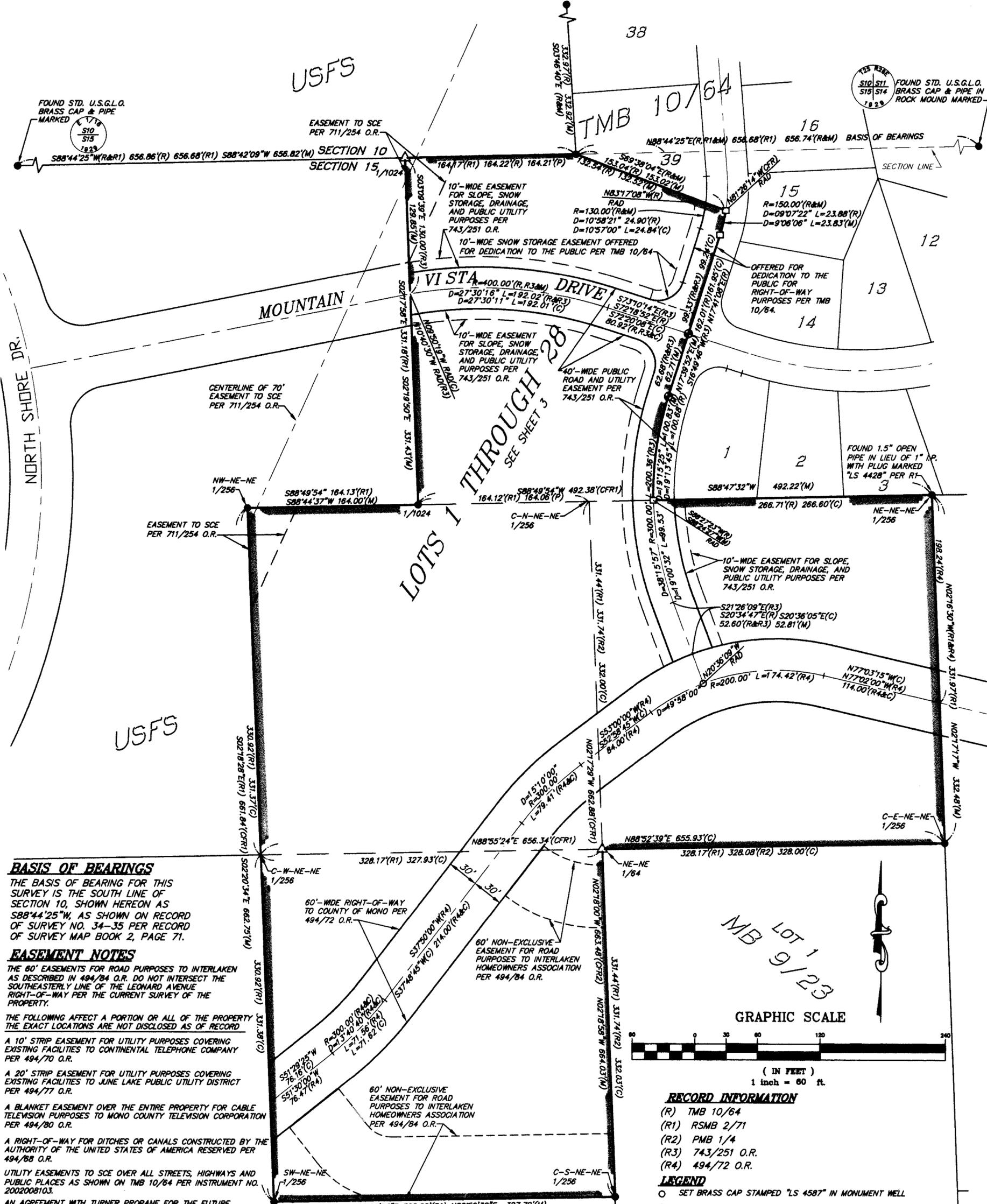


**JUNE LAKE HIGHLANDS**  
**FINAL MAP TRACT NO. 34-26**

IN THE UNINCORPORATED TERRITORY OF MONO COUNTY, CALIFORNIA

BEING A DIVISION OF THE REMAINDER OF TRACT NO. 34-24 PER MAP RECORDED IN BOOK 10 OF TRACT MAPS AT PAGES 64 THROUGH 64B IN THE OFFICE OF THE MONO COUNTY RECORDER. LOCATED IN THE NE 1/4 OF SECTION 15, T.2S., R.26E., M.D.B.&M.

9.44± ACRES GROSS  
 7.42± ACRES NET

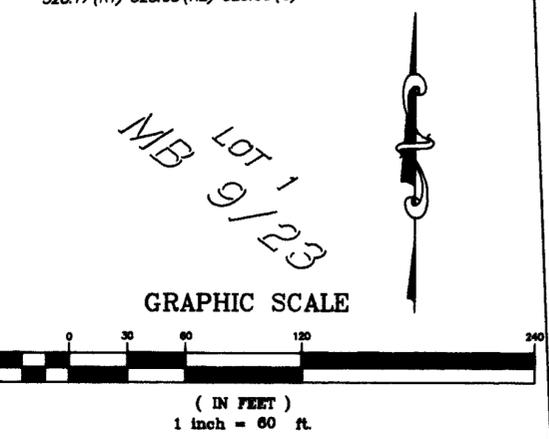


**BASIS OF BEARINGS**  
 THE BASIS OF BEARING FOR THIS SURVEY IS THE SOUTH LINE OF SECTION 10, SHOWN HEREON AS  $S88^{\circ}44'25''W$ , AS SHOWN ON RECORD OF SURVEY NO. 34-35 PER RECORD OF SURVEY MAP BOOK 2, PAGE 71.

