24/61

SEID TRACT

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, T. 2 S., R. 5 W., S.B. B.&M.

MARCH, 1951. SCALE: 1" = 60'

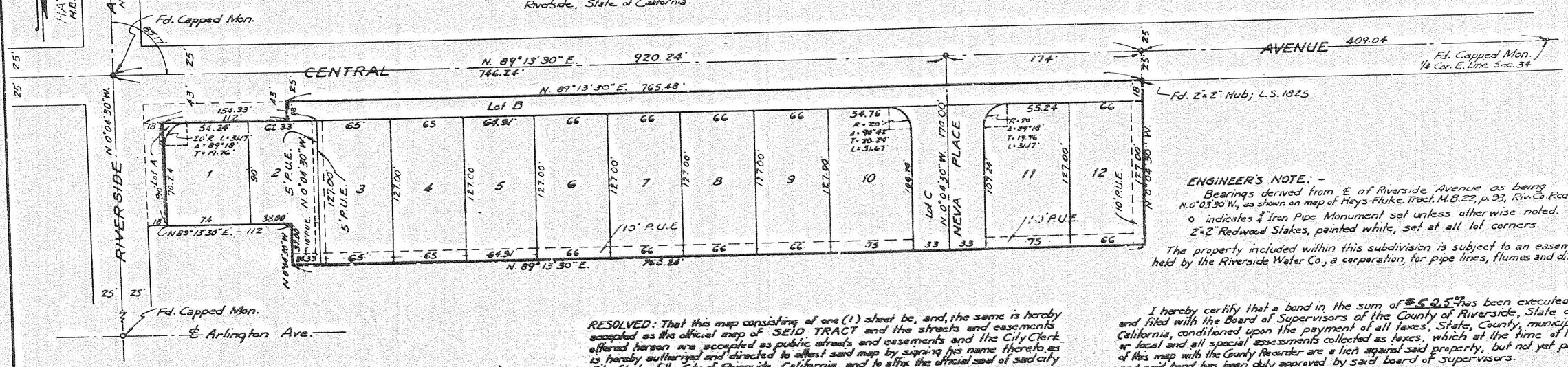
J. F. DAVIDSON, C.E.

FILED
JUNE 14, 1951
No. 25329 at 2:48 P.M.
Jack A. Ross COUNTY RECORDER
by O. A. [illegible] DEPUTY
Fee $ 5.00
Filed by County Clerk

We hereby certify that we are the owners of, or interested in, Lots 3 and 4 included within the subdivision shown on the annexed map consisting of one sheet, by reason of being Trustee in those certain Deeds of Trust recorded February 21, 1951, and April 20, 1951, in Book 1246, page 372 and Book 931, page 393, respectively of official Records of Riverside County, California, and we hereby consent to the making of said map and subdivision as shown within the colored border line.

RIVERSIDE TITLE COMPANY,
a corporation, TRUSTEE.
Chester A. Vaught — Vice President.
Chas. R. Karrick — Asst. Secretary.

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
On this 4th day of May 1951, before me a Notary Public in and for said County of Riverside, personally appeared Chester A. Vaught known to me to be the Vice-President and Chas. R. Karrick known to me to be the Asst. Secretary of the corporation that executed the within instrument and known to me to be the persons who executed the foregoing instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.
In Witness Whereof I have set my hand and official seal.
Beulah M. Vaught
Notary Public in and for the County of Riverside, State of California.
9237-R



ENGINEER'S NOTE: –
Bearings derived from ℄ of Riverside Avenue as being N.0°03'30"W., as shown on map of Hays-Fluke Tract, M.B. 22, p. 93, Riv. Co. Reds.
o indicates 3/4" Iron Pipe Monument set unless otherwise noted.
2"x2" Redwood Stakes, painted white, set at all lot corners.

The property included within this subdivision is subject to an easement held by the Riverside Water Co., a corporation, for pipe lines, flumes and ditches.

I hereby certify that I have examined the within map; that the subdivision shown hereon is substantially the same as it appeared on the tentative map and any approved alterations thereof; that all provisions of Chapter 128 (Subdivision Map Act), Statutes of California, 1943 and of Ordinance No. 1328 of the City of Riverside, California, and all amendments thereto, have been complied with; that plans and specifications for drains, drainage, sewer and drainage works sufficient to protect all lots in said subdivision from flood or overflow have been approved by me; that all easements for sewers and drains shown on said map are correct in form and contents and are approved; and I am satisfied that this map is technically correct.

