

IN THE CITY OF RIVERSIDE
RIVERSIDE COUNTY, CALIFORNIA

TRACT NO. 8662

BEING A SUBDIVISION OF A PORTION OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T.2S, R.4W, S.B.M.
NOVEMBER 1976
LUDWIG ENGINEERING
SAN BERNARDINO, CALIFORNIA
SCALE: 1"=40'

FILED
ON Sept. 22, 19 77
AT 3:20 P.M.
W. D. BALOGH
COUNTY RECORDER
BY: Hamed C. Bagheri
FEE: \$7.00 Deputy
NO. 187246
FILED BY City Clerk
SUBDIVISION GUARANTEE
Calif Ld. to Cr.

M. B. 92/52

OWNERSHIP:

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE RIGHT TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE HEREBY CONSENT TO THE MAKING AND FILING OF SAID SUBDIVISION AND MAP AS SHOWN WITHIN THE COLORED BORDER LINE AND WE HEREBY OFFER FOR DEDICATION, FOR STREET PURPOSES LOT "A"; WE ALSO DEDICATE THE 6' P.U.E. FOR UNDERGROUND ELECTRICAL DISTRIBUTION FACILITIES; WE ALSO DEDICATE THE 5' P.U.E. FOR OVERHEAD ELECTRICAL DISTRIBUTION FACILITIES; WE ALSO DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF TREE PLANTING AND ELECTRICAL UNDERGROUND FACILITIES, THE EASEMENT DESIGNATED AS 5' TREE PLANTING AND ELECTRICAL UNDERGROUND EASEMENT.

MOONRIDGE DEVELOPERS, INC.
A CALIFORNIA CORPORATION

Richard M. Bain PRESIDENT
[Signature] SECRETARY

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE WITHIN MAP; THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF TRACT NO. 8662 WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON OCTOBER 21, 1976, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND OF TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT; THAT THE EASEMENTS FOR SEWERS AND DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED; THAT PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO PROTECT ALL LOTS IN THE SUBDIVISION FROM FLOOD HAVE BEEN APPROVED; THAT A COMPLETE SET OF PLANS COVERING ALL IMPROVEMENTS HAS BEEN FILED WITH THE PUBLIC WORKS DEPARTMENT AND THAT THE SAME HAVE BEEN CHECKED AND APPROVED; AND THAT ALL IMPROVEMENTS HAVE BEEN COMPLETED IN ACCORD WITH THE APPROVED PLANS OR THAT THE SUBDIVIDER HAS ENTERED INTO AN AGREEMENT WITH THE CITY OF RIVERSIDE COVERING COMPLETION OF ALL IMPROVEMENTS AND SPECIFYING THE TIME FOR COMPLETING THE SAME.

DATED Sept 6, 1977 JAMES F. MARTINEK, R.C.E. 8134
DIRECTOR OF PUBLIC WORKS
BY: [Signature]

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA S.S.
COUNTY OF LOS ANGELES

ON THIS 9th DAY OF June, 1977, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Richard McHarrison AND Robby Mount KNOWN TO ME TO BE THE Moonridge PRESIDENT AND Moonridge SECRETARY RESPECTIVELY OF THE 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 SAME, 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.

Phyllis McCloud
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES Oct 17, 1980



CITY TREASURER

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 31, 1977 H.E. BREWER, CITY TREASURER
BY: H.E. Brewer

TAX BOND

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 900.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONING 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 September 6, 1977 DONALD D. SULLIVAN
COUNTY CLERK AND EX-OFFICIO CLERK,
OF THE BOARD OF SUPERVISORS.
BY: Maury Ramer, DEPUTY

TAX COLLECTOR

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN ON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES THAT ARE NOW A LIEN BUT ARE NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 900.00.

DATED AUGUST 25, 1977 DONNA BOUER BABCOCK
COUNTY TAX COLLECTOR
BY: Harold Mc Larsen
DEPUTY

SIGNATURE OMISSIONS:

THE SIGNATURES OF A.H. WILLIAMS AND H.P. KEYS, THE OWNERS OF EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES AS DISCLOSED BY AGREEMENT RECORDED JANUARY 2, 1891 IN BOOK "P" PAGE 391 OF AGREEMENTS, RECORDS OF SAN BERNARDINO COUNTY HAVE BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436, SUBSECTION 2 OF THE SUBDIVISION MAP ACT. ITS INTEREST CANNOT RIPEN INTO A FEE. SAID EASEMENT CANNOT BE LOCATED OF RECORD.

