

Title Report

PREPARED BY: COMMONWEALTH LAND TITLE COMPANY
 ORDER NO.: 08022193
 DATED: MARCH 27, 2014

Legal Description

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:
 LOTS 1, 2 AND 21 OF TRACT NO. 25576, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 662, PAGES 11 TO 13 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES AS DISCLOSED IN THE DEED FROM ATLANTIC RICHFIELD COMPANY, RECORDED JULY 31, 1995, AS INSTRUMENT NO. 95-1234762, OFFICIAL RECORDS.

Assessor's Parcel Nos.

8268-017-035 & 8268-017-054

Easements

- ③ EASEMENT(S) FOR PIPE LINES PURPOSES, AS SET FORTH IN DOCUMENT RECORDED JANUARY 11, 1961, IN BOOK D1088, PAGE 949, OFFICIAL RECORDS. (PLOTTED HEREON).
- ④ EASEMENT(S) FOR POLE LINES AND CONDUITS PURPOSES, AS SET FORTH IN DOCUMENT RECORDED FEBRUARY 6, 1961, IN BOOK D1115, PAGE 242, OFFICIAL RECORDS. (PLOTTED HEREON).
- ⑤ EASEMENT(S) FOR POLE LINES AND CONDUITS PURPOSES, AS SET FORTH IN DOCUMENT RECORDED FEBRUARY 6, 1961, IN BOOK D1114, PAGE 929, OFFICIAL RECORDS. (PLOTTED HEREON).

Access/Utility Routes & Lease Area

AS SHOWN

Basis of Bearings

THE STATE PLANE COORDINATE SYSTEM OF 1983 (NAD 83), CALIFORNIA ZONE 5.

Bench Mark

THE CALIFORNIA SPATIAL REFERENCE CENTER C.O.R.S "SMHS", ELEVATION = 334.84 FEET (NAVD 88).

