City

213/89

PARCEL MAP NO. 31079

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

BEING A SUBDIVISION OF LOT 2 IN BLOCK 12 OF CHADBOURNE HEIGHTS AS SHOWN BY MAP ON FILE IN MAP BOOK 12 PAGES 11–13 THEREOF RECORDS OF RIVERSIDE COUNTY, CALIFORNIA
PORTION SECTION 28, T.3S, R.8W S.B.M.

AGUIRRE & ASSOCIATES, RIVERSIDE, CA. MARCH 2003

OWNER'S STATEMENT:

WE HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION 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.

WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A".

BY: Leobardo Mora
LEOBARDO MORA

TRUSTEE:

PLACER TRUSTEE SERVICES, A CALIFORNIA CORPORATION, TRUSTEE
PER DOCUMENT RECORDED OCTOBER 8, 2004 PER DOCUMENT NUMBER 2004-802097 OFFICIAL RECORDS OF RIVERSIDE COUNTY, AND PER DOCUMENT RECORDED MAY 25, 2005, PER DOCUMENT NUMBER 2005-417422 OFFICIAL RECORDS, RIVERSIDE COUNTY.

BY: Ron Robbins
RON ROBBINS

TITLE: President

BY: _____

TITLE _____

NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE Riverside } SS

ON 4-15-05 BEFORE ME, C. GOZDECKI

A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED

LEOBARDO MORA

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND: C Gozdecki
NOTARY PUBLIC IN AND FOR SAID STATE

PRINT NAME C Gozdecki

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside , COUNTY

MY COMMISSION EXPIRES 1-27-08

CITY SURVEYOR'S CERTIFICATE:

THIS MAP HAS BEEN EXAMINED BY ME THIS 15th DAY OF June ,2005 AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

REGISTERED LAND SURVEYOR MARK S. BROWN No. 5655 STATE OF CALIFORNIA 9/30/05

MARK S. BROWN
L.S. 5655 LIC. EXP. 09/30/05
CITY SURVEYOR

BY: _____

CITY ENGINEER'S CERTIFICATE:

THIS MAP HAS BEEN EXAMINED BY ME THIS 16th DAY OF June ,2005 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON FEB. 6, 2003 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISIONS MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL HAVE BEEN COMPLIED WITH.

REGISTERED PROFESSIONAL ENGINEER THOMAS JOHN BOYD No. C 36170 Exp. 06/30/06 CIVIL STATE OF CALIFORNIA

THOMAS J. BOYD
R.C.E. 36170 LIC. EXP. 06/30/06
CITY ENGINEER

BY: _____

SURVEYOR'S STATEMENT:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISIONS MAP ACT AND LOCAL ORDINANCE, AT THE REQUEST OF LEOBARDO MORA IN MARCH, 2003.
I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

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. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

LICENSED LAND SURVEYOR VICTOR RODRIGUEZ-FERNANDEZ L.S. 5335 Exp. 9-30-05 STATE OF CALIFORNIA

VICTOR RODRIGUEZ-FERNANDEZ,
L.S. 5335 EXP. 09/30/05

RECORDER'S STATEMENT:

FILED THIS 22nd DAY OF July ,2005,
AT 8:00 , A .M. IN BOOK 213 OF PARCEL MAPS,
AT PAGES 89-91 , AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE.
NO. 2005-0388365 FEE $11.-

LARRY W. WARD, COUNTY RECORDER, CLERK AND ASSESSOR
BY: M. Garcia , DEPUTY

SUBDIVISIONS GUARANTEE BY: FIRST AMERICAN TITLE

CITY TREASURER'S CERTIFICATE:

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THAT 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 LIEN UPON SAID PROPERTY.

DATE: April 27, , 2005

CITY TREASURER: PAUL C. SUNDEEN

BY: _____

CITY CLERK'S CERTIFICATE:

RESOLVE: THAT THIS MAP CONSISTING OF THREE (3) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 31079;

"LOT A" IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES;

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.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 28th DAY OF June ,2005.

