

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

PARCEL MAP 23878

Being a division of Parcel 1, as shown per Map on file
in Book 3, Page 40 of Parcel Maps, Records of
Riverside County, California, located in Section 11, Township
3 South, Range 5 West, S.B.M.

January, 1989

ROBERT L. TAYLOR - Civil Engineer
Riverside, California

RECORDER'S STATEMENT

FILED THIS 3rd DAY OF APRIL, 1990,
AT 4:00 P.M. IN BOOK 163 OF PARCEL MAPS, AT
PAGES 24+25, AT THE REQUEST OF of the
City Clerk.

No. 120792
FEE \$200

WILLIAM E. CONERLY COUNTY RECORDER

BY: Santa Lagan, DEPUTY

SUBDIVISION GUARANTEE: First American Title Insurance Company

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION
AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH
THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND
LOCAL ORDINANCE AT THE REQUEST OF
Donald J. DiManno ON 5/5/89. I HEREBY STATE
THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY
THE POSITIONS INDICATED,

AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE
THE SURVEY TO BE RETRACED. I HEREBY STATE THAT
THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE
APPROVED OR CONDITIONALLY APPROVED
IF ANY.



Robert L. Taylor 12/26/89
ROBERT L. TAYLOR, R.C.E. 10470

CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED THIS 21st DAY OF
March 1990, FOR CONFORMANCE
WITH THE REQUIREMENTS OF THE REQUIREMENTS OF TITLE
18 OF RIVERSIDE MUNICIPAL CODE AND WITH THE
REQUIREMENTS OF THE SUBDIVISION MAP ACT.

BARRY BECK, R.C.E. 20900 Lic. Exp. 9-30-93
CITY ENGINEER

BY: Barry Beck
TENTATIVE MAP APPROVED Nov. 17, 1988

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF TWO SHEETS
BE AND THE SAME AND IS HEREBY ACCEPTED AS THE FINAL
MAP OF PARCEL MAP No. 23878 AND THE
EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC
EASEMENTS AND THE CITY CLERK IS HEREBY
AUTHORIZED AND DIRECTED TO ATTEST SAID MAP BY
SIGNING HER NAME THERETO AS CITY CLERK OF THE CITY
OF RIVERSIDE, STATE OF CALIFORNIA AND AFFIX THE
OFFICIAL SEAL OF SAID CITY THERETO. I HEREBY
CERTIFY THAT THE FOREGOING RESOLUTION WAS MADE AND
ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF
RIVERSIDE THIS 27th DAY OF March, 1990.

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

BY: Alice A. Hare



TAX COLLECTOR'S STATEMENT

I HEREBY STATE 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 \$ 4,000.00

DATE: April 3, 1990

R. WAYNE WATTS, COUNTY TAX COLLECTOR

BY: Marilyn Hooper
DEPUTY

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 4,000.00
HAS BEEN EXECUTED AND FILED WITH
THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE,
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: April 3rd, 1990

GERALD A. MALONEY R. Wayne Watts, County Tax Collector
CLERK OF THE BOARD OF SUPERVISORS

BY: Suzyl A. Brown
DEPUTY

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 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.

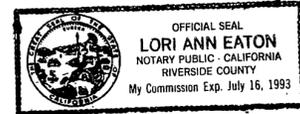
DATED 1-4-90

BARBARA J. STECKEL
CITY TREASURER

BY: Barbara Steckel

NOTARY ACKNOWLEDGEMENT

State of California } s.s.
County of Riverside }



On this 10th day of NOVEMBER 1989,
before me, LORI ANN EATON,
a Notary Public in and for said State, personally
appeared Michael C. Billings
known to me to be the
President, and Phyllis A. Williams
known to me to be the
Secretary
of R.N.B. TRUST DEED SERVICES
a Corporation that executed the within Instrument,
and known to me to be the persons who executed the
within Instrument on behalf of the Corporation
therein named, and acknowledged to me that such
Corporation executed the within Instrument pursuant
to its By-Laws or a Resolution of its Board of
Directors.

