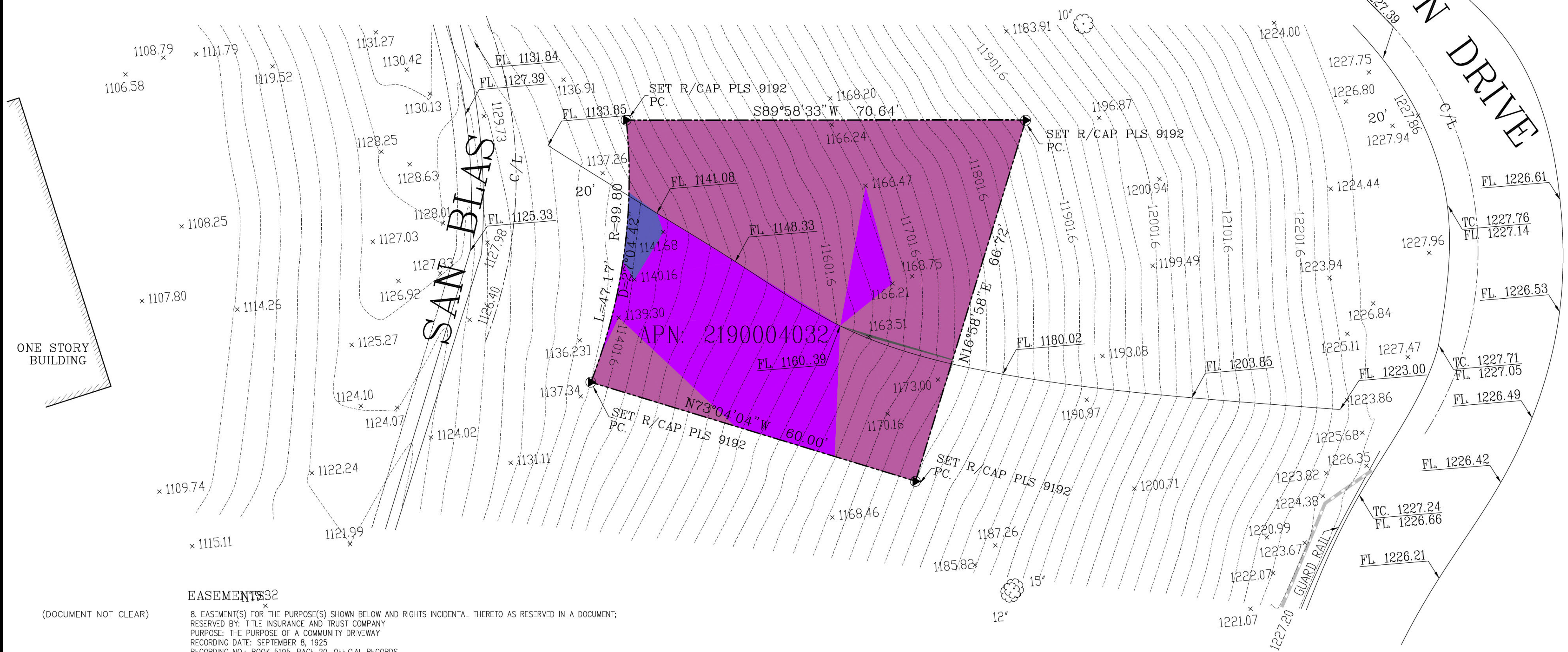


LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:
 POR OF LOT 4725, BLOCK 29, TRACT 6170, IN THE CITY OF LOS ANGELES, BOOK 86, PAGES 40-43 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER. APN: 2190-004-032
 (Fidelity National Title, ORDER NO.: 00152849-992-SD1-2MM)

LEGEND

- BOUNDARY LINE
- TREE
- CONC. BLOCK WALL
- SPOT ELEVATION
- CHAINLINK FENCE
- WOOD FENCE
- ASPHALT
- SEWER MANHOLE
- CENTER LINE



SLOPE ANALYSIS SURVEY

PREPARED FOR:



NOTES:
 1. THE LEGAL DESCRIPTION, BOUNDARIES AND EASEMENT SHOWN HEREON ARE PER RECORD DATA
 2. MISC. DATA
 TOTAL PROPERTY AREA: 3550 SQ. FT.

3. EASEMENTS ARE NOT PLOTTED.

BENCH MARK:
 STRUCTURE ID: 43905104
 ELEVATION=1095.80
 FD SMH @ CANOGA DRIVE

No.	Revision/Issue	Date

Firm Name and Address
 MOLAI LAND & DESIGN
 24308 BURBANK BLVD
 WOODLAND HILLS, CA 91367
 818-325-9225
 MOLAI22@YAHOO.COM



Project Name and Address
 APN: 2190004032

Project	4796	Sheet	1 OF 1
Date	11-05-2021		
Scale	1" = 10'		

