

OWNERSHIP

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; 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 and filing of said map and subdivision as shown within the colored border line and that we hereby offer for dedication for public use for street purposes Lots "A" through "K" inclusive, and further, the undersigned owner, his successor and assigns in interest, hereby release and relinquish to the City of Riverside, a municipal corporation, all vehicular and pedestrian access rights appurtenant to Lots 1, 16 through 22, and 28 as shown on the annexed map, on, over, and across Golden Avenue, adjoining said Lots 1, 16 through 22 INCL. and 28. We further hereby offer for dedication to public use, for construction and maintenance of electrical facilities the areas designated as "A' P.U.E., and for construction and maintenance of electrical facilities, sidewalk, and tree planting, the area designated as "10' P.U.E., sidewalk and tree planting easement."

IN THE CITY OF RIVERSIDE
COUNTY OF RIVERSIDE, CALIFORNIA

TRACT NO. 8665

A PORTION OF SECTION 3, T3S, R6W, S.B.M. AS SHOWN ON SUBDIVISION OF RANCHO LA SIERRA SEPULVEDA, M.B. 6/70, AND A PORTION OF LOT M-M (VACATED) LA SIERRA HEIGHTS TRACT NO. 2, M.B. 7/66, BOTH RECORDS OF RIVERSIDE COUNTY, CALIFORNIA - IN RANCHO LA SIERRA

JANUARY 1977

J. F. DAVIDSON ASSOCIATES
RIVERSIDE, CALIFORNIA

RECORDER'S CERTIFICATE

Filed this 17 day of October, 19 77, at 3:00 P.M. in Book 93 of MAPS, at Pages 21-22 at the request of the City Clerk.
Fee: \$17.00 W. D. BALOGH
County Recorder
No. 205417 BY: Harold C. Beale
Deputy
Subdn. G'Tee Safe Co.

KENT LAND COMPANY, a California corporation

[Signature] President
[Signature] Assistant Secretary

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss

On this 26th day of August, 1977, before me the undersigned a Notary Public in and for said County and State, personally appeared Richard A. Barber known to me to be the President and Bruce Tripp known to me to be the Assistant Secretary a California corporation, as owner, 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 within instrument pursuant to its by-laws or a resolution of its Board of Directors.

Witness my hand and official seal.

My Commission Expires _____
Donna L. Segar
Notary Public in and for said County and State

SIGNATURE OMISSION

In accordance with Section 66436(c)(1) of the Subdivision Map Act of the State of California, the signature(s) of the following Easement Holder(s) has (have) been omitted since their interest cannot ripen into fee.

An easement for irrigation and well purposes as granted to W. J. Hole and Mary B. Hole by deed recorded October 14, 1919 in Book 511, page 35 of Deeds, Records of Riverside County, California.

An easement for street purposes conveyed to the City of Riverside, per instrument #118230 recorded June 24, 1977, Official Records of Riverside County, California

UTILITY EASEMENTS

The City of Riverside, Successor in Interest to the Owners of the following described easements hereby consents to the filing of the annexed map.

An easement for water pipelines and appurtenances as granted to Citizens Domestic Water Company by deed recorded March 18, 1926 in Book 663, page 591 of Deeds, Records of Riverside County, California.

An easement for water pipeline and irrigation purposes as granted to Twin Buttes Water Company by deed recorded August 11, 1919 in Book 508, Page 101 of Deeds, Records of Riverside County, California.

Dated Aug. 30, 1977
EVERETT C. ROSS
Director of Public Utilities
By E. W. Sinclair

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. 8665 which was approved by the Riverside City Planning Commission on OCT. 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: OCT. 11, 1977

JAMES F. MARTINEK, R.C.E. 8134
Director of Public Works

By William D. Gardner
R.C.E. 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 utilities 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 Aug. 30, 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 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. 30, 1977.

