OWNER'S CERTIFICATE

The undersigned are the only persons having any record title interest in the land subdivided and shown on this map, do hereby consent to the preparation and recordation of this map and are all who are necessary to pass clear title to the land subdivided and shown hereon. The undersigned do hereby consent to the recording of this condominium plan pursuant to Chapter 1, Title 6, Part 4 Division Second of the Civil Code of the State of California (Section 1350 and following). The undersigned hereby irrevocably offer for dedication to public use Parcel 'A' for Public Street purposes, Public Utility Easements (P.U.E.), Sidewalk Easement, Sanitary Sewer Easements (S.S.E.), Drainage Easements (D.E.), Access Easements (A.E.), Utility Easements (U.E.) and the Public Service Easement as shown hereon.

The easements herein before offered for dedication shall be kept open and free from permanent buildings and structures of any kind. The local agency or any other municipal corporation, agency, public utility company or district shall have the right of access into and upon all such easements for the purpose of improving, maintaining, or repairing such easements and facilities within them, however, said right shall not impose upon said local agency, corporation, company, or district the obligation of maintenance, improvement, or repair.

No change or alteration, except for routine maintenance or repairs, may be made to improvements or landscaping in the Common Area without the written consent of the Community Development Director of the City of Novato.

DOREEN Y. FAN, AS OWNER

Doreen Y. Fan.

Doreen Y. Fan, Owner

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)ss
COUNTY OF MARIN)

On this 8th day of December, 1986, before me, the undersigned, a Notary Public in and for said County and State personally appeared Doreen Y. Fan known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as OWNER.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year in this certificate first above written.

J. Barker

Notary Public in and for said County and State

Official Seal
J. BARKER
NOTARY PUBLIC, CALIFORNIA
MARIN COUNTY
My commission expires Sept. 4, 1990

COUNTY TAX COLLECTOR'S CERTIFICATE

I, the undersigned on behalf of the Tax Collector of the County of Marin and Cities therein, State of California, hereby certify that there are no liens for unpaid taxes, County or City, or special assessments collected as taxes except taxes or special assessments not yet payable against the tract or subdivision of land shown hereon or any part thereof.
Signed this 16th day of December, 1986.
Joseph A. Coffrini, Tax Collector, County of Marin and Cities therein, State of California

By Sophia K. Eliopoulos
Deputy

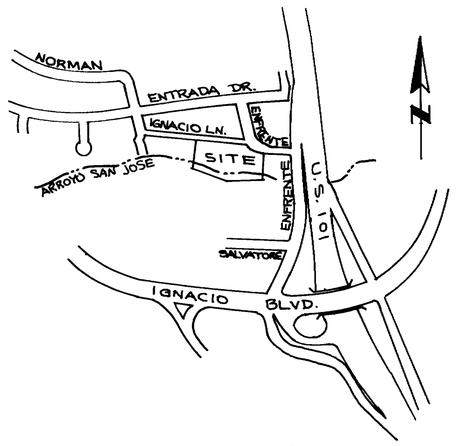
CLERK OF THE BOARD OF SUPERVISORS CERTIFICATE

I, the undersigned, Clerk of the Board of Supervisors of the County of Marin, State of California, do hereby certify that a good and sufficient bond approved by and in the amount fixed by said Board of Supervisors has been filed with said Board and that said bond by its terms is made to inure to the benefit of said County of Marin and is conditioned for the payment of all taxes which may be at the time of recording of this map a lien against the tract or subdivision of land shown hereon or any part thereof, but not yet payable.
Witness my hand and Seal this 16th day of December, 1986

Clerk of the Board of Supervisors of the County of Marin, State of California

SOIL REPORT CERTIFICATE

A soil report dated September 13, 1985, prepared by COOPER ENGINEER, INC. specifically for this subdivision has been filed with the local agency's Department of Community Development.



