

UTILITIES EASEMENT

THE CITY OF RIVERSIDE BEING THE OWNERS OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED FINAL MAP:

AN EASEMENT FOR WATERLINES FACILITIES, BY DEED RECORDED OCTOBER 26, 1973 AS INST. NO 140265, RECORDS OF RIVERSIDE COUNTY.

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

DATED: July 30, 1982 BY: Don Campbell for E.C. Ross

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 DEDICATE FOR STREET AND PUBLIC UTILITY PURPOSES LOTS "A" THROUGH "C", INCLUSIVE. WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES THE AREAS DESIGNATED AS "4' P.U.E." AND "5' X 30' P.U.E."

A B S DEVELOPMENT INC., a Calif. corp.

A.C. Nejedly
A.C. Nejedly, Pres.

Bernard R. Hodowski
Bernard R. Hodowski, Vice Pres.

SAFECO TITLE INSURANCE COMPANY, A CALIFORNIA CORP. FORMERLY SECURITY TITLE INSURANCE COMPANY, A CORP. AS TRUSTEE

Art B. Uies
Assistant Vice President

Robert L. Davin
Asst. Sect.

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }

On this 7th day of May, 1982 before me, the undersigned, a Notary Public in and for said State, personally appeared A.C. Nejedly known to me to be the President and Bernard R. Hodowski known to me to be the Vice President of the corporation that executed the within instrument on behalf of said 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.



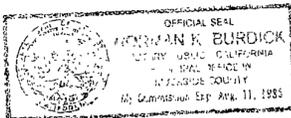
Loretta E. Morman
Notary Public in and for said State
My commission expires Feb 25, 1985

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }

ON THIS 3rd DAY OF Aug. 1982 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Scott B. Mills KNOWN TO ME TO BE THE Asst. Vice President AND Robert L. Davin KNOWN TO ME TO BE THE Asst. Sec. OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID 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, AS TRUSTEE.

WITNESS MY HAND AND OFFICIAL SEAL.



Norman K. Burdick
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES 8-11-85

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

TRACT NO. 9419-3

BEING A SUBDIVISION OF A PORTION OF LOTS 9, 10 AND 12 OF TEQUESQUITE HEIGHTS PER MAP BOOK 10 PAGE 31, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA AND A PORTION OF SECTION 1, T.3S., R.5W., S.B.B. & M.

JUNE 1981

ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

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 9419, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON MARCH 17 1977, 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: August 3rd, 1982

ROBERT C. WALES, R.C.E. 18793
DIRECTOR OF PUBLIC WORKS

Robert C. Wales

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 July 30, 1982

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

BY: Don Campbell for E.C. Ross

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 May 13, 1982

H.E. BREWER, CITY TREASURER

BY: H.E. Brewer

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 12th DAY OF JULY, 1977, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953: BY C.H.J. MATERIALS LABORATORY, INC. JOB NO 2668-3

SIGNATURE OMISSION

IN ACCORDANCE WITH SECTION 66432 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTEREST CANNOT RISE INTO FEE.

THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY AS TO AN EASEMENT FOR COMMUNICATION PURPOSES BY DEED RECORDED MAY 25, 1978 AS INST. NO 106027, O.R. RIV. CO. CALIF.

CITY'S COPY
SHEET 1 OF 3 SHEETS

FILED
ON 8-23, 1982

AT 12:30, P.M.
William E. Conerly
County Recorder

BY: Dellie Ann Stager

FEE \$10.00

NO 145479

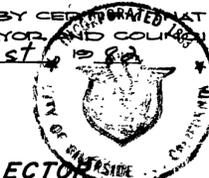
FILED BY CITY CLERK

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF THREE (3) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO 9419-3, 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 17th DAY OF August, 1982



ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

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 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 \$2,100.00.