COLLEN J. NICOL
CITY CLERK OF THE CITY OF RIVERSIDE

BY: _____

P.M.B. 213/89

City

213/90

PARCEL MAP NO. 31079

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

BEING A SUBDIVISION OF LOT 2 IN BLOCK 12 OF CHADBOURNE HEIGHTS
AS SHOWN BY MAP ON FILE IN MAP BOOK 12 PAGES 11–13 THEREOF
RECORDS OF RIVERSIDE COUNTY, CALIFORNIA
PORTION SECTION 28, T.3S, R.8W S.B.M.

AGUIRRE & ASSOCIATES, RIVERSIDE, CA. MARCH 2003

NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE PLACER } SS

ON 4/19/05 BEFORE ME, Wm V DALLAS

A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED

RON ROBBINS

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND: Wm V Dallas
NOTARY PUBLIC IN AND FOR SAID STATE

PRINT NAME Wm V DALLAS

MY PRINCIPAL PLACE OF BUSINESS IS IN PLACER , COUNTY

MY COMMISSION EXPIRES 1/10/09

TAX BOND STATEMENT:

I HEREBY STATE THAT A BOND IN THE SUM OF $1,200 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA CONDITION 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 _____ 20__

NANCY ROMERO
CLERK OF THE BOARD OF SUPERVISORS

BY: _____

, DATED July 1 2005

PAUL MCDONNEL
COUNTY TAX COLLECTOR

BY: Helen Leslie

PUBLIC UTILITIES CERTIFICATE:

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT SUFFICIENT FUNDS OR MADE THE REQUIRED ARRAGEMENTS AND PROVISIONS FOR THE INSTALLATION OF WATER AND ELECTRIC FACILITIES NECESSARY TO PROVIDE SERVICE TO ALL PARCELS AS SHOWN ON THIS MAP; AND THAT ALL PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE WATER AND ELECTRIC DIVISIONS OF THE PUBLIC UITLITIES DEPARTMENT OF THE CITY OF RIVERSIDE.

DATED: MAY 5, 2005

BY: Dieter P. Wirtzfeld
MM VB
DAVID H. WRIGHT
PUBLIC UTILITIES DIRECTOR

UTILITIES EASEMENT STATEMENT:

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED MAP.

1. AN EASEMENT FOR WATER FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE, SUCCESSOR IN INTEREST TO CITIZENS DOMESTIC WATER COMPANY PER DOCUMENT RECORDED MARCH 18, 1926 IN BOOK 663, PAGE 591 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

DATED MAY 5, 2005

DAVID H. WRIGHT
PUBLIC UTILITIES DIRECTOR

BY Dieter P. Wirtzfeld
MM VB

NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE _____ } SS

ON _____ BEFORE ME, _____

A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED

_____

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND: _____
NOTARY PUBLIC IN AND FOR SAID STATE

PRINT NAME _____

MY PRINCIPAL PLACE OF BUSINESS IS IN _____ , COUNTY

MY COMMISSION EXPIRES _____

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, EXPECT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE

$ 1,200.

DATED July 1, 2005

PAUL MCDONNEL
COUNTY TAX COLLECTOR

BY: Helen Leslie

POTENTIAL LIQUEFACTION

ALL OR A PORTION OF THE PROPERTY INCLUDED WITHIN THIS MAP HAS BEEN IDENTIFIED BY THE CITY OF RIVERSIDE SEISMIC SAFETY ELEMENT OF THE GENERAL PLAN AS BEING POTENTIALLY SUBJECT TO LIQUEFACTION SHOULD GROUND SHAKING OCCUR. TO LIMIT THE POSSIBILITY OF STRUCTURAL DAMAGE OR FAILURE IN SUCH AN EVENT A GEOLOGIC INVESTIGATION ACCEPTABLE TO THE CITY BUILDING OFFICIAL MAY BE REQUIRED AS A PREREQUISITE TO ISSUANCE OF BUILDING PERMITS.

