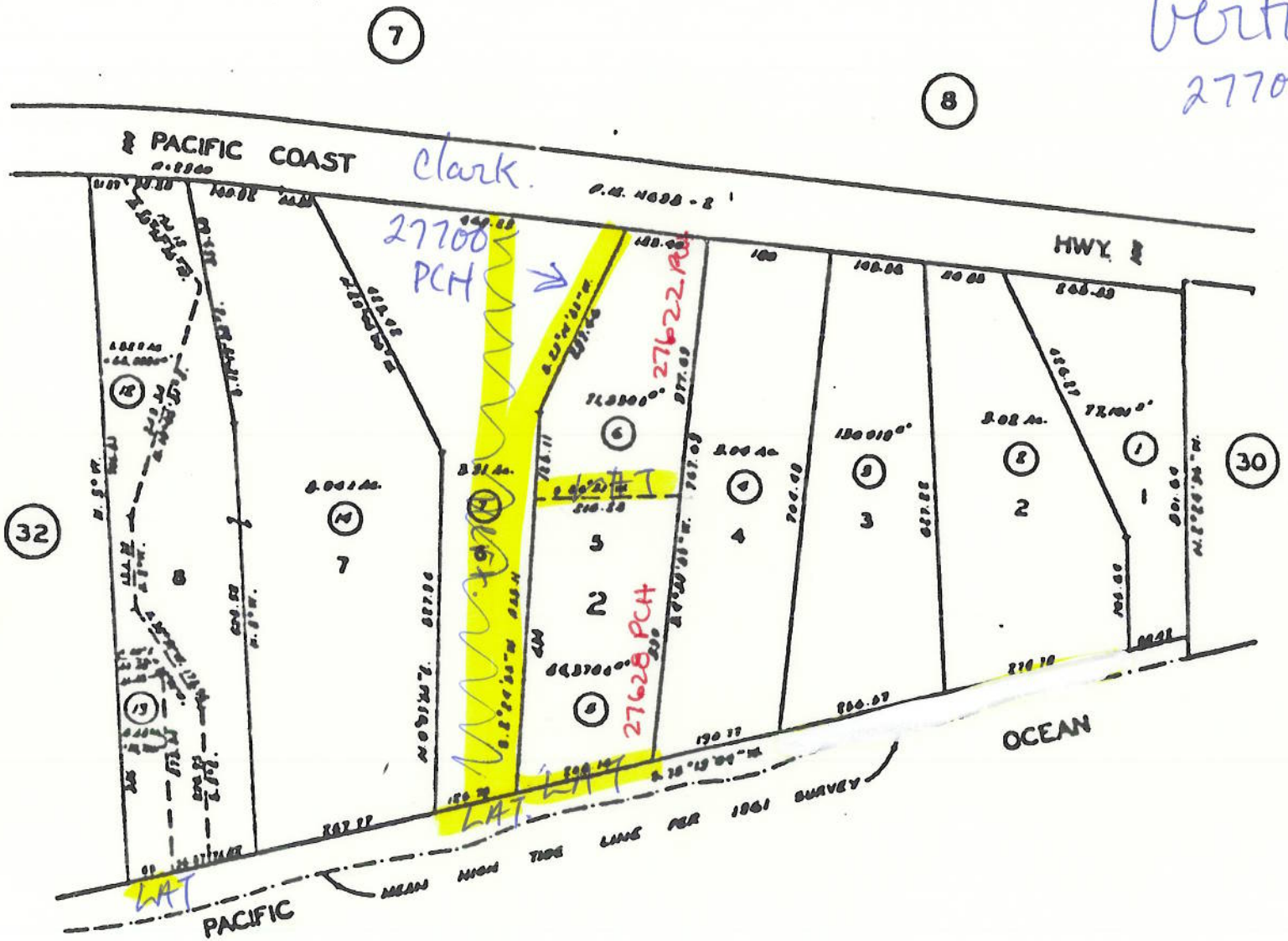
44460 | 31
map page

Clark
vertical
27700 PCH



TRACT NO. 12935 M.B. 248-39-40

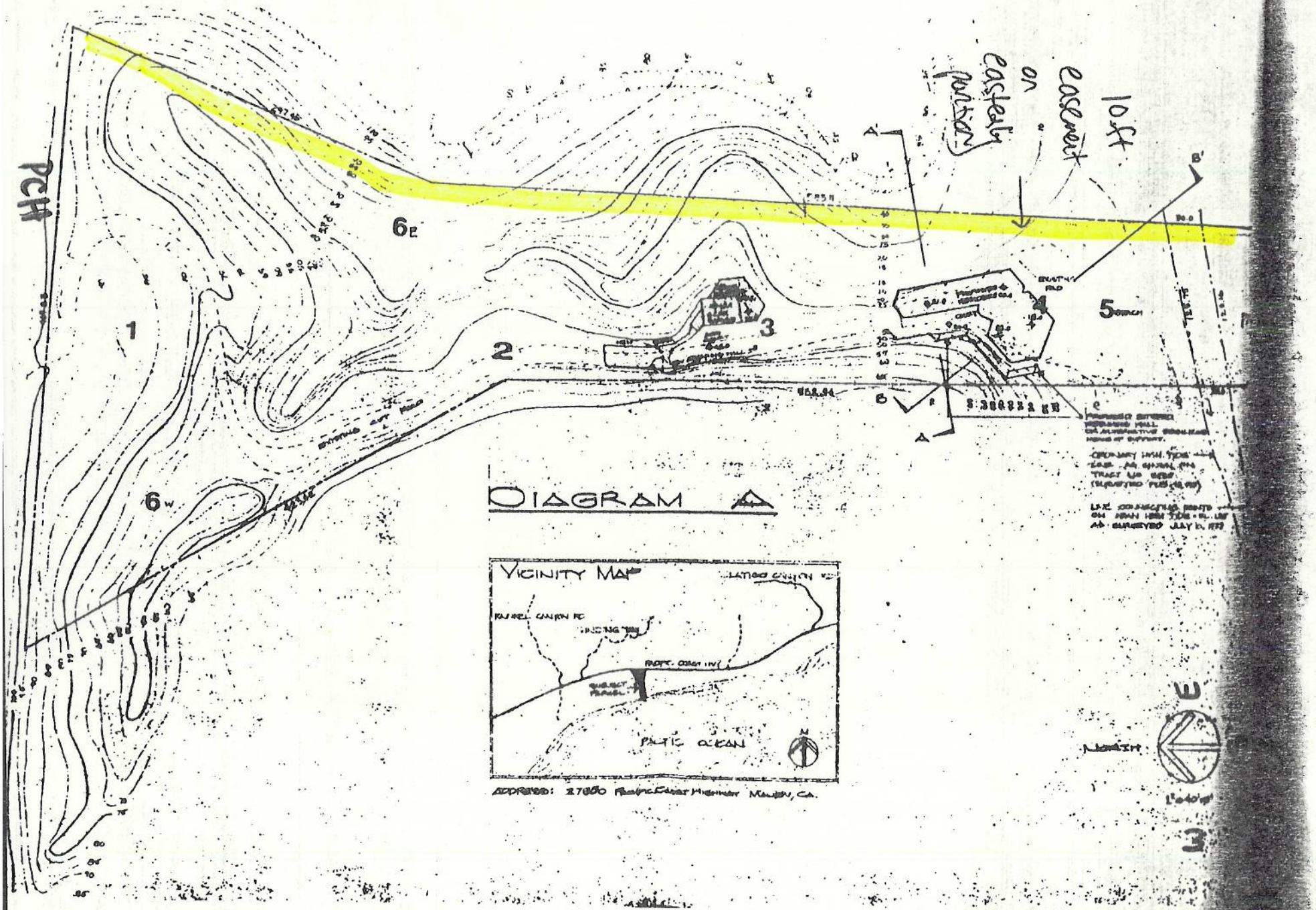


Exhibit 2

Clark D. Restriction
P. 78. 3477

SUBJECT PROPERTY INFORMATION

17) Property: **27179 SEA VISTA DR, MALIBU CA 90265-4436 C013**

APN:	**4460-010-004**			Use:	**SFR**
County:	**LOS ANGELES, CA**	Tax Rate Area:	**10853**	Total Value:	**$125,089**
Census:	**8004.02**	Prop Tax:	**$1,522.93**	Land Value:	**$92,476**
Map Pg:	**112-F6**	Delinq Tax Yr:		Imprv Value:	**$32,613**
New Pg:	**668-A1**	Exemptions:	**HOMEOWNER**	Assd Yr:	**1997**
Phone:	**310/451-5252**			% Improved:	**26%**
Owner:	**CLARK RICHARD & MADELINE**				

Mail: **27179 SEA VISTA DR; MALIBU CA 90265-4436**

SALES INFORMATION

	LAST SALE	PRIOR SALE	
Transfer Date:	**09/03/93**	**03/03/88**	
Sale Price/Type:		**$673,000**	**FULL**
Document #:		**293409**	
Document Type:		**GRANT DEED**	
1st TD/Type:		**$500,000**	**VARIABLE**
Finance:			
Junior TD's:			
Lender:			

Seller:

Title Company:

Transfer Info:

IMPROVEMENTS

Bldg/Liv Area:	**2,642**	
# Units:		
# Bldgs:		
# Stories:		
$/SF:		
Yrblt/Eff:	**82**	**82**
Total Rms:		
Bedrms:	**3**	
Baths(F/H):	**3**	
Fireplace:		
Pool:		
Bsmt Area:		
Construct:		
Flooring:		
Air Cond:		
Heat Type:	**CENTRAL**	
Quality:		
Condition:		
Style:		
Other Rooms:		

SITE INFORMATION

Improve Type:		Lot Size:	**A0.81**
Zoning:	**R120 LC**	Lot Area:	**35,422**
County Use:	**0100**	Parking:	
Bldg Class:	**D**	Park Spaces:	
Flood Panel:	**065043-0769C**	Site Influence:	

Phys Chars:

Legal: **L3/RECORD OF SURVEY AS PER BK 73 PG 40-4**

Comments: **USABLE LOT:35,422**

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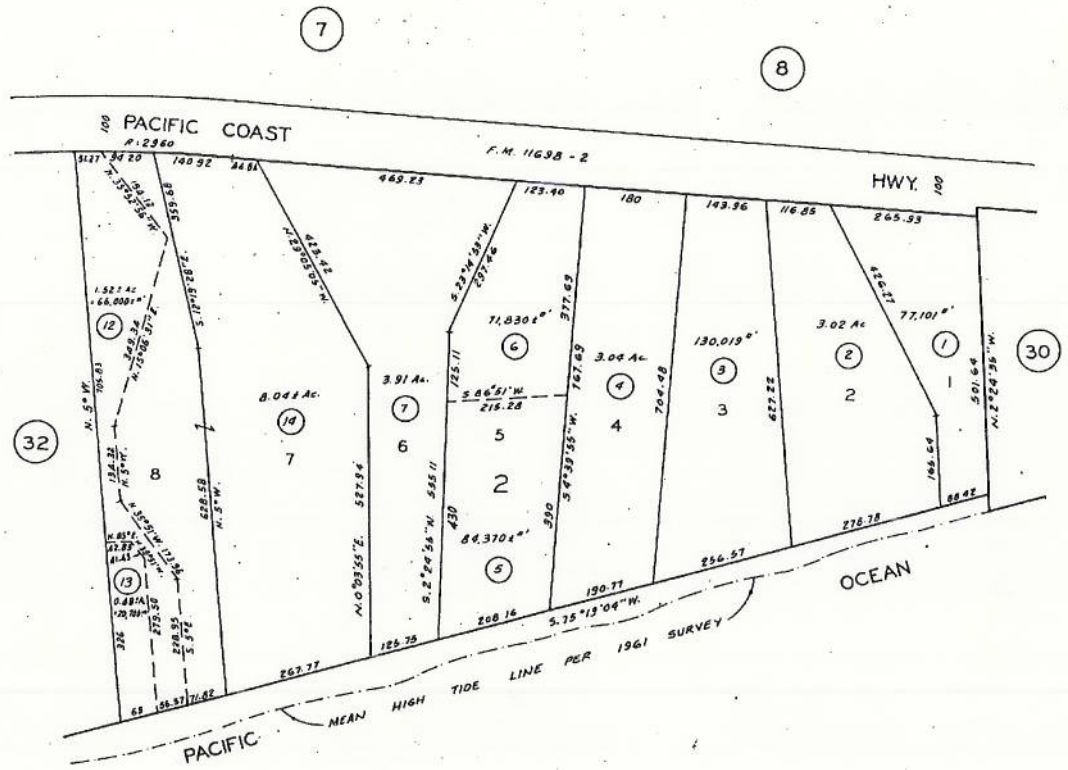
Los Angeles, CA, 1995-96 - 4460-031, Sheet: 1 of 1

4460 | 31

SCALE 1" = 200'

1992

910606



CODE
10853

FOR PREV. ASSM'T SEE:
4460 - 31

TRACT NO. 12935 M. B. 248 - 39 - 40

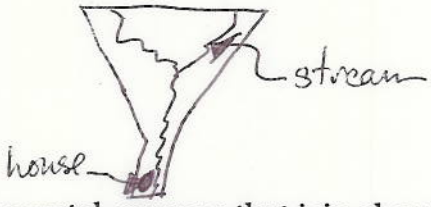
ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.

27700 Pacific Coast Highway
APN:
Richard Clark

Agent: Sherman Stacey

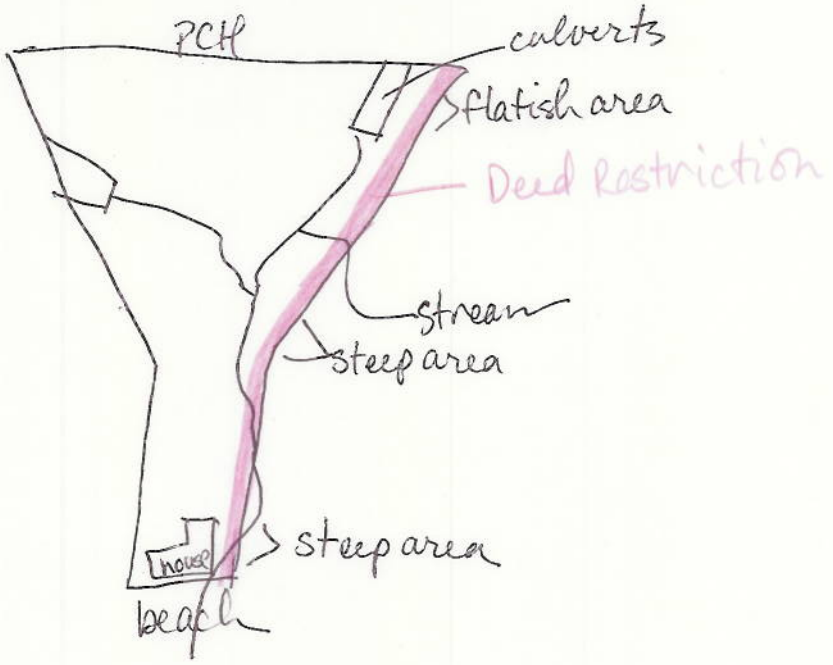
Permit No. P-78-3473 for 5 bedrm. family residence and garage. Lateral and vertical deed restrictions required as well as open space deed restrictions.

