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ADDRESS  
CITY, STATE: **GLENDALE, CA.**  
ZIP CODE: **91208**  
Tel: **(818) 547-0543**

SPACE ABOVE THIS LINE RESERVED FOR RECORDING USE

**TITLE(S)**  
**CONDOMINIUM PLAN**  
**FOR**  
**LOT 1**  
**TRACT MAP NO. 69792**

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3B

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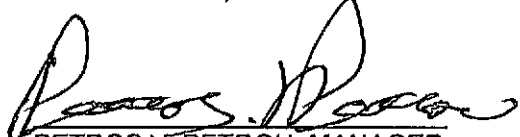
# PLAN OF A CONDOMINIUM CONSISTING OF LOT 1, TRACT MAP NO. 69792

IN THE CITY OF BURBANK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1355, PAGES 55-56 OF MAPS, AND RECORDS OF LOS ANGELES COUNTY. A DIAGRAMMATIC FLOOR PLAN OF BUILDING CONSTRUCTED ON SAID LAND AND CERTIFICATE AS REQUIRED UNDER CALIFORNIA CIVIL CODE, SECTION NO. 1351.

### OWNER'S CERTIFICATE:

WE, THE UNDERSIGNED BEING THE RECORD OWNER OF THE LAND INCLUDED WITHIN THIS PROJECT, AND THE RECORD HOLDER OF SECURITY INTEREST THEREIN, HEREBY CONSENT TO THE RECORDATION OF THIS PLAN, PURSUANT TO THE PROVISIONS OF CHAPTER 1, TITLE 6, PART 4, DIVISION SECOND OF THE CIVIL CODE.

630 OLIVE LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, OWNER

  
PETROS V. PETROU, MANAGER

STATE OF CALIFORNIA) SS  
COUNTY OF LOS ANGELES)

ON THIS JULY 30, 2008 BEFORE ME, MARK L. FLORES  
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED PETROU  
V. PETROU, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY  
EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT  
AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN HIS AUTHORIZED  
CAPACITY, AND THAT BY HIS 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.

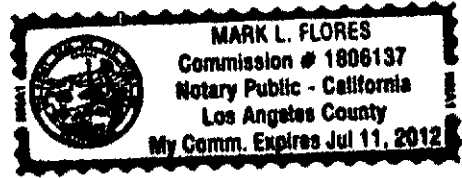
SIGNATURE: MLF

PRINTED NAME: MARK L. FLORES

MY PRINCIPAL PLACE OF BUSINESS IS IN LOS ANGELES COUNTY

MY COMMISSION NO.: 1806137

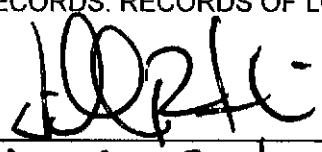
MY COMMISSION EXPIRES: 7-11-2012



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# PLAN OF A CONDOMINIUM CONSISTING OF LOT 1, TRACT MAP NO. 69792

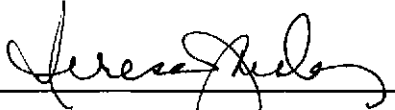
~~GRAY 1 CPB, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY~~  
~~GENERAL PACIFIC BANK, A HAWAII BANKING CORPORATION,~~ <sup>PRESENT</sup> ~~BENEFICIARY,~~ <sup>BY ASSIGNMENT</sup>  
DEED OF TRUST RECORDED APRIL 26, 2007 AS INSTRUMENT NO. 2007-1008379, OF OFFICIAL  
RECORDS. RECORDS OF LOS ANGELES COUNTY.

  
\_\_\_\_\_  
WILLIAM E. HAMLIN, VICE PRESIDENT

STATE OF CALIFORNIA) SS  
COUNTY OF ~~LOS ANGELES~~) SAN DIEGO

ON THIS August 13, 2008 BEFORE ME, Teresa Jacoby  
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED \_\_\_\_\_  
William R. Hamlin, WHO PROVED TO ME ON THE  
BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON (S) WHOSE NAME(S) IS/ARE  
SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT  
HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND  
THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S) OR THE  
ENTITY UPON BEHALF OF WHICH THE PERSON(S) 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.

SIGNATURE: 

PRINTED NAME: Teresa Jacoby

MY PRINCIPAL PLACE OF BUSINESS IS IN San Diego COUNTY

MY COMMISSION NO.: 1663512

MY COMMISSION EXPIRES: 5/2/10

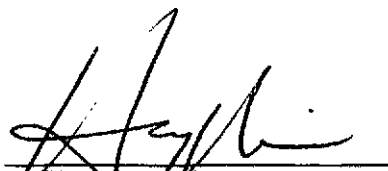


5

# PLAN OF A CONDOMINIUM CONSISTING OF LOT 1, TRACT MAP NO. 69792

## ENGINEER'S CERTIFICATE:

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF CALIFORNIA, THAT THIS PLAN CONSISTING OF 16 SHEETS CORRECTLY REPRESENTS THIS CONDOMINIUM PROJECT MADE UNDER MY SUPERVISION ON APRIL 28, 2009

  
HAYK MARTIROSIAN  
RCE 52563  
EXPIRES 12-31-10



## BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING N 41°16'15" E OF THE CENTERLINE OF OLIVE AVENUE, AS SHOWN ON THE MAP OF TRACT NO. 39675, AS RECORDED IN BOOK 986 , PAGES 73 AND 74 OF MAPS, RECORDS OF LOS ANGELES COUNTY, WERE TAKEN AS THE BASIS OF BEARINGS SHOWN ON THIS MAP.

## BENCH MARK:

FD. L & T, TAGGED LS. 4887 ON CONC. SWK. ON SOUTHWESTERLY PROPERTY PROD. ASSUMED ELEV.=100.00'

*[Handwritten mark]*

# CONDOMINIUM PLAN

LOT 1, TRACT NO. 69792  
BURBANK, CALIFORNIA

<u>INDEX</u>	<u>SHEET NO.</u>
TITLE	1
OWNER'S CERTIFICATE, NOTARY ACKNOWLEDGMENT & BENEFICIARY STATEMENT	2-3
ENGINEER'S CERTIFICATE, BASIS OF BEARING & BENCH MARKS	4
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**CONDOMINIUM PLAN**

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**LOT 1, TRACT NO. 69792  
BURBANK, CALIFORNIA**

