

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

TRACT NO. 21919

BEING A DIVISION OF A PORTION OF LOT 24 OF ALAMO TRACT, AS SHOWN BY MAP ON FILE IN BOOK 9 OF MAPS AT PAGE 5, RECORDS OF RIVERSIDE COUNTY.

LYNN A. TERRY & ASSOCIATES. MAY, 1988
CORONA, CALIF.

RECORDER'S STATEMENT

Filed this 8th day of September, 1988, at 12:00 P.M. in Book 190 of maps, at Pages 23-24, at the request of the city clerk.
No. 258466
Fee \$8.00
William E. Conerly, County Recorder
By: Anna Huntley Deputy
Subdivision Guarantor CHICAGO TITLE INS. CO.

OWNER'S STATEMENT

We hereby state 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 distinctive border line. We hereby dedicate for public use for street purposes and utility purposes Lots "A", "B" and "C".

Simon W. Melendez, Pres.
QUIN/DEZ CORPORATION, A CALIFORNIA CORPORATION
By Simon W. Melendez, President



CITY TREASURER'S CERTIFICATE

I hereby certify that according to the records of this office as of this date. The 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 against said property.

Dated: 5-23 1988 Barbara Steckel, City Treasurer
By: Barbara Steckel

TAX COLLECTOR'S STATEMENT

I hereby state that according to the records of this office, as of this date, there are no liens against the property shown on the within map for unpaid State, County, Municipal, or local taxes, except taxes or special assessments collected as taxes now a lien but not yet payable, which are estimated to be \$ 1800.00.
THIS CERTIFICATION DOES NOT INCLUDE ANY SUPPLEMENTAL ASSESSMENTS.
Dated June 3, 1988 NOT YET EXTENDED.

R. Wayne Watts County Tax Collector
By: Pickie K. Mooneyham Deputy



CIVIL ENGINEER'S STATEMENT

I hereby state 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 MARCH 15, 1988; that all monuments of the character and location shown hereon are in place or will be in place within (1) one year from the recording date of this map; and that said monuments are sufficient to enable the survey to be retraced.

Dated MAY 15, 1988
Lynn A. Terry
Lynn A. Terry R.C.E. 19640
Exp. Date 9-30-89

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. 21919, which was approved by the Riverside City Planning Commission on Oct. 9, 1986, and any approved alteration 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 work, and sewer 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: Aug. 29, 1988 BARRY BECK R.C.E. 20900
City Engineer
By: Barry Beck

CITY CLERK'S CERTIFICATE

Resolved: That this map consisting of TWO sheets be and the same is hereby accepted as the Final Map of Tract No. 21919 and the streets and easements are hereby accepted as public streets and easements, except Lot "C" which is hereby accepted as a 1' barrier strip to deny access from private property to Lot "B" 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 thereof.

I hereby certify that the foregoing resolution was accepted by the Mayor and Council of the City of Riverside this 6th day of September, 1988.



Alice A. Hare
City Clerk of the City of Riverside,
California
By: Karen E. Oakley
Asst. City Clerk

NOTARY ACKNOWLEDGEMENT

State of California) SS
County of Riverside)
On JUNE 3, 1988 before me, KENNETH R. BRUCE a Notary Public in and for said State, personally appeared Simon W. Melendez and HE, and proved to me on the basis of satisfactory evidence to be the person(s) who executed the within instrument as the President and N/A Secretary of N/A, the corporation that executed the within instrument and proved to me on the basis of satisfactory evidence to be the person(s) who executed the within instrument on behalf of said corporation.

Witness my hand and official seal.

Kenneth R. Bruce

Print Name KENNETH R. BRUCE
My commission expires: 2/16/92



TAX BOND STATEMENT

I hereby state that a bond in the sum of \$ 1800.00 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: June 3, 1988 Cash Tax Bond
Gerald A. Maloney R. Wayne Watts, County Tax Collector
Clerk of the Board of Supervisors By: Patti Ganga Deputy

PUBLIC 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 services 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: AUG 22 1988 Bill D. Carnahan
Director of Public Utilities
By: Pieter P. Witzfeld

UTILITIES EASEMENT CERTIFICATE

The City of Riverside being the owner of the following described easement hereby consents to the making and filing of the annexed final map.

1. The Riverside Canal Company and the Riverside Land and Irrigation Company, their successors or assigns holders of the right-of-way ditches, pipelines, flumes and incidental purposes per deeds recorded Nov. 7, 1912, in Book 367, Page 334, of Deeds, Records of Riverside County.

The exact location thereof not being disclosed by the records.

Dated: AUG 22, 1988 Bill D. Carnahan
Director of Public Utilities
By: Pieter P. Witzfeld

M.B. 190/23

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LYNN A. TERRY & ASSOCIATES
CORONA, CALIF.

MAY, 1988

SIGNATURE OMISSIONS CERTIFICATE

Pursuant to section 66436 (c) of the subdivision map act, the signatures of the following parties have been omitted since their interest cannot ripen into fee.

