

CITY
Copy

144
89
P.M.B. 144/89

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA.

PARCEL MAP 22158

BEING A SUBDIVISION OF A PORTION OF LOT 5 IN BLOCK 30
OF LANDS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY,
M.B. 1/70 RECORDS OF SAN BERNARDINO CO., CALIFORNIA.
- IN SECTION 18, T.3 S., R.5 W., S.B.M.

J. F. DAVIDSON ASSOCIATES, INC.
RIVERSIDE, CALIFORNIA

FEBRUARY 1987

SCALE: 1" = 50'

RECORDER'S CERTIFICATE

Filed this 31st day of August 1987,
at 4:00 P.M. in Book 144 of Parcel
Maps at Pages 89+90 at the request of the

City Clerk _____
Fee: \$800

No. 253232

WILLIAM E. CONERLY, County Recorder

By Santa Lagan, Deputy

FIRST AMERICAN TITLE INSURANCE CO.
Subdivision Guarantee

OWNER'S CERTIFICATE

We hereby certify that we are the owners of or have some right, title, or interest in the land included within the land subdivided as shown on the annexed map; that we are the only persons whose consent is necessary to pass clear title to said land; and we consent to the preparation and recordation of this Parcel Map as shown within the distinctive border line.

Robert B. Blumenthal
ROBERT B. BLUMENTHAL
Marla Kaye Blumenthal
MARLA KAYE BLUMENTHAL

TAX BOND CERTIFICATE

I hereby certify that a bond in the sum of \$ 7,100.00 has been executed and filed with the Board of Supervisors of the County of Riverside, State of California, conditioned upon the payment of all taxes, State, County, Municipal or local, and all special assessments collected as taxes which at the time of filing of this map with the County Recorder are a lien against said property, but not yet payable, and said bond has been duly approved by said Board of Supervisors.

Dated Aug. 31, 1987

GERALD A. MALONEY
Clerk of the Board of Supervisors

By Cheri Andellonic
Deputy

TAX COLLECTOR CERTIFICATE

I hereby certify that according to the records of this office, as of this date, there are no liens against the property shown on the within map for unpaid State, County, Municipal or local taxes or special assessments collected as taxes, except taxes or special assessments collected as taxes now a lien but not yet payable, which are estimated to be \$ 7,100.00.

Dated June 12, 1987

R. WAYNE WATTS
County Tax Collector

By Batti G. Crislip

CITY ENGINEER'S CERTIFICATE

This map has been examined this 19th day of August, 1987, for conformance with the requirements of the Subdivision Map Act and Title 18 of the Riverside Municipal Code.

BARRY BECK R.C.E. 20900
City Engineer

By Barry Beck

TENTATIVE MAP APPROVED DEC. 4, 1986

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF Riverside) SS

On this 10th day of June, 1987, before me, Vickie Tharp, a Notary Public in and for said State, personally appeared ROBERT B. BLUMENTHAL and MARLA KAYE BLUMENTHAL (personally known to me) (proved to me on the basis of satisfactory evidence) to be the persons described in, and whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

My commission expires 9-6-88

Witness my hand and official seal.



Vickie Tharp
Notary Public in and for said State

UTILITIES CERTIFICATE

I hereby certify as follows:

Water Facilities

No water fees and charges collected for Parcel #1. Frontage Fees, Water Connection Charges and Backup Facility Capacity Charges have been paid for Parcel #2.

Electric Facilities

No electric fees required but developer installed facilities have not been installed for Parcels #1 and #2.

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.

BILL D. CARNAHAN
Director of Public Utilities

Dated: AUG. 19, 1987 By: Dieter P. Witzfeld

CITY TREASURER'S CERTIFICATE

I hereby certify that according to the records of this office as of this date, the real property shown on this map is not subject to any special assessments, bonds, and/or liens which have not been paid in full.

This certificate does not include any special assessments, the bonds of which have not become a lien upon said property.

Dated Aug 14 1987

H. E. BREWER
City Treasurer

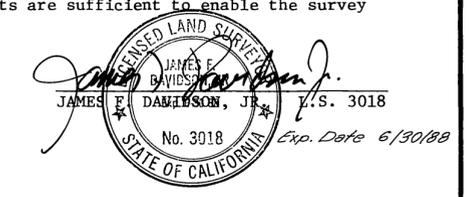
By H.E. Brewer

SURVEYOR CERTIFICATE

This map was prepared by me or under my direction and is based upon a Field Survey in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of ROBERT B. BLUMENTHAL on Nov. 12, 1986.

I hereby state this this parcel map substantially conforms to the approved or conditionally approved tentative map, if any. I also hereby state that all monuments are of the character and occupy the positions indicated and that the monuments are sufficient to enable the survey to be retraced.

