

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.

SILVERADO INVESTMENT CORPORATION, A CALIFORNIA CORPORATION, BY:

PETER NEWTON, PRESIDENT

SHARON J. NEWTON, SECRETARY

RIVERSIDE NATIONAL BANK, A CORPORATION BENEFICIARY UNDER DEED OF TRUST RECORDED August 13 1996 INSTRUMENT NO. 305278 OF OFFICIAL RECORDS.

Handwritten signatures for Riverside National Bank.

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA COUNTY OF RIVERSIDE } ss ON 10-2-96 BEFORE ME, STEVE BROWN

PERSONALLY APPEARED PETER NEWTON + SHARON J. NEWTON + MICHAEL WHOLLEY + NANCY PEPPER

PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITIES, AND THAT BY THEIR SIGNATURES ON THE INSTRUMENT THE PERSONS, OR ENTITY UPON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.

Comm. # 999472 STEVE BROWN RIVERSIDE County EXPIRE 7-11-97

WITNESS MY HAND AND OFFICIAL SEAL.

Signature of Steve Brown, Notary.

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA COUNTY OF } ss ON BEFORE ME,

PERSONALLY APPEARED

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WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE OF NOTARY

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 486 OF DEEDS. RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR A WATER DITCH. EASEMENT CANNOT BE LOCATED FROM RECORD.

TRACT NO. 28371

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, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.

CIVILDESIGN - CIVIL ENGINEERING SAN BERNARDINO, CALIFORNIA

JUNE 1996

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 IN 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 Oct. 25, 1996

Signature of Barry Beck, City Engineer.

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 Oct 8, 1996

Signature of Peter R. Witzfeld, Director of Public Utilities.

CITY TREASURER CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THE 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 10/3, 1996

Signature of Barbara J. Steckel, City Treasurer.

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 10TH DAY OF OCTOBER, 1994, 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 GEOLGICAL INVESTIGATION ACCEPTABLE TO THE CITY BUILDING OFFICIAL MAY BE REQUIRED AS A PREREQUISITE TO ISSUANCE OF BUILDING PERMIT.

RECORDER'S STATEMENT

FILED THIS 10th DAY OF Nov. 1996 AT 8:00A.M. IN BOOK 260 OF MAPS AT PAGES 83-84 AT THE REQUEST OF THE CITY CLERK.

FEE \$ 8.00 NUMBER 432617 FRANK K. JOHNSON COUNTY RECORDER

BY: Santa Laguna DEPUTY

SUBDIVISION GUARANTEES STEWART TITLE 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, 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 5th DAY OF November, 1996



COLLEEN J. NICOL CITY CLERK OF THE CITY OF RIVERSIDE

BY: Colleen Nicol

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 \$

DATED 9-25, 1996

R. WAYNE WATTS COUNTY TAX COLLECTOR

BY: Neil Ackerman DEPUTY

TAX BOND STATEMENT

I HEREBY STATE 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, 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 \_\_\_\_\_, 1996

GERALD A. MALONEY CLERK OF THE BOARD OF SUPERVISORS

BY: \_\_\_\_\_, DEPUTY

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 SURVEY MADE UNDER MY SUPERVISION DURING JUNE, 1994: 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 9-27, 1996

