

26/50
M.B. 26/50

IN THE CITY OF RIVERSIDE, CALIFORNIA
RUBIDOUX GARDENS NO. 2
BEING A SUBDIVISION OF A PORTION OF LOTS 252 AND 255 OF S C C A LANDS
AS RECORDED IN BOOK 7 OF MAPS AT PAGE 3 THEREOF, RECORDS OF
SAN BERNARDINO COUNTY, CALIFORNIA

FILED
JULY 7 1953
No. 17 at 10:56 AM
JACK A ROSS
COUNTY RECORDER
by O. G. [Signature] DEPUTY
Fee \$5.00
Filed by County Clerk
SUBDN GTEE STICO

We hereby certify that we are the owners of or have some right, title or interest in and to the land included within the subdivision shown upon the annexed map consisting of two (2) sheets, 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 filing of this map and subdivision as shown within the colored border line and we hereby offer for dedication to public use for street purposes Lots A to C inclusive for pedestrian ways Lots D & E, and for construction and maintenance of public utilities the 5 ft & 10 ft public utility easements designated S.P.U.E. and 10 P.U.E.

THOMPSON ASSOCIATES
a limited partnership
by Harold Thompson
General Partner

I hereby certify that the subdiv. named on this map has deposited with the Water Department 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 public utility easements 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 26th 1953
A J. Keassey
Superintendent of Light and Water Depts
of the City of Riverside

RESOLVED - That this map, consisting of two (2) sheets, be and the same is hereby accepted as the official map of Rubidoux Gardens No. 2, that the streets, pedestrian ways and public utility easements offered hereon are hereby accepted as public streets, pedestrian ways and public utility 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 30th day of June 1953.
[Signature]
City Clerk of the City of Riverside, California

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE }
On this 25th day of July 1953, before me, the undersigned, a Notary Public in and for said County or State, personally appeared Harold Thompson known to me to be a partner of the partnership that executed the within instrument and acknowledged to me that such partnership executed the same.

In WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.
J. W. Wright
Notary Public in and for said County and State

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 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 26th 1953
M. N. Irvine
City Engineer

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 yet become a lien upon said property.

Dated March 12 1953
[Signature]
City Treasurer

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE }
I, W. G. 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 the official seal of the City of Riverside, California, this 30th day of June 1953.
[Signature]
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 two (2) sheets correctly represents a survey made under my supervision, during December, 1952, that all monuments shown hereon actually exist and their positions are correctly shown.

[Signature]
Registered Civil Engineer No. 7702

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 August 12 1953
Orval Adkins
Street Superintendent

I hereby certify that this map was approved by the Riverside City Planning Commission at its meeting held on the 2nd day of January 1953.

[Signature]
Secretary Riverside City Planning Commission

- NOTES -
1. Basis of Bearings is the Easterly line of RUBIDOUX GARDENS (N 29 12 10" E) as same is shown on map filed in Book 25 of Maps at pages 53 and 54 thereof, Riverside County Records.
 2. Set 3/4" I.P. tagged RE 7702 at all points shown thus o unless otherwise noted.
 3. Set 2 x 2 Redwood stakes tagged RE 7702 at all lot corners unless otherwise noted.
 4. The property included in this subdivision is subject to an easement held by the Riverside Water Company a corporation, for pipelines, flumes and ditches.

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ALBERT A WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE - CALIFORNIA
DECEMBER 1952