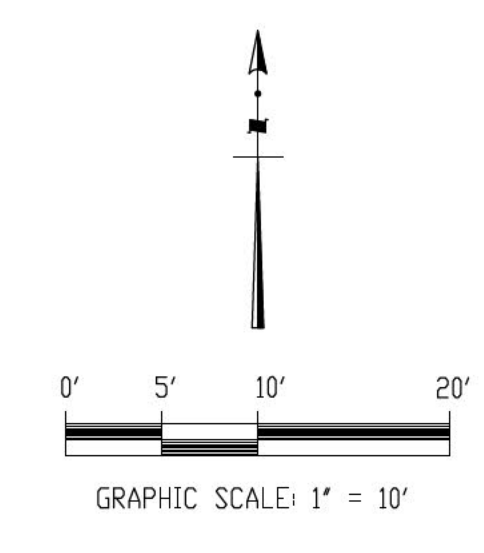
EASEMENTS

- (DOCUMENT NOT CLEAR) 8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS RESERVED IN A DOCUMENT; RESERVED BY: TITLE INSURANCE AND TRUST COMPANY
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 RECORDING DATE: SEPTEMBER 8, 1925
 RECORDING NO.: BOOK 5195, PAGE 20, OFFICIAL RECORDS
 AFFECTS: BEING THEREIN DESCRIBED AS A STRIP OF LAND 20 FEET WIDE, THE CENTER LINE OF WHICH IS DESCRIBED AS BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 4687; THENCE SOUTHERLY ALONG THE EAST LINES OF LOTS 4687 TO 4695 INCLUSIVE OF THE MOST SOUTHERLY CORNER OF SAID LOT 4695, AS GRANTED TO OWNERS OF OTHER PARCELS OR LAND ADJOINING SAID DRIVEWAY
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 PURPOSE: PUBLIC UTILITIES AND INCIDENTAL PURPOSES
 RECORDING DATE: AUGUST 29, 1932
 RECORDING NO.: 805, OFFICIAL RECORDS
 AFFECTS: OVER THE SAID LAND FEET OF SAID LAND
- (DOCUMENT NOT AVAILABLE) 11. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT;
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 PURPOSE: AERIAL AND UNDERGROUND COMMUNICATION STRUCTURES
 RECORDING DATE: AUGUST 8, 1949
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 AFFECTS: SAID LAND
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 PURPOSE: POWER LINES AND INCIDENTAL PURPOSES
 RECORDING DATE: MAY 11, 1966
 RECORDING NO.: 1966-1079, OFFICIAL RECORDS
 AFFECTS: OVER THE REAR 4 FEET OF SAID LAND

APN# 2190004032

MAX. RESIDENTIAL FLOOR AREA FORMULA-(R1)

HATCHING	SLOPE BANDS(%)	LOT AREA WITHIN EACH SLOPE BAND (SQ. FT.)		FAR FROM ZONE (TABLE -R1)		MAX. RESIDENTIAL FLOOR AREA ALLOWED WITHIN EACH SLOPE BAND
	0-14.99	0	x	0.45	=	0.00
	15-29.99	0	x	0.45	=	0.00
	30-44.99	62.43	x	0.40	=	24.97
	45-59.99	1036.03	x	0.35	=	362.61
	60-99.99	2446.55	x	0.30	=	733.97
	100+	5.55	x	0.00	=	0.00
MAXIMUM RESIDENTIAL AREA						1121.55



LEGAL DESCRIPTION

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 (Fidelity National Title, ORDER NO.: 00152849-992-SD1-2MM)

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 RECORDING NO.: 1966-1079, OFFICIAL RECORDS
 AFFECTS: OVER THE REAR 4 FEET OF SAID LAND

LEGEND

- BOUNDARY LINE
- 12' (circle with cross) TREE
- CONC. BLOCK WALL
- + SPOT ELEVATION
- x-x CHAINLINK FENCE
- WOOD FENCE
- ASPHALT
- SMH (circle with cross) SEWER MANHOLE
- C/L CENTER LINE

SLOPE ANALYSIS SURVEY

PREPARED FOR:



NOTES:
 1. THE LEGAL DESCRIPTION, BOUNDARIES AND EASEMENT SHOWN HEREON ARE PER RECORD DATA
 2. MISC. DATA
 TOTAL PROPERTY AREA: 5766 SQ. FT.

3. EASEMENTS ARE NOT PLOTTED.

BENCH MARK:

