

08/58
004

NUMBER OF LOTS 31
NUMBER OF LETTERED LOTS 4
ACREAGE IN LOTS 5.92
ACREAGE IN LETTERED LOTS A-C: 2.42
TOTAL ACREAGE 8.34

TRACT NO. 20986-2

SHEET 1 OF 3 SHEETS

BEING A SUBDIVISION OF LOT 2 OF TRACT 21065 AS RECORDED IN BOOK 178 PAGES 42 THRU 49 INCLUSIVE OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

RMA DESIGN GROUP

JUNE, 1987

BY: *William E. Conerly*
DEPUTY
SUBDIVISION GUARANTEED BY: FIRST AMERICAN TITLE COMPANY

FILED THIS 19th DAY OF February 1987, AT 9:11 A.M. IN BOOK 180 OF TRACT MAPS, AT PAGES 58-60 AT THE REQUEST OF THE CITY ENGINEER.
FEE: 10.00
NO. 44253
WILLIAM E. CONERLY
COUNTY RECORDER

OWNER'S CERTIFICATE

I HEREBY CERTIFY THAT WE ARE THE OWNERS OR HAVE SOME RIGHT TITLE, OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN THEREON: 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 RECORDING OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY OFFER FOR DEDICATION TO THE CITY OF CORONA FOR PUBLIC USE:

LOTS "A" AND "C" FOR STREET AND PUBLIC UTILITY PURPOSES.
LOT "D" FOR A WATER EASEMENT.
LOT "B" FOR LANDSCAPE MAINTENANCE PURPOSES.
WE HEREBY OFFER FOR DEDICATION TO THE CITY OF CORONA FOR PUBLIC USE, ALL VEHICULAR ALLEYS MAINT TO PROMENADE AVENUE, EXCEPT AT STREET INTERSECTIONS;

F.N. PROJECTS, INC.
A CALIFORNIA CORPORATION
FOREIGN KNOWN AS FIRST NATIONWIDE NETWORK MORTGAGE COMPANY.

BY: *Richard Garber*
RICHARD GARBER
FIRST VICE PRESIDENT

John Godelein
JOHN GODELEIN
SENIOR VICE PRESIDENT

CORPORATE NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

ON THIS 16 DAY OF DECEMBER, 1987, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND KNOWN TO ME TO BE THE FIRST VICE PRESIDENT, AND JOHN GODELEIN, KNOWN TO ME TO BE THE SENIOR VICE PRESIDENT 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 WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.

WITNESS MY HAND AND OFFICIAL SEAL.
MY COMMISSION EXPIRES 12/27/87

Michael J. Muehlbeck
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE



CIVIL ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF 3 SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING JUNE 1987, AND THAT ALL MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN OR WILL BE IN PLACE WITHIN ONE YEAR FROM THE RECORDATION OF THIS MAP. THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

BY: *Ronald W. Martin*
RONALD W. MARTIN - R.C.E. 14455



CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE MAP, THAT THE SUBDIVISION SHOWN THEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF: THAT ALL OF THE PROVISIONS OF THE SUBDIVISION MAP ACT AND ANY APPLICABLE LOCAL ORDINANCES HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATED THIS 10th DAY OF FEBRUARY, 1988.
BY: *Joseph R. Valencia*
JOSEPH R. VALENCIA R.C.E. 25267
CITY ENGINEER, CITY OF CORONA

CITY CLERK'S CERTIFICATE

I, DIDRENE D. LINGENBELTER, CITY CLERK OF THE CITY OF CORONA, CALIFORNIA, HEREBY CERTIFY THAT AN UNDERSTANDING SATISFACTORY TO THE SAID CITY OF CORONA 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 HERETO SET MY HAND AND AFFIXED THE OFFICIAL SEAL OF THE CITY OF CORONA, CALIFORNIA, THIS 12th DAY OF February, 1988.

Didre D. Lingenbelter
DIDRENE D. LINGENBELTER
CITY CLERK OF THE CITY OF CORONA, CALIFORNIA



TENTATIVE MAP APPROVAL DATE: 21 AUGUST 1985

CERTIFICATE BY CITY COUNCIL AS APPROVING GOVERNING BODY

I, DIDRENE D. LINGENBELTER, CITY CLERK OF THE CITY OF CORONA, CALIFORNIA, HEREBY STATE THAT SAID CITY COUNCIL, AS THE GOVERNING BODY OF SAID CITY, APPROVED THIS TRACT MAP NO. 20986-2 AT A REGULAR MEETING HELD ON January 6, 1988.