VICINITY MAP
NO SCALE

ENGINEER'S CERTIFICATE

I, Leon E. Oberkamper, certify that I am a Registered Civil Engineer under the laws of the State of California, that the surveying and checking of the map shown hereon was done by me or under my direction during the month of April, 1986, that the survey is true and complete as shown, that the monuments are of the character and occupy or will occupy the positions shown on this map within one year of the recording date of this map and that a survey of the property can be retraced from said monuments.
Signed this 16TH day of DECEMBER, 1986

Leon E. Oberkamper R.C.E. 12094

CITY ENGINEER'S CERTIFICATE

I, Thomas J. Nolan, City Engineer of the City of Novato, State of California, hereby certify that I have examined this final map, that the subdivision as shown hereon is substantially the same as it appeared on the Tentative Map and any approved alterations thereof, that all provisions of Chapter 2 of the Subdivision Map Act and any local ordinances applicable at the time of the approval of the Tentative Map have been complied with and I am that said map is techically correct.
Signed this 2nd day of FEBRUARY, 1987

Thomas J. Nolan, City Engineer, City of Novato, California
R.C.E. 14888

REGISTERED PROFESSIONAL ENGINEER
THOMAS J. NOLAN
No. 14888
Exp. 9/30, 1989
CIVIL
STATE OF CALIFORNIA

CITY CLERK'S CERTIFICATE

The City Council of the City of Novato, State of California, at a regular meeting held on the 3rd day of February, 1987, examined the "Map of BAY TREE PARK" and the City Council by Resolution No. 32-87 duly passed at the meeting approves this map and on behalf of the Public accepts the Sidewalk Easement and rejected all other dedications.
Signed this 6th day of February, 1987

Shirley Gemmell
City Clerk of the City of Novato, California

CITY OF NOVATO
INCORPORATED
JANUARY 20, 1960
CALIFORNIA

COUNTY RECORDER'S CERTIFICATE

Filed this 11th day of February, 1987 at 11:00 AM
in Volume 20 of Maps at Page 16 at the request of the City of Novato
Serial No. 87-10263 Fee $8.00

James J. Dal Bon
County Recorder

Jerri Graham
Deputy

MAP OF

BAY TREE PARK

A CONDOMINIUM
BEING PARCEL 2 OF "PARCEL MAP LANDS OF FAN", 81-03675, IN THE CITY OF NOVATO, MARIN COUNTY, CALIFORNIA
82-44224

OBERKAMPER & ASSOCIATES
CIVIL ENGINEERS INC.
SAN RAFAEL, CALIFORNIA

SHEET 1 OF 2 SHEETS

FIRST AMERICAN TITLE CO.
AP No. 160-201-32, 33 & 34

Can 6117

85-905

6

LANDS OF NOVATO MARKETS, INC.

S89°26'09"E 297.28'

4' P.G. & E. EASE. (416 O.R. 211) & 4' P.T.&T. EASE. (699 O.R. 91)

10' S.S.E. (971 O.R. 97) & 10' R/W (196 DEEDS 297)

10' ROADWAY EASEMENT (1437 O.R. 412, 2105 O.R. 112)

N43°18'04"E (R)

S89°26'09"E - 86.27'

EMPRENTE ROAD

R=130'

PARCEL A

S 89°43'50" E 319.00'

193.04'

42.00'

12.00'

6'x5' PUBLIC SERVICE EASEMENT

10' ACCESS EASEMENT FOR MARIN CO. FLOOD CONTROL & CONSERVATION DIST. PER RECORDERS SER. NO. 80-62534

26.58' RECORDERS

N 1°13'38" W

S77°36'36"E 47.01'

S30°44'38"E 31.23'

S58°53'36"E 99.56'

S35°55'14"E 33.40'

N57°14'18"E 44.07'

N38°49'02"E 19.15'

N81°57'15"E 94.95'

174.21'

S0°16'10"W

63.92'

S76°58'42"E

LOT 1

1.654 ACRES

(72,050 SQ. FT.)

LOT 2

0.715 ACRES

(31,133 SQ. FT.)

ACCESS, UTILITY & SANITARY SEWER EASEMENT APPURTENANT TO LOT 2

S89°43'50"E 152.39'

S89°43'50"E 144.50'

S89°43'50"E 55.54'

S89°43'50"E 115.43'

S89°43'50"E 151.63'

S89°43'50"E 106.58'

N80°08'18"W (R)

S80°08'18"E (R) 43.00'

R=3' Δ=80°24'28" L=4.21'

R=16' Δ=90° L=25.13'

S0°16'10"W 18.00'

N0°16'10"E 10.00'

S89°43'50"E 10.00'

S89°43'50"E 20.30'

S89°43'50"E 49.89'

S89°43'50"E 43.31'

S89°43'50"E 14.00'

S89°43'50"E 42.00'

S89°43'50"E 40.00'

S89°43'50"E 43.00'

S89°43'50"E 45.05'

S89°43'50"E 14.00'

S89°43'50"E 14.00'

S89°43'50"E 14.00