR ROADWAY AND UTILITIES AND INCIDENTAL PURPOSES,. IN FAVOR OF PANKEY RANCH LP, RECORDED OCTOBER 19, 2007 AS FILE NO. 2007-0673087 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD. (ITEM NO. 52. OF THE P.R.).

33 EASEMENTS CONTAINED IN THE DOCUMENT ENTITLED EASEMENT AGREEMENT RECORDED OCTOBER 19, 2007 AS INSTRUMENT NO. 2007-0673088 OF OFFICIAL RECORDS. (ITEM NO. 53 OF THE P.R.). PORTION TO BE QUITCLAIMED

34 PROPOSED 40' WIDE PRIVATE ACCESS ROAD EASEMENT TO PARCEL 'B' PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 9/14/05.

35 PROPOSED 40' WIDE PRIVATE WATER LINE EASEMENT PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 8/15/05.

36 602 SQUARE FEET PRIVATE EASEMENT FOR WELL PURPOSES PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 8/17/05.

N

300 150 0 300 600 900

GRAPHIC SCALE 1"= 300'

MEADOWOOD

Prepared By:
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Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
EXISTING CONDITIONS / EASEMENTS

Revision 14:	
Revision 13:	
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Revision 2:	9/8/2005
Revision 1:	
Original Date:	2/2/2004

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COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL4

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rickengineering.com
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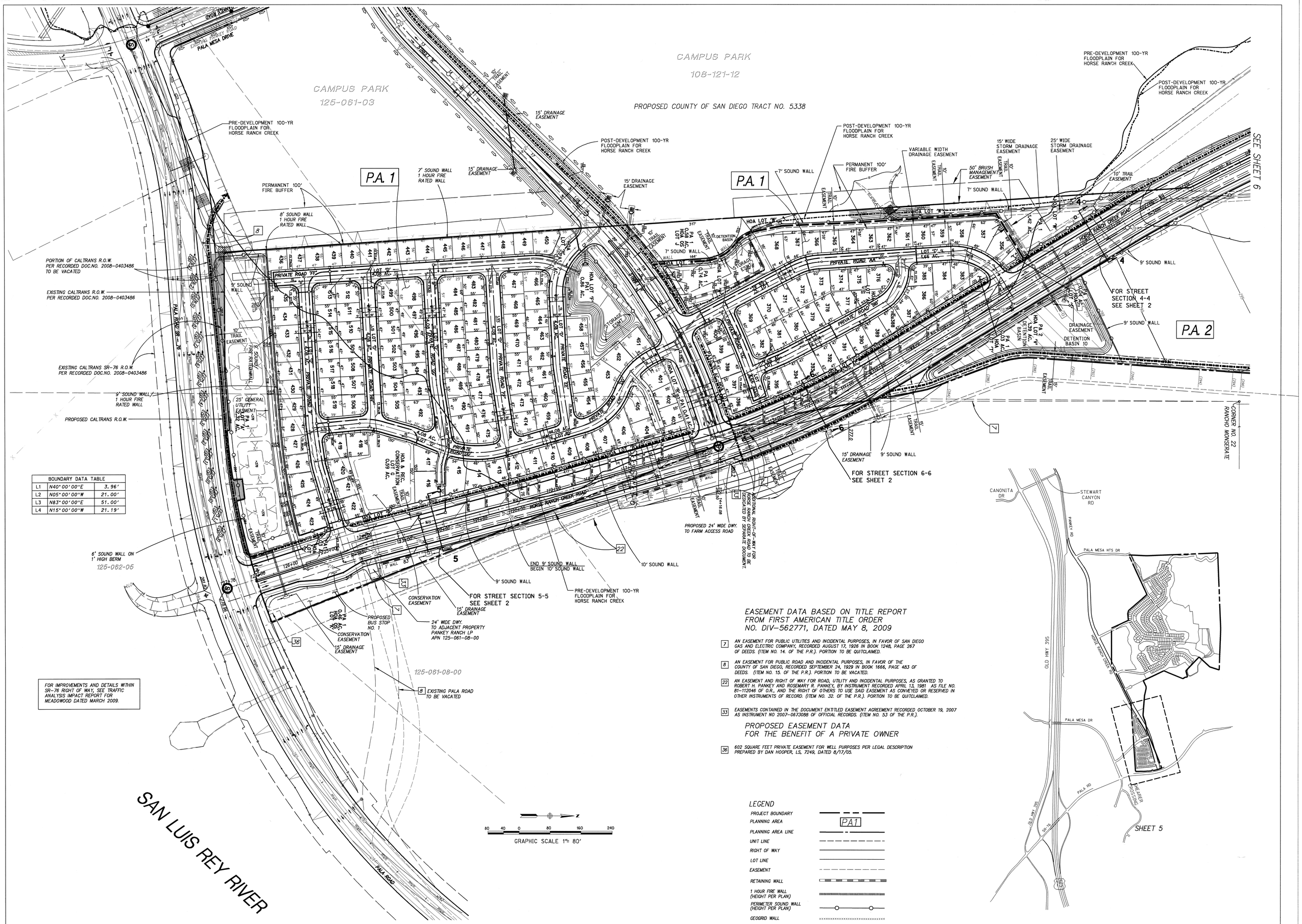


BOUNDARY DATA TABLE		
L1	N40°00'00"E	3.96'
L2	N05°00'00"W	21.00'
L3	N83°00'00"E	51.00'
L4	N15°00'00"W	21.19'

FOR IMPROVEMENTS AND DETAILS WITHIN SR-76 RIGHT OF WAY, SEE TRAFFIC ANALYSIS IMPACT REPORT FOR MEADOWOOD DATED MARCH 2009.

EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER NO. DIV-562771, DATED MAY 8, 2009

7 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED AUGUST 17, 1926 IN BOOK 1248, PAGE 267 OF DEEDS. (ITEM NO. 14. OF THE P.R.). PORTION TO BE QUITCLAIMED.

8 AN EASEMENT FOR PUBLIC ROAD AND INCIDENTAL PURPOSES, IN FAVOR OF THE COUNTY OF SAN DIEGO, RECORDED SEPTEMBER 24, 1929 IN BOOK 1656, PAGE 483 OF DEEDS. (ITEM NO. 15. OF THE P.R.). PORTION TO BE VACATED.

22 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO ROBERT H. PANKEY AND ROSEMARY R. PANKEY, BY INSTRUMENT RECORDED APRIL 13, 1981 AS FILE NO. 81-112046 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 32. OF THE P.R.). PORTION TO BE QUITCLAIMED.

33 EASEMENTS CONTAINED IN THE DOCUMENT ENTITLED EASEMENT AGREEMENT RECORDED OCTOBER 19, 2007 AS INSTRUMENT NO 2007-0673088 OF OFFICIAL RECORDS. (ITEM NO. 53 OF THE P.R.).

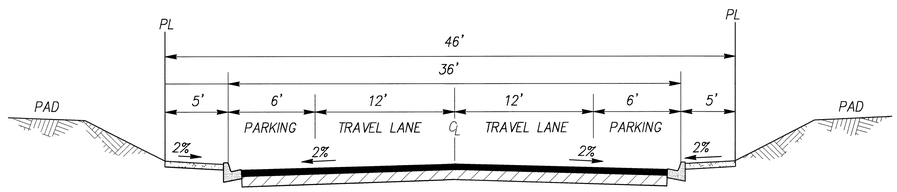
PROPOSED EASEMENT DATA FOR THE BENEFIT OF A PRIVATE OWNER

36 602 SQUARE FEET PRIVATE EASEMENT FOR WELL PURPOSES PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 8/17/05.

LEGEND

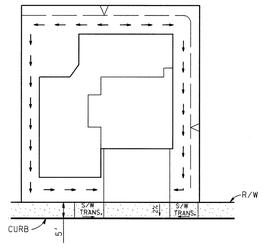
- PROJECT BOUNDARY
- PLANNING AREA — PA1
- PLANNING AREA LINE
- UNIT LINE
- RIGHT OF WAY
- LOT LINE
- EASEMENT
- RETAINING WALL
- 1 HOUR FIRE WALL (HEIGHT PER PLAN)
- PERIMETER SOUND WALL (HEIGHT PER PLAN)
- GEOGRID WALL
- LOT NUMBER — 147
- PROPOSED STORM DRAIN
- PROPOSED SEWER — S
- PROPOSED WATER — W
- PROPOSED RECLAIMED WATER — RW
- FIRE HYDRANT ASSEMBLY
- CONCRETE BROW DITCH
- PUBLIC TRAIL (SEE DETAIL ON SHT. 2)
- PRIVATE TRAIL (P.A 1 & 4)
- TRAFFIC SIGNAL — S
- STREET CROSS SECTION SEE SHEET 2
- PORTION OF CALTRANS R.O.W. TO BE VACATED

NOTE: EASEMENTS ARE PUBLIC UNLESS OTHERWISE NOTED.



TYPICAL PRIVATE ROAD PA-1

NOT TO SCALE



TYPICAL DETAIL FOR LOT DRAINAGE FOR PA 1

NOT TO SCALE

MEADOWOOD

Prepared By:
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Address: 5620 Friars Road, San Diego, California 92110
Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
LOTTING

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Original Date:	2/2/2004

Sheet 5 of 10

COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL[4]

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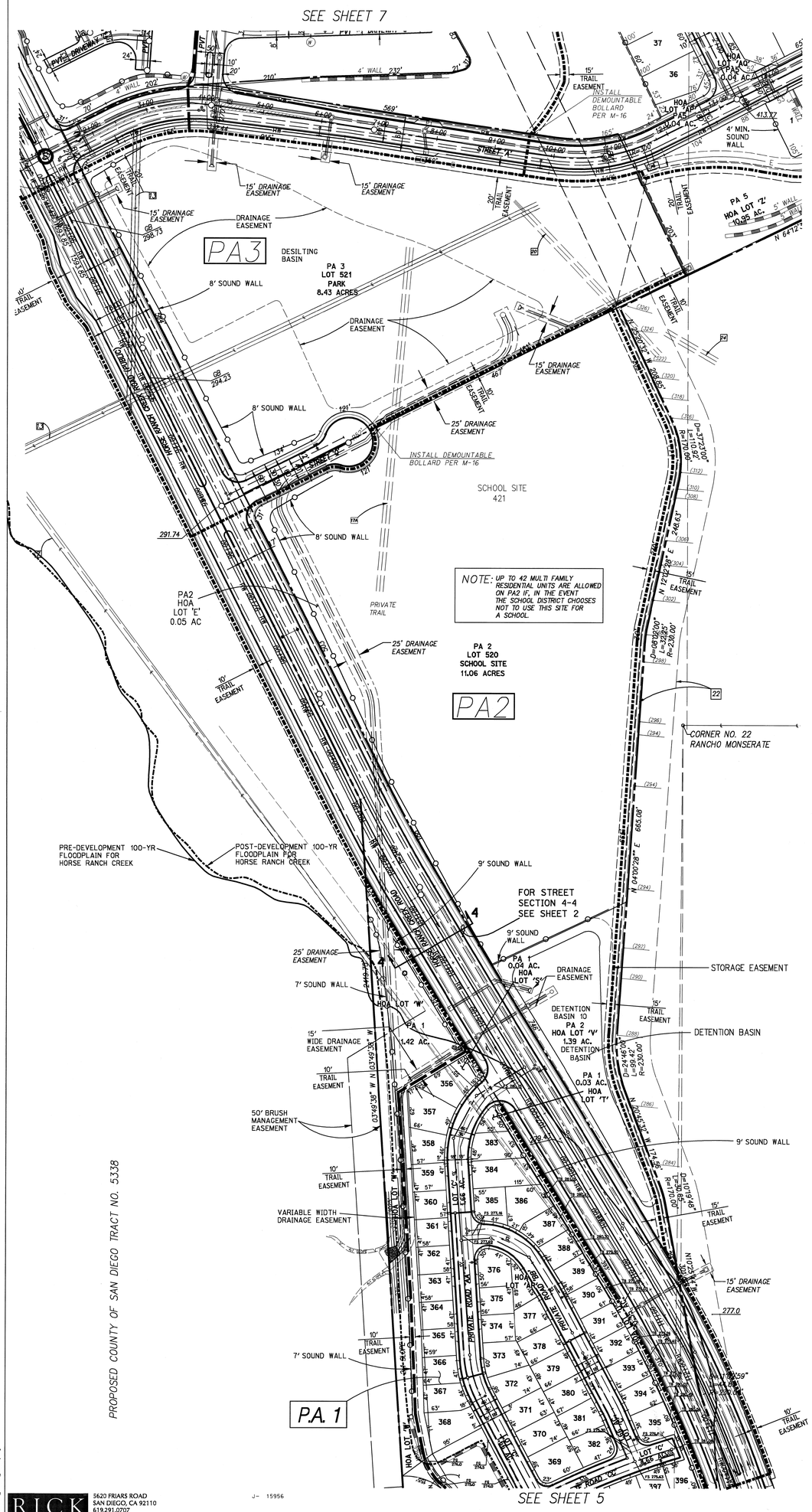