H. E. BREWER
City Treasurer

By H. E. Brewer

SOIL REPORT

A preliminary soil report was prepared on the 25 day of FEB., 1977 as required by the Health and Safety Code of California, Section 17953 by

S.E. MEDALL & ASSOC. INC. AS W.O. #843

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. 8665 and the streets and easements are hereby accepted as public streets and easements, except LOTS "J" & "K" WHICH ARE ACCEPTED AS BARRIER STRIPS TO DENY ACCESS FROM ADJOINING PRIVATE PROPERTY 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 11th day of October, 1977.



ALICE A. HARE
City Clerk of the City of Riverside, California

By Alice A. Hare

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 and special assessments collected as taxes except taxes and special assessments collected as taxes now a lien but not yet payable, which are estimated to be \$3,900.00.

Dated AUGUST 31, 1977.

DONNA BOUER BABCOCK
County Tax Collector

By Harold M. Larsen

TAX BOND

I hereby certify that a bond in the sum of \$3,900.00 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 August 30, 1977.

DONALD D. SULLIVAN
County Clerk and Ex-Officio Clerk of the Board of Supervisors

By James Romo Deputy

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 JANUARY 1977, that all monuments of the character and locations shown hereon are in place or will be in place within ONE (1) year from the recording date of this map, and that said monuments are sufficient to enable the survey to be retraced.

Dated MAY 12, 1977.

