

City 374/19

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 30922-3**  
BEING A SUBDIVISION OF PORTIONS OF LOTS 1,4 AND 26  
OF THE ALAMO TRACT PER MAP BOOK 9,  
PAGE 5 OF MAPS, RECORDS OF RIVERSIDE COUNTY,  
STATE OF CALIFORNIA.

(LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH,  
RANGE 5 WEST, SAN BERNARDINO MERIDIAN.)  
WILSON MIKAMI CORPORATION, IRVINE, CA RICHARD TETREALT L.S. 7418

RECORDER'S STATEMENT

FILED THIS 18 DAY OF February 2005 AT 8:00am

IN BOOK 374 OF MAPS AT  
PAGES 19-23

AT THE REQUEST OF THE  
CITY CLERK OF THE CITY OF RIVERSIDE.

SEE: \$15.00

NO: 2005-0133803

GARY L ORSO LARRY W. WARD  
COUNTY ASSESSOR - CLERK - RECORDER

BY: J. McMunnich  
DEPUTY

SUBDIVISION GAURANTEE  
~~ORANGE COAST TITLE COMPANY~~  
FIDELITY NATIONAL TITLE COMPANY

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 AS SHOWN ON THE ANNEXED MAP; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES WATER FACILITIES AND OTHER PUBLIC UTILITIES, THE EASEMENT DESIGNATED AS PUBLIC UTILITIES AS SHOWN HEREON.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF GUY WIRES AND RELATED APPURTENANCES THE EASEMENT DESIGNATED AS 5'X35' GUY WIRE EASEMENT.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES, WATERLINE FACILITIES, SANITARY SEWER FACILITIES, TELECOMMUNICATION FACILITIES, ACCESS FOR EMERGENCY VEHICLES, AND ACCESS FOR SOLID WASTE REMOVAL VEHICLES, LOTS A, B, D, E, F, AND G.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES WITHIN LOTS C AND H AND THE EASEMENT DESIGNATED AS A STORM DRAIN EASEMENT AS SHOWN HEREON.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR MULTIPURPOSE RECREATIONAL TRAIL FACILITIES FOR NON-MOTORIZED USE, LOT C THE HOMEOWNERS ASSOCIATION TO PRESERVE AND MAINTAIN SAID LOT C IN ITS IMPROVED CONDITION AND THE CITY OF RIVERSIDE WILL HAVE NO MAINTENANCE RESPONSIBILITIES THERE FOR

WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE VEHICULAR ACCESS RIGHTS TO RIVERA STREET OF TRACT 30922-1 ON FILE IN MAP BOOK 364 PAGES 76-82 RECORDS OF RIVERSIDE COUNTY FROM LOTS 29-36, AND FROM LOT C

WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC EASEMENTS, WHICH ARE NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66434 OF THE SUBDIVISION MAP ACT:

1. THAT EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR ELECTRIC DISTRIBUTION FACILITIES DESCRIBED AS PARCEL 2 PER DOCUMENT RECORDED JANUARY 23, 1981, AS INSTRUMENT No 13582, OFFICIAL RECORDS RIVERSIDE COUNTY
2. AN EASEMENT IN FAVOR OF RIVERSIDE CANAL COMPANY AND RIVERSIDE WATER COMPANY FOR RIGHT OF WAY FOR CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER DITCHES, PIPES OR FLUMES FOR IRRIGATION OF DOMESTIC PURPOSES RECORDED APRIL 26, 1882, IN BOOK 28, PAGE 635; AND AUGUST 14, 1885, IN BOOK 42, PAGE 296 OF DEEDS, SAN BERNARDINO COUNTY RECORDS LYING WITHIN THE SUBDIVISION AS SHOWN ON THE ANNEXED MAP
3. AN EASEMENT IN FAVOR OF RIVERSIDE LAND AND IRRIGATING COMPANY, A CORPORATION, FOR CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER DITCHES, PIPES, FLUMES AND APPARATUS FOR THE PURPOSES OR IRRIGATION AND DOMESTIC USE RECORDED AUGUST 18, 1908, BOOK 265, PAGE 283, OF DEEDS RIVERSIDE COUNTY LYING WITHIN THE SUBDIVISION AS SHOWN ON THE ANNEXED MAP

LA RIVERA VILLAS, LLC A NEVADA LIMITED LIABILITY COMPANY

BY CRISTONE DEVELOPMENT  
MANAGING MEMBER

BY Anthony Cesare DATE 12-15-04  
ANTHONY CESARE, PRESIDENT

RBC CENTURA BANK A NORTH CAROLINA BANKING CORPORATION BENEFICIARY UNDER DEEDS OF TRUST  
RECORDED OCTOBER 31, 2005 AS INSTRUMENT No. 2005-863898 AND JUNE 15, 2004 AS 2004-0457679  
BOTH OF OFFICIAL RECORDS

SIGNATURE Barbara Pestinger SIGNATURE Ginger Pawlat  
PRINTED NAME Barbara Pestinger PRINTED NAME Ginger Pawlat  
TITLE Vice President TITLE Vice President

MW HOUSING PARTNERS III, L.P. A CALIFORNIA LIMITED PARTNERSHIP AS BENEFICIARY UNDER  
DEED OF TRUST RECORDED OCTOBER 31, 2005 AS INSTRUMENT No. 2005-863899 O.R.  
BY MW HOUSING MANAGEMENT III LLC, A CALIFORNIA LIMITED LIABILITY COMPANY  
ITS GENERAL PARTNER

BY WRI CP INVESTMENTS III LLC, A WASHINGTON LIMITED LIABILITY COMPANY  
ITS CO MANAGER

BY WEYERHAEUSER REALTY INVESTORS, INC., A WASHINGTON CORPORATION  
ITS MANAGER

BY Joseph M. Reed DATE 12/16/04  
JOSEPH M REED, VICE PRESIDENT

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY PROFESSIONAL ENGINEERS CONSULTING, INC ON AUGUST 19, 2002 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953.

