

CITY

416/51

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

TRACT 32772-1

BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.

SEPTEMBER 2006
PSOMAS
RIVERSIDE, CALIFORNIA

RECORDER'S STATEMENT
Filed this 16th day of February, 2007
at 8am in Book 416 of Maps at
Pages 51-56 at the request of the
City Clerk of the City of Riverside.
Fee: 217.-
No. 2007-0113016
LARRY W. WARD, County Assessor - Clerk - Recorder
By: [Signature] Deputy

Subdivision Guarantee: CHICAGO TITLE COMPANY

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 except those noted below. None

This certificate does not include any special assessments, the bonds of which have not become a lien upon said property
Date 1/30/07
PAUL C. SUNDEEN
Chief Financial Officer/Treasurer
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 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 \$35,900.

Date 01/17/2007
PAUL McDONNELL
County Tax Collector
By: Kristen MacFalls

TAX BOND STATEMENT
I hereby state that a bond in the sum of \$35,900 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.

Date 01/17/2007
NANCY ROMERO
Clerk of the Board of Supervisors
CASH TAX BOND
PAUL McDONNELL
County Tax Collector
By: _____
By: Kristen MacFalls

SURVEYOR'S STATEMENT
This map was prepared by me or under my direction and is based upon a field survey in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of Griffin Industries on March 1, 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.

Date 01-16-07
PAUL A. PEREA
L.S. 6199 Lic. Exp. 3/31/08
By: [Signature]



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 public use for street and public utility purposes, Lots "A" and "B".
We hereby dedicate to the City of Riverside as an easement for the construction and maintenance of electric energy distribution, telecommunication, water and sewer facilities, together with the right of emergency ingress and egress, Lots "C" through "I" inclusive.
We hereby dedicate to the City of Riverside as an easement for the construction and maintenance of sanitary sewer facilities, the easements designated as "SEWER EASEMENT".
We hereby dedicate to the City of Riverside as an easement for the construction and maintenance of water facilities, the easement designated as "WATER EASEMENT".
We hereby retain Lots "C" through "I", inclusive, indicated as "PRIVATE STREET", for private use for the sole benefit of ourselves, our successors, assignees, and lot owners within this Tract Map.
We hereby retain Lots 80 through 86, inclusive, indicated as "COMMON AREA", for private use for the sole benefit of ourselves, our successors, assignees, and lot owners within this Tract Map.
We hereby reserve to ourselves, successors and assigns for storm drain purposes, the easement designated as "STORM DRAIN EASEMENT".
We hereby request that the following Public Streets and Easements, which are not shown on the attached map, be abandoned in conformance with Section 66434 (g) of the Subdivision Map Act:
1) The City of Riverside being successor in interest to that certain easement for entry, pipelines, ditches, flumes and conduits in favor of Riverside Water Company and Riverside Land Company, recorded May 25, 1917 in Book 464, Page 153 of Deeds, Records of Riverside County, California;
2) Lots "A", "C", "D", "E" and "F" as dedicated on M.B. 11/58; 3) That certain easement for traffic signal and related electric facilities, recorded October 21, 2005 as inst. no. 870871, Official Records of Riverside County, California.

RIVERWALK VISTA, LLC, a California limited liability company
By: The Griffin Homebuilding Group, LLC, a Delaware limited liability company, its Managing Member
By: Griffin Industries, Inc., a California corporation, its Managing Member
By: [Signature] Richard A. Niec, President - Real Estate Development
By: [Signature] Joseph E. Anderson, Jr., Senior Vice President - Accounting

BANK OF THE WEST, a California banking corporation as Beneficiary under Deed of Trust recorded December 22, 2005 as inst. 1056041, Official Records of Riverside County, California.
[Signature] Sharyl Maccone, VP

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 utility 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 23, 2007
DAVID H. WRIGHT
Public Utilities General Manager
By: [Signature]

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 1/30/07
MARK S. BROWN
L.S. 5655 Lic. Exp. 9/30/07
City Surveyor
By: [Signature]