- ALAMO WATER COMPANY, the holder of an easement for pipelines, ditches, canals or conduit for irrigation and incidental purposes per instrument recorded August 17, 1908; in Book 265 Page 238, of deeds, records of Riverside County, the exact location thereof not being disclosed by the records.
- ALAMO WATER COMPANY, AN EASEMENT FOR IRRIGATION PURPOSES, PER INSTRUMENT NO. 209825, RECORDED JULY 27, 1988.

SOIL REPORT

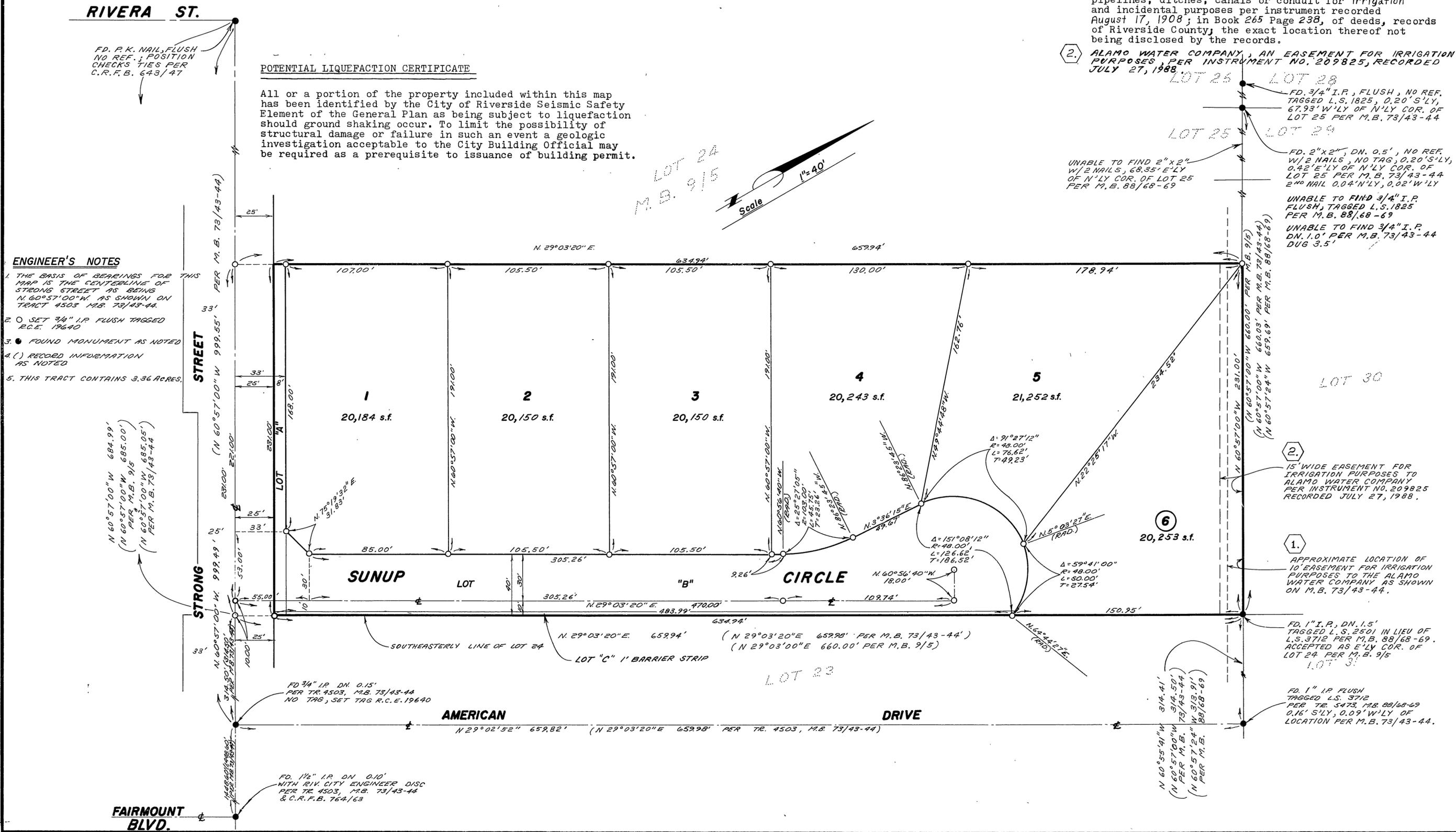
A Preliminary Soil Report was prepared by Lynn A. Terry & Associates, on March 23, 1988, as required by the Health and Safety Code.

POTENTIAL LIQUEFACTION CERTIFICATE

All or a portion of the property included within this map has been identified by the City of Riverside Seismic Safety Element of the General Plan as being subject to liquefaction should ground shaking occur. To limit the possibility of structural damage or failure in such an event a geologic investigation acceptable to the City Building Official may be required as a prerequisite to issuance of building permit.

ENGINEER'S NOTES

- THE BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF STRONG STREET AS BEING N. 60°57'00"W. AS SHOWN ON TRACT 4503 M.B. 73/43-44.
- SET 3/4" I.P. FLUSH TAGGED R.C.E. 19640
- FOUND MONUMENT AS NOTED
- () RECORD INFORMATION AS NOTED
- THIS TRACT CONTAINS 3.36 ACRES.



M.B.190/24

M.B.190/24