

# Parcel Map No. 14,855

BEING A DIVISION OF THOSE PORTIONS OF THE RANCHO CANADA DE LOS PINOS OR COLLEGE RANCH AS SHOWN ON THE MAP OF THE SUBDIVISION THEREOF FILED IN THE OFFICE OF THE COUNTY RECORDER OF SANTA BARBARA COUNTY, AUGUST 8, 1888, AND BEING MAP NO. 4 IN RACK 3 OF THE FILES OF SAID COUNTY, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY LINE OF THE TRACT OF LAND DESCRIBED AS PARCEL ONE IN THE DEED TO BRYANT MYERS, ET UX., RECORDED JULY, 3, 1953 AS INSTRUMENT NO. 11161 IN BOOK 1165, PAGE 280 OF OFFICIAL RECORDS, FROM WHICH THE SOUTHWEST CORNER OF SAID MYERS TRACT BEARS SOUTH 0° 35' 00" EAST, 2744.74 FEET; THENCE CONTINUING ALONG SAID WESTERLY LINE OF SAID MYERS TRACT, NORTH 0° 35' 00" WEST, 822.02 FEET; THENCE SOUTH 82° 05' 05" EAST, 1074.18 FEET TO A POINT ON THE WESTERLY LINE OF A 60 FOOT ROAD; THENCE SOUTH 00° 26' 02" EAST, AND ALONG THE WESTERLY LINE OF SAID ROAD, 821.70 FEET; THENCE NORTH 82° 05' 05" WEST, 1072.01 FEET TO THE POINT OF BEGINNING, BEING KNOWN AS LOT 19 OF MEADOWLARK RANCHES

## Owner's 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. We consent to the making and recordation of said map and subdivision as shown within the distinctive border lines. We also hereby dedicate the private access and public utility easements as shown hereon for the purposes set forth.

\_\_\_\_\_  
Kenneth C. Karas, Trustee  
Karas Family Trust dated April 16, 1994

\_\_\_\_\_  
Date

\_\_\_\_\_  
Celestle K. Karas, Trustee  
Karas Family Trust dated April 16, 1994

\_\_\_\_\_  
Date

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.

## Notary

State of California

County of \_\_\_\_\_

On \_\_\_\_\_, before me, \_\_\_\_\_,

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 California that the foregoing paragraph is true and correct.

Witness my hand and Official Seal

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Commission Expiration: \_\_\_\_\_

Commission No.: \_\_\_\_\_

Principal Office: \_\_\_\_\_

## Recorder's Statement

Filed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at

\_\_\_\_\_ in Book \_\_\_\_\_ of Parcel Maps, records of Santa

Barbara County, at pages \_\_\_\_\_, at the request of Jon

McKellar, PLS.

Fee: \_\_\_\_\_

\_\_\_\_\_  
Joseph E. Holland  
County Clerk-Recorder-Assessor

By \_\_\_\_\_  
Deputy

## Signature Omissions

The signatures of the following easement holders have been omitted pursuant to Section 66445(e) of the Government Code (State Subdivision Map Act).

Bryant Myers, Et Ux. - 6' & 10' PUE per Bk 1774, Pg 255 OR (8/26/1960)

Bryant Myers, Et Ux.- 6' Waterline per Bk 1774 Pg 255 OR (8/26/1960)

General Telephone Co. - 6' & 10' PUE per Bk 1925, Pg 283 OR (5/7/1962)

Pacific Gas Electric - 5'- PUE per Bk 1939, Pg 574 OR (7/5/1962)

Southern California Telephone Co. - Easement for removal of brush, 50' in width on each side of the existing pole line per Bk 520, Pg 83 OR (12/5/1940) not locatable

## Note

This map is subject to certain conditions and information included in a "NOTICE" and recorded concurrently as Instrument No. 202\_\_ - \_\_\_\_\_ O.R.

## Clerk of the Board's Statement

I, Mona Miyasato, Clerk of the Board of Supervisors of Santa Barbara County, do hereby state that on \_\_\_\_\_, 20\_\_\_\_, I was duly authorized and directed to endorse hereon the Board's approval and acceptance of the public utility easements as shown hereon and the purposes set forth. I furthermore state that pursuant to Government Code Section 66464 (State Subdivision Map Act), that the certificates and deposits required under Government Code Section 66492 and Section 66493 (State Subdivision Map Act) on the property within this subdivision have been filed and made.

\_\_\_\_\_  
Mona Miyasato  
Clerk of the Board of Supervisors  
of Santa Barbara County

By: \_\_\_\_\_  
Deputy  
\_\_\_\_\_  
Date

## County Surveyor's Statement

I hereby state that I have examined this map, that the subdivision as shown is substantially the same as it appeared on the Tentative Map, if required, 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 approval of the Tentative Map, if required, have been complied with and that I am satisfied that the map is technically correct.