Dated June 4th 1951.
M. N. Irvine. City Engineer.

I hereby certify that the subdivider named on this map has deposited with the Water Dept. of the City of Riverside, sufficient funds to cover the cost of installing all necessary fire hydrants, together with all water mains and laterals to the curb line on all streets shown on said map; and that all P.U.E. shown on this map are sufficient for all requirements of the Electric Light and Water Departments of the City of Riverside and for the Department of Public Utilities of said city.

Dated June 1 1951.
A. J. Kennedy
Supt. of Light and Water Dept., City of Riverside.

I hereby certify that according to the records of this office as of this date the 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 June 1, 1951.
[illegible]
City Treasurer.

I hereby certify that this map as approved by the Riverside City Planning Commission at its meeting held on the 3rd day of MAY 1951.
T. V. Adams Secretary.
Riverside City Planning Commission.

RESOLVED: That this map consisting of one (1) sheet be, and, the same is hereby accepted as the official map of SEID TRACT and the streets and easements offered hereon are accepted as public streets and easements and the City Clerk is hereby authorized and directed to attest said map by signing his name thereto as City Clerk of the City of Riverside, California, and to affix the official seal of said city thereto.

I hereby certify that the foregoing resolution was adopted by the Mayor and Council of the City of Riverside this 3rd day of June 1951.
W. C. Wraite
City Clerk of the City of Riverside, California.

I hereby certify that according to the records of this office as of this date, there are no liens against the property shown on this map for unpaid State, County or local taxes or special assessments collected as taxes, except taxes and special assessments now a lien, but not payable which are estimated at $525.00

Dated June 4 1951.
R. T. Hicks, County Auditor.
By [illegible] Deputy.

I hereby certify that according to the records of this office, the property shown on this map is not subject to any special assessments which have not been paid in full.

Dated June 1 1951.
Orval Addington
Street Superintendent.

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
I, W. C. Waite, City Clerk of the City of Riverside, California, hereby certify that an undertaking satisfactory to the Council of said City guaranteeing the construction of required street improvements in this subdivision was approved and filed in my office prior to the final acceptance of this subdivision map.
In Witness Whereof, I have hereunto set my hand and affixed this official seal of the City of Riverside, California, this 3rd day of June 1951.
W. C. Waite
City Clerk of the City of Riverside, California.

I hereby certify that I am a Registered Civil Engineer of the State of California, and that this map consisting of one (1) sheet correctly represents a survey made under my supervision during March, 1951, that all monuments shown actually exist and their positions are correctly shown.
J. F. Davidson
Registered Engineer No. 862.

I hereby certify that a bond in the sum of $525.00 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 this 11th day of June 1951.
Gordon A. Pequegnat
County Clerk and ex-officio Clerk of the Board of Supervisors.
By Deputy. N. C. Begole

We hereby certify that we are the owners of, or have some right, title or interest in the land included within the subdivision shown on the annexed map consisting of one (1) sheet; that we are the only persons whose consent is necessary to pass a clear title to said land; that we hereby consent to the making of said map and subdivision as shown within the colored border line and we hereby offer for dedication for public use, Lots A, B, and C for street purposes; and for the construction and maintenance of all public utilities five and ten foot easements shown by dotted lines and designated as "5' P.U.E." and "10' P.U.E."

C. M. Seid — Lee Howard — Laura A. Hixson
Neva G. Seid — Marguerite M. Howard — Gilbert L. Hixson also known as G. L. Hixson

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE.
On this 29th day of May 1951, before me the undersigned a Notary Public in and for said County and State personally appeared C. M. Seid, Neva G. Seid
Known to me to be the persons who executed the within instrument and they acknowledged to me that they executed the same.
IN WITNESS WHEREOF I have hereunto subscribed my hand and affixed my official seal the day and year in this certificate first above written.
9233-R
Beulah M. Vaught
Notary Public in and for the County of Riverside, State of California.

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
On this 29th day of May 1951, before me the undersigned a Notary Public in and for said County and State, personally appeared G. L. Hixson, Laura A. Hixson, Lee Howard and Marguerite M. Howard,
known to me to be the persons who executed the within instrument and they acknowledged to me that they executed the same.
IN WITNESS WHEREOF I have hereunto subscribed my hand and affixed my official seal the day and year in this certificate first above written.
9234-R
Beulah M. Vaught
Notary Public in and for the County of Riverside, State of California.

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