**NOTES AND DEFINITIONS**

1. THIS IS A CONDOMINIUM PROJECT FOR 27 (TWENTY SEVEN) UNITS WHEREBY THE OWNERS OF THE UNITS WILL ALSO HOLD AN UNDIVIDED INTEREST IN THE COMMON AREAS WHICH IN TURN PROVIDE ACCESS AND, UTILITY EASEMENTS FOR THE UNITS
2. THE "COMMON AREA" OF THIS CONDOMINIUM PROJECT IS THE LAND AND REAL PROPERTY INCLUDED WITHIN THE LIMITS OF **LOT 1, TRACT NO. 69792** IN THE CITY OF BURBANK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1355, PAGES 55-56 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, EXCEPT THERE FROM THOSE PORTIONS SHOWN AND DEFINED HEREIN AS UNITS **101 TO 109, 201 TO 209, & 301 TO 309**, INCLUSIVE.
3. THE UNITS OF THIS PROJECT ARE NUMBERED **101 TO 109, 201 TO 209, & 301 TO 309**, INCLUSIVE. A UNIT CONSISTS OF ALL THOSE ELEMENTS BEARING AN IDENTICAL NUMBER DESIGNATION. THE NUMBER DESIGNATION OF AN ELEMENT COINCIDES WITH THE NUMBER OF THAT UNIT TO WHICH IT IS A PART. WHENEVER REFERENCE IS MADE TO ANY OF THE UNITS **101 TO 109, 201 TO 209 & 301 TO 309**, INCLUSIVE IT SHALL BE CONSTRUED THAT REFERENCE IS MADE TO THE UNIT AS A WHOLE AND EACH OF ITS COMPONENT AREAS.
4. THE FOLLOWINGS ARE NOT A PART OF THE UNITS; BEARING WALLS, FLOORS, COLUMNS, ROOFS, BALCONY RAILINGS, SLABS, FOUNDATIONS, PIPES, DUCTS, FLUES, CHUTES, CONDUITS, WIRES, AND OTHER UTILITIES INSTALLATIONS, WHEREVER LOCATED, EXCEPT OUTLETS THEREOF WITHIN THE UNIT.
5. THE BOUNDARIES OF THE ELEMENTS AND EXCLUSIVE USE COMMON AREAS SET FORTH HEREIN ARE MEASURED TO THE INTERIOR SURFACE OF THE PERIMETER WALLS, FLOORS CEILINGS, WINDOWS, AND DOORS THEREOF, WHERE THEY EXIST, OR TO VERTICAL AND HORIZONTAL PLANES AT THE LIMITS OF THE DIMENSIONS SHOWN.
6. THE VERTICAL LIMITS OF THE ELEMENTS AND EXCLUSIVE USE COMMON AREAS SHOWN HEREON ARE HORIZONTAL PLANES DESCRIBED BY THE ELEVATIONS SHOWN ON THE RESPECTIVE PORTIONS THEREOF AS LOWER ELEVATIONS (L.E.) AND UPPER ELEVATIONS (U.E.), EXCEPT UPPER VERTICAL LIMITS OF THE AREAS HEREIN WHICH ARE INCLINED PLANES INTERSECTING THE UPPER LIMIT ELEVATION SHOWN ON THEIR RESPECTIVE PORTIONS THEREOF.
7. ALL TIES AND ALL BOUNDARY LINES OF THE ELEMENTS AND EXCLUSIVE USE COMMON AREAS INTERSECT AT RIGHT ANGLES, UNLESS OTHERWISE INDICATED.
8. ALL TIES FROM LOT LINES ARE TO INTERIOR BOUNDARIES OF THE BUILDING UNLESS OTHERWISE INDICATED.
9. THE WALL THICKNESS BETWEEN CONTIGUOUS UNITS IS 1.00 FEET, UNLESS OTHERWISE INDICATED.
10. THE WALL THICKNESS OF ALL EXTERIOR WALLS SHOWN ON THIS PLAN IS 0.67 FEET, UNLESS OTHERWISE INDICATED.
11. THE WALL THICKNESS OF ALL BALCONIES AND PATIOS SHOWN ON THIS PLAN IS 0.67 FEET, UNLESS OTHERWISE INDICATED.
12. AREAS DESIGNATED HEREON AS "A", "B", & "C" FOLLOWED BY THE UNIT NUMBERS ARE DWELLING AREAS AND ARE ELEMENTS OF A UNIT. "A" BEING ALL DWELLING UNITS LOCATED AT FIRST FLOOR AREA, "B" BEING ALL DWELLING UNITS LOCATED AT SECOND FLOOR AREA, AND "C" BEING ALL DWELLING UNITS LOCATED AT THE THIRD FLOOR AREA.

**CONDOMINIUM PLAN**

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**LOT 1, TRACT NO. 69792  
BURBANK, CALIFORNIA****NOTES AND DEFINITIONS (CONT'D.)**

13. AREAS DESIGNATED HEREON AS "D" FOLLOWED BY THE UNIT NUMBERS ARE BALCONY AREAS AND ARE ELEMENTS OF THE UNIT.
14. AREAS DESIGNATED HEREON AS "G" FOLLOWED BY THE NUMBERS ARE PARKING AREAS AND ARE EXCLUSIVE USE COMMON AREAS FOR EXCLUSIVE USE OF THE UNITS TO BE ASSIGNED AT LATER DATE.
15. AREAS DESIGNATED HEREON AS "GP" ARE GUESTS PARKING AREAS AND ARE COMMON USE AREAS FOR THE USE OF GUESTS.
16. AREAS DESIGNATED HEREON AS "P" FOLLOWED BY THE UNIT NUMBERS ARE PATIO AREAS AND ARE EXCLUSIVE USE COMMON AREAS FOR EXCLUSIVE USE OF THE UNIT BEARING AN IDENTICAL NUMBER DESIGNATION .
17. AREAS DESIGNATED HEREON AS "S" FOLLOWED BY THE NUMBERS ARE STORAGE AREAS AND ARE EXCLUSIVE USE COMMON AREAS FOR EXCLUSIVE USE OF THE UNITS TO BE ASSIGNED AT LATER DATE, EXCEPT FOR STORAGE AREAS S-109, S-201, S-209, S-301 AND S-309, WHICH ARE FOR THE UNIT BEARING AN IDENTICAL NUMBER DESIGNATION.
18. THIS PLAN AND THE DIMENSIONS SHOWN ARE INTENDED TO CONFORM TO CIVIL CODE SECTION 1351 (E) WHICH REQUIRES DIAGRAMMATIC FLOOR PLAN OF THE BUILDING BUILT OR TO BE BUILT THEREON IN SUFFICIENT DETAIL TO IDENTIFY EACH UNIT, its RELATIVE LOCATION AND APPROXIMATE DIMENSIONS. THE DIMENSIONS SHOWN HEREON ARE NOT INTENDED TO BE SUFFICIENTLY ACCURATE TO USE FOR CALCULATION OF FLOOR AREA OR AIRSPACE VOLUME IN ANY OR ALL THE UNITS.
19. THESE DIAGRAMMATIC PLANS INTENTIONALLY OMIT DETAILED INFORMATION OF INTERNAL PARTITIONING WITHIN INDIVIDUAL UNITS. LIKEWISE, SUCH DETAILS AS PROTRUSIONS OF VENTS, BEAMS, COLUMNS, WINDOW CASINGS, AND OTHER SUCH FEATURES ARE NOT INTENDED TO BE REFLECTED ON THIS PLAN.
20. THE PHYSICAL BOUNDARIES OF A CONDOMINIUM UNIT, OR OF A CONDOMINIUM UNIT RECONSTRUCTED IN SUBSTANTIAL ACCORDANCE WITH THE ORIGINAL PLANS, THEREOF, SHALL BE CONCLUSIVELY PRESUMED TO BE ITS BOUNDARIES RATHER THAN THE METES AND BOUNDS EXPRESSED HEREON, REGARDLESS OF THE SETTLING OR LATERAL MOVEMENT OF THE BUILDING AND REGARDLESS OF MINOR VARIANCE BETWEEN BOUNDARIES SHOWN HEREON AND THOSE OF THE BUILDING.