Date of Survey

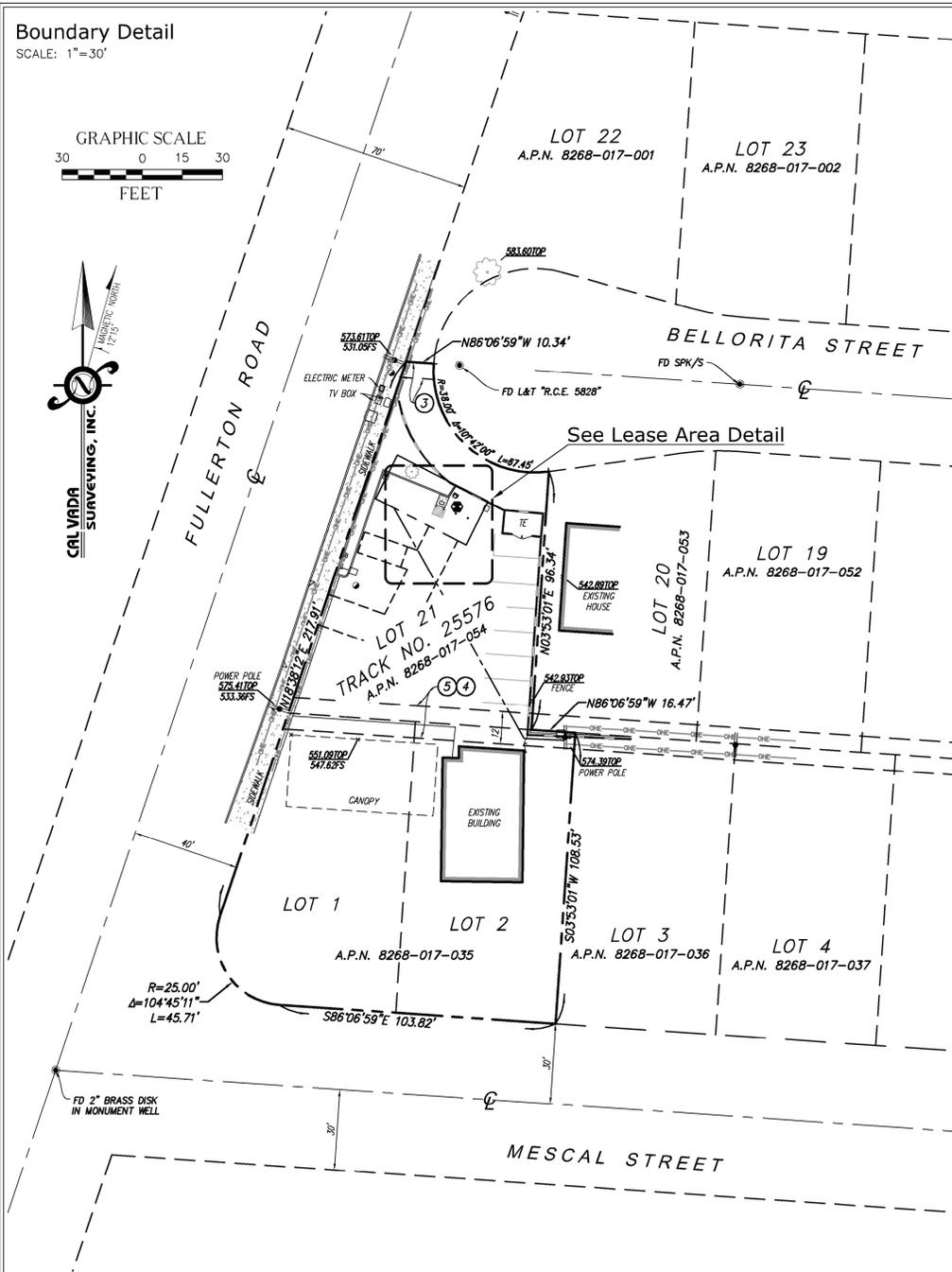
APRIL 9, 2014

Legend

FS	FINISH SURFACE	●	SURVEY CONTROL POINT
NG	NATURAL GROUND	—	PROPERTY LINE
TC	TOP OF CURB	—	RETAINING/BLOCK WALL
OT	OVERHANG TOP	—	CONCRETE PAVEMENT
TOP	TOP OF STRUCTURE	—	CENTER LINE
TW	TOP OF WALL	—	POWER POLE
TE	TRASH ENCLOSURE	—	HANDICAP
—	OVERHEAD ELECTRIC LINE	—	CHAIN LINK FENCE
—	GATE	—	WATER METER
—	GUARD POST	—	LIGHT
—	LATITUDE-LONGITUDE COORDINATE	—	WROUGHT IRON FENCE
—	EDGE OF PAVEMENT	—	PROPERTY LINE
—	TREE	—	POWER POLE W/TRANSFORMER

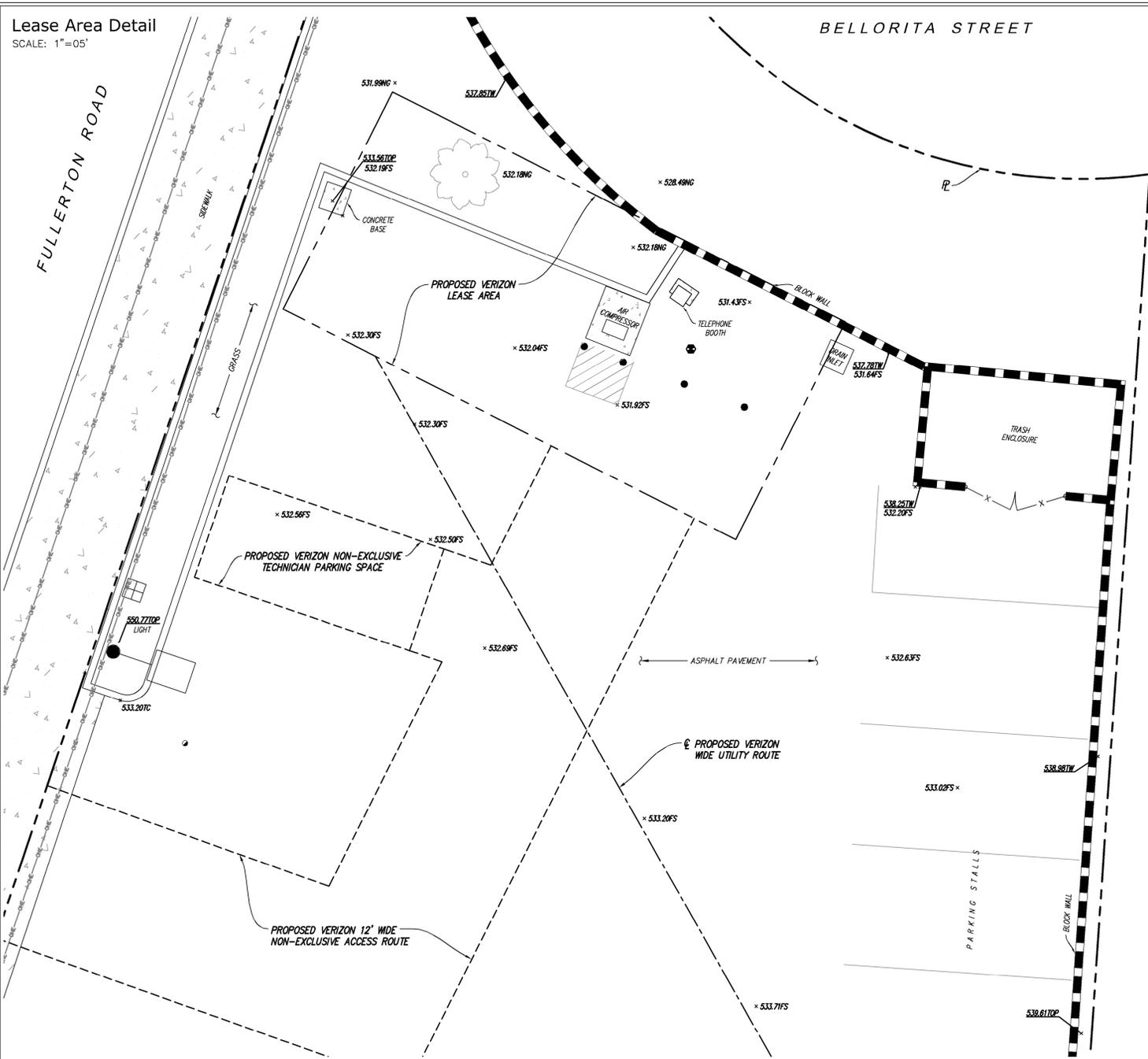
Boundary Detail

SCALE: 1"=30'