SOILS REPORT:

A PRELIMINARY SOILS REPORT WAS NOT PREPARED FOR THIS SUBDIVISION. A PRELIMINARY SOILS REPORT AND FINAL COMPACTION REPORT MAY BE REQUIRED PRIOR TO THE ISSUANCE OF A GRADING PERMIT OR BUILDING PERMIT FOR THE PARCELS SHOWN HEREON.

P.M.B. 213/90

PM.B. 213/90

City

213/91

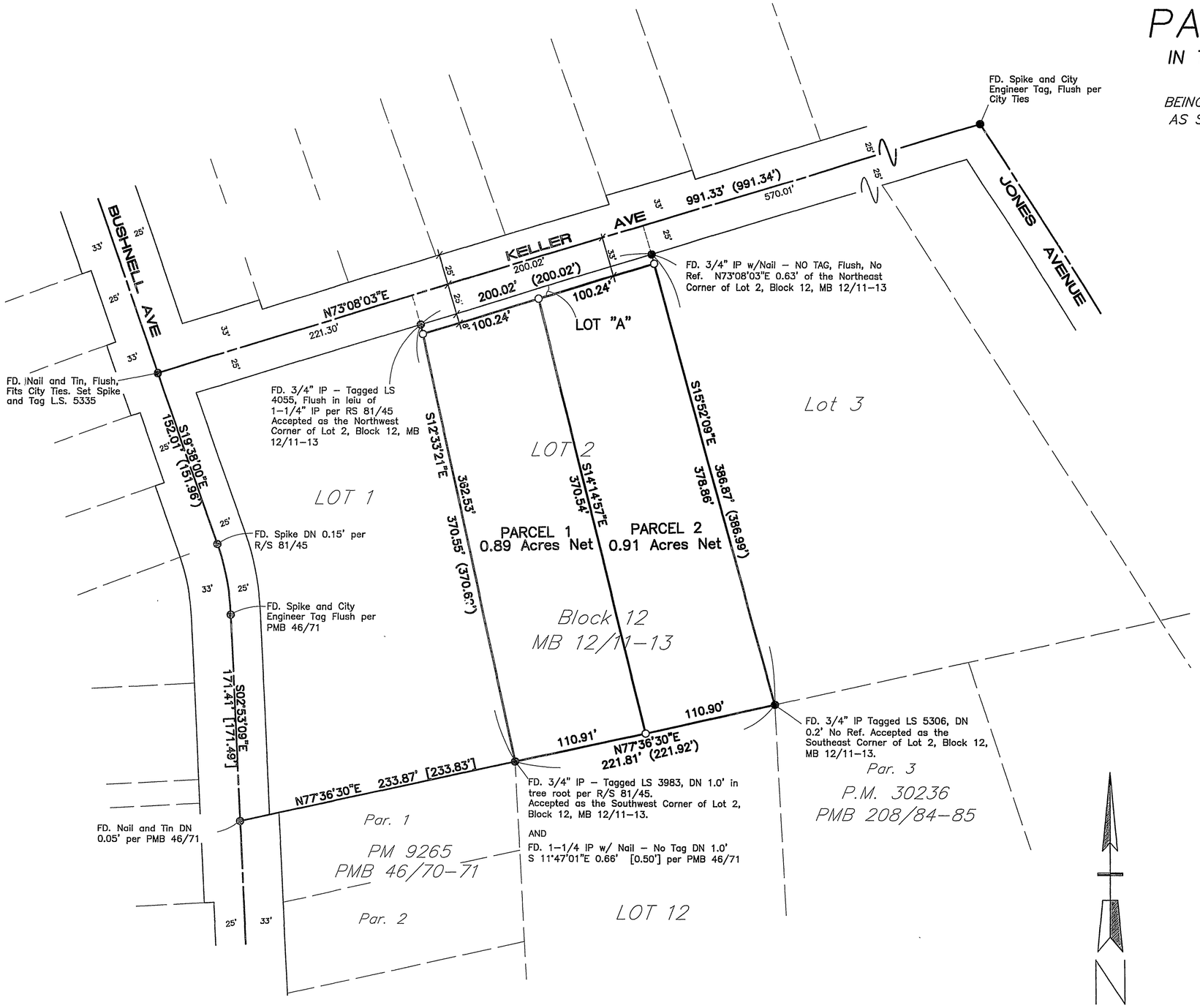
PARCEL MAP NO. 31079

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

BEING A SUBDIVISION OF LOT 2 IN BLOCK 12 OF CHADBOURNE HEIGHTS AS SHOWN BY MAP ON FILE IN MAP BOOK 12 PAGES 11–13 THEREOF RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

PORTION SECTION 28, T.3S, R.6W S.B.M.