# CONDOMINIUM PLAN

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LOT 1, TRACT NO. 69792  
BURBANK, CALIFORNIA

## ELEVATION TABULATION

<u>FIRST FLOOR DWELLING AREA</u>			<u>FIRST FLOOR PATIO AREA</u>		
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>
101 TO 105	107.25'	116.25'	101 TO 105	107.17'	116.25'
106	108.00'	117.00'	106	107.92'	117.00'
107 TO 109	107.25'	116.25'	107 TO 109	107.17'	116.25'

<u>FIRST FLOOR STORAGE AREA</u>			
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>U.E.</u>
109	107.25'	111.75'	116.25'

<u>SECOND FLOOR DWELLING AREA</u>			<u>SECOND FLOOR BALCONY AREA</u>		
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>
201 TO 205	117.25'	126.25'	201 TO 205	117.17'	126.25'
206	118.00'	127.00'	206	117.92'	127.00'
207 TO 209	117.25'	126.25'	207 TO 209	117.17'	126.25'

<u>SECOND FLOOR STORAGE AREA</u>			
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>U.E.</u>
201	117.25'	126.25'	
209	117.25'	121.75'	126.25'

<u>THIRD FLOOR DWELLING AREA</u>			<u>THIRD FLOOR BALCONY AREA</u>		
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>
301 TO 205	127.25'	136.25'	301 TO 305	127.17'	136.25'
206	128.00'	137.00'	206	127.92'	137.00'
207 TO 209	127.25'	136.25'	207 TO 209	127.17'	136.25'

<u>THIRD FLOOR STORAGE AREA</u>			
<u>UNIT NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>U.E.</u>
301	127.25'	136.25'	
309	127.25'	131.75'	136.25'

<u>PARKING FLOOR AREA</u>			<u>STORAGE FLOOR AREA</u>			
<u>SPACE NO.</u>	<u>L.E.</u>	<u>U.E.</u>	<u>SPACE NO.</u>	<u>L.E.</u>	<u>U.E.</u>	
GP-1,GP-2	97.35'	97.68'	106.85'	1-9	95.95'	106.10'
GP-3	97.05'	97.38'	106.85'	10-15	96.50'	106.10'
4	96.50'	96.75'	106.85'	16-24	95.95'	106.10'
5-13	96.25'	96.50'	106.10'			
14-16	96.00'	96.25'	106.10'			
17-21,GP-4	95.85'	95.95'	106.10'			
23-33	95.85'	95.95'	106.10'			
34-42	95.75'	95.85'	106.10'			
43-46	95.65'	95.75'	106.10'			
47-50	96.25'	96.50'	106.10'			
51-54	96.40'	96.50'	106.10'			
55-58	95.75'	95.85'	106.10'			

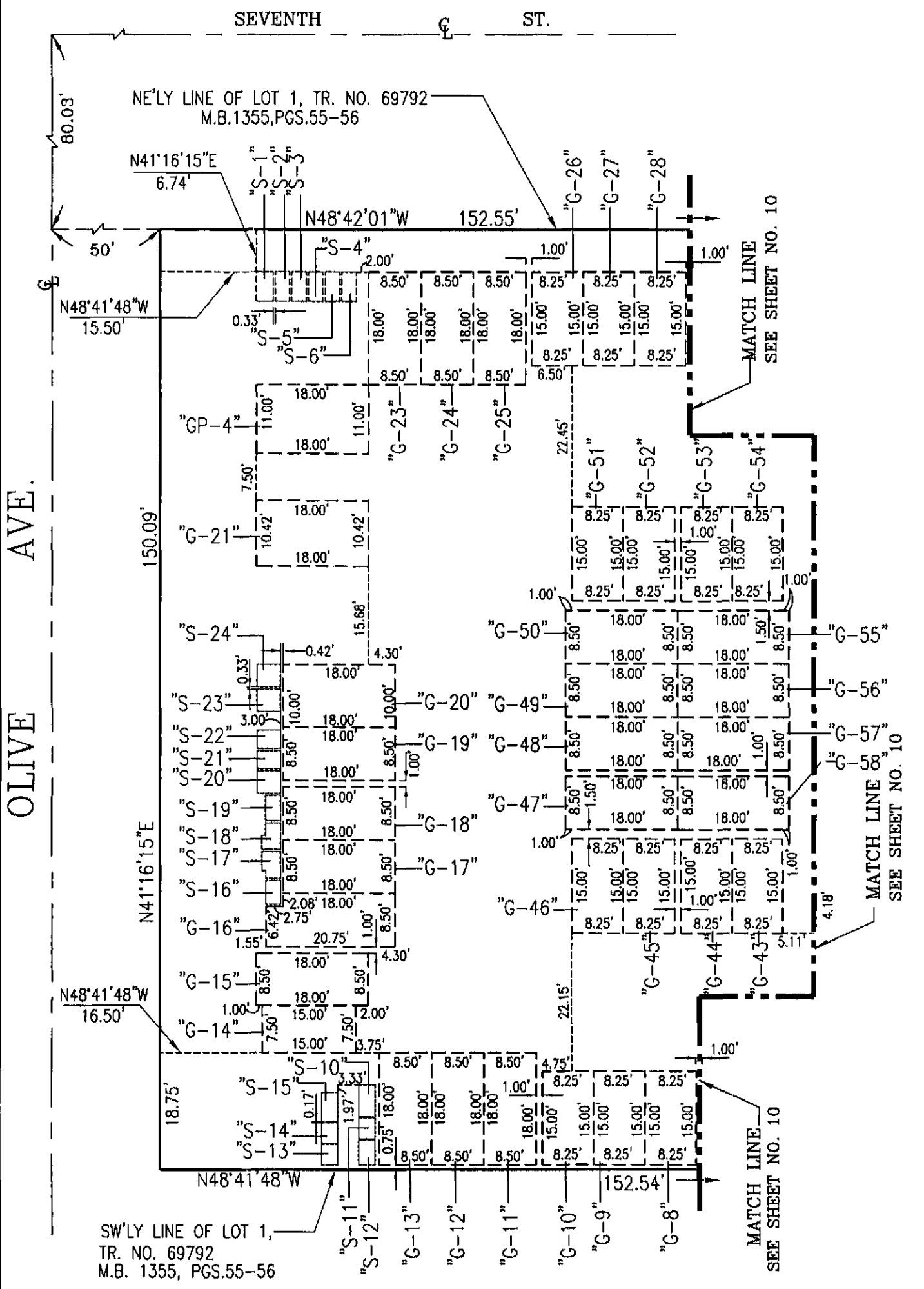
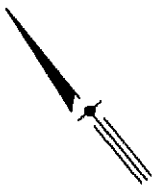
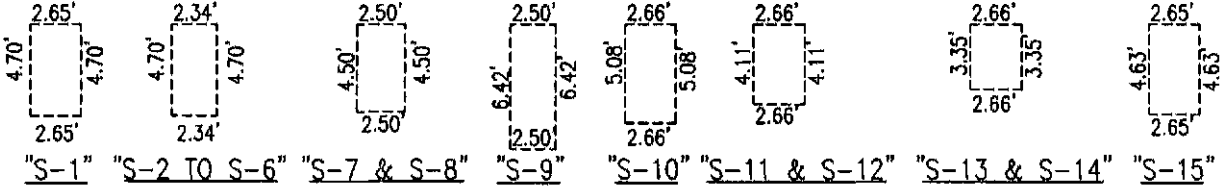
SCALE: 1" = 20'