Lease Area Detail

SCALE: 1"=05'



REV	DATE/BY	DESCRIPTION
	4/17/14	AV
	6/11/14	RG
1		

ENGINEER / CONSULTANT

CAL VADA SURVEYING, INC.
 411 Jenks Cir., Suite 205, Corona, CA 92880
 Phone: 951-280-9860 Fax: 951-280-9746
 Toll Free: 800-CALVADA www.calvada.com
 L.S. 7780 Exp. 12-31-15
 JOB NO. 14257

[Signature]
 SITE BUILDER

verizon

15505 SAND CANYON AVENUE
 BLDG. D, FIRST FLR.
 IRVINE, CALIFORNIA 92618
 949.286.7000

A&E DEVELOPMENT

core

A&E SERVICES

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SITE DEVELOPMENT

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SITE INFORMATION

SITE NAME:
GALATINA

SITE ADDRESS:
 2356 FULLERTON RD
 ROWLAND HEIGHTS, CA 91748
 LOS ANGELES COUNTY

SHEET TITLE

TOPOGRAPHIC SURVEY

DRAWING INFORMATION

DRAWN BY:	CHECKED BY:	ISSUE DATE:
AV	RG	4/17/14

SHEET NUMBER

C-1
 SHEET 1 OF 1

REV	DATE/BY	DESCRIPTION
0	06/16/14 PB	ISSUED FOR 90% ZONING
1	06/25/14 BH	ISSUED FOR 100% ZONING

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SITE NAME:

GALATINA

SITE ADDRESS:

2356 FULLERTON RD
ROWLAND HEIGHTS, CA 91748

LOS ANGELES COUNTY

SHEET TITLE

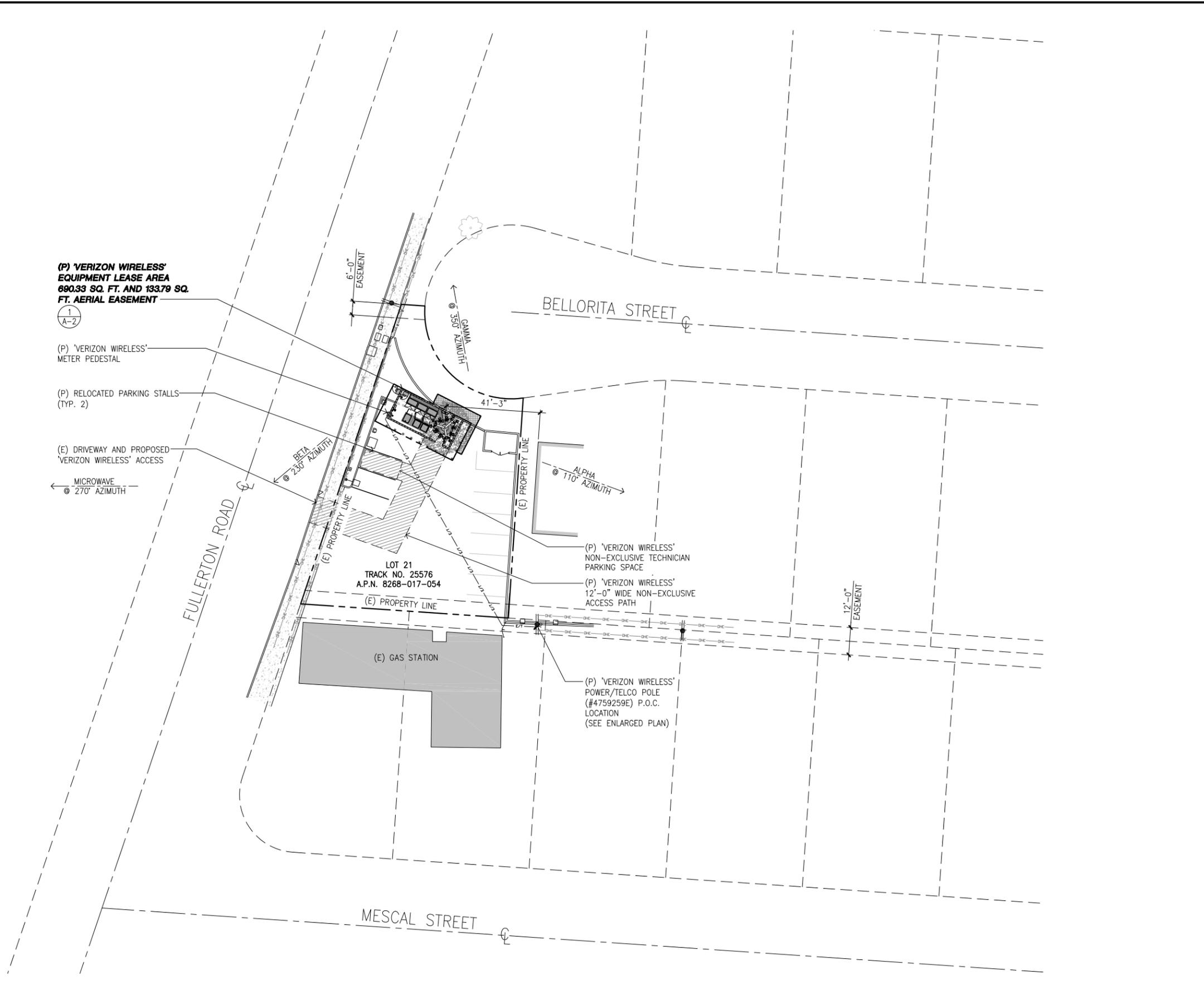
SITE PLAN

DRAWING INFORMATION

DRAWN BY	CHECKED BY	ISSUE DATE
PB	APP	06.16.2014

SHEET NUMBER

A-1



SITE PLAN

SCALE
1"=60'-0"
0 30' 60' 120'

