

PARCEL MAP NO. 85067

IN THE CITY OF HAWTHORNE, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA

BEING A SURVEY OF PORTIONS OF LOTS 6 THROUGH 12, INCLUSIVE, IN BLOCK "Q" OF MAP OF HAWTHORNE AS PER MAP RECORDED IN BOOK 15, PAGES 110 AND 111 AND PORTIONS OF LOTS 4, 5 AND 6 OF TRACT NO. 720 AS PER MAP RECORDED IN BOOK 15, PAGES 198 AND 199, ALL OF MAPS, RECORDS OF LOS ANGELES COUNTY
DATE OF FIELD SURVEY: MAY, 2025

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LANDS INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP, WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION.

THE CITY OF HAWTHORNE, A MUNICIPAL CORPORATION OF THE STATE OF CALIFORNIA.

BY: _____

NAME: ALEX VARGAS

ITS: MAYER OF CITY OF HAWTHORNE

NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF _____)
COUNTY OF _____) SS

ON _____ BEFORE ME, _____, A NOTARY PUBLIC, PERSONALLY APPEARED _____, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF _____ THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE _____ MY PRINCIPAL PLACE OF BUSINESS IS
IN _____ COUNTY
MY COMMISSION EXPIRES _____
MY COMMISSION NUMBER _____
(NAME PRINTED)

BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF BROADWAY AS SHOWN ON PARCEL MAP NO. 26660, FILED IN PARCEL MAP BOOK 352, PAGES 66-69, BEING NORTH 89°58'17" WEST.

LOS ANGELES COUNTY TAX CERTIFICATES

I HEREBY CERTIFY THAT ALL CERTIFICATES HAVE BEEN FILED AND DEPOSITS HAVE BEEN MADE THAT ARE REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492 AND 66493 OF THE SUBDIVISION MAP ACT.

DATE: _____

EXECUTIVE OFFICER, BOARD OF SUPERVISORS
OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY: _____
DEPUTY

I HEREBY CERTIFY THAT SECURITY IN THE AMOUNT OF \$ _____ HAS BEEN FILED WITH THE EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES AS SECURITY FOR THE PAYMENT OF TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXERS ON THE LAND SHOWN ON MAP OF PARCEL MAP NO. 84078 AS REQUIRED BY LAW.

EXECUTIVE OFFICER, BOARD OF SUPERVISORS
OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

BY: _____ DATE: _____
DEPUTY

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A TRUE AND COMPLETE FIELD SURVEY BY ME OR UNDER MY DIRECTION IN MAY 2025, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF CITY OF HAWTHORNE. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

RICHARD MICAH KING
PLS 9181

DATE: 12/15/2025



CITY ENGINEER'S CERTIFICATE

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; THAT IT CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP, IF ANY, AND ALL APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF SUBDIVISION ORDINANCES OF THE CITY OF HAWTHORNE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT SECTION 66442 (a)(1), (2), AND (3) HAVE BEEN COMPLIED WITH.

MANOUCHEHR DAVID ESFANDI DATE
SENIOR ENGINEER, CITY OF HAWTHORNE
R.C.E. 43912, EXP. JUNE 30, 2027



CONSULTING CITY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; THAT IT COMPLIES WITH ALL PROVISIONS OF STATE LAW APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP; AND THAT I AM SATISFIED THAT THIS MAP TECHNICALLY CORRECT IN ALL RESPECTS NOT CERTIFIED TO BY THE CITY ENGINEER.

JAKE W. LAPPERT DATE
CONTRACT SURVEYOR, CITY OF HAWTHORNE
L.S. 9303



CITY CLERK'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF HAWTHORNE, BY MOTION ADOPTED AT ITS SESSION HELD ON _____, 2025 APPROVED THE ATTACHED MAP.

DAYNA WILLIAMS-HUNTER DATE
CITY CLERK, CITY OF HAWTHORNE

SPECIAL ASSESSMENT CERTIFICATE

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE JURISDICTION OF THE CITY OF HAWTHORNE TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT AND WHICH MAY BE PAID IN FULL, HAVE BEEN PAID IN FULL.