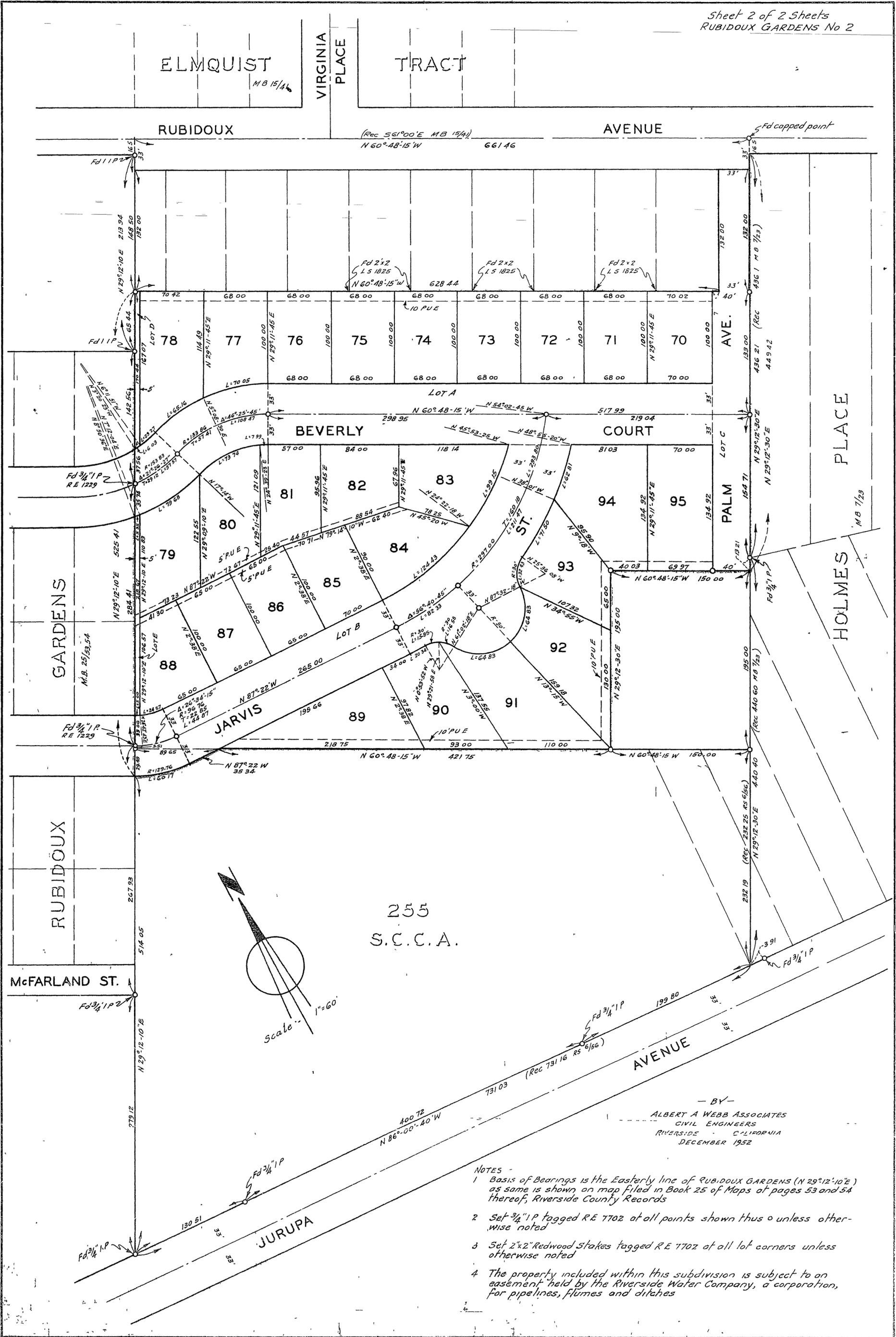
I hereby certify that according to the records of this office as of this date there are no liens against the property shown on this map for unpaid State, County, municipal or local taxes or special assessments collected as taxes, except taxes now a lien but not yet payable which are estimated to be \$ 500.00.

Dated April 29 1953
V. M. HYDE
County Tax Collector
by [Signature] Deputy

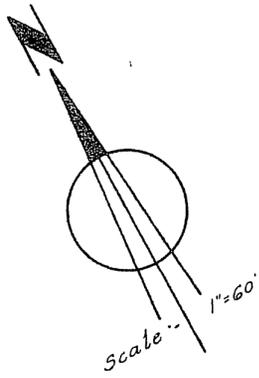
I hereby certify that a bond in the sum of \$500.00 has been filed with the Board of Supervisors of the County of Riverside, State of California, conditioned upon the payment of all taxes, State, County, municipal or local, and all special assessments collected as taxes, which at the time of filing of the annexed 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 6 1953
G. A. PEQUEGNAT
County Clerk and Ex officio Clerk of the Board of Supervisors
by [Signature] Deputy

M.B. 26/50



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S.C.C.A.



— BY —
 ALBERT A WEBB ASSOCIATES
 CIVIL ENGINEERS
 RIVERSIDE CALIFORNIA
 DECEMBER 1952

- NOTES -
- 1 Basis of Bearings is the Easterly line of RUBIDOUX GARDENS (N 29°12'10"E) as same is shown on map filed in Book 25 of Maps at pages 53 and 54 thereof, Riverside County Records
 - 2 Set 3/4" I.P. tagged RE 7702 at all points shown thus unless otherwise noted
 - 3 Set 2"x2" Redwood stakes tagged RE 7702 at all lot corners unless otherwise noted
 - 4 The property included within this subdivision is subject to an easement held by the Riverside Water Company, a corporation, for pipelines, flumes and ditches

7/6/51

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