1

REV	DATE/BY	DESCRIPTION
0	06/16/14 PB	ISSUED FOR 90% ZONING
1	06/25/14 BH	ISSUED FOR 100% ZONING

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SHEET TITLE

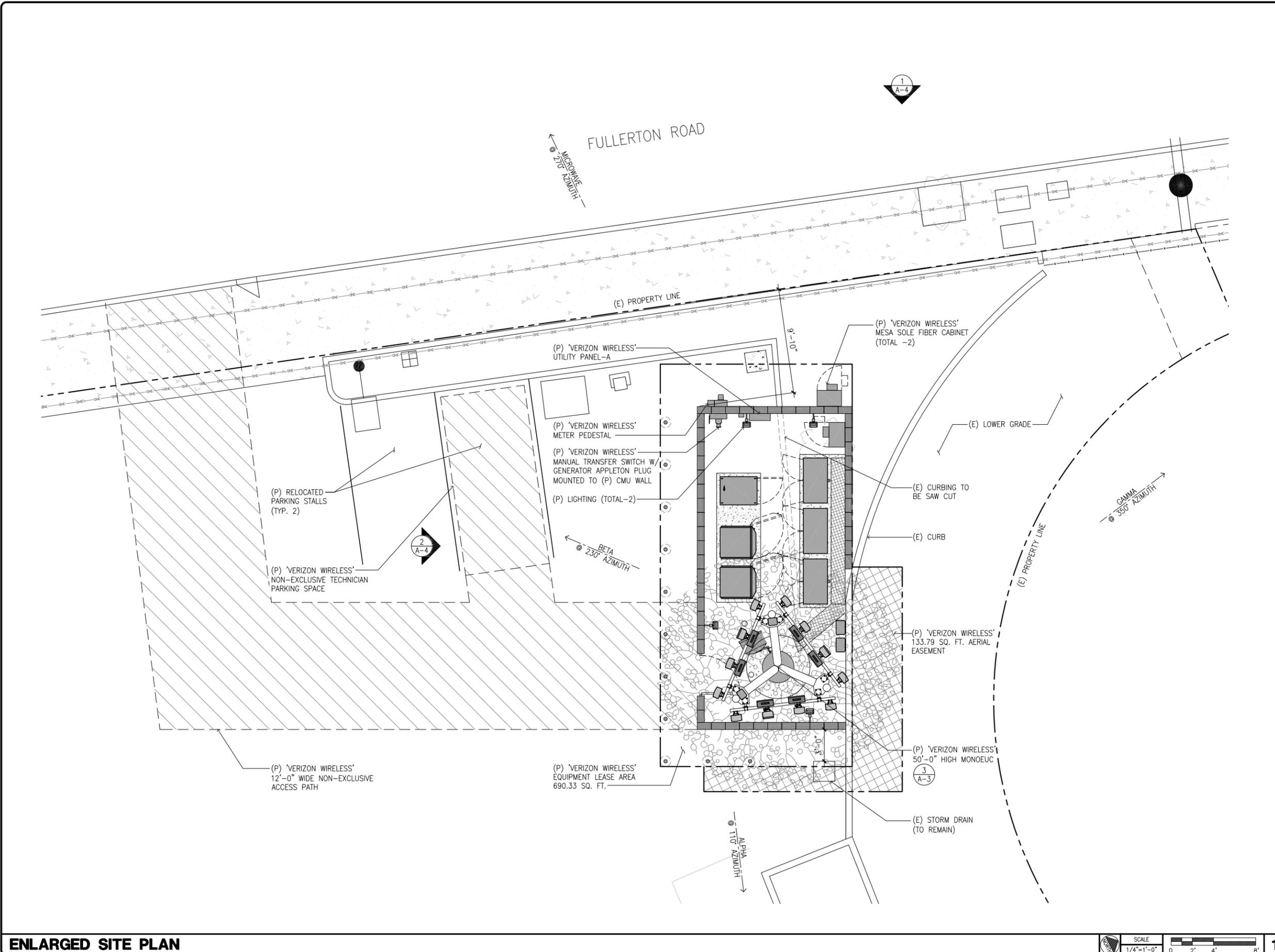
ENLARGED SITE PLAN

DRAWING INFORMATION

DRAWN BY	CHECKED BY	ISSUE DATE
PB	APP	06.16.2014

SHEET NUMBER

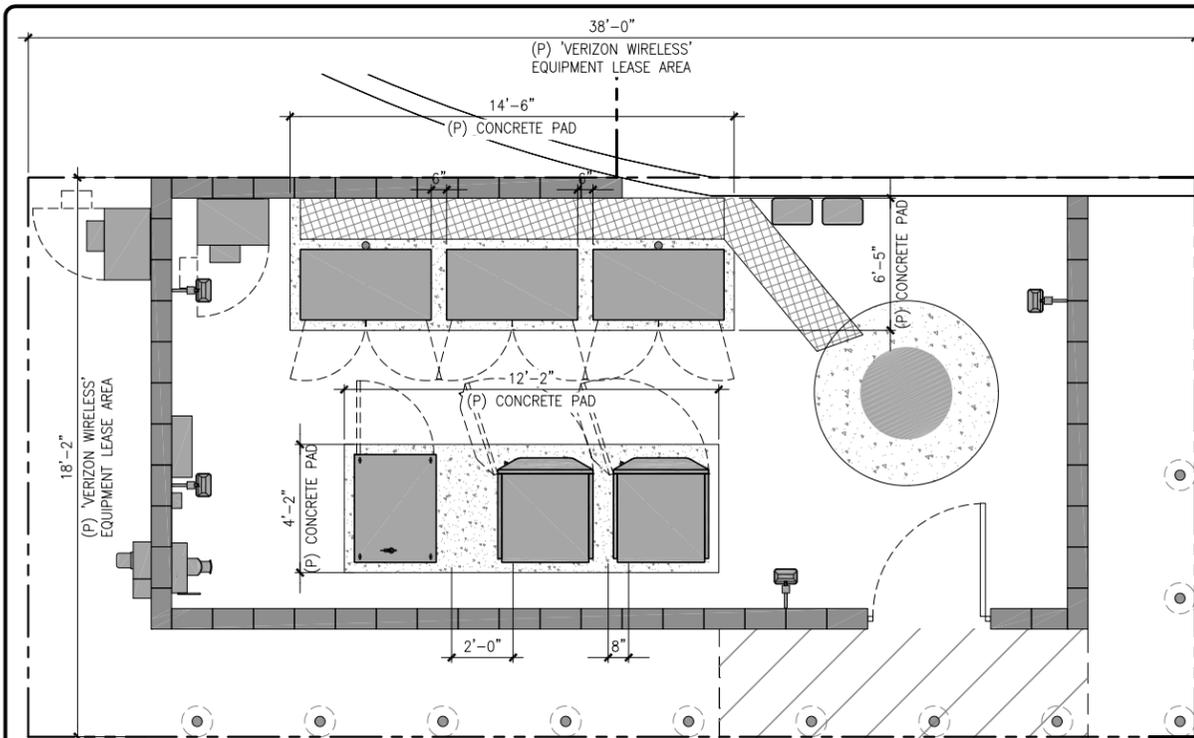
A-2



ENLARGED SITE PLAN

SCALE: 1/4"=1'-0"
0 2' 4' 8'

