

# PARCEL MAP NO. 8983

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.  
BEING A DIVISION OF A PORTION OF LOT 1 OF A.R. KURZ TRACT AS SHOWN BY MAP ON FILE IN BOOK  
25 PAGE 80 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, IN  
SEC. 3, T.3S., R.6W., S.B.M.

LIESER & ASSOCIATES  
CORONA, CALIFORNIA

MAY, 1977

### RECORDER'S CERTIFICATE

Filed this 25 day of January, 1978, at 2:30 p.m.  
Book 45 of Parcel Maps at pages 9-10  
at the request of the City Engineer.

Fee \$7.00 No. 15079  
W.D. BALOGH County Recorder

By Harold C. Beale Deputy  
Subdivision Guarantee by SAFCO TITLE CO.

### SURVEYOR'S CERTIFICATE

This map was prepared by me or under my direction and is based upon a field survey in conformance with requirements of the Subdivision Map Act at the request of Joe M. Sullivan and Glenna Sue Sullivan in June 1977. I hereby state that the parcel map procedures of the local agency have been complied with and that this parcel map conforms to the approved tentative map and the conditions of approval there of which were required to be fulfilled prior to the filing of the parcel map.

John E. Lieser  
JOHN E. LIESER  
L.S. 3983



### CITY ENGINEER'S CERTIFICATE

This map has been examined this 23<sup>rd</sup> day of January, 1978, for conformance with Title 18 of the Riverside Municipal Code and with the requirements of the Subdivision Map Act.

ROBERT C. WALES R.C.E. 18793  
ACTING City Engineer

by Robert C. Wales

Tentative Map approved January 6, 1977.

### OWNER'S CERTIFICATE

We hereby certify that we are all of and the only parties having any record title interest in the land subdivided as shown hereon and that we are the only persons whose consent is necessary to pass clear title to said land and that we consent to the preparation and recordation of this Parcel Map.

Royce Nelson Ruth Hobson  
RAYMOND HOBSON RUTH HOBSON

Joe M. Sullivan Glenna Sue Sullivan  
Joe M. Sullivan Glenna Sue Sullivan

Joe M. Sullivan and Glenna Sue Sullivan Optionee under option recorded July 19, 1977 as Instrument No. 135558, O.R. RIV. CO.

CALIFORNIA RECONVEYANCE CO., a California corporation, Trustee under deed of trust recorded July 19, 1977 as Instrument No. 135557, O.R. RIV. CO.

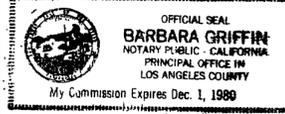
Suzanne Forehand Olive Greenman  
EXECUTIVE President ASSISTANT Secretary

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss  
COUNTY OF RIVERSIDE  
LOS ANGELES

On this 27<sup>th</sup> day of OCTOBER, 1977, before me BARBARA GRIFFIN a Notary Public in and for said County and State personally appeared SUZANNE FOREHAND known to me to be the EXECUTIVE President, and OLIVE GREENMAN known to me to be the ASSISTANT Secretary of CALIFORNIA RECONVEYANCE CO., a California corporation, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Witness my hand and official seal.  
My commission expires 12-1-1980



Barbara Griffin  
Notary Public in and for said County and State

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss  
COUNTY OF ORANGE

On this 19<sup>th</sup> day of SEPTEMBER, 1977, before me MARY LYNN ANDERSON a Notary Public in and for said County and State, personally appeared JOE M. SULLIVAN and GLENNIA SUE SULLIVAN and RAYMOND HOBSON and RUTH HOBSON known to me to be the persons described in, and whose names are subscribed to the within instrument, and they acknowledged to me that they executed the same.

Witness my hand and official seal.  
My commission expires APRIL 20<sup>th</sup> 1979

Mary Lynn Anderson  
Notary Public in and for said County and State



### UTILITIES EASEMENT

The City of Riverside being the owner of the described easement hereby consents to making and filing of the annexed final map:

- 1) TWIN BUTTES WATER CO. and CITIZENS DOMESTIC WATER CO. by Deed recorded May 13, 1931 in book 2 page 45 of official Records of Riverside County.
- 2) SOUTHERN CALIFORNIA EDISON CO. by deed recorded April 17, 1958 as Instrument No. 28928.