Witness my hand and official seal:

Lori Ann Eaton
Notary Public in and for said State
My Commission expires 7-16-93

SIGNATURE OMISSION

Pursuant to Section 66436 of the Subdivision Map
Act, the signatures of the following owners of easements
and/or other interests have been omitted:

Herbert D. Tobin, Libby Tobin, L.J. Bertner and Helen
B. Bertner, owners of a oil, minerals and other
hydrocarbon substances per Deed recorded April
15, 1957 in Book 2072 Page 246 of Official Records
of Riv. Co. Calif. as amended by Deed recorded
September 10, 1958 in Book 2330 Page 583
of Official Records of Riv. Co. Calif.

UTILITY CERTIFICATE

I hereby certify as follows:

Water Facilities

Elevation fees, Water Connection charges
and Backup Facility Capacity charges
have been paid for Parcels #1 & #2. No Water fees
and charges collected for Parcel #3.

Electric Facilities

Underground Electric fees have been paid and ar-
rangements have been made, but the developer's
installed facilities have not been installed for Parcels
#1 & #2. No Electric fees collected for Parcel #3.

Easements

All Public Utility easements shown are sufficient for
all requirements of the Water and Electric Divisions of
the Department of Public Utilities of the City of Riverside

BILL D. CARNAHAN
Director of Public Utilities

Dated: MARCH 16, 90 By: Dieter P. Witzfeld

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND
INCLUDED WITHIN THE SUBDIVISION HEREON; THAT WE ARE
THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS
A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE
MAKING AND RECORDING OF THIS PARCEL MAP AS
SHOWN WITHIN THE DISTINCTIVE BORDER LINE. We
hereby dedicate to public use for construction and maintenance
of electrical energy distribution facilities, the easements
designated as "Blanket P.U.E."

Donald J. DiManno Lauren Bea DiManno
Donald J. DiManno Lauren Bea DiManno

TRUSTEE

RNB Trust Deed Services, a California corporation, Trustee
under Deed of Trust recorded December 7, 1988 as Instrument
No. 358062.

Michael C. Billings Phyllis A. Williams
President Secretary

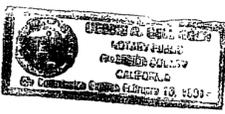
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF Riverside) s.s.

ON THIS 9th DAY OF November, 1989,
BEFORE ME, Debbie A. Bellinger
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY
APPEARED Donald J. DiManno and Lauren Bea DiManno
(PERSONALLY KNOWN TO ME/PROVED TO ME ON THE BASIS
OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE
NAME(S) (IS/ARE) SUBSCRIBED TO THE WITHIN
INSTRUMENT, AND (HE/SHE/THEY) ACKNOWLEDGED TO ME
THAT (HE/SHE/THEY) EXECUTED (THE SAME/IT).

WITNESS MY HAND AND OFFICIAL SEAL

Debbie A. Bellinger
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES 2-16-91



163/25

P.M.B. 163/25

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

PARCEL MAP 23878

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Scale 1" = 50'