STRUCTURE ID: 43905104
 ELEVATION=1095.80
 FD SMH @ CANOGA DRIVE

No.	Revision/Issue	Date

Firm Name and Address

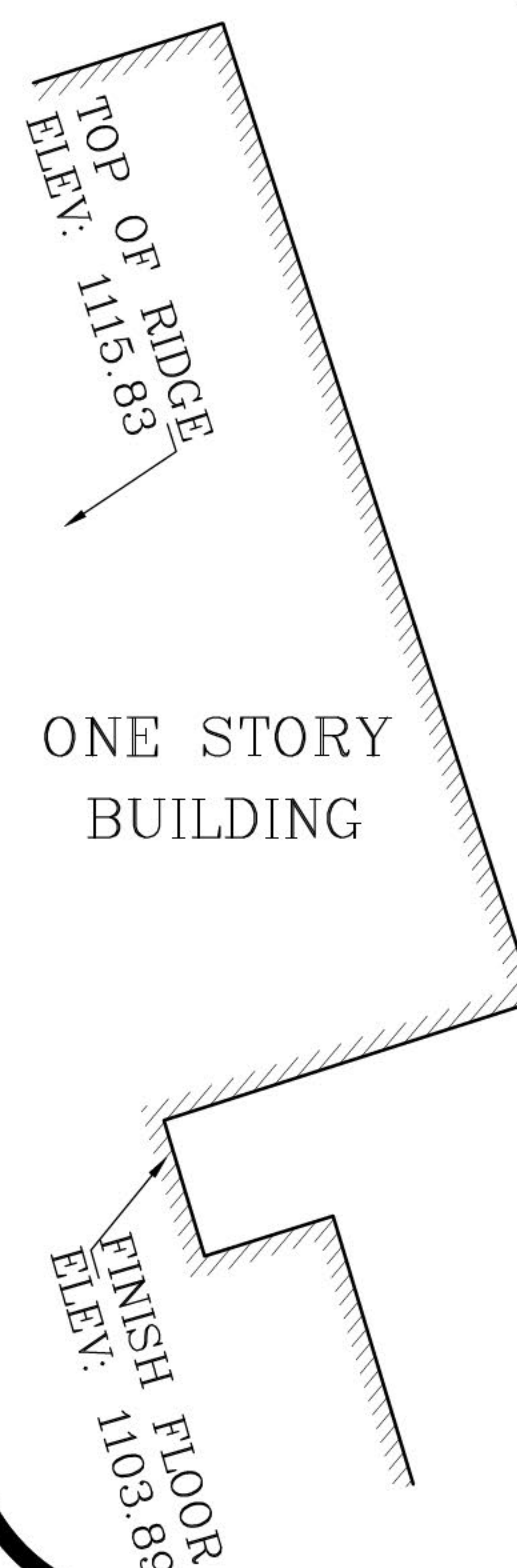
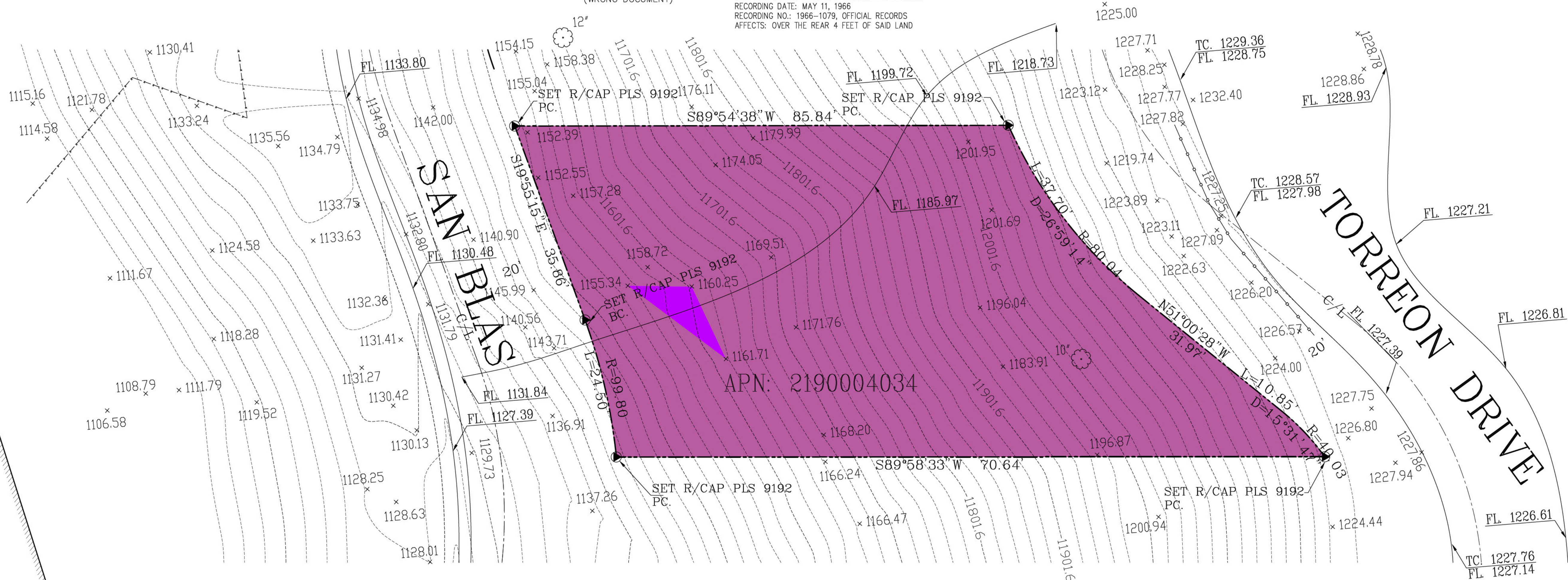
MOLAI LAND & DESIGN
 24308 BURBANK BLVD
 WOODLAND HILLS, CA 91367
 818-325-9225
 MOLAI22@YAHOO.COM



Project Name and Address

APN. 2190004034

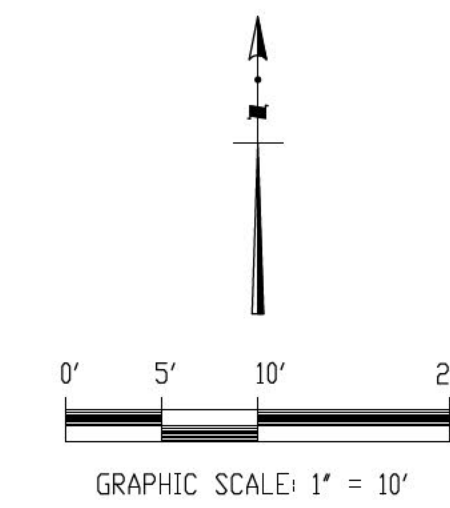
Project	4796	Sheet	1 OF 1
Date	11-05-2021	Scale	
Scale	1" = 10'		



APN# 2190004034

MAX. RESIDENTIAL FLOOR AREA FORMULA-(R1)

HATCHING	SLOPE BANDS(%)	LOT AREA WITHIN EACH SLOPE BAND (SQ. FT.)		FAR FROM ZONE (TABLE-R1)		MAX. RESIDENTIAL FLOOR AREA ALLOWED WITHIN EACH SLOPE BAND
	0-14.99	0	x	0.45	=	0.00
	15-29.99	0	x	0.45	=	0.00
	30-44.99	0.04	x	0.40	=	0.02
	45-59.99	69.5	x	0.35	=	24.33
	60-99.99	5696.83	x	0.30	=	1709.05
	100+	0	x	0.00	=	0.00
MAXIMUM RESIDENTIAL AREA						1733.39



LEGAL DESCRIPTION

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LEGEND	
	BOUNDARY LINE
	TREE
	CONC. BLOCK WALL
	SPOT ELEVATION
	CHAINLINK FENCE
	WOOD FENCE
	ASPHALT
	SEWER MANHOLE
	C/L CENTER LINE

SLOPE ANALYSIS SURVEY

PREPARED FOR:



NOTES:
 1. THE LEGAL DESCRIPTION, BOUNDARIES AND EASEMENT SHOWN HEREON ARE PER RECORD DATA
 2. MISC. DATA
 TOTAL PROPERTY AREA: 3854 SQ. FT.