AGUIRRE & ASSOCIATES, RIVERSIDE, CA. MARCH 2003



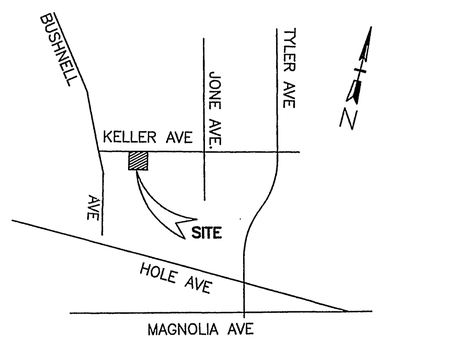
SURVEYOR'S NOTES

1. BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF KELLER AVENUE AS SHOWN BY CHADBOURNE HEIGHTS ON FILE IN MB 12/11–13 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, BEING N 73°08'03" E
2. ○ INDICATES SET 1" IRON PIPE, FLUSH, WITH LS 5335 TAG, UNLESS OTHERWISE NOTED.
3. ● INDICATES FOUND AS NOTED

( ) = RECORD INFORMATION PER R.S. 81/45
[ ] = RECORD INFORMATION PER PMB 46/70–71

VICINITY MAP

(NOT TO SCALE)



SHEET 3 OF 3

P.M.B. 213/91

P.M.B. 213/91

P.M.B. 213/92

213/262

City

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

PARCEL MAP NO. 32234

BEING A SUBDIVISION OF A PORTION OF LOT 50 OF ALAMO TRACT AS PER MAP RECORDED IN BOOK 9, PAGE 5 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

DAVID EVANS AND ASSOCIATES, INC. ONTARIO, CA.
AUGUST 2004

RECORDER'S STATEMENT

FILED THIS 22nd DAY OF July, 20 05, AT 8 A.m. IN BOOK 213 OF PARCEL MAPS AT PAGES 92-94 AT THE REQUEST OF THE CITY CLERK.

FEE: $11.-
NO. 2005-0591205
LARRY W. WARD
COUNTY ASSESSOR – CLERK–RECORDER
BY: M. Karaca
DEPUTY

SUBDIVISION GUARANTEE:
CHICAGO TITLE INSURANCE COMPANY

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION 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 SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES THE EASEMENT DESIGNATED AS "20' SEWER EASEMENT".

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES AND PUBLIC UTILITIES, THE EASEMENTS DESIGNATED AS "PUBLIC UTILITY EASEMENT".

WE HEREBY RETAIN FOR THE BENEFIT OF OURSELVES, OUR HEIRS AND ASSIGNS, THOSE EASEMENTS DESIGNATED AS WATER EASEMENT, 10' FIRE PROTECTION WATERLINE EASEMENT, 5' AND 10' DRAINAGE EASEMENTS AND 72' UTILITY, INGRESS/EGRESS, AND DRAINAGE EASEMENT.

NORTH MAIN AFFILIATES, LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: O. C. REAL ESTATE MANAGEMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, MANAGING MEMBER

BY: William H Cunningham Jr
WILLIAM H. CUNNINGHAM JR.
PRESIDENT

BENEFICIARY

CLEARINGHOUSE NMTC (SUB3), LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, BENEFICIARY, RECORDED SEPTEMBER 20, 2004 AS INSTRUMENT NO. 2004–0745082 OF OFFICIAL RECORDS.

