

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 (C) (3) OF THE CALIFORNIA GOVERNMENT CODE, THE SIGNATURES OF THE FOLLOWING OWNERS OF OIL AND MINERAL RIGHTS ARE HEREBY OMITTED: HAYDEN WORTHINGTON, BETTY WORTHINGTON, RAY C. PREWITT, LOUISE D. PREWITT, DAVIS FARMS, INC., AND ABBOT-KINNEY CO., BY DEED RECORDED AUG. 5, 1958 AS INSTR. NO 56084 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND EDITH C. BRICKER, BY DEED RECORDED AUG. 5, 1958 AS INSTR. NO 56085 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SINCE SUCH OWNERSHIP DOES NOT INCLUDE A RIGHT OF SURFACE ENTRY ON THE SURFACE OF THE LAND.

IN ACCORDANCE WITH SECTION 66436 (C) (1) OF THE CALIFORNIA GOVERNMENT CODE, THE SIGNATURE OF THE FOLLOWING EASEMENT HOLDER HAS BEEN OMITTED, SINCE ITS INTEREST CANNOT RIPEN INTO FEE: LA SIERRA HEIGHTS WATER COMPANY BY DEED RECORDED MAY 17, 1911 IN BOOK 327, PAGE 277 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR THE PURPOSE OF CONSTRUCTING WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS FOR WATER PURPOSES.

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 LOTS "A" THROUGH "G", INCLUSIVE, AND FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES THE AREA DESIGNATED AS 5' P.U.E. AND FOR CONSTRUCTION AND MAINTENANCE OF WATER LINE FACILITIES THE AREAS DESIGNATED AS 12' WATER LINE EASEMENT AND 15' WATERLINE EASEMENT AND FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES THE AREAS DESIGNATED AS 12' STORM DRAIN EASEMENT AND 12' X 25' STORM DRAIN EASEMENT.

NEALCO A GENERAL PARTNERSHIP CONSISTING OF TEN-31 CORP AND B.U.T. CORP. BOTH CALIFORNIA CORPORATIONS

BY: TEN-31 CORP, GENERAL PARTNER

BY: James N. Stivers Jr.
JAMES N. STIVERS JR.
PRESIDENT

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } ss.

ON THIS 11TH DAY OF JULY, 1977, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JAMES N. STIVERS JR., KNOWN TO ME TO BE THE PRESIDENT OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, SAID CORPORATION BEING KNOWN TO ME TO BE ONE OF THE PARTNERS OF NEALCO, THE GENERAL PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS SUCH PARTNER AND THAT SUCH PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

Alice A. Flodine
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES 9-16-80

UTILITIES EASEMENT

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED FINAL MAP: CITY OF RIVERSIDE AS SUCCESSOR TO TWIN BUTTES WATER COMPANY BY DEED RECORDED AUGUST 11, 1919 IN BOOK 508, PAGE 101 OF DEEDS, AND AS SUCCESSOR TO CITIZENS DOMESTIC WATER COMPANY BY DEED RECORDED MARCH 18, 1926 IN BOOK 663, PAGE 591 OF DEEDS, ALL RECORDS OF RIVERSIDE COUNTY, FOR WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS FOR CONVEYING AND DISTRIBUTING WATER FOR DOMESTIC AND IRRIGATION PURPOSES.

DATED 9-28, 1977

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

BY: E. W. Sinclair

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

TRACT NO. 6301-1

BEING A SUBDIVISION OF PORTIONS OF SECTION 9 AND 10, T.3S., R.6W., S.B.M., OF THE RANCHO LA SIERRA PER MAP BOOK 6, PAGE 70 AND A PORTION OF LOT 25 OF TRACT NO. 2612 PER MAP BOOK 47, PAGES 53-56, ALL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
FEBRUARY 1977

CITY ENGINEER'S CERTIFICATE

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 OF TRACT NO. 6301, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION AT ITS MEETING HELD OCT. 17, 1974, 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 AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT; THAT THE EASEMENTS FOR SEWERS AND DRAINAGE FACILITIES AS SHOWN ON SAID MAP HAVE BEEN APPROVED THAT THE PLANS AND SPECIFICATIONS FOR DRAINS, SEWERS AND DRAINAGE WORKS SUFFICIENT TO PROTECT ALL LOTS IN SAID SUBDIVISION FROM FLOOD OR OVERFLOW 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 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. 28, 1977

JAMES F. MARTINEK, R.C.E. 8134
DIRECTOR OF PUBLIC WORKS

BY: William D. Gardner RCE 11405

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

DATED 9-28, 1977

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

BY: E. W. Sinclair

CITY TREASURER

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OFFICE 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 Sept 24, 1977

H.E. BREWER, CITY TREASURER

BY: H.E. Brewer

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 15TH DAY OF DECEMBER 1976, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953: PACIFIC FOUNDATION ENGINEERS, INC.

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF TWO (2) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 6301-1, AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND EASEMENTS, EXCEPT LOTS "E", "F" & "G" WHICH ARE ACCEPTED AS "1' BARRIER STRIPS" TO DENY ACCESS FROM ADJOINING PRIVATE PROPERTY TO LOTS "A", "C" & "D", 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 4TH DAY OF October, 1977.

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

BY: Karen E. Oakley
Asst. City Clerk



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 \$_____.

