

**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA } S.S.  
COUNTY OF RIVERSIDE }

ON THIS 16 DAY OF March, 1977, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Jack A. Sander AND Mary K. Cooper KNOWN TO ME TO BE THE President AND Secretary RESPECTIVELY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS, AS TRUSTEE.  
WITNESS AND OFFICIAL SEAL.

Marion E. Hart  
NOTARY PUBLIC IN AND FOR SAID STATE  
MY COMMISSION EXPIRES May 19, 1980

**OWNERSHIP**

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE RIGHT TITLE OR INTEREST IN THE LAND INCLUDED WITH 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 FILING OF SAID SUBDIVISION AND MAP AS SHOWN WITHIN THE COLORED BORDER LINE, AND WE HEREBY OFFER FOR DEDICATION, FOR STREET PURPOSES LOTS "A" thru "C", INCLUSIVE, AND FURTHER, THE UNDERSIGNED OWNERS, OUR SUCCESSORS AND ASSIGNS IN INTEREST HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE, A MUNICIPAL CORPORATION, ALL VEHICULAR AND PEDESTRIAN ACCESS RIGHTS APPURTENANT TO LOTS 12, 13, 22, 23, AND 30 AS SHOWN ON THE ANNEXED MAP, ON, OVER AND ACROSS VICTORIA AVENUE ADJOINING SAID LOTS. WE ALSO OFFER FOR DEDICATION TO PUBLIC USE, FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL UNDERGROUND FACILITIES, THE AREAS DESIGNATED AS 5' X 50' P.U.E. AND 5' P.U.E.

Charles H. Sutherland Jr.  
CHARLES H. SUTHERLAND JR.

FIRST HEMET CORPORATION, A CALIFORNIA CORPORATION,  
AS TRUSTEE

Jack A. Sander Mary K. Cooper  
PRESIDENT SECRETARY

**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA } S.S.  
COUNTY OF RIVERSIDE }

ON THIS 14 DAY OF MARCH, 1977, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED CHARLES H. SUTHERLAND JR., KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME.  
WITNESS MY HAND AND OFFICIAL SEAL.

John L. Neal  
NOTARY PUBLIC IN AND FOR SAID STATE  
MY COMMISSION EXPIRES 1-9-1978

**SIGNATURE OMISSION**

IN ACCORDANCE WITH SECTION 66436 (b) (1) OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURE OF THE FOLLOWING EASEMENT HOLDER HAS BEEN OMITTED SINCE THEIR INTEREST CANNOT RIPEN INTO FEE AND CANNOT BE LOCATED FROM RECORD:

GAGE CANAL COMPANY, A CALIFORNIA CORPORATION, PRESENT HOLDER OF EASEMENTS RESERVED BY THE RIVERSIDE TRUST COMPANY, LIMITED, IN DEEDS RECORDED MAY 2, 1898 AS INSTRUMENT NO 7, SAN BERNARDINO COUNTY RECORDS, JUNE 2, 1896 IN BOOK 30, PAGE 206 OF DEEDS, RIVERSIDE COUNTY RECORDS, APRIL 12, 1900 IN BOOK 30, PAGE 223 OF DEEDS, RIVERSIDE COUNTY RECORDS AND OCTOBER 15, 1901 IN BOOK 30, PAGE 227 OF DEEDS, RIVERSIDE COUNTY RECORDS.

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

**TRACT NO. 6466-1**

BEING A SUBDIVISION OF PORTIONS OF LOTS 1, 2, 3 AND 4 IN BLOCK 75 OF ARLINGTON HEIGHTS AS SHOWN BY MAP RECORDED IN BOOK 11 OF MAPS, AT PAGES 20 AND 21 THEREOF RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

**ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS**  
**RIVERSIDE CALIFORNIA**

SEPTEMBER 1975

**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 ON THE TENTATIVE MAP OF TRACT NO 6466, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION AT ITS MEETING HELD FEBRUARY 20, 1975, 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 AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT; THAT THE EASEMENTS FOR SEWERS AND DRAINAGE FACILITIES AS SHOWN ON SAID MAP HAVE BEEN APPROVED, THAT THE PLANS AND SPECIFICATIONS FOR DRAINS, SEWERS AND DRAINAGE WORKS SUFFICIENT TO PROTECT ALL LOTS IN SAID SUBDIVISION FROM FLOOD OR OVERFLOW HAVE BEEN APPROVED; THAT A COMPLETE SET OF PLANS COVERING ALL IMPROVEMENTS HAVE BEEN FILED WITH THE PUBLIC WORKS DEPARTMENT AND THAT THE SAME HAVE BEEN CHECKED AND APPROVED; AND THAT ALL IMPROVEMENTS HAVE BEEN COMPLETED IN ACCORD WITH 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. EXPIRATION DATE 8/20/77

DATED MARCH 17, 1977

JAMES F. MARTINEK, R.C.E. 8134  
DIRECTOR OF PUBLIC WORKS  
BY William D. Gardner, RCE 11405

**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 March 11, 1977

EVERETT C. ROSS  
DIRECTOR OF PUBLIC UTILITIES  
BY Dwight E. Ross

**CITY TREASURER**

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.

DATED March 17, 1977

H.E. BREWER, CITY TREASURER  
BY H. B. O'Connor

**SOIL REPORT**

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 15TH DAY OF DECEMBER, 1975, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953: BY C.H.J. MATERIALS LABORATORY, INC.

**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 6466-1, AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND EASEMENTS, 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 22 DAY OF March, 1977

ALICE A. HARE  
CITY CLERK OF THE CITY OF RIVERSIDE  
BY Alice A. Hare

**TAX COLLECTOR**

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN ON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 13,800.00.

DATED March 11, 1977, 1977

DONNA BOUER BARCOCK  
COUNTY TAX COLLECTOR  
BY Kenneth C. Kivini

**TAX BOND**

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 13,800.00 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 April 5, 1977

DONALD D. SULLIVAN  
COUNTY CLERK AND EX-OFFICIO CLERK  
OF THE BOARD OF SUPERVISORS  
BY Nancy Romero  
DEPUTY

**ENGINEER'S CERTIFICATE**

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF CALIFORNIA, AND THAT THIS MAP CONSISTING OF TWO (2) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING APRIL, 1975, THAT ALL MONUMENTS OF THE CHARACTER AND LOCATION SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN ONE (1) YEAR FROM THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED MARCH 10, 1977

ERNEST N. WEBB, R.C.E. 9876  
BY Ernest N. Webb

Copy 89 / 176  
SHEET 1 OF 2 SHEETS

FILED  
ON April 8, 1977

AT 3:10 P. M.  
W.D. BALOGH  
COUNTY RECORDER

BY: Hazel C. Beale  
FEE \$ 17.00

NO 60496

FILED BY city Clerk

SUBD'N G'TEE Calif. Land

M.B. 89 / 76

M.B. 89 / 76

MB 89/76

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

# TRACT NO. 6466-1

BEING A SUBDIVISION OF PORTIONS OF LOTS 1, 2, 3 AND 4 IN BLOCK 75 OF ARLINGTON HEIGHTS AS SHOWN BY MAP RECORDED IN BOOK 11 OF MAPS, AT PAGES 20 AND 21 THEREOF RECORDS OF SAN BERNARDINO COUNTY, CALIF.

ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS  
RIVERSIDE CALIFORNIA

SEPTEMBER 1975

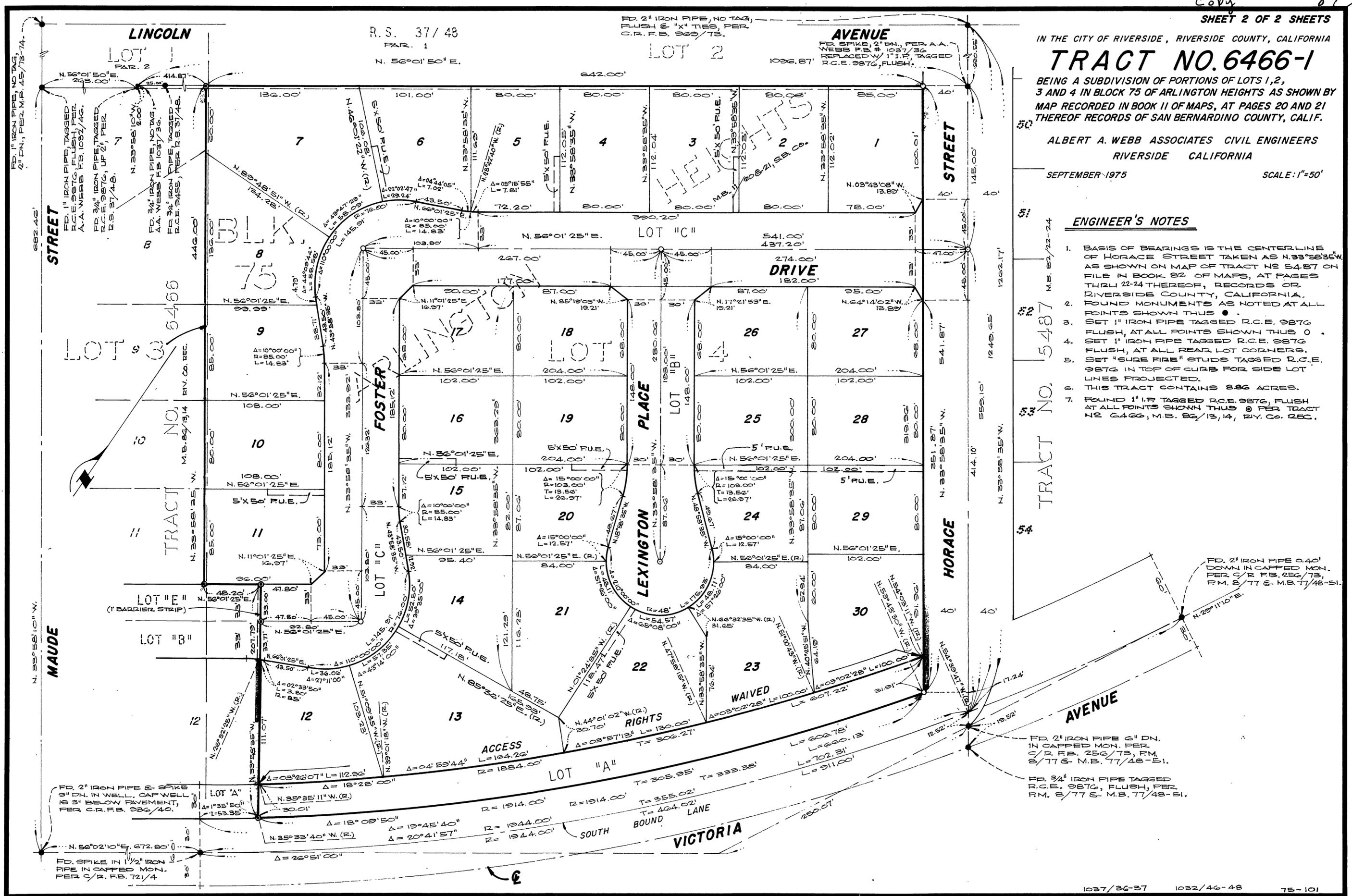
SCALE: 1"=50'

## ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF HORACE STREET TAKEN AS N. 33° 58' 36" W. AS SHOWN ON MAP OF TRACT NO. 5487 ON FILE IN BOOK 82 OF MAPS, AT PAGES THRU 22-24 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. FOUND MONUMENTS AS NOTED AT ALL POINTS SHOWN THUS ●.
3. SET 1" IRON PIPE TAGGED R.C.E. 9876 FLUSH, AT ALL POINTS SHOWN THUS ○.
4. SET 1" IRON PIPE TAGGED R.C.E. 9876 FLUSH, AT ALL REAR LOT CORNERS.
5. SET "GLUE FIRE" STUDS TAGGED R.C.E. 9876 IN TOP OF CURB FOR SIDE LOT LINES PROJECTED.
6. THIS TRACT CONTAINS 8.86 ACRES.
7. FOUND 1" I.P. TAGGED R.C.E. 9876, FLUSH AT ALL POINTS SHOWN THUS ○ PER TRACT NO. 6466, M.B. 82/13, 14, RIV. CO. REC.

TRACT NO. 5487 M.B. 82/22-24

54



M.B. 89/77

M.B. 89/77

MB 89/77