

LAGOON
(LOT 168)

3' P.U.E.
(12 R.M. 87)
5' DRAINAGE
EASEMENT
(12 R.M. 87)

20' PRIVATE BOAT DOCKING, STORAGE
AND ANCHORAGE EASEMENT
(12 R.M. 87)

S81°57'58"W 62.50'

LEGEND

- NTS = NOT TO SCALE
- PL = PROPERTY LINE
- P.U.E. = PUBLIC UTILITY EASEMENT
- ⊙ = FOUND STANDARD STREET MONUMENT
- ⊙ = SET NAIL & TAG, LS 5065
- ⊙ = SET 1/2" REBAR & CAP, LS 5065
- = 4X4" WOOD POST (NTS)
- * = FENCE

HIGHER HIGH
WATER LINE
(PER 12 R.M. 87)

42'
(PER 12 R.M. 87)

SET NAIL & TAG
ATOP 10" CONC. WALL
1.00' FROM SIDE PL
(E'LY FACE WALL 0.4' W'LY OF PL)

FENCE COR.
0.6' W'LY OF PL
CONC. COR.
1.0' W'LY OF PL

SET NAIL & TAG
ON CONC. PATIO
7.00' FROM SIDE PL
91.75' FROM FRONT PL

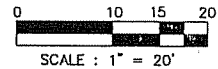
E'LY FACE OF FENCE
0.3' W'LY OF PL

FENCE JOG
E'LY FACE OF FENCE
0.1' W'LY OF PL

E'LY FACE OF FENCE
ON PL

STUCCO FENCE FACADE
0.4' W'LY OF PL

Q OF POSTS ARE:
0.2' W'LY OF PL
0.2' W'LY OF PL
0.1' W'LY OF PL
0.1' W'LY OF PL
ON PL



NOTES

1) SURVEYED IN ACCORDANCE WITH OLD REPUBLIC TITLE COMPANY POLICY OF TITLE INSURANCE NO. FTY-071872, DATED SEPTEMBER 17, 1997. APPURTENANCES AND/ENCUMBRANCES TO TITLE NOT REFERRED TO IN SAID POLICY MAY EXIST AND NOT BE SHOWN HEREON.

A) REFERENCE IS MADE TO THE FOLLOWING DOCUMENTS CITED AS "EXCEPTIONS FROM COVERAGE" PER SCHEDULE B, PART 2, ITEM 5: COVENANTS CONDITIONS AND RESTRICTIONS RECORDED AS DOCUMENT #'S 1840 O.R. 414 & 3122 O.R. 211, MARIN COUNTY RECORDS.

LOT 247

LOT 249

LOT 248

12 R.M. 87

A.P.N. 157-292-26
NO. 1027 BEL-MARIN KEYS BLVD.
RESIDENCE

5' PUBLIC UTILITY
EASEMENT
(12 R.M. 87)

N08°02'02"W

S08°02'02"E

CONC. SIDEWALK,
CURB & GUTTER

N81°57'58"E 62.50'

SET NAIL & TAG
ON CONC. CURB

BEL-MARIN KEYS BOULEVARD

ASPHALT ROADWAY

1106.00'

1534.00'

(78' RIGHT-OF-WAY)

N81°57'58"E 2640.00'