

RECORDING REQUESTED BY: EPN

Electronically Recorded in Official Records
County of Santa Barbara
Joseph E. Holland
County Clerk-Recorder

DOC# 2023-0008907

03/30/2023
08:00 AM

Titles: 3 Pages: 25

Fees	\$125.00
Taxes	\$0.00
CA SB2 Fee	\$225.00
Total	\$350.00

E35

COZEN O'CONNOR
ATTN: SUSY FORBATH
401 WILSHIRE BLVD., SUITE 850
SANTA MONICA, CA 90401

AND WHEN RECORDED, MAIL TO:

COZEN O'CONNOR
ATTN: SUSY FORBATH
401 WILSHIRE BLVD., SUITE 850
SANTA MONICA, CA 90401

0#32030.SB

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NOTICE TO ASSESSOR: PURSUANT TO SECTION 2188.6(d) OF THE REVENUE AND TAXATION CODE THE RECORD OWNERS DEFINED HEREIN HEREBY REQUEST THAT THE REAL PROPERTY DESCRIBED HEREIN BE EXEMPT FROM SEPARATE ASSESSMENT PURSUANT TO SAID SECTION.

CONDOMINIUM PLAN
OF
RANCHO ESTATES

A Mobile Home Condominium Project
Goleta, Santa Barbara County, California

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:56:48 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
2850 Collier Canyon Road Phone (925) 245-8788
Livermore, California 94551 Fax (925) 245-8796

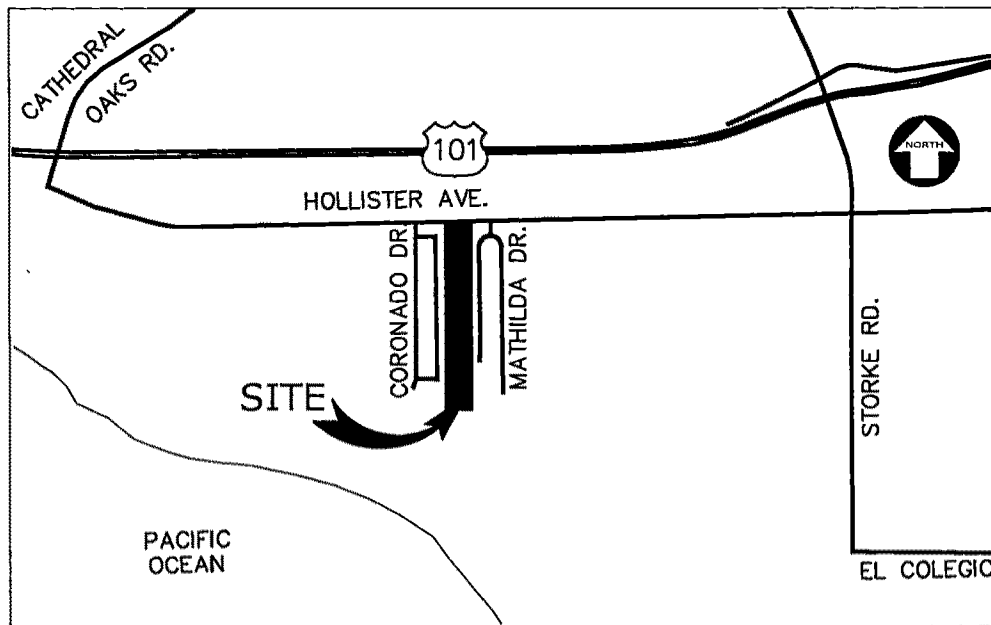
CONDOMINIUM PLAN
OF
RANCHO ESTATES
RECORDING PAGE
GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	1 OF 24

INDEX:

SHEET

RECORDING PAGE_____	1
INDEX & VICINITY MAP_____	2
SURVEYOR'S STATEMENT & LEGAL DESCRIPTION_____	3
OWNER'S STATEMENT & ACKNOWLEDGMENT_____	4
BENEFICIARY'S STATEMENT & ACKNOWLEDGMENT_____	5
GENERAL NOTES, BENCHMARK & BASIS OF BEARINGS_____	6
TERMINOLOGY AND DEFINITIONS_____	7
NOTES AND UNIT FINISHED SURFACE ELEVATIONS_____	8 & 9
LEGEND & REFERENCES_____	10
BOUNDARY & EASEMENT PLAN_____	11
SITE PLAN_____	12 & 13
UNIT INDEX_____	14 & 15
UNIT PLANS_____	16 - 22
LINE TABLE_____	23
UNIT SECTION_____	24



VICINITY MAP

Not to Scale

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:56:51 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 INDEX & VICINITY MAP
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

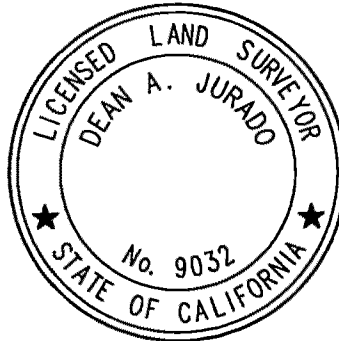
SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	2 OF 24

SURVEYOR'S STATEMENT:

I, DEAN A. JURADO, HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA; AND THAT THIS CONDOMINIUM PLAN CONSISTING OF 24 SHEETS CORRECTLY REPRESENTS THE BOUNDARIES OF THIS CONDOMINIUM PROJECT, MADE UNDER MY SUPERVISION IN MAY 2022, WHICH REFERS TO OR SHOWS MONUMENTATION ON THE GROUND AND A THREE-DIMENSIONAL DESCRIPTION OF THE CONDOMINIUM PROJECT IN SUFFICIENT DETAIL TO IDENTIFY THE COMMON AREAS AND EACH SEPARATE INTEREST WITHIN THE MEANING OF SECTION 4125 (a), (b) AND (c) OF THE CIVIL CODE OF THE STATE OF CALIFORNIA.



DEAN A. JURADO PLS NO. 9032
 CALIFORNIA LICENSED LAND SURVEYOR
 LICENSE EXPIRES: 09/30/23



3-10-23
 DATE

LEGAL DESCRIPTION:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF GOLETA, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOT 1 OF FINAL MAP 32,030, IN THE CITY OF GOLETA, COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF FILED IN BOOK 209, PAGES 7 THROUGH 10, INCLUSIVE, OF MAPS, RECORDS OF SAID COUNTY.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:56:56 PM



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 SURVEYOR'S STATEMENT
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	3 OF 24

OWNER'S STATEMENT:

WE, THE UNDERSIGNED, BEING ALL OF THE RECORD OWNER(S) OF THE FEE INTEREST IN THE REAL PROPERTY DESCRIBED IN THE DOCUMENTS HEREIN CONTAINED BY VIRTUE OF THE GRANT DEED RECORDED NOVEMBER 10, 2021, RECORDER'S INSTRUMENT NO. 2021-0078354, OFFICIAL RECORDS OF SAN BARBARA COUNTY, CALIFORNIA, PURSUANT TO CHAPTER 4290(A)(1) OF CALIFORNIA CIVIL CODE DO HEREBY CERTIFY THAT:

WE HEREBY CONSENT TO THE RECORDATION OF THIS PLAN OF CONDOMINIUM, PURSUANT TO CHAPTER 4285 ET SEQ. OF CALIFORNIA CIVIL CODE, CONSISTING OF: (I) THE DESCRIPTION OR SURVEY MAP OF THE SURFACE OF THE LAND INCLUDED WITH THE PROJECT, AS SUCH DESCRIPTION IS SET FORTH UPON AND AS SHOWN AND DEFINED IN THIS CONDOMINIUM PLAN FOR "RANCHO ESTATES"; (II) THE DIAGRAMMATIC FLOOR PLANS OF THE BUILDING OR BUILDINGS BUILT OR TO BE BUILT ON A PORTION OF SAID LAND, AS SAID DIAGRAMMATIC FLOOR PLANS ARE SET FORTH UPON AND AS SHOWN AND DEFINED IN THIS CONDOMINIUM PLAN; AND (III) THIS CERTIFICATE.

OWNER: RANCHO ESTATES COWAN LLC,
A NEVADA LIMITED LIABILITY COMPANY
NAME: [Signature]
JOHN R. SAUNDERS, MEMBER/MANAGER OF RANCHO ESTATES COWAN LLC

RANCHO ESTATES HOMES LLC
A NEVADA LIMITED LIABILITY COMPANY
NAME: [Signature]
JOHN R. SAUNDERS, MANAGER OF RANCHO ESTATES HOMES LLC

OWNER'S ACKNOWLEDGMENT

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

STATE OF California)SS.

COUNTY OF Orange)

ON March 13 2023, BEFORE ME, Trang Thach, A NOTARY PUBLIC,

PERSONALLY APPEARED, John R. Saunders WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE EXECUTED THE SAME IN HIS/HER AUTHORIZED CAPACITY, AND THAT BY HIS/HER SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON 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:

NOTARY'S SIGNATURE: Trang Thach
PRINTED NAME: Trang Thach
PRINCIPAL PLACE OF BUSINESS: Saunders Property Company
COMMISSION No.: 2430846
COMMISSION EXPIRATION DATE: December 14, 2026



Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:01 PM

 KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC. 2850 Collier Canyon Road Phone (925) 245-8788 Livermore, California 94551 Fax (925) 245-8796	CONDOMINIUM PLAN OF RANCHO ESTATES OWNER'S STATEMENT GOLETA, SANTA BARBARA COUNTY, CALIFORNIA	SCALE NONE
	DATE MAR., 2023	
	BY DFH	
	JOB NO. A21541	
	SHEET 4 OF 24	

BENEFICIARY'S STATEMENT:

CONSENT AND SUBORDINATION

THE UNDERSIGNED OWNER AND HOLDER OF THE BENEFICIAL INTEREST IN THOSE CERTAIN DEEDS OF TRUST DATED NOVEMBER 2, 2021 AND RECORDED NOVEMBER 10, 2021 AS DOCUMENT NO.S 2021-0078359 AND 2021-0078355, OFFICIAL RECORDS OF SANTA BARBARA COUNTY, DOES HEREBY CONSENT TO THE EXECUTION AND RECORDATION OF THIS CONDOMINIUM PLAN TO WHICH THIS STATEMENT IS A PART, NAMELY THE "RANCHO ESTATES" AND DOES HEREBY SUBORDINATE THE LIEN OF SAID DEED OF TRUST TO SAID CONDOMINIUM PLAN WITH THE SAME FORCE AND EFFECT AS IF SAID CONDOMINIUM PLAN HAD BEEN EXECUTED AND RECORDED PRIOR TO THE EXECUTION AND RECORDATION OF SAID DEEDS OF TRUST.