John W. Canty
JOHN W. CANTY, R.C.E. #1550

M.B. 93/21

M.B. 93/21

MB 93/21

IN THE CITY OF RIVERSIDE
RIVERSIDE COUNTY, CALIFORNIA

TRACT - 8665

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JANUARY 1977

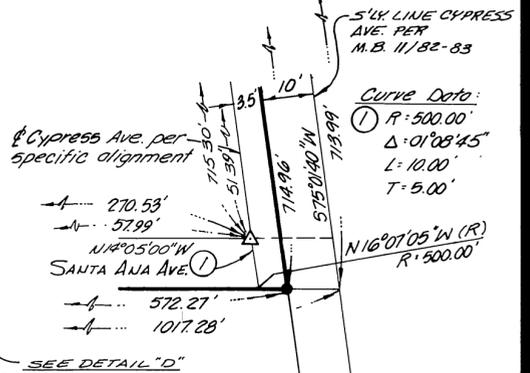
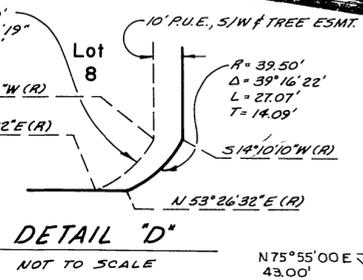
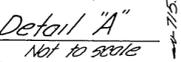
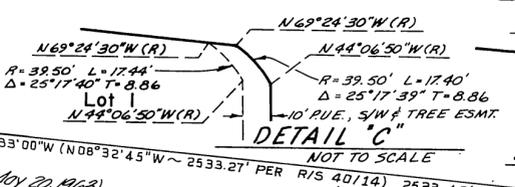
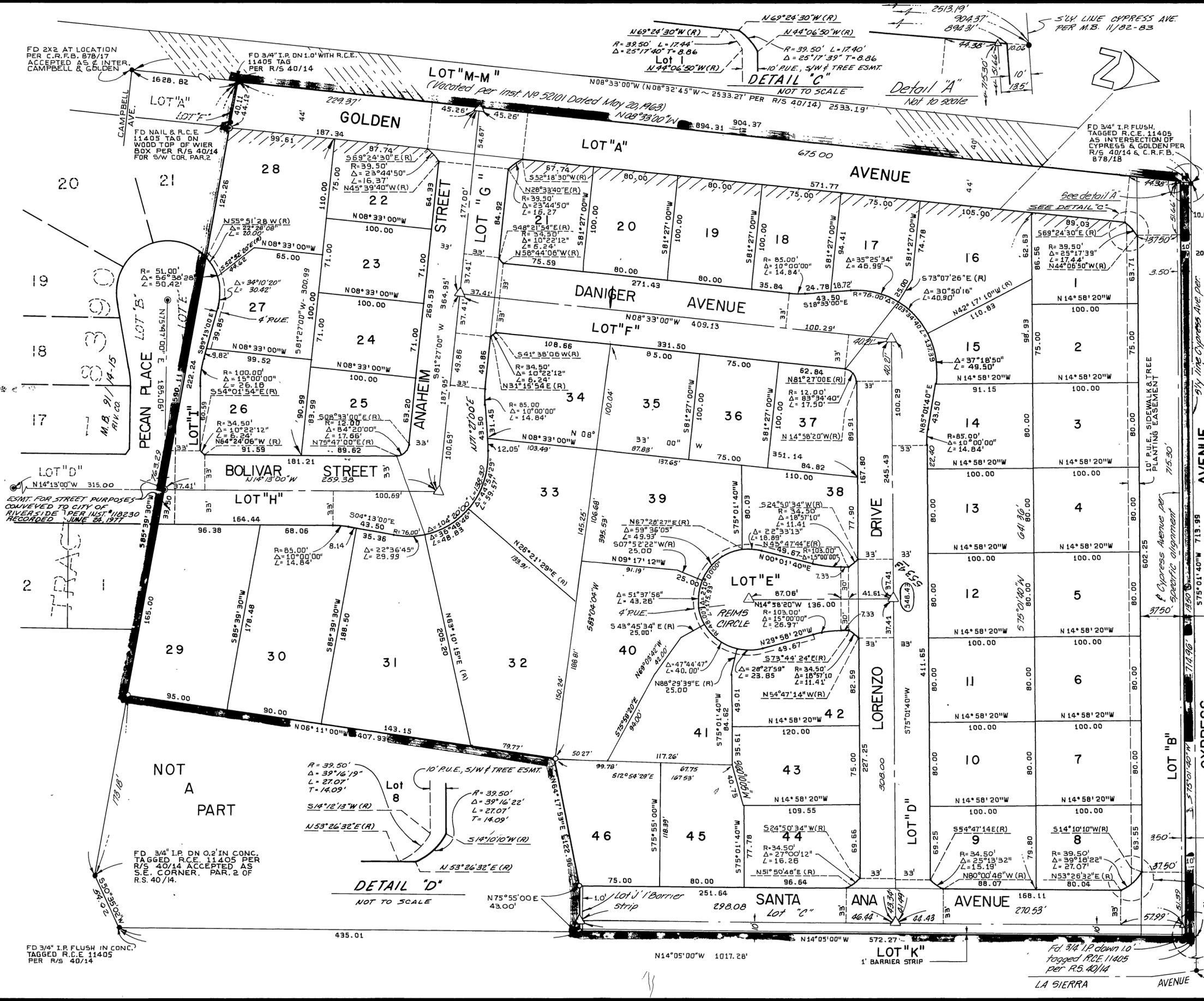
SCALE 1"=60'

J.F. DAVIDSON ASSOCIATES

RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES:

- BEARINGS ARE BASED ON THE CENTERLINE OF GOLDEN AVE. BEING N.08°33'W. PER T-3039 M.B. 55/34-35 RECORDS OF RIVERSIDE CO., CALIF.
- MONUMENT NOTES
 -●- INDICATES FOUND MONUMENTS AS NOTED.
 -○- INDICATES SET 3/4" I.P. FLUSH WITH PLASTIC PLUG STAMPED R.C.E. 862.
 -△- INDICATES SET 1 1/2" DIA. BRASS DISC. STAMPED R.C.E. 862, FLUSH.
 -⊙- FD. 3/4" I.P. FLUSH WITH PLASTIC PLUG STAMPED R.C.E. 862 PER. M.B. 90/14 -15
- SET NAIL WITH R.C.E. 862 TAG IN TOP OF CURB FOR SIDE LOT LINES PROJECTED.
- SET 3/4" I.P. FLUSH WITH PLASTIC PLUG STAMPED R.C.E. 862, AT ALL REAR LOT CORNERS AND AT ANGLE POINTS ON SIDE LOT LINES.
- THIS SUBDIVISION CONTAINS 14.92 ACRES.
- ////// INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAIVED.
- ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
- * C.C.-28 - CERTIFICATE OF CORRECTION



M.B. 93/22

MB 93/22