LEGEND

PROJECT BOUNDARY	
PLANNING AREA	PA1
PLANNING AREA LINE	
UNIT LINE	
RIGHT OF WAY	
LOT LINE	
EASEMENT	
RETAINING WALL	
1 HOUR FIRE WALL (HEIGHT PER PLAN)	
PERIMETER SOUND WALL (HEIGHT PER PLAN)	
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LOT NUMBER	147
PROPOSED STORM DRAIN	
PROPOSED SEWER	S
PROPOSED WATER	W
PROPOSED RECLAIMED WATER	RW
FIRE HYDRANT ASSEMBLY	
CONCRETE BROW DITCH	
PUBLIC TRAIL (SEE DETAIL ON SHT. 2)	
PRIVATE TRAIL (P.A 1 & 4)	
TRAFFIC SIGNAL	S
STREET CROSS SECTION SEE SHEET 2	1 1

NOTE: EASEMENTS ARE PUBLIC UNLESS OTHERWISE NOTED.

EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER NO. DIV-562771, DATED NOVEMBER 21, 2007

7 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED AUGUST 27, 1926 IN BOOK 1248, PAGE 267 OF DEEDS. (ITEM NO. 14. OF THE P.R.). PORTION TO BE QUITCLAIMED.

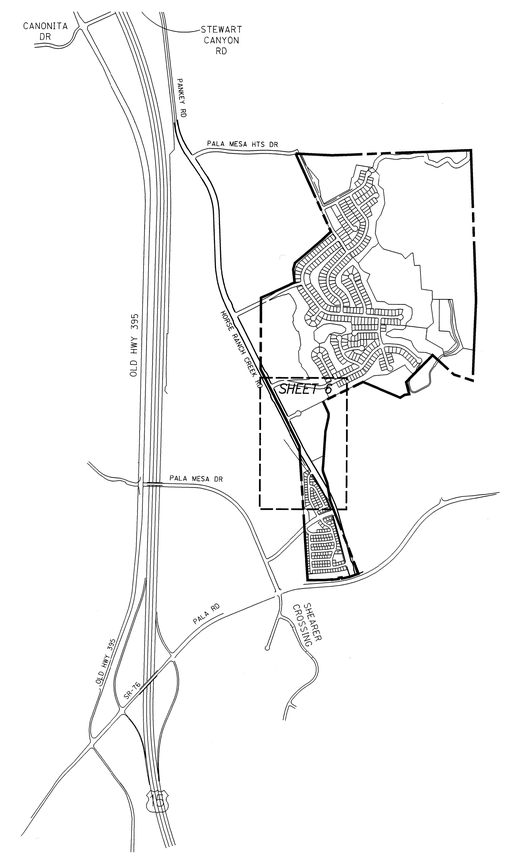
13 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JULY 2, 1974 AS INSTRUMENT NO. 74-177833 OF O.R. (ITEM NO. 22. OF THE P.R.). TO BE QUITCLAIMED.

17A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JANUARY 17,1979 AS INSTRUMENT NO. 79-026201 OF O.R. TO BE QUITCLAIMED. (ITEM NO. 28. OF THE P.R.)

20 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067938 OF O.R. (ITEM NO. 30. OF THE P.R.). TO BE QUITCLAIMED.

22 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO ROBERT H. PANKEY AND ROSEMARY R. PANKEY, BY INSTRUMENT RECORDED APRIL 13, 1981 AS INSTRUMENT NO. 81-112046 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 32. OF THE P.R.). TO BE QUITCLAIMED.

24 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED FEBRUARY 24, 1982 AS INSTRUMENT NO. 82-050237 OF O.R. (ITEM NO. 37. OF THE P.R.). TO REMAIN.