CITY CLERK CERTIFICATE
RESOLVED: That this map consisting of 6 sheets be, and the same is hereby accepted as the final map of Tract 32772-1.
Lots "A" and "B" are hereby accepted for public street and public utility purposes.
Lots "C" through "I" inclusive are hereby accepted as easements for the construction and maintenance of electric energy distribution, telecommunication, water and sewer facilities, together with the right of emergency ingress and egress.
The easements designated as "SEWER EASEMENT" are hereby accepted as easements for the construction and maintenance of sanitary sewer facilities.
The easement designated as "WATER EASEMENT" is hereby accepted as an easement for the construction and maintenance of water facilities.
That the following Public Streets and Easements are hereby abandoned in conformance with Section 66434 (g) of the Subdivision Map Act: 1) The City of Riverside being successor in interest to that certain easement for entry, pipelines, ditches, flumes and conduits in favor of Riverside Water Company and Riverside Land Company, recorded May 25, 1917 in Book 464, Page 153 of Deeds, Records of Riverside County, California; 2) Lots "A", "C", "D", "E" and "F" as dedicated on M.B. 11/58; 3) That certain easement for traffic signal and related electric facilities, recorded October 21, 2005 as inst. no. 870871, Official Records of Riverside County, California.

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 6th day of February, 2007

COLLEEN J. NICOL
City clerk of the City of Riverside, California
By: [Signature]

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 32772 which was approved by the City of Riverside Planning Commission on July 21, 2005 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 same.

Date 1/30/07
THOMAS J. BOYD
R.C.E. 36170 Lic. Exp. 6/30/08
City Engineer
By: [Signature]



SOILS REPORT
A preliminary soils report was prepared for this subdivision by Gorian and Associates, Inc. on March 26, 2004 as required by the Health and Safety Code of California, Section 17953.

M.B. 416 / 51

M.B. 416 / 51

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

TRACT 32772-1

BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.

SEPTEMBER 2006
PSOMAS
RIVERSIDE, CALIFORNIA

NOTARY ACKNOWLEDGMENT

State of California
County of Los Angeles) SS

On Jan. 12, 2007 before me, Susan M. Pfister
A Notary Public in and for said County and State, personally appeared

Richard A. Niece and Joseph E. Anderson, Jr
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand: My commission expires Sept. 9, 2009

Susan M. Pfister Susan M. Pfister
Notary Public in and for said State (Print Name)
My principal place of business is in Los Angeles County

NOTARY ACKNOWLEDGMENT

State of California
County of Los Angeles) SS

On January 16, 2007 before me, Laura Miller
A Notary Public in and for said County and State, personally appeared

Sheryl Macross
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand: My commission expires November 6, 2008

Laura Miller Laura Miller
Notary Public in and for said State (Print Name)
My principal place of business is in Los Angeles County

NOTARY ACKNOWLEDGMENT

State of _____)
County of _____) SS

On _____ before me, _____
A Notary Public in and for said County and State, personally appeared _____

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand: My commission expires _____

Notary Public in and for said State (Print Name)
My principal place of business is in _____ County

M.B. 416 / 52

M.B. 416 / 52

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

TRACT 32772-1

BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.



SURVEYOR'S NOTES

Bearings are based upon the Centerline of La Sierra Avenue as being N.33°37'19"W. as shown on Record of Survey on file in Book 80, at Pages 72 through 77 thereof, Records of Riverside County, California.

- Indicates Found Monuments as noted.
- Indicates Found 3/4" I.P. with brass tag marked R.C.F.C. and W.C.D. Flush, unless otherwise noted, per R.S. 80/72-77.
- △ Indicates Set 1" I.P. with plastic plug stamped L.S. 6199, Flush, unless otherwise noted.
- Indicates Set 1/2" "Spike and L.S. 6199 Tag, Flush.

Set 1" I.P. with plastic plug stamped L.S. 6199, Flush at all rear lot corners and angle points in side lot lines, unless otherwise noted.

Set Nail and L.S. 6199 Tag in top of curb at the prolongation of side lot lines.