\_\_\_\_\_  
Aleksandar Jevremovic, PLS 8378  
County Surveyor

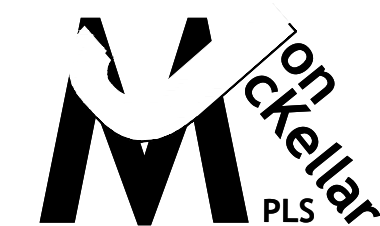
\_\_\_\_\_  
Date

## Surveyor's Statement

This map was prepared by me or under my direction and is based upon a field survey in conformance with the requirements of the Subdivision Map Act and Local Ordinance at the request of Ken Karas in January, 2022. I hereby state that this Parcel Map substantially conforms to the approved or conditionally approved Tentative Map, if any. I also hereby state that all monuments are of the character and occupy the positions indicated, and are sufficient to enable this survey to be retraced.

\_\_\_\_\_  
Jon McKellar  
PLS 7578

\_\_\_\_\_  
Date

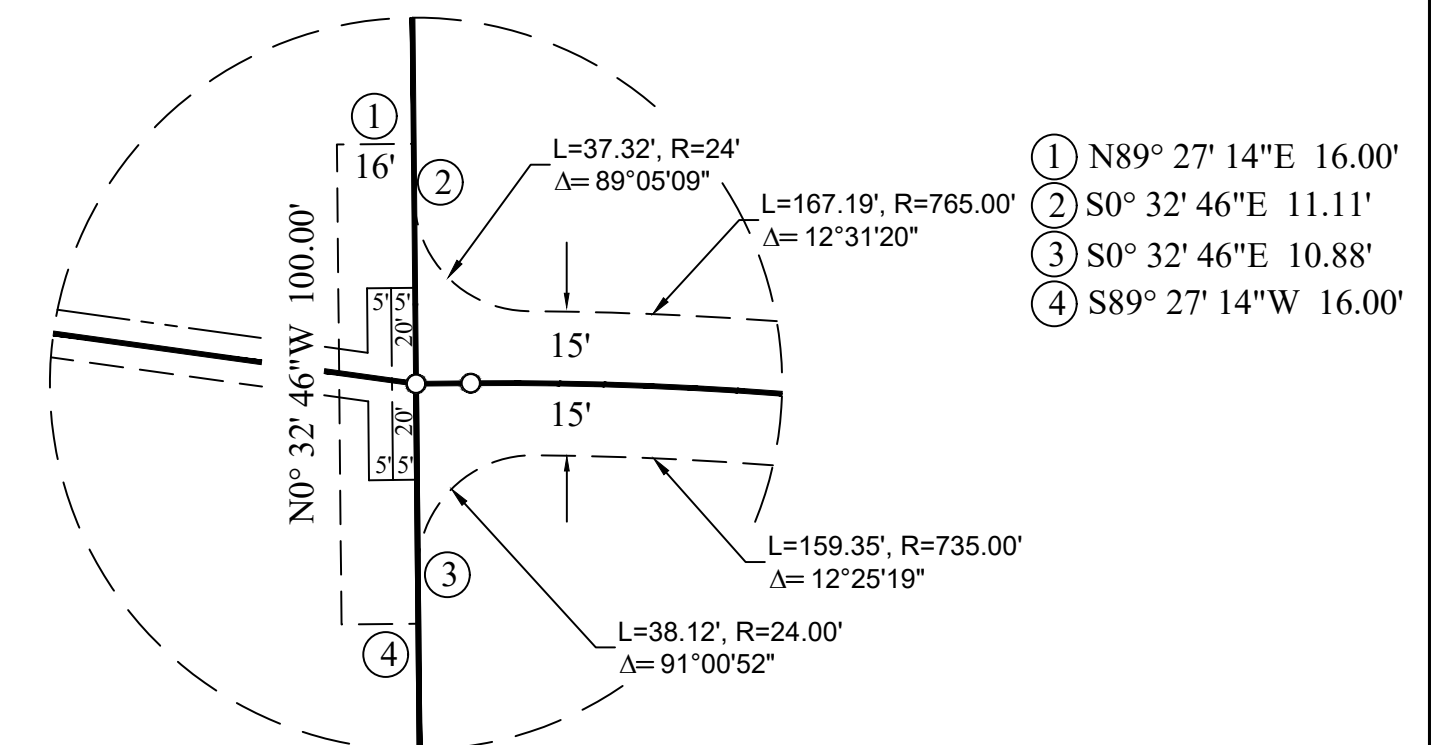
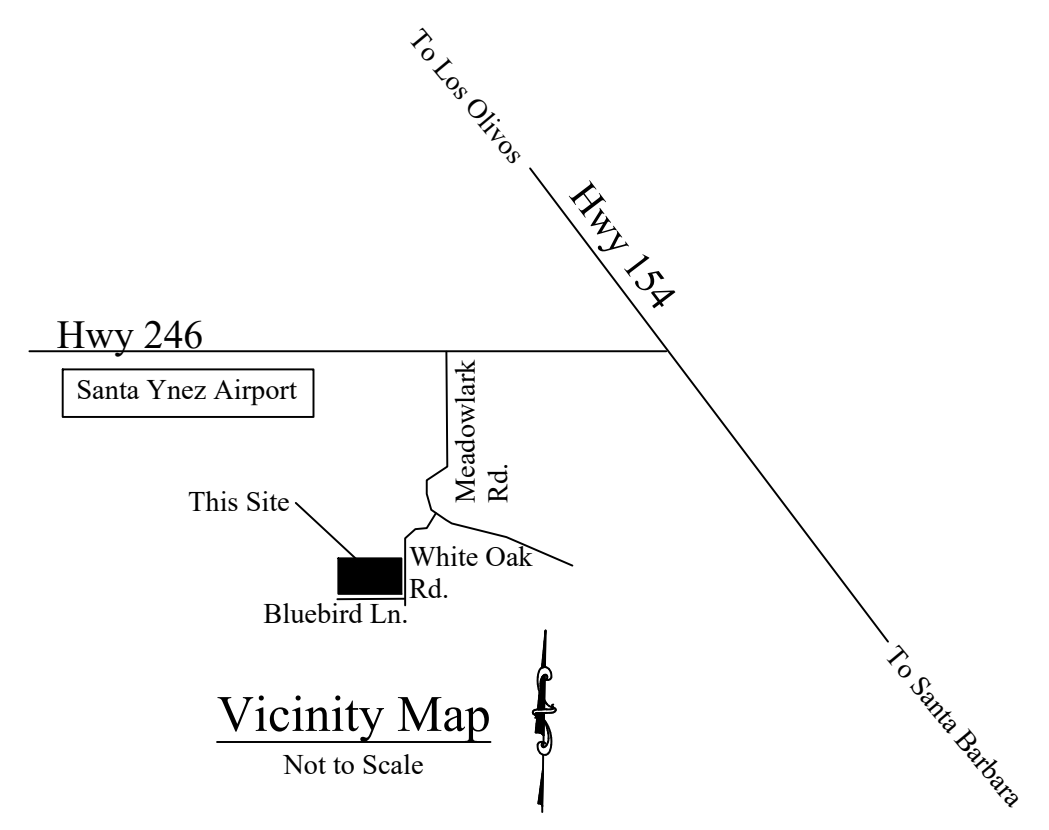
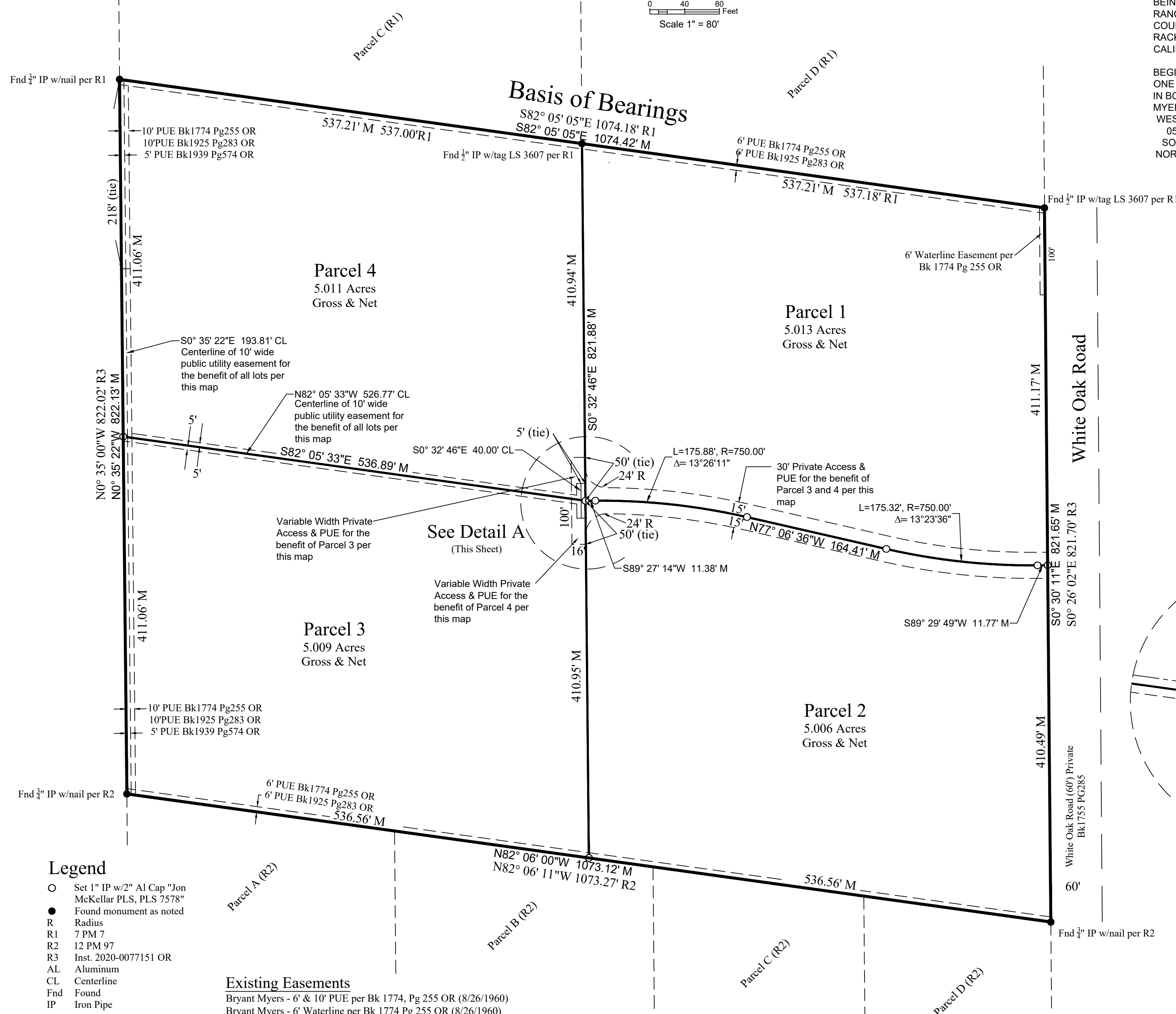
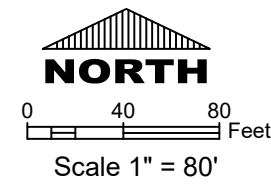