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 PERMITS

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 SERVICE TO ALL LOTS AS SHOWN ON THIS MAP, AND THAT ALL PUBLIC UTILITIES EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE WATER AND ELECTRIC DIVISIONS OF THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF RIVERSIDE.

DATE JAN 25, 2005 THOMAS P. EVANS  
PUBLIC UTILITIES DIRECTOR  
BY: Dexter P. Wintzfeld  
MM VS

UTILITIES EASEMENT STATEMENT

THE CITY OF RIVERSIDE BEING THE RECORD OWNERS OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED MAP.  
A 5' EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR ELECTRIC DISTRIBUTION FACILITIES PER DOCUMENT RECORDED JANUARY 23, 1981 AS INSTRUMENT No 13582, OFFICIAL RECORDS.

DATE JAN 25, 2005 THOMAS P. EVANS  
PUBLIC UTILITIES DIRECTOR  
BY: Dexter P. Wintzfeld  
MM VS

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTERESTS CANNOT RIPEN INTO A FEE:

A 15' EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR STORM DRAIN FACILITIES PER DOCUMENT RECORDED JUNE 19, 1989 AS INSTRUMENT No. 200445, OFFICIAL RECORDS.

CONVENANTS CONDITIONS AND RESTRICTIONS IN AN INSTRUMENT RECORDED APRIL 13, 1943, IN BOOK 576, PAGE 203, OFFICIAL RECORDS, RESERVING RIGHTS TO SINK WELLS, EXTRACT AND CONVEY WATER OVER SAID LANDS. DUE TO THE AGE, NATURE OF THE COVENANTS CONDITIONS AND RESTRICTIONS AND THE FACT THAT IT IS NO LONGER OF PRACTICAL USE, AND THE SIGNATURES OF THE PARTIES ARE IMPOSSIBLE OR IMPRACTICAL TO OBTAIN, THE ABOVE REFERENCED COVENANTS CONDITIONS AND RESTRICTIONS HOLDERS HAVE NOT BEEN NOTIFIED OF THE AFFECT THAT THE RECORDING OF THIS MAP WILL HAVE ON THEIR USE OF THE RECORDED COVENANTS CONDITIONS AND RESTRICTIONS IN ACCORDANCE WITH SECTION 66436(3)(B) OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA.

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY CONDUCTED IN NOVEMBER, 2004 IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES AT THE REQUEST OF LA RIVERA VILLAS, LLC A NEVADA LIMITED LIABILITY COMPANY ON NOVEMBER 12, 2004 I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS WITHIN ONE YEAR FROM THE RECORDATION DATE OF THIS MAP THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.



Richard Tetreault  
RICHARD TETREALT  
LS 7418  
LICENSE EXP 12/31/05

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP OF TRACT 30922 WHICH WAS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON MARCH 18, 2003 AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; THAT THE EASEMENTS FOR SEWER AND DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED; THAT THE PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO MITIGATE FLOOD DAMAGE TO ALL LOTS IN THE SUBDIVISION 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 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

DATE 1/26/05 THOMAS J BOYD  
RCE 36170 LIC. EXP. 6/30/06  
CITY ENGINEER  
BY: Tom Boyd

CITY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE

DATE 1/25/05 MARK S BROWN  
L.S 5655 LIC EXP 9/30/05  
CITY SURVEYOR  
BY: MSB

CITY CLERK CERTIFICATE

RESOLVED THAT THIS MAP CONSISTING OF 5 SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT 30922-3.

THE EASEMENT DESIGNATED AS 5'x 35' GUY WIRE EASEMENT IS HEREBY ACCEPTED AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF GUY WIRES AND RELATED APPURTENANCES.

THE PUBLIC UTILITY EASEMENTS ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES, WATER FACILITIES, AND OTHER PUBLIC UTILITIES

LOTS A, B, D, E, F, AND G ARE HEREBY ACCEPTED AS EASEMENTS THE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES, WATERLINE FACILITIES, SANITARY SEWER FACILITIES, TELECOMMUNICATION FACILITIES, ACCESS FOR EMERGENCY VEHICLES, AND ACCESS FOR SOLID WASTE REMOVAL VEHICLES.

THE STORM DRAIN EASEMENTS AND LOTS C AND H ARE HEREBY ACCEPTED AS AN EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES

WE ACCEPT AS AN EASEMENT FOR MULTIPURPOSE RECREATIONAL TRAIL FACILITIES FOR NON-MOTORIZED USE, LOT C. THE CITY OF RIVERSIDE WILL HAVE NO MAINTENANCE RESPONSIBILITIES THEREFOR

THE RELEASE AND RELINQUISHMENT OF VEHICULAR ACCESS RIGHTS TO RIVERA STREET, OF TRACT 30922-1 ON FILE IN MAP BOOK 364 PAGES 76-82 RECORDS OF RIVERSIDE COUNTY FROM LOTS 29-36 AND FROM LOT C IS HEREBY ACCEPTED

THE FOLLOWING EASEMENTS ARE HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66434(g) OF THE SUBDIVISION MAP ACT.

