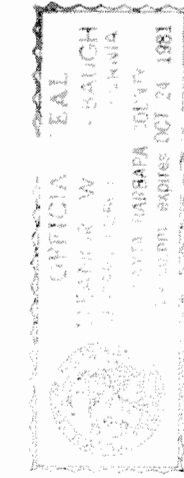


STATE OF CALIFORNIA } S.S.
COUNTY OF SANTA BARBARA }

ON FEB 28, 1979, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED VIVIAN ROEMER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT, AS THE ATTORNEY IN FACT OF FRANK L. ROEMER, AND ACKNOWLEDGED TO ME THAT SHE SUBSCRIBED THE NAME OF FRANK L. ROEMER THERETO AS PRINCIPAL AND HER OWN NAME AS ATTORNEY IN FACT. WITNESS MY HAND AND OFFICIAL SEAL.



Eleanor Washabaugh
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
NAME PRINTED: ELEANOR WASHABAUGH
MY COMMISSION EXPIRES: 10-24-81

OWNER'S CERTIFICATE:

WE, THE UNDERSIGNED HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LAND INCLUDED WITHIN THIS SUBDIVISION ENTITLED "ROEMER HARDWARE" TRACT 5257 SHOWN ON THIS MAP CONSISTING OF 2 SHEETS AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND SUBDIVISION AS SHOWN WITHIN THE COLORED BORDER LINES AND DO HEREBY OFFER TO DEDICATE ALL EASEMENTS SHOWN HEREON FOR THE PURPOSES THEREIN SET FORTH ~~AND FURTHER DEDICATE~~ AND FURTHER DEDICATE

Frank L. Roemer by Vivian Roemer
The Attorney in Fact
FRANK L. ROEMER

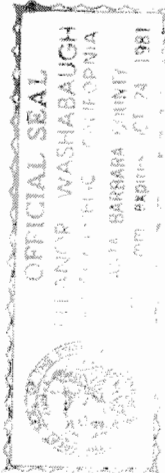
Glenn A. Roemer
GLENN A. ROEMER

Robert R. Roemer
ROBERT R. ROEMER

STATE OF CALIFORNIA } S.S.
COUNTY OF SANTA BARBARA }

ON THIS 28th DAY OF FEB. 1979, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED GLENN A. ROEMER, ROBERT R. ROEMER AND VIVIAN A. ROEMER, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED SAME.

Eleanor Washabaugh
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
NAME PRINTED: ELEANOR WASHABAUGH
MY COMMISSION EXPIRES: 10-24-81



BASIS OF BEARINGS

THE BEARING BETWEEN THE TWO 2" BRASS CAP MONUMENTS ON THE CENTERLINE OF NORTH BROADWAY AND NOTED HEREIN AS NO. 33°43'E PER (R)

**ROEMER HARDWARE
PARCEL MAP
TRACT 5257**

BEING A DIVISION OF A PORTION OF PARCEL "B" OF PARCEL MAP N: 5087, IN THE CITY OF SANTA MARIA, COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, RECORDED AT THE OFFICE OF THE COUNTY RECORDER

THE AREA CONTAINED WITHIN THE BLUE BORDER
EQUALS 38.40 ACRES

LEASEHOLD INTEREST:

THE SIGNATURES OF THE FOLLOWING LEASE HOLDERS MAY BE OMITTED PURSUANT TO SECTION 66436 (c)(1) OF THE GOVERNMENT CODE.

1. J.B. DENMAR, INC., A CALIFORNIA CORPORATION, CURRENT HOLDER OF THE LESSEES INTEREST UNDER LEASE RECORDED IN BOOK 1930, PAGE 150 OF OFFICIAL RECORDS BY ASSIGNMENTS RECORDED IN BOOK 2045, PAGE 1231 AND AS INSTRUMENT NUMBERS 78-587, 78-589 AND 78-37680 ALL OF OFFICIAL RECORDS.
2. STANDARD OIL COMPANY OF CALIFORNIA, A DELAWARE CORPORATION AND HUMBLE OIL AND REFINING COMPANY, A DELAWARE CORPORATION, HOLDERS OF LEASEHOLD INTEREST AS DISCLOSED BY MEMORANDUM OF SUBLEASE RECORDED IN BOOK 2187, PAGE 237 OF OFFICIAL RECORDS.
3. CHEVRON U.S.A., INC., A CALIFORNIA CORPORATION, HOLDER OF LEASEHOLD INTEREST AS DISCLOSED BY A RELEASE RECORDED JANUARY 5, 1978 AS INSTRUMENT NUMBER 78-585 OF OFFICIAL RECORDS.