DATED May 13, 1982

DONNA BOUER BABCOCK
COUNTY TAX COLLECTOR

BY: Catherine E. Rice
DEPUTY

TAX BOND

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$2,100.00 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 8-3, 1982

Gerald A. Maloney
Clerk of the Board of Supervisors

BY: Nancy Romano

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF CALIFORNIA, AND THAT THIS MAP CONSISTING OF THREE (3) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING FEBRUARY, 1979; 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 JUNE 15, 1981

ERNEST N. WEBB, R.C.E. 2676

BY: Ernest N. Webb

M.B. 126/86

M.B. 126/86

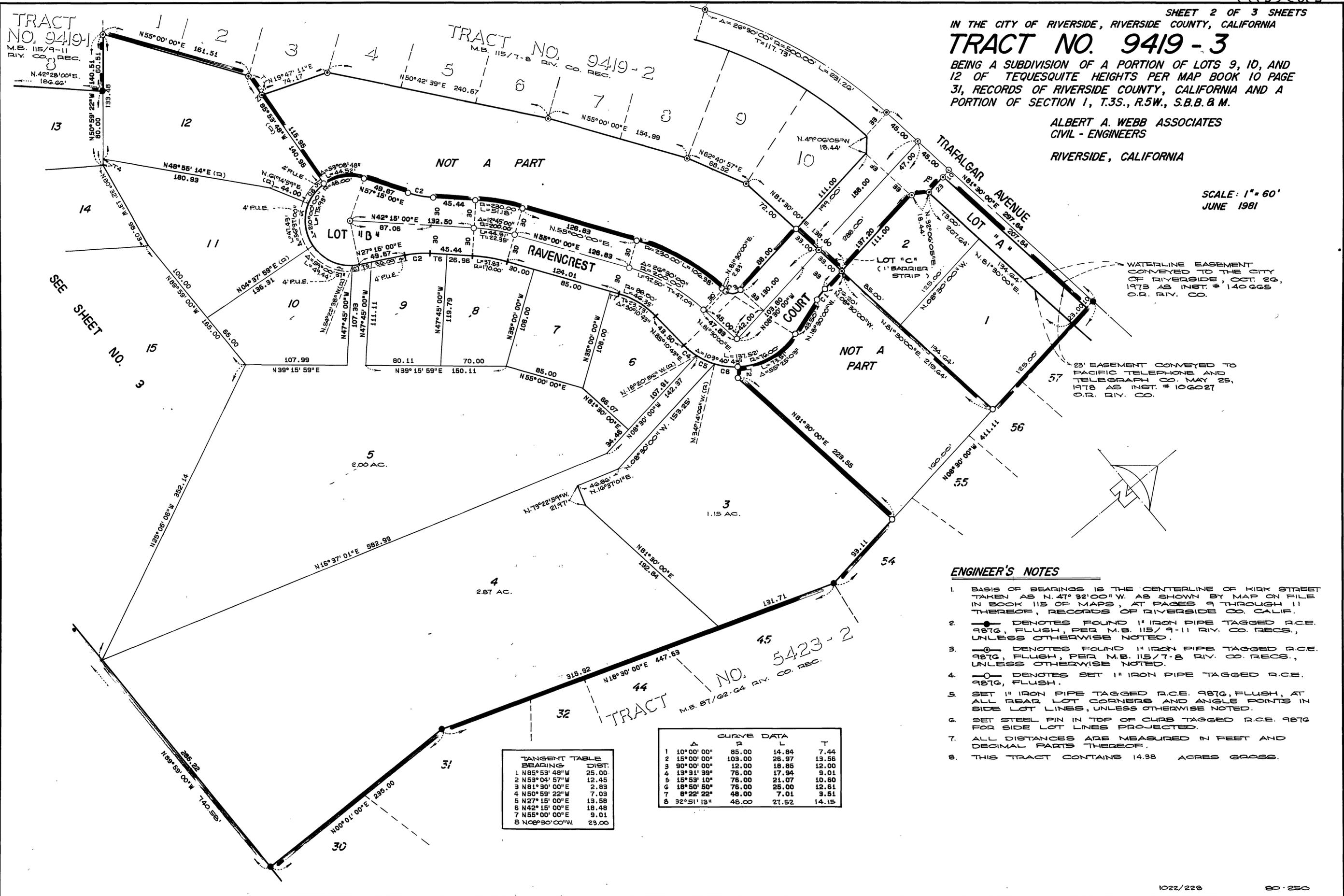
TRACT NO. 9419-3

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ALBERT A. WEBB ASSOCIATES
CIVIL - ENGINEERS
RIVERSIDE, CALIFORNIA

SCALE: 1" = 60'
JUNE 1981

MB. 126/87



TANGENT TABLE

BEARING	DIST.
1 N85°53'48"W	25.00
2 N53°04'57"W	12.45
3 N81°30'00"E	2.83
4 N50°59'22"W	7.03
5 N27°15'00"E	13.58
6 N42°15'00"E	18.48
7 N55°00'00"E	9.01
8 N08°30'00"W	23.00

CURVE DATA

A	P	L	T
