

OWNERSHIP STATEMENT

WE HEREBY STATE 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 RECORDING OF SAID SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES LOTS "A" THROUGH "E" INCLUSIVE. WE FURTHER HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES THE EASEMENTS DESIGNATED AS "5'x25' R.U.E." AND "5' R.U.E."

CANADAY AND COMPANY, A CALIFORNIA CORPORATION

KEITH CANTILLON, VICE PRESIDENT HARBOR BANK, A CALIFORNIA CORPORATION, BENEFICIARY UNDER INSTRUMENT NO. 93382, RECORDED ON MARCH 21, 1991 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

JACK R. BOGGS, VICE PRESIDENT

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA ) SS COUNTY OF Orange )

ON THIS 17th DAY OF June 1991, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED KEITH CANTILLON PERSONALLY KNOWN TO ME AND/OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS VICE PRESIDENT OF CANADAY AND COMPANY, 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, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES August 11, 1992 WITNESSETH MY HAND AND OFFICIAL SEAL.

MY PRINCIPAL PLACE OF BUSINESS IS IN Orange COUNTY NOTARY PUBLIC IN AND FOR SAID STATE

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA ) SS COUNTY OF Orange )

ON THIS 14th DAY OF June 1991, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JACK R. BOGGS AND PERSONALLY KNOWN TO ME AND/OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AS VICE PRESIDENT AND OF HARBOR BANK, A CALIFORNIA CORPORATION, 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, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES Aug. 11, 1992 WITNESSETH MY HAND AND OFFICIAL SEAL.

MY PRINCIPAL PLACE OF BUSINESS IS IN Orange COUNTY NOTARY PUBLIC IN AND FOR SAID STATE

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR INTERESTS HAVE BEEN OMITTED:

- 1. AN EASEMENT IN FAVOR OF TRUJILLO WATER COMPANY FOR POLE LINES, CONDUITS OR UNDERGROUND FACILITIES AND INCIDENTAL PURPOSES AS RECORDED ON MARCH 12, 1913 IN BOOK 371, PAGE 67 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. EASEMENT CANNOT BE LOCATED FROM RECORD. ALAMO WATER COMPANY SUCCESSOR TO TRUJILLO WATER COMPANY.
2. AN EASEMENT IN FAVOR OF RIVERSIDE LAND AND IRRIGATING COMPANY FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER DITCHES, PIPES, FLUMES AND APPARATUS FOR THE PURPOSES OF IRRIGATION AND DOMESTIC USE, AS RECORDED APRIL 22, 1916 IN BOOK 440 PAGE 345 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIF. EASEMENT CANNOT BE LOCATED FROM RECORD.
3. A RIGHT OF WAY EASEMENT IN FAVOR OF RIVERSIDE LAND AND IRRIGATING COMPANY FOR PIPELINES AND THE RIGHT TO SINK ANY NUMBER OF WELLS OR DRAINS ON SAID LAND AS RECORDED ON JUNE 24, 1918 IN BOOK 483 PAGE 269 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, CANNOT BE LOCATED FROM THE RECORD.
4. AN EASEMENT IN FAVOR OF DAVID F. PIPES AS RECORDED ON JANUARY 9, 1926 IN BOOK 544, PAGE 466 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR A WATER DITCH. EASEMENT CANNOT BE LOCATED FROM RECORD.
5. THE EFFECT OF A COVENANT AND AGREEMENT FOR ACCEPTANCE OF SURFACE DRAINAGE WATER EXECUTED BY SPRINGBROOK CENTER, A GENERAL PARTNERSHIP, RECORDED SEPTEMBER 12, 1986 AS INSTRUMENT NO. 223386 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

