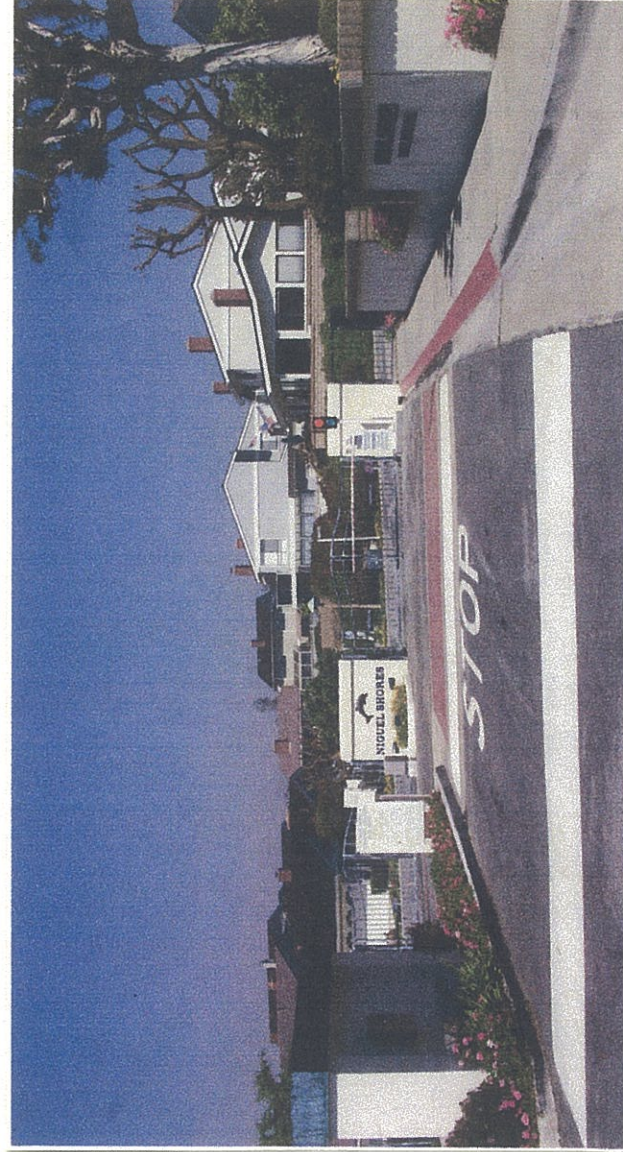
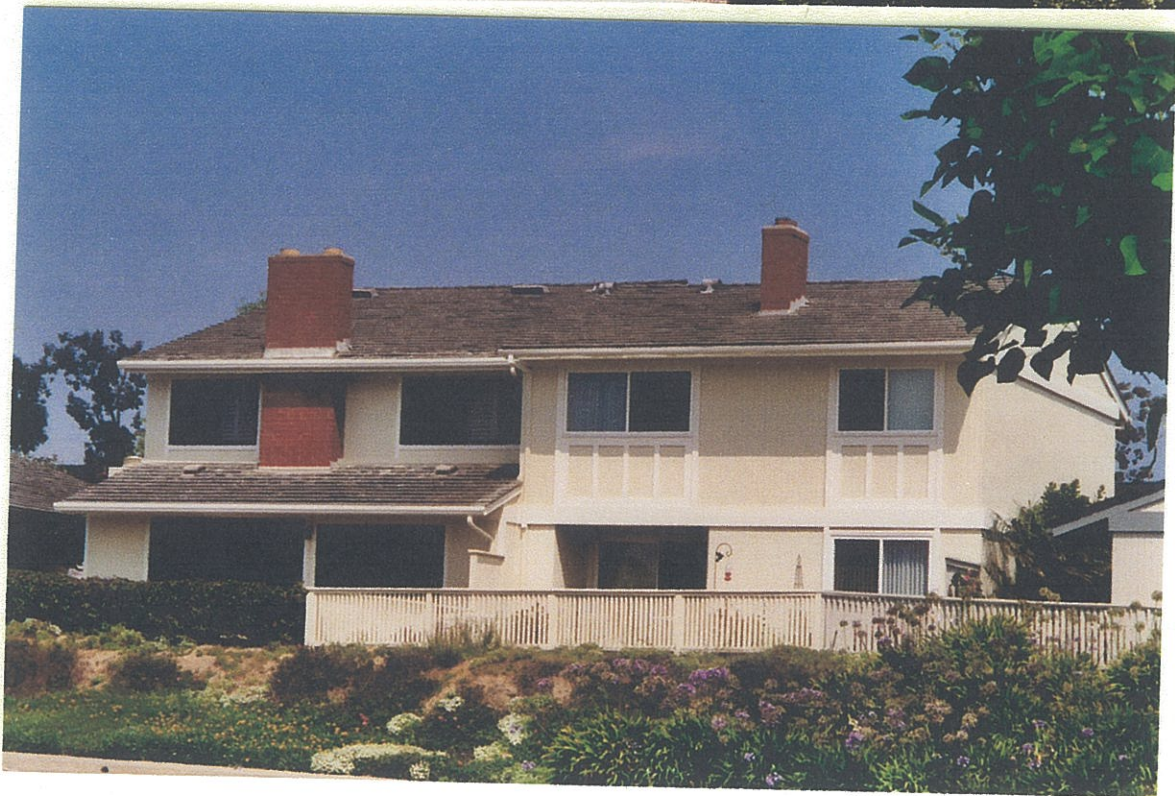
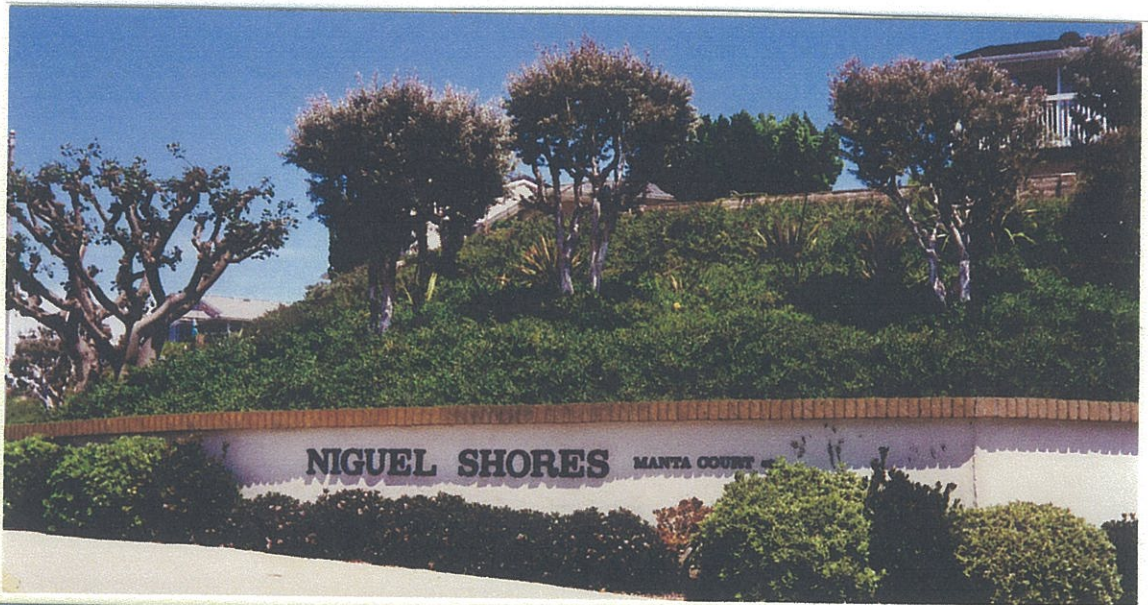