EVERETT C. ROSS  
DIRECTOR OF PUBLIC UTILITIES

Dated: Jan. 18, 1978 By Everett C. Ross per

### UTILITIES CERTIFICATE

I hereby certify as follows:

Water Facilities  
All frontage fees and water connection charges have been paid for Parcels one and two.

Electric Facilities  
No fees required.

Easements  
All Public Utility easements shown are sufficient for all requirements of water and electric divisions of the Department of Public Utilities of the City of Riverside.

EVERETT C. ROSS  
DIRECTOR OF PUBLIC UTILITIES

Dated: Jan. 18, 1978 By Everett C. Ross per

### SIGNATURE OMISSIONS

Pursuant to section 66436(c) of the Subdivision Map Act the signatures of the following easement holders have been omitted:

- 1) Moss Jewelry Manufacturing Company, a corporation, per deed recorded April 25, 1949 in Book 1071 page 16 of Official Records of Riverside County.

P.M. 45/9

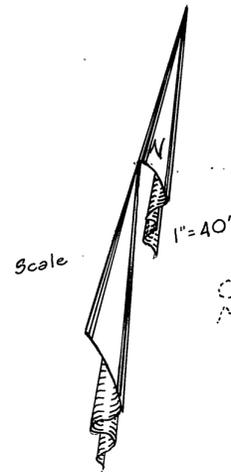
P.M. 45/9

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IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.  
BEING A DIVISION OF A PORTION OF LOT 1 OF A.R. KURZ TRACT AS SHOWN BY MAP ON  
FILE IN BOOK 25 PAGE 80 OF MAPS, RECORDS OF RIVERSIDE COUNTY,  
CALIFORNIA, IN SEC. 3, T. 3 S., R. 6 W., S.B.M.

LIESER & ASSOCIATES  
CORONA, CALIFORNIA

MAY, 1977



LA SIERRA AVE. (HOLDEN AVE)

CLAWSON TRACT  
MB 36/100 RIV. CO.

TWIN BUTTES BLOCK  
MB 10/39 RIV. CO.

LOT 6

LOT 1

LOT 5

FD 2"X2" HUB & TAG  
L.S. 1825 IN CONC.  
UP 0.15' PER. MB 25/80

SET CONC. NAIL & TAG  
L.S. 3983 IN CONC. BASE  
OF A FENCE POST.

LOT 2

A.R.  
M.B.

KURZ  
25/80

TRACT

4' Aerial easement conveyed to  
So. Calif. Edison Co 4-17-58,  
B 2257 P. 7 of Official Records  
of Riverside County, Calif.

PARCEL 1  
32,152 Sq. Ft.  
0.738 Ac. Net

PARCEL 2  
30,826 Sq. Ft.  
0.708 Ac. Net

Parcel conveyed to the  
City of Riverside by Inst.  
No. 152335, Recorded  
10-8-76, Official Records  
of Riverside County

40' Building setback line

FD 60d Nail flush  
(MB 25/80 calls for 3/4" I.P.)

MITCHELL AVENUE

SET SPIKE & WASHER  
TAGGED L.S. 3983

SET SPIKE & WASHER  
TAGGED L.S. 3983

FD 1 1/4" I.P. W/C.R. BRASS DISC.  
0.20' DN PER C.R.F.B. 852/46

FD 1 1/4" I.P. Dm 0.2'  
TAGGED L.S. 4055  
PER RIV. CITY TIES.

### SURVEYOR'S NOTES:

1. BASIS OF BEARINGS: Bearings are based on the centerline  
of CYPRESS AVENUE taken as N72°36'E per Map of A.R.  
Kurz Tract as shown by Map on file in Book 25 page 80  
of maps, Records of Riverside County, California.

2. —●— Indicates found monuments as noted

3. —○— Indicates set 3/4" I.P. Flush with tag L.S. 3983  
Unless otherwise noted.

4. \*C.C.-26 CERTIFICATE OF CORRECTION

P.M. 45/10

P.M. 45/10