THE SIGNATURE OF EDWARD FOYE SHEFFIELD, THE OWNER OF AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES AS DISCLOSED BY DEED RECORDED JANUARY 11, 1926 IN BOOK 658, PAGE 423 OF DEEDS, RECORDS OF RIVERSIDE COUNTY HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436, SUBSECTION 2 OF THE SUBDIVISION MAP ACT. ITS INTEREST CANNOT RIPEN INTO A FEE. SAID EASEMENT CANNOT BE LOCATED OF RECORD.

THE SIGNATURES OF L.C. WALDMAN, SECONDO CASSINA AND MARY CASSINA, THE OWNERS OF AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES AS DISCLOSED BY DEED RECORDED JULY 15, 1935 IN BOOK 238, PAGE 301 OF OFFICIAL RECORDS, RECORDS OF RIVERSIDE COUNTY HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436, SUBSECTION 2 OF THE SUBDIVISION MAP ACT. ITS INTEREST CANNOT RIPEN INTO A FEE. SAID EASEMENT CANNOT BE LOCATED OF RECORD.

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 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 DIVISIONS OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.

DATED Aug. 30, 1977 EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES
BY: E. W. Sinclair

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF 2 SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 8662, AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND 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 ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 13th DAY OF September, 19 77.
Expiration date 4-21-79

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE
BY: Karen E. Oakley
Asst. City Clerk

ENGINEER'S CERTIFICATE

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 TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING OCTOBER 1976, THAT ALL MONUMENTS OF THE CHARACTER AND LOCATION SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN (1) YEAR FROM THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED 5-17-1977 GLEN L. LUDWIG, R.C.E. 13191
By: Glen L. Ludwig

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 19th DAY OF August, 1976, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION, 17953:
BY: H.B. LAWMASTER Co.

M. B. 92/52

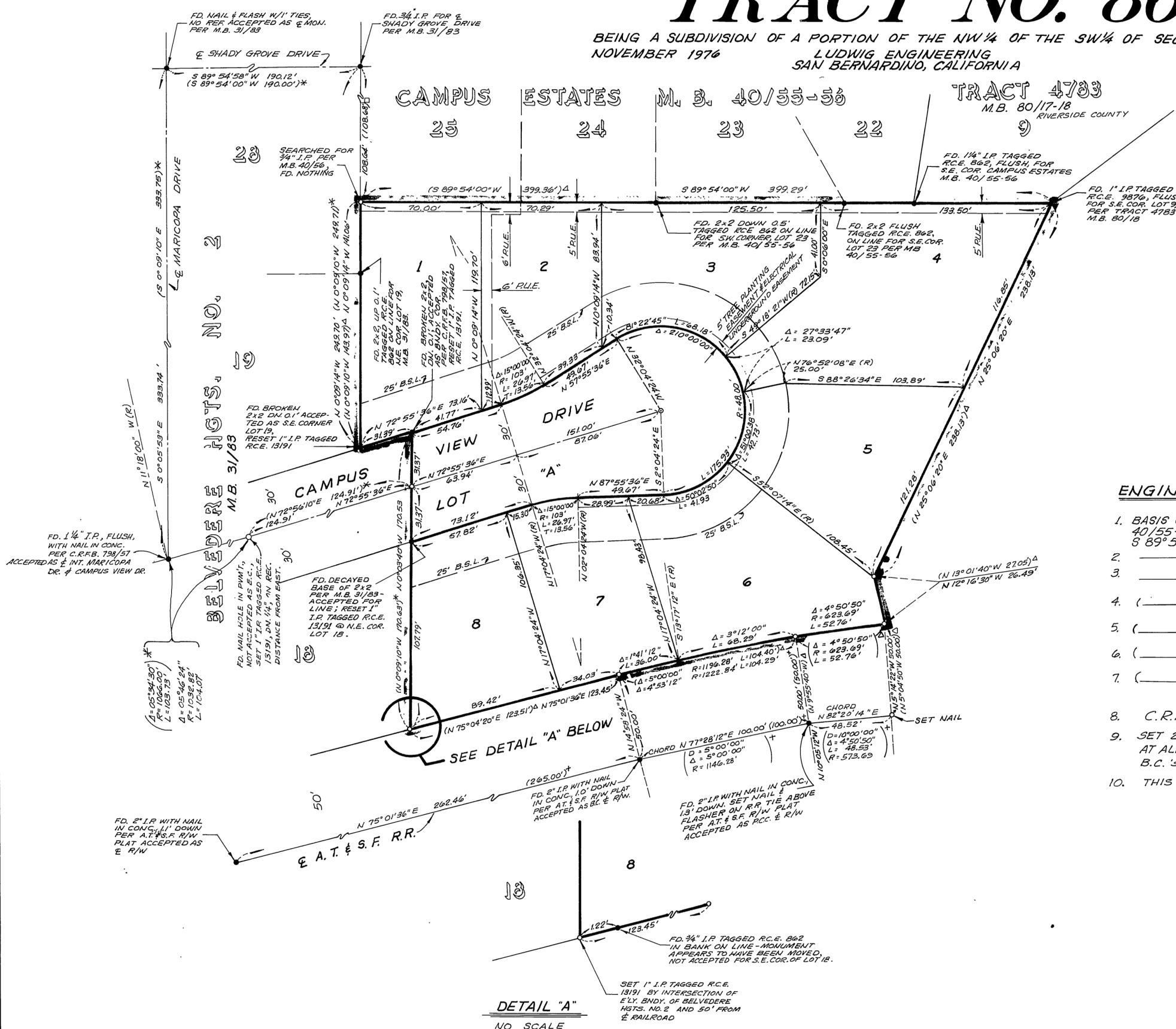
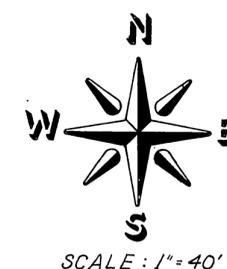
MB 92/52