1 THAT CERTAIN EASEMENT FOR ELECTRIC DISTRIBUTION FACILITIES GRANTED JANUARY 23, 1981 AS INSTRUMENT No 13582, OFFICIAL RECORDS OF RIVERSIDE COUNTY

2 THAT CERTAIN EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF WATER DITCHES, PIPES AND FLUMES GRANTED APRIL 26, 1882 IN BOOK 28 AT PAGE 635 OF DEEDS AND RECORDED AUGUST 14, 1885 IN BOOK 42 AT PAGES 294-296 OF DEEDS, BOTH OF OFFICIAL RECORDS OF RIVERSIDE COUNTY LYING WITHIN THE SUBDIVISION AS SHOWN ON THE ANNEXED MAP

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

I HEREBY CERTIFY THAT THE FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 24 DAY OF February, 2005

COLLEEN J. NICOL  
CITY CLERK OF THE CITY OF RIVERSIDE CALIFORNIA  
BY: Colleen Nicol

CITY TREASURER'S 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.

DATE: 1/21/05 PAUL C. SUNDEEN  
CITY TREASURER  
BY: Paul C. Sundeen

City 374 / 20

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 30922-3**  
 BEING A SUBDIVISION OF PORTIONS OF LOTS 1,4 AND 26  
 OF THE ALAMO TRACT PER MAP BOOK 9,  
 PAGE 5 OF MAPS, RECORDS OF RIVERSIDE COUNTY,  
 STATE OF CALIFORNIA.  
 (LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH,  
 RANGE 5 WEST, SAN BERNARDINO MERIDIAN.)  
 WILSON MIKAMI CORPORATION, IRVINE, CA      RICHARD TETREULT L.S. 7418

NOTARY ACKNOWLEDGMENTS

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA }  
COUNTY OF Orange } S.S.

ON THIS 16 DAY OF December, 2004, BEFORE ME,

Annie Chang, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED ANTHONY CESARE, ~~PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE)~~ TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE REPRESENTATIVE OF LA RIVERA VILLAS, LLC., A NEVADA LIMITED LIABILITY COMPANY.

WITNESS MY HAND      MY COMMISSION EXPIRES Nov. 4, 2007

SIGNATURE [Signature]      PRINT Annie Chang

NOTARY ACKNOWLEDGMENT

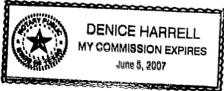
STATE OF TEXAS }  
COUNTY OF HARRIS } S.S.

ON THIS 20<sup>th</sup> DAY OF December, 2004, BEFORE ME,

Denice Harrell, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Barbara Pestinger / Ginger Rowak, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT AS THE Vice President / Vice President OF RBC CENTURA BANK, A NORTH CAROLINA BANKING CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME

WITNESS MY HAND      MY COMMISSION EXPIRES 6-5-07

SIGNATURE [Signature]      PRINT Denice Harrell



NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA }  
COUNTY OF Orange } S.S.

ON THIS 16 DAY OF December, 2004, BEFORE ME,

Annie Chang, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JOSEPH M. REED, PERSONALLY KNOWN TO ME ~~(OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE)~~ TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE VICE PRESIDENT OF Weyerhaeuser Realty Investors THAT EXECUTED THE WITHIN INSTRUMENT PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

WITNESS MY HAND      MY COMMISSION EXPIRES Nov. 4, 2007

SIGNATURE [Signature]      PRINT Annie Chang

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 16,000 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF 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 THE 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.

DATE: \_\_\_\_\_ NANCY ROMERO, CLERK OF THE BOARD OF SUPERVISORS  
CASH TAX BOND  
DATE: February 16, 2005 PAUL McDONNELL, COUNTY TAX COLLECTOR  
BY: [Signature]

TAX COLLECTOR'S STATEMENT

I HEREBY STATE THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THIS THE 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 \$ 16,000

DATE: February 16, 2005 PAUL McDONNELL, COUNTY TAX COLLECTOR  
BY: [Signature]