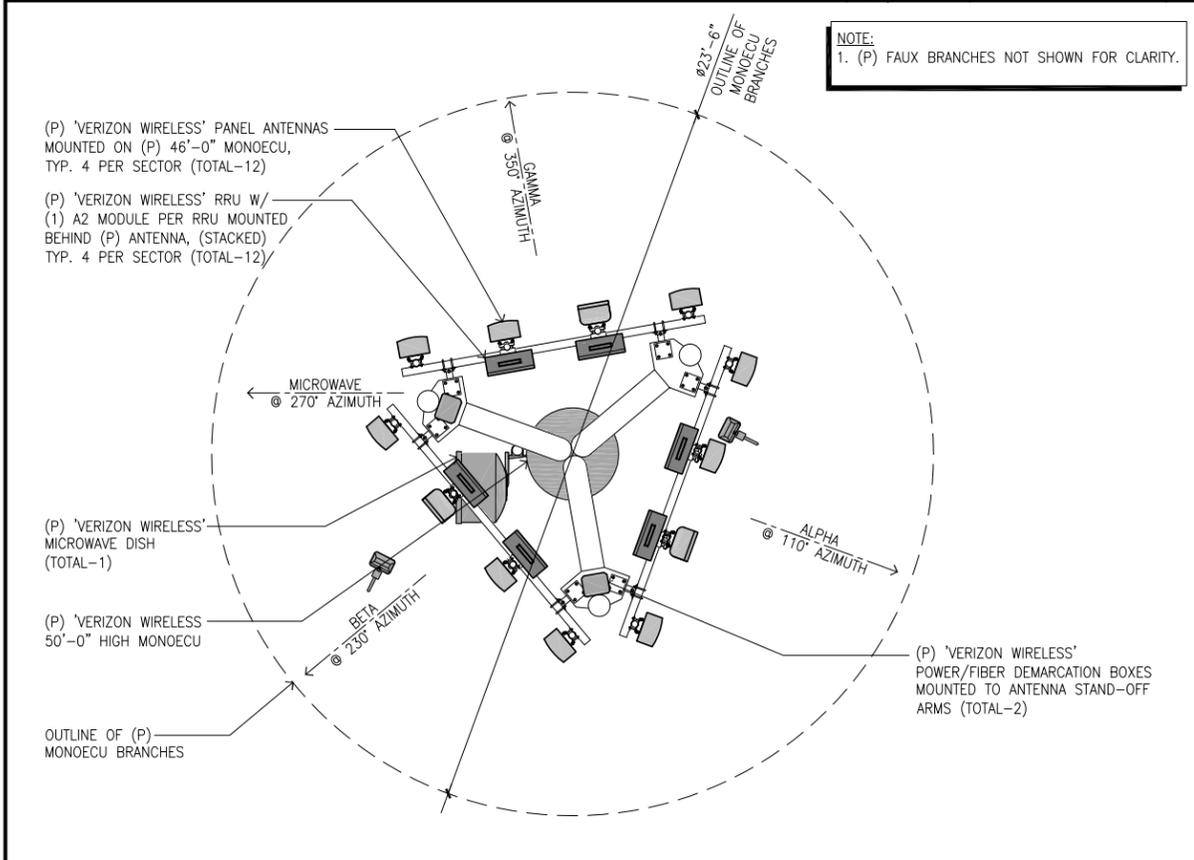
1



NOTE:
 1. ALL (P) ANTENNAS AND EQUIPMENT MOUNTED TO THE (P) POLE SHALL BE PAINTED TO MATCH THE (P) MONOECU. ALL ANTENNAS AND EQUIPMENT ON THE POLE SHALL BE COVERED WITH SOCKS.
 2. (P) MONOECU BRANCHES NOT SHOWN FOR CLARITY.

