

LEGEND

- PROPERTY LINE
- - - CENTERLINE
- - - EASEMENT

TEMPORARY BENCHMARK:
 NE CORNER GROUND
 UTILITY VAULT
 ELEV= 7837.35

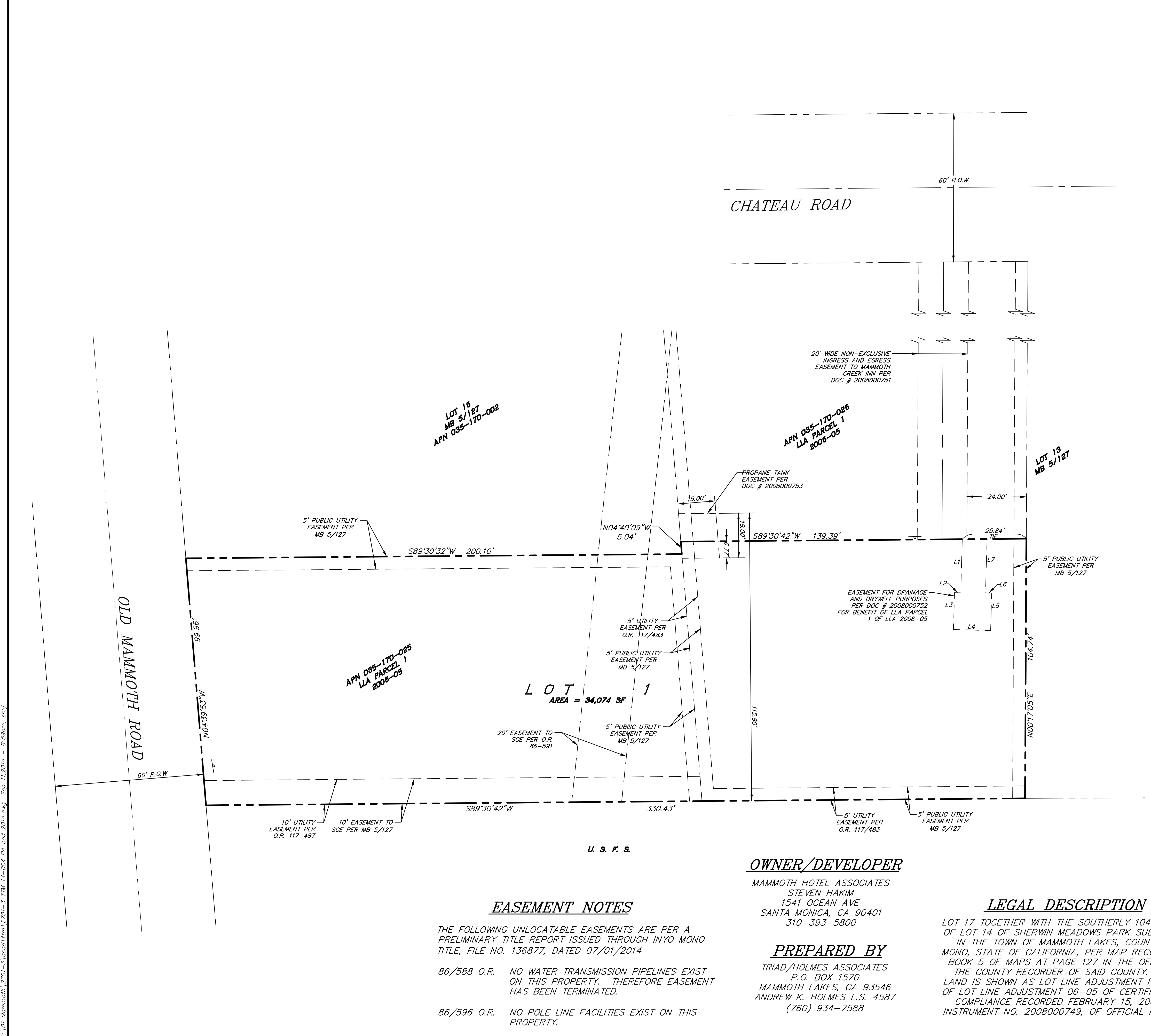
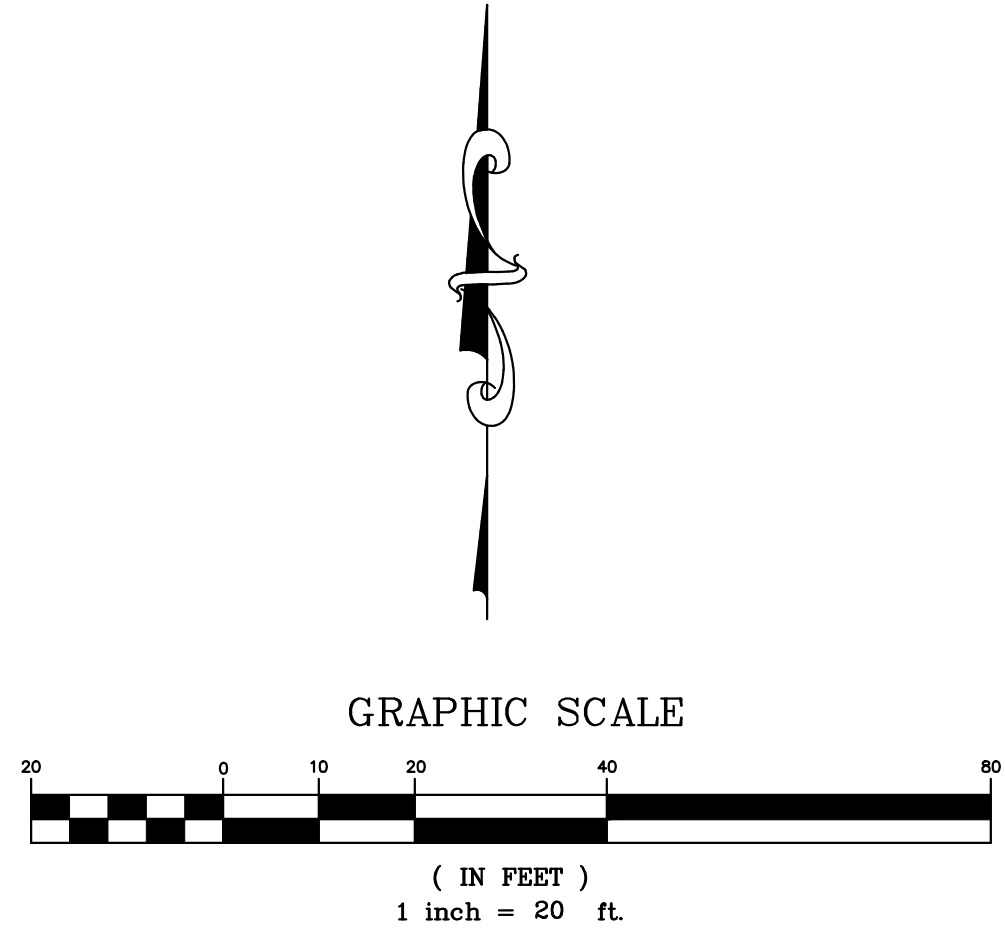
SITE DATA