CITY 121 374

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

SHEET 3 OF 5 SHEETS

# TRACT NO. 30922-3

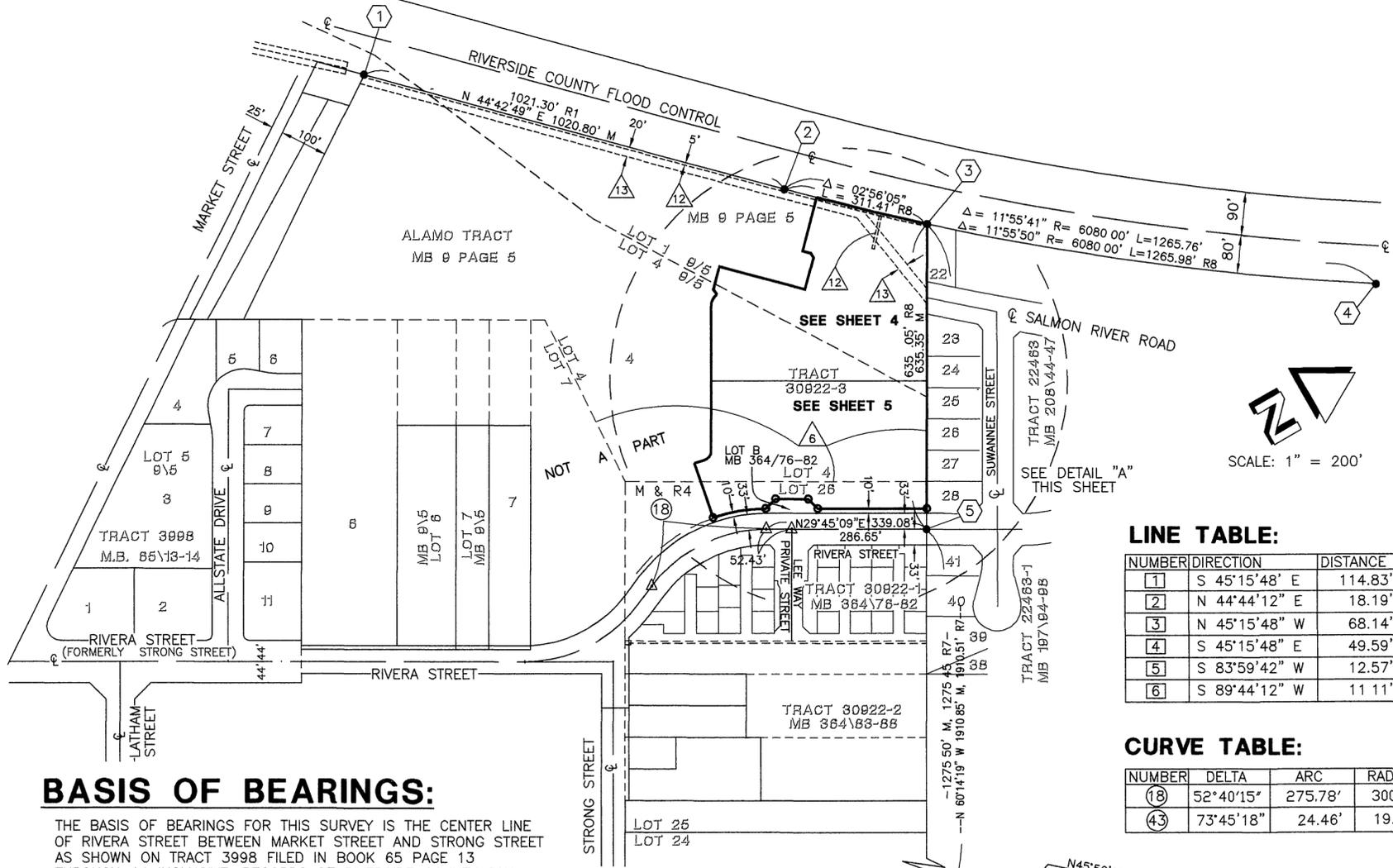
BEING A SUBDIVISION OF PORTIONS OF LOTS 1, 4 AND 26 OF THE ALAMO TRACT PER MAP BOOK 9, PAGE 5 OF MAPS, RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA.

(LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.)

WILSON MIKAMI CORPORATION IRVINE, CA

RICHARD TETREULT L.S. 7418

THIS TRACT CONTAINS 5.84 ACRES



### LINE TABLE:

| NUMBER | DIRECTION     | DISTANCE |
|--------|---------------|----------|
| 1      | S 45°15'48" E | 114.83'  |
| 2      | N 44°44'12" E | 18.19'   |
| 3      | N 45°15'48" W | 68.14'   |
| 4      | S 45°15'48" E | 49.59'   |
| 5      | S 83°59'42" W | 12.57'   |
| 6      | S 89°44'12" W | 11.11'   |

### CURVE TABLE:

| NUMBER | DELTA     | ARC     | RADIUS  |
|--------|-----------|---------|---------|
| 18     | 52°40'15" | 275.78' | 300.00' |
| 43     | 73°45'18" | 24.46'  | 19.00'  |

### BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTER LINE OF RIVERA STREET BETWEEN MARKET STREET AND STRONG STREET AS SHOWN ON TRACT 3998 FILED IN BOOK 65 PAGE 13 THROUGH 14 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY SAID LINE BEARS N 29°44'41" E

### SURVEYORS NOTES:

- SET 1" IRON PIPE TAGGED L.S. 7418 FLUSH AT ALL LOT CORNERS EXCEPT AT STREET FRONTAGE SET LEAD AND TAG LS 7418 ON TOP OF CURB PROPERTY LINE PRODUCED
- INDICATES SET GEAR SPIKE AND TAG L.S. 7418
- INDICATES SET 2" IRON PIPE WITH TAG L.S. 7418
- INDICATES FOUND MONUMENTATION AS NOTED
- INDICATES FOUND 2" IRON PIPE WITH PLUG L.S. 7181 PER TRACT 30922-1 M.B. 364 / 76-82
- △ INDICATES FOUND GEAR SPIKE AND TAG L.S. 7181 PER TRACT 30922-1 M.B. 364 / 76-82

### LEGEND

- M ----- MEASURED DATA
- R1,2,3 ----- RECORD DATA
- FD ----- FOUND
- ⊕ ----- CENTER LINE
- DN ----- DOWN
- FL ----- FLUSH

### SHEET INDEX

- SHEET 1 ..... TITLE SHEET
- SHEET 2 ..... NOTARY ACKNOWLEDGMENT
- SHEET 3 ..... BOUNDARY-INDEX SHEET
- SHEET 4 ..... MAP SHEET
- SHEET 5 ..... MAP SHEET