MARIE POINDEXTER-HORNBACK DATE
CITY TREASURER, CITY OF HAWTHORNE

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING HAVE BEEN OMITTED:

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, HOLDER OF AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED MAY 24, 1974 AS INSTRUMENT NO. 5019, OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED MARCH 14, 1950 AS INSTRUMENT NO. 3005, IN BOOK 32562, PAGE 392, OF OFFICIAL RECORDS.

SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED MARCH 17, 1978 AS INSTRUMENT NO. 78-283607, OF OFFICIAL RECORDS.

CITY OF HAWTHORNE, A MUNICIPAL CORPORATION, FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED JUNE 02, 1936 IN BOOK 14187, PAGE 132, OF OFFICIAL RECORDS.

CITY OF HAWTHORNE, A MUNICIPAL CORPORATION FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED JUNE 06, 1936 IN BOOK 14146, PAGE 277, OF OFFICIAL RECORDS.

CITY OF HAWTHORNE, A MUNICIPAL CORPORATION FOR PUBLIC STREET AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED DECEMBER 28, 1937 IN BOOK 15485, PAGE 205, OF OFFICIAL RECORDS.

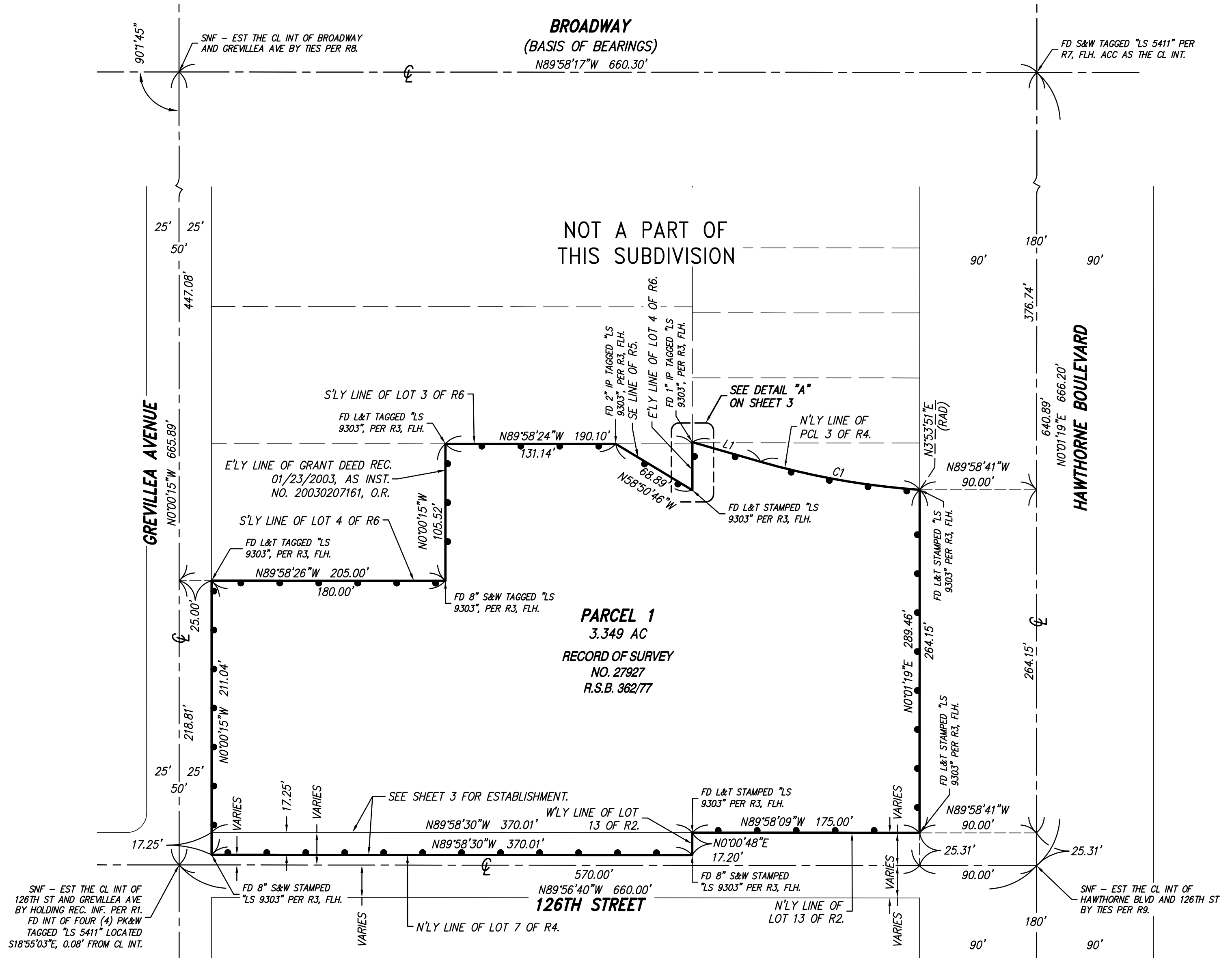
PARCEL MAP NO. 85067

IN THE CITY OF HAWTHORNE, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA

BOUNDARY ESTABLISHMENT, LINE TABLE, AND CURVE TABLE

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	12°08'41"	588.14'	124.67'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N73°57'27"W	54.60'