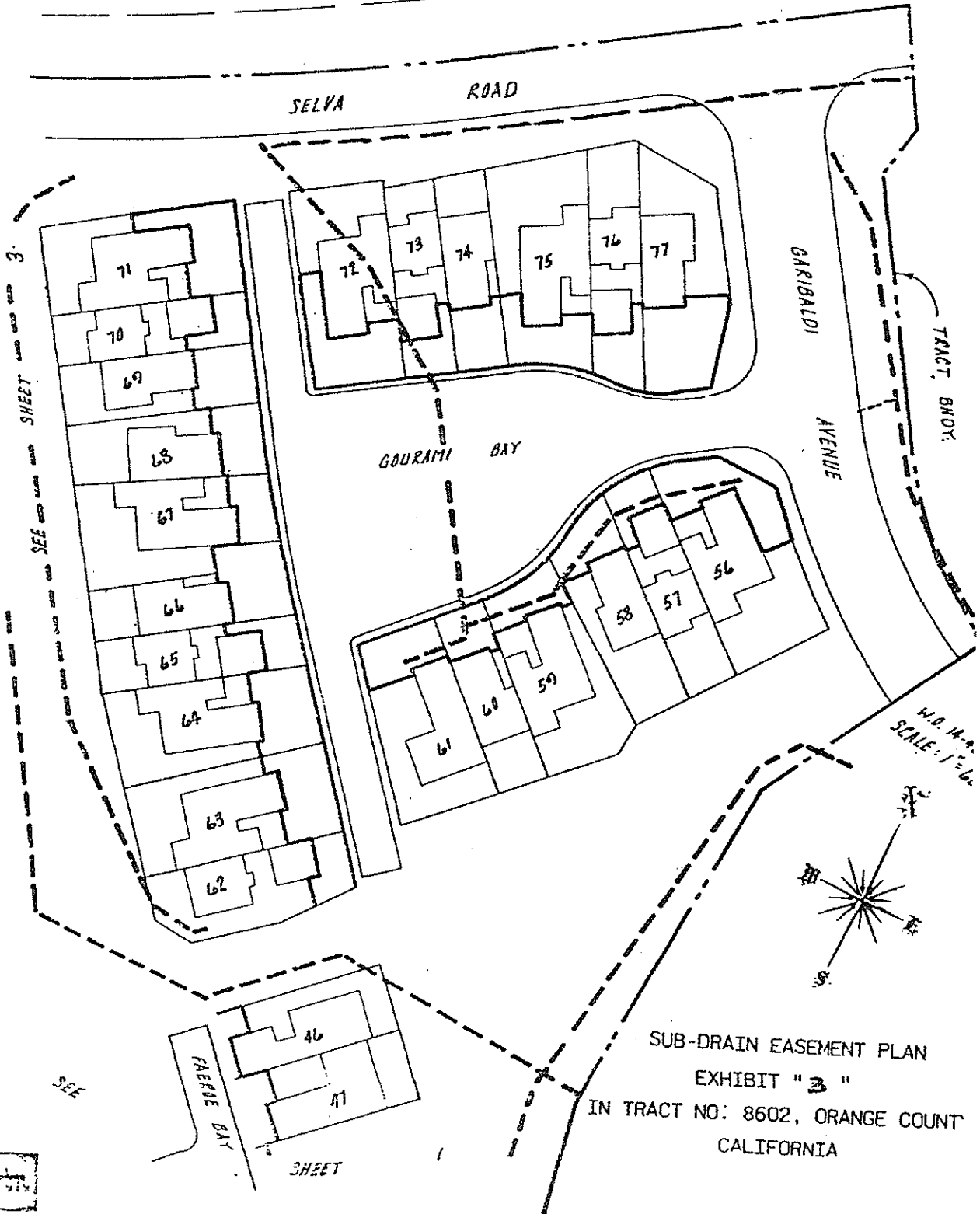
Sea Terrace II Townhomes

In 1974 seventy-seven townhomes were built across Selva Road in Manta Court, Faeroe Bay and Gourami Bay. These are the same models as those built in Sea Terrace I in 1972.





IN THE EVENT OF ANY VARIANCE BETWEEN THE SUB-DRAINS AS SHOWN ON THIS PLAN THUSLY **-----** AND SUB-DRAINS AS ACTUALLY FINALLY CONSTRUCTED, THE SUB-DRAINS AS FINALLY CONSTRUCTED WILL SUPERSEDE THOSE SHOWN ON THIS PLAN.



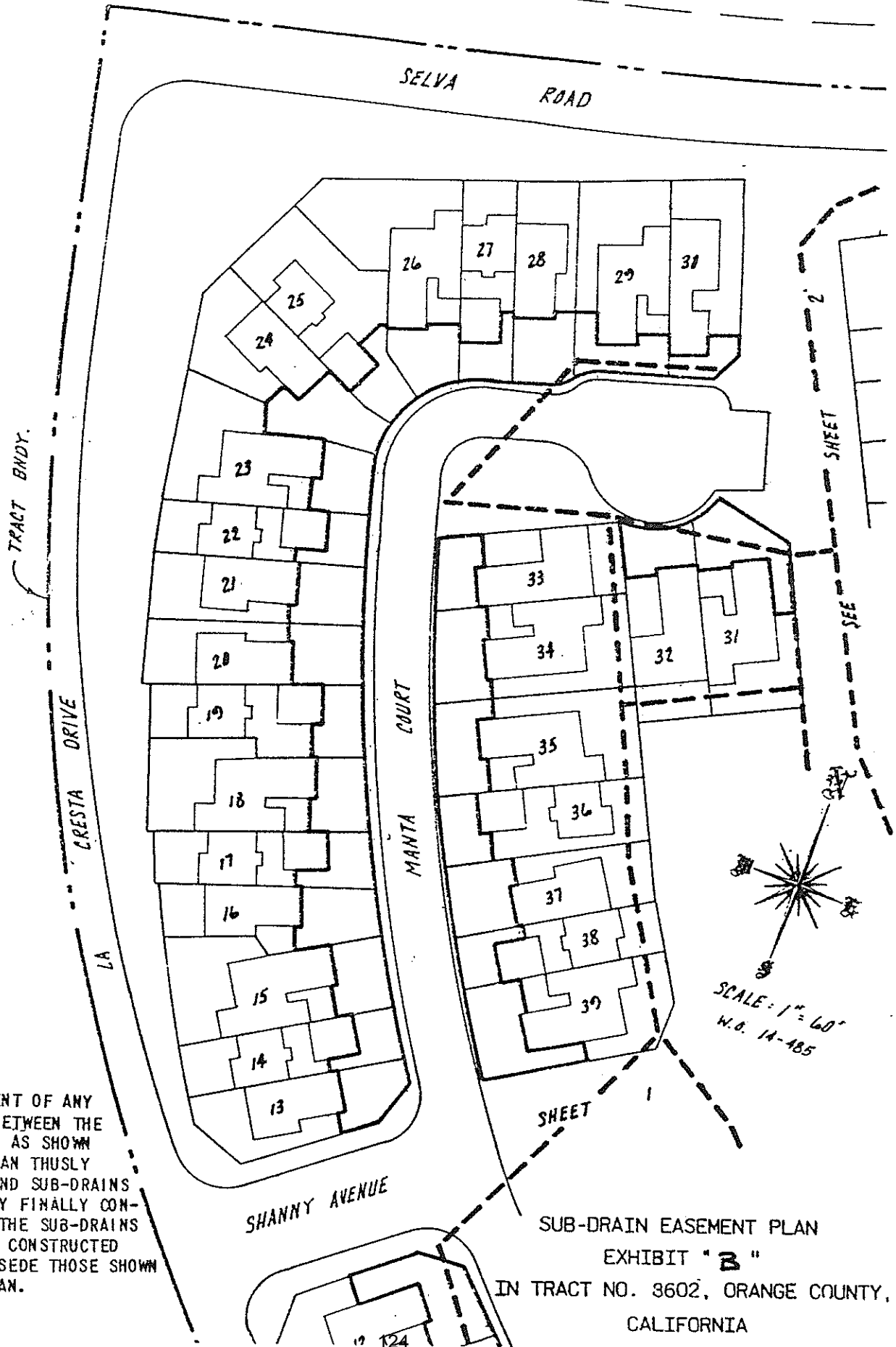
SUB-DRAIN EASEMENT PLAN
EXHIBIT "3"
IN TRACT NO: 8602, ORANGE COUNT
CALIFORNIA

SHEET 3
SEE SHEET 3

SEE

SHEET

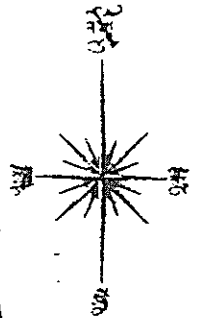




IN THE EVENT OF ANY VARIANCE BETWEEN THE SUB-DRAINS AS SHOWN ON THIS PLAN THUSLY AND SUB-DRAINS AS ACTUALLY FINALLY CONSTRUCTED. THE SUB-DRAINS AS FINALLY CONSTRUCTED WILL SUPERSEDE THOSE SHOWN ON THIS PLAN.