DATED SEPTEMBER 28TH, 1977

DONNA BOUER BABCOCK
COUNTY TAX COLLECTOR

BY: Kenneth C. Xirin
DEPUTY

TAX BOND

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$_____ 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 _____, 1977

DONALD D. SULLIVAN
COUNTY CLERK AND EX-OFFICIO CLERK
OF THE BOARD OF SUPERVISORS

BY: _____

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 FEBRUARY, 1977; 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 July 7, 1977

ERNEST N. WEBB, R.C.E. 9876

BY: Ernest N. Webb

M.B. 93/7

M.B. 93/7

TRACT NO. 6301-1

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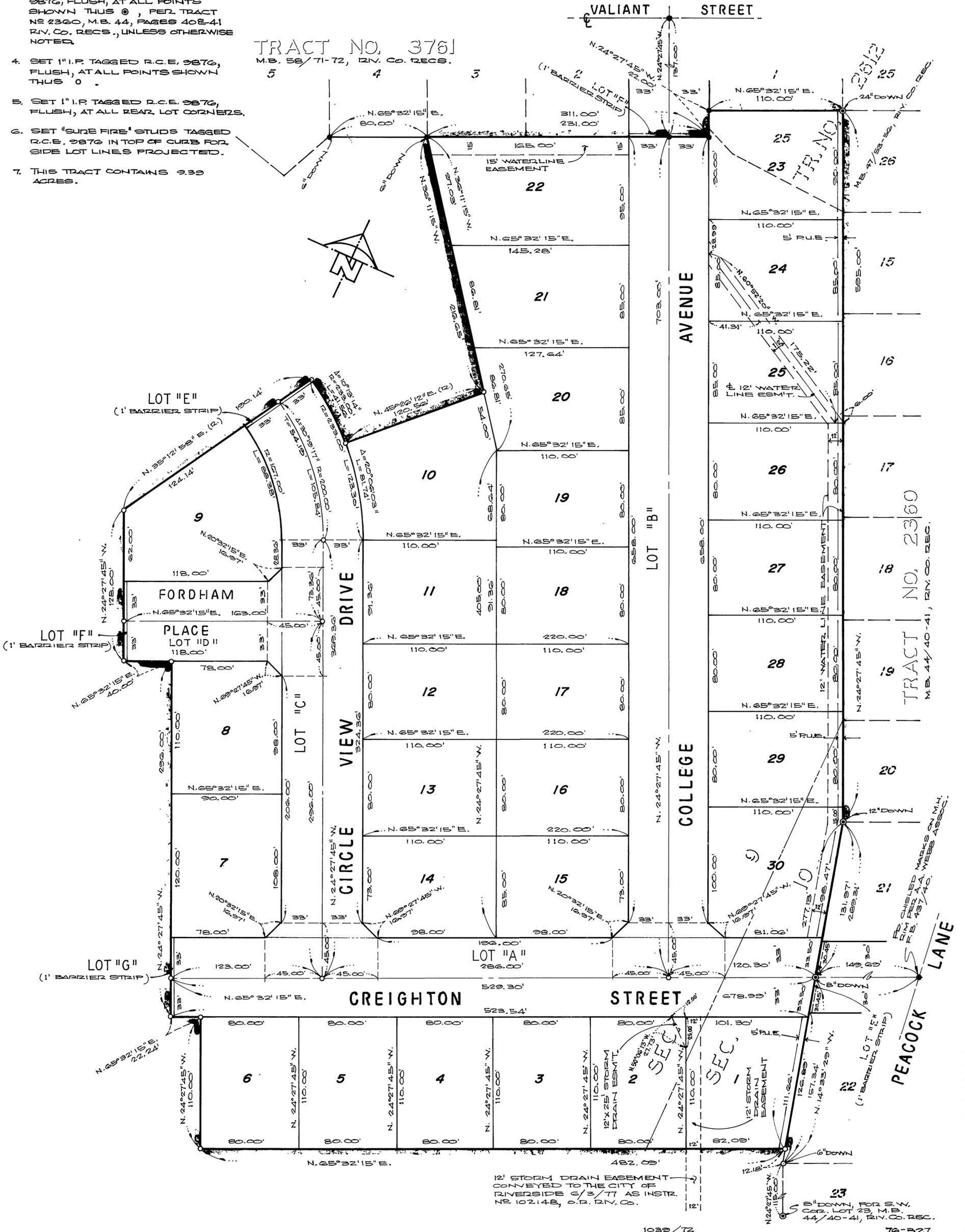
ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

FEBRUARY 1977

SCALE: 1" = 50'

1. BASIS OF BEARINGS IS THE CENTER-LINE OF CREIGHTON STREET TAKEN AS N. 65° 32' 15" E., AS SHOWN ON MAP OF TRACT NO. 2360 RECORDED IN MAP BOOK 44, PAGES 40 & 41, RIVERSIDE COUNTY RECORDS.
2. FOUND 3/4" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ●, PER TRACT NO. 3761, M.B. 58, PAGES 71 & 72 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
3. FOUND 1/4" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ○, PER TRACT NO. 2360, M.B. 44, PAGES 40 & 41 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
4. SET 1" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ○.
5. SET 1" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL REAR LOT CORNERS.
6. SET "SURE FIRE" STUDS TAGGED R.C.E. 9876 IN TOP OF CURB FOR SIDE LOT LINES PROJECTED.
7. THIS TRACT CONTAINS 9.39 ACRES.

TRACT NO. 3761
M.B. 58/71-72, RIV. CO. RECS.



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MB 93/8