REFERENCES

- R1 PARCEL MAP NO. 26660 - P.M.B. 352/66-69.
- R2 MAP OF TOWN OF HAWTHORNE - M.B. 15-110-111.
- R3 RECORD OF SURVEY - R.S.B. 362/77-78.
- R4 GRANT DEED REC. 09/09/2022, AS INST. NO. 20220888100, O.R.
- R5 GRANT DEED REC. 07/18/1950, AS INST. NO. 16, IN BOOK 33701, PAGE 72, O.R.
- R6 TRACT NO. 720 - M.B. 15/198-199.
- R7 P.W.F.B. 0818/1512-1513.
- R8 P.W.F.B. 0818/1133-1134.
- R9 P.W.F.B. 0818/1524-1525.

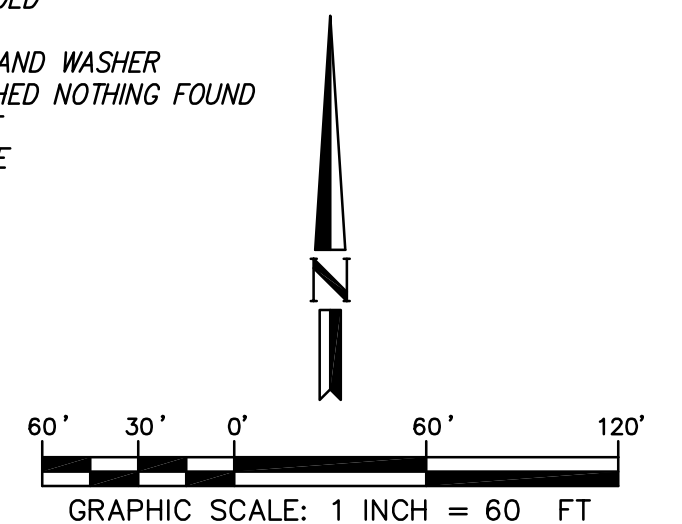
LEGEND

INDICATES THE BOUNDARY OF THE LAND BEING SUBDIVIDED BY THIS MAP.

- | | | | |
|-------|--------------------------|----------|--|
| AC | ACRE | NO. | NUMBER |
| ACC | ACCEPTED | P.M.B. | PARCEL MAP BOOK |
| APN | ASSESSOR'S PARCEL NUMBER | O.R. | OFFICIAL RECORD |
| AVE | AVENUE | P.W.F.B. | LOS ANGELES COUNTY PUBLIC WORKS FIELD WORK |
| BK | BOOK | PG | PAGE |
| BLVD | BOULEVARD | PK&W | SPIKE AND WASHER |
| CL | CENTERLINE | PROR | PRORATION |
| E | EAST | REC.S. | RECORDED |
| EST | ESTABLISHED | S | SOUTH |
| FD | FOUND | S&W | SPIKE AND WASHER |
| FLH | FLUSH | SNF | SEARCHED NOTHING FOUND |
| FT | FEET | ST | STREET |
| INF | INFORMATION | SQ | SQUARE |
| INST. | INSTRUMENT | | |
| INT | INTERSECTION | | |
| IP | IRON PIPE | | |
| L&T | LEAD & TAG | | |
| M.B. | MAP BOOK | | |

NOTE

SEE SHEET 3 FOR EASEMENT DETAIL, EASEMENT NOTES, DETAIL "A" AND DETAIL "B".