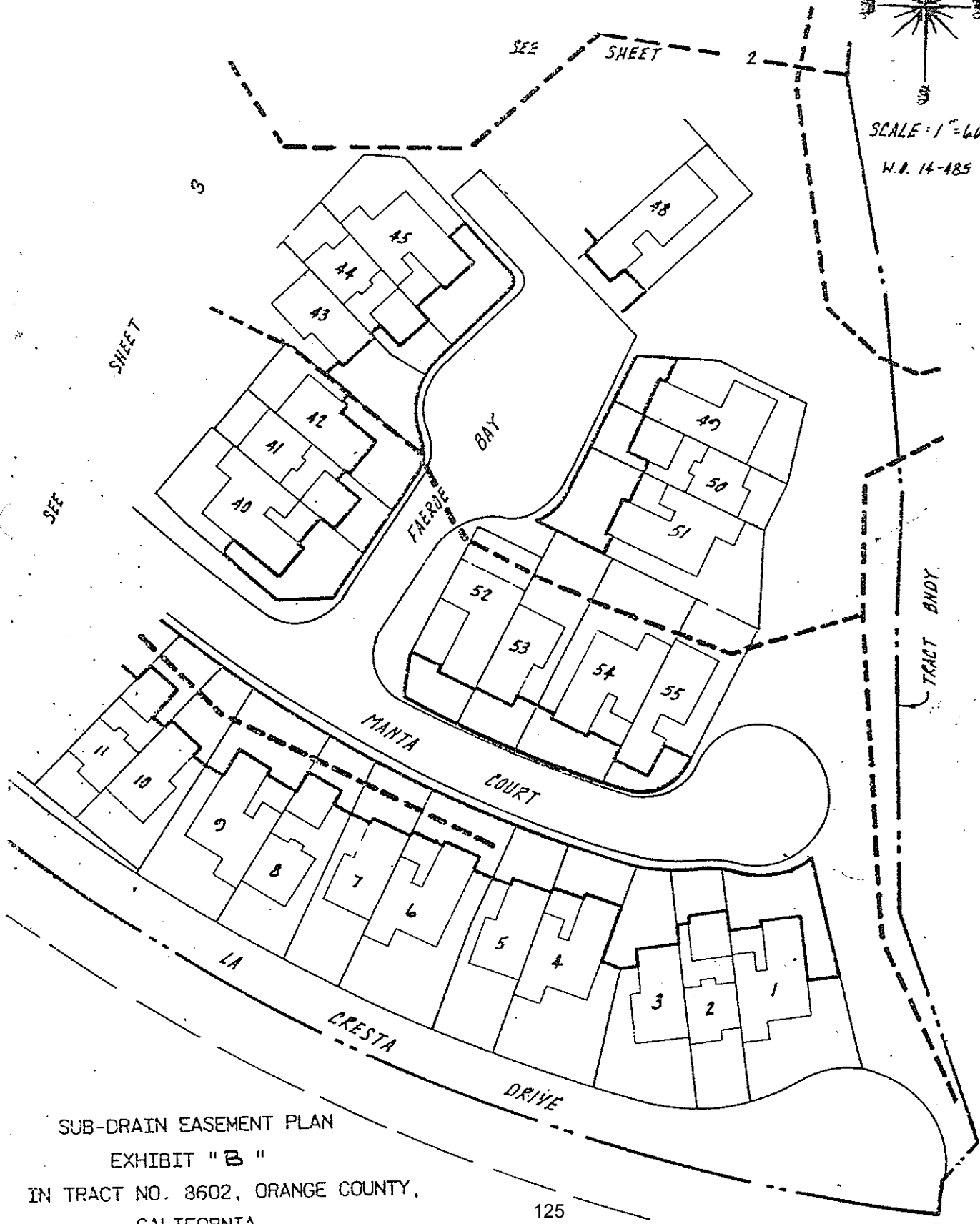
SUB-DRAIN EASEMENT PLAN
 EXHIBIT "B"
 IN TRACT NO. 3602, ORANGE COUNTY,
 CALIFORNIA

IN THE EVENT OF ANY VARIANCE BETWEEN THE SUB-DRAINS AS SHOWN ON THIS PLAN THUSLY ----- AND SUB-DRAINS AS ACTUALLY FINALLY CONSTRUCTED, THE SUB-DRAINS AS FINALLY CONSTRUCTED WILL SUPERSEDE THOSE SHOWN ON THIS PLAN.



SCALE: 1" = 60'

W.D. 14-185



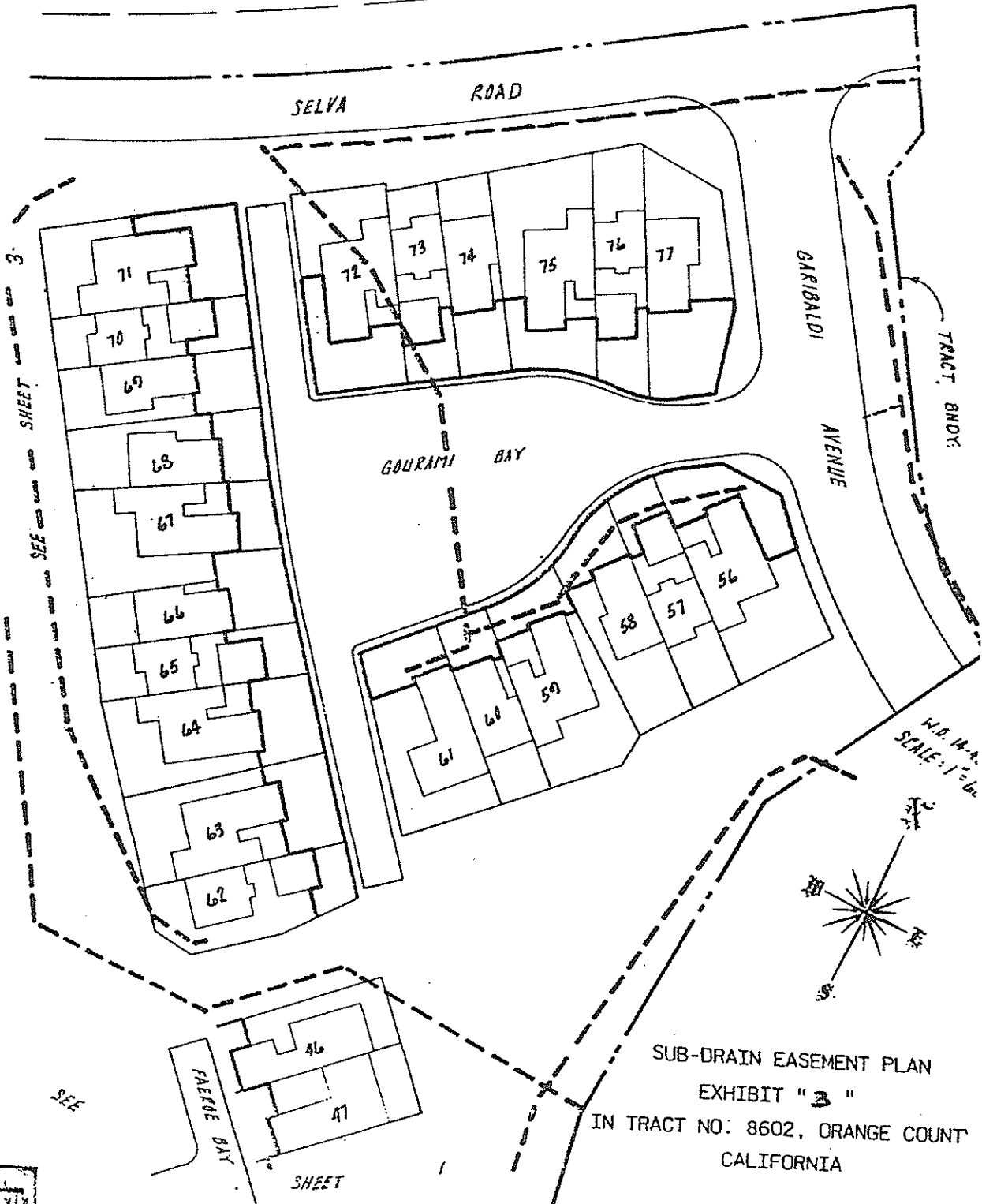
SUB-DRAIN EASEMENT PLAN

EXHIBIT "B"