BY:
DOUGLAS J. ~~BUSTRY~~
MANAGER

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF $ 40,300 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 July 22, 2005 ~~CASH TAX BOND~~

BY NANCY ROMERO
CLERK OF THE BOARD OF SUPERVISORS

Gloria Perri Smith
DEPUTY

PAUL McDONNELL
COUNTY TAX COLLECTOR

BY _____
DEPUTY

PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT SUFFICIENT FUNDS OR MADE THE REQUIRED ARRANGEMENTS AND PROVISIONS FOR THE INSTALLATION OF WATER AND ELECTRIC FACILITIES NECESSARY TO PROVIDE SERVICE TO ALL PARCELS AS SHOWN ON THIS MAP; AND THAT ALL PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE ELECTRIC & WATER DIVISIONS OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.

DAVID H. WRIGHT
PUBLIC UTILITIES DIRECTOR

DATE JUNE 30, 2005 BY Dieter P. Wirtfeld
MM

NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES)SS:

ON 6-17-05, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED WILLIAM H. CUNNINGHAM, JR AND _____, PERSONALLY KNOWN TO ME (~~OR 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 ACKNOWLEDGED TO ME THAT (HE)/~~SHE~~/~~THEY~~ EXECUTED THE SAME IN (HIS)/~~HER~~/~~THEIR~~ AUTHORIZED CAPACITY(~~IES~~), AND THAT BY (HIS)/~~HER~~/~~THEIR~~ SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE S. Susy Alvarez NAME (PRINTED) S. SUSY ALVAREZ
MY COMMISSION EXPIRES: 11-4-06 MY COMMISSION NO. 1383232
MY PRINCIPAL PLACE OF BUSINESS IS IN LOS ANGELES COUNTY.

NOTARY ACKNOWLEDGMENT:

STATE OF CALIFORNIA
COUNTY OF ORANGE)SS:

ON 6.20.05, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED Douglas J Bystry AND _____, PERSONALLY KNOWN TO ME (~~OR 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 ACKNOWLEDGED TO ME THAT HE/~~SHE~~/~~THEY~~ EXECUTED THE SAME IN HIS/~~HER~~/~~THEIR~~ AUTHORIZED CAPACITY(~~IES~~), AND THAT BY HIS/~~HER~~/~~THEIR~~ SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND

SIGNATURE Kathy J. Bonney NAME (PRINTED) Kathy J. Bonney
MY COMMISSION EXPIRES: 7-13-2008 MY COMMISSION NO. 1500394
MY PRINCIPAL PLACE OF BUSINESS IS IN Orange COUNTY.

SURVEYOR'S STATEMENT

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 NORTH MAIN AFFILIATES, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ON OCTOBER 24, 2003. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE PARCEL MAP, THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS WITHIN ONE YEAR FROM THE RECORDATION DATE OF THE MAP AND THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

PROFESSIONAL LAND SURVEYOR — BERNARD J. MCINALLY — Exp.12/31/06 No. 7629 — STATE OF CALIFORNIA

6/23/05
BERNARD J. MCINALLY DATE
L.S. NO. 7629
LICENSE EXPIRATION DATE: 12/31/06

CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 30th DAY OF June, 2005 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON MAY 6, 2004 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL HAVE BEEN COMPLIED WITH.

DATE: 6/30/05

REGISTERED PROFESSIONAL ENGINEER — THOMAS JOHN BOYD — No C 36170 — Exp. 06/30/06 — CIVIL — STATE OF CALIFORNIA

THOMAS J. BOYD
R.C.E. 36170 LIC. EXP. 6/30/06
CITY ENGINEER

BY: T Thomas Boyd

CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 30th DAY OF June, 2005 AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

DATE: 6/30/2005

LICENSED LAND SURVEYOR — MARK S. BROWN — L.S. 5655 Exp. 9/30/05 — STATE OF CALIFORNIA

MARK S. BROWN
L.S. 5655 LIC. EXP. 9/30/05
CITY SURVEYOR

BY:

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.

PAUL C. SUNDEEN
CHIEF FINANCIAL OFFICER/TREASURER

DATE 6/30/05

BY: Burt O Mason
DEPUTY

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP, CONSISTING OF THREE (3) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS PARCEL MAP 32234.