3. EASEMENTS ARE NOT PLOTTED.

BENCH MARK:

STRUCTURE ID: 43905104
 ELEVATION=1095.80
 FD SMH @ CANOGA DRIVE

No.	Revision/Issue	Date

Firm Name and Address

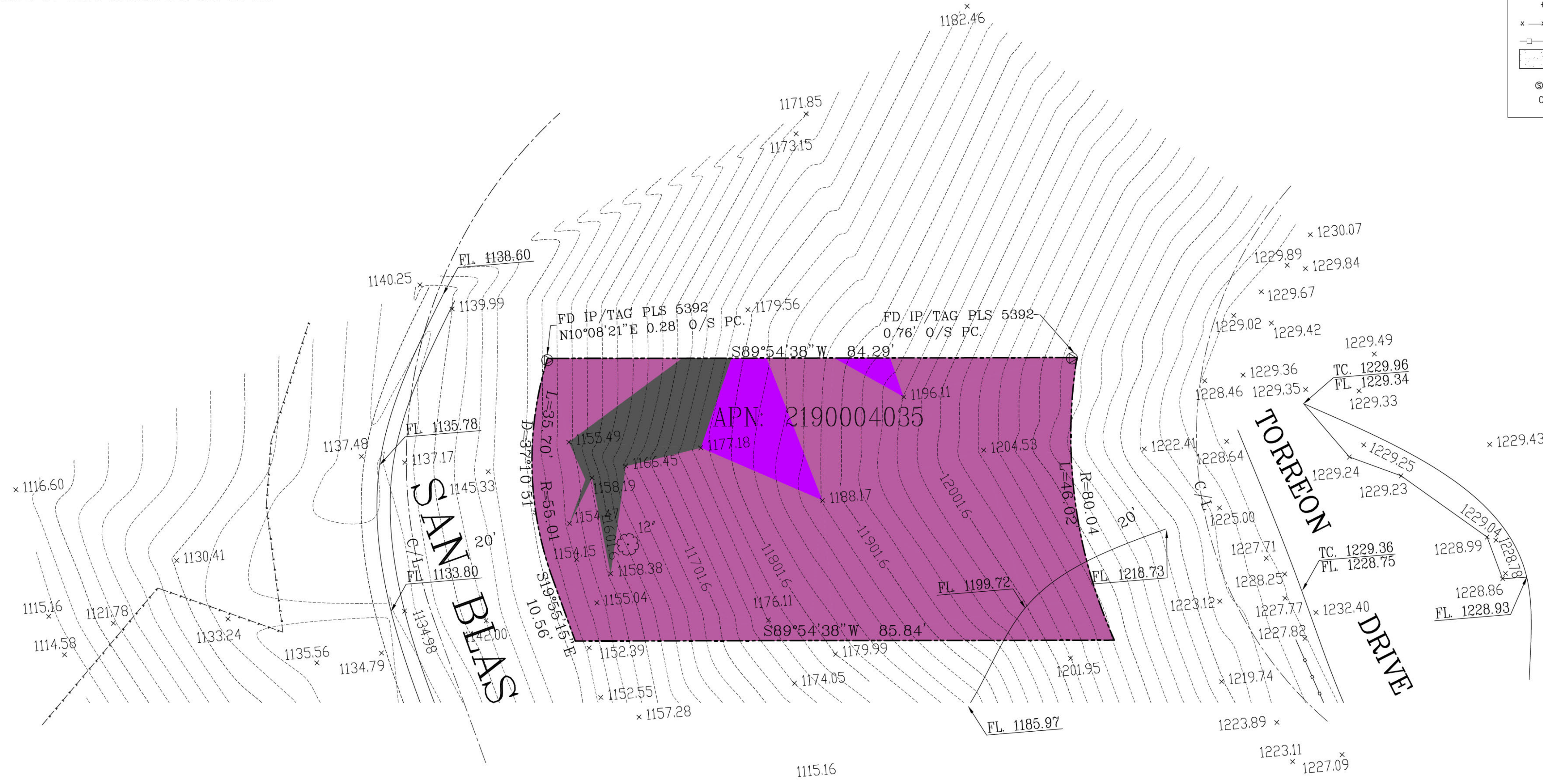
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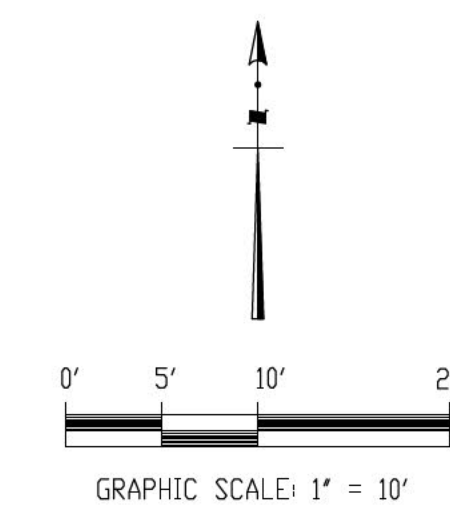
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Date	09-11-2021	Scale	
Scale	1" = 10'		



APN# 2190004035

MAX. RESIDENTIAL FLOOR AREA FORMULA-(R1)

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	0-14.99	0	x 0.45	0.00
	15-29.99	0	x 0.45	0.00
	30-44.99	0	x 0.40	0.00
	45-59.99	250.98	x 0.35	87.84
	60-99.99	3295.19	x 0.30	988.56
	100+	308.39	x 0.00	0.00
MAXIMUM RESIDENTIAL AREA				1076.40



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LEGEND	
	BOUNDARY LINE
	TREE
	CONC. BLOCK WALL
	SPOT ELEVATION
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	WOOD FENCE
	ASPHALT
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	CENTER LINE

SLOPE ANALYSIS SURVEY

PREPARED FOR:



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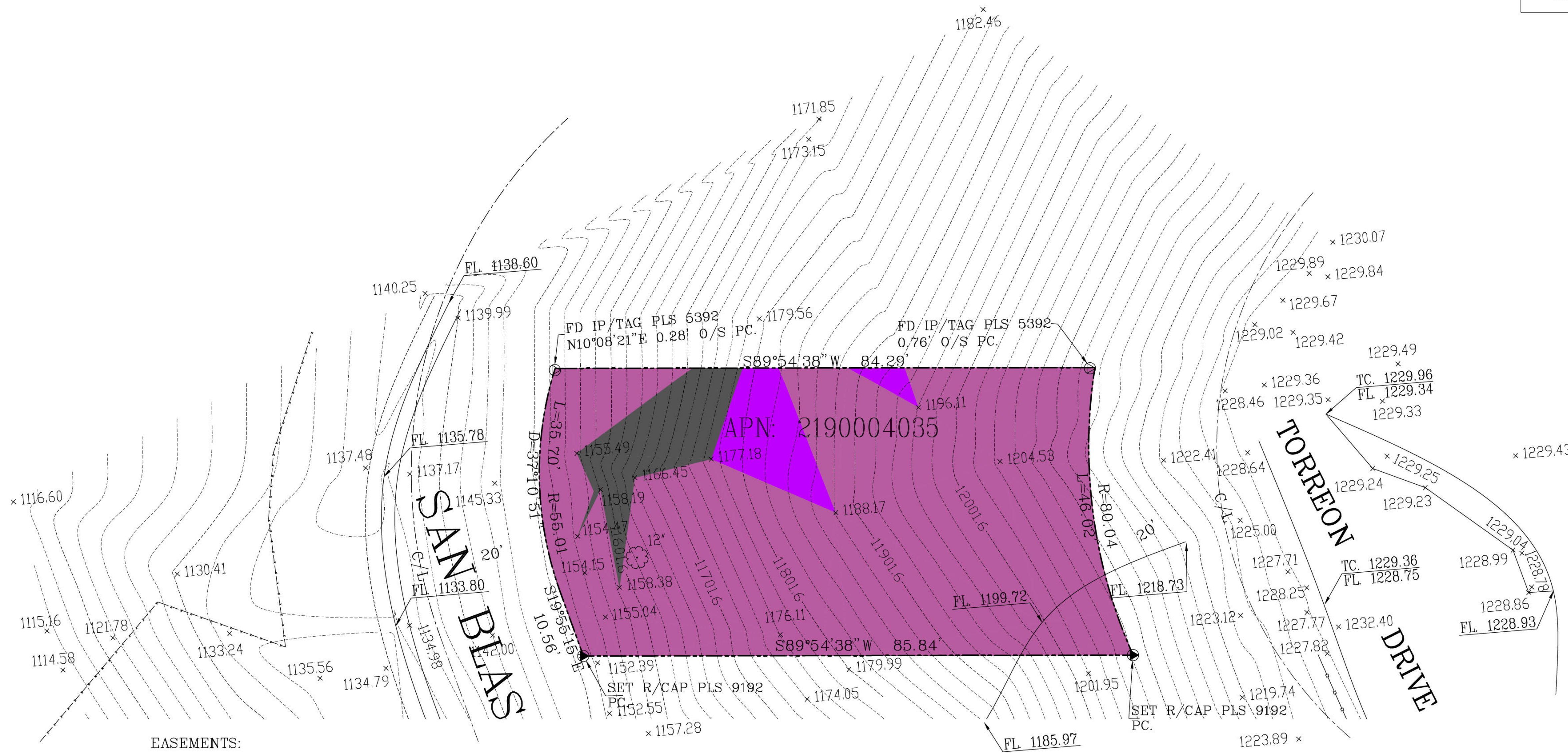
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Project	4796	Sheet	1 OF 1
Date	11-05-2021		
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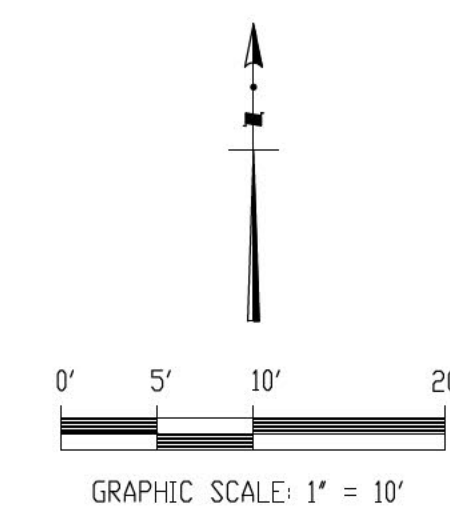
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MAX. RESIDENTIAL FLOOR AREA FORMULA-(R1)

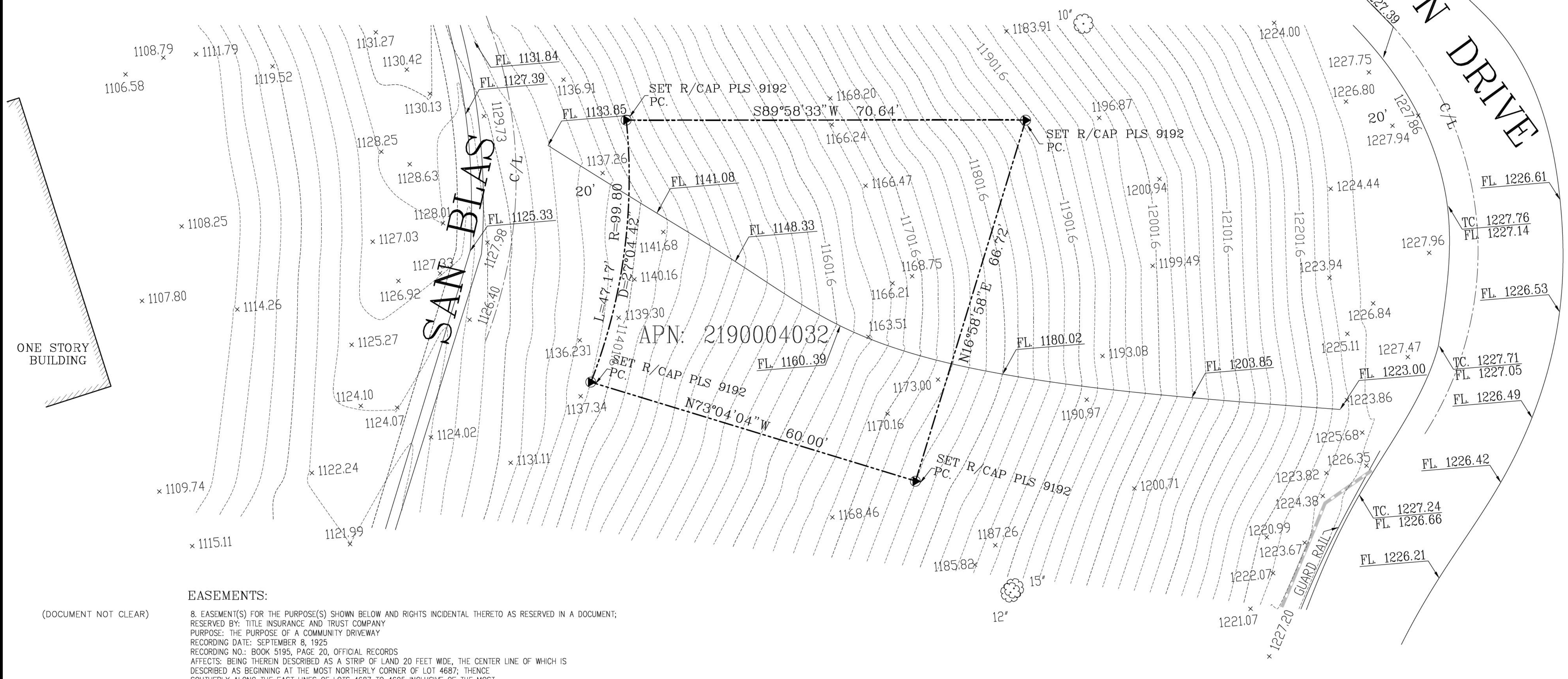
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MAXIMUM RESIDENTIAL AREA						1076.40