N

GRAPHIC SCALE 1"= 80'

MEADOWOOD

Prepared By:
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Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP

Revision 14:	
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Original Date:	2/2/2004

Sheet 6 of 10

COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL4

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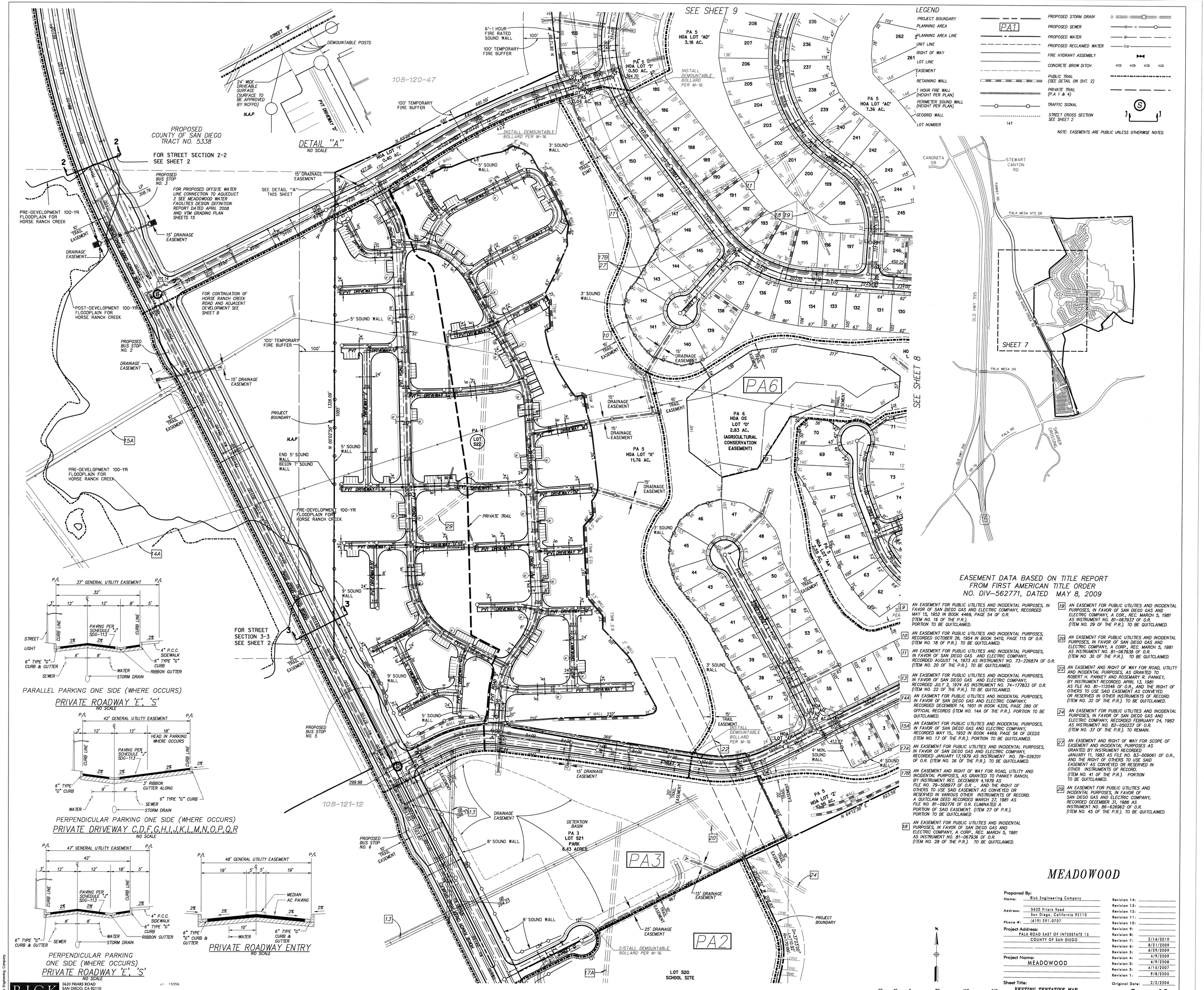

EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER NO. DIV-562771, DATED MAY 8, 2009

9 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 15, 1952 IN BOOK 4469, PAGE 54 OF O.R. (ITEM NO. 16 OF THE P.R.). PORTION TO BE QUITCLAIMED.

10 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED OCTOBER 26, 1954 IN BOOK 5410, PAGE 115 OF O.R. (ITEM NO. 18 OF P.R.). TO BE QUITCLAIMED.

11 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED AUGUST 14, 1973 AS INSTRUMENT NO. 73-226874 OF O.R. (ITEM NO. 20 OF THE P.R.). TO BE QUITCLAIMED.

13 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JULY 2, 1974 AS INSTRUMENT NO. 74-177833 OF O.R. (ITEM NO. 22 OF THE P.R.). TO BE QUITCLAIMED.

14A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED DECEMBER 14, 1951 IN BOOK 4320, PAGE 280 OF OFFICIAL RECORDS (ITEM NO. 14A OF THE P.R.). PORTION TO BE QUITCLAIMED.

15A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 15,, 1952 IN BOOK 4469, PAGE 56 OF DEEDS (ITEM NO. 17 OF THE P.R.). PORTION TO BE QUITCLAIMED.

17A AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED JANUARY 17,1979 AS INSTRUMENT NO. 79-026201 OF O.R. (ITEM NO. 26 OF THE P.R.). TO BE QUITCLAIMED.

17B AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO PANKEY RANCH, BY INSTRUMENT REC. DECEMBER 4,1979 AS FILE NO. 79-508977 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD. A QUITCLAIM DEED RECORDED MARCH 27, 1981 AS FILE NO. 81-092776 OF O.R. ELIMINATED A PORTION OF SAID EASEMENT. (ITEM 27 OF P.R.). PORTION TO BE QUITCLAIMED

18 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067936 OF O.R. (ITEM NO. 28 OF THE P.R.). TO BE QUITCLAIMED.