Date 7-14-87



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IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA.

SHEET 2 OF 2 SHEETS

PARCEL MAP 22158

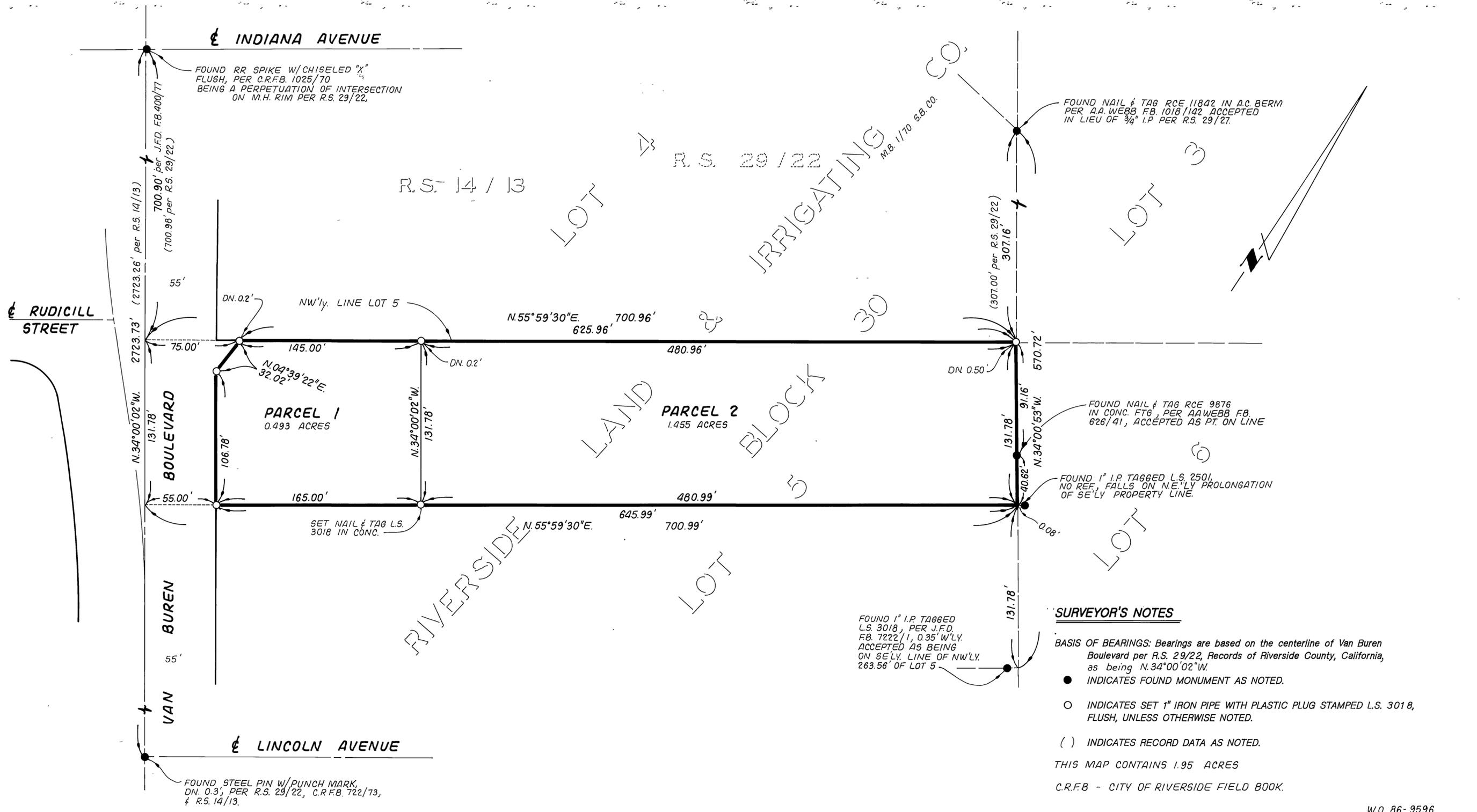
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J.F. DAVIDSON ASSOCIATES, INC.

FEBRUARY 1987

RIVERSIDE, CALIFORNIA

SCALE: 1" = 50'



SURVEYOR'S NOTES

BASIS OF BEARINGS: Bearings are based on the centerline of Van Buren Boulevard per R.S. 29/22, Records of Riverside County, California, as being N.34°00'02"W.

- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES SET 1" IRON PIPE WITH PLASTIC PLUG STAMPED L.S. 3018, FLUSH, UNLESS OTHERWISE NOTED.
- () INDICATES RECORD DATA AS NOTED.

THIS MAP CONTAINS 1.95 ACRES

C.R.F.B - CITY OF RIVERSIDE FIELD BOOK.

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