ASSESSOR'S PARCEL NO.: 035-170-25
 SITE AREA: 34,074 sq. ft.; 0.78 ac.
 EXISTING ZONING: OMR
 EXISTING LAND USE DESIGNATION: COMMERCIAL
 WATER SUPPLY: MAMMOTH COMMUNITY WATER DISTRICT
 SEWAGE DISPOSAL: MAMMOTH COMMUNITY WATER DISTRICT
 ELECTRICITY: SCE
 TELEPHONE: VERIZON
 GAS: TBD
 FIRE PROTECTION: MAMMOTH LAKES FIRE PROTECTION DISTRICT

BEARINGS AND DISTANCES SHOWN
 HEREON ARE PER RSMB 4/76

LINE TABLE

LINE	LENGTH	BEARING
L1	21.45'	S01°40'28"W
L2	2.50'	N88°19'32"W
L3	14.86'	S01°40'28"W
L4	15.00'	S88°19'32"E
L5	15.15'	N01°40'28"E
L6	2.50'	N88°19'32"W
L7	21.54'	N01°40'28"E



EASEMENT NOTES

THE FOLLOWING UNLOCATABLE EASEMENTS ARE PER A PRELIMINARY TITLE REPORT ISSUED THROUGH INYO MONO TITLE, FILE NO. 136877, DATED 07/01/2014

86/588 O.R. NO WATER TRANSMISSION PIPELINES EXIST ON THIS PROPERTY. THEREFORE EASEMENT HAS BEEN TERMINATED.

86/596 O.R. NO POLE LINE FACILITIES EXIST ON THIS PROPERTY.

OWNER/DEVELOPER

MAMMOTH HOTEL ASSOCIATES
 STEVEN HAKIM
 1541 OCEAN AVE
 SANTA MONICA, CA 90401
 310-393-5800

PREPARED BY

TRIAD/HOLMES ASSOCIATES
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LEGAL DESCRIPTION

LOT 17 TOGETHER WITH THE SOUTHERLY 104.73 FEET OF LOT 14 OF SHERWIN MEADOWS PARK SUBDIVISION IN THE TOWN OF MAMMOTH LAKES, COUNTY OF MONO, STATE OF CALIFORNIA, PER MAP RECORDED IN BOOK 5 OF MAPS AT PAGE 127 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. SAID LAND IS SHOWN AS LOT LINE ADJUSTMENT PARCEL 1 OF LOT LINE ADJUSTMENT 06-05 OF CERTIFICATE OF COMPLIANCE RECORDED FEBRUARY 15, 2008 AS INSTRUMENT NO. 2008000749, OF OFFICIAL RECORDS.

K:\LOT 17 Mammoth\2701-3\acad\lrm\2701-3 TTM 14-004 R4 cad 2014.dwg Sep 11, 2014 - 8:59am. srfj