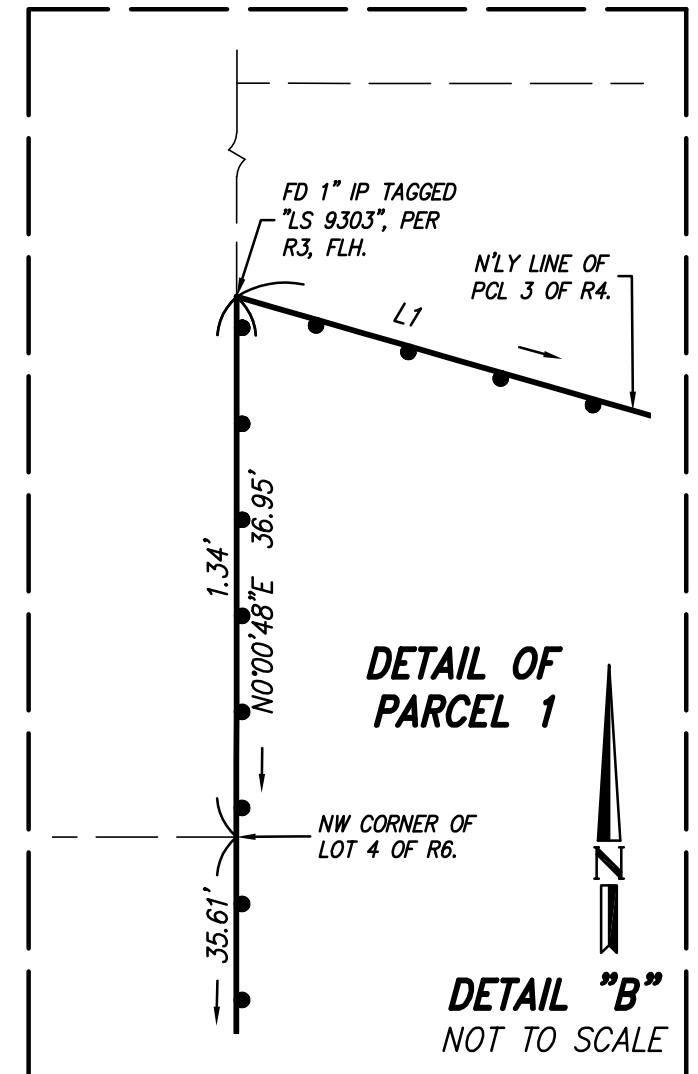
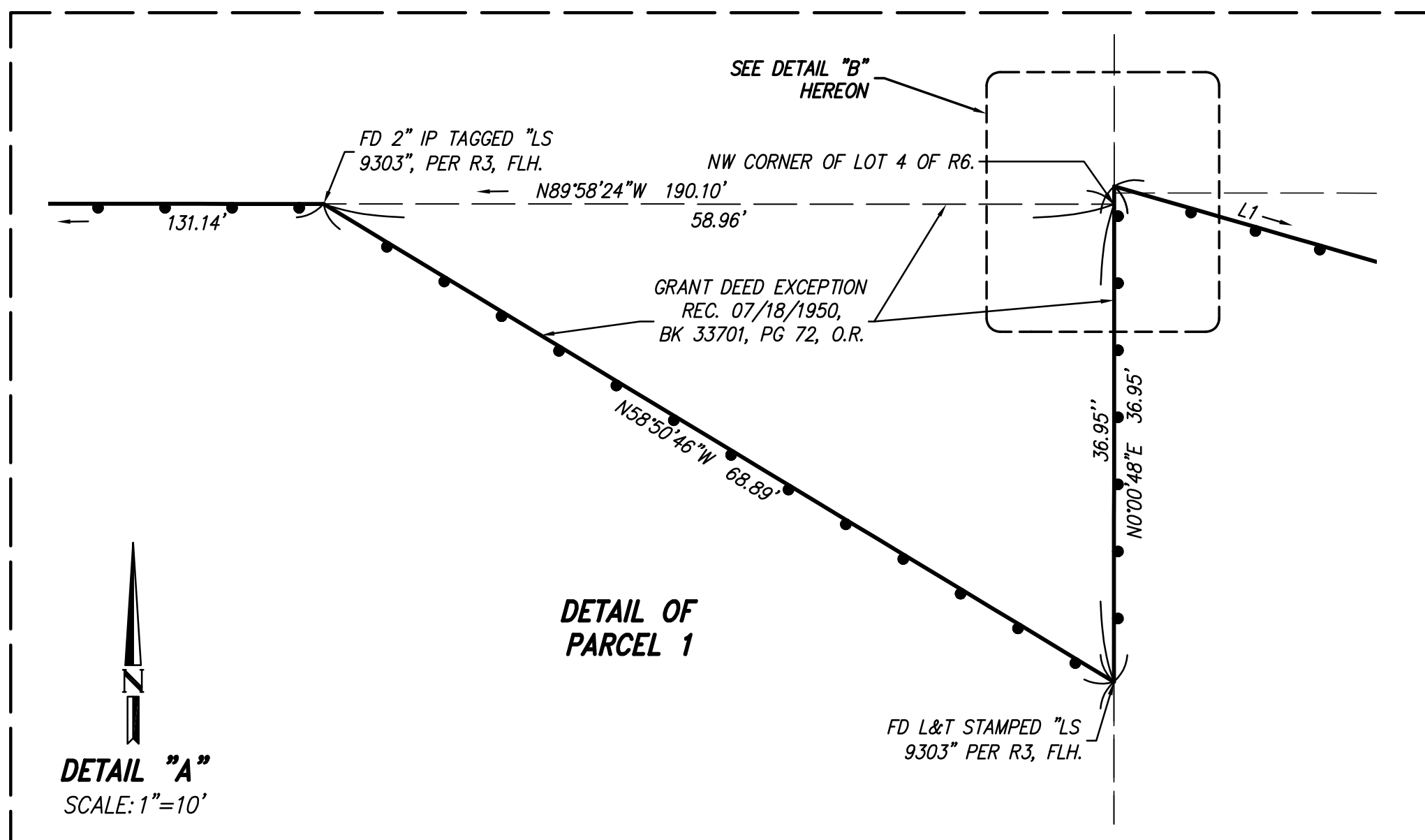
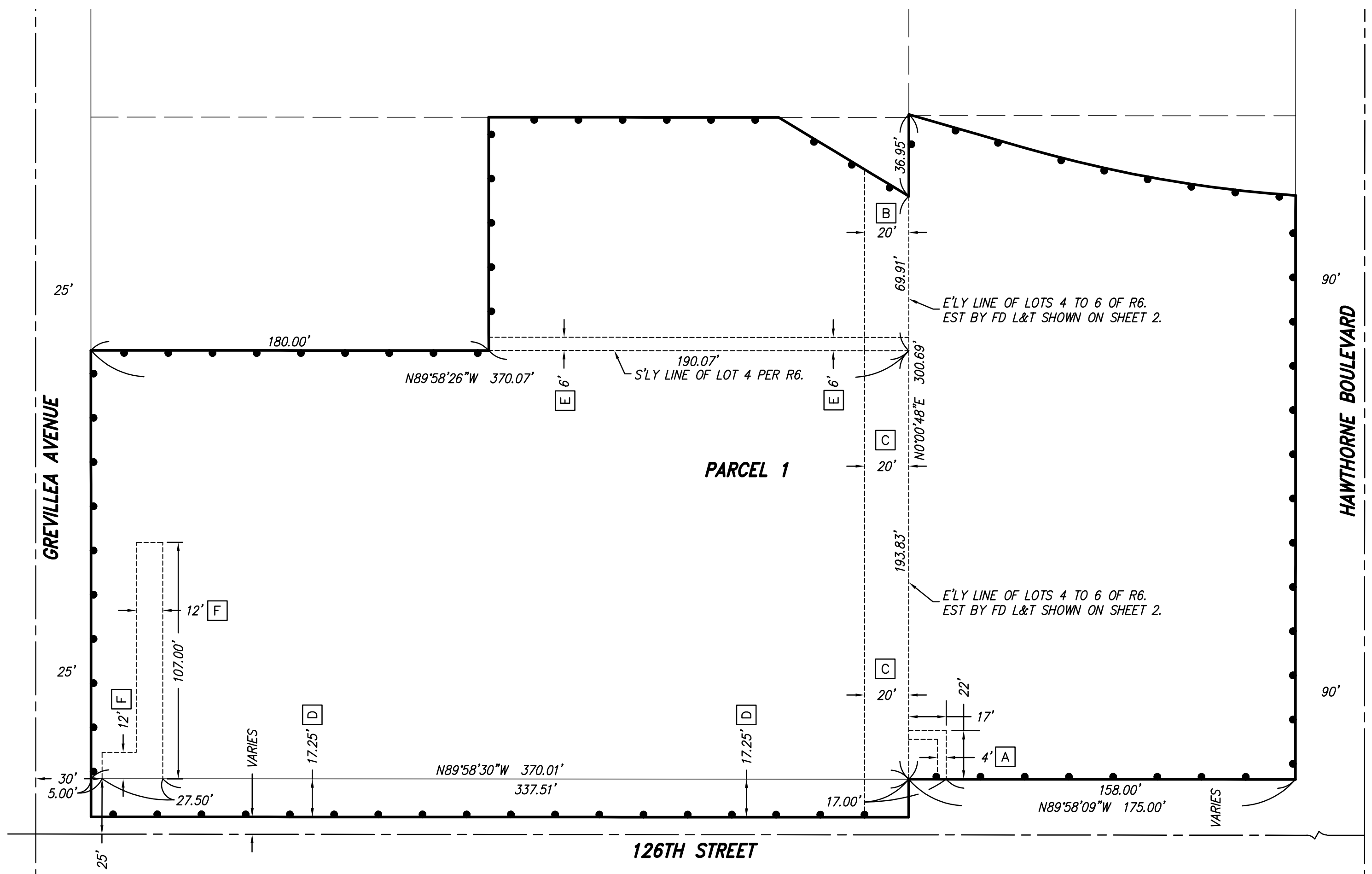
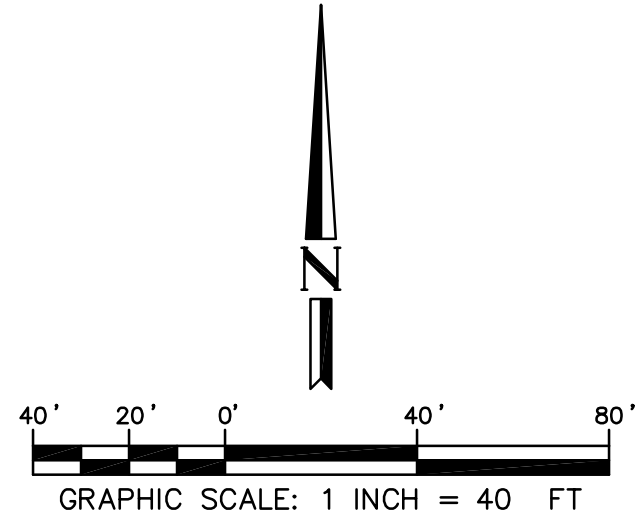
PARCEL MAP NO. 85067

IN THE CITY OF HAWTHORNE, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA

EASEMENT DETAIL, DETAIL "A" AND DETAIL "B"

EASEMENT NOTE

- A** AN EASEMENT IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED MAY 24, 1974 AS INSTRUMENT NO. 5029, OF OFFICIAL RECORDS.
- B** AN EASEMENT IN FAVOR OF CITY OF HAWTHORNE, A MUNICIPAL MUNICIPAL CORPORATION, FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED JUNE 02, 1936 IN BOOK 14187, PAGE 132, OF OFFICIAL RECORDS.
- C** AN EASEMENT IN FAVOR OF CITY OF HAWTHORNE, A MUNICIPAL CORPORATION FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED JUNE 06, 1936 IN BOOK 14146, PAGE 277, OF OFFICIAL RECORDS.
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NOTE

SEE SHEET 2 FOR BOUNDARY ESTABLISHMENT, LINE TABLE, CURVE TABLE, BACKGROUND INFORMATION, REFERENCES AND LEGEND.