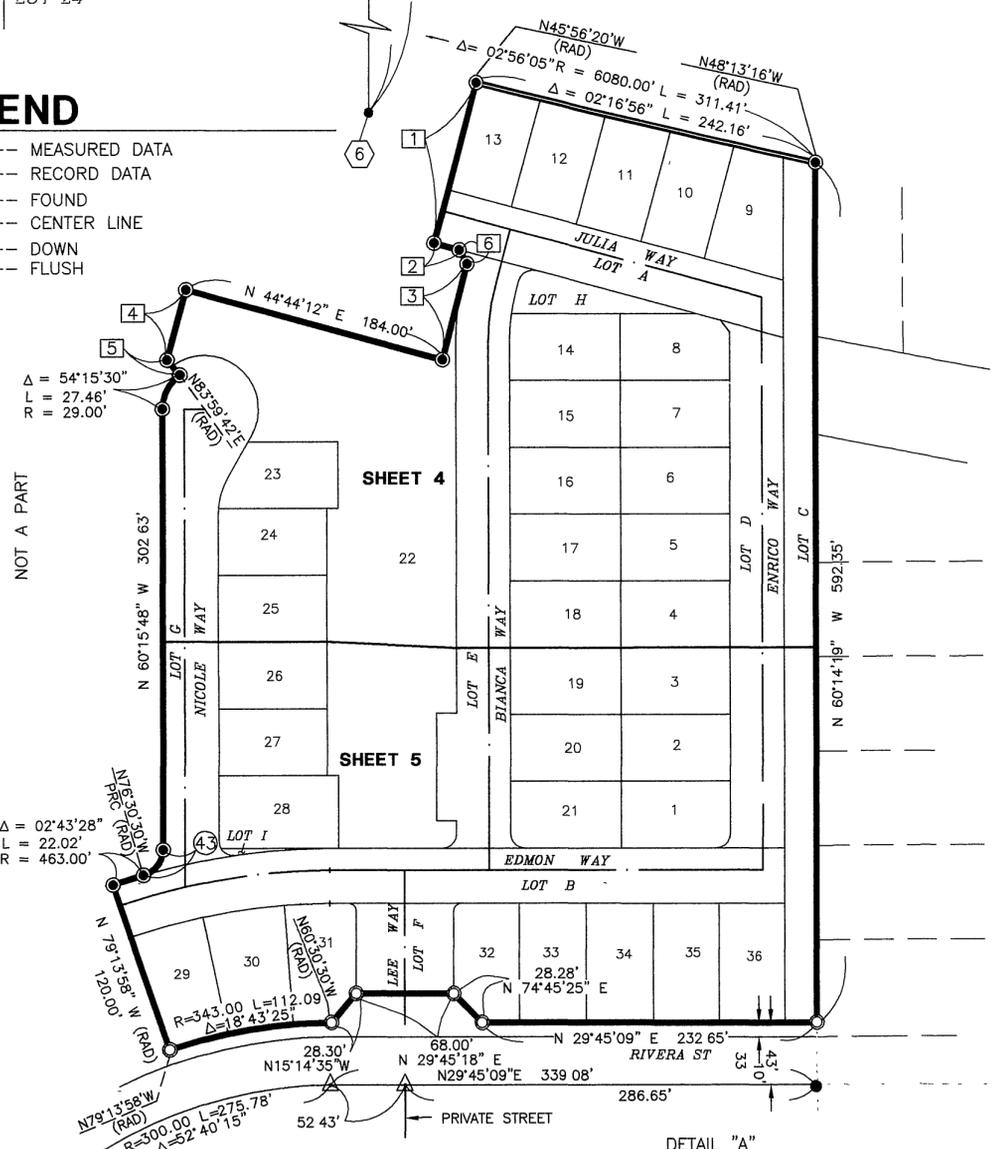
### EASEMENTS

PER FIDELITY NATIONAL TITLE COMPANY PRELIMINARY REPORT NO 9778526 DATED OCTOBER 1, 2003

- △ COVENANTS CONDITIONS AND RESTRICTIONS IN AN INSTRUMENT RECORDED APRIL 13, 1943, IN BOOK 576, PAGE 203, OFFICIAL RECORDS, RESERVING RIGHTS TO SINK WELLS, EXTRACT AND CONVEY WATER OVER SAID LANDS
- △ AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR ELECTRIC DISTRIBUTION FACILITIES PER DOCUMENT RECORDED JANUARY 23, 1981 AS INSTRUMENT No 13582, OFFICIAL RECORDS.
- △ AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR STORM DRAIN FACILITIES PER DOCUMENT RECORDED JUNE 19, 1989 AS INSTRUMENT No. 200445, OFFICIAL RECORDS

### MONUMENT DESCRIPTIONS:

- 1 FD 1" IP IN CONCRETE, BENT OVER, NO TAG ACCEPTED AS THE MOST N'LY CORNER OF PARCEL 1010-24 PER R1
- 2 FD 4" IP WITH SPIKE IN CONCRETE, STAMPED "CN ENG RCF & WD , 0.41" ELY OF LINE. HELD FOR DISTANCE TO BC PER R1.
- 3 FD 3/4" IP DN 1.2', TAG RE 862 PER R7.
- 4 FD 3" IP FLUSH IN CONCRETE W/ NAIL IN LIEU OF CONCRETE MONUMENT PER R8.
- 5 FD 1" IP DN. 0.2 W/ PLUG RCE 12437 AT TRACT BOUNDARY PER R7
- 6 FD 1" IP FLUSH, TAG LS 3712 PER R7.