SHEET 9 OF 16 SHEETS

# CONDOMINIUM PLAN

LOT 1, TRACT NO. 69792  
CITY OF BURBANK, COUNTY OF LOS ANGELES  
STATE OF CALIFORNIA  
PARKING FLOOR PLAN

### STORAGE DETAILS



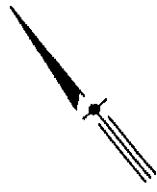
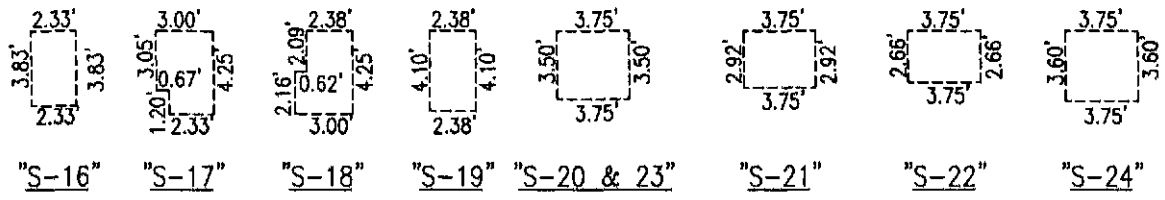
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SHEET 10 OF 16 SHEETS

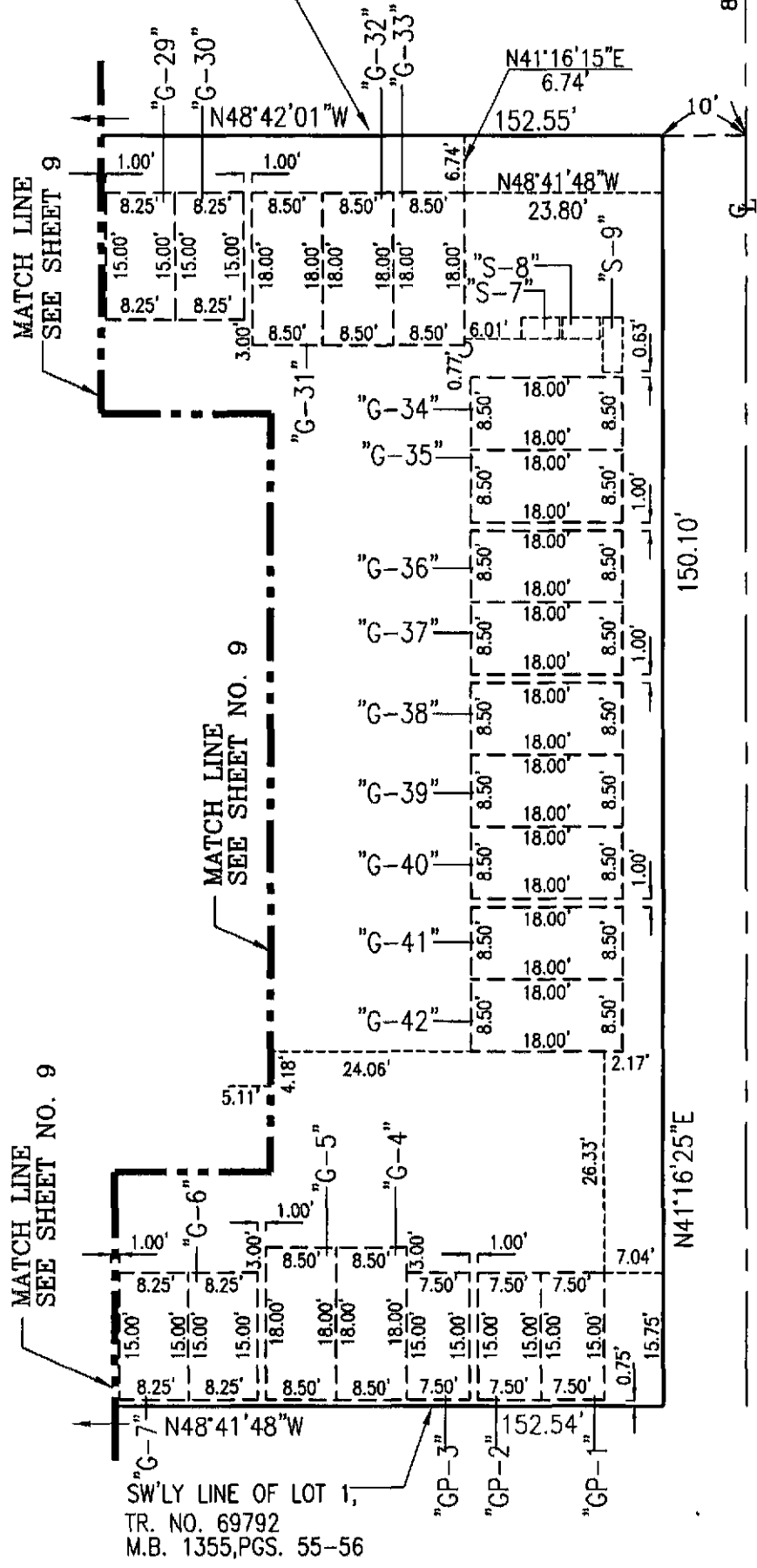
# CONDOMINIUM PLAN

LOT 1, TRACT NO. 69792  
CITY OF BURBANK, COUNTY OF LOS ANGELES  
STATE OF CALIFORNIA  
PARKING FLOOR PLAN



SEVENTH ST.

