

1330/33

SCALE: 1" = 100'

VESTING TRACT NO. 54274

SHEET 3 OF 6 SHEETS

MONUMENT NOTES

- ▲ INDICATES MONUMENT FOUND AS NOTED
- INDICATES MONUMENT TO BE SET AS NOTED
- 1 S&W STAMPED R.C.E. 20228 TO BE SET FLUSH
- 2 2" O.D. I.P. TAGGED R.C.E. 20228 TO BE SET FLUSH
- 5 2 1/2" IRON PIPE TAGGED R.C.E. 20228 TO BE SET UNTIL BLOCK WALL IS IN PLACE; REPLACE WITH LEAD AND TACK TAGGED REC 20228.
- (A) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, N28°02'10"W, 0.09', TO BE REMOVED
- (B) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, N11°54'13"W, 0.08', TO BE REMOVED
- (C) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, N00°07'23"W, 0.08', TO BE REMOVED
- (D) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, N32°56'24"E, 0.03', TO BE REMOVED
- (E) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, S41°09'24"W, 0.04', TO BE REMOVED
- (F) FD. 2" I.P., R.C.E. 29088, FLUSH, PER TRACT NO. 46818, M.B. 1139-93-96, N00°25'38"W, 0.04', HELD FOR LINE N'LY. TO BE REMOVED

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

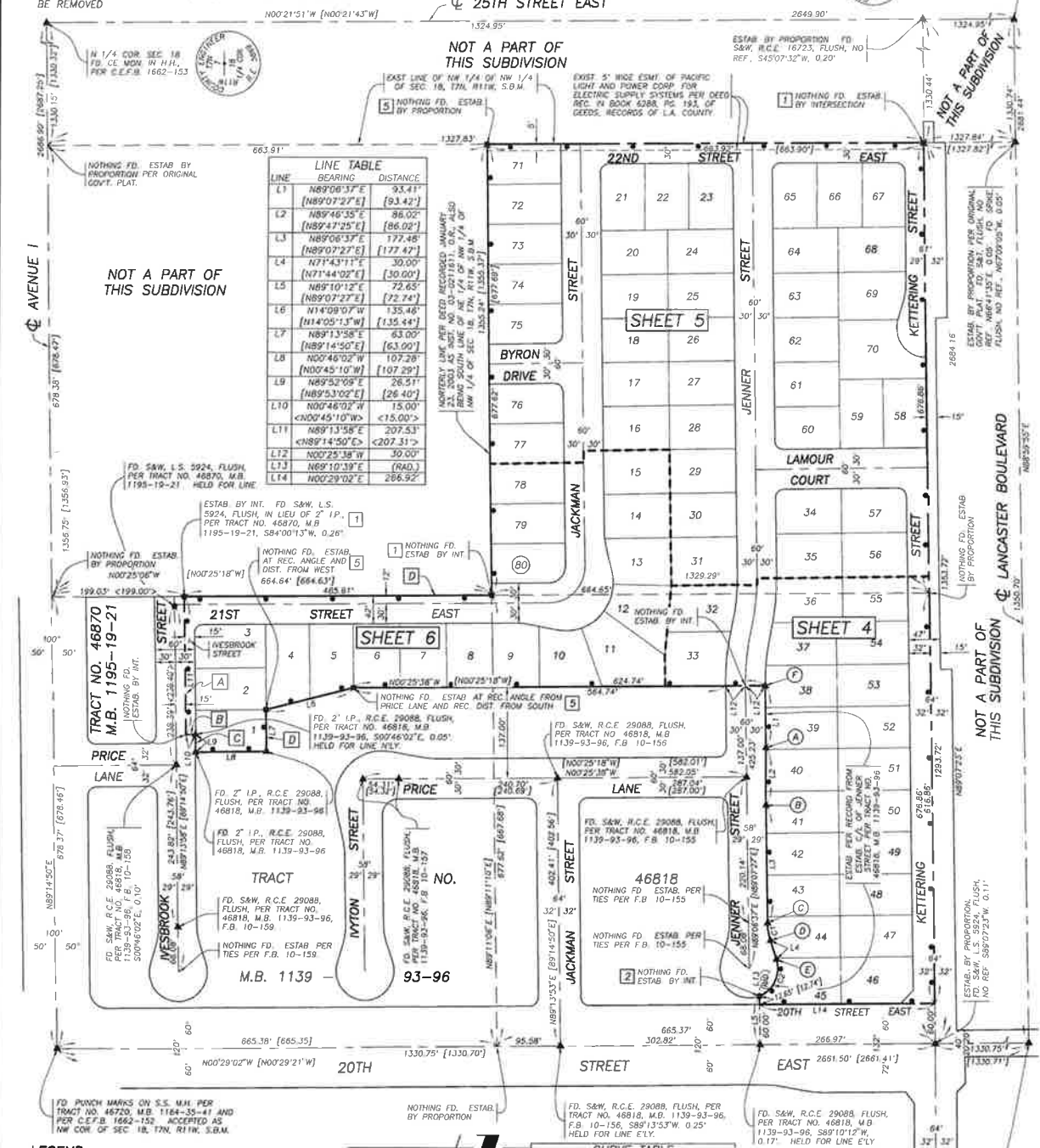
80 LOTS DAVID W. WESTON R.C.E. 20228 16.98 ACRES