() Indicates Measured Data, also Record Data per R.S. 80/72-77, unless otherwise noted.

[] Indicates Measured Data, also Record Data per P.M. 169/22-23, unless otherwise noted.

< > Indicates Measured Data, also Record Data per Grant of Easement to the City of Riverside, rec. 10/21/05 as inst. no. 870872, O.R. Riv. Co., Ca., unless otherwise noted.

{ } Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0445, rec. 1/31/07 as inst. no. 71431 O.R. Riv. Co., Ca.

[[]] Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0447, rec. 1/31/07 as inst. no. 71433 O.R. Riv. Co., Ca.

(()) Indicates Measured Data, also Record Data per M.B. 89/56-60, unless otherwise noted.

<< >> Indicates Measured Data, also Record Data per Deed rec. 3/9/64, in Book 3632 Page 137, records of Riv. Co. Ca.

This Tract contains 33.561 Acres

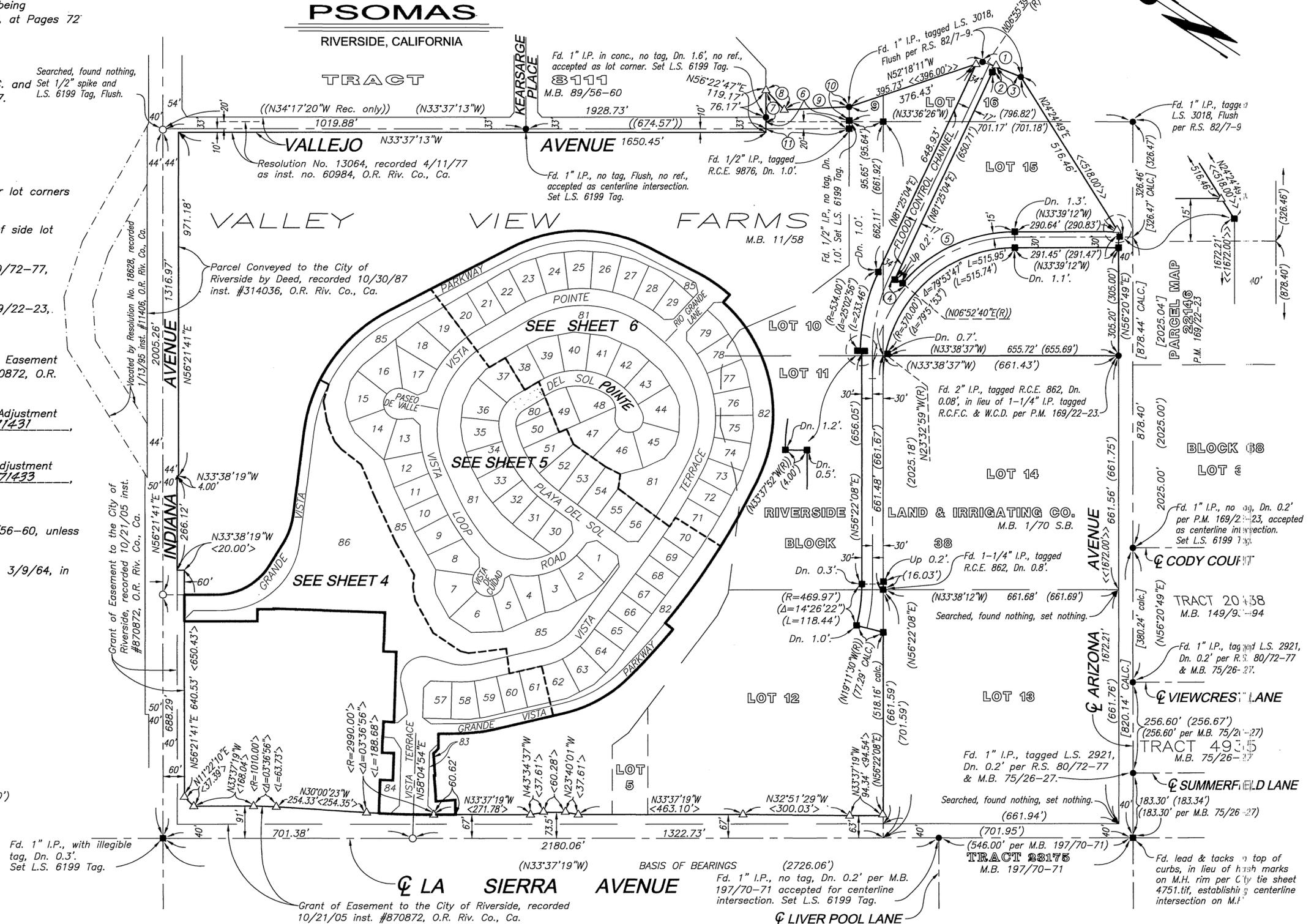
COURSE DATA

- ① N12°15'11"W <<115.85'>>
- ② R=483.00' Δ=01°39'17" L=13.95'
- ③ N12°15'11"W 78.52'
- ④ (N08°34'56"W) (24.33')
- ⑤ (R=415.00') Δ=49°28'08" L=358.31' (Δ=49°28'05" L=358.30')
- ⑥ (N33°37'13"W) 234.28'
- ⑦ N56°22'47"E 89.17'
- ⑧ N13°32'47"E 75.69'
- ⑨ N36°12'34"W 182.99'
- ⑩ N56°22'13"E 41.92'
- ⑪ (N33°37'13"W) 234.28' ((234.14'))