R1 INDICATES RECORD DATA PER RCF & WCD RIGHT OF WAY MAP DWG No. 1-416, AND DEED RECORDED AUGUST 7, 1963 AS INSTRUMENT NO. 82996 OFFICIAL RECORDS

R7 INDICATES RECORD DATA PER TRACT No 22463-1 FILED IN BOOK 197 PAGES 94-98 INCLUSIVE O.R.

R8 INDICATES RECORD DATA PER TRACT No. 22463 FILED IN BOOK 208 PAGES 44-47 INCLUSIVE O.R.

CITY

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

SHEET 4 OF 5 SHEETS

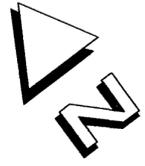
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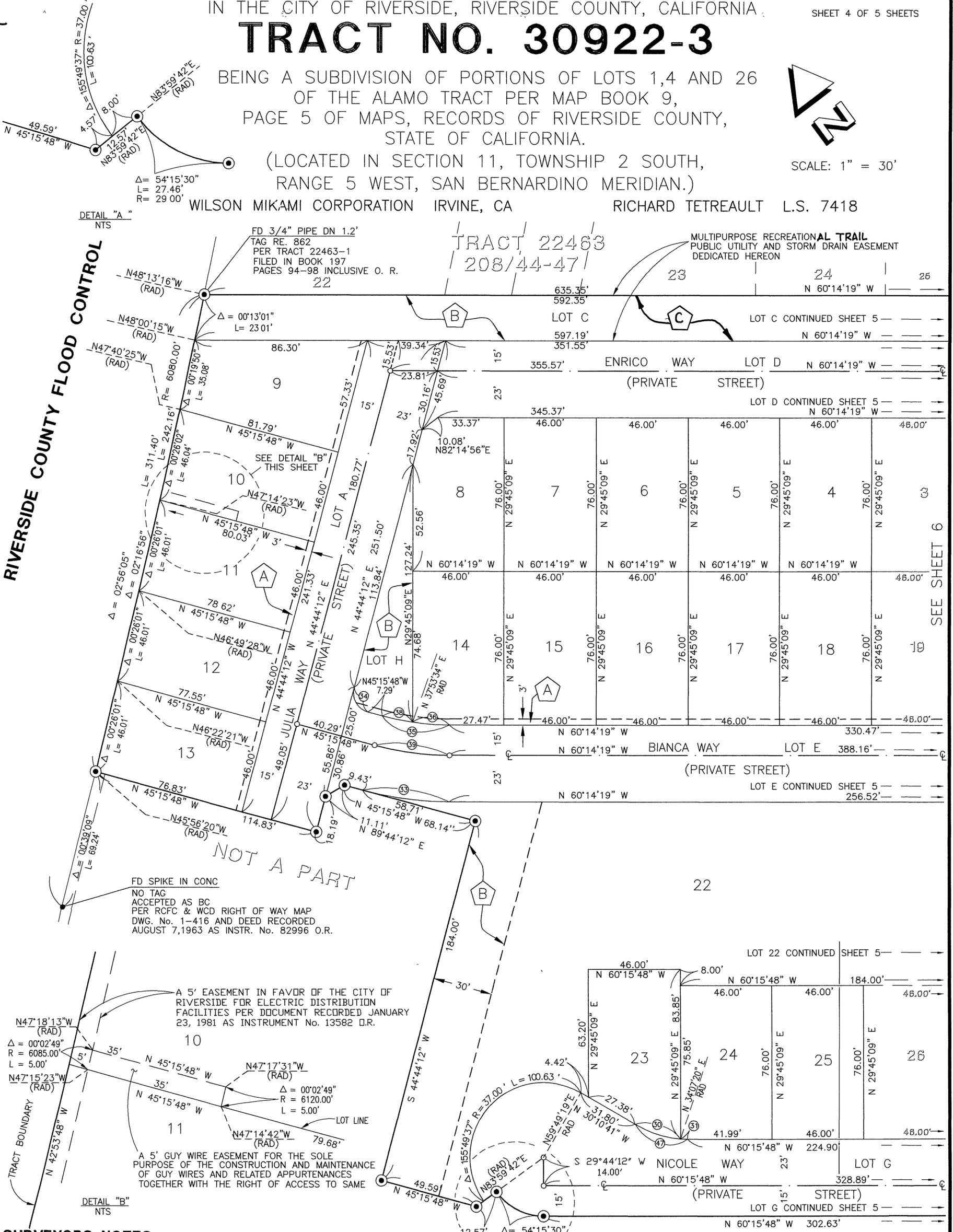
(LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.)