I FURTHER STATE THAT THE CITY COUNCIL, AS THE GOVERNING BODY OF SAID CITY, ACCEPTED ON BEHALF OF THE PUBLIC THOSE PARCELS OF LAND OFFERED FOR DEDICATION FOR PUBLIC USE IN CONFORMITY WITH THE TERMS OF OFFER OF DEDICATION TO WIT:

LOTS "A" AND "C" FOR STREET AND PUBLIC UTILITY PURPOSES
LOT "D" FOR A WATER EASEMENT
LOT "B" FOR LANDSCAPE MAINTENANCE PURPOSES.
ALL VEHICULAR ACCESS RIGHTS TO PROMENADE AVENUE, EXCEPT AT STREET INTERSECTIONS.

DATE February 12, 1988

Didre D. Lingenbelter
DIDRENE D. LINGENBELTER
CITY CLERK, CITY OF CORONA

TAX COLLECTOR'S CERTIFICATE

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. ~~ASSUMED PAID OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN, BUT NOT YET PAID, WHICH ARE ESTIMATED TO BE \$~~

DATED THIS 18th DAY OF February, 1988.
R. WAYNE WATTS
COUNTY TAX COLLECTOR
BY: *Nickie J. Pennington*
DEPUTY

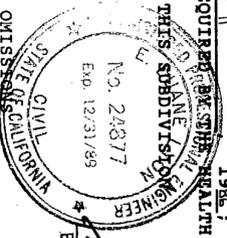
TAX BOND CERTIFICATE

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, LOCAL AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES WHICH AT THE TIME OF FILING THIS MAP WITH COUNTY RECORDER AS A LIEN AGAINST SAID PROPERTY, BUT NOT YET PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

DATED THIS DAY OF 1988.
GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS
DEPUTY

SOILS ENGINEER'S CERTIFICATE

A PRELIMINARY SOILS REPORT WAS PREPARED BY RICHARD MILLS ASSOCIATES ON JUN 11, 1987, AND WAS FILED WITH THE CITY OF CORONA AS REQUIRED BY THE HEALTH AND SAFETY CODE 17953. RELATIVE TO THIS SUBDIVISION



Richard Mills
RICHARD MILLS
R.C.E. 24877

SIGNATURE OMISSIONS PURSUANT TO THE PROVISIONS OF SECTION 66436 (C) (1) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING PARTIES HAVE BEEN OMITTED. THEIR INTEREST BEING SUCH THAT IT CANNOT RISEN INTO A FEE. CITY OF CORONA HOLDER OF AN EASEMENT FOR UNDERGROUND UTILITY AND STORM DRAIN PURPOSES PER TR. 21656.