19 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A COR., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067937 OF O.R. (ITEM NO. 29 OF THE P.R.). TO BE QUITCLAIMED.

20 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. MARCH 5, 1981 AS INSTRUMENT NO. 81-067938 OF O.R. (ITEM NO. 30 OF THE P.R.). TO BE QUITCLAIMED.

22 AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO ROBERT H. PANKEY AND ROSEMARY R. PANKEY, BY INSTRUMENT RECORDED APRIL 13, 1981 AS FILE NO. 81-112046 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 32 OF THE P.R.). TO BE QUITCLAIMED.

24 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED FEBRUARY 24, 1982 AS INSTRUMENT NO. 82-050237 OF O.R. (ITEM NO. 37 OF THE P.R.). TO REMAIN.

27 AN EASEMENT AND RIGHT OF WAY FOR SCOPE OF EASEMENT AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED JANUARY 11, 1983 AS FILE NO. 83-009061 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 41 OF THE P.R.). PORTION TO BE QUITCLAIMED.

29 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED DECEMBER 31, 1986 AS INSTRUMENT NO. 86-626962 OF O.R. (ITEM NO. 45 OF THE P.R.). TO BE QUITCLAIMED.

MEADOWOOD

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COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP LOTTING

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Original Date:	2/2/2004

Sheet 7 of 10

COUNTY OF SAN DIEGO TRACT NO. VTM 5354RPL4

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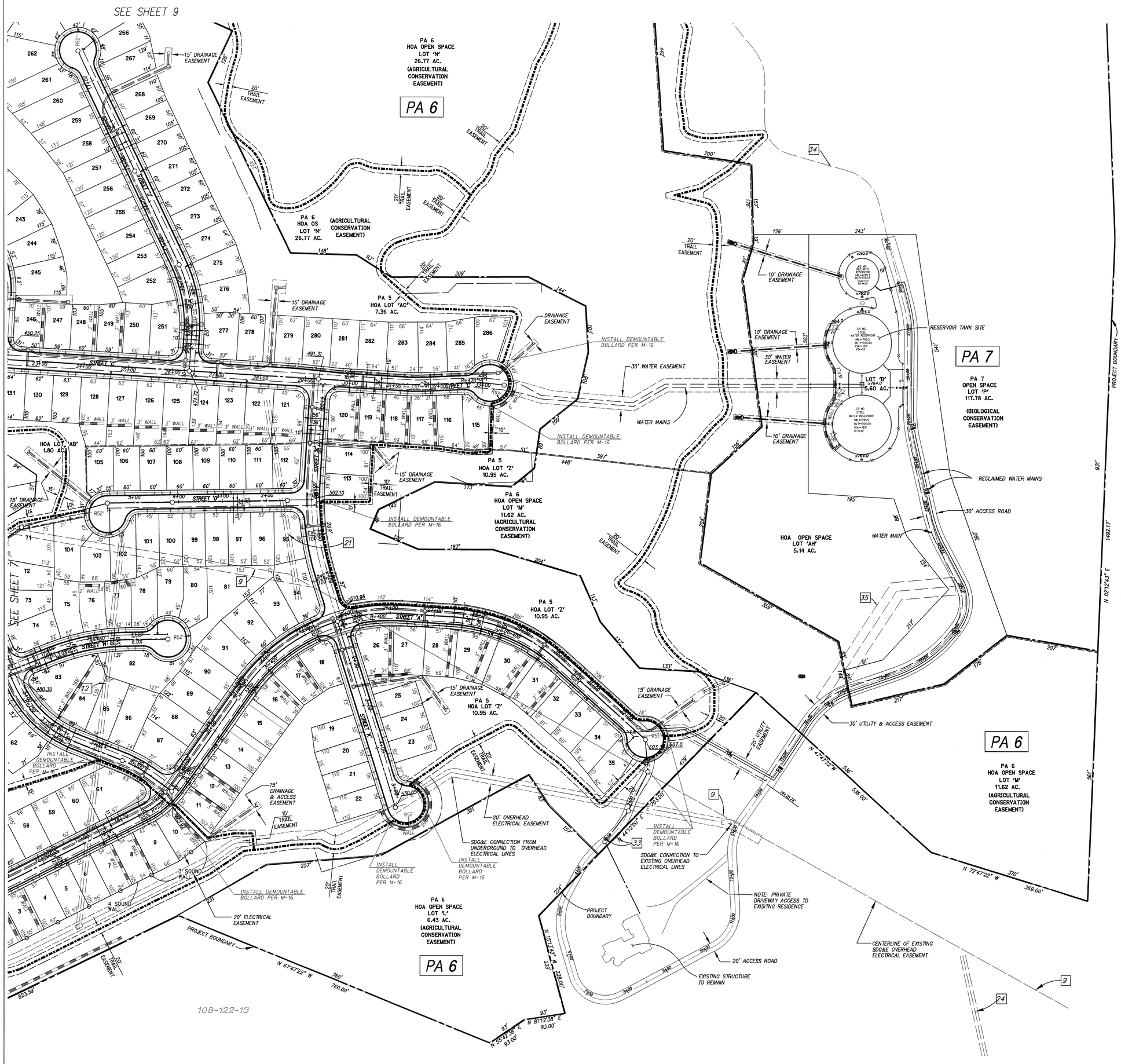