WILSON MIKAMI CORPORATION IRVINE, CA

RICHARD TETREALT L.S. 7418



SCALE: 1" = 30'



DETAIL "A" NTS

RIVERSIDE COUNTY FLOOD CONTROL

DETAIL "B" NTS

### SURVEYORS NOTES:

SET 1" IRON PIPE TAGGED L.S. 7418 FLUSH AT ALL LOT CORNERS EXCEPT AT STREET FRONTAGE SET LEAD AND TAG LS 7418 ON TOP OF CURB PROPERTY LINE PRODUCED

- INDICATES SET GEAR SPIKE AND TAG L.S. 7418
- INDICATES SET 2" IRON PIPE WITH TAG L.S. 7418

### BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTER LINE OF RIVERA STREET BETWEEN MARKET STREET AND STRONG STREET AS SHOWN ON TRACT 3998 FILED IN BOOK 65 PAGE 13 THROUGH 14 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY SAID LINE BEARS N 29°44'41" E

### CURVE TABLE

| NUMBER | DELTA ANGLE | ARC LENGTH | RADIUS |
|--------|-------------|------------|--------|
| ①      | 25°41'59"   | 23.55      | 52.50  |
| ②      | 04°23'08"   | 4.02       | 52.50  |
| ③      | NOT USED    |            |        |
| ④      | 14°58'31"   | 44.17      | 169.00 |
| ⑤      | 90°00'00"   | 15.71      | 10.00' |
| ⑥      | 14°58'31"   | 34.24      | 131.00 |
| ⑦      | 08°07'53"   | 18.59      | 131.00 |
| ⑧      | NOT USED    |            |        |
| ⑨      | 06°50'38"   | 15.65      | 131.00 |
| ⑩      | 14°58'31"   | 38.16      | 146.00 |
| ⑪      | 30°05'07"   | 27.57      | 52.50  |

### LEGEND OF DEDICATED EASEMENTS

- A** INDICATES PUBLIC UTILITY EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES, WATER FACILITIES, AND OTHER PUBLIC UTILITIES
- B** INDICATES STORM DRAIN EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES DEDICATED HEREON TO THE CITY OF RIVERSIDE
- C** INDICATES AN EASEMENT FOR MULTI-PURPOSE RECREATIONAL TRAIL FOR NON-MOTORIZED USE.

# TRACT NO. 30922-3

BEING A SUBDIVISION OF PORTIONS OF LOTS 1, 4 AND 26 OF THE ALAMO TRACT PER MAP BOOK 9, PAGE 5 OF MAPS, RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA.

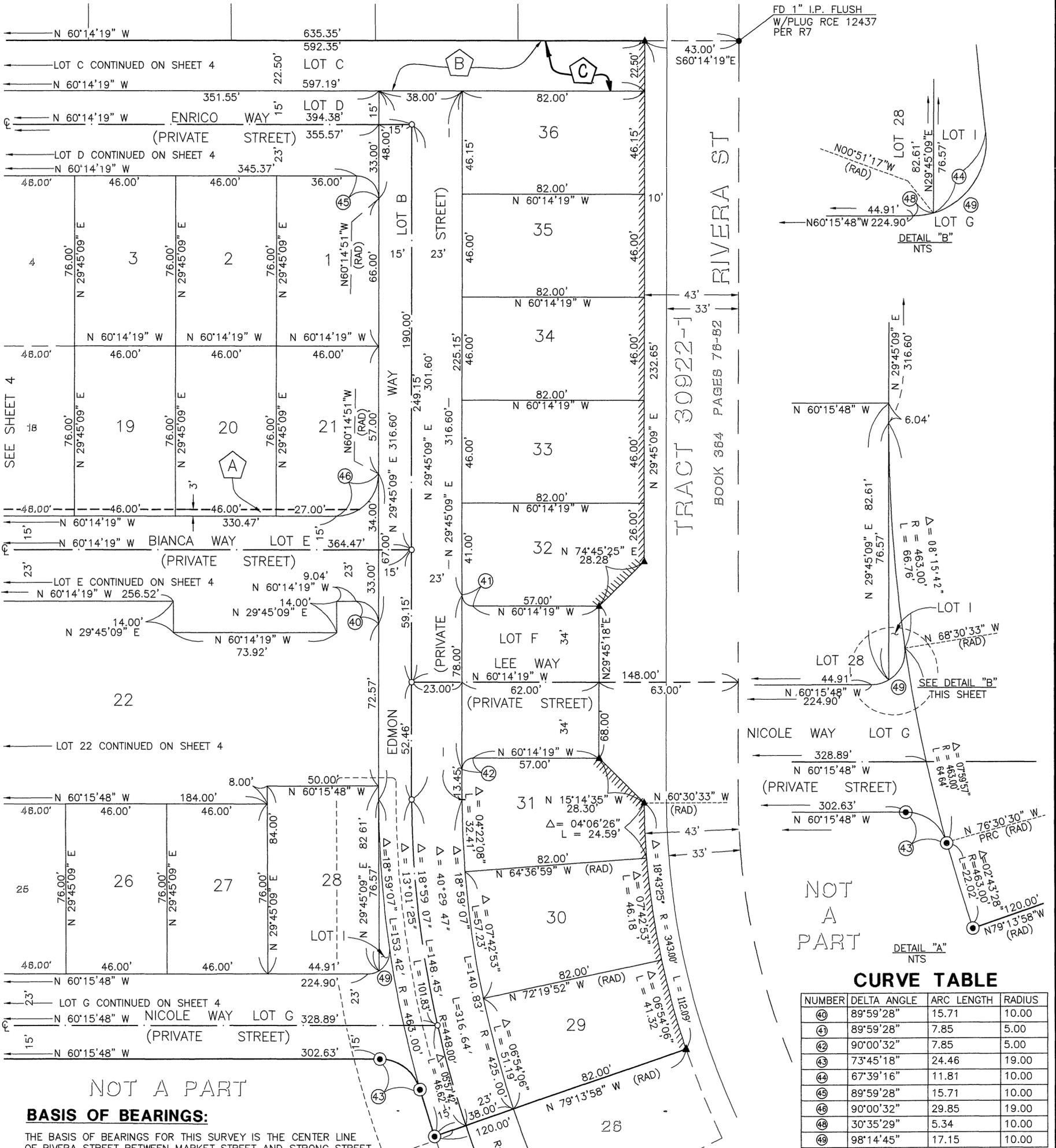
(LOCATED IN SECTION 11, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN.)