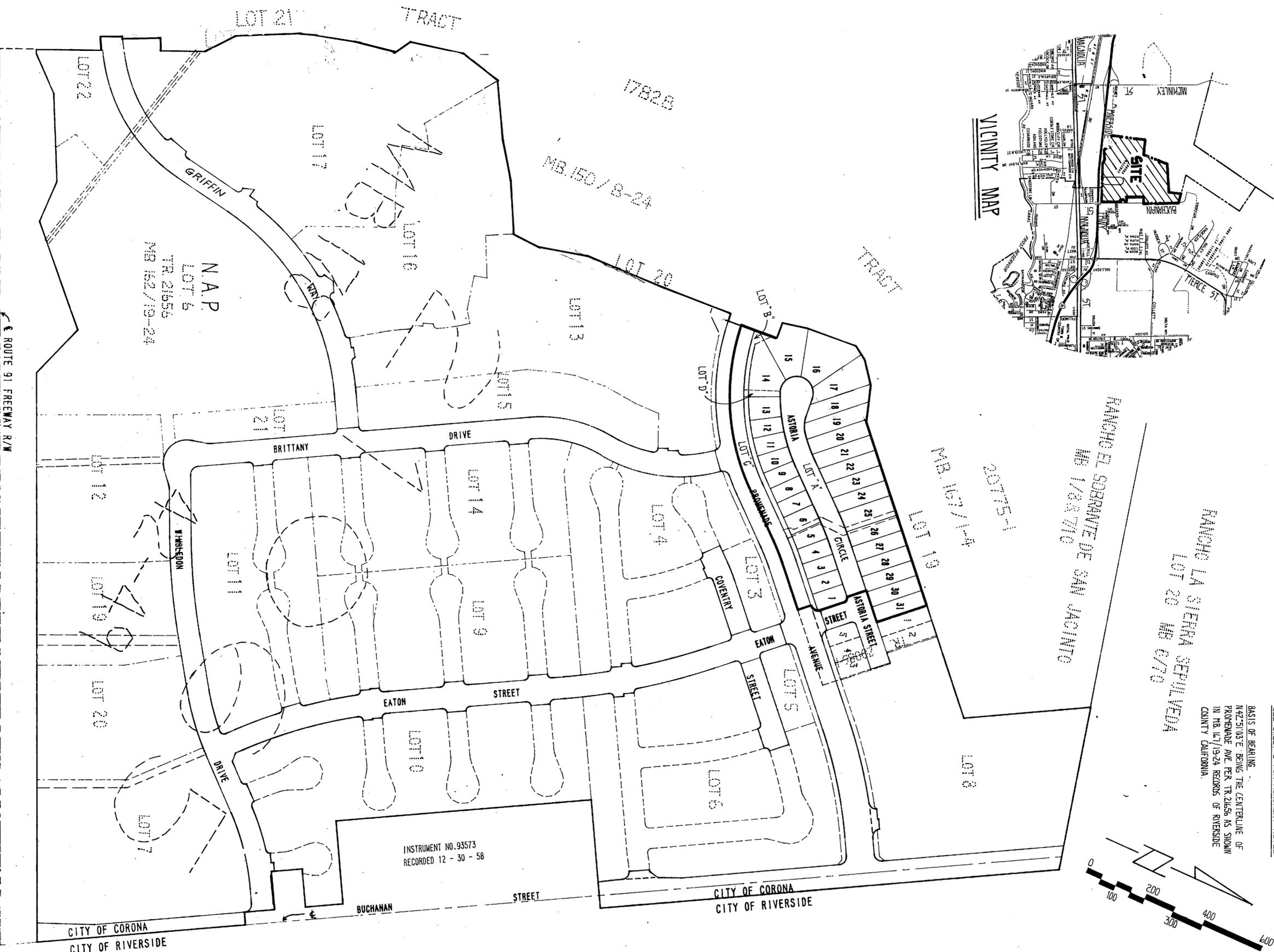
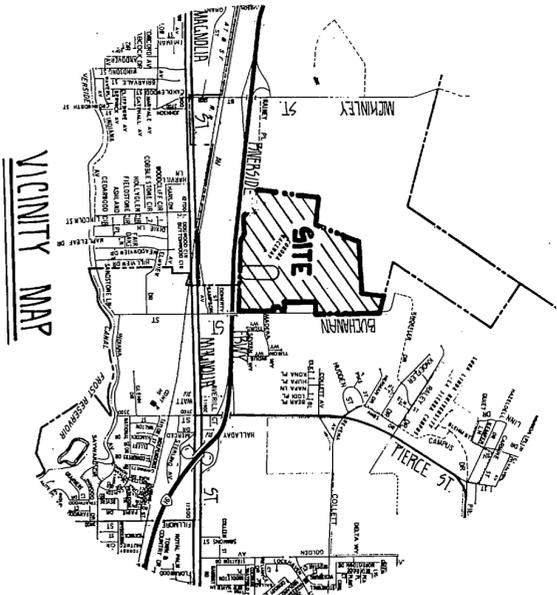
MB 180/58

SCALE : 1" = 200'-0"

TRACT NO. 20986-2

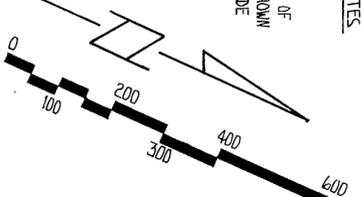
SHEET 2 OF 3 SHEETS

IN THE CITY OF CORONA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
 BEING A SUBDIVISION OF LOT 2 OF TRACT 21065 AS RECORDED IN
 BOOK 178 PAGES 42 THRU 49 INCLUSIVE OF MAPS,
 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 RMA DESIGN GROUP sec 21,22 T3S, R6W JUNE, 1987



DRAINAGE EASEMENTS SHALL BE KEPT FREE
 OF BUILDINGS AND OBSTRUCTIONS.
 SEE SHEET 3 FOR MONUMENT NOTES.