Fd. 1" I.P., with illegible tag, Dn. 0.3'. Set L.S. 6199 Tag.

SEPTEMBER 2006

SCALE: 1" = 200'



PSOMAS

RIVERSIDE, CALIFORNIA

TRACT

VALLEJO AVENUE

VALLEY VIEW FARMS

M.B. 11/58

LA SIERRA AVENUE

BASIS OF BEARINGS (2726.06')
Fd. 1" I.P., no tag, Dn. 0.2' per M.B. 197/70-71 accepted for centerline intersection. Set L.S. 6199 Tag.

LIVER POOL LANE

SUMMERFIELD LANE

183.30' (183.34')
(183.30' per M.B. 75/26-27)

VIEWCREST LANE

256.60' (256.67')
(256.60' per M.B. 75/21-27)

TRACT 20438

M.B. 149/99-94

CODY COURT

Fd. 1" I.P., no tag, Dn. 0.2' per P.M. 169/22-23, accepted as centerline intersection. Set L.S. 6199 Tag.

LOT 6

2025.00' (2025.00')

BLOCK 38

878.40' (2025.00')

LOT 14

655.72' (655.69')

LOT 11

655.72' (655.69')

LOT 10

655.72' (655.69')

LOT 15

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LOT 16

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LOT 108

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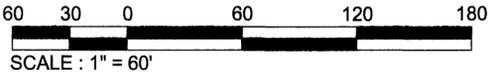
LOT 109

416/54

M.B. 416 / 54

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

SHEET 4 OF 6 SHEETS



TRACT 32772-1

BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.