COUNTY RECORDER'S CERTIFICATE:

FILED THIS 23rd DAY OF MAY, 1979, AT 8:00 AM, IN BOOK 22 OF PARCEL MAPS, PAGES 52-53, AT THE REQUEST OF MICHAEL K. WELCH.

HOWARD C. MENZEL
COUNTY CLERK - RECORDER

Kary Rose MacDonald
Deputy

SURVEYOR'S CERTIFICATE:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND WAS BASED UPON A PARTIAL FIELD SURVEY AND COMPILED FROM RECORD DATA IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AT THE REQUEST OF ROEMER HARDWARE ON NOV. 15, 1978. I HEREBY STATE THAT THIS PARCEL MAP PROCURED OF THE LOCAL AGENCY HAVE BEEN COMPLIED WITH AND THAT THIS PARCEL MAP CONFORMS TO THE APPROVED TENTATIVE MAP AND THE CONDITIONS OF APPROVAL THEREOF WHICH WERE REQUIRED TO BE FULFILLED PRIOR TO THE FILING OF THIS PARCEL MAP.

Michael K. Welch
MICHAEL K. WELCH L.S. 5465
DATE: 3-5-79

EASEMENT HOLDERS:

THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS MAY BE OMITTED PURSUANT TO SECTION 66436 (c)(1) OF THE GOVERNMENT CODE, SINCE THEIR INTEREST CANNOT RIPEN INTO FEE.

1. STATE OF CALIFORNIA, EASEMENT HOLDER BY DEED RECORDED IN BOOK 157, PAGE 89 OF DEEDS, AND BY DEED RECORDED IN BOOK 222, PAGE 513 OF OFFICIAL RECORDS.
2. SOUTHERN CALIFORNIA TELEPHONE COMPANY, EASEMENT HOLDER BY DEEDS RECORDED FEB. 25, 1942 IN BOOK 541, PAGE 253 AND 254 OF OFFICIAL RECORDS. THE CURRENT HOLDER OF THIS EASEMENT IS GENERAL TELEPHONE COMPANY OF CALIFORNIA.
3. PACIFIC TELEPHONE AND TELEGRAPH COMPANY, EASEMENT HOLDER BY DEED RECORDED JULY 12, 1955 IN BOOK 1324, PAGE 421 OF OFFICIAL RECORDS. THE CURRENT HOLDER OF THIS EASEMENT IS GENERAL TELEPHONE COMPANY OF CALIFORNIA.
4. STATE OF CALIFORNIA, EASEMENT HOLDER BY DEED RECORDED FEB. 7, 1962 IN BOOK 1902, PAGE 101 OF OFFICIAL RECORDS.
5. CITY OF SANTA MARIA, EASEMENT HOLDER BY DEEDS RECORDED MAY 17, 1971 IN BOOK 2347, PAGE 1126 OF OFFICIAL RECORDS, AND JULY 31, 1972 IN BOOK 2412, PAGE 1199 OF OFFICIAL RECORDS.
6. SYSTEM 99, A CALIFORNIA CORPORATION, EASEMENT HOLDER BY DEED RECORDED AUG. 19, 1971 IN BOOK 2361, PAGE 368 OF OFFICIAL RECORDS.
7. PACIFIC GAS AND ELECTRIC COMPANY, EASEMENT HOLDER BY DEED RECORDED JUNE 23, 1972 IN BOOK 2407, PAGE 576, OFFICIAL RECORDS.

CITY ENGINEER'S CERTIFICATE:

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE

Reese N. Riddough
REESE N. RIDDOUGH - R.C.E. 18035 - CITY ENGINEER
DATE: April 12, 1979

CITY COUNCIL'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS SUBDIVISION ENTITLED "ROEMER HARDWARE" TRACT 5257 CONSISTING OF 2 SHEETS ~~AND EASEMENTS~~ AND EASEMENTS ~~AND EASEMENTS~~ AND EASEMENTS SHOWN HEREON WERE ACCEPTED BY THE COUNCIL OF THE CITY OF SANTA MARIA ON MAY 1, 1979 AND THAT THE CITY CLERK WAS DULY AUTHORIZED AND DIRECTED TO ENDORSE HEREON ~~THE~~ THE ~~APPROVAL OF THE SAME AND ITS ACCEPTANCE OF SAID~~ APPROVAL OF THE SAME AND ITS ACCEPTANCE OF SAID ~~EASEMENTS.~~ EASEMENTS.

Wendy J. Brown
CITY CLERK
DATE: May 21, 1979

PREPARED BY:
M.K. WELCH SURVEYS, INC.

506 EAST CHAPEL STREET
SANTA MARIA, CALIFORNIA 93454
PHONE: 805-925-2701
DATE: JAN., 1979