IN TRACT NO. 8602, ORANGE COUNTY,

CALIFORNIA

IN THE EVENT OF ANY VARIANCE BETWEEN THE SUB-DRAINS AS SHOWN ON THIS PLAN THUSLY ~~-----~~ AND SUB-DRAINS AS ACTUALLY FINALLY CONSTRUCTED, THE SUB-DRAINS AS FINALLY CONSTRUCTED WILL SUPERSEDE THOSE SHOWN ON THIS PLAN.

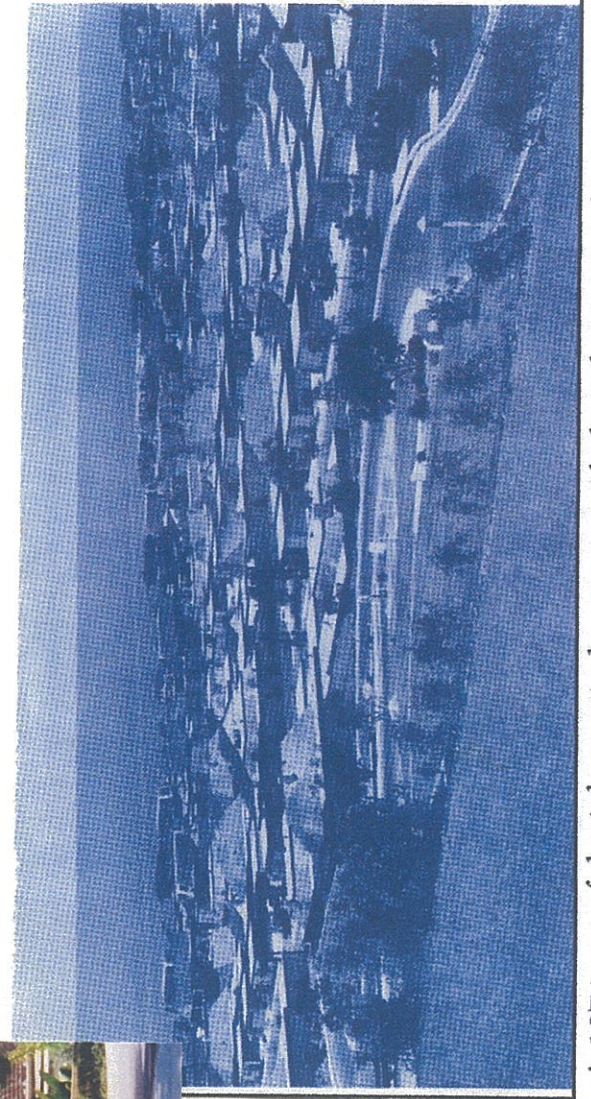


SUB-DRAIN EASEMENT PLAN
EXHIBIT "B"
IN TRACT NO: 8602, ORANGE COUNTY
CALIFORNIA

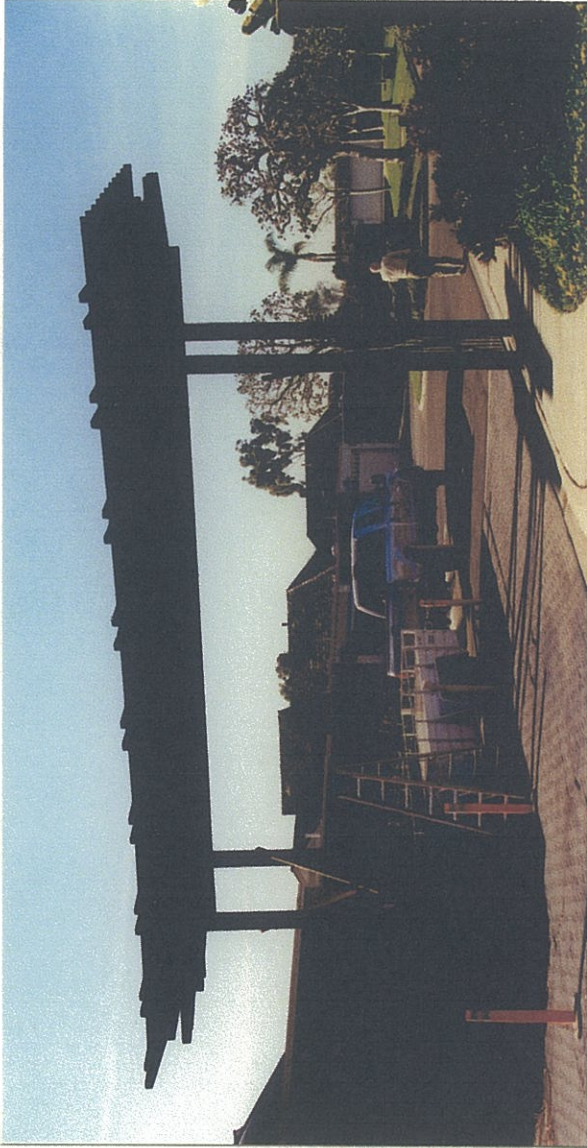
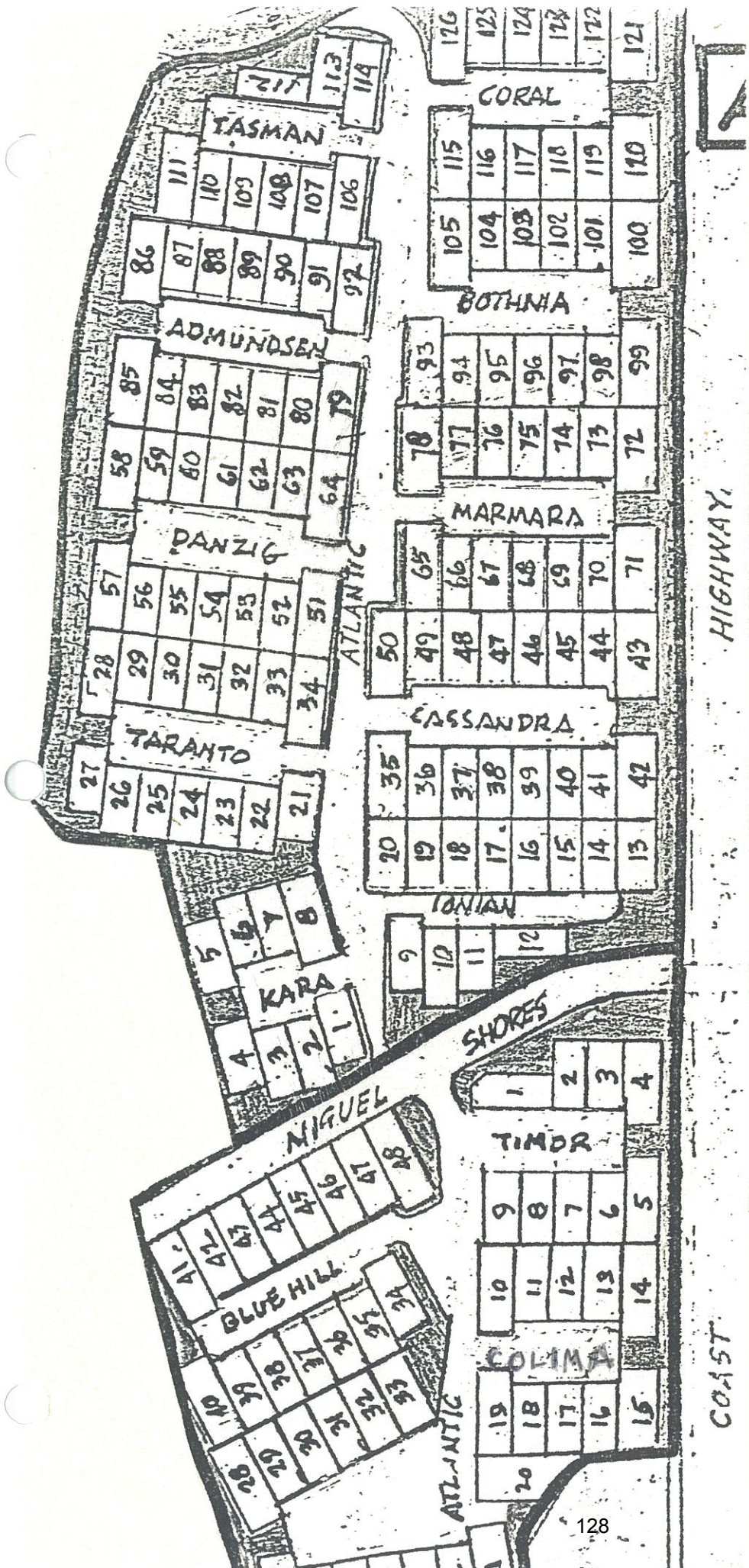