WILSON MIKAMI CORPORATION IRVINE, CA

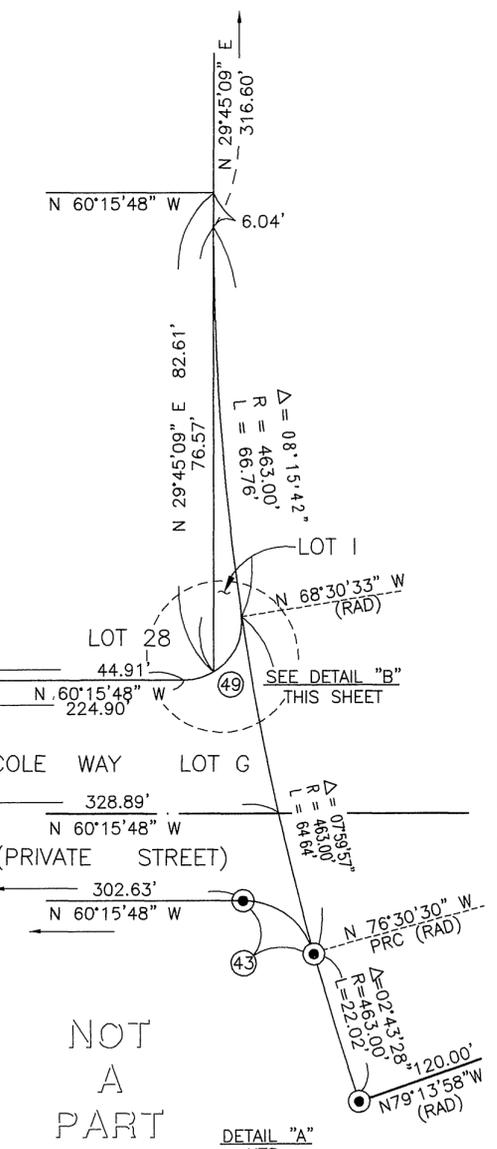
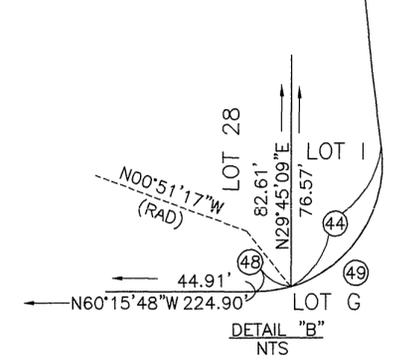
RICHARD TETREAU L.S. 7418



SCALE: 1" = 30'



FD 1" I.P. FLUSH W/PLUG RCE 12437 PER R7



**CURVE TABLE**

| NUMBER | DELTA ANGLE | ARC LENGTH | RADIUS |
|--------|-------------|------------|--------|
| 40     | 89°59'28"   | 15.71      | 10.00  |
| 41     | 89°59'28"   | 7.85       | 5.00   |
| 42     | 90°00'32"   | 7.85       | 5.00   |
| 43     | 73°45'18"   | 24.46      | 19.00  |
| 44     | 67°39'16"   | 11.81      | 10.00  |
| 45     | 89°59'28"   | 15.71      | 10.00  |
| 46     | 90°00'32"   | 29.85      | 19.00  |
| 48     | 30°35'29"   | 5.34       | 10.00  |
| 49     | 98°14'45"   | 17.15      | 10.00  |

NOT A PART

### BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTER LINE OF RIVERA STREET BETWEEN MARKET STREET AND STRONG STREET AS SHOWN ON TRACT 3998 FILED IN BOOK 65 PAGE 13 THROUGH 14 INCLUSIVE, RECORDS OF RIVERSIDE COUNTY SAID LINE BEARS N 29°44'41" E

### LEGEND OF DEDICATED EASEMENTS

- A** INDICATES PUBLIC UTILITY EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES, WATER FACILITIES, AND OTHER PUBLIC UTILITIES
- B** INDICATES STORM DRAIN EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES DEDICATED HEREON TO THE CITY OF RIVERSIDE
- C** INDICATES AN EASEMENT FOR MULTI-PURPOSE RECREATIONAL TRAIL FOR NON-MOTORIZED USE.

### SURVEYORS NOTES:

- SET 1" IRON PIPE TAGGED L.S. 7418 FLUSH AT ALL LOT CORNERS EXCEPT AT STREET FRONTAGE SET LEAD AND TAG LS 7418 ON TOP OF CURB PROPERTY LINE PRODUCED
- INDICATES SET GEAR SPIKE AND TAG L.S. 7418
- INDICATES SET 2" IRON PIPE WITH TAG L.S. 7418
- ▲ INDICATES FOUND 2" IRON PIPE WITH PLUG LS 7181 PER TRACT 30922-1 M.B. 364\76-82
- ▨ INDICATES RIGHTS OF ACCESS (ABUTTERS RIGHTS) TO OR FROM RIVERA STREET ARE RELINQUISHED HEREON EXCEPT AT APPROVED INTERSECTIONS.