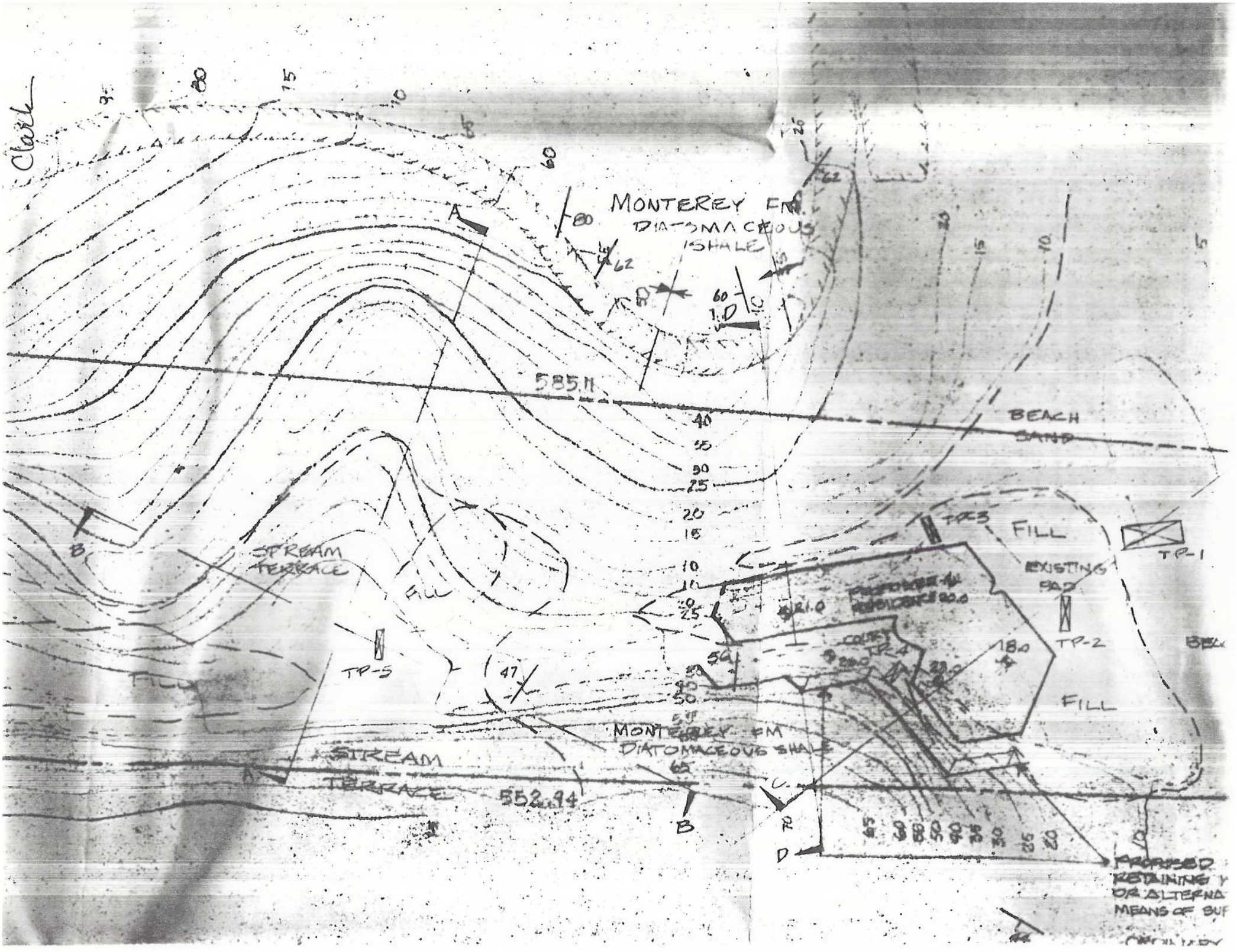
Lot shaped like this:

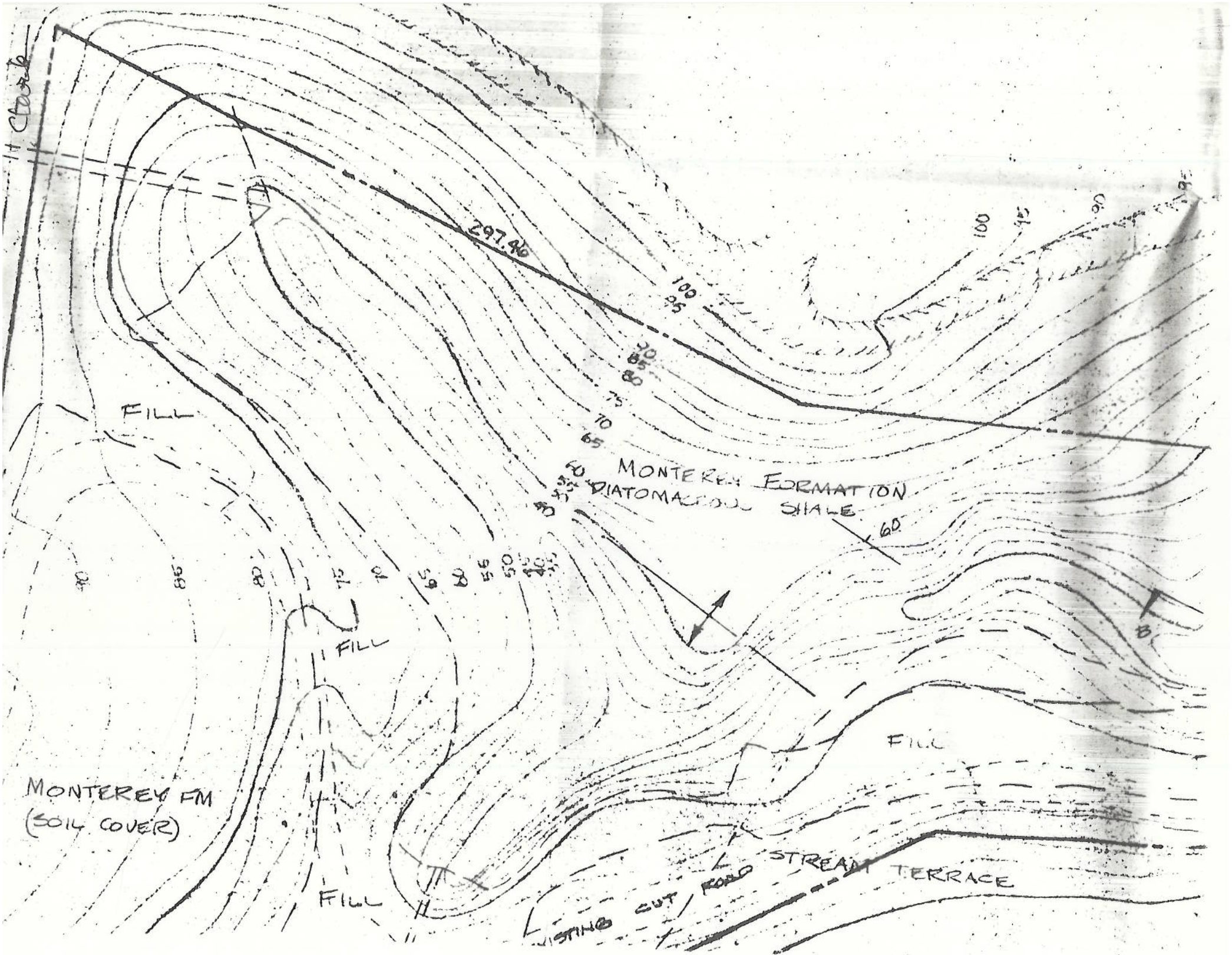


Lot features two small coastal canyons that join about 300 feet seaward of PCH. The 1975 L.A. Co. EIR designates the canyons Sensitive Environmental Areas. Canyon stream flows cause scour. House next to stream.

10 foot vertical runs along easterly property boundary. Geological report in permit files contains topo maps which indicate DR crosses areas with 2 to 1 slope. Rough map:




MONTEREY FM.
DIATOMACEOUS SHALE
585.11
BEACH SAND
STREAM TERRACE
FILL
TP-1
TP-2
TP-3
TP-4
TP-5
EXISTING PAD
PROPOSED RESIDENCE 20.0
COURT
FILL
MONTEREY FM
DIATOMACEOUS SHALE
STREAM TERRACE
552.94
PROPOSED RETAINING
OR ALTERNA
MEANS OF SUP
A
B
C
D


297.46
FILL
MONTEREY FORMATION
DIATOMACEOUS SHALE
FILL
FILL
FILL
MONTEREY FM
(SOIL COVER)
EXISTING CUT / ROAD
STREAM TERRACE

79-1040264

RECORDED IN OFFICIAL RECORDS
OF LOS ANGELES COUNTY, CA
11 MIN. PAST 1 P.M. SEP 18 1979
Recorder's Office

RECORDING REQUESTED BY AND MAIL TO
NAME CCC/SCR
STREET PO Box 1450
CITY Long Beach, CA 90801

FEE $7 M
5

CALIFORNIA COASTAL COMMISSION
SOUTH COAST REGION

DEED RESTRICTION

This instrument, made this 19 day of APRIL, 1979, by Richard W. Clark ~~xxxx~~ _____, ~~xxxxxxxxxxx~~ ~~xxxxxxxxxxxxx~~ County of Los Angeles, State of California, hereinafter collectively referred to as "the Permittee;"

WHEREAS, pursuant to the California Coastal Act of 1976, Sections 30000 through 30900 of the California Public Resources Code, the Permittee has made Application No. P-3473 to the California Coastal Commission, South Coast Region, for the issuance of a permit for the construction of a single family residence, driveway and swimming pool