LEGEND

PROJECT BOUNDARY	
PLANNING AREA	PA1
PLANNING AREA LINE	
UNIT LINE	
RIGHT OF WAY	
LOT LINE	
EASEMENT	
RETAINING WALL	
1 HOUR FIRE WALL (HEIGHT PER PLAN)	
PERIMETER SOUND WALL (HEIGHT PER PLAN)	
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PROPOSED SEWER	S
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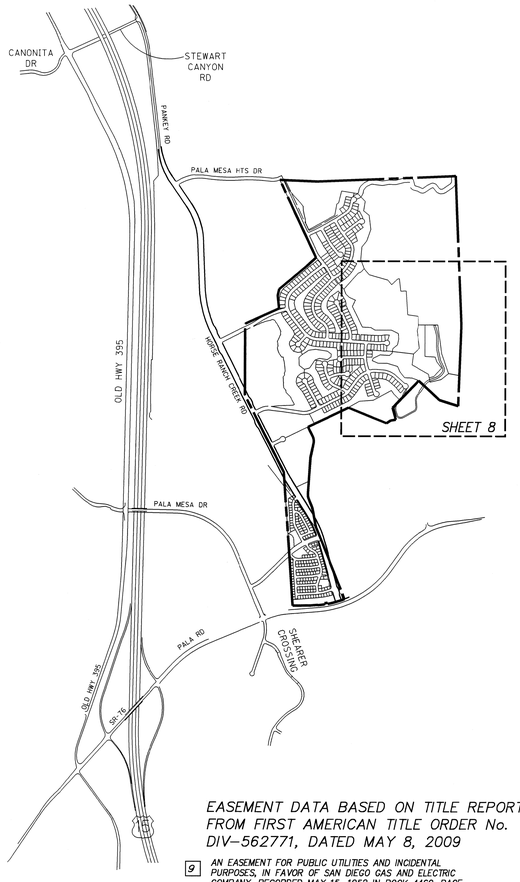
PROPOSED RECLAIMED WATER	RW
FIRE HYDRANT ASSEMBLY	
CONCRETE BROW DITCH	
PUBLIC TRAIL (SEE DETAIL ON SHT. 2)	
PRIVATE TRAIL (P.A 1 & 4)	
TRAFFIC SIGNAL	S
STREET CROSS SECTION SEE SHEET 2	1 1

NOTE: EASEMENTS ARE PUBLIC UNLESS OTHERWISE NOTED.



EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER No. DIV-562771, DATED MAY 8, 2009

9 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 15, 1952 IN BOOK 4469, PAGE 54 OF O.R. (ITEM NO. 16. OF THE P.R.). PORTION TO BE QUITCLAIMED.

12 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED MAY 28, 1974 AS INSTRUMENT NO. 74-138522 OF O.R. (ITEM NO. 21. OF THE P.R.). TO BE QUITCLAIMED.

21 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A COR., REC. APRIL 6, 1981 AS INSTRUMENT NO. 81-104240 OF O.R. (ITEM NO. 31. OF THE P.R.). TO BE QUITCLAIMED.

24 AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED FEBRUARY 24, 1982 AS INSTRUMENT NO. 82-050237 OF O.R. (ITEM NO. 37. OF THE P.R.). TO REMAIN.

33 EASEMENTS CONTAINED IN THE DOCUMENT ENTITLED EASEMENT AGREEMENT RECORDED OCTOBER 19, 2007 AS INSTRUMENT NO 2007-0673088 OF OFFICIAL RECORDS. (ITEM NO. 53 OF THE P.R.).

PROPOSED EASEMENT DATA FOR THE BENEFIT OF A PRIVATE OWNER

34 PROPOSED 40' WIDE PRIVATE ACCESS ROAD EASEMENT TO PARCEL 'B' PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 9/14/05.

35 PROPOSED 40' WIDE PRIVATE WATER LINE EASEMENT PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 8/15/05.

80 40 0 80 160 240

GRAPHIC SCALE 1"= 80'

MEADOWOOD

Prepared By:
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Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
LOTTING

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Revision 13:	
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Revision 10:	
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Revision 7:	8/21/2009
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Revision 1:	
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COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL4

