

LLA 92-0004

10-10-01

Recorded 3-18-93.

Found this document. (93043194, March 18, 1993)

Cannot find file.

Cannot find related files, MNA 91-0074, GPA 92-0003,  
or Ret 92-0002, Ord. #3419, 11-10-92.

OK to map LLA per Dave Holbrook.

Done ✓  
-D. Seipa

APNs = 027-062-120 + 130 (before LLA)

12-11-01, Guy LaMott has no record of this. (Assessor's  
He will verify info. + map. Drafting)

12-12-01 Recd new assessor's map from Guy LaMott  
New APNs = 027-062-220 + 230 DS

# APPROVAL OF LOT LINE ADJUSTMENT

Pursuant to Government Code Section 66412(d)

Planning Division File No. LLA 92-0004

*TXS*  
The application of Thomas R. Adams and Ann Broadwell for adjustment of property line between parcels owned by them located at 176 Valdeflores Drive and 133 Alturas Drive, Burlingame, identified as Assessor's Parcel Numbers 027-062-120 and 027-062-130, is hereby approved as follows:

## Description of New Property Configurations

### Adjusted Lot 11

SITUATE in the County of San Mateo, State of California and described as follows:

BEING all of Lot 11 together with a portion of Lot 12 as said lots are shown lying within Block 14 on that certain map of "BURLINGAME HILLS NO. 3" which map was filed August 8, 1927 in Book 16 of Maps at pages 23, 24, and 25 in the Office of the Recorder of San Mateo County, State of California, the perimeter of said Lot 11 and portion of Lot 12 being more particularly described as follows:

BEGINNING at a point lying on the northeast line of said Lot 12 and distant thereon South 47°36'00" East 57.63 feet from its northerly corner;

THENCE, leaving said POINT OF BEGINNING, South 47°36'00" East 40.37 feet along last said line to the northerly corner of said Lot 11;

THENCE, South 40°16'00" East 117.58 feet along the northeast line of said Lot 11 to its easterly corner;

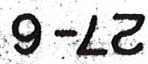
THENCE, along the general southerly line of said Lot 11 and the southwest line of said Lot 12 (1) South 43°51'00" West 24.99 feet and (2) westerly along a tangent curve to the right, whose radius point bears North 46°09'00" West for 164.91 feet, along an arc length of 261.05 feet and through a central angle of 90°41'58" to a point that lies at the intersection of said southwest line of Lot 12 with a line that bears South 46°35'11" West from the POINT OF BEGINNING of this description;

THENCE, along last said line and crossing said Lot 12, North 46°35'11" East 201.15 feet returning to the POINT OF BEGINNING and containing 26,174 Square Feet of land more or less.

*12* } *800-021-270* } *22*  
*13* } } *23*

93043194





027-062-120+130

21-6

00070107

Recorded at the Request of, and When Recorded Return to: S. G. Dalton, Pony 55RC1-00	For Clerk Use Only	ORIGINAL DOCUMENT RECORDED
		MAR 10 1993 THIS COPY HAS NOT BEEN COMPARED WITH THE ORIGINAL DOCUMENT. San Mateo County Recorder
Exempt from Fees pursuant to Government Code Section 27383		

County of San Mateo  
Environmental Services Agency  
Planning and Building Division

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#### Adjusted Lot 11

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BEING all of Lot 11 together with a portion of Lot 12 as said lots are shown lying within Block 14 on that certain map of "BURLINGAME HILLS NO. 3" which map was filed August 8, 1927 in Book 16 of Maps at pages 23, 24, and 25 in the Office of the Recorder of San Mateo County, State of California, the perimeter of said Lot 11 and portion of Lot 12 being more particularly described as follows:

BEGINNING at a point lying on the northeast line of said Lot 12 and distant thereon South 47°36'00" East 57.63 feet from its northerly corner;

THENCE, leaving said POINT OF BEGINNING, South 47°36'00" East 40.37 feet along last said line to the northerly corner of said Lot 11;

THENCE, South 40°16'00" East 117.58 feet along the northeast line of said Lot 11 to its easterly corner;

THENCE, along the general southerly line of said Lot 11 and the southwest line of said Lot 12 (1) South 43°51'00" West 24.99 feet and (2) westerly along a tangent curve to the right, whose radius point bears North 46°09'00" West for 164.91 feet, along an arc length of 261.05 feet and through a central angle of 90°41'58" to a point that lies at the intersection of said southwest line of Lot 12 with a line that bears South 46°35'11" West from the POINT OF BEGINNING of this description;

THENCE, along last said line and crossing said Lot 12, North 46°35'11" East 201.15 feet returning to the POINT OF BEGINNING and containing 26,174 Square Feet of land more or less.