SEPTEMBER 2006

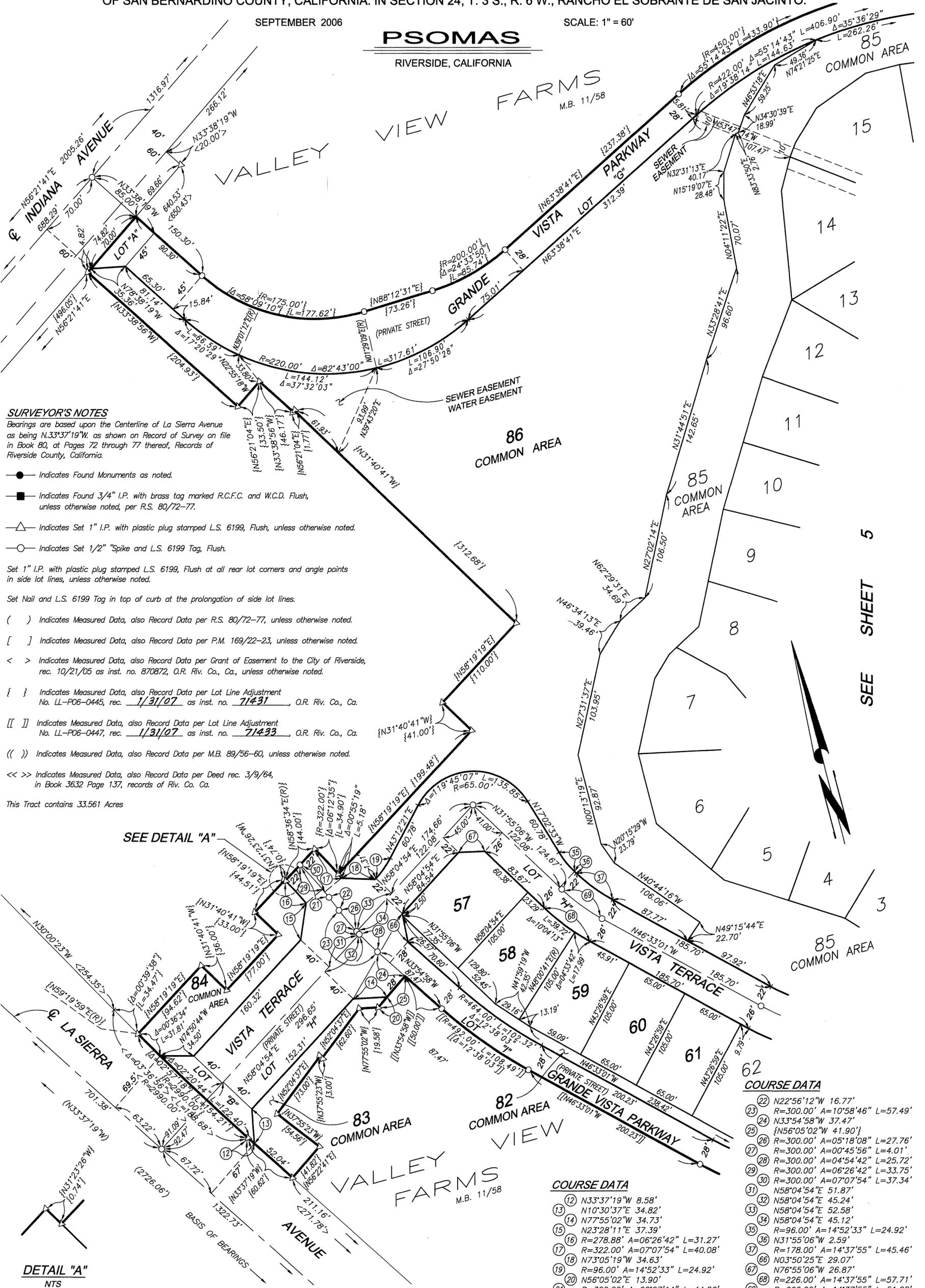
SCALE: 1" = 60'

PSOMAS

RIVERSIDE, CALIFORNIA

VALLEY VIEW FARMS
M.B. 11/58

CITY



SURVEYOR'S NOTES

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- [] Indicates Measured Data, also Record Data per P.M. 169/22-23, unless otherwise noted.
- < > Indicates Measured Data, also Record Data per Grant of Easement to the City of Riverside, rec. 10/21/05 as inst. no. 870872, O.R. Riv. Co., Ca., unless otherwise noted.
- { } Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0445, rec. 1/31/07 as inst. no. 71431 O.R. Riv. Co., Ca.
- [[]] Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0447, rec. 1/31/07 as inst. no. 71433 O.R. Riv. Co., Ca.
- (()) Indicates Measured Data, also Record Data per M.B. 89/56-60, unless otherwise noted.
- << >> Indicates Measured Data, also Record Data per Deed rec. 3/9/64, in Book 3632 Page 137, records of Riv. Co. Ca.

