

**LOT LINE ADJUSTMENT
NO. 19-LLA-01**

PARCEL A AND PARCEL B OF PARCEL MAP NO. 13176 IN THE CITY OF BUELLTON, COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 31, AT PAGE 37 OF PARCEL MAPS, ON FILE IN THE OFFICE OF THE COUNTY RECORDER, SAID COUNTY AND STATE.

ASSESSOR'S PARCEL NUMBER: 137-170-042

ASSESSOR'S PARCEL NUMBER: 137-170-043

EXISTING LOTS - PARCEL A (43,873.85 SQUARE FEET)
PARCEL B (27,552.66 SQUARE FEET)

PROPOSED LOTS - ONE LOT WITH THE EXISTING LOT LINE BETWEEN PARCEL A AND PARCEL B TO BE DELETED.

EXISTING AND PROPOSED TOTAL SQUARE FOOTAGE IS 71,426.51.

OWNERS STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR HAVE AN INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP, AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND.

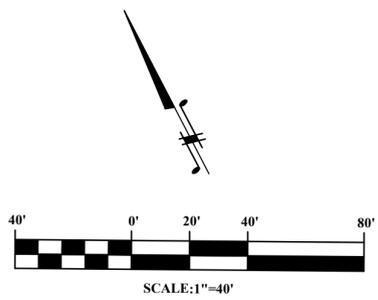
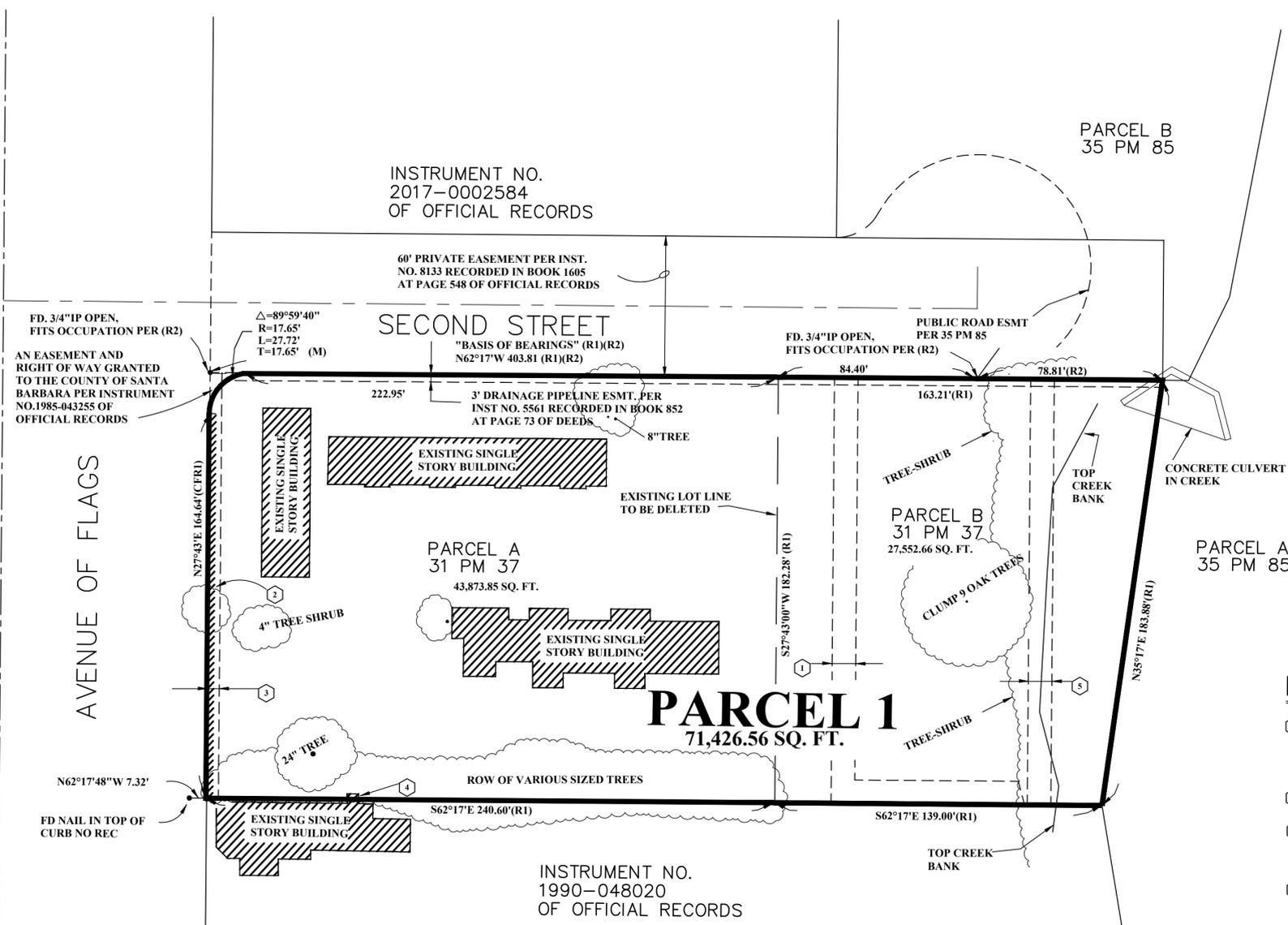
CREEKSIDE VILLAGE (AOF), LLC, A DELAWARE LIMITED LIABILITY COMPANY

NAME PRINTED: _____ NAME PRINTED: _____

NAME PRINTED: _____ NAME PRINTED: _____

ZONING: CR - COMMERCIAL RESIDENTIAL

LAND USE: GENERAL COMMERCIAL



NOTE:

- ① 10' BUELLTON COMMUNITY SERVICES DISTRICT ESMT. PER INST. NO. 82 RECORDED IN BOOK 1812 AT PAGE 394 OF OFFICIAL RECORDS
- ② DENIED ACCESS TO HIGHWAY PER 745 OR 184
- ③ 5' EASEMENT FOR WATERLINES AND PUBLIC UTILITIES PER INST. NO. 5561 RECORDED IN BOOK 852 AT PAGE 73 OF DEEDS
- ④ WATER HEATER CLOSET, ENCROACHING 2.3' NORTHERLY OF PROPERTY LINE
- ⑤ 10' TELEPHONE ESMT. PER INST. NO. 8232 RECORDED IN BOOK 788 AT PAGE 21 OF OFFICIAL RECORDS QUITCLAIMED ON AUGUST 14, 2018 BY INST. NO. 2018-0034208

SURVEYORS STATEMENT

I HEREBY STATE THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION UNDER THE PROVISIONS OF SECTION 8726 OF THE PROFESSIONAL LAND SURVEYORS ACT AND THAT SAID SURVEY CORRECTLY SHOWS THE TOPOGRAPHIC FEATURES.

KENNY L. FARGEN L.S. 4597 _____ DATE _____



LEGEND

- DENOTES FOUND MONUMENT AS SHOWN AND DESCRIBED.
- (M) DENOTES MEASURED DATA
- (R1) DENOTES RECORD DATA PER 31 PM 37
- (R2) DENOTES RECORD DATA PER 35 PM 38
- (CFR) DENOTES CALCULATED FROM



VICINITY MAP
NO SCALE



2624 AIRPARK DRIVE
SANTA MARIA, CA 93455
PHONE: 805-934-5727
FAX: 805-934-3448
DATE: DECEMBER 2, 2019
REVISED: APRIL 21, 2020
19117LLA.DWG