IN THE CITY OF RIVERSIDE
RIVERSIDE COUNTY CALIFORNIA

TRACT NO. 8662

BEING A SUBDIVISION OF A PORTION OF THE NW 1/4 OF THE SW 1/4 OF SECTION 21, T2S, R4W, S.B.M.
NOVEMBER 1976
LUDWIG ENGINEERING
SAN BERNARDINO, CALIFORNIA
SCALE: 1" = 40'

CAMPUS ESTATES M.B. 40/55-56 TRACT 4783
M.B. 80/17-18
RIVERSIDE COUNTY



ENGINEER'S NOTES:

1. BASIS OF BEARINGS: THE SOUTH LINE OF CAMPUS ESTATES, PER M.B. 40/55-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, BEING $S 89^{\circ} 54' 00'' W$.
2. INDICATES MONUMENT FOUND AS NOTED.
3. INDICATES SET 1" I.P. 18" LONG, TAGGED R.C.E. 13191 FLUSH, UNLESS OTHERWISE NOTED.
4. INDICATES RECORD DATA FROM THE MAP OF BELVEDERE HEIGHTS NO. 2, M.B. 31/83, RIVERSIDE COUNTY.
5. INDICATES RECORD DATA FROM THE MAP OF CAMPUS ESTATES, M.B. 40/55-56.
6. INDICATES RECORD DATA FROM DEED RECORDED 2-8-74, INST. NO. 15683; OR, RIVERSIDE COUNTY.
7. INDICATES DATA FROM A.T. & S.F. RAILROAD, RIGHT-OF-WAY AND TRACK MAP DRAWING NO. 231-12308 LOS ANGELES DIVISION, SAN JACINTO DISTRICT.
8. C.R.F.B. INDICATES CITY OF RIVERSIDE FIELD BOOK.
9. SET 2" x 2" x 16" REDWOOD STAKE PAINTED WHITE AND TAGGED R.C.E. 13191 AT ALL FRONT AND REAR LOT CORNERS, ANGLE POINTS IN SIDE LOT LINES, B.C.'s AND E.C.'s IN FRONT LOT LINES, UNLESS OTHERWISE NOTED.
10. THIS TRACT CONTAINS 2.00 ACRES.

DETAIL "A"
NO SCALE

M.B. 92/53

M.B. 92/53

MB 92/53