Atlantic Garden Homes

Designed by Jones & Hom of La Jolla and landscaped by
Cordoza, Di Lallo & Associates, Costa Mesa



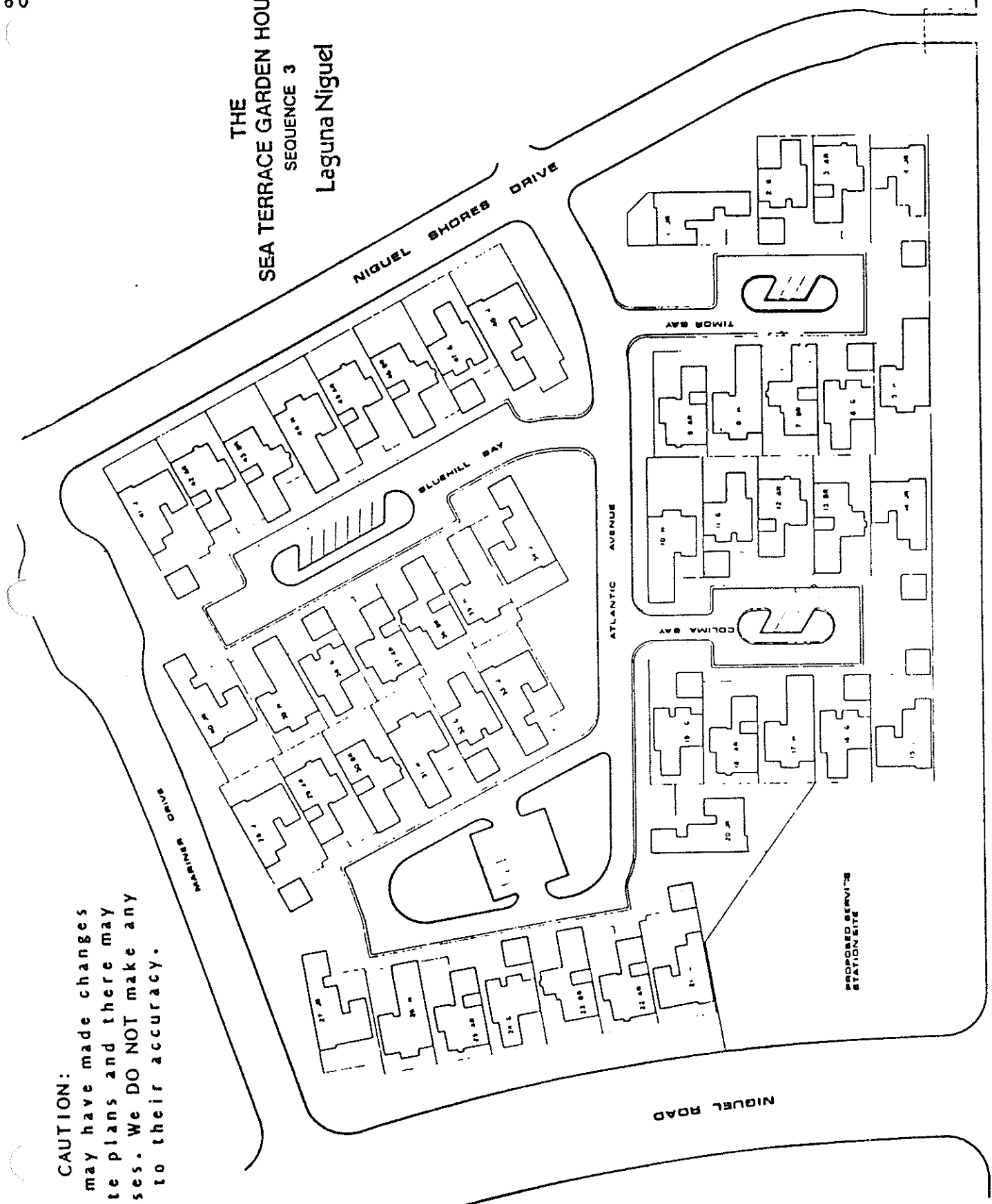
A 1974 view of the Atlantic Garden Homes with the Selva Gate in the foreground.



THE
SEA TERRACE GARDEN HOUSES
SEQUENCE 3
Laguna Niguel

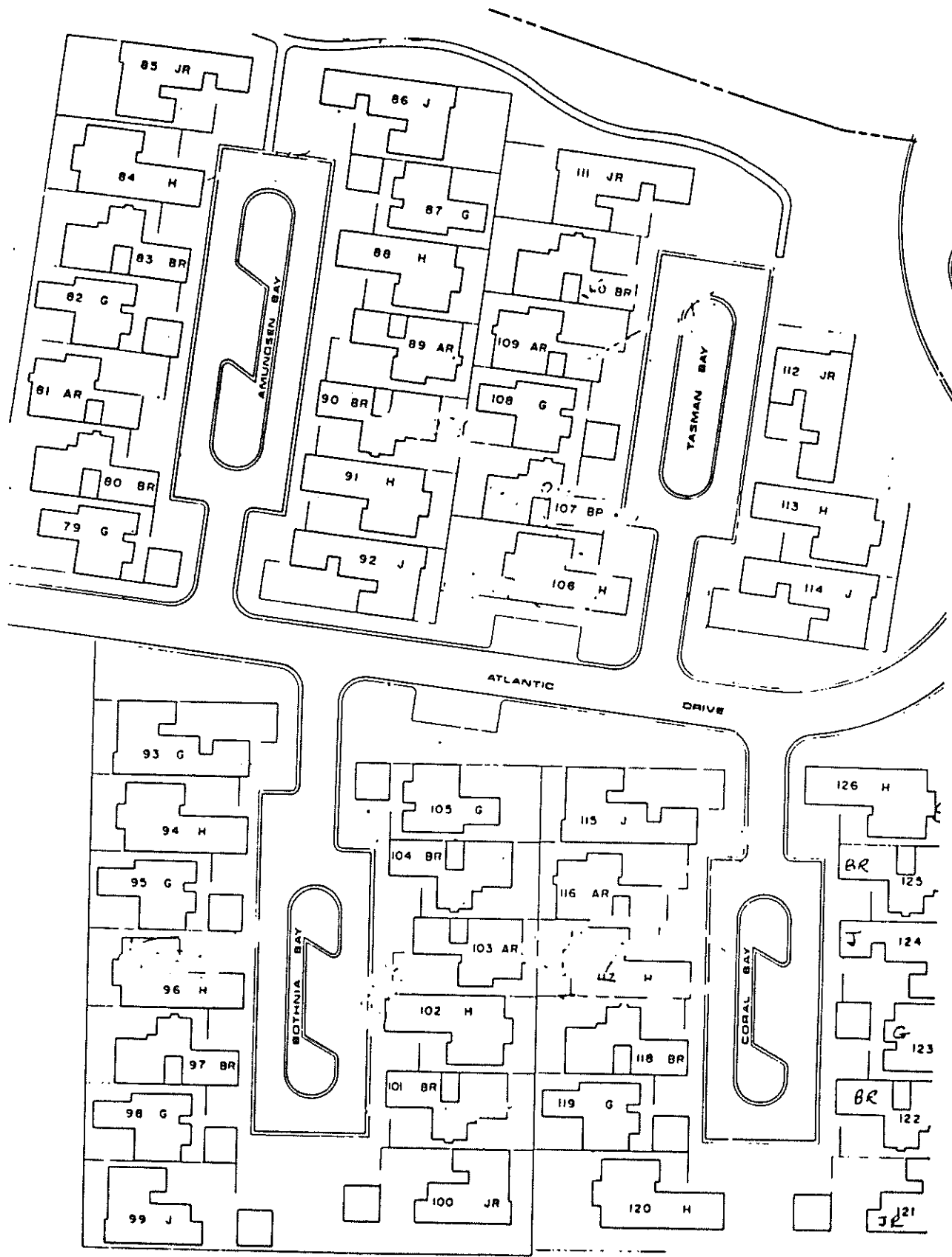
CAUTION:
builder may have made changes
these site plans and there may
more phases. We DO NOT make any
ranty as to their accuracy.