NE'LY LINE OF LOT 1, TR. NO. 69792  
M.B. 1355, PGS.55-56



ALLEY

SW'LY LINE OF LOT 1,  
TR. NO. 69792  
M.B. 1355, PGS. 55-56

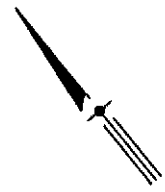
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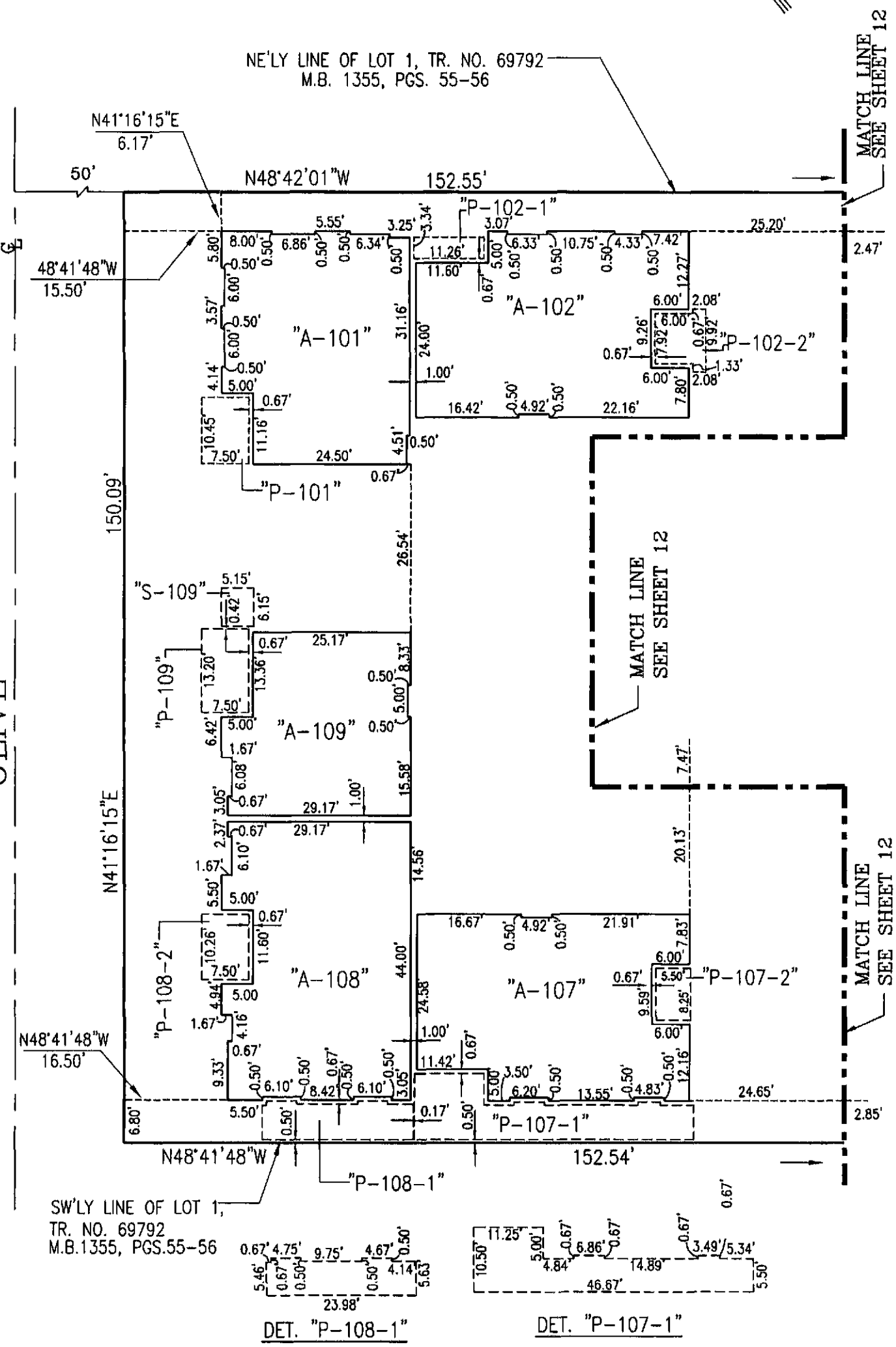
SHEET 11 OF 16 SHEETS

**CONDOMINIUM PLAN**  
 LOT 1, TRACT NO. 69792  
 CITY OF BURBANK, COUNTY OF LOS ANGELES  
 STATE OF CALIFORNIA  
 FIRST FLOOR DWELLING PLAN

12



OLIVE AVE.



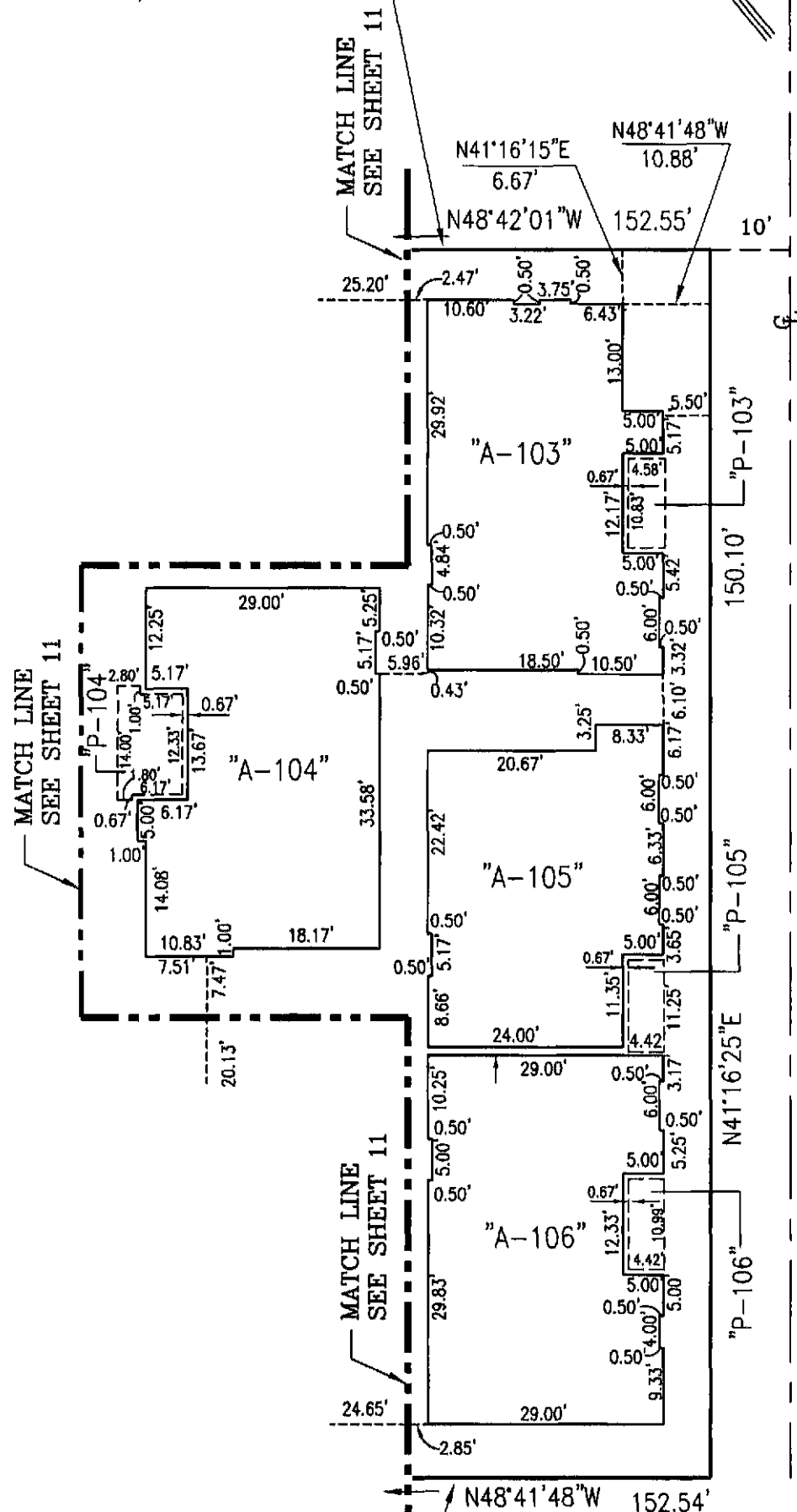
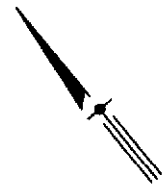
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SHEET 12 OF 16 SHEETS