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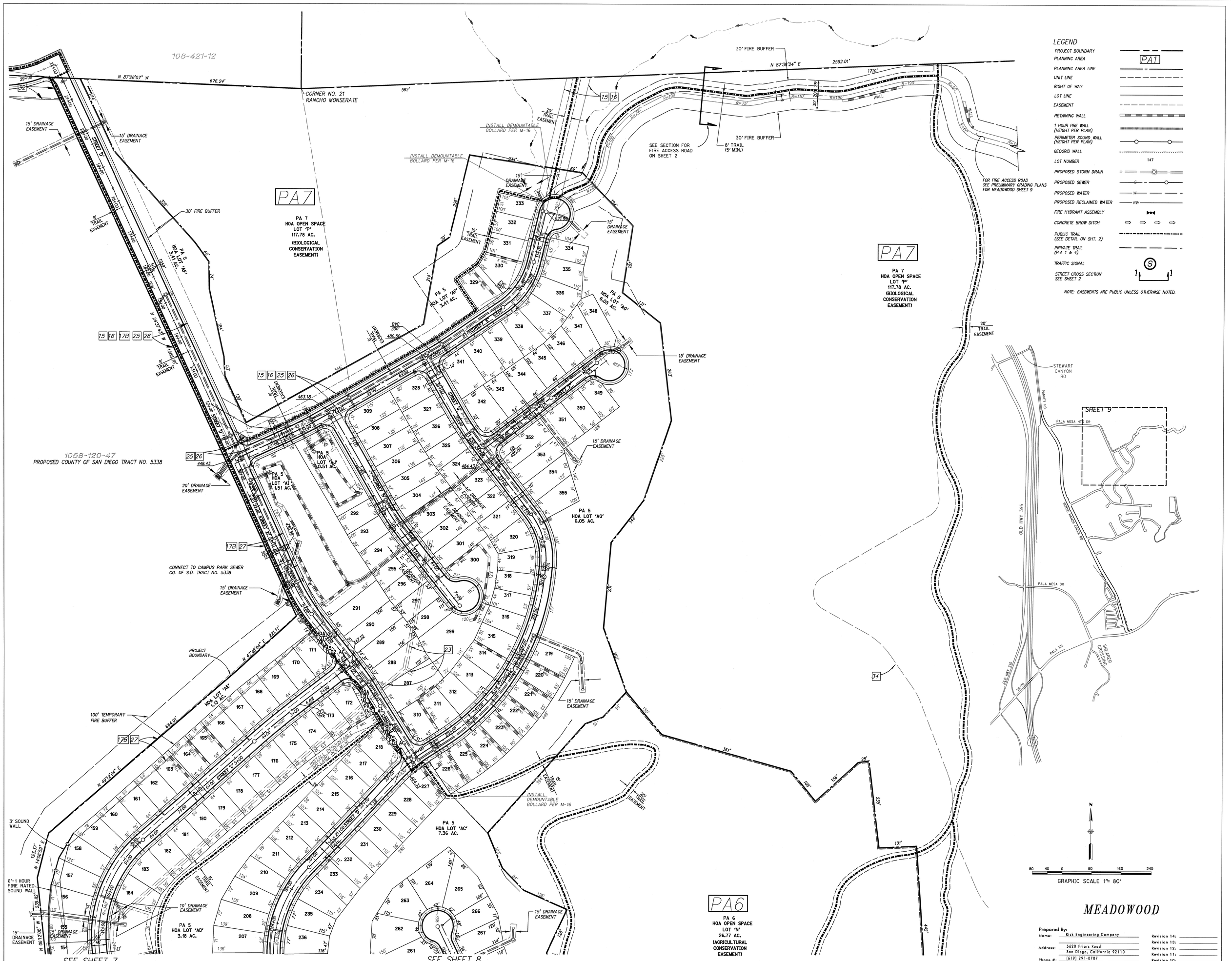

LEGEND

- PROJECT BOUNDARY
- PLANNING AREA — PA1
- PLANNING AREA LINE
- UNIT LINE
- RIGHT OF WAY
- LOT LINE
- EASEMENT
- RETAINING WALL
- 1 HOUR FIRE WALL (HEIGHT PER PLAN)
- PERIMETER SOUND WALL (HEIGHT PER PLAN)
- GEOGRID WALL
- LOT NUMBER — 147
- PROPOSED STORM DRAIN
- PROPOSED SEWER — S
- PROPOSED WATER — W
- PROPOSED RECLAIMED WATER — RW
- FIRE HYDRANT ASSEMBLY
- CONCRETE BROW DITCH
- PUBLIC TRAIL (SEE DETAIL ON SHT. 2)
- PRIVATE TRAIL (P.A 1 & 4)
- TRAFFIC SIGNAL
- STREET CROSS SECTION SEE SHEET 2

NOTE: EASEMENTS ARE PUBLIC UNLESS OTHERWISE NOTED.

EASEMENT DATA BASED ON TITLE REPORT FROM FIRST AMERICAN TITLE ORDER NO. DIV-562771, DATED MAY 8, 2009

[15] AN EASEMENT AND RIGHT OF WAY FOR ROAD, SEWER, WATER, GAS, POWER AND TELEPHONE LINES, TELEVISION CABLE AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED DECEMBER 27, 1977 AS INSTRUMENT NO. 77-533865 OF OFFICIAL RECORDS, AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD, OVER, UNDER, ALONG AND ACROSS THE EASTERLY 60 FEET OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 9 SOUTH, RANGE 3 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO OFFICAL PLAT THEREOF.

A QUITCLAIM DEED RECORDED JANUARY 11, 1983 AS INSTRUMENT NO 83-009059 OF OFFICIAL RECORDS PURPORTS TO ELIMINATE SAID EASEMENT. (ITEM NO 23 OF P.R.)

[16] AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, GRANTED TO WILLIAM B. BUCK, VINCENT ROSS, AND LAURENCE E. MC BRIDE, RECORDED OCTOBER 31, 1978 AS FILE NO 78-471499 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. PORTION TO BE QUITCLAIMED.

A QUITCLAIM DEED RECORDED JANUARY 8, 1981 AS FILE NO. 81-006489 OF O.R. PUPORTS TO ELIMINATE A PORTION OF SAID EASEMENT. (ITEM 25 OF P.R.).

[17B] AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES, AS GRANTED TO PANKEY RANCH, BY INSTRUMENT REC. DECEMBER 4,1979 AS FILE NO. 79-508977 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN VARIOUS OTHER INSTRUMENTS OF RECORD.

A QUITCLAIM DEED RECORDED MARCH 27, 1981 AS FILE NO. 81-092776 OF O.R. ELIMINATED A PORTION OF SAID EASEMENT. (ITEM 27 OF P.R.). PORTION TO BE QUITCLAIMED.

[23] AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF SAN DIEGO GAS AND ELECTRIC COMPANY, A CORP., REC. DECEMBER 8, 1981 AS INSTRUMENT NO. 81-384549 OF O.R. (ITEM NO. 34 OF THE P.R.). TO BE QUITCLAIMED.

[25 26] AN EASEMENT AND RIGHT OF WAY FOR ROAD, UTILITY AND INCIDENTAL PURPOSES AS GRANTED TO PANKEY RANCH, A LIMITED PARTNERSHIP, BY INSTRUMENT RECORDED JANUARY 11, 1983 AS INSTRUMENT NO. 83-009060 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NOS. 39 & 40 OF THE P.R.). PORTION TO BE QUITCLAIMED.