A Professional Land Surveying & Consulting Company  
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jon@jonmckellar.com  
http://www.jonmckellar.com

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- Legend**
- Set 1" IP w/2" Al Cap "Jon McKellar PLS, PLS 7578"
  - Found monument as noted
  - R Radius
  - R1 7 PM 7
  - R2 12 PM 97
  - R3 Inst. 2020-0077151 OR
  - AL Aluminum
  - CL Centerline
  - Fnd Found
  - IP Iron Pipe

**Existing Easements**

- Bryant Myers - 6' & 10' PUE per Bk 1774, Pg 255 OR (8/26/1960)
- Bryant Myers - 6' Waterline per Bk 1774 Pg 255 OR (8/26/1960)
- General Telephone Co. - 6' & 10' PUE per Bk 1925, Pg 283 OR (5/7/1962)
- Pacific Gas Electric - 5'- PUE per Bk 1939, Pg 574 OR (7/5/1962)

**Detail A**  
N.T.S.

**Jon McKellar PLS**  
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jon@jonmckellar.com  
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## Informational Map Sheet

### Surveyor's Note

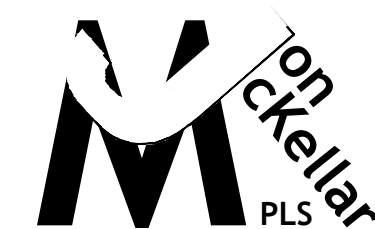
Pursuant to Government Code § 66434.2, this map sheet is for informational purposes, describing conditions as of the date of filing and is not intended to affect record title interest. The additional information shown on this map sheet is derived from public records or reports and does not imply the correctness or sufficiency of those records or reports by the preparer of the additional map sheet

- 1) Each Parcel shall mitigate for storm water quality at the time of individual or combined lot development.
- 2) Each Parcel shall be required to submit a stormwater control plan for review, together with the plancheck deposit to cover the plancheck costs.
- 3) Lots 1-4 will be required to mitigate post-development runoff at the time of individual lot development, while observing historic drainage patterns.
- 4) Each Parcel shall submit a plan check deposit to cover plan check costs at the time of individual or combined lot development.
- 5) For fire protection, proposed lots will utilize hydrants installed within proposed easements or on private property
- 6) Each owner shall be responsible for fire protection (hydrants) and access, including turnarounds that comply with Fire Department standards.

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