

IN THE CITY RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 30613**  
**FOR CONDOMINIUM PURPOSES**

BEING A PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN  
**SDH & ASSOCIATES, INC., RIVERSIDE, CA.**  
**JANUARY 2007**

**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 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 PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A".  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES THE EASEMENT DESIGNATED AS "20" SEWER EASEMENT".  
WE HEREBY RESERVE TO OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS AN EASEMENT DESIGNATED AS "20" PRIVATE ROADWAY AND ACCESS EASEMENT."  
THE NEWBY FAMILY TRUST, DATED MARCH 10, 1982

Wilton K. Newby  
WILTON K. NEWBY, TRUSTEE

**TRUSTEE**

PROVIDENT FINANCIAL CORP., A CALIFORNIA CORPORATION, AS TRUSTEE UNDER DEED OF TRUST RECORDED MAY 26, 2005, PER DOCUMENT NO. 2005-0422113 O.R. RIV. CO.  
PROVIDENT FINANCIAL CORP., A CALIFORNIA CORPORATION  
BY William M. O'Haverty

William M. O'Haverty  
(PRINT NAME)  
TITLE Vice President

**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. 30613.  
LOT "A" IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.  
THE EASEMENT DESIGNATED "20' SEWER EASEMENT" IS HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES.  
THE 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 2nd DAY OF May, 2007.

COLLEEN J. NICOL  
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA.  
BY Sherry Norton-Ellick Assoc. City Clerk

**ENGINEER'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 WILTON K. NEWBY IN SEPTEMBER 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.



DATED 2-06-2007  
Brian Esigate  
BRIAN E. ESGATE, R.C.E. 21884  
LICENSE EXPIRES 9/30/07

**RECORDER'S STATEMENT**

FILED THIS 29th DAY OF MAY, 2007, AT 8:00 A.M. IN BOOK 422 OF MAPS AT PAGES 33-35 AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE  
FEE 011.00  
NO. 2007-0350180  
LARRY W. WARD, COUNTY ASSESSOR, CLERK, RECORDER  
BY Armin A. Smith  
DEPUTY  
SUBDIVISION GUARANTEE: FIRST AMERICAN 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 FOR THOSE NOTED BELOW.  
NONE

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

PAUL C. SUNDEEN  
CHIEF FINANCIAL OFFICER/ TREASURER  
DATED 5/10/07 BY Paul C. Sundeen

**TAX BOND STATEMENT**

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 500 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 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 March 14, 2007  
CASH TAX BOND  
NANCY ROMERO  
CLERK TO THE BOARD OF SUPERVISORS  
PAUL McDONNELL  
COUNTY TAX COLLECTOR  
BY Keisten MacGullis  
DEPUTY

**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 \$ 500.  
DATED March 14, 2007

PAUL McDONNELL  
COUNTY TAX COLLECTOR  
BY Keisten MacGullis  
DEPUTY

**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.  
THAT CERTAIN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR CONSTRUCTION, MAINTENANCE, OPERATION, INSPECTION, REPAIR, REPLACEMENT, AND REMOVAL OF ELECTRIC LINES AND CABLES, INCLUDING ADDITIONAL LINES AND APPURTENANCES, PER DOCUMENT RECORDED MAY 29, 1694, AS INSTRUMENT NO. 66544 O.R. RIV. CO.

DAVID H. WRIGHT  
PUBLIC UTILITIES GENERAL MANAGER  
DATED 5/10/07 BY David H. Wright  
mm mm

**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 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.

DAVID H. WRIGHT  
PUBLIC UTILITIES GENERAL MANAGER  
DATED 5/10/07 BY David H. Wright  
mm mm

**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.

MARK S. BROWN, CITY SURVEYOR  
L.S. 5655 LIC. EXP. 9/30/07  
DATED 5/21/07 BY Mark S. Brown



**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 NO. 30613, WHICH WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF RIVERSIDE ON APRIL 22, 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.

THOMAS J. BOYD  
R.C.E. 36170 LIC. EXP. 6/30/08  
CITY ENGINEER  
DATED 5/21/07 BY Thomas J. Boyd



IN THE CITY RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 30613**  
**FOR CONDOMINIUM PURPOSES**

BEING A PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN  
SDH & ASSOCIATES, INC., RIVERSIDE, CA.  
JANUARY 2007

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF Riverside

ON THIS 15 DAY OF February, 2007, BEFORE ME, Monica Patterson  
A NOTARY PUBLIC, IN AND FOR SAID STATE PERSONALLY APPEARED

Wilton K. Newby  
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)  
EXECUTED THE INSTRUMENT.  
MY COMMISSION EXPIRES 8/31/2010 WITNESS MY HAND.

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY

Monica Patterson  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINT NAME Monica Patterson

**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:

1. AN EASEMENT IN FAVOR OF FRANK A. TETLEY FOR PIPELINES AND INCIDENTAL PURPOSES, PER DOCUMENT RECORDED APRIL 10, 1909, IN BOOK 282, PAGE 43 OF DEEDS, RIV. CO.
2. AN EASEMENT IN FAVOR OF F. A. TETLEY, JR., FOR PIPELINES AND INCIDENTAL PURPOSES, PER DOCUMENT RECORDED FEBRUARY 11, 1947, IN BOOK 818, PAGE 288 OF OFFICIAL RECORDS, RIV. CO.
3. AN AVIGATION EASEMENT IN FAVOR OF MARCH INLAND PORT AIRPORT AUTHORITY PER DOCUMENT RECORDED APRIL 10, 2006, PER DOCUMENT NO. 2006-0254040, OFFICIAL RECORDS, RIV. CO.
4. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS PER DOCUMENT RECORDED AUGUST 17, 1912, IN BOOK 357, PAGE 63 OF DEEDS, RIV. CO. RECORDS.

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF Riverside

ON THIS 15 DAY OF February, 2007, BEFORE ME, Monica Patterson  
A NOTARY PUBLIC, IN AND FOR SAID STATE PERSONALLY APPEARED

William M. O'Leary  
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)  
EXECUTED THE INSTRUMENT.  
MY COMMISSION EXPIRES 8/31/2010 WITNESS MY HAND.

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY

Monica Patterson  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINT NAME Monica Patterson

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 200\_\_, BEFORE ME, \_\_\_\_\_  
A NOTARY PUBLIC, IN AND FOR SAID 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)  
EXECUTED THE INSTRUMENT.  
MY COMMISSION EXPIRES \_\_\_\_\_ WITNESS MY HAND.

MY PRINCIPAL PLACE OF BUSINESS IS IN \_\_\_\_\_ COUNTY

\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINT NAME \_\_\_\_\_

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 200\_\_, BEFORE ME, \_\_\_\_\_  
A NOTARY PUBLIC, IN AND FOR SAID STATE PERSONALLY APPEARED

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INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S)  
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\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINT NAME \_\_\_\_\_

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 200\_\_, BEFORE ME, \_\_\_\_\_  
A NOTARY PUBLIC, IN AND FOR SAID STATE PERSONALLY APPEARED

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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)  
EXECUTED THE INSTRUMENT.  
MY COMMISSION EXPIRES \_\_\_\_\_ WITNESS MY HAND.

MY PRINCIPAL PLACE OF BUSINESS IS IN \_\_\_\_\_ COUNTY

\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
PRINT NAME \_\_\_\_\_

**SOILS REPORT**

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY JOHN R. BYERLY INC. ON AUGUST 23, 2004 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953.

M.B. 422 / 34

M.B. 422 / 34