BENEFICIARY:

SUNWEST BANK
BY: [Signature]
NAME: John R Houten
TITLE: Executive Vice President
DATED: 3/24/23

BENEFICIARY'S ACKNOWLEDGMENT

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

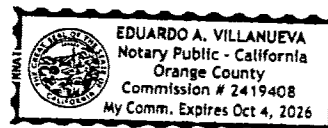
STATE OF California)SS.
COUNTY OF Orange)
ON 3/24 2023, BEFORE ME, Eduardo A. Villanueva, A NOTARY PUBLIC,

PERSONALLY APPEARED, John R Houten
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE EXECUTED THE SAME IN HIS/HER AUTHORIZED CAPACITY, AND THAT BY HIS/HER SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON 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:

NOTARY'S SIGNATURE: [Signature]
PRINTED NAME: Eduardo A. Villanueva
PRINCIPAL PLACE OF BUSINESS: Sunwest Bank
COMMISSION No.: 2419408
COMMISSION EXPIRATION DATE: Oct 4 2026



(SEAL)

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:06 PM

KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
2850 Collier Canyon Road Phone (925) 245-8788
Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
OF
RANCHO ESTATES
BENEFICIARY'S STATEMENT
GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	5 OF 24

GENERAL NOTES:

1. ALL DISTANCES ARE IN FEET (GROUND) AND DECIMALS THEREOF.
2. ALL BEARINGS ARE "NORTH ORIENTED".
3. ALL FRONT UNIT CORNERS SHOWN HEREON ARE MONUMENTED WITH A NAIL AND DISC SET IN THE A.C. PAVEMENT OR A REBAR AND CAP SET AS AN OFFSET TO THE ACTUAL CORNER (OFFSET SHOWN HEREON). REAR LOT CORNERS WILL BE REBAR WITH CAP WILL BE SET OR OFFSET AS NOTED.
4. THE AIRSPACE BOUNDARY OF EACH OF THE UNITS ARE AS DEFINED HEREIN AND MARKED ON THE GROUND AS SHOWN HEREIN ON THE "CONDOMINIUM PLAN". THESE UNIT CORNERS & UNIT LINE POINTS, ORIGINAL AND UNDISTURBED, CONTROL THE LOCATION OF EACH OF THE UNITS, REGARDLESS OF THE DESCRIBED METES AND BOUNDS SHOWN HEREON.
5. IN INTERPRETING DEEDS AND OTHER DOCUMENTS IN CONNECTION WITH THIS SUBDIVISION AND PLANS, THE EXISTING PHYSICAL BOUNDARIES OF EACH UNIT SHALL BE CONCLUSIVELY PRESUMED TO BE ITS BOUNDARIES RATHER THAN THE BOUNDARIES EXPRESSED ON THIS CONDOMINIUM PLAN, REGARDLESS OF SETTLING OR LATERAL MOVEMENT OF THE IMPROVEMENTS OR REGARDLESS OF MINOR VARIANCES BETWEEN BOUNDARIES SHOWN ON THIS CONDOMINIUM PLAN AND THOSE OF THE ACTUAL IMPROVEMENTS. THE BOUNDARIES OF UNITS 99-146, 215-229, 232-240, 310-329, 332-344, 401-408, & 414-450" SHALL BE MONUMENTED ON THE GROUND AND SHOWN HEREIN, AND WILL CONTROL THE LOCATION OF THE UNITS, REGARDLESS OF THE MATHEMATICAL CALCULATIONS DERIVED FROM THE HEREIN PLAN.
6. EACH UNIT SHALL HAVE, APPURTENANT TO IT, A NONEXCLUSIVE EASEMENT FOR INGRESS/EGRESS, AND SUPPORT THROUGH THE COMMON AREA, EXCLUDING THE EXCLUSIVE USE AREA APPURTENANT TO OTHER UNITS.


BENCHMARK:

NGS BENCHMARK (G-657). FOUND BENCH MARK DISK SET IN THE TOP OF CONCRETE POST PROJECTING 0.3 FOOT ABOVE THE GROUND. LOCATED ALONG THE SOUTHERN PACIFIC RAILROAD AT 0.4 MILES WEST OF THE CROSSING OF ELLWOOD STATION ROAD. ELEVATION = 103.98 FEET (NAVD 88).

BASIS OF BEARINGS:

THE BEARING NORTH 00°05'57" WEST ON THE CENTER LINE OF DAYTONA DRIVE AS SHOWN ON THAT CERTAIN FINAL MAP 32,030 FILED FOR RECORD JUNE 2, 2020 IN BOOK 209 OF MAPS AT PAGES 7 THRU 10, SANTA BARBARA COUNTY RECORDS WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-GP-d.dwg 3-08-23 02:57:11 PM

 <p>KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC. 2850 Collier Canyon Road Phone (925) 245-8788 Livermore, California 94551 Fax (925) 245-8796</p>	CONDOMINIUM PLAN OF RANCHO ESTATES PLAN NOTES GOLETA, SANTA BARBARA COUNTY, CALIFORNIA		SCALE	NONE
			DATE	MAR., 2023
			BY	DFH
			JOB NO.	A21541
			SHEET	6 OF 24

TERMINOLOGY AND DEFINITIONS:

THE TERMS USED IN THIS CONDOMINIUM PLAN ARE DEFINED IN THE DECLARATION OF ESTABLISHMENT OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR RANCHO ESTATES ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP FOR "RANCHO ESTATES" CONDOMINIUM PROJECT FILED FOR RECORD CONCURRENTLY HEREWITH.

"ASSOCIATION" SHALL MEAN THE RANCHO ESTATES HOMEOWNERS ASSOCIATION, A CALIFORNIA NONPROFIT MUTUAL BENEFIT CORPORATION, WHICH ENTITY SHALL OWN THE ASSOCIATION COMMON AREA AND THE DUTY OF MAINTAINING, OPERATING AND MANAGING THE COMMON AREA OF THE PROJECT AND THE EXCLUSIVE USE AREAS (IF ANY) IN THE MANNER AND TO THE EXTENT PROVIDED FOR IN THE DECLARATION. EACH OWNER SHALL BECOME A MEMBER OF THE ASSOCIATION, CONTEMPORANEOUSLY WITH THE ACQUISITION OF HIS OR HER UNIT, WITHOUT FURTHER DOCUMENTATION OF ANY KIND.

"ASSOCIATION COMMON AREA" SHALL MEAN ALL OF THE REAL PROPERTY AS SHOWN ON THE CONDOMINIUM PLAN AS WELL AS THE REAL PROPERTY BENEATH AND WITHIN SUCH AREA AND ALL IMPROVEMENTS THEREIN, EXCEPT THE UNITS AND CONDOMINIUM COMMON AREA. SUBJECT TO THE EASEMENTS, AND RIGHTS IN FAVOR OF DECLARANT AND OWNERS AS DESCRIBED UNDER SECTIONS 2.4, 2.5 AND ELSEWHERE UNDER THE TERMS OF THE DECLARATION.

"COMMON AREA" SHALL MEAN BOTH THE ASSOCIATION COMMON AREA AND THE CONDOMINIUM COMMON AREA.

"COMMUNITY" MEANS AND REFERS TO THE ENTIRE REAL PROPERTY ABOVE DESCRIBED, INCLUDING ALL STRUCTURES AND IMPROVEMENTS ERECTED OR TO BE ERECTED THEREON, EXCLUDING HOMES.

"CONDOMINIUM" SHALL MEAN A CONDOMINIUM AS DEFINED IN SECTION 4125 OF THE CALIFORNIA CIVIL CODE, CONSISTING OF TITLE TO A UNIT, UNDIVIDED INTEREST IN CONDOMINIUM COMMON AREA AND EXCLUSIVE RIGHT TO USE AND OCCUPY ANY EXCLUSIVE USE AREA; EACH CONDOMINIUM SHALL HAVE APPURTENANT TO IT A MEMBERSHIP IN THE ASSOCIATION.

"CONDOMINIUM COMMON AREA" SHALL MEAN THE AIR SPACE AS SHOWN ON THE CONDOMINIUM PLAN OWNED AS AN UNDIVIDED 1/150TH INTEREST IN COMMON BY EACH OWNER OF A UNIT.

"DECLARATION" SHALL MEAN AND REFER TO THE ENABLING DECLARATION OF ESTABLISHMENT OF COVENANTS, CONDITIONS, AND RESTRICTIONS, AS AMENDED OR SUPPLEMENTED FROM TIME TO TIME.

"EXCLUSIVE USE AREA" SHALL MEAN THAT EACH UNIT HAS APPURTENANT THERETO THE EXCLUSIVE RIGHT AND EASEMENT TO USE THOSE PORTIONS OF THE ASSOCIATION COMMON AREA DESIGNATED ON THE CONDOMINIUM PLAN AS "EXCLUSIVE USE AREAS", IF ANY.

"UNIT" SHALL MEAN AND REFER TO THE UNIT SHOWN ON THIS CONDOMINIUM PLAN. THE TERM "UNIT" SHALL HAVE THE SAME MEANING AS THE TERM "UNIT" IS DESCRIBED IN SECTION 4185(a)(2) OF THE CALIFORNIA CIVIL CODE.


UNIT SHALL FURTHER MEAN THE AREA WITHIN THE BOUNDARIES AS FOLLOWS:

- A. THE LOWER LIMIT IS THE EXISTING ELEVATION AS OF THIS DATE MINUS 1.50 FOOT.
- B. THE UPPER LIMIT IS A HORIZONTAL PLANE 41.50 FEET ABOVE THE EXISTING ELEVATION.
- C. EXISTING ELEVATION OF EACH UNIT ARE LISTED ON A TABLE ON SHEETS 8 AND 9.
- D. THE LATERAL LIMITS OF EACH UNIT ARE PLANES EXTENDING VERTICALLY THROUGH THE UNIT LIMIT LINES, AT THE DIMENSIONS SHOWN HEREON AND INTERSECTING THE UPPER AND LOWER LIMITS (SEE SECTION DETAIL ON SHEET 24).

