49/19

TRACT NO 2684

SHEET 1 OF 4 SHEETS

IN THE COUNTY OF RIVERSIDE STATE OF CALIFORNIA

BEING A SUBDIVISION OF A PORTION OF THE NW 1/4 SEC.4 T.3S., R.6W. LA SIERRA RANCHO AS PER MAP OF SUBDIVISION OF LA SIERRA RANCHO IN BOOK 6 PAGE 70 OF MAPS RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

NESTE BRUDIN & STONE CIVIL ENGINEERS SAN BERNARDINO, CAL.

OCTOBER 1963

FILED
ON FEBRUARY 5, 1964
No. ____ @ 10:35 A.M.
W. D. BALOGH
COUNTY RECORDER
Aaron B Vaughn
DEPUTY
FEE $ 11.00
FILED BY County Clerk
subd. Gree by. T.I. & T. Co.

ENGINEER'S CERTIFICATE

We, NESTE, BRUDIN and STONE, a partnership hereby certify that we are Registered Civil Engineers of the State of California and that this map consisting of (4) four sheets is a true and complete representation of a survey made under our supervision in September, 1963, and that all the monuments shown hereon are of the character and occupy the positions indicated, or will be set in such position within one year after recordation and are or will be sufficient to enable the survey to be retraced.

Dated 12-27-63 Norman A Neste ____ ____, A Partner
Registered Civil Engineer No. 8613

TAX COLLECTOR'S CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens against the property shown upon the annexed Map for unpaid State, County, Municipal, Local taxes or Special Assessments collected as taxes.

Dated This 9th Day of January 1964
Donna M. Bauer - County Tax Collecter
By D. Strode ____ Deputy

COUNTY SURVEYOR'S CERTIFICATE

I hereby certify that I have examined the annexed map; that the Subdivision shown hereon is substantially the same as it appeared on the "Tentative Map" and any alterations (approved) thereof; that all provisions of Chapter 128 (Subdivision Map Act), Statutes of California, 1943 and Riverside County Ordinance Nº 460 have been complied with and I am satisfied that this Map is technically correct as shown.
Dated This 20TH Day of January 1964
A.C. Kieth - County of Riverside Surveyor.
By A. C. Keith ____

BOARD OF SUPERVISORS

The County of Riverside, State of California, by and thru its duly authorized officers hereby approves said final map and accepts the foregoing dedications except Lots "M" thru "O", 1' Barrier Strips, which are accepted contingent upon the extension and improvement of the streets. The 10' drainage easements are hereby not accepted.
Dated this 27 Day of January 1964
County of Riverside, State of California.
Chairman of the Board of Supervisors
Wm E Downs

ATTEST: Donald L. Sullivan - County Clerk and Ex-Officio Clerk of the Board of Supervisors.
By R. D. Doty ____ Deputy.

PLANNING COMMISSION CERTIFICATE

The "Tentative Map" (Tract No. 2684) was approved by the Riverside County Planning Commission in accordance with the requirements by law in a duly authorized meeting held this 8th day of October 1963
Secretary Hazel O. Evensen ____
Riverside County Planning Commission.

TAX BOND CERTIFICATE

I hereby certify that a bond in the sum of $ ____ has been deposited (executed and filed) with the Board of Supervisors of the County of Riverside, California, conditioned upon payment of all taxes - State, County, City or Local taxes or 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 This ____ Day of ____ 19____
Donald L. Sullivan - County Clerk and Ex-Officio Clerk of the Board of Supervisors
By ____ Deputy

OWNER'S CERTFICATE

We hereby certify that we are the owners of or have some Right, Title, or Interest in and to the Real Property included within the Subdivision as shown upon the Annexed Map and that we are the only persons whose consent is necessary to pass clear title to said property and we consent to the making of said Map and Subdivision as shown within the colored border lines and we consent to the recording of the same and we hereby dedicate to the public use Lots "A" thru "L" for street purposes, and for the construction and maintance of Public Utilities the 6' and 10' Public Utility easements shown by dashed lines and designated as 6' P.U.E.'s and 10' P.U.E.'s.
Lots "M" thru "O", 1' barrier strips are hereby dedicated to the County of Riverside.
We also offer for dedication to public use the drainage easements designated as 10' drainage easements.

WATKINS DEVELOPMENT COMPANY INC.
Jess Watkins — President
Jerad D. Stanley — Secretary

FIRST AMERICAN TITLE INSURANCE and TRUST COMPANY, a corporation
Harry L. Paulsen — ASST. VICE PRESIDENT
John D. Lewis — ASS'T Sec'y

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } s.s.
COUNTY OF RIVERSIDE }

On this 9th day of January, 1964, before me a Notary Public in and for the County of Riverside, State of California, residing therein and duly commissioned and sworn, personally appeared Jess Watkins known to me to be the President and Jerad D. Stanley known to me to be the Secretary of WATKINS DEVELOPMENT COMPANY, a California Corporation, the Corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on the behalf of the Corporation therein named and that such Instrument was executed pursuant to the by-laws or a resolution of the Corporations Board of Directors.