This Tract contains 33.561 Acres

SEE DETAIL "A"

DETAIL "A"
NTS

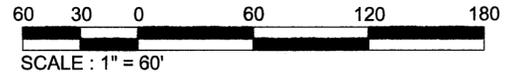
COURSE DATA

- | | | | |
|----|--------------------------------|----|--------------------------------|
| 12 | N33°37'19"W 8.58' | 22 | N22°56'12"W 16.77' |
| 13 | N10°30'37"E 34.82' | 23 | R=300.00' A=10°58'46" L=57.49' |
| 14 | N77°55'02"W 34.73' | 24 | N33°54'58"W 37.47' |
| 15 | N23°28'11"E 37.39' | 25 | {N56°05'02"W 41.90'} |
| 16 | R=278.88' A=06°26'42" L=31.27' | 26 | R=300.00' A=05°18'08" L=27.76' |
| 17 | R=322.00' A=07°07'54" L=40.08' | 27 | R=300.00' A=00°45'56" L=4.01' |
| 18 | N73°05'19"W 34.63' | 28 | R=300.00' A=04°54'42" L=25.72' |
| 19 | R=96.00' A=14°52'33" L=24.92' | 29 | R=300.00' A=06°26'42" L=33.75' |
| 20 | N56°05'02"E 13.90' | 30 | R=300.00' A=07°07'54" L=37.34' |
| 21 | R=300.00' A=08°27'14" L=44.26' | 31 | N58°04'54"E 51.87' |
| | | 32 | N58°04'54"E 45.24' |
| | | 33 | N58°04'54"E 52.58' |
| | | 34 | N58°04'54"E 45.12' |
| | | 35 | R=96.00' A=14°52'33" L=24.92' |
| | | 36 | N31°55'06"W 2.59' |
| | | 37 | R=178.00' A=14°37'55" L=45.46' |
| | | 66 | N03°50'25"E 29.07' |
| | | 67 | N76°55'06"W 26.87' |
| | | 68 | R=226.00' A=14°37'55" L=57.71' |
| | | 69 | R=200.00' A=14°37'55" L=51.08' |

SEE SHEET 5

M.B. 416 / 54

TRACT 32772-1



BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.

VALLEY VIEW FARMS

M.B. 11/58

SEPTEMBER 2006

SCALE: 1" = 60'

PSOMAS

RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES

Bearings are based upon the Centerline of La Sierra Avenue as being N.33°37'19"W. as shown on Record of Survey on file in Book 80, at Pages 72 through 77 thereof, Records of Riverside County, California.

- Indicates Found Monuments as noted.
- Indicates Found 3/4" I.P. with brass tag marked R.C.F.C. and W.C.D. Flush, unless otherwise noted, per R.S. 80/72-77.
- △ Indicates Set 1" I.P. with plastic plug stamped L.S. 6199, Flush, unless otherwise noted.
- Indicates Set 1/2" "Spike and L.S. 6199 Tag, Flush.

Set 1" I.P. with plastic plug stamped L.S. 6199, Flush at all rear lot corners and angle points in side lot lines, unless otherwise noted.

Set Nail and L.S. 6199 Tag in top of curb at the prolongation of side lot lines.

() Indicates Measured Data, also Record Data per R.S. 80/72-77, unless otherwise noted.

[] Indicates Measured Data, also Record Data per P.M. 169/22-23, unless otherwise noted.

< > Indicates Measured Data, also Record Data per Grant of Easement to the City of Riverside, rec. 10/21/05 as inst. no. 870872, O.R. Riv. Co., Ca., unless otherwise noted.

{ } Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0445, rec. 1/31/07 as inst. no. 71431 O.R. Riv. Co., Ca.

[[] Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0447, rec. 1/31/07 as inst. no. 71433 O.R. Riv. Co., Ca.

(()) Indicates Measured Data, also Record Data per M.B. 89/56-60, unless otherwise noted.