"UNIT DESIGNATION" SHALL MEAN THE NUMBER DESIGNATION(S) SHOWN ON THIS CONDOMINIUM PLAN WITH EACH UNIT BEING IDENTIFIED BY A SEPARATE NUMBER.

IF THERE IS A CONFLICT BETWEEN THESE DEFINITIONS AND THE DEFINITIONS CONTAINED WITHIN THE DECLARATION OF ESTABLISHMENT OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR RANCHO ESTATES, AS MAY BE AMENDED FROM TIME TO TIME, THE DEFINITIONS OF THE DECLARATION SHALL CONTROL.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:16 PM

 <p>KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC. 2850 Collier Canyon Road Phone (925) 245-8788 Livermore, California 94551 Fax (925) 245-8796</p>	CONDOMINIUM PLAN OF RANCHO ESTATES PLAN NOTES GOLETA, SANTA BARBARA COUNTY, CALIFORNIA		SCALE	NONE
			DATE	MAR., 2023
			BY	DFH
			JOB NO.	A21541
			SHEET	7 OF 24

FINISHED SURFACE ELEVATION TABLE:

UNIT NO.	FINISHED SURFACE ELEVATION
99	73.43
100	72.84
101	71.96
102	70.92
103	70.19
104	69.57
105	68.52
106	67.96
107	66.81
108	65.68
109	64.56
110	63.67
111	62.81
112	62.06
113	61.44
114	60.85
115	60.46
116	59.83
117	59.34
118	58.83
119	58.40
120	57.76
121	57.24
122	56.83
123	56.40
124	54.16
125	53.14
126	51.89
127	51.07
128	50.22
129	49.33
130	48.13

UNIT NO.	FINISHED SURFACE ELEVATION
131	46.92
132	45.91
133	45.24
134	44.27
135	43.24
136	42.24
137	41.45
138	40.47
139	39.36
140	37.83
141	36.66
142	35.59
143	34.75
144	33.62
145	32.73
146	31.90
215	60.67
216	59.90
217	59.58
218	59.19
219	58.54
220	58.10
221	57.42
222	57.00
223	54.09
224	53.08
225	52.06
226	51.04
227	50.01
228	49.20
229	48.05
232	45.49

UNIT NO.	FINISHED SURFACE ELEVATION
233	44.34
234	43.69
235	42.48
236	41.50
237	40.64
238	39.98
239	36.96
240	35.35
310	71.91
311	48.54
312	48.05
313	49.50
314	49.20
315	50.42
316	50.01
317	51.38
318	51.04
319	52.01
320	52.06
321	53.32
322	53.08
323	54.29
324	54.09
325	56.75
326	57.00
327	57.42
328	57.42
329	58.11
332	58.54
333	59.03
334	59.19
335	59.54

FINISHED ELEVATION NOTE:
ALL ELEVATIONS WERE TAKEN ON THE DRIVEWAY SIDE OF LOT
AT THE SOUTHERLY PROPERTY CORNER.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:23 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
2850 Collier Canyon Road Phone (925) 245-8788
Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
OF
RANCHO ESTATES
ELEVATIONS
GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	8 OF 24

FINISHED SURFACE ELEVATION TABLE:

UNIT NO.	FINISHED SURFACE ELEVATION
336	59.58
337	60.22
338	59.90
339	36.72
340	44.91
341	44.34
342	45.94
343	45.49
344	48.54
401	73.06
402	71.70
403	70.52
404	69.14
405	68.02
406	67.37
407	66.74
408	64.96
414	60.97
415	60.50
416	58.98
417	59.15
418	58.52
419	58.03
420	57.50
421	56.91
422	56.58
423	56.73
424	55.07
425	53.17
426	52.46
427	51.42
428	50.42

UNIT NO.	FINISHED SURFACE ELEVATION
429	49.80
430	48.18
431	47.23
432	46.57
433	45.28
434	44.74
435	43.71
436	42.60
437	41.44
438	40.56
439	39.62
440	38.56
441	36.74
442	35.82
443	34.82
444	34.27
445	33.74
446	33.39
447	33.66
448	33.82
449	34.26
450	34.75

FINISHED ELEVATION NOTE:
ALL ELEVATIONS WERE TAKEN ON THE DRIVEWAY SIDE OF LOT
AT THE SOUTHERLY PROPERTY CORNER.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:27 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
2850 Collier Canyon Road Phone (925) 245-8788
Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
OF
RANCHO ESTATES
ELEVATIONS
GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NONE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	9 OF 24


LEGEND:

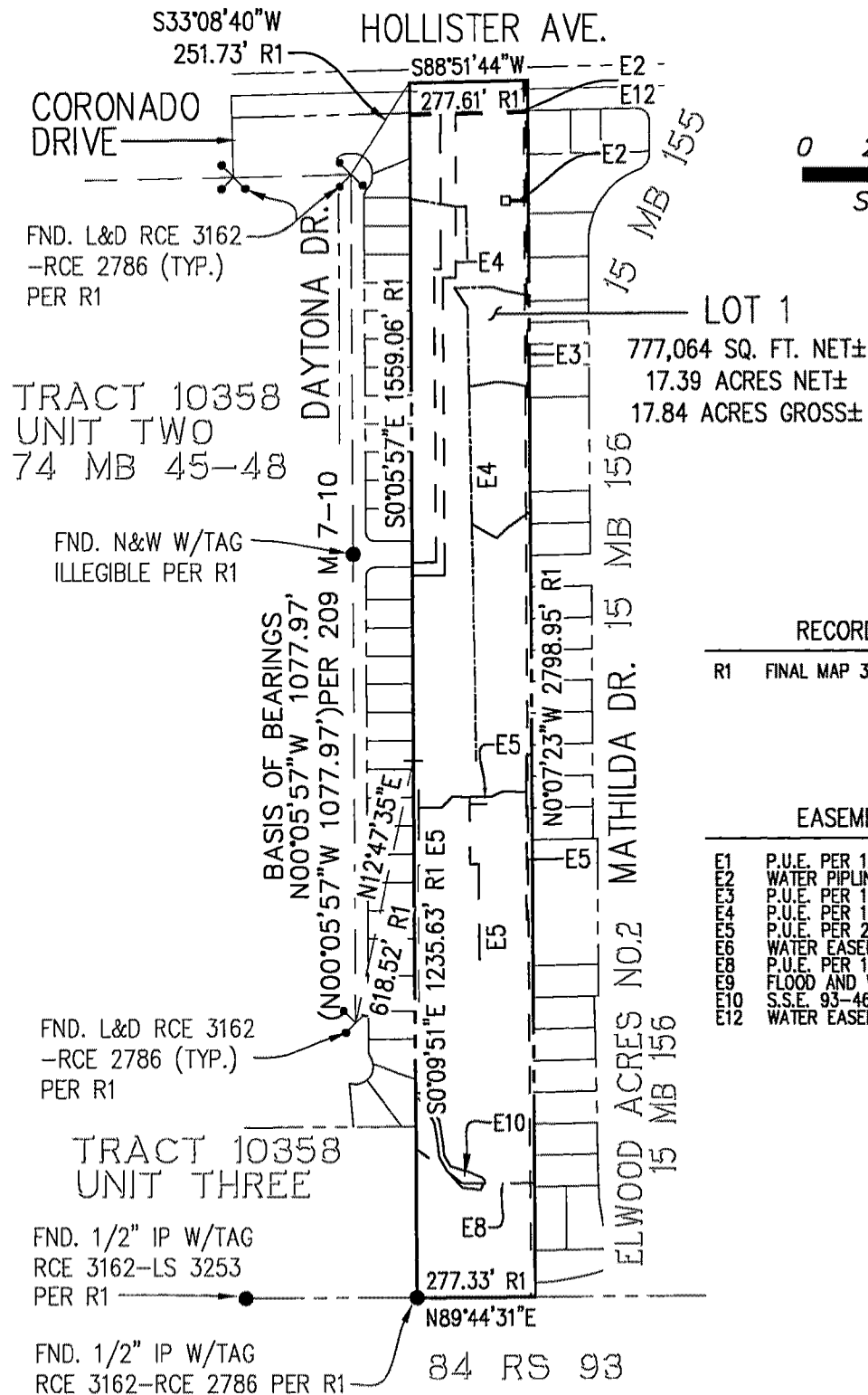
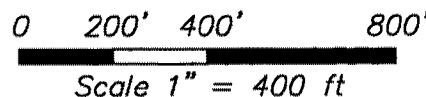
—————	PROPERTY LINE
-----	ADJOINING PROPERTY LINE
—————	CENTER LINE
—————	UNIT BOUNDARY LINE
⊙	FOUND MONUMENT;
55.5'	DIMENSION IN FEET AND DECIMAL
AC.	ACRES
A.C.A.	ASSOCIATION COMMON AREA
C.C.A.	CONDOMINIUM COMMON AREA
ELEV.	ELEVATION
FND MON	FOUND MONUMENT
IP	IRON PIPE
L.L.	LOWER LIMIT
M	MAPS
M—M	MONUMENT TO MONUMENT
N.T.S.	NOT TO SCALE
O.R.	OFFICIAL RECORD
PM	PARCEL MAP
(R)	RADIAL BEARING
S.F.	SQUARE FEET
(T)	TOTAL
(TYP)	TYPICAL
UNIT#	CONDOMINIUM UNIT NUMBER
U.L.	UPPER LIMIT
⊗①	FOUND NAIL AND TAG SET IN A.C. PAVEMENT (NUMBER DENOTES OFFSET DISTANCE IN FEET)
⊗①	FOUND NAIL AND TAG SET IN A.C. PAVEMENT (NUMBER DENOTES PERPENDICULAR OFFSET DISTANCE IN FEET)
●①	REBAR FOUND (NUMBER DENOTES OFFSET DISTANCE IN FEET)
●①	REBAR FOUND (NUMBER DENOTES PERPENDICULAR OFFSET DISTANCE IN FEET)
○①	REBAR SET (NUMBER DENOTES OFFSET DISTANCE IN FEET)
○①	REBAR SET (NUMBER DENOTES PERPENDICULAR OFFSET DISTANCE IN FEET)
⊗①	SET NAIL AND TAG SET IN A.C. PAVEMENT (NUMBER DENOTES OFFSET DISTANCE IN FEET)
⊗①	SET NAIL AND TAG SET IN A.C. PAVEMENT (NUMBER DENOTES PERPENDICULAR OFFSET DISTANCE IN FEET)
⊗①	SCRIBED CROSS SET (NUMBER DENOTES OFFSET DISTANCE IN FEET)

REFERENCES:

R1 FINAL MAP FOR CONDOMINIUM PURPOSES ENTITLED "FINAL MAP 32,030 FOR CONDOMINIUM PURPOSES", FILED JUNE 2, 2020, IN BOOK 209 OF MAPS, PAGES 7 THRU 10, OFFICIAL RECORDS OF SANTA BARBARA COUNTY.

Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:31 PM

 KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC. 2850 Collier Canyon Road Phone (925) 245-8788 Livermore, California 94551 Fax (925) 245-8796	CONDOMINIUM PLAN OF RANCHO ESTATES LEGEND GOLETA, SANTA BARBARA COUNTY, CALIFORNIA	SCALE NONE
		DATE MAR., 2023
		BY DFH
		JOB NO. A21541
		SHEET 10 OF 24



RECORD REFERENCES

R1 FINAL MAP 32,030 209 M 7-10

EASEMENT LEGEND

- E1 P.U.E. PER 1239 OR 486
- E2 WATER PIPELINE PER 1347 OR 497
- E3 P.U.E. PER 1388 OR 436
- E4 P.U.E. PER 1974 OR 1195
- E5 P.U.E. PER 2231 OR 1218
- E6 WATER EASEMENT PER 2235 OR 610
- E8 P.U.E. PER 1898 OR 209
- E9 FLOOD AND WATER EASEMENT PER 2337 OR 391
- E10 S.S.E. 93-4650 OR
- E12 WATER EASEMENT PER 1665 OR 101

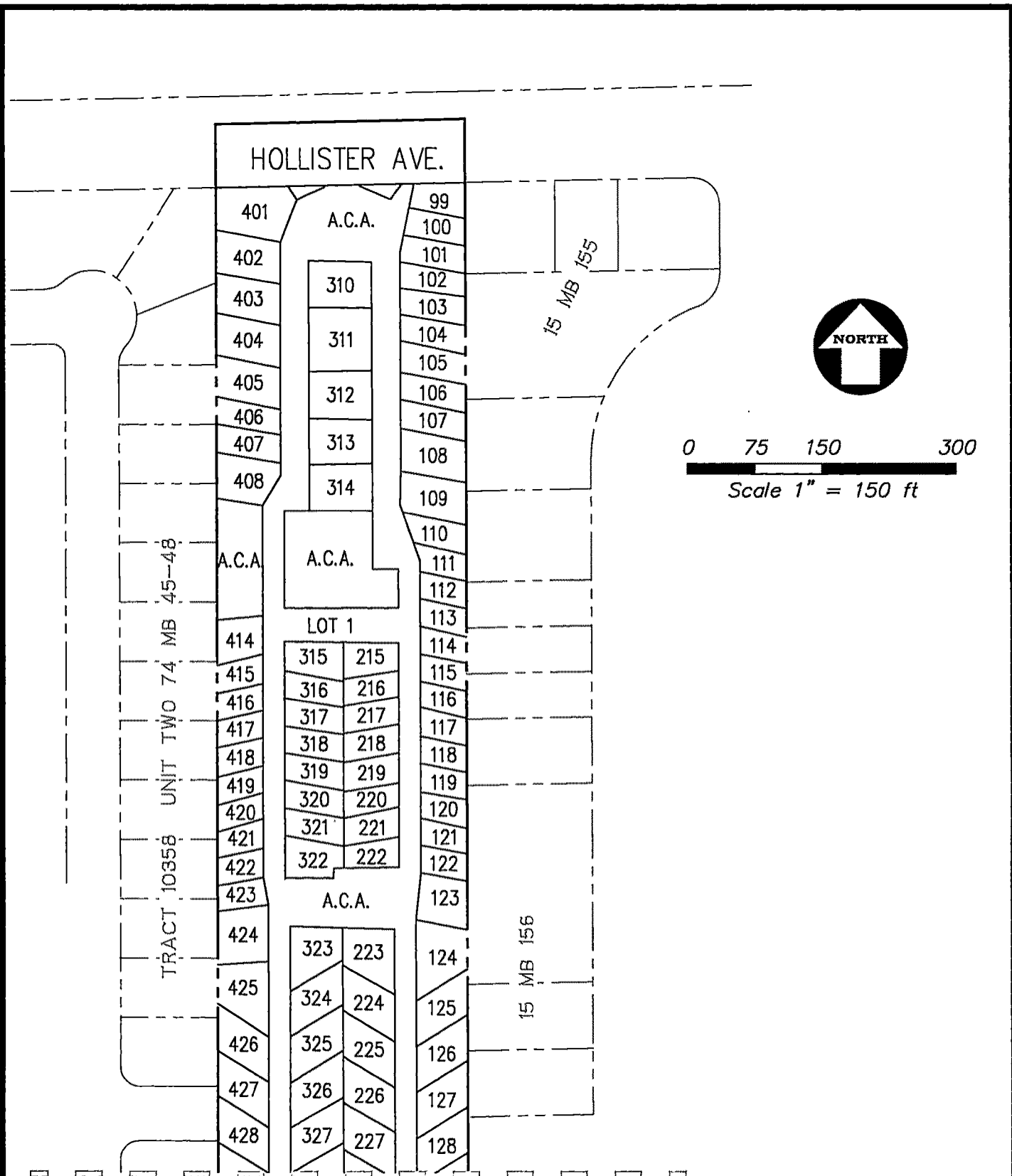
Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:37 PM



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 BOUNDARY & EASEMENT PLAN
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 400'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	11 OF 24



SEE SHEET 13

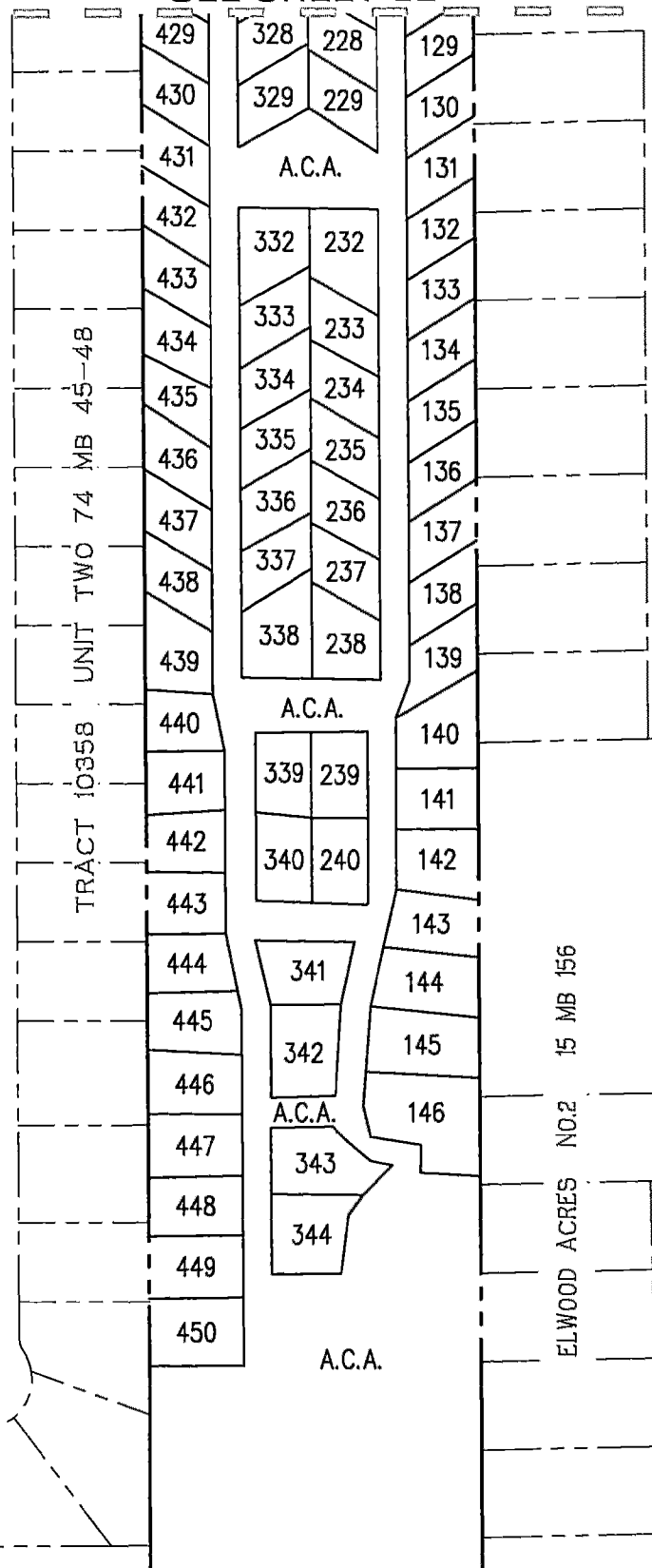
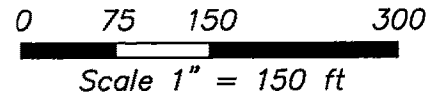
Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:42 PM

KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 SITE PLAN - 1
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 150'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	12 OF 24