(Describe Proposed Project)

on certain real property owned/~~xxxxxx~~/ (Other - state Permittee's interest in subject property)

by the Permittee and more particularly described below; and

WHEREAS, said Commission has determined to grant said application and issue a permit for the construction of a single family residence, driveway and swimming pool

(Describe Approved Project)

on said real property, subject to the following conditions, imposed for the benefit of the Public, and without agreement to which by Permittee, said Commission could not grant the permit:

FILL IN CONDITIONS) This deed restriction is a covenant running with the land which shall be prior to all encumberances except for tax liens and shall bind the applicant and any successors in interest to allow the public to walk, sit, swim and otherwise use a strip of beach measured from the water line up to the first line of vegetation (the document shall state that the mean high tide line is understood by both parties to be ambulatory as will the above mentioned strip of beach): in no case shall the public be allowed to use the beach closer than 5ft. to any structure.

NOW, THEREFORE, in consideration of the issuance of said development permit, and of the benefit conferred thereby on the subject property, Permittee agrees that there shall be, and hereby is, created the following restriction on the use and enjoyment of said property, to be attached to and become a part of the deed to the property: the public shall be allowed to walk, sit. swim and otherwise use a strip of beach measured from the water line up to the first line of vegetation which strip is more specifically described in Exhibit I attached hereto.

Permittee acknowledges that any violation of this deed restriction shall be constitute a violation of the permit and shall subject Permittee or any other violator thereof to civil action for violation of the terms of said permit and of the Coastal Act of 1976. Said deed restriction shall apply to the single family residence, driveway and swimming pool (Project)

to be constructed/~~xxxxxxxxx~~/ (other)

on that certain real property in the ~~xxxxx~~ _____,

County of Los Angeles, State of California, described as: set forth in Exhibit "II" attached hereto

(Legal Description/Address of the Property)

Unless specifically modified or terminated by affirmative vote of the issuing Commission, said deed restriction shall remain in full force and effect during the period that said permit, or any modification or amendment thereof, remains effective, and during the period that the development authorized by said permit, or any modification of said development, remains in existence in or upon any part of, and thereby confers benefit upon, the real property described herein, and to that extent, said deed restriction is hereby deemed and agreed by Permittee to be a covenant running with the land, and shall bind Permittee and all his successors and assigns.

Nothing shall become payable to Permittee, nor to the successors or assigns of Permittee, for the agreement herein set forth.

Executed the date above written.

A parcel of land in the County of Los Angeles, State of California, being a portion of Lot 6 in Block 2 of Tract No. 12935 as shown on map recorded in Map Book 248, Pages 39 and 40, records of said county, described as follows:

Beginning at the southwesterly corner of said Lot 6; thence North 0° 03' 55" East along the westerly line thereof a distance of 60.00 feet; thence North 77° 47' 00" East 90.00 feet; thence North 60° 20' 42" East 41.97 feet to a point on the easterly line of said Lot 6 that is distant North 2° 24' 55" East 68.00 feet from the southeasterly corner of said Lot 6; thence South 2° 24' 55" West 68.00 feet to said southeasterly corner; thence South 75° 19' 04" West 125.75 feet to the point of beginning.

EXHIBIT "I"

RICHARD W. CLARK

, OF CALIFORNIA)
) ss.
OUNTY OF Los Angeles)

Permittee

On April 17, 1979, before me, the undersigned Notary Public, personally appeared Richard W. Clark and _____, known to me to be the persons whose names ~~are~~ subscribed to the foregoing instrument and acknowledged to me that ~~they~~ executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

OFFICIAL SEAL
GLORIA COHN
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Dec. 8, 1981

Notary Public, in and for the County of _____, State of California.

TO BE FILLED IN BY COMMISSION

This is to certify that the deed restriction set forth above, dated April 19, 1979, 19__, and signed by Richard W. Clark and _____ Permittee, is hereby accepted by order of the California Coastal Commission, South Coast Region, on September 11, 1979 and said Commission consents to recordation thereof by its Executive Director, its duly authorized officer.

Date September 17, 1979

By _____
Chairman, California Coastal Commission, South Coast Region

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On this 17th day of September, 19 79, before me, the undersigned Notary Public, personally appeared DONALD E. WILSON, known to me to be the Chairman of the California Coastal Commission, South Coast Region, and known to me to be the person who executed the foregoing instrument on behalf of said Commission, and acknowledged to me that such Commission executed the same.

Witness my hand and official seal the day and year in the certificate first above written.

OFFICIAL SEAL
DELORES K. RYAN
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires JUL 14, 1981

Notary Public in and for the County of LOS ANGELES, State of California.