1 10°00'00"	85.00	14.84	7.44
2 15°00'00"	103.00	26.97	13.58
3 90°00'00"	12.00	18.85	12.00
4 13°31'39"	76.00	17.94	9.01
5 15°53'10"	76.00	21.07	10.60
6 18°50'50"	76.00	25.00	12.61
7 8°22'22"	48.00	7.01	3.61
8 32°51'13"	46.00	27.52	14.15

ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF KIRK STREET TAKEN AS N. 47° 32' 00" W. AS SHOWN BY MAP ON FILE IN BOOK 115 OF MAPS, AT PAGES 9 THROUGH 11 THEREOF, RECORDS OF RIVERSIDE CO. CALIF.
2. ● DENOTES FOUND 1" IRON PIPE TAGGED R.C.E. 98TG, FLUSH, PER M.B. 115/9-11 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
3. ○ DENOTES FOUND 1" IRON PIPE TAGGED R.C.E. 98TG, FLUSH, PER M.B. 115/7-8 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
4. ○ DENOTES SET 1" IRON PIPE TAGGED R.C.E. 98TG, FLUSH.
5. SET 1" IRON PIPE TAGGED R.C.E. 98TG, FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, UNLESS OTHERWISE NOTED.
6. SET STEEL PIN IN TOP OF CURB TAGGED R.C.E. 98TG FOR SIDE LOT LINES PROJECTED.
7. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
8. THIS TRACT CONTAINS 14.38 ACRES GROSS.