**CONDOMINIUM PLAN**  
 LOT 1, TRACT NO. 69792  
 CITY OF BURBANK, COUNTY OF LOS ANGELES  
 STATE OF CALIFORNIA  
 FIRST FLOOR DWELLING PLAN

13

NE'LY LINE OF LOT 1, TR. NO. 69792  
 M.B. 1355, PGS. 55-56

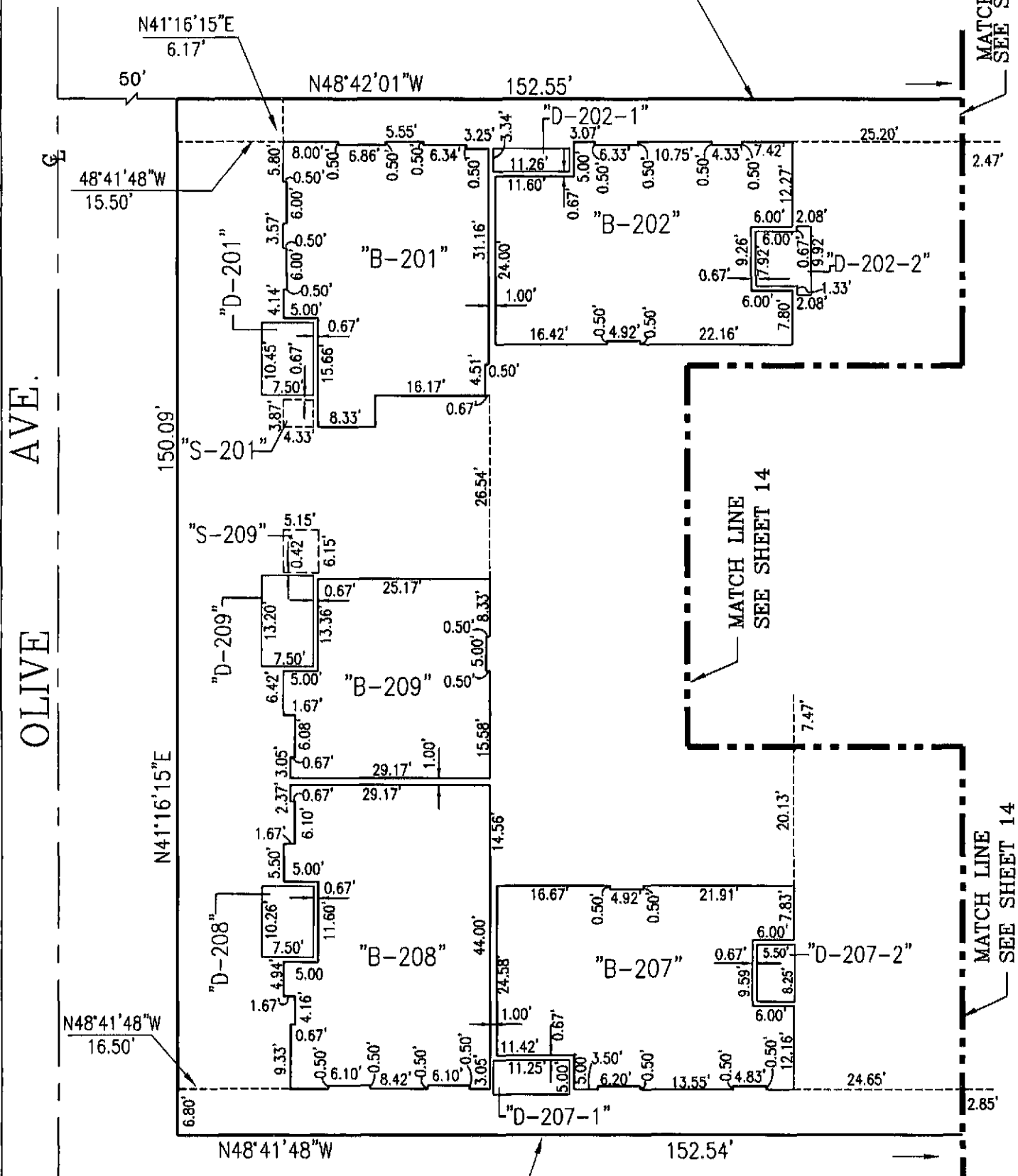
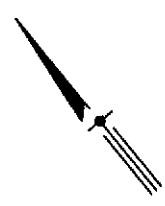


SW'LY LINE OF LOT 1,  
 TR. NO. 69792  
 M.B. 1355, PGS. 55-56

SCALE: 1"=20'

SHEET 13 OF 16 SHEETS

**CONDOMINIUM PLAN**  
 LOT 1, TRACT NO. 69792  
 CITY OF BURBANK, COUNTY OF LOS ANGELES  
 STATE OF CALIFORNIA  
 SECOND FLOOR DWELLING PLAN



NE'LY LINE OF LOT 1, TR. NO. 69792  
 M.B. 1355, PGS. 55-56

MATCH LINE  
 SEE SHEET 14

MATCH LINE  
 SEE SHEET 14

MATCH LINE  
 SEE SHEET 14

SW'LY LINE OF LOT 1,  
 TR. NO. 69792  
 M.B. 1355, PGS. 55-56

OLIVE  
 AVE.