79-1040264

RECORDED IN OFFICIAL RECORDS
OF LOS ANGELES COUNTY, CA
11 MIN. PAST 1 P.M. SEP 18 1979
Recorder's Office

RECORDING REQUESTED BY AND MAIL TO
NAME CCC/SCR
STREET PO Box 1450
CITY Long Beach, CA 90801

FEE $7 M
5

CALIFORNIA COASTAL COMMISSION
SOUTH COAST REGION

DEED RESTRICTION

This instrument, made this 19 day of APRIL, 1979, by Richard W. Clark ~~xxxx~~ _____, ~~xxxxxxxxxxxx~~ ~~xxxxxxxxxxxxxx~~ County of Los Angeles, State of California, hereinafter collectively referred to as "the Permittee;"

WHEREAS, pursuant to the California Coastal Act of 1976, Sections 30000 through 30900 of the California Public Resources Code, the Permittee has made Application No. P-3473 to the California Coastal Commission, South Coast Region, for the issuance of a permit for the construction of a single family residence, driveway and swimming pool

(Describe Proposed Project)

on certain real property owned/~~xxxxxx~~/ (Other - state Permittee's interest in subject property)

by the Permittee and more particularly described below; and

WHEREAS, said Commission has determined to grant said application and issue a permit for the construction of a single family residence, driveway and swimming pool

(Describe Approved Project)

on said real property, subject to the following conditions, imposed for the benefit of the Public, and without agreement to which by Permittee, said Commission could not grant the permit:

FILL IN CONDITIONS) This deed restriction is a covenant running with the land which shall be prior to all encumberances except for tax liens and shall bind the applicant and any successors in interest to allow the public to walk, sit, swim and otherwise use a strip of beach measured from the water line up to the first line of vegetation (the document shall state that the mean high tide line is understood by both parties to be ambulatory as will the above mentioned strip of beach); in no case shall the public be allowed to use the beach closer than 5ft. to any structure.

NOW, THEREFORE, in consideration of the issuance of said development permit, and of the benefit conferred thereby on the subject property, Permittee agrees that there shall be, and hereby is, created the following restriction on the use and enjoyment of said property, to be attached to and become a part of the deed to the property: the public shall be allowed to walk, sit. swim and otherwise use a strip of beach measured from the water line up to the first line of vegetation which strip is more specifically described in Exhibit I attached hereto.

Permittee acknowledges that any violation of this deed restriction shall be constitute a violation of the permit and shall subject Permittee or any other violator thereof to civil action for violation of the terms of said permit and of the Coastal Act of 1976. Said deed restriction shall apply to the single family residence, driveway and swimming pool (Project)

to be constructed/~~xxxxxxxxx~~/ (other)

on that certain real property in the ~~xxxxx~~ ,

County of Los Angeles , State of California, described as: set forth in Exhibit "II" attached hereto

(Legal Description/Address of the Property)

Unless specifically modified or terminated by affirmative vote of the issuing Commission, said deed restriction shall remain in full force and effect during the period that said permit, or any modification or amendment thereof, remains effective, and during the period that the development authorized by said permit, or any modification of said development, remains in existence in or upon any part of, and thereby confers benefit upon, the real property described herein, and to that extent, said deed restriction is hereby deemed and agreed by Permittee to be a covenant running with the land, and shall bind Permittee and all his successors and assigns.

Nothing shall become payable to Permittee, nor to the successors or assigns of Permittee, for the agreement herein set forth.

Executed the date above written.

A parcel of land in the County of Los Angeles, State of California, being a portion of Lot 6 in Block 2 of Tract No. 12935 as shown on map recorded in Map Book 248, Pages 39 and 40, records of said county, described as follows:

Beginning at the southwesterly corner of said Lot 6; thence North 0° 03' 55" East along the westerly line thereof a distance of 60.00 feet; thence North 77° 47' 00" East 90.00 feet; thence North 60° 20' 42" East 41.97 feet to a point on the easterly line of said Lot 6 that is distant North 2° 24' 55" East 68.00 feet from the southeasterly corner of said Lot 6; thence South 2° 24' 55" West 68.00 feet to said southeasterly corner; thence South 75° 19' 04" West 125.75 feet to the point of beginning.

EXHIBIT "I"

RICHARD W. CLARK

, OF CALIFORNIA)
) ss.
OUNTY OF Los Angeles)

Permittee

On April 19, 1979, before me, the undersigned Notary Public, personally appeared Richard W. Clark

and _____, known to me to be the person whose name subscribed to the foregoing instrument and acknowledged to me that they executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

OFFICIAL SEAL
GLORIA COHN
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Dec. 8, 1981

Notary Public, in and for the
County of _____,
State of California.

TO BE FILLED IN BY COMMISSION

This is to certify that the deed restriction set forth above, dated April 19, 1979, 19___, and signed by Richard W. Clark and _____ Permittee, is hereby accepted by order of the California Coastal Commission, South Coast Region, on September 11, 1979 and said Commission consents to recordation thereof by its Executive Director, its duly authorized officer.

Date September 17, 1979

By _____
Chairman, California Coastal
Commission, South Coast Region

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On this 17th day of September, 19 79, before me, the undersigned Notary Public, personally appeared DONALD E. WILSON _____, known to me to be the Chairman of the California Coastal Commission, South Coast Region, and known to me to be the person who executed the foregoing instrument on behalf of said Commission, and acknowledged to me that such Commission executed the same.