BASIS OF BEARING
 MAGNITUDE BEING THE CENTERLINE OF
 PROXIMATE AVE PER TR 21656 AS SHOWN
 IN MB 180/59-24 RECORDS OF RIVERSIDE
 COUNTY CALIFORNIA.



INSTRUMENT NO. 93573
 RECORDED 12 - 30 - 58

CITY OF CORONA
 CITY OF RIVERSIDE

INDEX MAP

ROUTE 91 FREEWAY R/W

MB 180/59

TRACT NO. 20986-2

IN THE CITY OF CORONA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

BEING A SUBDIVISION OF LOT 2 OF TRACT 21065 AS RECORDED IN BOOK 178 PAGES 42 THRU 49 INCLUSIVE OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

RMA DESIGN GROUP

JUNE, 1987

MONUMENT NOTES

- INDICATES 2" ID IRON PIPE TAGGED LS 3419 FOUND PER TR 17828 MB 150/8-24
 - ◐ INDICATES 2" ID IRON PIPE TAGGED RCE 14456 FOUND PER TRACT 21065
 - ▲ INDICATES 1 1/2" ID IRON PIPE TAGGED RCE 8613 FOUND PER RS 72/1-15
 - INDICATES 2" ID IRON PIPE TAGGED RCE 14456 FOUND PER TR 21656 MB 167/19-24
 - ◑ INDICATES 1 1/2" ID IRON PIPE TAGGED RCE 14456 FOUND PER TR 21065
 - INDICATES 3/4" ID IRON PIPE TAGGED RCE 14456 TO BE SET AT ALL LOT CORNERS, CENTERLINES, BC'S, EC'S AND OTHER POINTS OF CONTROL, EXCEPT WHERE OTHERWISE NOTED
 - () INDICATES MEASURED & RECORD PER R.S. 72/1-15
 - (◐) INDICATES MEASURED & RECORD PER TR 21656 MB. 167/19-24
 - (◑) INDICATES MEASURED & RECORD PER TR 21065
- SET NAIL & TAG IN T.C. AT ALL P.L. PROLONGATIONS.

BASIS OF BEARINGS
 N42°51'03"E BEING THE CENTERLINE OF PROMENADE AVE. PER TR. 21656 AS SHOWN IN MB. 167/19-24 RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