SEE SHEET 12



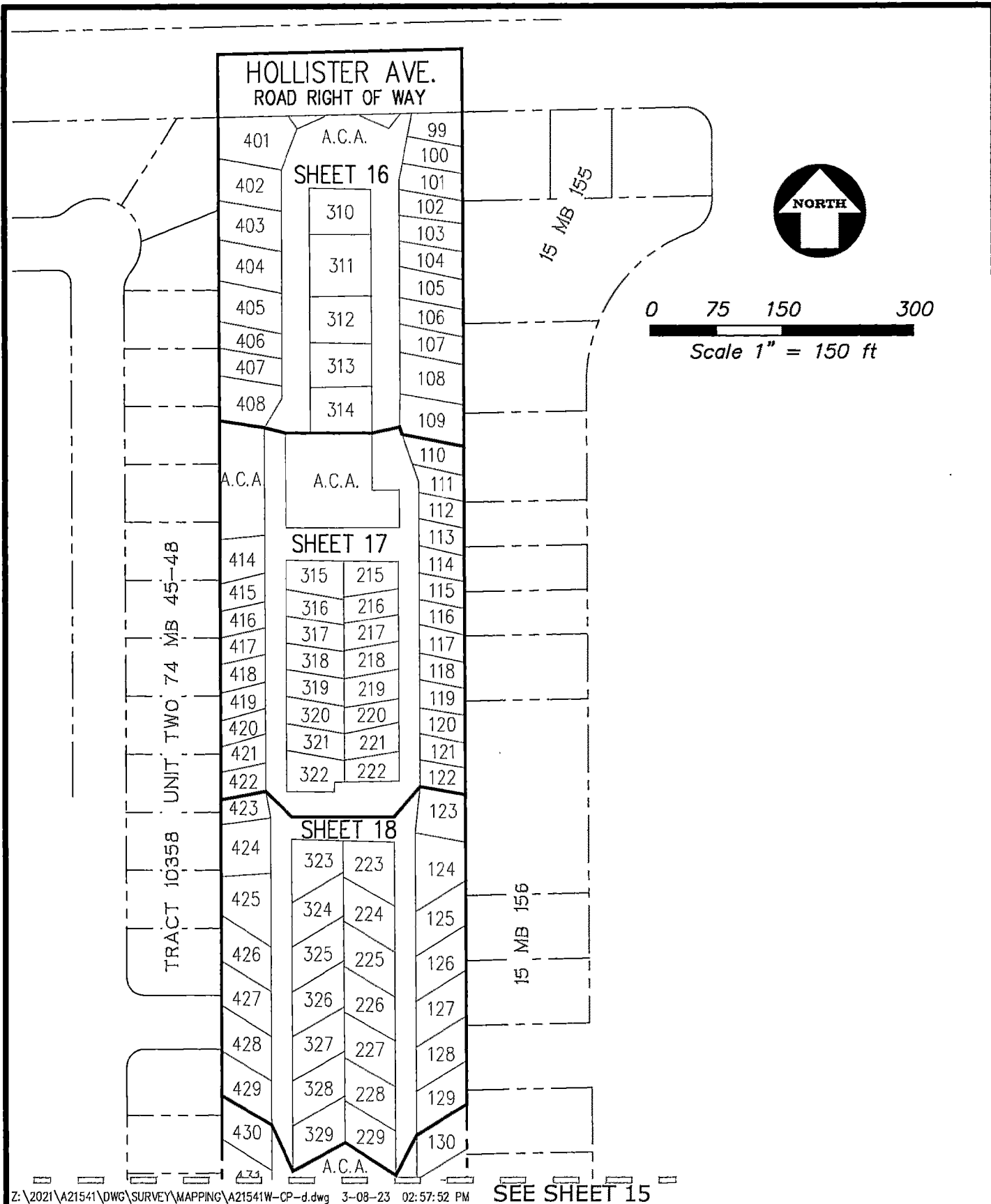
Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.wg 3-08-23 02:57:47 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 SITE PLAN - 2
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 150'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	13 OF 24



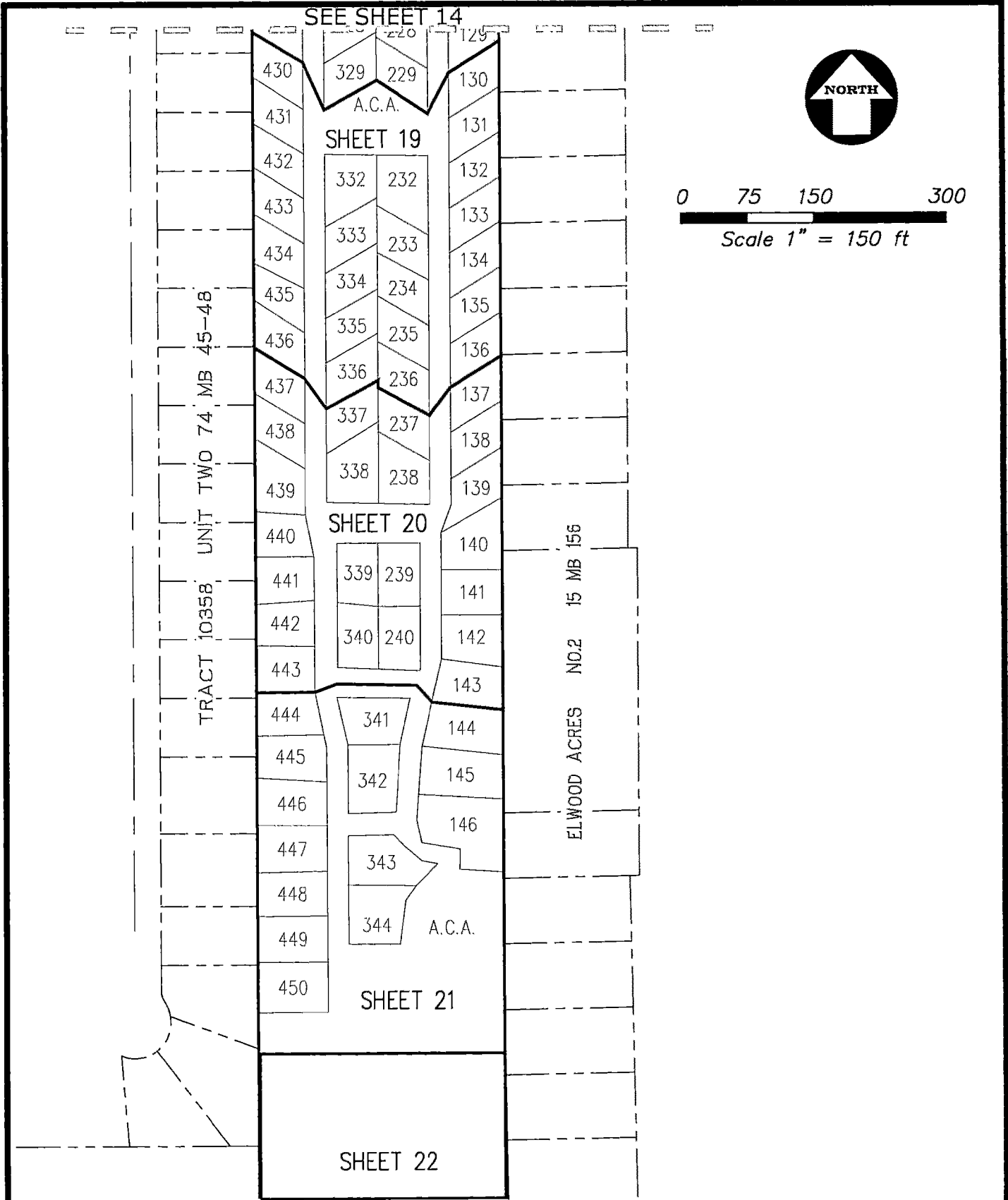
Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:52 PM

SEE SHEET 15

KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 INDEX - 1
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 150'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	14 OF 24



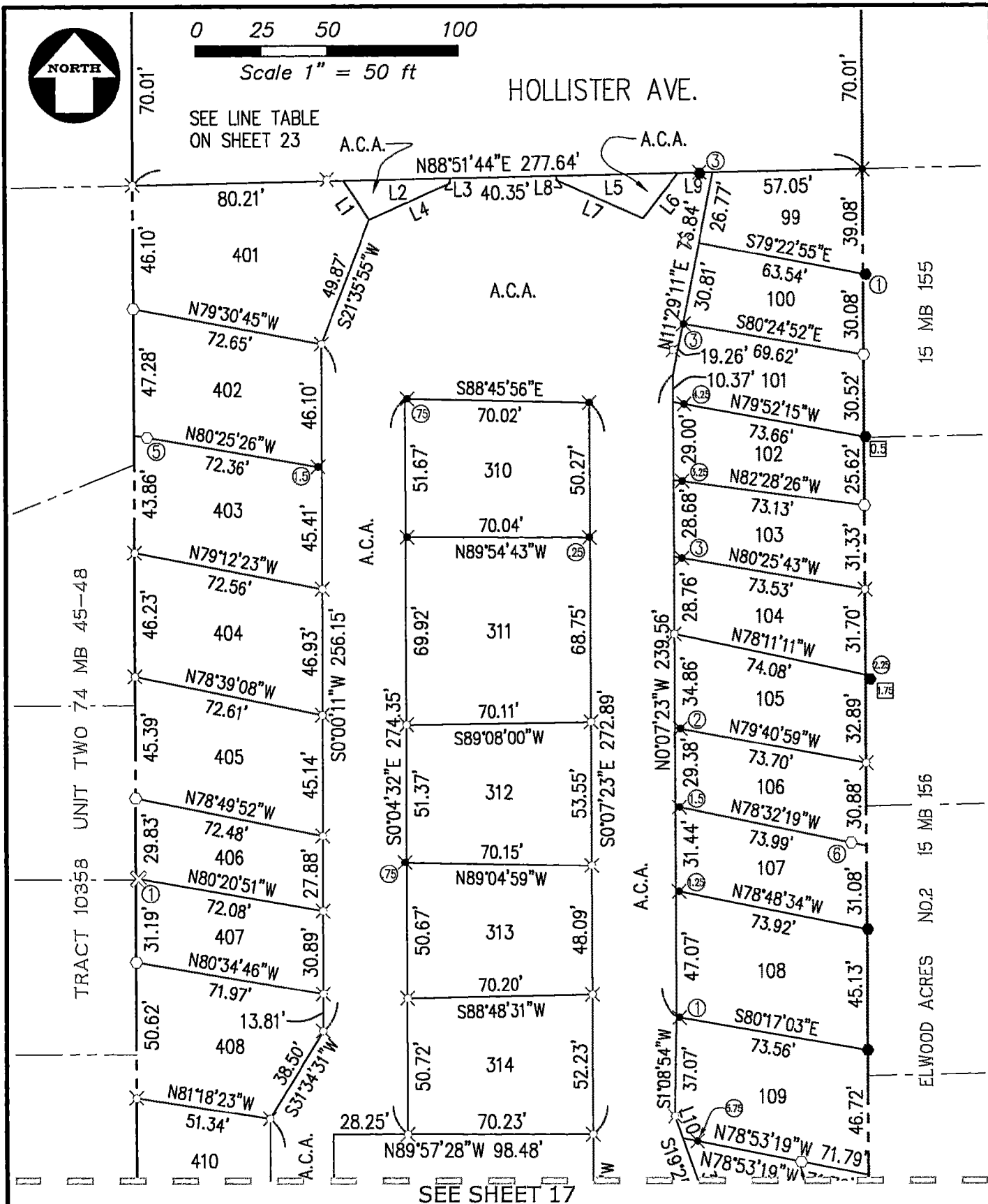
Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:57:57 PM