Adjusted Lot 12

SITUATE in the County of San Mateo, State of California and described as follows:

BEING a portion of Lot 12 as said lot is shown lying within Block 14 on that certain map of "BURLINGAME HILLS NO. 3" which map was filed August 8, 1927 in Volume 16 of Maps at pages 23, 24, and 25 in the Office of the Recorder of San Mateo County, State of California, said portion being more particularly described as follows:

BEGINNING at a point lying at the northerly corner of said Lot 12;

THENCE, leaving said POINT OF BEGINNING, South 47°36'00" East 57.63 feet along the northeast line of said Lot to a point;

THENCE, leaving said line and crossing said Lot 12, South 46°35'11" West 201.15 feet to a point of non-tangent curvature lying on the southwest line of said Lot;

THENCE, along said line, (1) northwesterly along a curve to the right, whose radius point bears North 44°32'58" East for 164.91 feet, along an arc length of 16.51 feet and through a central angle of 05°44'02", to a point of tangent line and (2) North 39°43'00" West 50.20 feet to the westerly corner of said Lot 12;

THENCE, along the northwest line of said Lot, North 49°17'00" East 193.68 feet returning to the POINT OF BEGINNING and containing 12,261 square feet of land more or less.

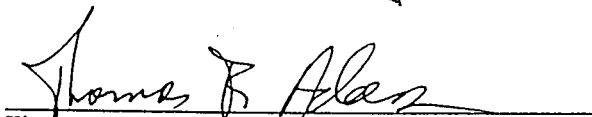
The property lines described above are now recognized by this office as the lines dividing the property in question.

FOR PAUL M. KOENIG  
DIRECTOR OF ENVIRONMENTAL SERVICES, By:

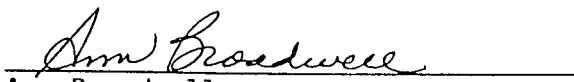
  
Terry Burnes, Planning Administrator

3-18-93  
Date

We, as owners of record, hereby acknowledge our consent to the above described lot line adjustment.