TRACT NO. 24681-1

BEING A SUBDIVISION OF PORTIONS OF LOTS 40 AND 41 OF THE ALAMO TRACT AS SHOWN BY MAP ON FILE IN BOOK 9 OF MAPS AT PAGE 5 THEREOF, AND PORTIONS OF PARCEL 2 AND LOT "A" OF PARCEL MAP 7179 AS SHOWN BY MAP ON FILE IN BOOK 22 OF PARCEL MAPS AT PAGE 31 THEREOF, BOTH RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS RIVERSIDE, CALIFORNIA

DECEMBER, 1989

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. 24681, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON JUNE 8, 1989, 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 HAS BEEN CHECKED AND APPROVED; AND THAT ALL IMPROVEMENTS HAVE BEEN COMPLETED IN ACCORDANCE 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: June 18, 1991 BARRY BECK, R.C.E. 20900 CITY ENGINEER LIC. EXP. 9-30-93

Barry Beck

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: JUNE 17, 1991 BILL D. CARNAHAN DIRECTOR OF PUBLIC UTILITIES W

BY: Dieter P. Wintfeld

CITY TREASURER CERTIFICATE

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: June 17, 1991 BARBARA J. STECKEL, CITY TREASURER

BY: Barbara Steckel

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 30TH DAY OF JUNE, 1989, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953:

BY: LOR GEOTECHNICAL GROUP

POTENTIAL LIQUEFACTION

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 POTENTIALLY SUBJECT TO LIQUEFACTION SHOULD GROUND SHAKING OCCUR. TO LIMIT THE POSSIBILITY OF STRUCTURAL DAMAGE OR FAILURE IN SUCH AN EVENT A GEOLOGICAL INVESTIGATION ACCEPTABLE TO THE CITY BUILDING OFFICIAL MAY BE REQUIRED AS A PREREQUISITE TO ISSUANCE OF BUILDING PERMIT.

RECORDER'S STATEMENT

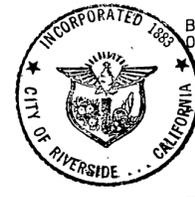
FILED THIS 27th DAY OF JUNE 1991 AT 8:30 A.M. IN BOOK 233 OF MAPS AT PAGES 23+24 AT THE REQUEST OF THE CITY CLERK. FEE \$8.00 NUMBER 217324 WILLIAM E. CONERLY COUNTY RECORDER BY: Santa Kagan DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

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. 24681-1, 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 25th DAY OF June 1991



KAREN E. LINDQUIST CITY CLERK OF THE CITY OF RIVERSIDE

BY: KAREN E. LINDQUIST

BY: Marya Matusek ASSISTANT CITY CLERK

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 REAL PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$3,400.

DATED June 17, 1991 R. WAYNE WATTS COUNTY TAX COLLECTOR

BY: Debi Taylor DEPUTY

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 5,400.00 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.

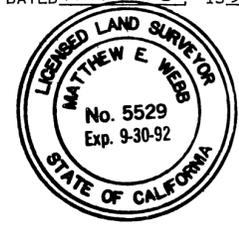
DATED 6-27 1991 GERALD A. MAONEY CLERK OF THE BOARD OF SUPERVISORS

BY: Maria Brass DEPUTY

SURVEYOR'S STATEMENT

I HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF TWO (2) SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING JUNE, 1989. THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN, OR WILL BE IN PLACE WITHIN ONE (1) YEAR FROM RECORDATION OF THIS MAP. THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATED MAY 23, 1990



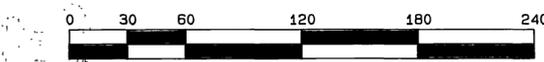
Matthew E. Webb MATTHEW E. WEBB, L.S. 5529 L.S. EXPIRES: SEPT. 30, 1992

# TRACT NO. 24681-1

BEING A SUBDIVISION OF PORTIONS OF LOTS 40 AND 41 OF THE ALAMO TRACT AS SHOWN BY MAP ON FILE IN BOOK 9 OF MAPS AT PAGE 5 THEREOF, AND PORTIONS OF PARCEL 2 AND LOT "A" OF PARCEL MAP 7179 AS SHOWN BY MAP ON FILE IN BOOK 22 OF PARCEL MAPS AT PAGE 31 THEREOF, BOTH RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS  
RIVERSIDE, CALIFORNIA