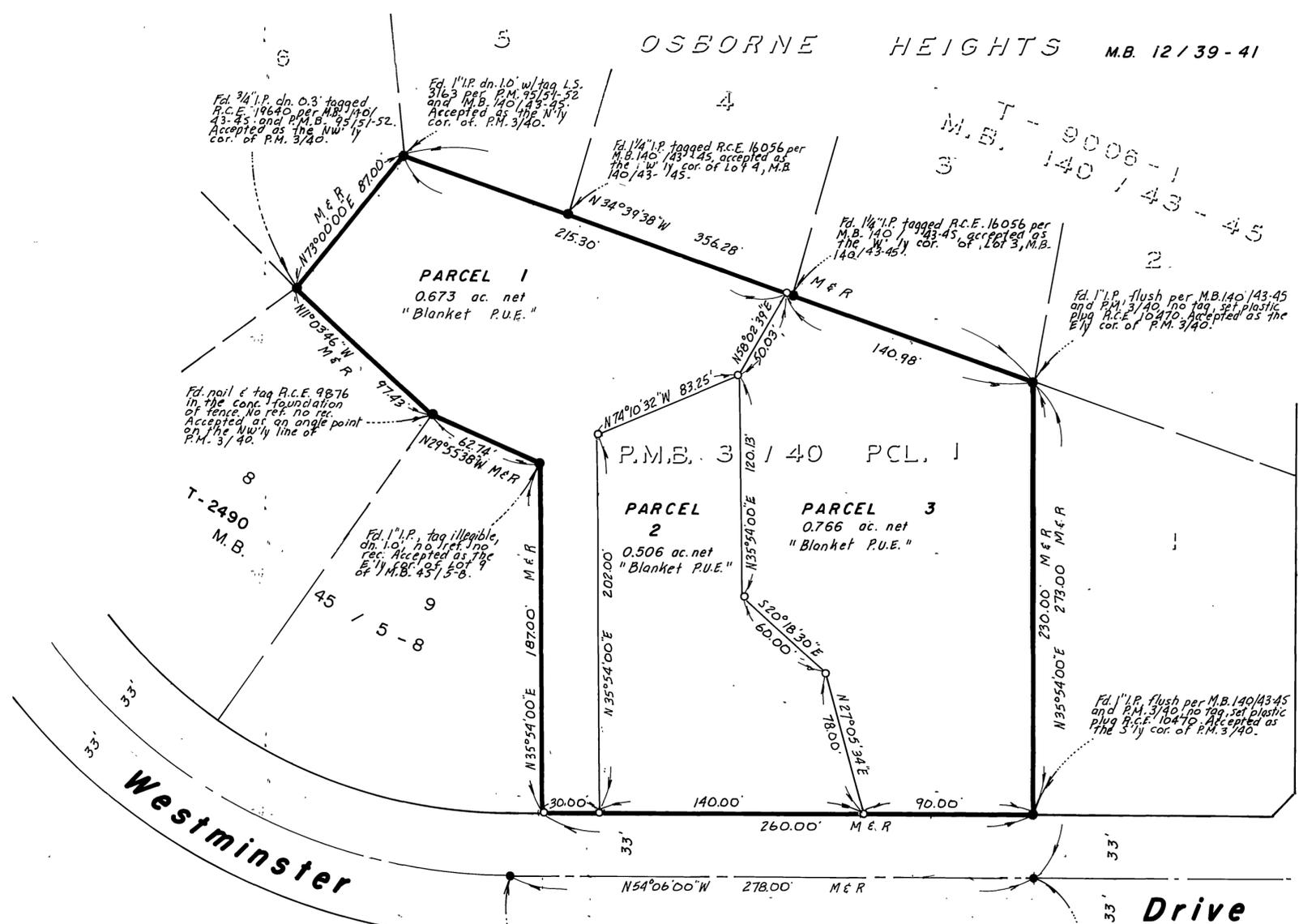
January, 1989

ROBERT L. TAYLOR - Civil Engineer
Riverside, California

ENGINEER'S NOTES:

- Denotes monument found as noted
 - Denotes 1" I.P. plugged R.C.E. 10470, set flush unless otherwise noted.
- M & R Denotes measured and record distances and bearings per P.M.B. 3/40.

The Basis of Bearings is the centerline of Westminster Drive, taken as N 54° 06' 00" W as shown by Parcel Map on file in Book 3, page 40 of Parcel Maps, Records of Riverside Co., Calif.



P.M. 15771
P.M.B. 95 / 51 - 52

Orozco Drive

Westminister Drive

P.M.B. 163/25