TRACT MAP NO. 53970
IN THE CITY OF LOS ANGELES
STATE OF CALIFORNIA
FOR SUBDIVISION PURPOSES

BEING A SUBDIVISION OF LOT 6 BLOCK C OF TRACT NO. 6148 AS PER MAP RECORDED IN BOOK 72 PAGES 74 TO 76 INCLUSIVE OF MAPS, RECORDS OF LOS ANGELES COUNTY.

OWNER'S STATEMENT:
WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES AND WE CONSENT TO THE PREPARATION AND FILING OF THIS SAID MAP AND SUBDIVISION. WE HEREBY DEDICATE TO THE PUBLIC USE THE STREETS, HIGHWAYS AND OTHER PUBLIC WAYS SHOWN ON SAID MAP WITHIN SAID SUBDIVISION AND WE HEREBY GRANT AND DEDICATE TO THE CITY OF LOS ANGELES, EASEMENTS FOR UNGRADED SWIMMING POOL SEWER PURPOSES OVER THE STRIPS OF LAND SO DESIGNATED ON SAID MAP.

VIRGILIO A. MARAVILLAS — OWNER
TERESA S. MARAVILLAS — OWNER

BANK ONE, NATIONAL ASSOCIATION, AS TRUSTEE (AS BENEFICIARY) BY ASSIGNMENT RECORDED OCTOBER 17, 2002 AS INSTRUMENT NO. 02-2444170, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY.

MONUMENT MORTGAGE, INC., A CALIFORNIA CORPORATION, AS BENEFICIARY, UNDER A DEED OF TRUST RECORDED APRIL 16, 2002 AS INSTRUMENT NO. 02-2463660, OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY.

PRESIDENT
SECRETARY

BASIS OF BEARINGS:
THE BEARING "WEST" OF THE CENTERLINE OF HART STREET AS SHOWN ON MAP OF TRACT NO. 6148, AS RECORDED IN BOOK 72, PAGES 74 TO 76 INCLUSIVE OF MAPS, RECORDS OF LOS ANGELES COUNTY WAS TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

On __________ before me, __________________, personally appeared

personally known to me (or proved to me on the basis of satisfactory evidence) the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Signature __________________________

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

On __________ before me, __________________, personally appeared

personally known to me (or proved to me on the basis of satisfactory evidence) the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature __________________________

NOTICE OF STREET LIGHTING MAINTENANCE ASSESSMENT:
NOTICE IS HEREBY GIVEN that assessments may be levied for the costs of maintenance and energy for any street lighting facilities included with this subdivision. The initial filing may be for a period of up to three years with additional filing made with the Bureau of Street Lighting at (310) 847-6364.

CERTIFICATE OF SPECIAL ASSESSMENT:
I HEREBY CERTIFY that according to the records of the City Engineer of the City of Los Angeles none of the lots or parcels of land included in this subdivision map will divide any land subject to any special assessment which may be paid in tax.

DATE: City Engineer

CERTIFICATE OF COMPLIANCE:
I HEREBY CERTIFY that I have examined this map and that the subdivision as shown herein is substantially the same as it appeared on the tentative map and any approved alterations thereof, that all platwork conforms to the laws and ordinances of the City of Los Angeles, and that all platwork has been prepared in accordance with the Code of State of California, and of its local ordinances applicable and in effect at the time of the approval of the tentative map, have been complied with and I am satisfied that this map is technically correct.

DATE: City Engineer

CERTIFICATE OF TITLE:
I HEREBY CERTIFY that there are on file in the office of the City Engineer of the City of Los Angeles, State of California a Certificate of Title made by the City of Los Angeles, State of California Certificate No. __________, recorded in the Office of the Recorder of the County of Los Angeles, State of California, pursuant to the provisions of the Street Improvement Act of the State of California, the City of Los Angeles, State of California Certificate No. __________, recorded in the Office of the Recorder of the County of Los Angeles, State of California, and that said Certificate of Title is in full force and effect.

DATE: City Clerk

CERTIFICATE OF ACCEPTANCE:
I HEREBY CERTIFY that the City Council of the City of Los Angeles approved this map and any changes thereto, and consented to the dedication of the streets, highways and other public ways shown on said map and in the instrument recording the same, and that said plans, details, and specifications are in accordance with the requirements of the Street Improvement Act of the State of California, and that the city has not been deprived of any right or interest in the streets, highways and other public ways shown on this map.

DATE: City Clerk

By __________________________ Deputy