DIMENSION PLAN

SCALE 1/4"=1'-0" 0 2' 4' 8' **2**

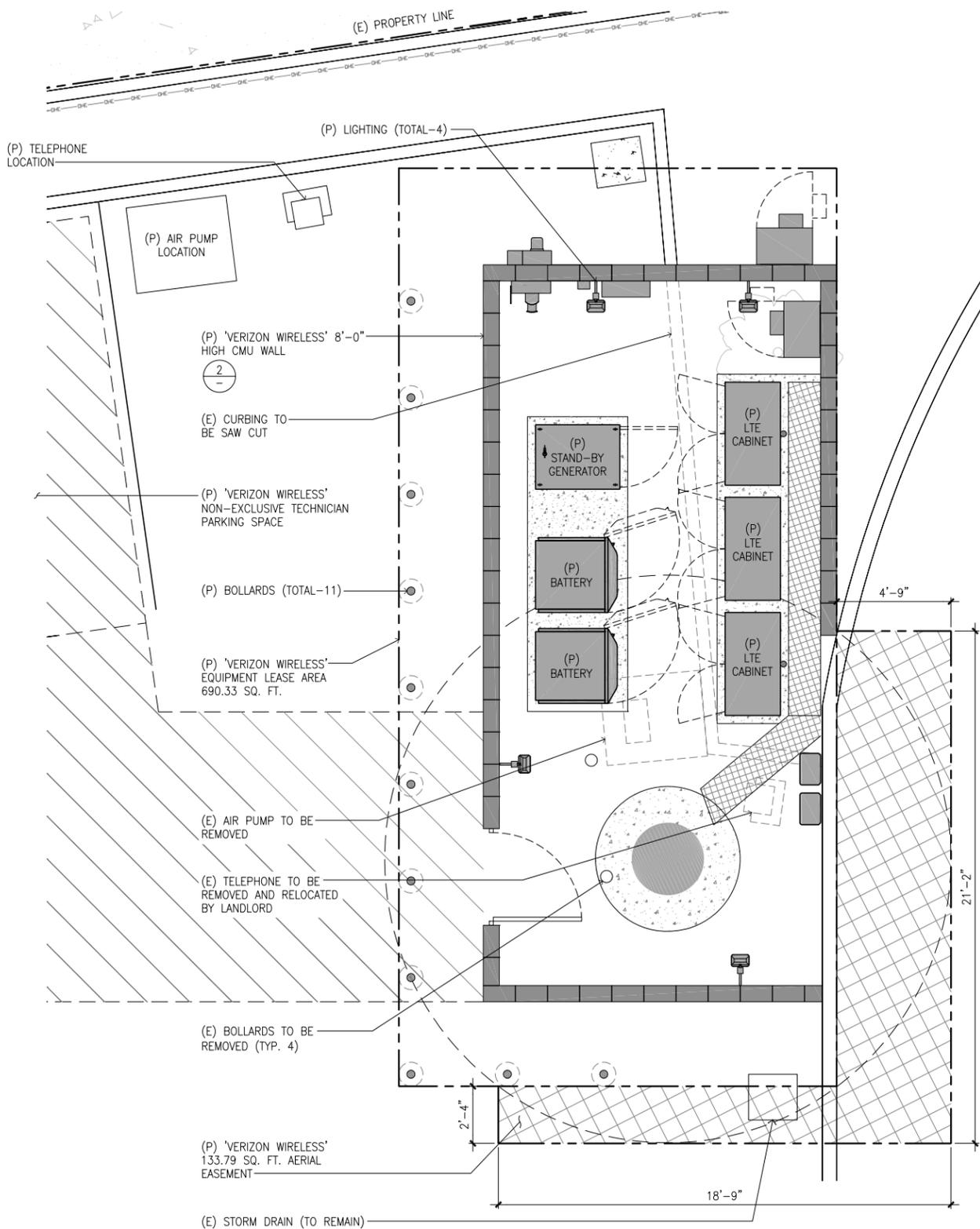


NOTE:
 1. (P) FAUX BRANCHES NOT SHOWN FOR CLARITY.

ANTENNA PLAN

SCALE 3/8"=1'-0" 0 1' 2' 4' **3**

NOTE:
 1. ALL (P) ANTENNAS AND EQUIPMENT MOUNTED TO THE (P) POLE SHALL BE PAINTED TO MATCH THE (P) MONOECU. ALL ANTENNAS AND EQUIPMENT ON THE POLE SHALL BE COVERED WITH SOCKS.
 2. (P) MONOECU BRANCHES NOT SHOWN FOR CLARITY.



EQUIPMENT PLAN

SCALE 3/8"=1'-0" 0 1' 2' 4' **1**

REV	DATE/BY	DESCRIPTION
0	06/16/14 PB	ISSUED FOR 90% ZONING
1	06/25/14 BH	ISSUED FOR 100% ZONING

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SHEET TITLE
EQUIPMENT PLAN, DIMENSION PLAN AND ANTENNA PLAN

DRAWING INFORMATION
 DRAWN BY: PB
 CHECKED BY: APP
 ISSUE DATE: 06.16.2014
 SHEET NUMBER

A-3

REV	DATE/BY	DESCRIPTION
0	06/16/14 PB	ISSUED FOR 90% ZONING
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ENGINEER / CONSULTANT

SITE BUILDER



A&E DEVELOPMENT



SITE DEVELOPMENT



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SITE ADDRESS:	2356 FULLERTON RD ROWLAND HEIGHTS, CA 91748
	LOS ANGELES COUNTY

