

FILED
ON Sept 29, 1977
AT 2:45, P.M.
W.D. BALOGH
COUNTY RECORDER
BY: Harold C. Beale
FEE \$17.00
NR 192993
FILED BY City Clerk
SUB'DN G'TEE F.A.T. Co.

M.B. 92/76

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 (b) (3) (1) OF THE CALIFORNIA GOVERNMENT CODE, THE SIGNATURES OF THE FOLLOWING OWNERS OF OIL AND MINERAL RIGHTS ARE HEREBY OMITTED: HAYDEN WORTHINGTON, BETTY WORTHINGTON, RAY C. FREWITT, LOUISE D. FREWITT, DAVIS FARMS, INC., AND ABBOT - KINNEY CO., BY DEED RECORDED AUG. 5, 1958 AS INSTRUMENT NO 56084 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND EDITH C. BRICKER BY DEED RECORDED AUG. 5, 1958 AS INSTRUMENT NO 56085 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, SINCE SUCH OWNERSHIP DOES NOT INCLUDE A RIGHT OF SURFACE ENTRY ON THE SURFACE OF THE LAND.

IN ACCORDANCE WITH SECTION 66436 (b) (1) OF THE CALIFORNIA GOVERNMENT CODE, THE SIGNATURE OF THE FOLLOWING EASEMENT HOLDER HAS BEEN OMITTED, SINCE ITS INTEREST CANNOT RISE INTO FEE: LA SIERRA HEIGHTS WATER COMPANY BY DEED RECORDED MAY 17, 1911 IN BOOK 327, PAGE 277 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR THE PURPOSE OF CONSTRUCTING WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS FOR WATER PURPOSES.

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA
TRACT NO. 8557

BEING A SUBDIVISION OF A PORTION OF SECTION 10, T.3S., R.6W. OF RANCHO LA SIERRA PER MAP BOOK 6, PAGE 70, RIVERSIDE COUNTY RECORDS.

ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
NOVEMBER 1976

OWNERSHIP

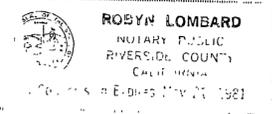
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE HEREBY CONSENT TO THE MAKING AND FILING OF SAID SUBDIVISION AND MAP AS SHOWN WITHIN THE COLORED BORDER LINE AND WE HEREBY OFFER, FOR DEDICATION, FOR STREET PURPOSES LOTS "A" AND "B", FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL UNDERGROUND DISTRIBUTION FACILITIES THE AREA DESIGNATED AS 10' UNDERGROUND ELECTRICAL P.U.E. AND FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL OVERHEAD DISTRIBUTION FACILITIES THE AREA DESIGNATED AS 5' OVERHEAD P.U.E.

MYERSCOUGH - SMITH INC., A CALIFORNIA CORPORATION

Clarence Myerscough
PRESIDENT

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
ON THIS 31st DAY OF August, 1977, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Clarence Myerscough AND Robyn Lombard AND Robyn Lombard RESPECTIVELY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND 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 SAME, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.
WITNESS MY HAND AND OFFICIAL SEAL.



Robyn Lombard
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES 5/2/81

UTILITIES EASEMENT

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED FINAL MAP: CITY OF RIVERSIDE AS SUCCESSOR TO TWIN BUTTES WATER COMPANY BY DEED RECORDED AUGUST 11, 1919 IN BOOK 508, PAGE 101 OF DEEDS, AND AS SUCCESSOR TO CITIZENS DOMESTIC WATER COMPANY BY DEED RECORDED MARCH 18, 1926 IN BOOK 663, PAGE 591 OF DEEDS, ALL RECORDS OF RIVERSIDE COUNTY, FOR WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS FOR CONVEYING AND DISTRIBUTING WATER FOR DOMESTIC AND IRRIGATION PURPOSES.

DATED August 31, 1977

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES
BY: Everett C. Ross

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 8557, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION AT ITS MEETING HELD NOV. 4, 1976, 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; THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT; THAT THE EASEMENTS FOR SEWERS AND DRAINAGE FACILITIES AS SHOWN ON SAID MAP HAVE BEEN APPROVED; THAT PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO PROTECT ALL LOTS IN THE SUBDIVISION FROM FLOOD 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 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.

DATED SEPT. 19, 1977

JAMES F. MARTINEK, R.C.E. 8134
DIRECTOR OF PUBLIC WORKS
BY: James F. Martinek

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 August 31, 1977

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES
BY: Everett C. 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 Aug 31, 1977

H.E. BREWER, CITY TREASURER
BY: H.E. Brewer

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 29th DAY OF OCTOBER 1976, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953: BY PACIFIC FOUNDATION ENGINEERS, 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. 8557, AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND EASEMENTS, EXCEPT LOT "B" WHICH IS ACCEPTED AS "1' BARRIER STRIP" TO DENY ACCESS FROM ADJOINING PRIVATE PROPERTY TO LOT "A", 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 ADOPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 20th DAY OF September, 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 THAT ARE NOW A LIEN BUT ARE NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 1,500.00.