THE EASEMENT DESIGNATED AS "20' SEWER EASEMENT" IS HEREBY ACCEPTED AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENACE OF SANITARY SEWER FACILITIES.

THE EASEMENTS DESIGNATED AS "PUBLIC UTILITY EASEMENT" ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES AND PUBLIC UTILITIES.

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.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 12th DAY OF July, 2005.

COLLEEN J. NICOL
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA

BY: Col J Nicol

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 $ 40,300

PAUL McDONNELL
COUNTY TAX COLLECTOR

DATE July 20, 2005 BY Bernice Arnold
DEPUTY

SECTIONS 11 & 12, T2S, R5W

P.M.B. 213 / 92

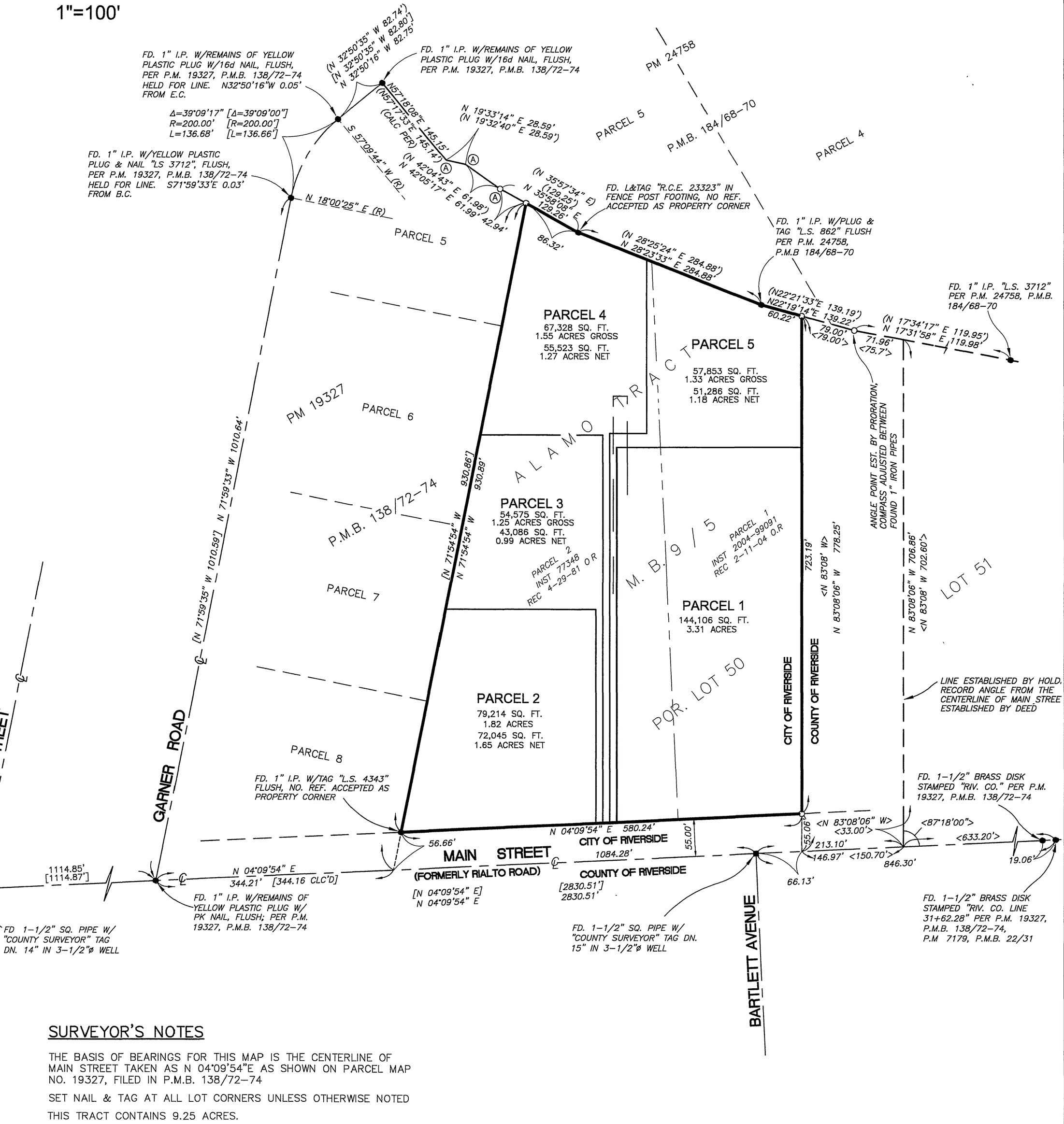
P.M.B. 213/93

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

PARCEL MAP NO. 32234

BEING A SUBDIVISION OF A PORTION OF LOT 50 OF ALAMO TRACT AS PER MAP RECORDED IN BOOK 9, PAGE 5 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

DAVID EVANS AND ASSOCIATES, INC. ONTARIO, CA.
AUGUST 2004