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 INDEX - 2
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

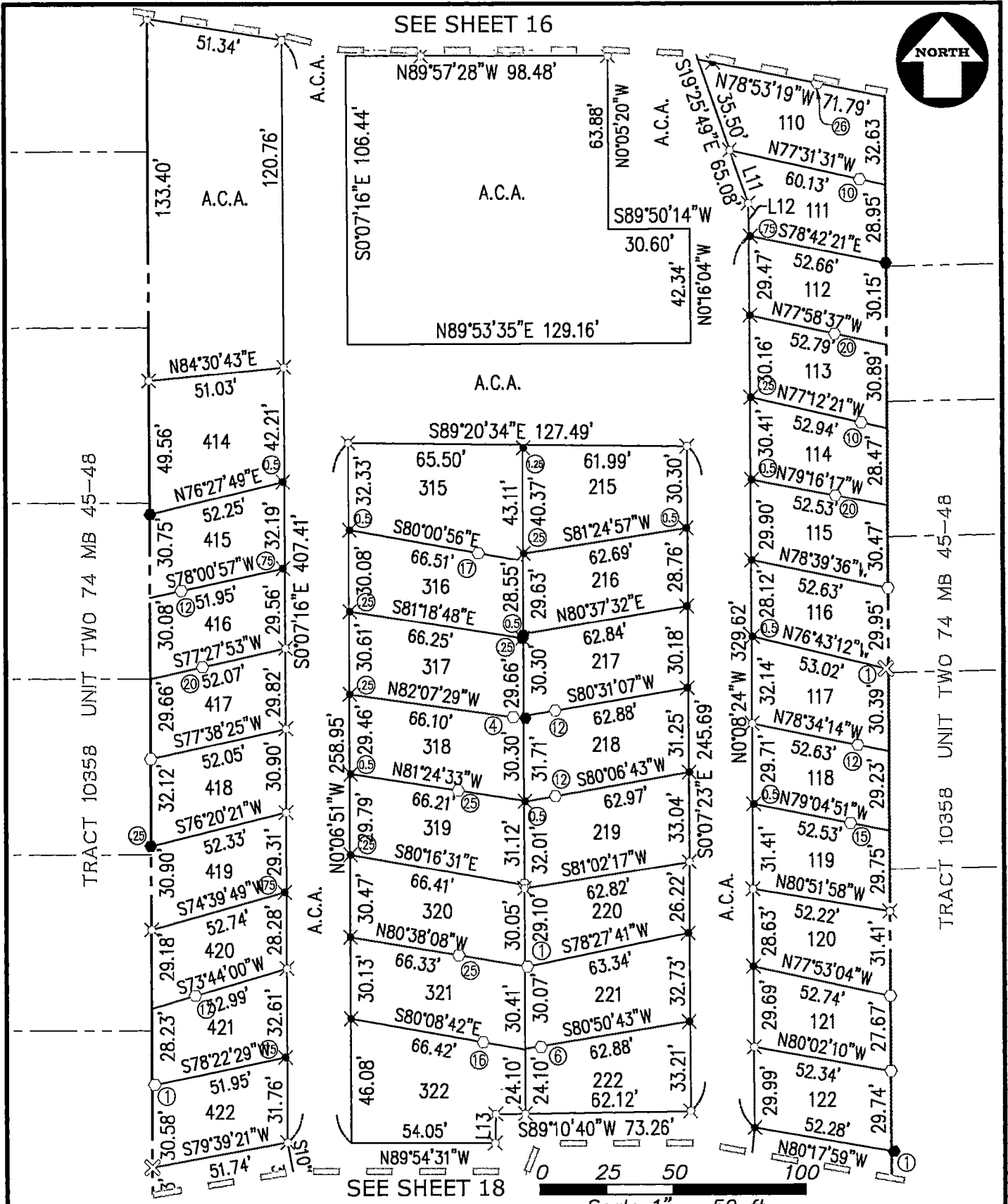
SCALE	1" = 150'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	15 OF 24



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 1
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	16 OF 24