[27] AN EASEMENT AND RIGHT OF WAY FOR SCOPE OF EASEMENT AND INCIDENTAL PURPOSES AS GRANTED BY INSTRUMENT RECORDED JANUARY 11, 1983 AS FILE NO. 83-009061 OF O.R., AND THE RIGHT OF OTHERS TO USE SAID EASEMENT AS CONVEYED OR RESERVED IN OTHER INSTRUMENTS OF RECORD. (ITEM NO. 41 OF THE P.R.). PORTION TO BE QUITCLAIMED.

PROPOSED EASEMENT DATA FOR THE BENEFIT OF A PRIVATE OWNER

[34] PROPOSED 40' WIDE PRIVATE ACCESS ROAD EASEMENT TO PARCEL 'B' PER LEGAL DESCRIPTION PREPARED BY DAN HOOPER, LS, 7249, DATED 9/14/05.

MEADOWOOD

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COUNTY OF SAN DIEGO
TRACT NO. VTM 5354RPL[4]

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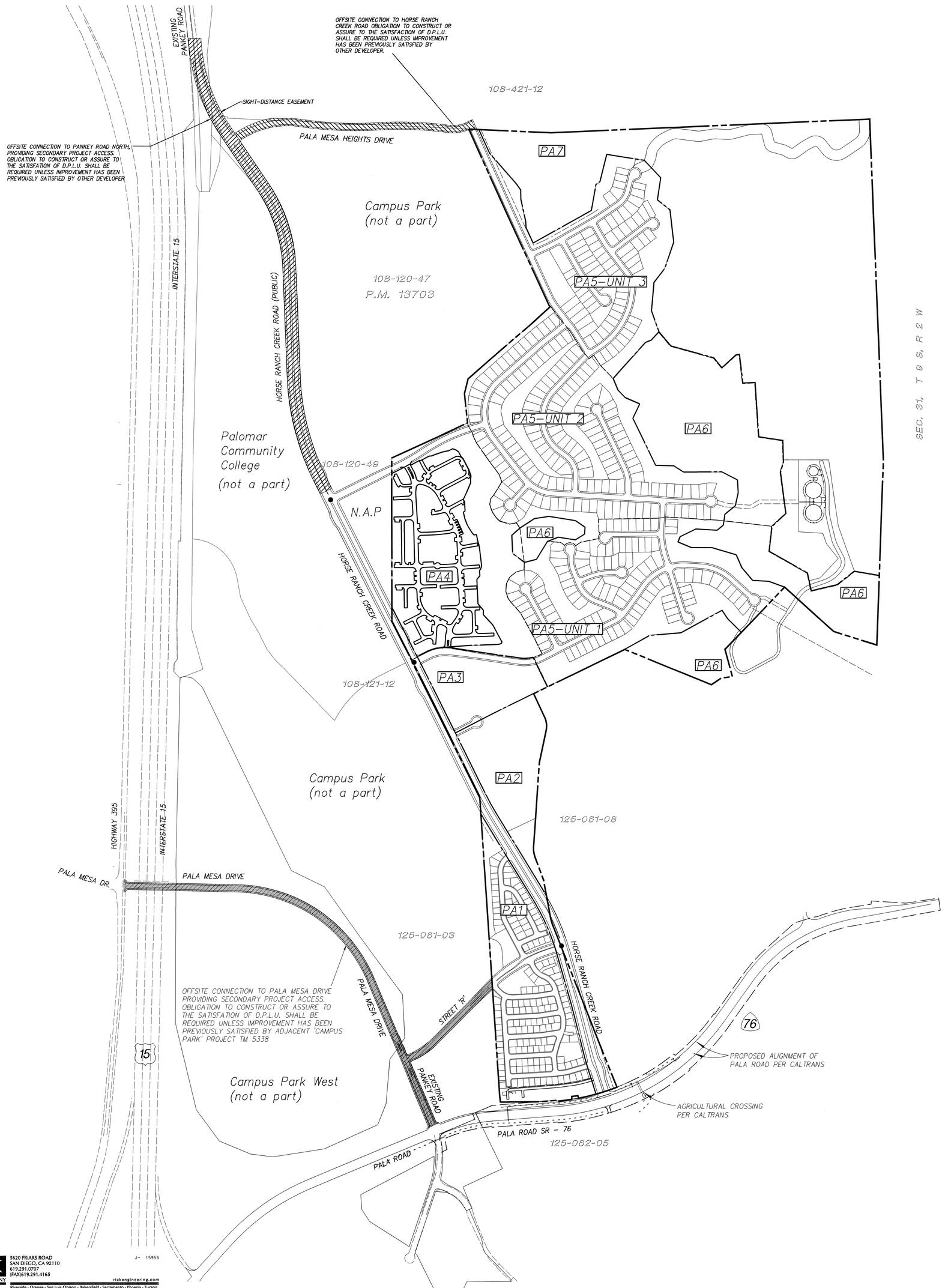

LEGEND

PROJECT BOUNDARY	
PLANNING AREA	PA1
PLANNING AREA LINE	
UNIT LINE	
RIGHT OF WAY	
LOT LINE	
OFFSITE ROAD IMPROVEMENTS	

N

300 150 0 300 600 900

GRAPHIC SCALE 1"= 300'

MEADOWOOD

Prepared By:
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Phone #: (619) 291-0707

Project Address:
PALA ROAD EAST OF INTERSTATE 15
COUNTY OF SAN DIEGO

Project Name:
MEADOWOOD

Sheet Title:
VESTING TENTATIVE MAP
OFF-SITE ROAD IMPROVEMENT

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