IT 8038



NIGUEL SHORES GARDEN HOMES

PACIFIC COAST HIGHWAY

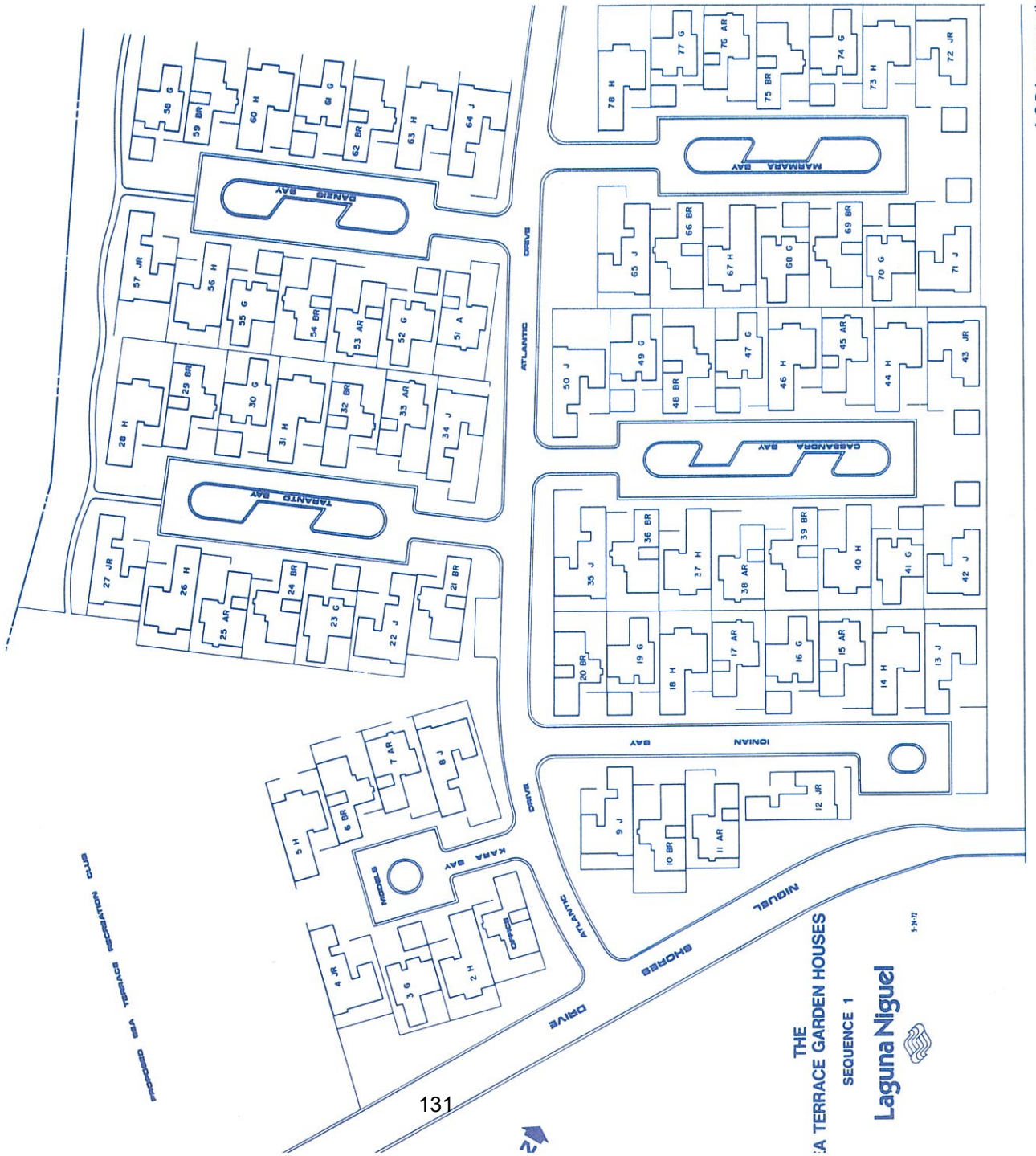


NIGUEL SHORES GARDEN HOMES
INLAND SIDE

CAUTION:
e builder may have made changes
these site plans and there may
more phases. We DO NOT make any

PACIFIC COAST HIGHWAY

TRACT 6782



STREET DIMENSIONS AND TERRACE SETBACKS MAY VARY WITH INDIVIDUAL PLOTTING.

131

THE
A TERRACE GARDEN HOUSES
SEQUENCE 1

Laguna Niguel

5-N-17

PACIFIC COAST HIGHWAY

A.C.D.I. reserves the right to alter plans, specifications and prices without notice. 6-72

Front, rear and side setbacks may vary with individual plotting. 6-72

6/20/72

*Atlantic Garden
Homes*

SEA TERRACE GARDEN HOMES

TRACT 6782

PRICE LIST

Plan A 2 Br - 2 Bath From \$43,900

Plan B 3 Br - 2 Bath " \$46,500

Plan G 3 Br - 2 Bath " \$47,900

Nice

Plan H 3 Br - 2 Bath " \$49,700

Plan J 4 Br - 2 Bath " \$51,900

*Good
pool*

Conventional Financing (Great Western Savings & Loan)

Community Association Monthly Dues: \$33.50

THE SEA TERRACE GARDEN HOMES

LAGUNA NIGUEL

PRICE LIST

PLAN A	2 BR & DEN - 2 BATH	FROM \$54,400 - 56,000
PLAN B	3 BR or DEN - 2 BATH	FROM \$54,450 - 55,050
PLAN G	3 BR - 2 BATH	FROM \$58,400 - 59,800
PLAN H	3 BR & DEN - 2 BATH FAMILY ROOM	FROM \$58,800 - 60,400
PLAN J	4 BR - 2 BATH FAMILY ROOM	FROM \$60,700 - 62,700

CONVENTIONAL FINANCING

COMMUNITY ASSOCIATION MONTHLY DUES: \$ 42.50

INCLUDES:

- * RECREATIONAL CLUB WHICH INCLUDES CLUB HOUSE, 75' SWIMMING POOL, THERAPUTIC POOL, SAUNA BATHS, 4 TENNIS COURTS, HANDBALL COURTS, VOLLEYBALL COURT, GREEN BELT AND PLAY AREAS.
- * SECURITY GUARD GATE
- * PRIVATE BEACH ACCESS AND PARKING FACILITIES
- * MAINTENANCE OF STREETS, LIGHTING, AND GREEN BELT AREAS.