SURVEY DETAIL AND INDEX MAP

ESTABLISHMENT NOTES

- (A) S'LY BDRY. OF TRACT NO. 46870, M.B. 1195-19-21. ESTAB. AT RECORD ANGLE AND DISTANCE FROM C/L OF IVESBROOK STREET.
- (B) W'LY BDRY. OF TRACT NO. 46870, M.B. 1195-19-21. ESTAB. AT RECORD ANGLE FROM FD. MONUMENT TO THE SOUTH.
- (C) S'LY BDRY. OF TRACT NO. 46870, M.B. 1195-19-21. ESTAB. AT RECORD ANGLE AND DISTANCE FROM C/L OF IVESBROOK STREET.
- (D) S'LY BDRY. OF TRACT NO. 46870, M.B. 1195-19-21. ESTAB. AT RECORD ANGLE AND DISTANCE FROM THE WEST.
- (E) EASTERLY LINE PER DEED RECORDED JANUARY 23, 2003 AS INST. NO. 03-0211611, O.R.; ALSO BEING WEST LINE OF NE 1/4 OF NW 1/4 OF SEC. 18, T7N, R11W, S.B.M.

25TH STREET EAST



LINE	BEARING	DISTANCE
L1	N89°06'37"E	93.41'
L2	N89°07'27"E	[93.42']
L3	N89°14'25"E	[86.02']
L4	N89°06'37"E	177.48'
L5	N71°43'11"E	30.00'
L6	N89°10'12"E	72.65'
L7	N89°07'27"E	[72.74']
L8	N1°49'07"W	135.48'
L9	N1°49'07"W	[135.48']
L10	N89°13'58"E	63.00'
L11	N89°14'50"E	[63.00']
L12	N00°45'10"W	15.00'
L13	N89°53'02"E	[26.40']
L14	N00°46'02"W	15.00'
L15	N89°53'02"E	[15.00']
L16	N89°13'58"E	<207.31'>
L17	N89°13'58"E	207.53'
L18	N00°25'18"W	30.00'
L19	N89°10'39"E	[RAD.]
L20	N00°29'02"E	286.92'

CURVE	DELTA	RADIUS	LENGTH
C1	17°23'25"	68.00'	26.71'
C2	87°27'28"	44.00'	67.16'

LEGEND

- INDICATES THE BOUNDARY OF THE LAND BEING SUBDIVIDED BY THIS MAP.
- [] = RECORD DATA PER TRACT NO. 46818, M.B. 1139-93-96.
- < > = RECORD DATA PER TRACT NO. 46870, M.B. 1195-19-21.



**AMENDMENT TO UNDERTAKING AGREEMENT
(SUBDIVISION IMPROVEMENTS)**

TRACT NO. 54274

THIS AMENDMENT made this _____ day of _____, 2016, by and between the City of Lancaster, (the “City”) and Lancaster 20 Land, LLC (the Subdivider”).

R E C I T A L S

A. The City approved Tentative Map No. 54274 on September 22, 2003, the “Tentative Map”), subject to certain conditions of approval set forth in Resolution No. 03-41, which conditions include construction of certain public improvements as set forth hereinbelow.

B. The City and Subdivider entered into that certain Undertaking Agreement dated March 26, 2014 (“Agreement”).

C. The Agreement requires Subdivider to complete all Work required thereunder on or before March 26, 2016 (“Completion Date”).

D. Subdivider desires to extend the Completion Date.

E. This Agreement is executed pursuant to the provisions of the Subdivision Map Act of the State of California and applicable City ordinances.

NOW, THEREFORE, in consideration of the mutual covenants herein contained and of the approval of the Map and of the acceptance of the dedication’s therein offered, and in order to insure satisfactory performance by the Subdivider of Subdivider’s obligations under said Subdivision Map Act and said ordinance, the parties agree as follows:

1. Performance of Work.

Section 1 of the Agreement is amended and restated to read as follows:

“Subdivider, at its sole cost and expense, will improve Tract No. 54274 by the grading and paving of streets, construction of curbs and gutters, crossgutters and sidewalks, installation of drainage and sanitary sewerage facilities, provision of an underground utility and street lighting system, installation of street signs, parkway trees, a water system and all related facilities, and such other improvements required by the ordinances of the City and/or the City Council in the approval of said Tract, together with appurtenances, contingencies and engineering costs and as more particularly shown in the improvement plans for contingencies and engineering costs and as more particularly shown in the improvement plans for said Tract. Subdivider will do all work and furnish all materials necessary, in the opinion of the City Engineer, to complete said Improvements in accordance with the plans and specifications on file in the office of the City Engineer or with any changes or modifications required or ordered by the City Engineer which, in his opinion, are necessary or required to complete the Improvements (the “Work”). Subdivider shall maintain the Improvements and adjacent public facilities clear of all debris, weeds, and other

materials which inhibit the performance of the Improvements or become a public nuisance. Should the Subdivider fail to act promptly in accordance with this requirement the City may, at its option, perform the necessary work and the Subdivider shall pay to the City the actual cost of such maintenance plus fifteen (15) percent.

2. Extension of Term.

Section 18 of the Agreement is amended and restated to provide as follows:

“Subdivider shall complete all of said Work on or before October 31, 2016, or within such further time as may be granted by the City Council.”

3. Agreement Remains in Effect.

Except as expressly revised herein, the terms, conditions and requirements set forth in the Agreement shall remain in full force and effect. Any terms not defined in this Amendment shall have the meaning set forth in the Agreement.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed as of the day and year first above written.

APPROVED:

CITY OF LANCASTER

SUBDIVIDER

By: City Engineer

Signature

Printed Name and Office Held

Partnership or Corporation represented, if applicable

APPROVED AS TO FORM:

By: City Attorney

ALL SIGNATURES MUST BE ACKNOWLEDGED BY NOTARY