SURVEYOR'S NOTES

THE BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF MAIN STREET TAKEN AS N 04°09'54"E AS SHOWN ON PARCEL MAP NO. 19327, FILED IN P.M.B. 138/72–74

SET NAIL & TAG AT ALL LOT CORNERS UNLESS OTHERWISE NOTED

THIS TRACT CONTAINS 9.25 ACRES.

- ● INDICATES FOUND MONUMENT AS SHOWN
- o INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED L.S 7629, FLUSH UNLESS OTHERWISE NOTED
- < > INDICATES RECORD PER DOCUMENT RECORDED 2–11–2004 AS INSTRUMENT 2004–99091, OFFICIAL RECORDS
- [ ] INDICATES RECORD BEARINGS AND DISTANCES PER PARCEL MAP NO. 19327 P.M.B. 138/72–74
- ( ) INDICATES RECORD BEARINGS AND DISTANCES PER PARCEL MAP NO. 24758 P.M.B. 184/68–70
- (R) INDICATES RADIAL BEARINGS.
- Ⓐ ANGLE POINTS EST. BY PRORATION, COMPASS ADJUSTED BETWEEN FOUND MONUMENTS NOTED

GEOTECHNICAL ENGINEERING REPORT

A PRELIMINARY GEOTECHNICAL ENGINEERING REPORT WAS PREPARED FOR THIS SUBDIVISION BY NORCAL ENGINEERING, SOILS AND GEOTECHNICAL CONSULTANTS, ON JANUARY 13, 2004, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SEC. 17953