ITEMS INCLUDED IN PURCHASE PRICE:

Wall-to-wall shag charpeting - living room, dining room, all bedrooms
General Electric range and oven
General Electric dishwasher
General Electric waste disposal
Laminated plastic countertops in kitchen
Walnut finish hardwood kitchen cabinets
Resiliant flooring in kitchen, dinette, and bathrooms
Indirect bathroom and kitchen lighting
Custom fireplace with gas connection
Simulated marble countertops in bathrooms
Pullman bath mirrors
Custom light fixture in dining room
Ceramic tile wainscoat tub and shower
220/electrical outlet for washer and dryer
Tempered sliding glass doors
~~60,000 BTU gas forced air furnace~~
40 gallon gas hot water heater
Salt-treated cement driveway with redwood dividers
Rear and sideyard slumpstone fencing
Cedar shingle roof
Double car garage
All utilities underground

ITEMS INCLUDED IN COMMUNITY ASSOCIATION DUES:

Security guard gate and roving Security Patrol
Private beach access and parking facilities
Maintenance of streets, lighting, and greenbelt areas
Maintenance of recreational area

*Above items subject to change

PRICE LIST

PLAN A	2 BR & DEN - 2 BATH	FROM \$54,400 - \$56,000
PLAN B	3 BR or DEN - 2 BATH	FROM \$52,250 - \$55,050
PLAN C	3 BR - 2 BATH	FROM \$57,800 - \$58,400
PLAN H	3 BR & DEN - 2 BATH FAMILY ROOM	FROM \$58,800 - \$60,400
PLAN J	4 BR - 2 BATH FAMILY ROOM	FROM \$60,700 - \$62,700

CONVENTIONAL FINANCING

COMMUNITY ASSOCIATION MONTHLY DUES: \$33.50

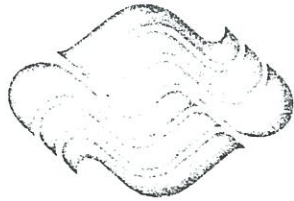
INCLUDES:

- * RECREATIONAL CLUB WHICH INCLUDES CLUB HOUSE, 75' SWIMMING POOL, THERAPEUTIC POOL, SAUNA BATHS, 4 TENNIS COURTS, HANDBALL COURTS, VOLLEYBALL COURTS, GREEN BELT AND PLAY AREAS.
- * SECURITY GUARD GATE
- * PRIVATE BEACH ACCESS AND PARKING FACILITIES
- * MAINTENANCE OF STREETS, LIGHTING, AND GREEN BELT AREAS.



1/6/73 6782

Laguna Niguel



The Sea Terrace Garden Homes

PRICE LIST

Plan A	1271	2 Br & Den - 2 Bath	From \$46,100
Plan B	451	2 Br & Den - 2 Bath	" \$48,800
Plan G	1579	3 Br - 2 Bath	" \$50,300
Plan H		3 Br & Den - 2 Bath Family Room	" \$52,200
Plan J	1877	4 Br - 2 Bath Family Room	" \$54,500

Conventional Financing (Great Western Savings & Loan)

Community Association Monthly Dues: \$33.50

Includes:

1. \$350,000 Recreational Club; facilities include: club house, 75' swimming pool, theraputic pool, 4 tennis courts, handball court, volleyball court, green belts and play areas
2. Security Guard Gate and roving Security patrol.
3. Private beach access and parking facilities.
4. Maintenance of streets, light~~ing~~^{ing}, and greenbelt areas.

9/73

SEA TERRACE GARDEN HOMES

LAGUNA NIGUEL

PRICE LIST

PLAN A	2 BR & DEN - 2 BATH	FROM \$54,400 - \$56,000
PLAN B	3 BR or DEN - 2 BATH	FROM \$52,250 - \$55,050
PLAN G	3 BR - 2 BATH	FROM \$57,800 - \$58,400
PLAN H	3 BR & DEN - 2 BATH FAMILY ROOM	FROM \$58,800 - \$60,400
PLAN J	4 BR - 2 BATH FAMILY ROOM	FROM \$60,700 - \$62,700

CONVENTIONAL FINANCING

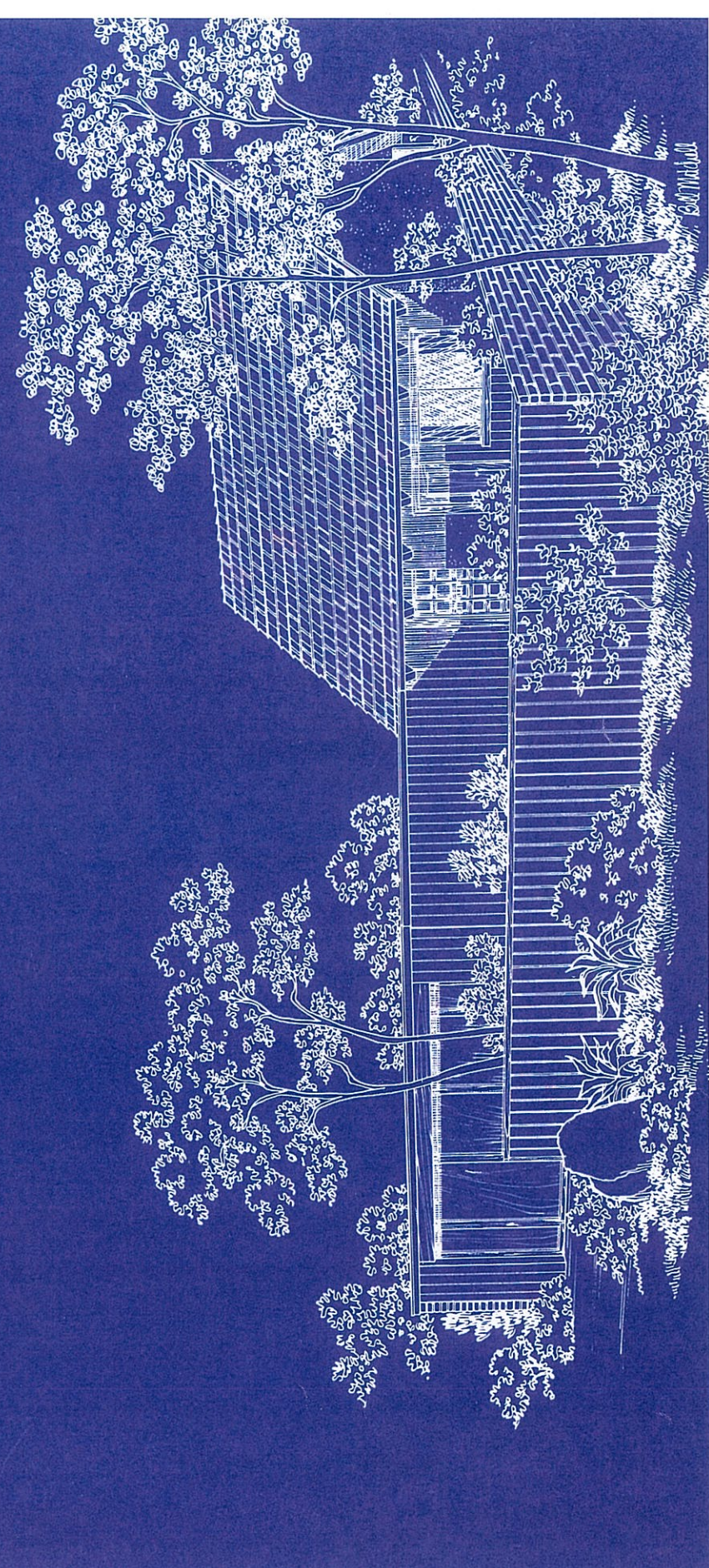
COMMUNITY ASSOCIATION MONTHLY DUES: \$33.50

INCLUDES:

- * RECREATIONAL CLUB WHICH INCLUDES CLUB HOUSE, 75' SWIMMING POOL, THERAPUTIC POOL, SAUNA BATHS, 4 TENNIS COURTS, HANDBALL COURTS, VOLLEYBALL COURTS, GREEN BELT AND PLAY AREAS.
- * SECURITY GUARD GATE
- * PRIVATE BEACH ACCESS AND PARKING FACILITIES
- * MAINTENANCE OF STREETS, LIGHTING, AND GREEN BELT AREAS.