MB. 126/87

SHEET 3 OF 3 SHEETS
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

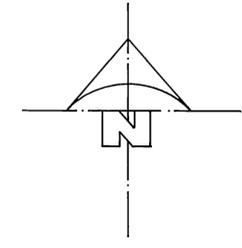
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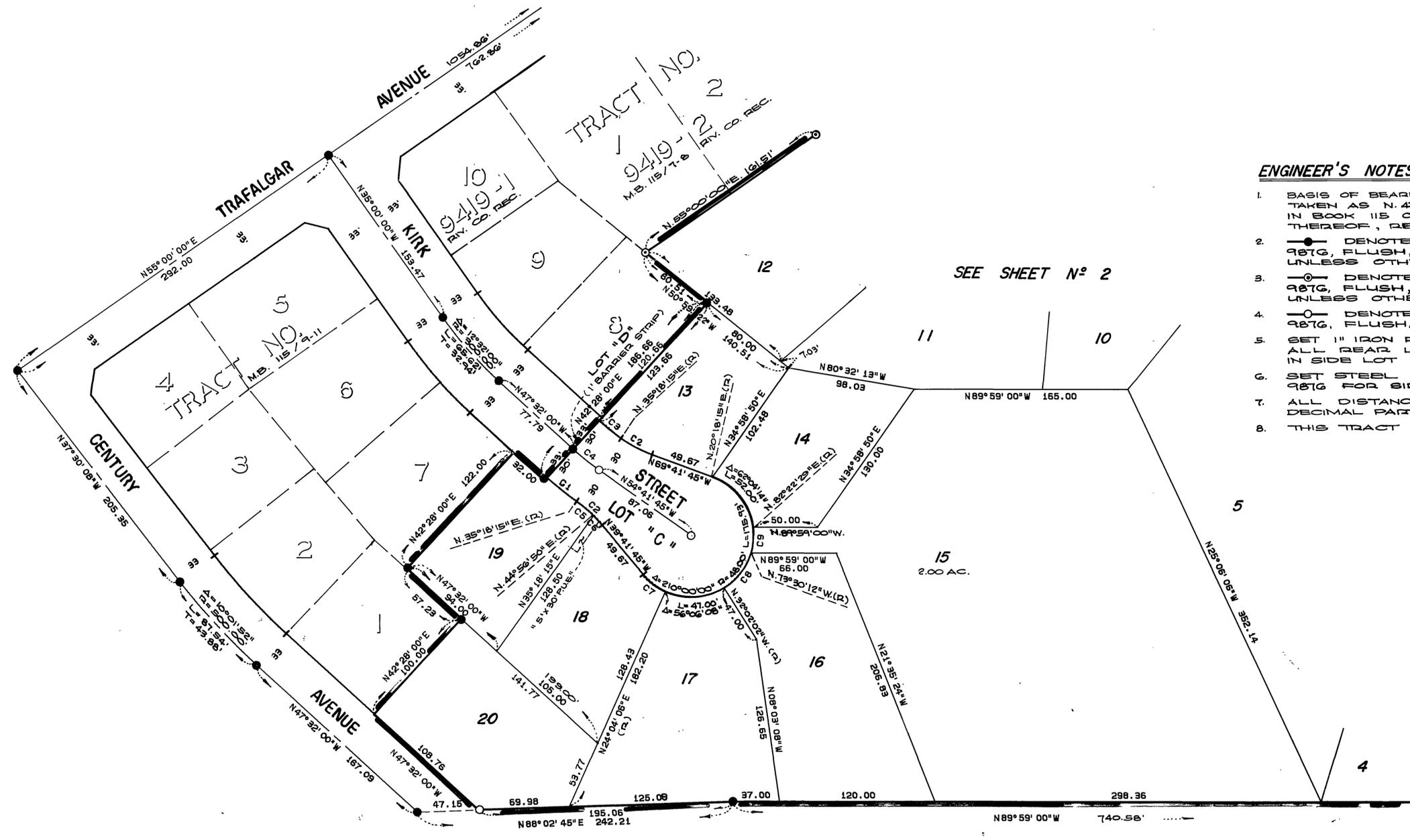
ALBERT A. WEBB ASSOCIATES CIVIL-ENGINEERS
RIVERSIDE, CALIFORNIA

JUNE 1981

SCALE: 1" = 60'



CURVE DATA				
Δ	R	L	T	
1	7° 09' 45"	230.00	28.75	14.40
2	15° 00' 00"	103.00	26.97	13.56
3	7° 09' 45"	170.00	21.25	10.64
4	7° 09' 45"	200.00	25.00	12.52
5	9° 38' 35"	103.00	17.34	8.69
6	5° 21' 25"	103.00	9.63	4.82
7	26° 14' 09"	48.00	21.98	11.19
8	41° 28' 10"	48.00	34.74	18.17
9	24° 07' 20"	48.00	20.21	10.26



ENGINEER'S NOTES

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2. ● DENOTES FOUND 1" IRON PIPE TAGGED R.C.E. 987G, FLUSH, PER M.B. 115/9-11 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
3. ⊙ DENOTES FOUND 1" IRON PIPE TAGGED R.C.E. 987G, FLUSH, PER M.B. 115/7-8 RIV. CO. RECS., UNLESS OTHERWISE NOTED.
4. ⊖ DENOTES SET 1" IRON PIPE TAGGED R.C.E. 987G, FLUSH.
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6. SET STEEL PIN IN TOP OF CURB TAGGED R.C.E. 987G FOR SIDE LOT LINES PROJECTED.
7. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
8. THIS TRACT CONTAINS 14.38 ACRES GROSS.