P.M.B. 213/93

P.M.B. 213/94

213/94

City

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

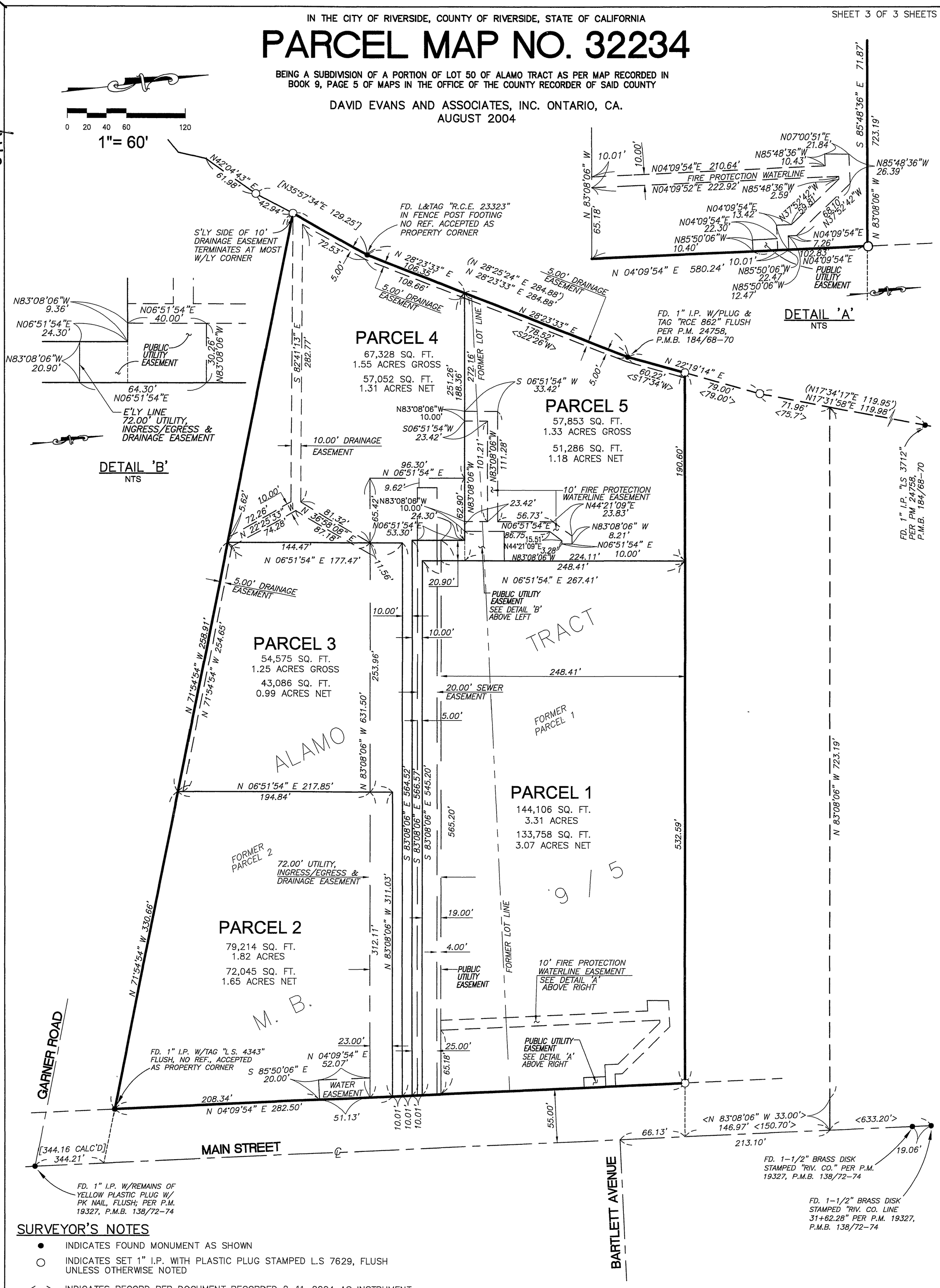
SHEET 3 OF 3 SHEETS

PARCEL MAP NO. 32234

BEING A SUBDIVISION OF A PORTION OF LOT 50 OF ALAMO TRACT AS PER MAP RECORDED IN BOOK 9, PAGE 5 OF MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

DAVID EVANS AND ASSOCIATES, INC. ONTARIO, CA.
AUGUST 2004

0 20 40 60 120
1"= 60'



SURVEYOR'S NOTES

- ● INDICATES FOUND MONUMENT AS SHOWN
- ○ INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED L.S 7629, FLUSH UNLESS OTHERWISE NOTED
- < > INDICATES RECORD PER DOCUMENT RECORDED 2-11-2004 AS INSTRUMENT 2004-99091, OFFICIAL RECORDS
- [ ] INDICATES RECORD BEARINGS AND DISTANCES PER PARCEL MAP NO. 19327 P.M.B. 138/72-74
- ( ) INDICATES RECORD BEARINGS AND DISTANCES PER PARCEL MAP NO. 24758 P.M.B. 184/68-70
- (R) INDICATES RADIAL BEARINGS.
- Ⓐ ANGLE POINTS EST. BY PRORATION, COMPASS ADJUSTED BETWEEN FOUND MONUMENTS NOTED

SURVEYOR'S NOTES (CONT'D):

THE BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF MAIN STREET TAKEN AS N 04°09'54"E AS SHOWN ON PARCEL MAP NO. 19327, FILED IN P.M.B. 138/72-74

SET NAIL & TAG L.S. 7629 AT ALL LOT CORNERS UNLESS OTHERWISE NOTED

THIS TRACT CONTAINS 9.25 ACRES.

P.M.B. 213 / 94