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN

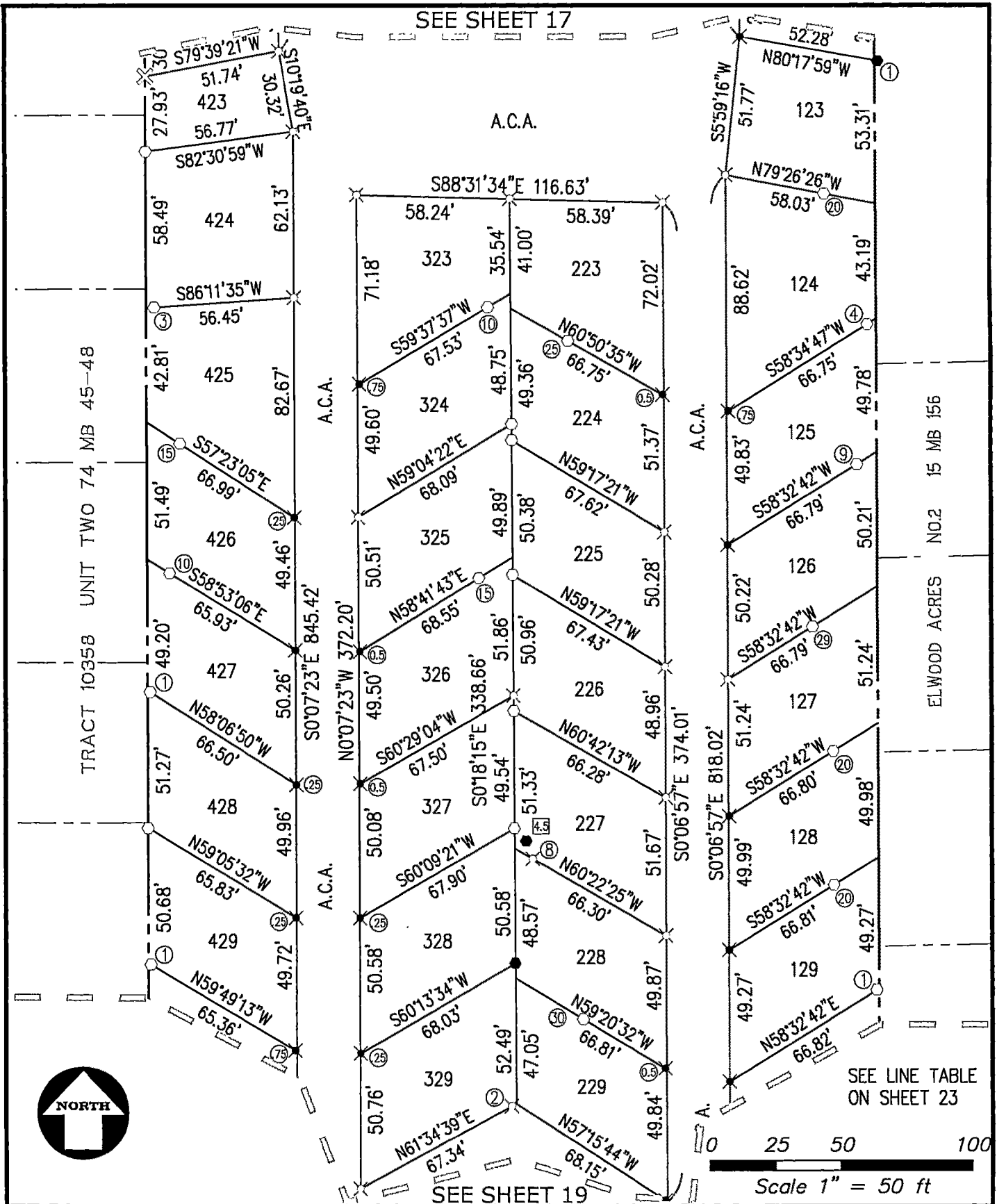
OF

RANCHO ESTATES

UNIT LAYOUT - 2

GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

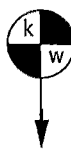
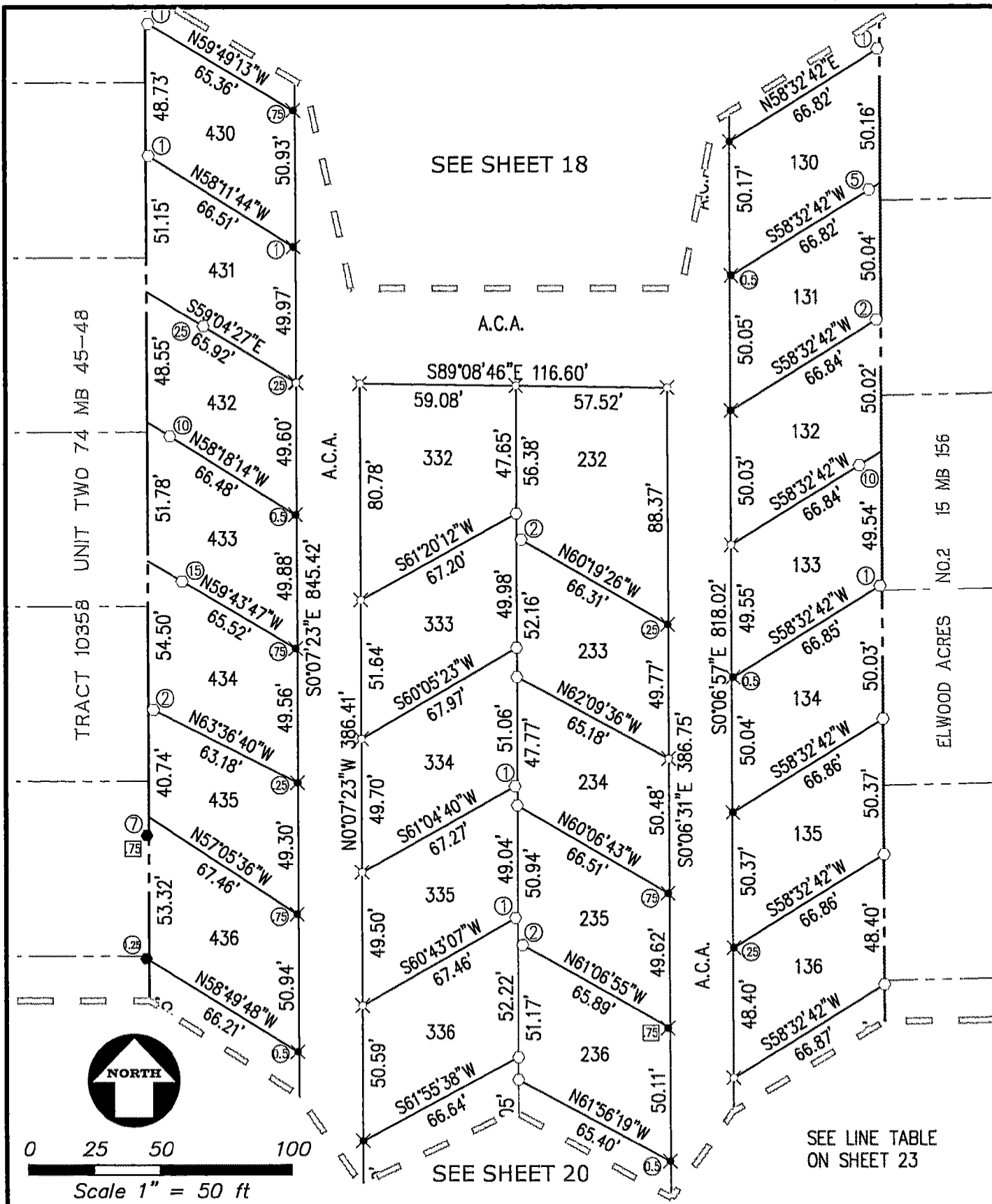
SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	17 OF 24



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 3
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

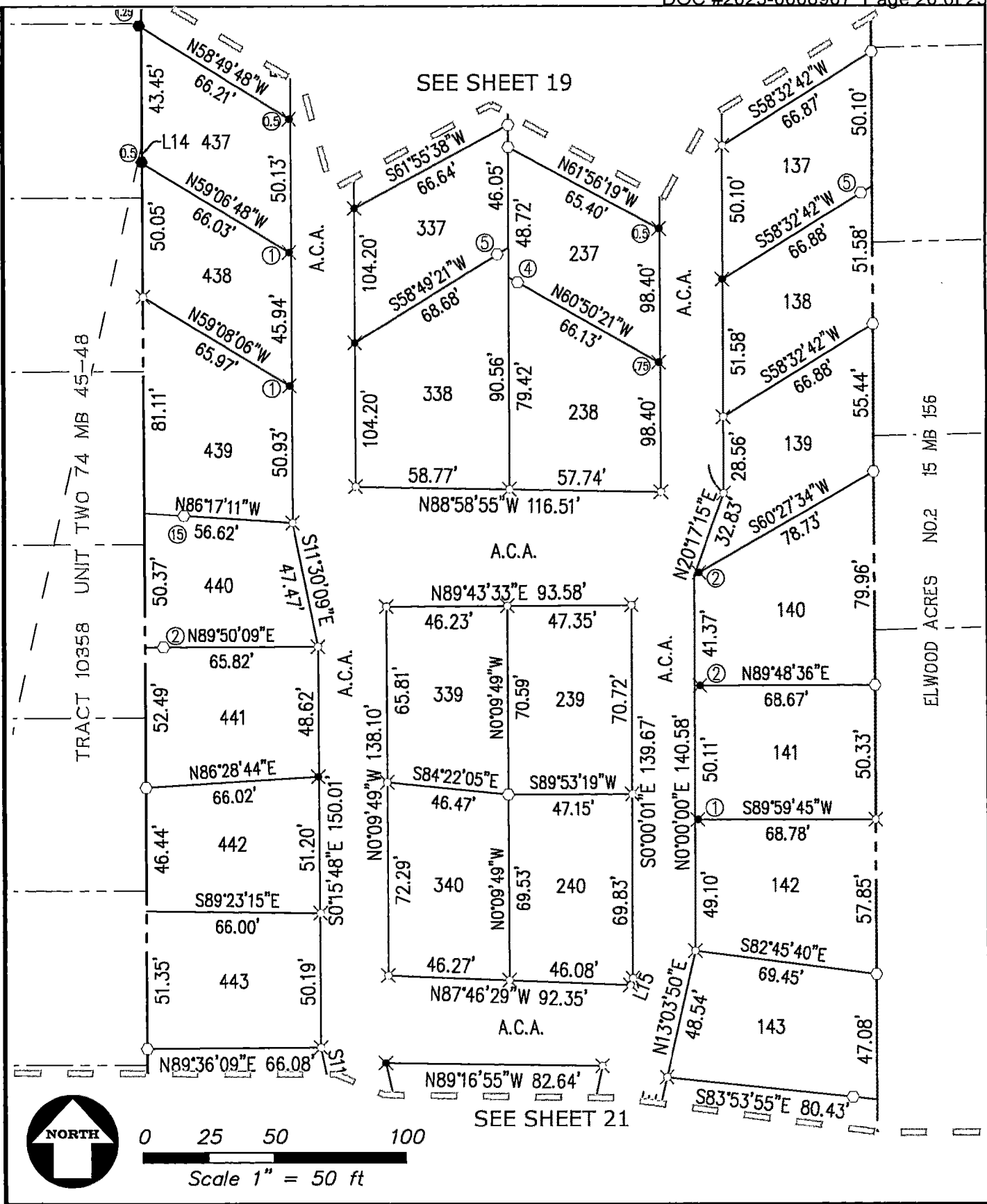
SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	18 OF 24



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 4
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	19 OF 24

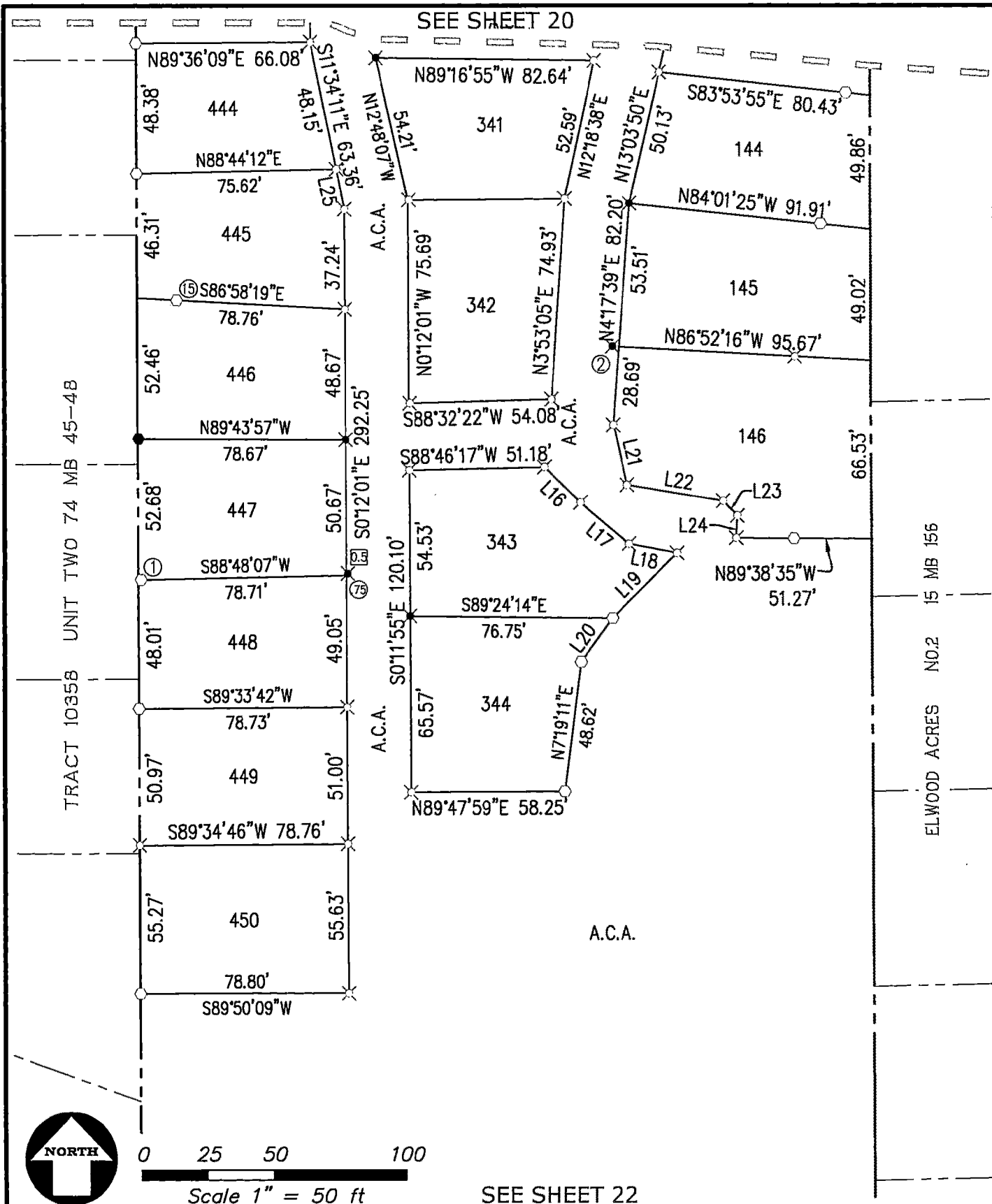


0 25 50 100
Scale 1" = 50 ft

KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

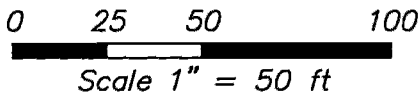
CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 5
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	20 OF 24



