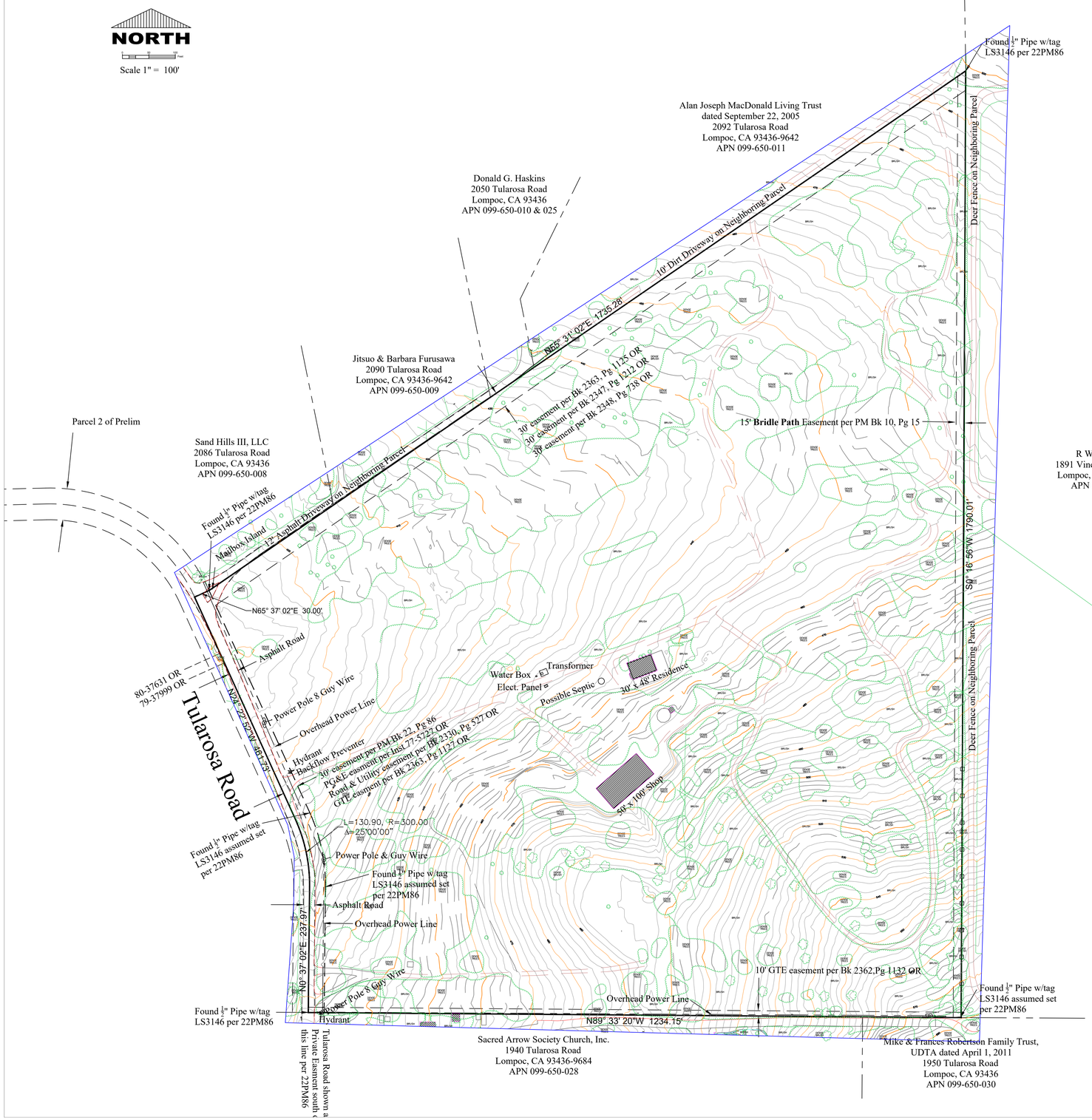
Tentative Parcel Map

23TPM-00000-000___

Parcel A of Parcel Map No. 12,319, in the County of Santa Barbara, State of California, as per the map recorded in Book 22, Pages 85 & 86 of Parcel Maps, in the office of the County Recorder of said County and State

Parcel 2 of Prelim is Tularosa Road (60' wide) noth of the southelry boundary of the Parcel described above

APN 099-650-012



Encumbrances and Servitudes

Union Oil Company of California for Ingress & Egress & Pipelines per Bk 133, Pg 572 OR (1/18/1912) not locatable
Union Oil Company of California for Ingress & Egress & Pipelines per Bk 143, Pg 363 OR (5/16/1914) not locatable
FL Hogue for Ingress & Egress & Pipelines per Bk. 199, Pg 273 Deeds (6/9/1921) not locatable
California Land & Development Co. for Roads & Utilities per Bk 2330, Pg 527 OR (12/15/1970) plotted
Melvin Dyer for Private Road & Utilities per Bk 2347, Pg 1212 OR (5/17/1971) plotted
General Telephone Company of California for Poles,Wires and Anchors per Book 2363, Pg 1125 OR (9/10/1971) plotted
General Telephone Company of California for Poles,Wires and Anchors per Book 2363, Pg 1127 OR (9/10/1971) plotted
General Telephone Company of California for Poles,Wires and Anchors per Book 2363, Pg 1132 OR (9/10/1971) plotted
60' Private Easement per Parcel Map No. 12,319 Bk 22, Pg 85 & 86 Parcel Maps plotted
15' Bridle Path easment per Parcel Map No. 11,526 Bk 10, Pg 15 Parcel Maps plotted
Pacific Gas & Electric Company for Poles, Lines & Cables per Inst 77-5727 OR (2/17/1977) plotted
Water Well Maintenance Agreement per Inst 79-37999 OR (8/15/1979) affects Parcel Two
Santa Rita Mutual Water Company, Inc for Water Well & Appurtenances per Inst 80-37631 OR (9/22/1980) affects Parcel 2
CC&R's per Inst 90-49722 OR (7/26/1990) affects Parcel 2

Site Info

APN 099-650-012
1990 Tularosa Road
Lompoc, CA 93436
Zoned: RR-10
Gross & Net Area: 40.08 acres +/-

Owner

Lany1990, LLC
23679 Calabasas Rd. #323
Calabasas, CA 91302
christopher.montes@gmail.com
1-323-823-2383

Agent

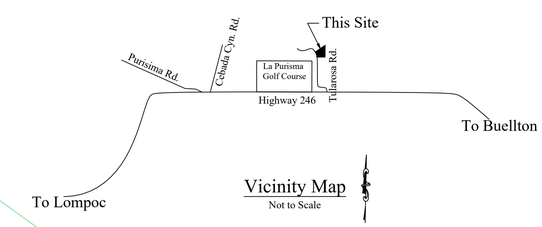
Mineral Exceptions

None Listed

FEMA

06083C0765G (12/4/2012) No Flood Zone

Record Title Data



Vicinity Map

Not to Scale

This Tentative Parcel Map was prepared by me or under my direction in conformance with the requirements of the Professional Land Surveyor's Act and Santa Barbara County Code in April 2023, Elevations are referenced ot the NAVD88 vertical datum determined by GPS observation.

4/20/20023
Jon McKellar
PLS 7578

Owner's Certification

I hereby apply for approval of the division of real property shown on this plat and certify that I am the legal owner of said property and that the information shown hereon is true and correct to the best of my knowledge and belief.

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Jon McKellar PLS
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