Witness my hand and official seal the day and year in the certificate first above written.

OFFICIAL SEAL
DELORES K. RYAN
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires JUL 14, 1981

Notary Public in and for the
County of LOS ANGELES,
State of California.

NOW, THEREFORE, in consideration of the issuance of said development permit, and of the benefit conferred thereby on the subject property, Permittee agrees that there shall be, and hereby is, created the following restriction on the use and enjoyment of said property, to be attached to and become a part of the deed to the property: The public shall have the right to pass and repass for access from the Pacific Coast Highway to the line of mean high tide of the Pacific ocean across a 10 foot strip of land adjacent to the easterly boundary of the Permittee's property which strip is particularly described in Exhibit "I" attached hereto.

Permittee acknowledges that any violation of this deed restriction shall be constitute a violation of the permit and shall subject Permittee or any other violator thereof to civil action for violation of the terms of said permit and of the Coastal Act of 1976. Said deed restriction shall apply to the single family residence driveway and swimming pool (Project)

to be constructed/~~remodeled~~/ (other)

on that certain real property in the ~~County~~ _____,
County of Los Angeles, State of California, described as:
set forth in Exhibit "II" attached hereto

(Legal Description/Address of the Property)

Unless specifically modified or terminated by affirmative vote of the issuing Commission, said deed restriction shall remain in full force and effect during the period that said permit, or any modification or amendment thereof, remains effective, and during the period that the development authorized by said permit, or any modification of said development, remains in existence in or upon any part of, and thereby confers benefit upon, the real property described herein, and to that extent, said deed restriction is hereby deemed and agreed by Permittee to be a covenant running with the land, and shall bind Permittee and all his successors and assigns.

Nothing shall become payable to Permittee, nor to the successors or assigns of Permittee, for the agreement herein set forth.

Executed the date above written.

Richard W. Clark
RICHARD W. CLARK

STATE OF CALIFORNIA)
COUNTY OF Los Angeles) ss.

Permittee

On April 19, 1979, before me, the undersigned Notary Public, personally appeared RICHARD W. CLARK and _____, known to me to be the persons whose names ~~are~~ is subscribed to the foregoing instrument and acknowledged to me that ~~they~~ he executed the same.

Witness my hand and official seal the day and year in this certificate first above written.

OFFICIAL SEAL
GLORIA COHN
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Dec. 8, 1981

Gloria Cohn
Notary Public, in and for the County of Los Angeles, State of California.

TO BE FILLED IN BY COMMISSION

This is to certify that the deed restriction set forth above, dated April 19, 1979, and signed by Richard W. Clark and _____ Permittee, is hereby accepted by order of the California Coastal Commission, South Coast Region, on ~~April~~ June 12, 1979 and said Commission consents to recordation thereof by its Executive Director, its duly authorized officer.

Date June 12, 1979

By Donald E. Wilson
Chairman, California Coastal Commission, South Coast Region

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss.

On this 12th day of June, 1979, before me, the undersigned Notary Public, personally appeared DONALD E. WILSON, _____, known to me to be the Chairman of the California Coastal Commission, South Coast Region, and known to me to be the person who executed the foregoing instrument on behalf of said Commission, and acknowledged to me that such Commission executed the same.

Witness my hand and official seal the day and year in the certificate first above written.

OFFICIAL SEAL
DELORES K. RYAN
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My comm. expires JUL 14, 1981

Delores K. Ryan
Notary Public in and for the County of LOS ANGELES, State of California.

A portion of the parcel of real property described in Exhibit II to this instrument which portion is specifically described as follows:

A strip of land ten (10) feet in width measured parallel to and westerly from the easterly boundary of said terminus parcel; the northerly of said strip being the northerly boundary of said parcel; and the southerly terminus of said strip being the line of mean high tide of the Pacific Ocean.

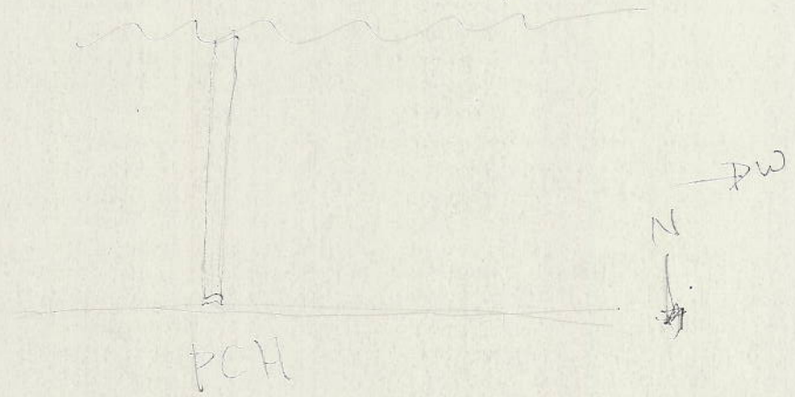


EXHIBIT "I"

Lot 6 in Block 2 of Tract No. 12935 as recorded in Book 248 Pages 38-40 of Maps in the Office of the County Recorder of the County of Los Angeles.

EXHIBIT "II"