CURVE TABLE

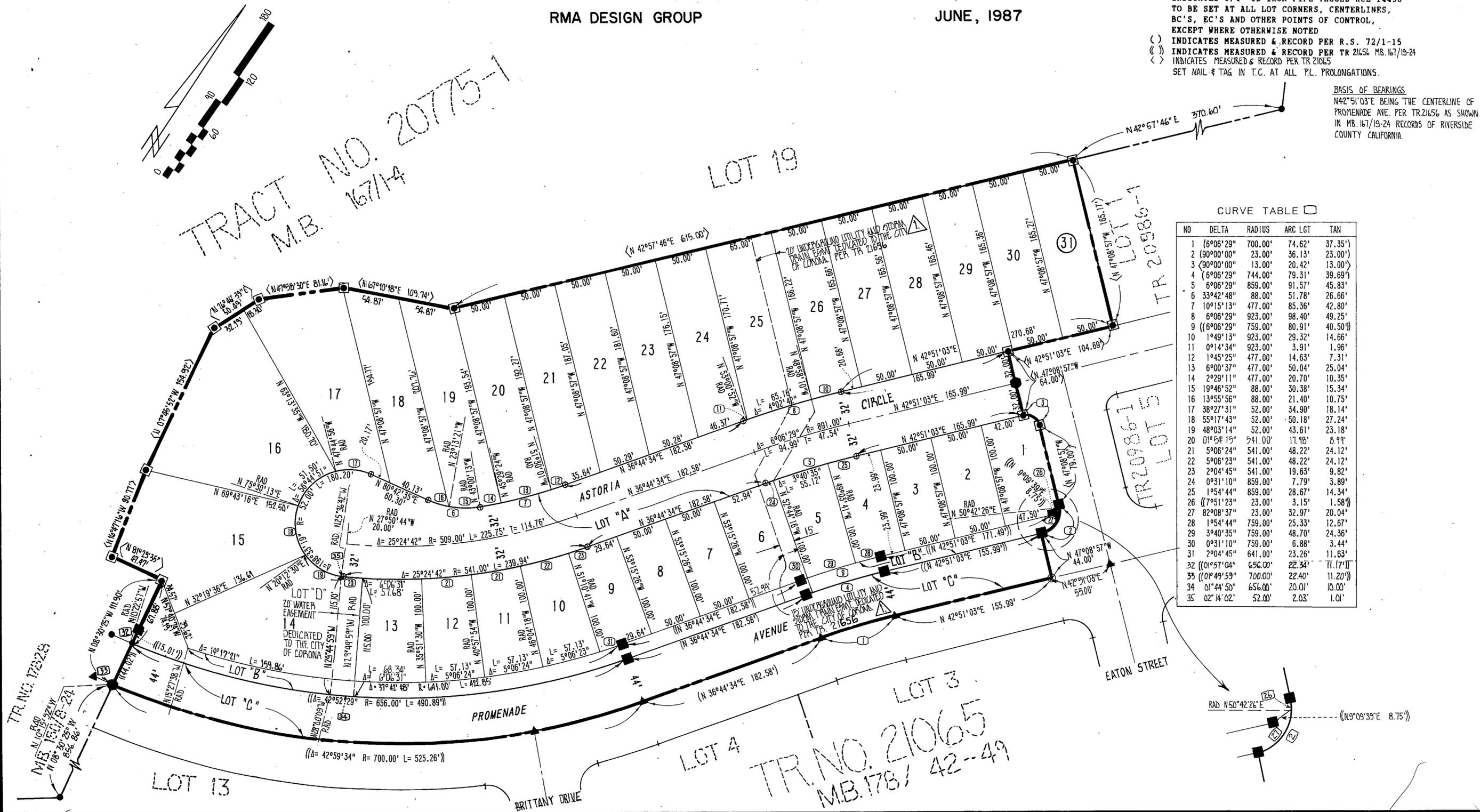
NO	DELTA	RADIUS	ARC LGT	TAN
1	6°06'29"	700.00'	74.62'	37.35'
2	90°00'00"	23.00'	36.13'	23.00'
3	90°00'00"	13.00'	20.42'	13.00'
4	6°06'29"	744.00'	79.31'	39.69'
5	6°06'29"	859.00'	91.57'	45.83'
6	33°42'48"	88.00'	51.78'	26.66'
7	10°15'13"	477.00'	85.36'	42.80'
8	6°06'29"	923.00'	98.40'	49.25'
9	6°06'29"	759.00'	80.91'	40.50'
10	1°49'13"	923.00'	29.32'	14.66'
11	0°14'34"	923.00'	3.91'	1.96'
12	1°45'25"	477.00'	14.63'	7.31'
13	6°06'37"	477.00'	50.04'	25.04'
14	2°29'11"	477.00'	20.70'	10.35'
15	19°46'52"	88.00'	30.38'	15.34'
16	13°55'56"	88.00'	21.40'	10.75'
17	38°27'31"	52.00'	34.90'	18.14'
18	55°17'43"	52.00'	50.18'	27.24'
19	48°03'14"	52.00'	43.61'	23.18'
20	01°54'15"	541.00'	17.98'	8.99'
21	5°06'24"	541.00'	48.22'	24.12'
22	5°06'23"	541.00'	48.22'	24.12'
23	2°04'45"	541.00'	19.63'	9.82'
24	0°31'10"	859.00'	7.79'	3.89'
25	1°54'44"	859.00'	28.67'	14.34'
26	7°51'23"	23.00'	3.15'	1.58'
27	82°08'37"	23.00'	32.97'	20.04'
28	1°54'44"	759.00'	25.33'	12.67'
29	3°40'35"	759.00'	48.70'	24.36'
30	0°31'10"	759.00'	6.88'	3.44'
31	2°04'45"	641.00'	23.26'	11.63'
32	01°57'04"	656.00'	22.34'	11.17'
33	01°49'59"	700.00'	22.40'	11.20'
34	01°44'50"	656.00'	20.01'	10.00'
35	02°14'02"	52.00'	2.03'	1.01'

TRACT NO. 20775-1
 M.B. 167/14

LOT 19

TRACT NO. 20986-1
 LOT 1

TRACT NO. 21065
 M.B. 178/42-49



MB 180/60