In witness whereof I have hereunto set my hand and affixed my Official Seal the day and year first above noted.

My Commission expires January 22, 1966
Katherine V. Herkelrath ____
Notary Public in and for said County and State

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA } s.s.
COUNTY OF RIVERSIDE }

On this 9th day of January 1964, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Harry L. Paulsen and John D. Lewis known to me to be the Asst Vice President and Assistant Secretary respectively of the corporation that executed the within instrument and known to me to be the persons who executed the same on behalf of the Corporation therein named and acknowledged to me that such corporation executed the same as trustee.

WITNESS my hand and official seal.

Dolores E. Valentine
Notary Public in and for said County and State

My Commission expires 9-30-66

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SHEET 2 OF 4 SHEETS

TRACT NO 2684

IN THE COUNTY OF RIVERSIDE STATE OF CALIFORNIA

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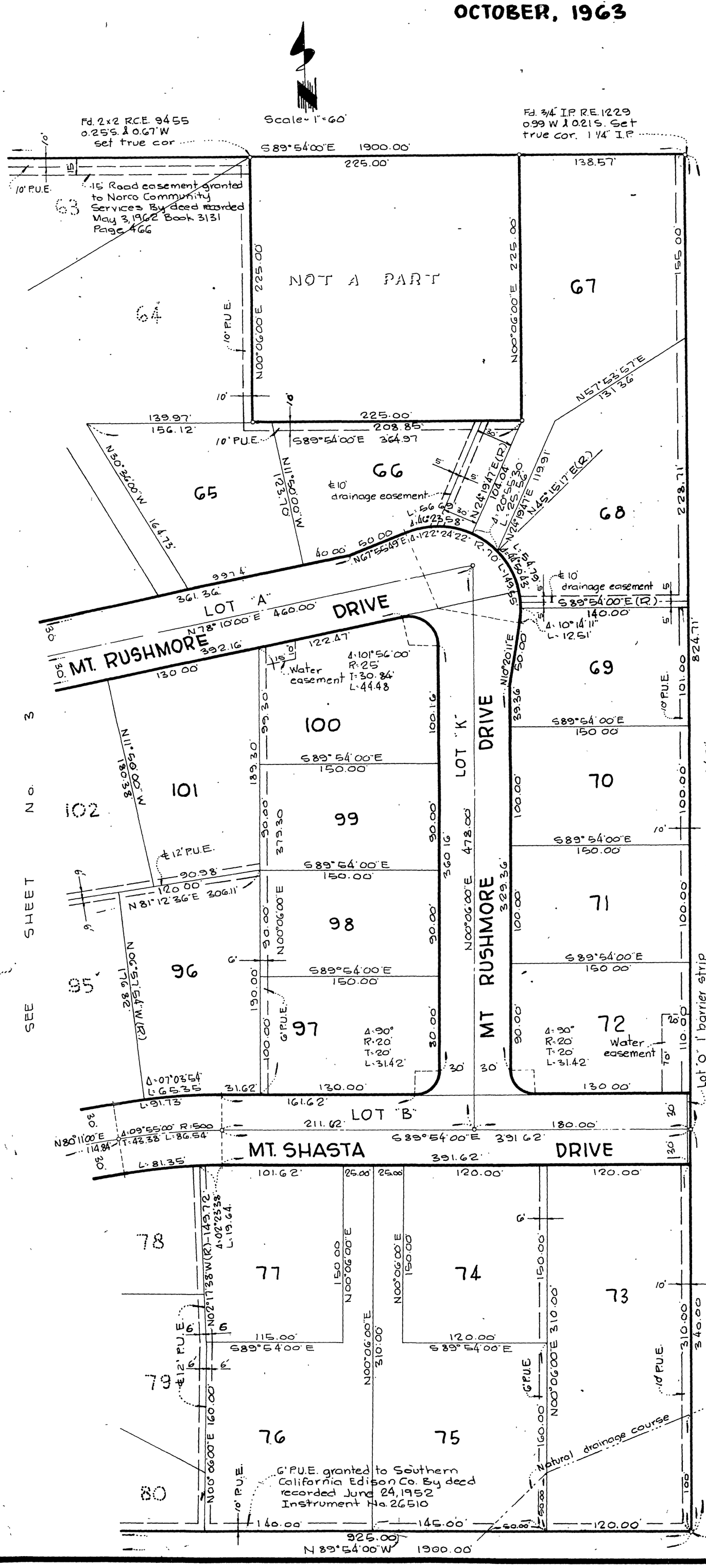
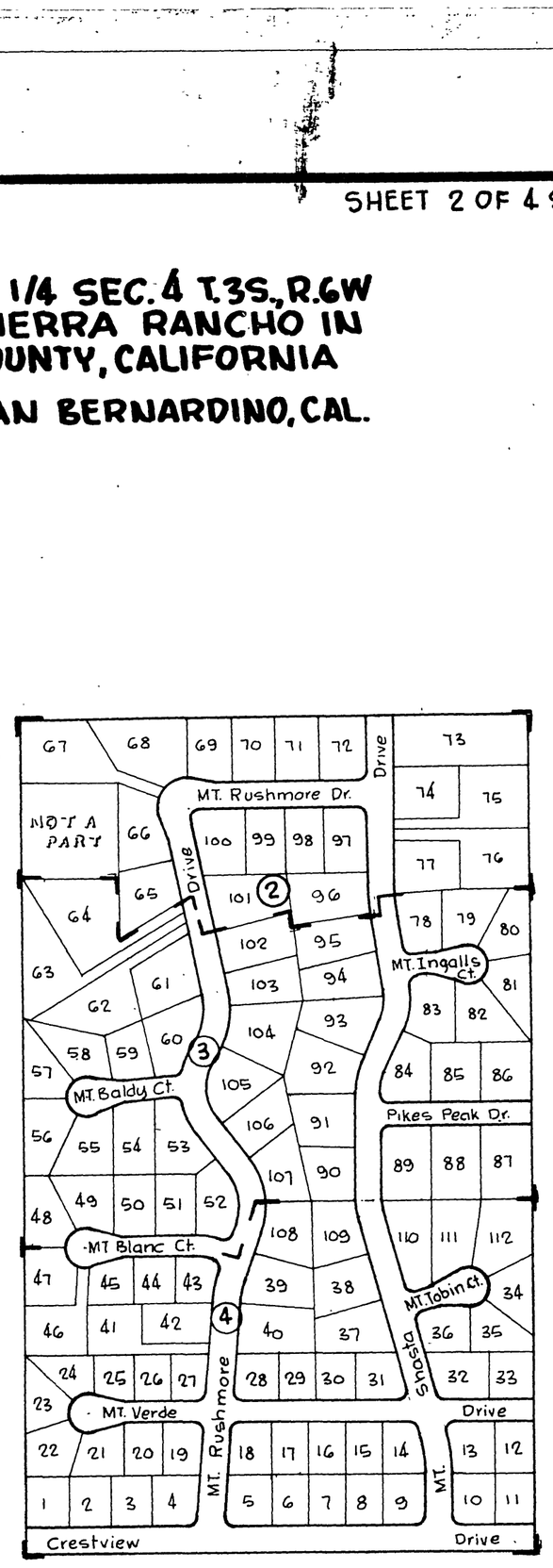
NESTE BRUDIN & STONE CIVIL ENGINEERS SAN BERNARDINO, CAL.

