

# Guide to Reading an Assessor's Plat Map



## 1 Block Number

Part of the A.P.N. This 3 digit number indicates the Block section of the map.

## 2 Parcel Number (always circled)

Part of the A.P.N., this number indicates the property in question.

## 3 Lot Number

Indicates the Lot number for the Tract.

## 4 Adjacent Book and Page

Indicates the adjacent map Book and Page

## 5 Book and Page

Indicates the current map Book and Page

## 6 Acreage Indicator

Provides acreage information for the lot.

## 7 Abbreviated Miscellaneous Maps

Read "Map recorded in Book 21, Page 25 of Miscellaneous Maps in the office of the county recorder of said county"

## 8 Updated Map Date

The updated date for the current map.

## 9 Corner Frame

Show the exterior corners of subdivision map boundaries.

## 10 Track Number

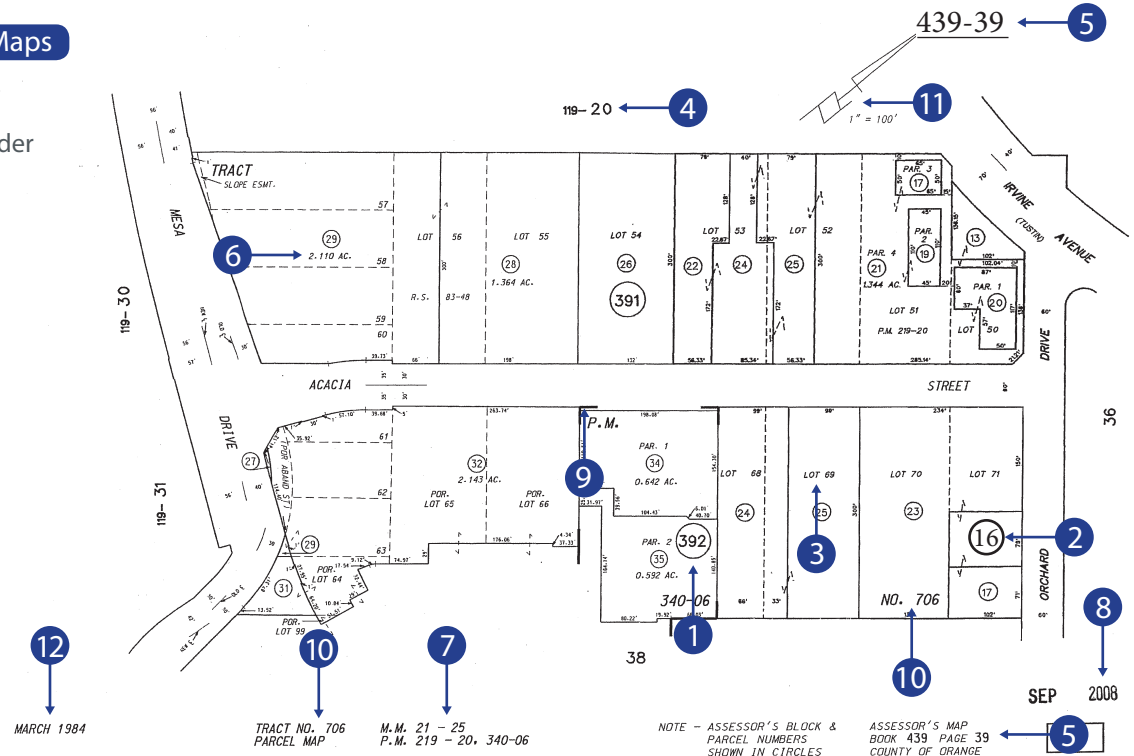
This number indicates the track for the map or section of the map.

## 11 North Arrow

Not always facing "up". The Arrow also indicates the scale of the map.

## 12 Original Map Date

The year the map was originated.



Specify

**Dennis Wilson**

for **TITLE** each time you Open Escrow!

**888.579.8454**

**714.392.5649**

Dennis@title4u.com

[www.Title4U.com](http://www.Title4U.com)

**Investors Title Company**

"Your Success is our Business"

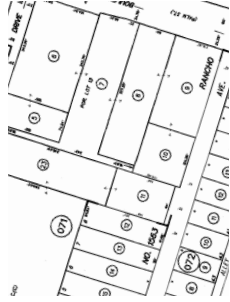
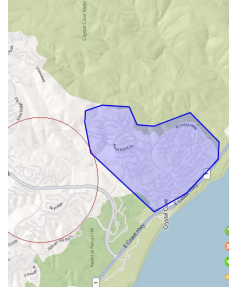
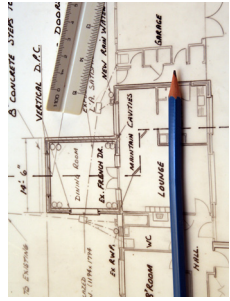
400 N. Tustin Ave. #260

Santa Ana, CA 92705

Office: 714-586-8400

Customer Service: 714-586-8424

Toll Free: 800-252-9106



**Investors**  
title company

## A.P.N Explained (Assessor's Parcel Number)

### Parcel Numbering System

Most counties use a number system to identify a parcel for tax purposes. In California, the Assessor's Parcel Number (APN) refers to the map book number and acts as the index for researching parcel information. Information is available for public viewing in most county Assessor's Offices and Recorder's Offices.

### The Assessor's Parcel Number

Consists of 3 different parts; For example...

APN: 123-456-78 would mean Assessor's Book 123; Page 45 and Block 6 of that page; and parcel **78** of that Block. (always circled)



### Locating Parcels

1. If street names are shown on the Plat Map, use the street index guide of another larger area map to locate the parcel.
2. If no street names are present, use the Township and Range numbers to locate the parcel.

The entire United States is divided into a large grid pattern of Townships and Ranges approximately six miles wide. Each Township and Range intersection is comprised of 36 Sections of land. A single section is one square mile in size. Refer to the legend of another general area map to identify its Section, Township and Range markings.

For Example: S. 1/2, Sec. 16, T. 6N, R3W across the top of the Plat Map would mean; the South half of Section 16, Township 6 North, Range 3 West. Refer to the legend of another general map to identify corresponding Section, Township and Range markings.

### Helpful Information

The Assessor's office and the Planning Departments in most counties maintain a variety of maps (General, Assessor's plat, Subdivision and Zoning maps ). These offices are a good source of property information. Investors Title Company is another good source of information.

The United States department of the interior, Geological Survey (U.S.G.S.), Maps cover the entire country and come in several different scales. Many retailers sell U.S.G.S. Maps as well as county maps useful to the real estate investor. See your local book store, map dealer or camping outlet.

Specify

**Dennis Wilson**

for **TITLE** each time you Open Escrow!

888.579.8454

714.392.5649

Dennis@title4u.com

[www.Title4U.com](http://www.Title4U.com)



**Investors Title Company**

"Your Success is our Business"

400 N. Tustin Ave. #260

Santa Ana, CA 92705

Office: 714-586-8400

Customer Service: 714-586-8424