SEE SHEET 20

SEE SHEET 22

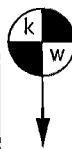
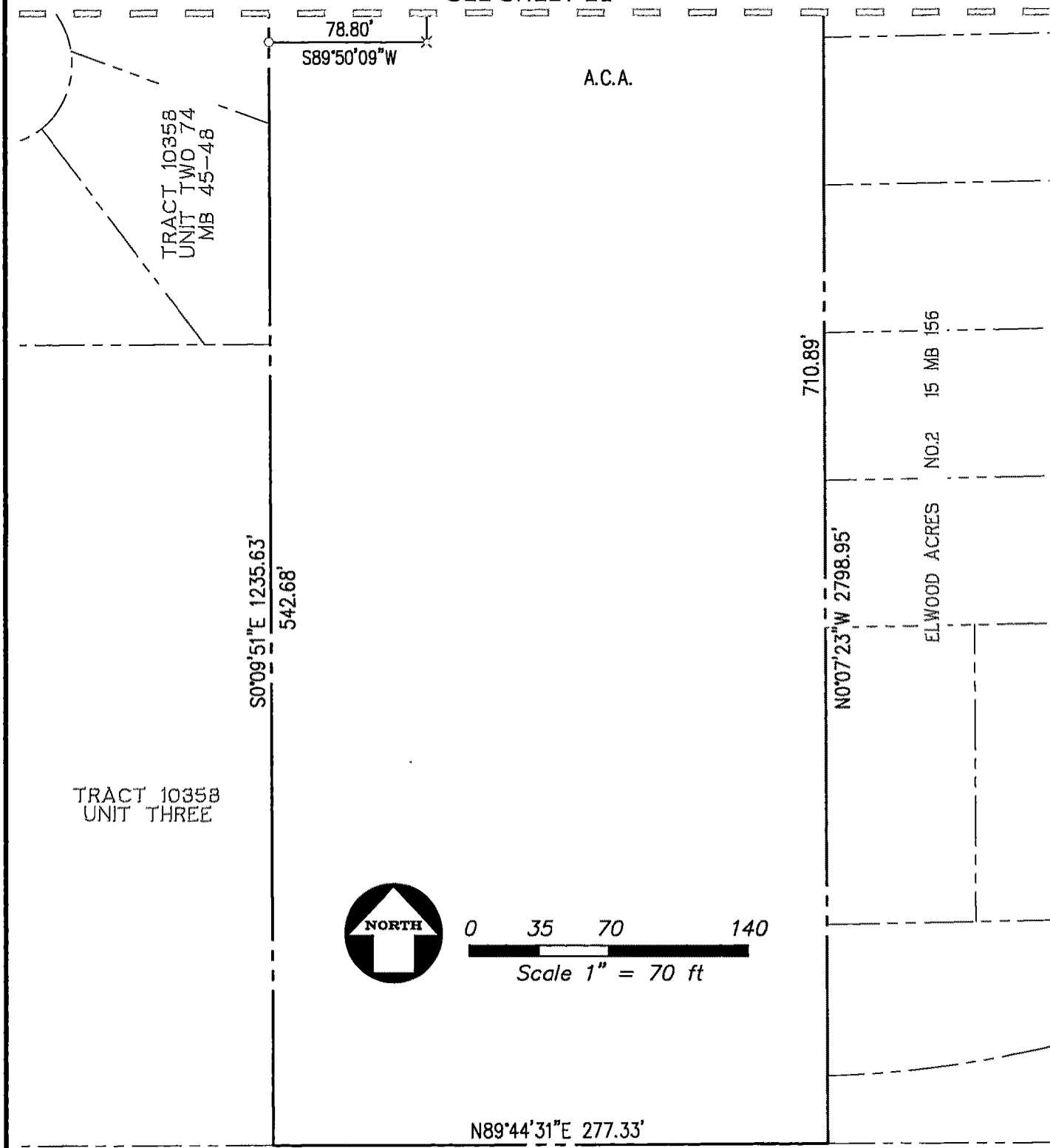


KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 6
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 50'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	21 OF 24

SEE SHEET 21



KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 UNIT LAYOUT - 6
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	1" = 70'
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	22 OF 24

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S33°37'25"E	17.47'
L2	N88°51'44"E	40.46'
L3	N0°30'47"E	1.86'
L4	N66°18'58"E	33.59'
L5	N88°51'44"E	46.40'
L6	S38°22'44"W	21.41'
L7	N66°33'30"W	36.04'
L8	N1°02'16"W	1.53'
L9	N88°51'44"E	13.17'
L10	S19°25'49"E	8.73'
L11	S19°25'49"E	20.84'
L12	N0°56'49"W	11.97'

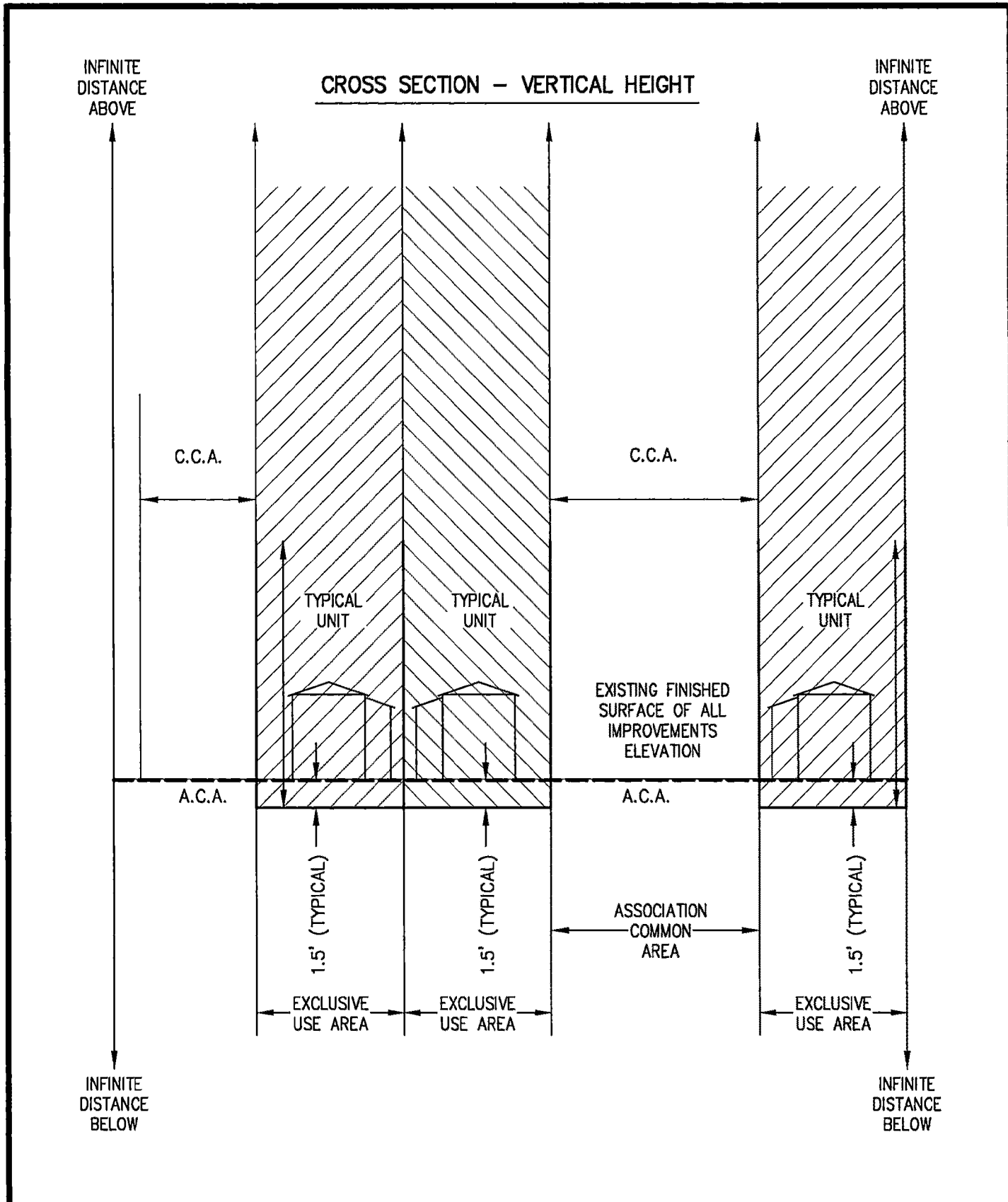
LINE TABLE		
LINE #	DIRECTION	LENGTH
L13	S1°01'17"W	10.83'
L14	S0°09'51"E	7.05'
L15	N20°12'17"E	2.63'
L16	N45°51'59"W	18.98'
L17	N49°55'47"W	24.10'
L18	N79°25'55"W	18.60'
L19	N45°20'50"E	34.55'
L20	N36°27'38"E	20.32'
L21	N12°38'20"W	23.52'
L22	N80°44'07"W	36.96'
L23	N44°31'22"W	7.72'
L24	S3°10'57"W	8.47'



KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 LINE TABLE
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NO SCALE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	23 OF 24



Z:\2021\A21541\DWG\SURVEY\MAPPING\A21541W-CP-d.dwg 3-08-23 02:58:41 PM

KIER & WRIGHT
 CIVIL ENGINEERS & SURVEYORS, INC.
 2850 Collier Canyon Road Phone (925) 245-8788
 Livermore, California 94551 Fax (925) 245-8796

CONDOMINIUM PLAN
 OF
 RANCHO ESTATES
 ELEVATION PLAN
 GOLETA, SANTA BARBARA COUNTY, CALIFORNIA

SCALE	NO SCALE
DATE	MAR., 2023
BY	DFH
JOB NO.	A21541
SHEET	24 OF 24

TRUE COPY CERTIFICATION

(Government Code 27361.7)

Corona, **California**
Place of Execution (City and State)

I certify under penalty of perjury that this material is a true copy of the original material contained in this document.

DEAN A. JURADO
CALIFORNIA LICENSED LAND SURVEYOR
LICENSE EXPIRES: 09 / 30 / 23

A NEVADA LIMITED LIABILITY COMPANY

JOHN R. SAUNDERS

ROBERT R. HOUTEN
EXECUTIVE VICE PRESIDENT

eRecording Partners Network

3/28/2023
Date

By: VEE
Signature of Declarant

Veronica Elizalde
Type or Print Name