DECEMBER, 1989 SCALE: 1" = 60'



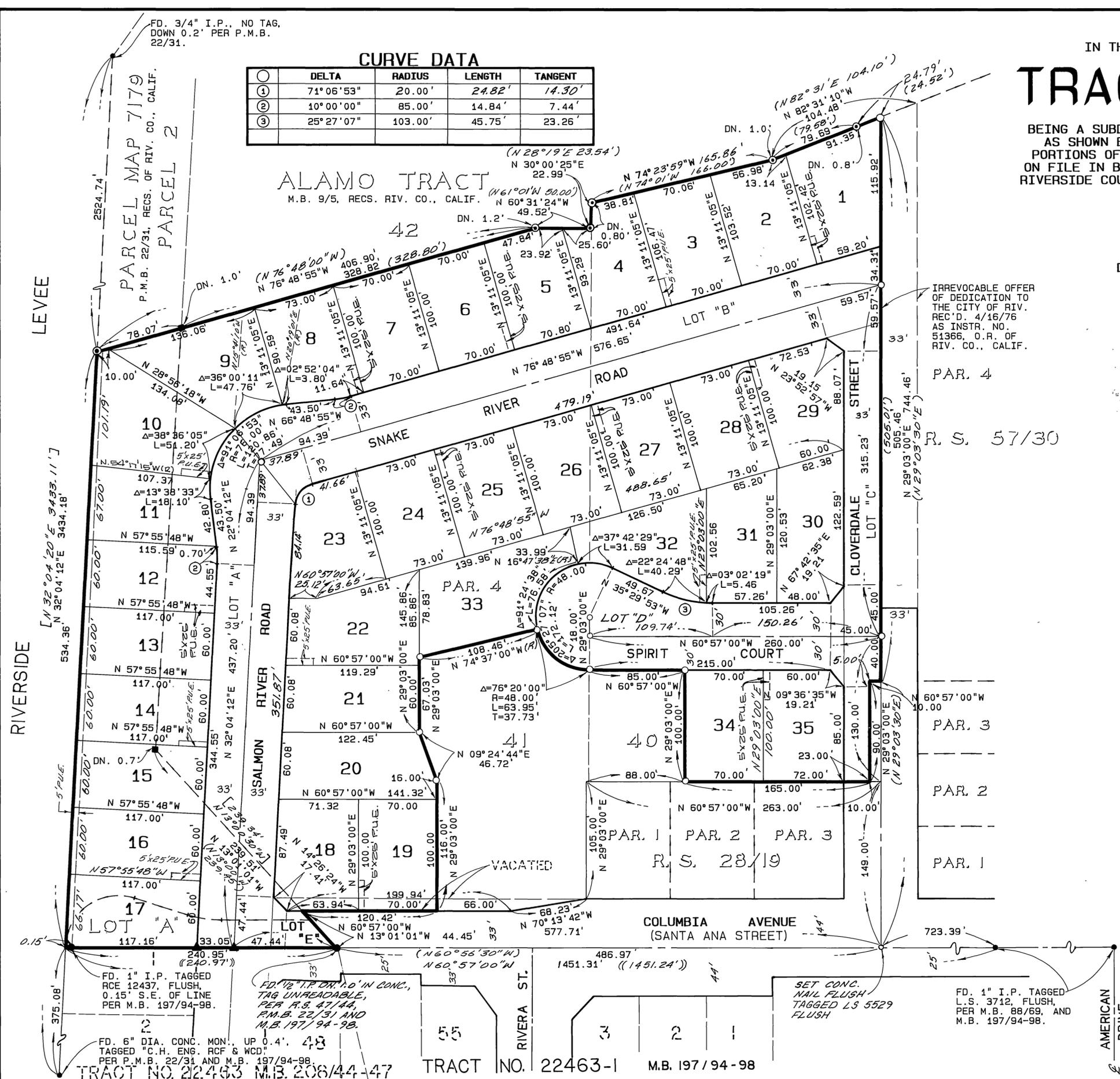
### SURVEYOR'S NOTES:

1. BASIS OF BEARINGS IS THE CENTERLINE OF COLUMBIA AVENUE TAKEN AS N. 60°57'00" W. AS SHOWN BY TRACT NO. 22463-1 ON FILE IN BOOK 197 OF MAPS AT PAGES 94 THROUGH 98 INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. —●— INDICATES FOUND MONUMENT AS NOTED.
3. —○— INDICATES FOUND 3/4" IRON PIPE TAGGED R.C.E. 862, FLUSH, PER R.S. 47/44 AND R.S. 57/39, FLUSH, UNLESS OTHERWISE NOTED.
4. —■— INDICATES FOUND 3/4" I.P. TAGGED R.C.E. 862, FLUSH, UNLESS OTHERWISE NOTED, IN LIEU OF 1 1/2" I.P. PER P.M.B. 22/31.
5. —○— INDICATES SET 1" IRON PIPE TAGGED L. S. 5529, FLUSH, UNLESS OTHERWISE NOTED.
6. SET "SURE - FIRE" STUDS TAGGED L. S. 5529 IN TOP OF CURB FOR SIDE LOT LINES PROJECTED.
7. SET 1" IRON PIPE TAGGED L. S. 5529, FLUSH AT ALL REAR LOT CORNERS AND ANGLE POINTS IN LOT LINES, UNLESS OTHERWISE NOTED.
8. THIS TRACT CONTAINS 8.306 ACRES.
9. ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.
10. [ ] INDICATES RECORD BEARINGS AND DISTANCES PER PARCEL MAP 7179, P.M.B. 22/31.
11. ( ) INDICATES RECORD BEARINGS AND DISTANCES PER R.S. 57/39.
12. (( )) INDICATES RECORD BEARINGS AND DISTANCES PER TRACT NO. 22463-1, M.B. 197/94-98.
13. ▲ INDICATES 1" I.P. TAGGED R.C.E. 12437, FLUSH, TO BE SET PER TRACT NO. 22463, M.B. 208/44-47.

Δ	DELTA	RADIUS	LENGTH	TANGENT
①	71°06'53"	20.00'	24.82'	14.30'
②	10°00'00"	85.00'	14.84'	7.44'
③	25°27'07"	103.00'	45.75'	23.26'

## ALAMO TRACT

M.B. 9/5, RECS. RIV. CO., CALIF.



IRREVOCABLE OFFER OF DEDICATION TO THE CITY OF RIV. REC'D. 4/16/76 AS INSTR. NO. 51366, O.R. OF RIV. CO., CALIF.

PAR. 4

R. S. 57/30

PAR. 3

PAR. 2

PAR. 1

COLUMBIA AVENUE (SANTA ANA STREET)

SET CONC. NAIL FLUSH TAGGED L.S. 5529 FLUSH  
FD. 1" I.P. TAGGED L.S. 3712, FLUSH, PER M.B. 88/69, AND M.B. 197/94-98.

FD. 1/2" I.P. DN. 1.0" IN CONC., TAG UNREADABLE, PER R.S. 47/44, R.M.B. 22/31 AND M.B. 197/94-98.

FD. 6" DIA. CONC. MON., UP 0.4', TAGGED "C.H. ENG. RCF & WCD" PER P.M.B. 22/31 AND M.B. 197/94-98.

TRACT NO. 22463 M.B. 208/44-47 TRACT NO. 22463-1 M.B. 197/94-98

M.B. 233/24

M.B. 233/24

City