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TOPOGRAPHY SURVEY

PREPARED FOR:



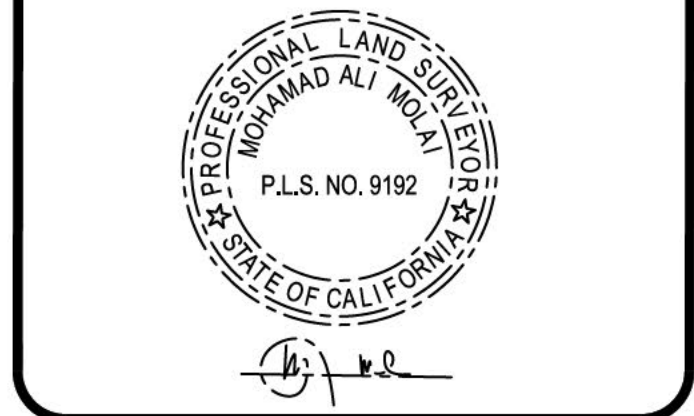
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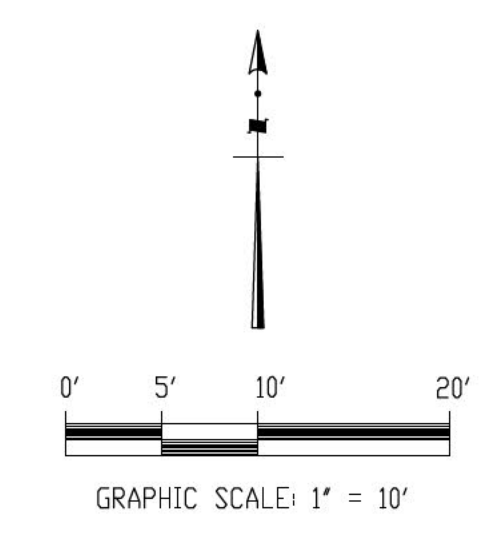
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Project Name and Address
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Project	4796	Sheet	1 OF 1
Date	11-05-2021		
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LEGEND

- BOUNDARY LINE
- 12' (circle with cross) TREE
- CONC. BLOCK WALL
- + SPOT ELEVATION
- x-x CHAINLINK FENCE
- WOOD FENCE
- ASPHALT
- SMH (circle with cross) SEWER MANHOLE
- C/L CENTER LINE

TOPOGRAPHY SURVEY

PREPARED FOR:



NOTES:
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 2. MISC. DATA
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3. EASEMENTS ARE NOT PLOTTED.

BENCH MARK:

STRUCTURE ID: 43905104
 ELEVATION=1095.80
 FD SMH @ CANOGA DRIVE

No.	Revision/Issue	Date

Firm Name and Address

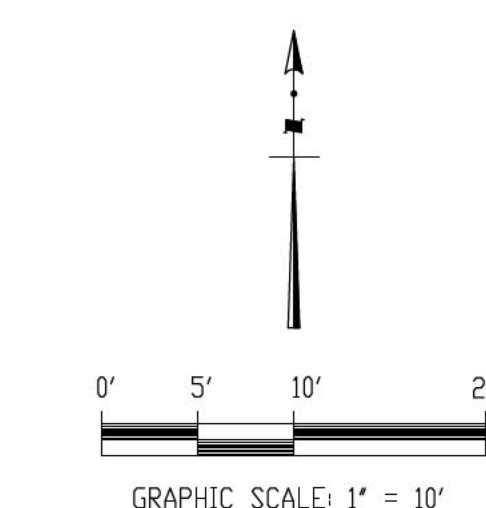
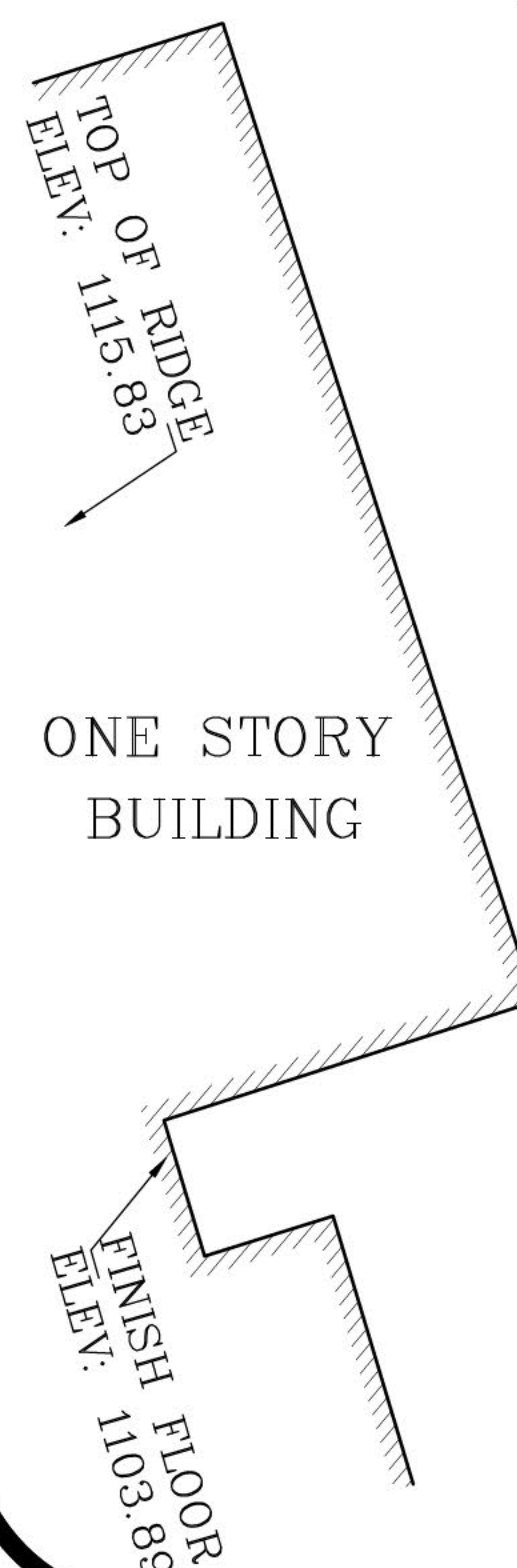
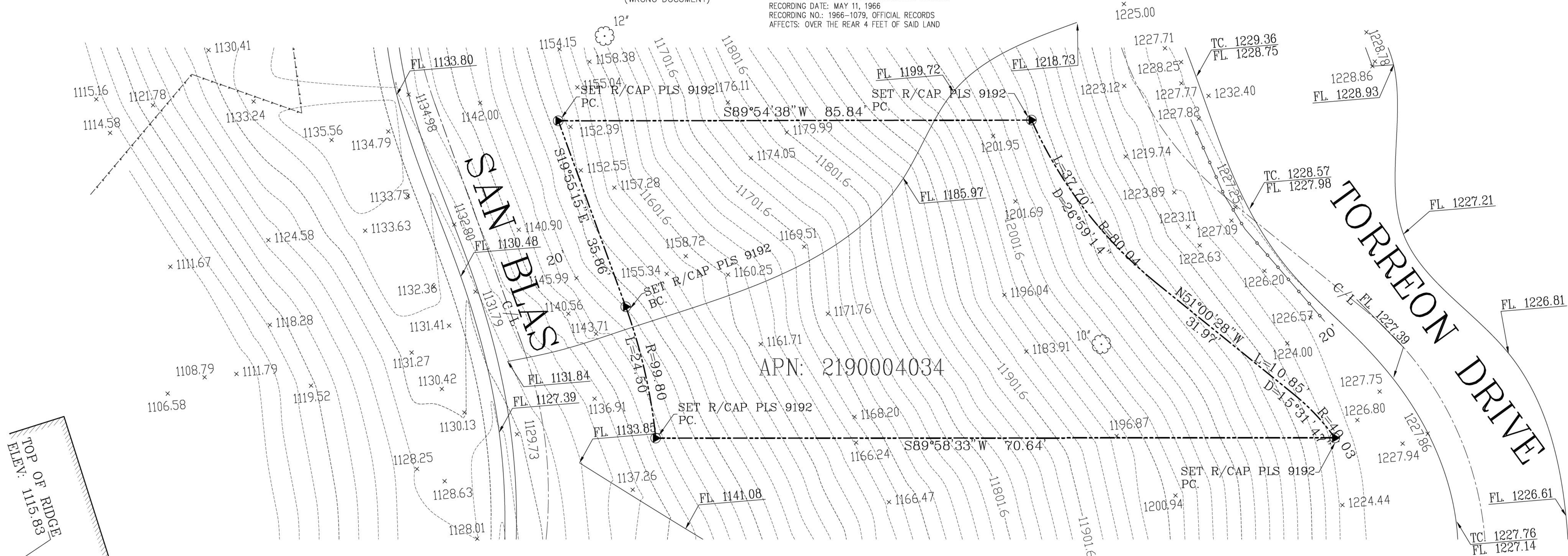
MOLAI LAND & DESIGN
 24308 BURBANK BLVD
 WOODLAND HILLS, CA 91367
 818-325-9225
 MOLAI22@YAHOO.COM



Project Name and Address

APN. 2190004034

Project	4796	Sheet	1 OF 1
Date	11-05-2021	Scale	
Scale	1" = 10'		



LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:
 POR OF LOT 4727, BLOCK 29, TRACT 6170, IN THE CITY OF LOS ANGELES, BOOK 86, PAGES 40-43 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER. APN: 2190-004-035
 (Fidelity National Title, ORDER NO.: 00152849-992-SD1-2MM)

LEGEND	
	BOUNDARY LINE
	TREE
	CONC. BLOCK WALL
	SPOT ELEVATION
	CHAINLINK FENCE
	WOOD FENCE
	ASPHALT
	SEWER MANHOLE
	C/L CENTER LINE

TOPOGRAPHY
SURVEY

PREPARED FOR:



NOTES:

- THE LEGAL DESCRIPTION, BOUNDARIES AND EASEMENT SHOWN HEREON ARE PER RECORD DATA
- MISC. DATA
TOTAL PROPERTY AREA: 3854 SQ. FT.
- EASEMENTS ARE NOT PLOTTED.