<< >> Indicates Measured Data, also Record Data per Deed rec. 3/9/64, in Book 3632 Page 137, records of Riv. Co. Ca.

This Tract contains 33.561 Acres

SEE SHEET 4

SEE SHEET 6

COURSE DATA

- (38) N47°56'13"E 32.50'
- (39) R=72.00' A=71°19'23" L=89.63'
- (40) R=46.00' A=71°19'23" L=57.26'
- (41) N66°51'28"W 21.10'
- (42) R=172.00' A=14°17'27" L=42.90'
- (43) R=172.00' A=23°46'30" L=71.37'
- (44) R=172.00' A=15°26'45" L=46.37'
- (45) R=172.00' A=08°19'45" L=25.00'
- (46) R=300.00' A=08°36'47" L=45.10'
- (47) R=46.00' A=46°12'41" L=37.10'
- (48) N68°21'54"E 15.86'
- (49) N06°38'06"W 38.40'
- (50) N06°38'06"W 39.44'
- (51) N67°10'12"E 33.31'
- (52) R=46.00' A=25°06'42" L=20.16'

TRACT 32772-1

BEING A SUBDIVISION OF A PORTION OF LOTS 2, 3, 4, 9, 10, 12, 14, 17, 18, 21 THROUGH 28, "A", "C" AND "E", AND ALL OF LOTS 11, 19, 20, 29, "D" AND "F" OF VALLEY VIEW FARMS PER M.B. 11/58, RECORD OF RIVERSIDE COUNTY, CALIFORNIA; AND A PORTION OF LOTS 10 AND 11 IN BLOCK 38 OF RIVERSIDE LAND & IRRIGATING COMPANY PER M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. IN SECTION 24, T. 3 S., R. 6 W., RANCHO EL SOBRANTE DE SAN JACINTO.

SEPTEMBER 2006

SCALE: 1" = 60'

PSOMAS

RIVERSIDE, CALIFORNIA

60 30 0 60 120 180

SCALE: 1" = 60'

SURVEYOR'S NOTES

Bearings are based upon the Centerline of La Sierra Avenue as being N.33°37'19"W. as shown on Record of Survey on file in Book 80, at Pages 72 through 77 thereof, Records of Riverside County, California.

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- Indicates Set 1/2" Spike and L.S. 6199 Tag, Flush.

Set 1" I.P. with plastic plug stamped L.S. 6199, Flush at all rear lot corners and angle points in side lot lines, unless otherwise noted.