OCTOBER, 1963





INDEX MAP

Scale ~ 1"=300'

GENERAL NOTES

1. Set 2"x 2" redwood stakes painted white and tagged R.C.E. 8613 at all lot corners unless otherwise indicated.
2. All monuments to be set according to Riverside County St'd. No. 42, Ordinance No. 461.
3. P.U.E.-Indicates Public Utility Easement.
4. Building Setback shall conform to existing zoning.
5. This Tract has 112 lots, plus Lots "A" Thru "O."
6. • Indicates monuments found, size and description as noted.
7. ○ Indicates 1¼ Iron Pipe set. Tagged R.C.E. 8613.
8. Basis of Bearing for this map is the ℄ of Crestview Drive (Arlington Avenue) per Map of Norco Farms Tract No. 3, M.B. 12/33, Records of Riverside County Being N00°06'00"E

SEE SHEET No. 3

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TRACT NO 2684

SHEET 3 OF 4 SHEETS

IN THE COUNTY OF RIVERSIDE STATE OF CALIFORNIA

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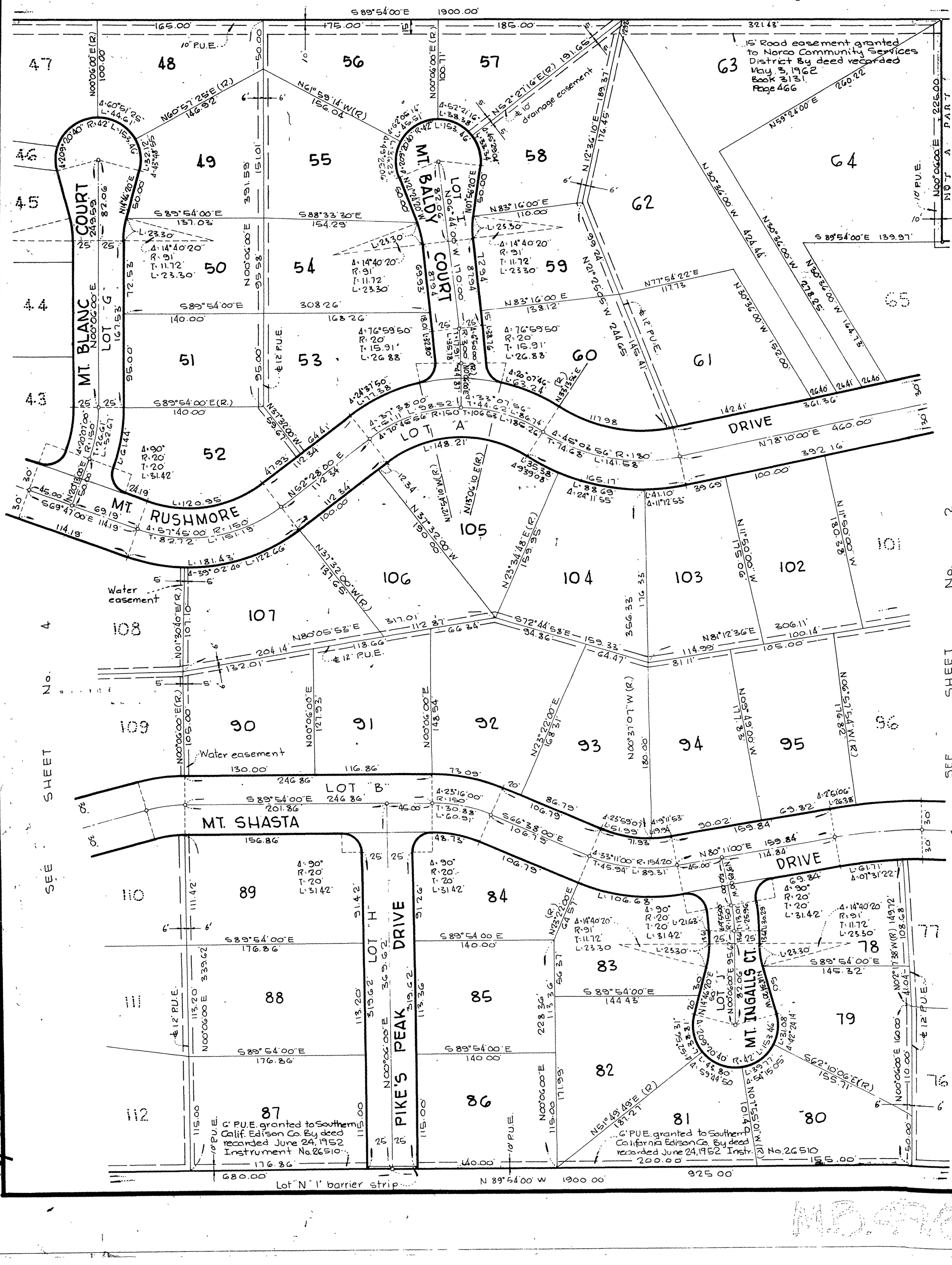
NESTE BRUDIN & STONE CIVIL ENGINEERS SAN BERNARDINO CAL.

OCTOBER 1963

Scale 1"=60'



49/22

SHEET 4 OF 4 SHEETS

TRACT NO. 2684

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NESTE BRUDIN & STONE CIVIL ENGINEERS SAN BERNARDINO, CAL

October, 1963

Fd 3x3 post for NW cor. Sec. 4 T.3S., R.6W.

Fd. 1 1/2" I.P. 0.07' W & 0.34' S

Scale 1" = 60'

S 89° 54' 00" E 1900.00'

15' Road easement granted to Norco Community Services District By deed recorded May 3, 1962 Book 3131 Page 466

DRIVE

MT. RUSHMORE DRIVE

MT. BLANC COURT

MT. SHASTA DRIVE

MT. TOBIN COURT

LOT "E"

LOT "A"

LOT "L"

LOT "D"

LOT "C"

LOT "F"

LOT "G"

LOT "B"

MT. VERDE

CRESTVIEW DRIVE

Additional 3' dedication

Lot 8 M.B. 12/33 Lot 9 NORCO FARMS TRACT 39 Lot 12 BLOCK Lot 13

Fd. 3/4 I.P. R.E. 1229 Bent to the west.

Fd. 2x2 Post for W. 1/4 cor. Sec. 4 T.3S., R.6W.

Lot "M" 1' barrier strip

G' P.U.E. granted to Southern Calif. Edison Co. By deed recorded June 24, 1952 Instrument No. 26510

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