Signature of Joseph C. Bonadiman, R.C.E. 30238 R.C.E. EXPIRES: 3-31-00



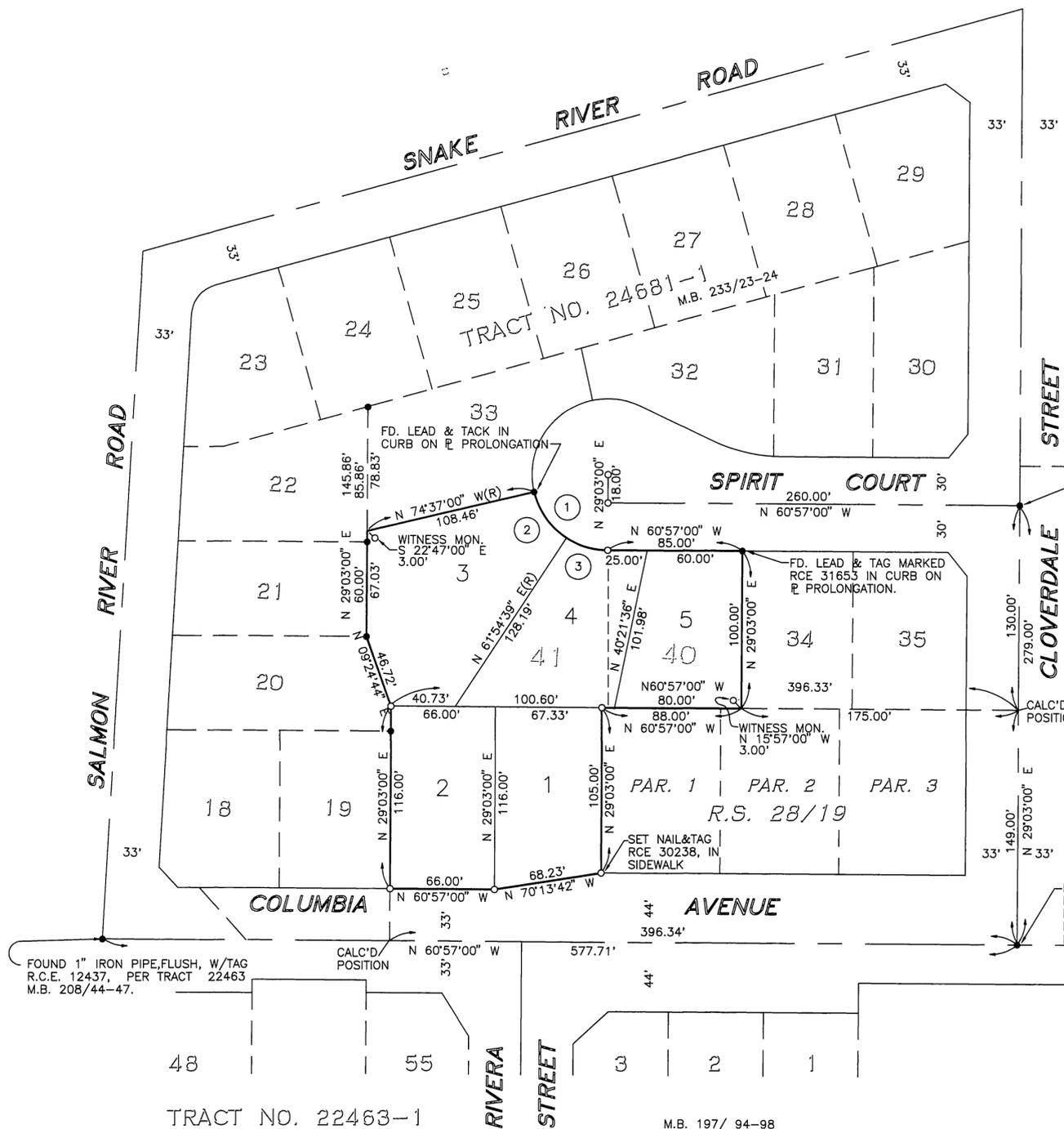
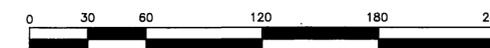
# TRACT NO. 28371

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, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.

CIVILDESIGN - CIVIL ENGINEERING  
SAN BERNARDINO, CALIFORNIA

JUNE 1996

SCALE: 1" = 60'



**CURVE DATA**

①	R= 48.00' Δ= 76°20'00" L= 63.95' T= 37.73'
②	R= 48.00' Δ= 43°28'21" L= 36.42' T= 19.14'
③	R= 48.00' Δ= 32°51'39" L= 27.53' T= 14.15'

### ENGINEER'S NOTES

- 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.
- INDICATES FOUND 1" IRON PIPE TAGGED RCE 31653 IN LIEU OF 1" IRON PIPE TAGGED LS 5529, PER TRACT 24681-1, M.B. 233/23-24. UNLESS OTHERWISE NOTED.
- INDICATES SET 1" IRON PIPE TAGGED RCE 30238, FLUSH. UNLESS OTHERWISE NOTED.
- SET "SURE-FIRE" STUDS TAGGED RCE 30238 IN TOP OF CURB AT SIDE LOT LINES PROJECTED.
- SET 1" IRON PIPE TAGGED RCE 30238, FLUSH AT ALL REAR LOT CORNERS AND ANGLE POINTS IN LOT LINES.
- THIS TRACT CONTAINS 0.951 ACRES.
- ALL DISTANCES ARE MEASURED IN FEET AND DECIMAL PARTS THEREOF.

FOUND 1" IRON PIPE, FLUSH, W/TAG R.C.E. 12437, PER TRACT 22463 M.B. 208/44-47.

FD. 1" IRON PIPE FLUSH WITH PLASTIC PLUG STAMPED RCE 31653 IN LIEU OF 1" IRON PIPE TAGGED LS 5529, PER TRACT NO. 24681-1, M.B. 233/23-24.

FD. 2" O.D. IRON PIPE FLUSH WITH PLASTIC PLUG STAMPED RCE 31653 IN LIEU OF CONC. NAIL FLUSH TAGGED LS 5529, PER TRACT NO. 24681-1, M.B. 233/23-24.

M.B. 260/84

M.B. 260/84

TRACT NO. 22463-1

M.B. 197/ 94-98