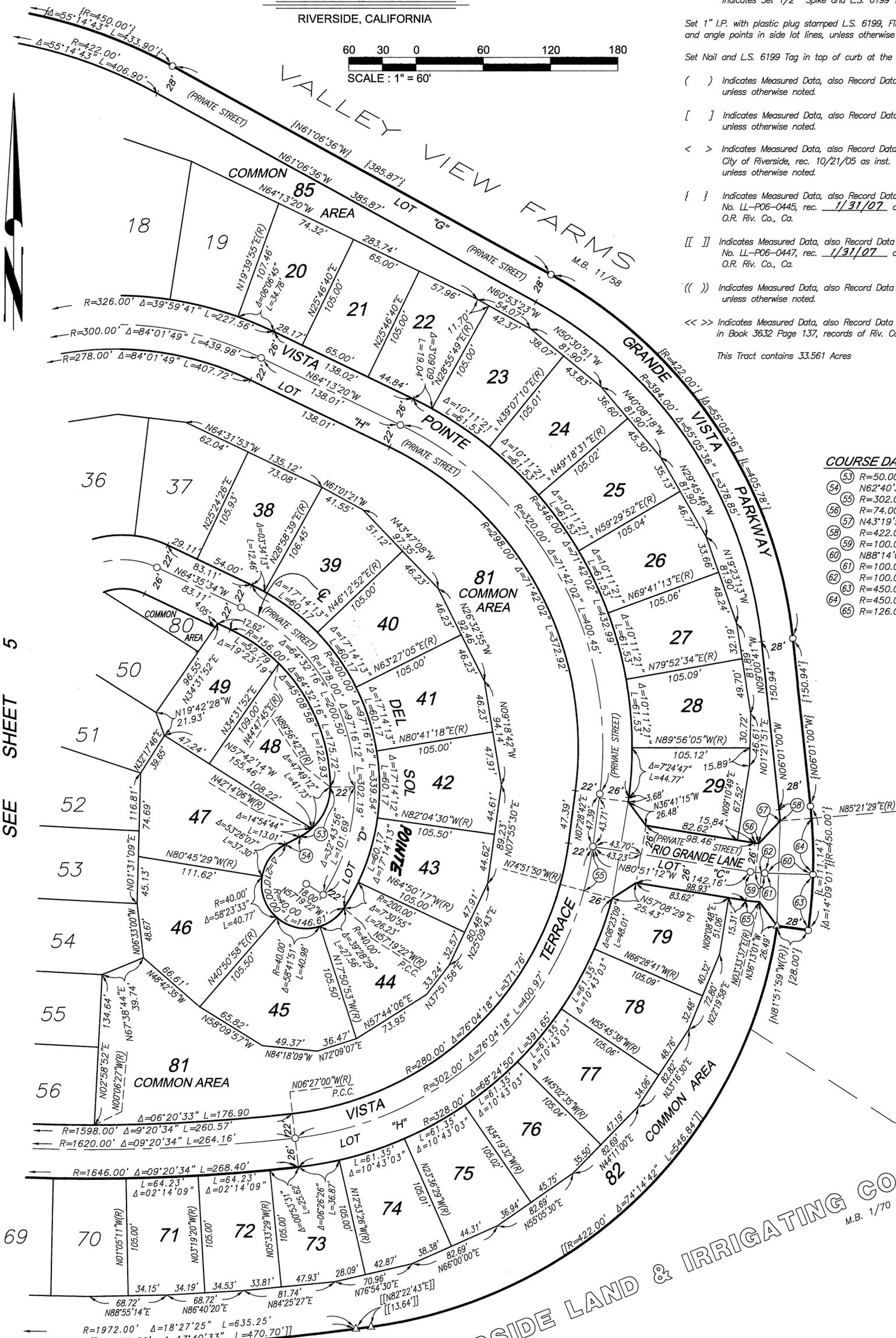
Set Nail and L.S. 6199 Tag in top of curb at the prolongation of side lot lines.

- () Indicates Measured Data, also Record Data per R.S. 80/72-77, unless otherwise noted.
- [] Indicates Measured Data, also Record Data per P.M. 169/22-23, unless otherwise noted.
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- [[] Indicates Measured Data, also Record Data per Lot Line Adjustment No. LL-P06-0447, rec. 1/31/07 as inst. no. 71433 O.R. Riv. Co., Ca.
- (()) Indicates Measured Data, also Record Data per M.B. 89/56-60, unless otherwise noted.
- << >> Indicates Measured Data, also Record Data per Deed rec. 3/9/64, in Book 3632 Page 137, records of Riv. Co. Ca.

This Tract contains 33,561 Acres

COURSE DATA

- (53) R=50.00' A=62°43'56" L=54.74'
- (54) N62°40'38"E 14.22'
- (55) R=302.00' A=07°39'28" L=40.36'
- (56) R=74.00' A=02°36'45" L=3.37'
- (57) N43°19'56"E 27.84'
- (58) R=422.00' A=01°22'29" L=10.12'
- (59) R=100.00' A=07°22'56" L=12.88'
- (60) N88°14'08"W(R) 42.96'
- (61) R=100.00' A=04°46'11" L=8.32'
- (62) R=100.00' A=01°47'45" L=3.13'
- (63) R=450.00' A=06°22'09" L=50.02'
- (64) R=450.00' A=06°24'23" L=50.32'
- (65) R=126.00' A=05°35'11" L=12.29'



SEE SHEET 5

VALLEY VIEW FARMS
M.B. 11/58

RIVERSIDE LAND & IRRIGATING CO.
M.B. 1/70 S.B.