PRICES AND FINANCING ARE SUBJECT TO CHANGE

The Sea Terrace Garden Homes Laguna



Plan A-r

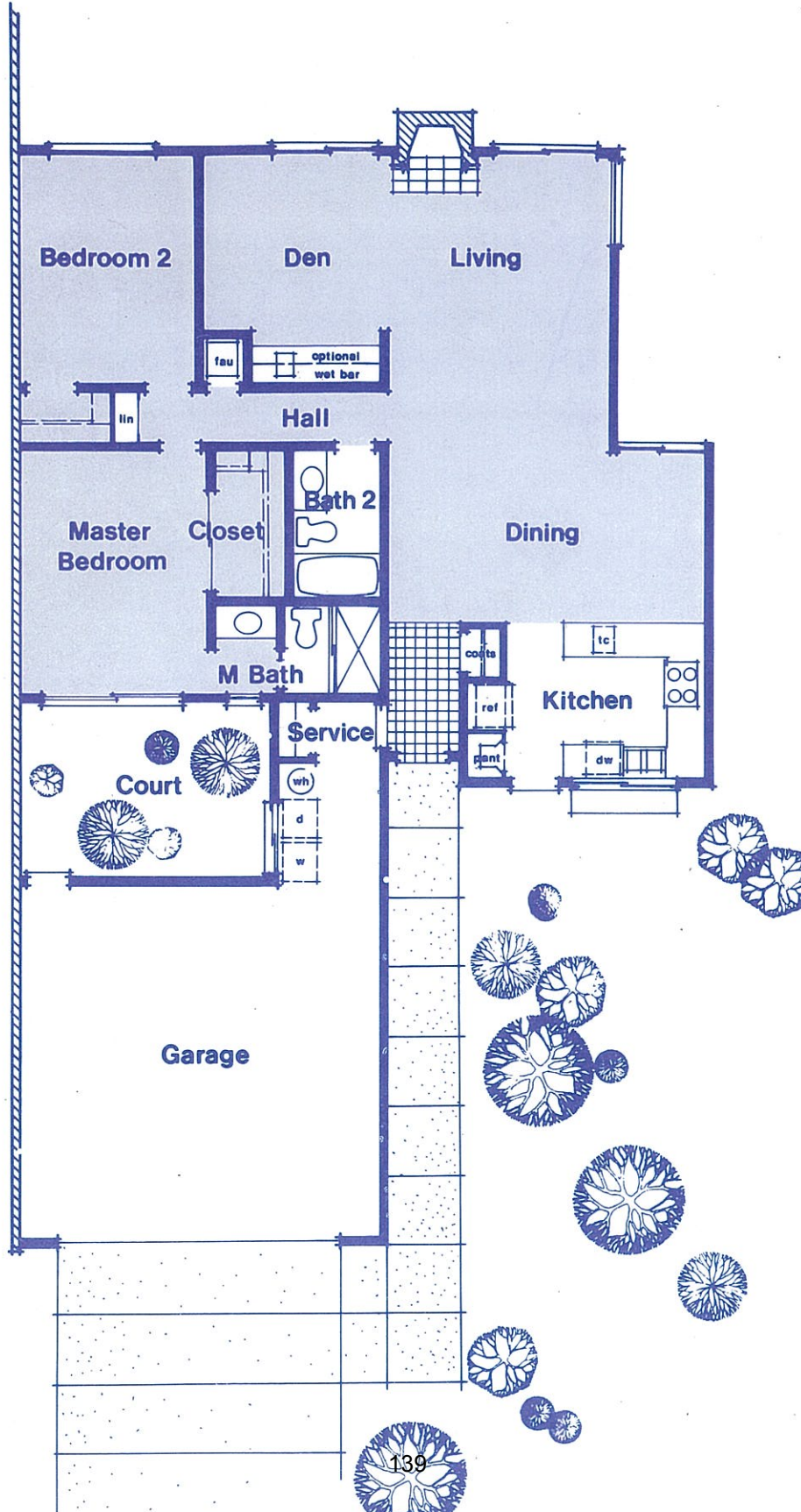
The Sea Terrace Garden Homes

Plan A-r

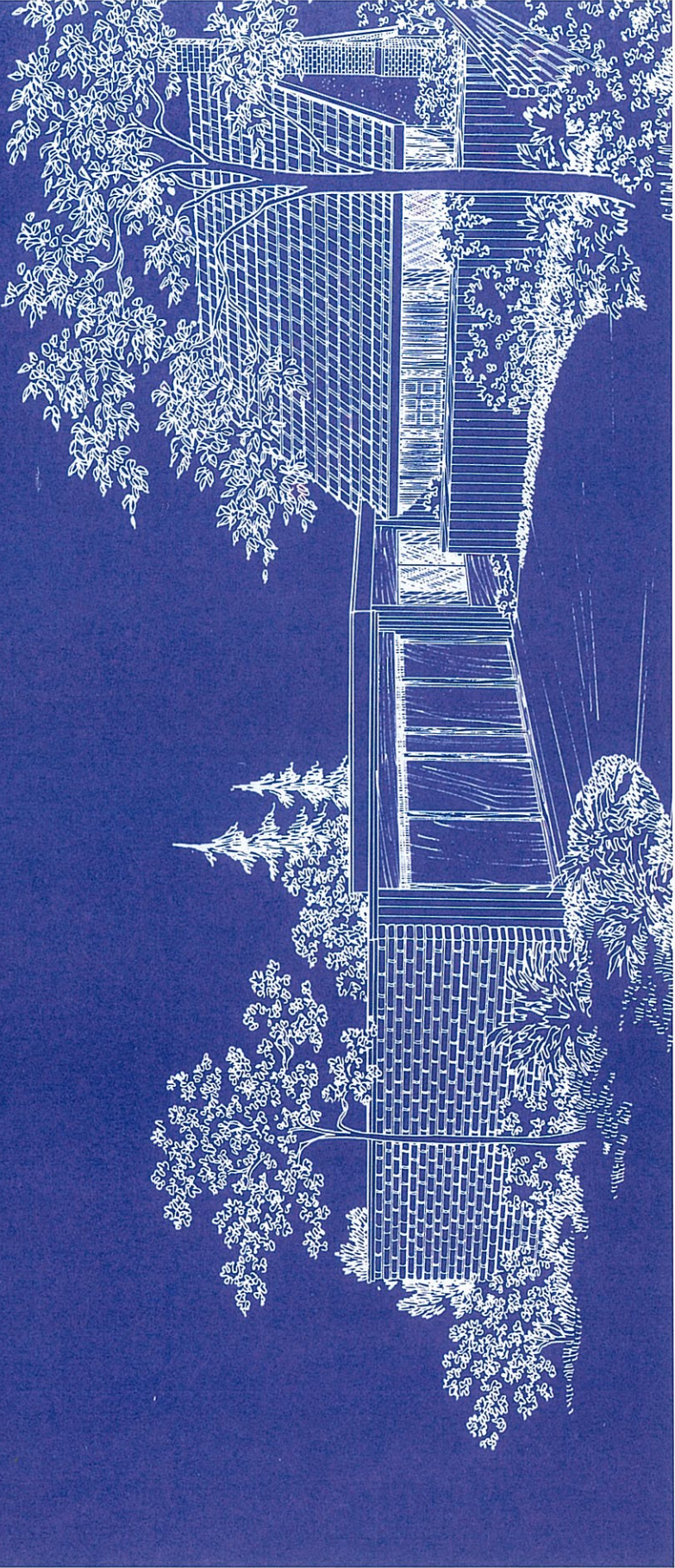
44000

48000

1271



The Sea Terrace Garden Homes Laguna



Plan B-r