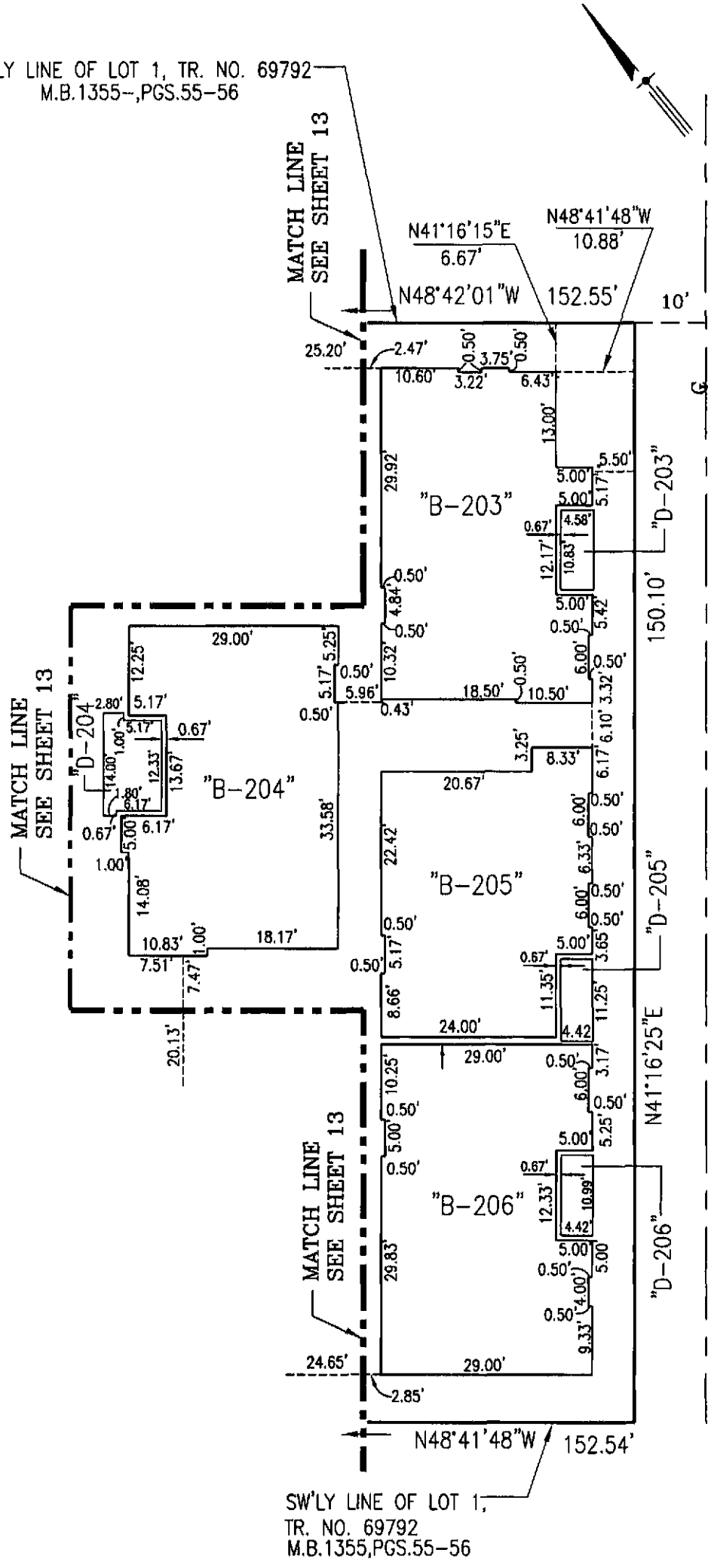
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SCALE: 1"=20'

SHEET 14 OF 16 SHEETS

**CONDOMINIUM PLAN**  
 LOT 1, TRACT NO. 69792  
 CITY OF BURBANK, COUNTY OF LOS ANGELES  
 STATE OF CALIFORNIA  
 SECOND FLOOR DWELLING PLAN

NE'LY LINE OF LOT 1, TR. NO. 69792  
 M.B.1355--PGS.55-56



SW'LY LINE OF LOT 1,  
 TR. NO. 69792  
 M.B.1355,PGS.55-56

ALLEY

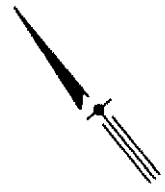
SCALE: 1"=20'