DATED SEPTEMBER 1, 1977

DONNA BOUER BABCOCK
COUNTY TAX COLLECTOR
BY: Harold M. Larson
DEPUTY

TAX BOND

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 1,500.00 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 Sept. 20, 1977

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

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 AUGUST, 1976; THAT ALL MONUMENTS OF THE CHARACTER AND LOCATION SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN (1) YEAR FROM THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED February 11, 1977

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

M.B. 92/76

MB 92/76

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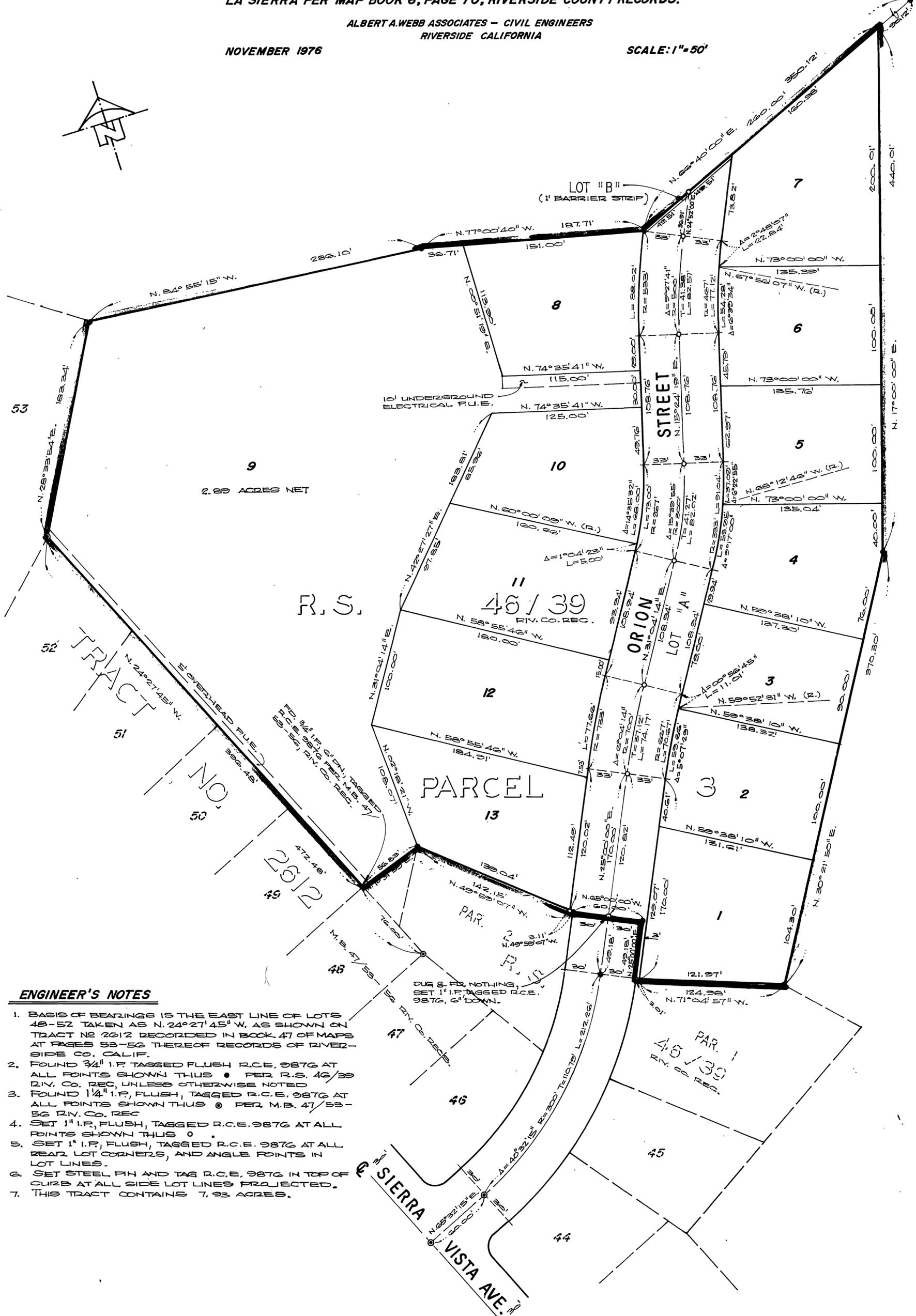
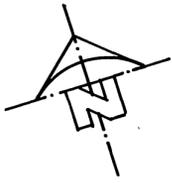
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ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

NOVEMBER 1976

SCALE: 1" = 50'



ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE EAST LINE OF LOTS 49-52 TAKEN AS N. 24° 27' 45" W, AS SHOWN ON TRACT NO 2612 RECORDED IN BOOK 47 OF MAPS AT PAGES 53-56 THEREOF RECORDS OF RIVERSIDE CO. CALIF.
2. FOUND 3/4" I.P. TAGGED FLUSH R.C.E. 9876 AT ALL POINTS SHOWN THUS ○ PER R.S. 46/39 DIV. CO. REC. UNLESS OTHERWISE NOTED
3. FOUND 1/4" I.P. FLUSH, TAGGED R.C.E. 9876 AT ALL POINTS SHOWN THUS ⊙ PER M.B. 47/53-56 DIV. CO. REC
4. SET 1" I.P. FLUSH, TAGGED R.C.E. 9876 AT ALL POINTS SHOWN THUS ○
5. SET 1" I.P. FLUSH, TAGGED R.C.E. 9876 AT ALL REAR LOT CORNERS, AND ANGLE POINTS IN LOT LINES.
6. SET STEEL PIN AND TAG R.C.E. 9876 IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
7. THIS TRACT CONTAINS 7.93 ACRES.

MB 92/77