SHEET TITLE

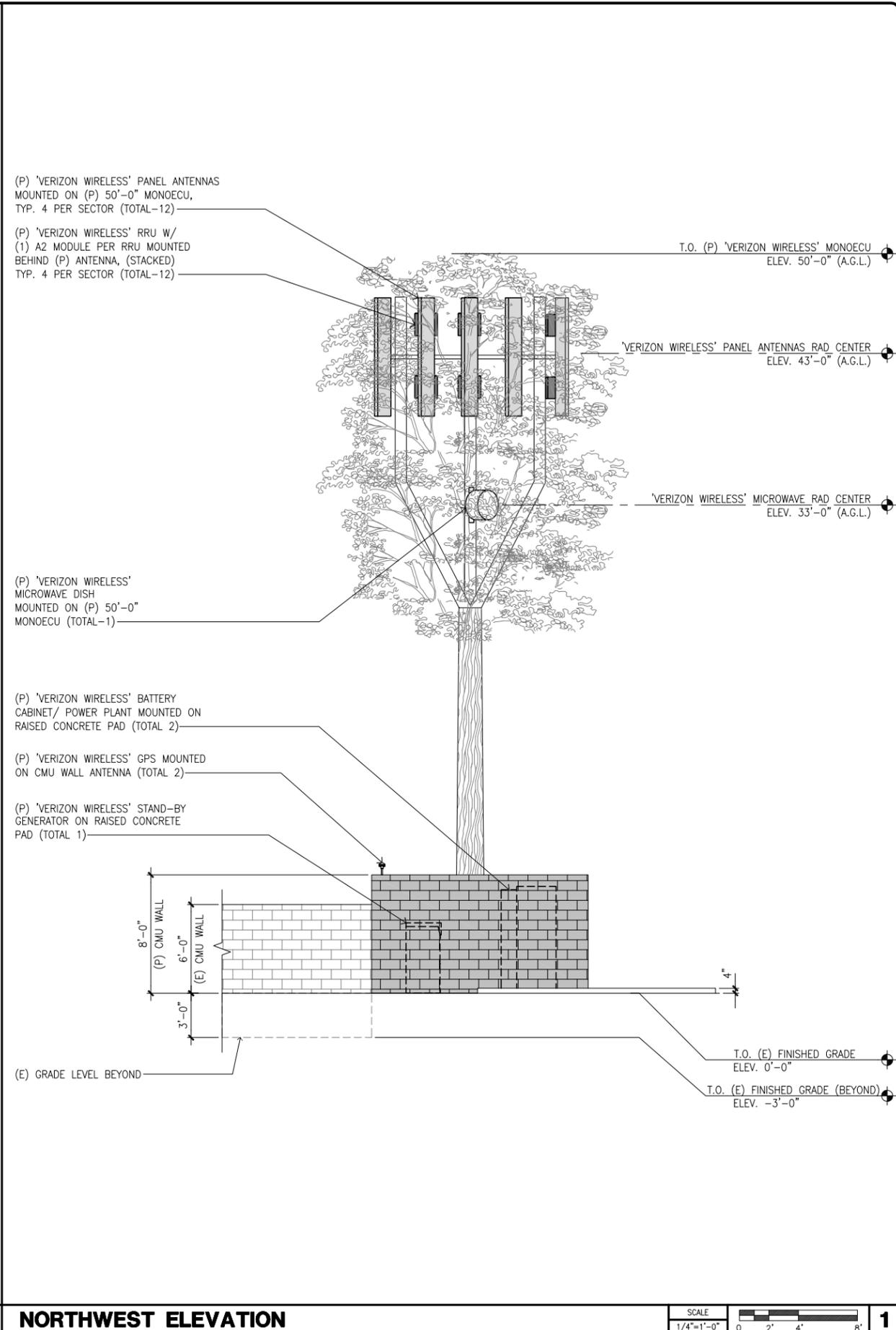
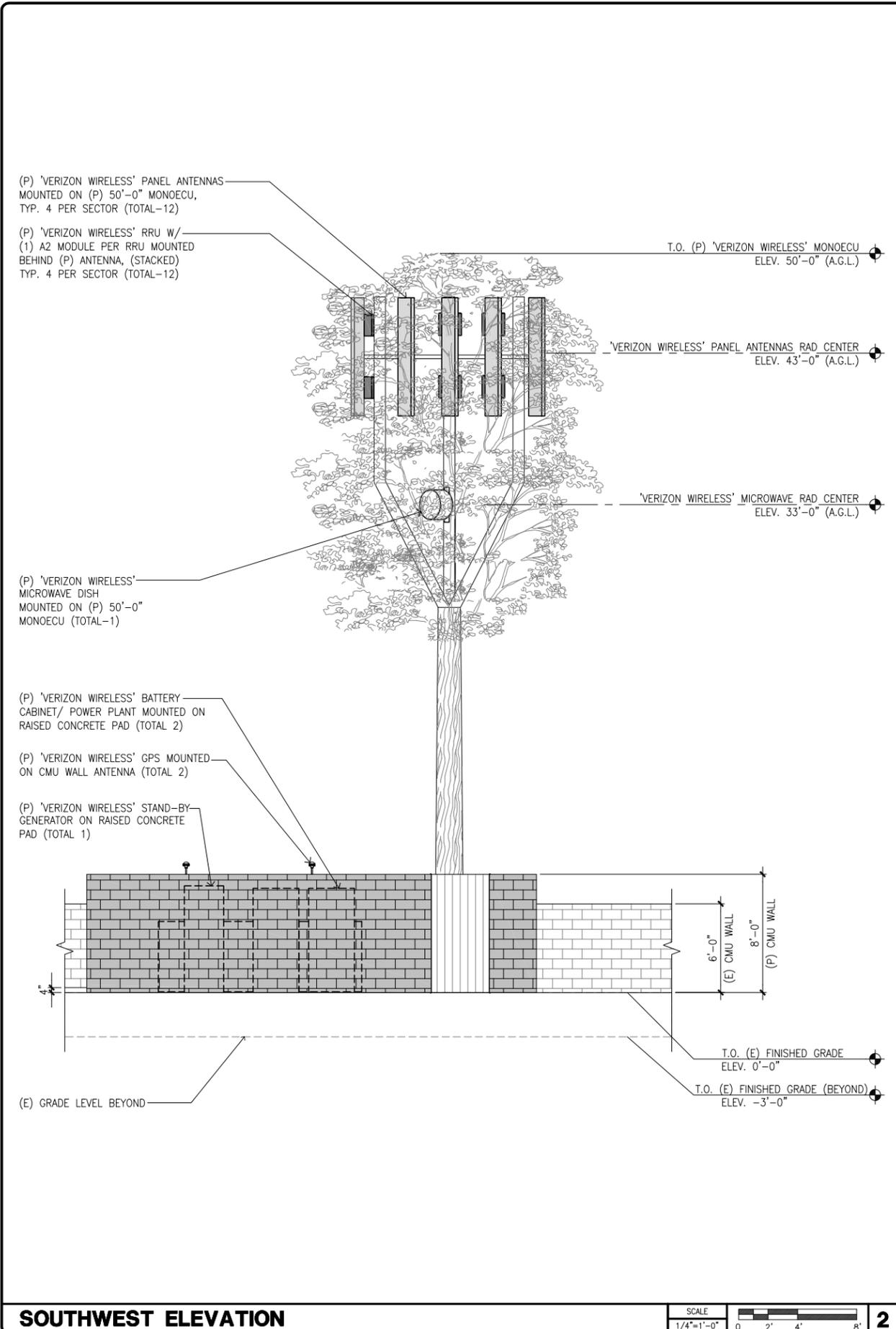
ELEVATIONS		
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DRAWING INFORMATION

DRAWN BY	CHECKED BY	ISSUE DATE
PB	APP	06.16.2014

SHEET NUMBER

A-4



SOUTHWEST ELEVATION

NORTHWEST ELEVATION