SHEET 15 OF 16 SHEETS

# CONDOMINIUM PLAN

LOT 1, TRACT NO. 69792  
CITY OF BURBANK, COUNTY OF LOS ANGELES  
STATE OF CALIFORNIA  
THIRD FLOOR DWELLING PLAN

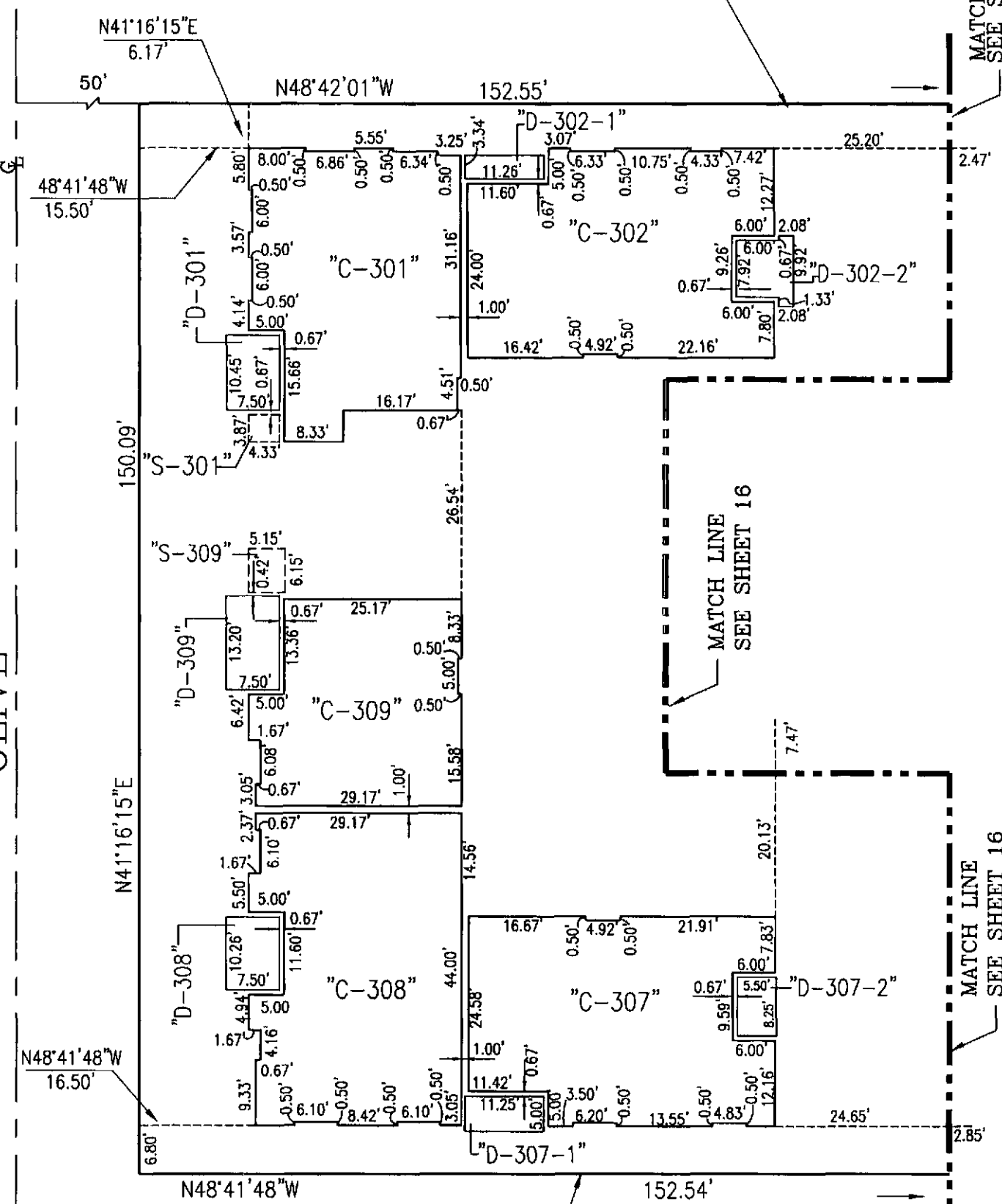
16



NE'LY LINE OF LOT 1, TR. NO. 69792  
M.B. 1355, PGS. 55-56

MATCH LINE  
SEE SHEET 16

OLIVE  
AVE.



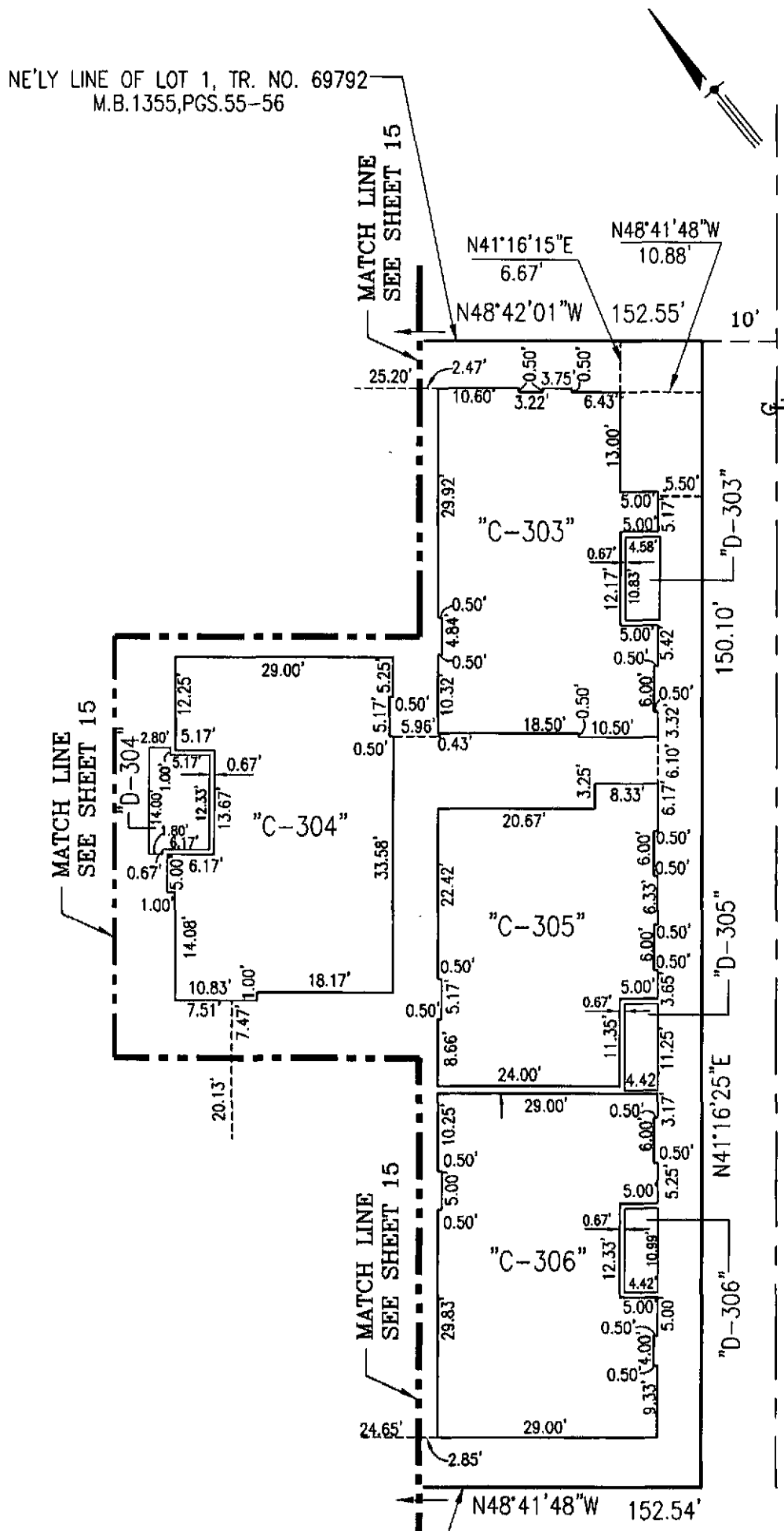
SW'LY LINE OF LOT 1,  
TR. NO. 69792  
M.B. 1355, PGS. 55-56

SCALE: 1"=20'

SHEET 16 OF 16 SHEETS

**CONDOMINIUM PLAN**  
 LOT 1, TRACT NO. 69792  
 CITY OF BURBANK, COUNTY OF LOS ANGELES  
 STATE OF CALIFORNIA  
 THIRD FLOOR DWELLING PLAN

NE'LY LINE OF LOT 1, TR. NO. 69792  
 M.B.1355, PGS.55-56



SW'LY LINE OF LOT 1,  
 TR. NO. 69792  
 M.B.1355, PGS.55-56

A L L E Y