BENCH MARK:

STRUCTURE ID: 43905104
 ELEVATION=1095.80
 FD SMH @ CANOGA DRIVE

No.	Revision/Issue	Date

Firm Name and Address

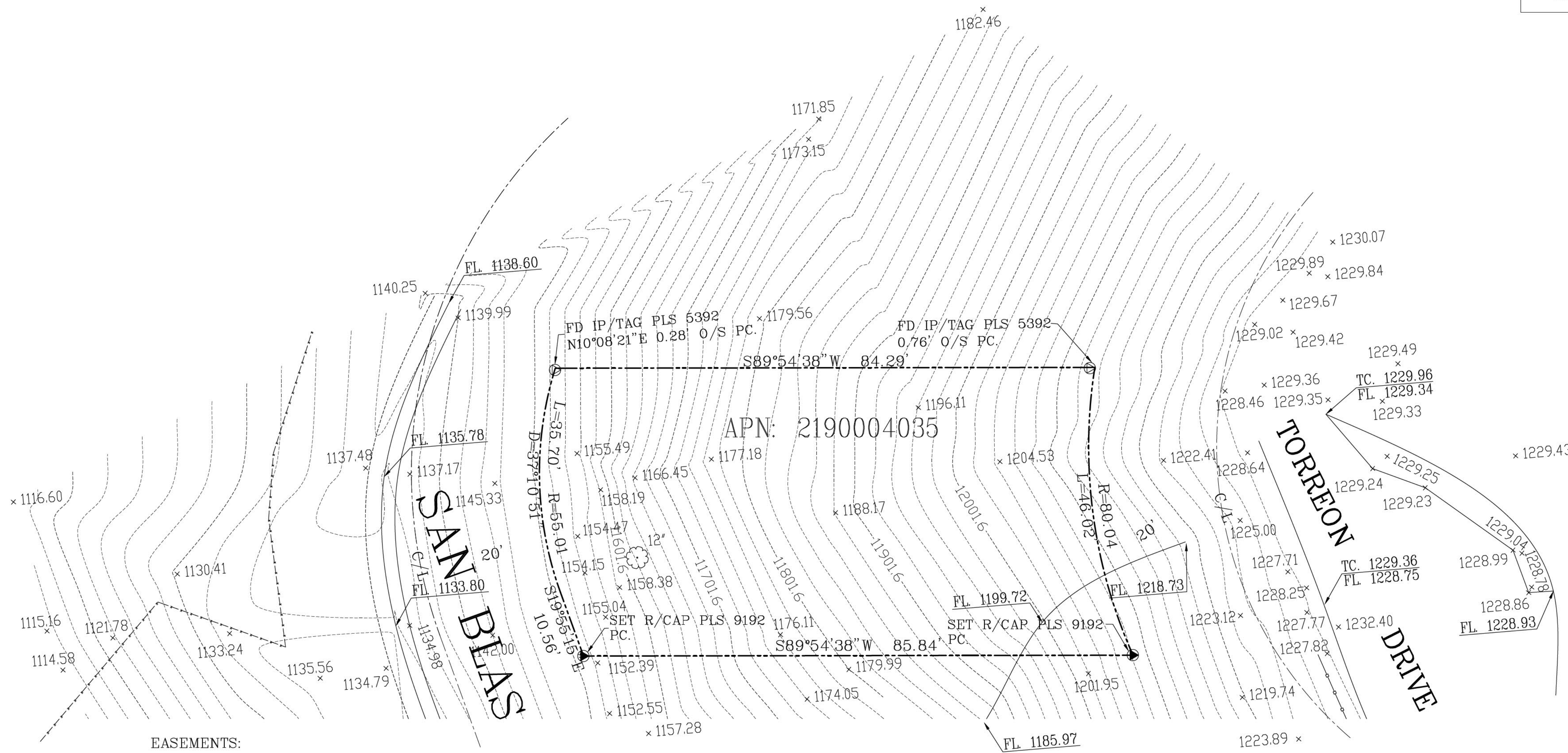
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Project Name and Address

APN: 2190004035

Project	4796	Sheet	1 OF 1
Date	11-05-2021	Scale	
Scale	1" = 10'		



EASEMENTS:

- (DOCUMENT NOT CLEAR) 8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS RESERVED IN A DOCUMENT; RESERVED BY: TITLE INSURANCE AND TRUST COMPANY
 PURPOSE: THE PURPOSE OF A COMMUNITY DRIVEWAY
 RECORDING DATE: SEPTEMBER 8, 1925
 RECORDING NO.: BOOK 5195, PAGE 20, OFFICIAL RECORDS
 AFFECTS: BEING THEREIN DESCRIBED AS A STRIP OF LAND 20 FEET WIDE, THE CENTER LINE OF WHICH IS DESCRIBED AS BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 4687; THENCE SOUTHERLY ALONG THE EAST LINES OF LOTS 4687 TO 4695 INCLUSIVE OF THE MOST SOUTHERLY CORNER OF SAID LOT 4695, AS GRANTED TO OWNERS OF OTHER PARCELS OR LAND ADJOINING SAID DRIVEWAY
- (NOT A SURVEY MATTER) 9. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT;
 PURPOSE: PUBLIC UTILITIES AND INCIDENTAL PURPOSES
 RECORDING DATE: AUGUST 29, 1932
 RECORDING NO.: 805, OFFICIAL RECORDS
 AFFECTS: OVER THE SAID LAND FEET OF SAID LAND
- (DOCUMENT NOT AVAILABLE) 11. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT;
 GRANTED TO: THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY
 PURPOSE: AERIAL AND UNDERGROUND COMMUNICATION STRUCTURES
 RECORDING DATE: AUGUST 8, 1949
 RECORDING NO.: 1577, OFFICIAL RECORDS
 AFFECTS: SAID LAND
- (DOCUMENT NOT AVAILABLE) (WRONG DOCUMENT) 12. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT;
 GRANTED TO: THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CORPORATION
 PURPOSE: PUBLIC UTILITIES AND INCIDENTAL PURPOSES
 RECORDING NO.: BOOK 30223, PAGE 137, OFFICIAL RECORDS
 AFFECTS: REAR 4 FEET OF SAID LAND
- (BELONG TO LOT# 4691) (WRONG DOCUMENT) 14. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT;
 PURPOSE: POWER LINES AND INCIDENTAL PURPOSES
 RECORDING DATE: MAY 11, 1966
 RECORDING NO.: 1966-1079, OFFICIAL RECORDS
 AFFECTS: OVER THE REAR 4 FEET OF SAID LAND