**EASEMENT NOTES**  
 THE 80' EASEMENTS FOR ROAD PURPOSES TO INTERLAKEN AS DESCRIBED IN 494/84 O.R. DO NOT INTERSECT THE SOUTHEASTERLY LINE OF THE LEONARD AVENUE RIGHT-OF-WAY PER THE CURRENT SURVEY OF THE PROPERTY.  
 THE FOLLOWING AFFECT A PORTION OR ALL OF THE PROPERTY THE EXACT LOCATIONS ARE NOT DISCLOSED AS OF RECORD:  
 A 10' STRIP EASEMENT FOR UTILITY PURPOSES COVERING EXISTING FACILITIES TO CONTINENTAL TELEPHONE COMPANY PER 494/70 O.R.  
 A 20' STRIP EASEMENT FOR UTILITY PURPOSES COVERING EXISTING FACILITIES TO JUNE LAKE PUBLIC UTILITY DISTRICT PER 494/77 O.R.  
 A BLANKET EASEMENT OVER THE ENTIRE PROPERTY FOR CABLE TELEVISION PURPOSES TO MONO COUNTY TELEVISION CORPORATION PER 494/80 O.R.  
 A RIGHT-OF-WAY FOR DITCHES OR CANALS CONSTRUCTED BY THE AUTHORITY OF THE UNITED STATES OF AMERICA RESERVED PER 494/68 O.R.  
 UTILITY EASEMENTS TO SCE OVER ALL STREETS, HIGHWAYS AND PUBLIC PLACES AS SHOWN ON TMB 10/64 PER INSTRUMENT NO. 2002008103.  
 AN AGREEMENT WITH TURNER PROPANE FOR THE FUTURE CREATION OF EASEMENTS AND OTHER OBLIGATIONS PER INSTRUMENT NO. 2008001320.

**NOTE:**  
 PRESENT AND FUTURE OWNERS OF THE LOTS CREATED BY THIS TRACT MAP ARE TO COMPLY WITH REQUIREMENTS OF THE MONO COUNTY GENERAL PLAN AND DEVELOPMENT STANDARDS AND MITIGATION MEASURES SPECIFIC TO THIS MAP, INCLUDING, BUT NOT LIMITED TO, CONDITIONS OF MAP APPROVAL 1-16, WHICH ADDRESS VISUAL IMPACT, BUILDING CHARACTER, LIGHTING, WOOD BURNING DEVICES, CONSTRUCTION CONDITIONS, EROSION CONTROL MEASURES, VEGETATION REMOVAL AND REVEGETATION, LANDSCAPING, NUISANCE CONTROL, AND ANIMAL MANAGEMENT. CONDITION OF MAP APPROVAL #37 REQUIRES THAT FUTURE OWNERS PLANT JEFFREY AND/OR LODGEPOLE PINE TREES AT THE TIME OF RESIDENTIAL BUILDING CONSTRUCTION.

CONDITIONS OF MAP APPROVAL GOVERNING THE LOTS CREATED BY THIS TRACT MAP ARE RECORDED AS INSTRUMENT NO. 2006 00 8894 OF OFFICIAL RECORDS OF THE COUNTY OF MONO, ON 12/20/2006. IF ANY INCONSISTENCIES EXIST BETWEEN THE REQUIREMENTS SET FORTH IN THESE DOCUMENTS, THE MORE RESTRICTIVE SHALL APPLY.



**RECORD INFORMATION**  
 (R) TMB 10/64  
 (R1) RSMB 2/71  
 (R2) PMB 1/4  
 (R3) 743/251 O.R.  
 (R4) 494/72 O.R.

**LEGEND**  
 ○ SET BRASS CAP STAMPED "LS 4587" IN MONUMENT WELL  
 ● FOUND 2" I.P. W/PLUG "LS 4428" PER R1 UNLESS OTHERWISE NOTED  
 △ SEARCHED FOR NOT FOUND 2" I.P. W/PLUG "LS 4428" PER R1, SET 5/8" REBAR AND CAP "LS 4587" AT CALCULATED POINT  
 □ SEARCHED FOR NOT FOUND BRASS CAP "LS4587" IN MONUMENT WELL PER TMB 10/64, RESET AT CALCULATED POSITION  
 ● FOUND MAG NAIL IN ASPHALT, IN LIEU OF BRASS CAP MONUMENT WELL PER TMB 10/64, ACCEPTED AS POSITION OF FUTURE MONUMENT  
 (M) MEASURED  
 (C) CALCULATED  
 (P) PROPORTIONED  
**NOTE:** A REBAR AND CAP OR LEAD AND TACK STAMPED "LS 4587" TO BE SET AT ALL CORNERS, ANGLE POINTS, B.C.'s, E.C.'s, AND P.R.C.'s UNLESS OTHERWISE NOTED

BOOK 10 OF TRACT MAPS AT PAGE 102A