  
Thomas R. Adams

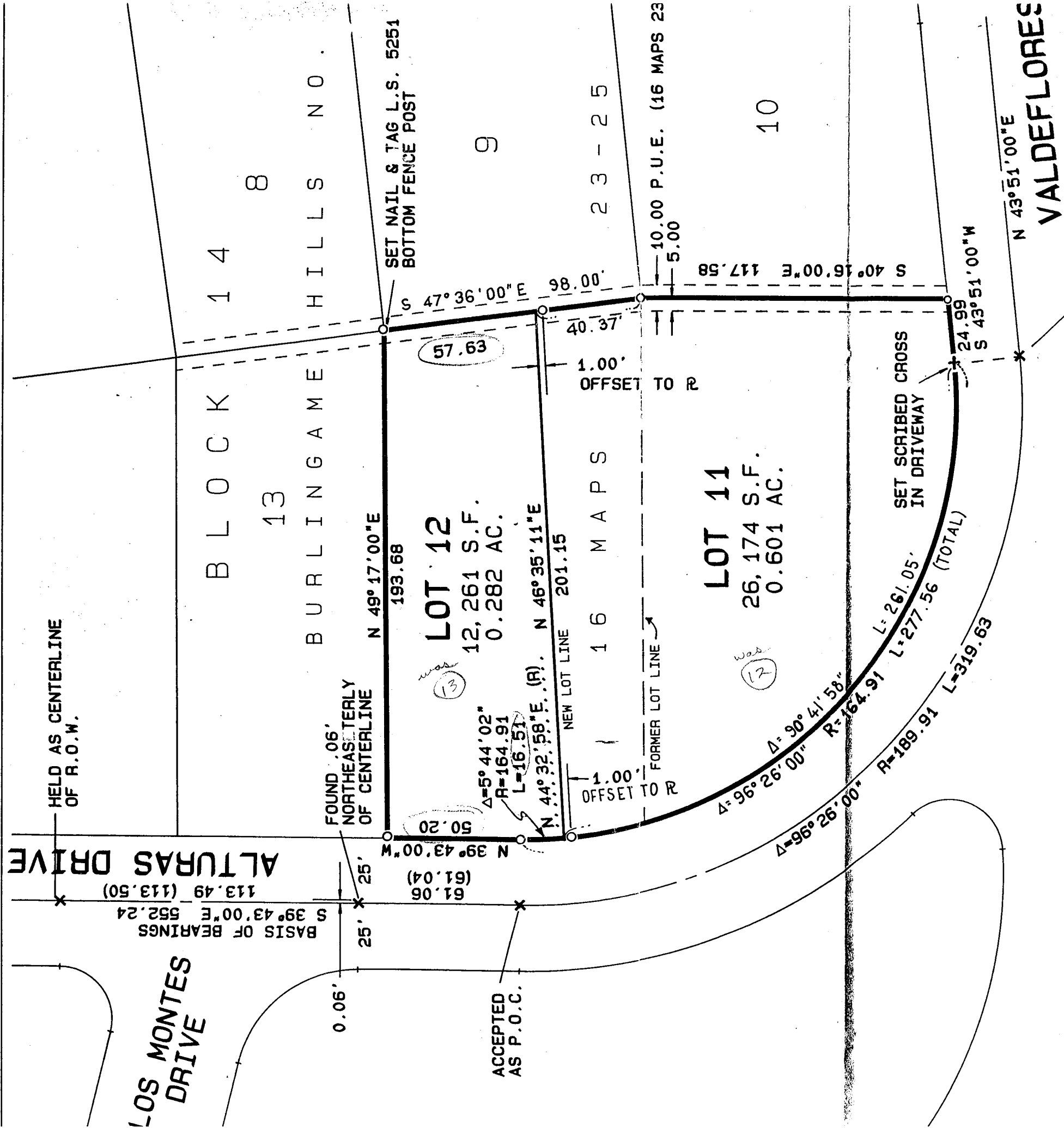
3-17-93  
Date

  
Ann Broadwell

3-17-93  
Date

THRU  
COR

027-062-120,130



SURVEYOR'S STATEMENT

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE LAND SURVEYORS' ACT AT THE REQUEST OF ANN BROADWELL AND THOMAS ADAMS IN DECEMBER 1992.

DATED: 3/15/93

*Rex A. Betz*

REX A. BETZ  
L.S. #5251  
LICENSE  
EXPIRES 12/31/95



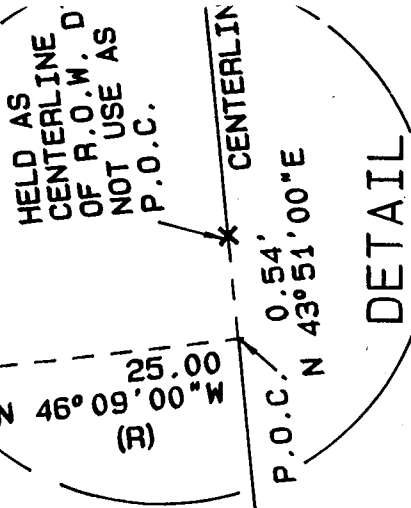
COUNTY SURVEYOR'S STATEMENT

THIS MAP HAS BEEN EXAMINED IN ACCORDANCE WITH SECTION 8766 OF THE LAND SURVEYORS' ACT THIS \_\_\_ DAY OF \_\_\_, 19 \_\_.

COUNTY RECORDER'  
FILED THIS \_\_\_ DAY

IN BOOK \_\_\_ OF LI

AT THE REQUEST OF BRIA





50' R/W

LOT

