

OWNER'S CERTIFICATE

We hereby certify that we are the owners of or have some right, title, or interest in the land included within the land subdivided 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 Parcel Map as shown within the colored border-line; We hereby dedicate to public use for street and public utility purposes, Lots "A" and "B", and we further hereby dedicate for construction and maintenance of electrical facilities, the easement designated as "G.P.U.E."

Willie Wong
WILLIE WONG
Dorothy Wong
DOROTHY WONG

PARCEL MAP 17179

IN THE CITY OF RIVERSIDE
RIVERSIDE COUNTY, CALIFORNIA

BEING A PORTION OF LOTS 2&4, BLOCK 47, OF "ARLINGTON HEIGHTS" PER MAP BOOK 11/20-21 RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

J. F. DAVIDSON ASSOCIATES
RIVERSIDE, CALIFORNIA
OCTOBER 1979

UTILITIES CERTIFICATE

I hereby certify as follows:

Water Facilities

Frontage fees, acreage fees, water connection charges, Backup Facility Capacity Charges and Paving Costs have been paid for Parcel #1. Frontage fees on Jefferson St., water connection charges and Paving Cost have been paid for Parcel #2.

Electric Facilities

All electric fees have been paid for Parcels #1 and #2, but developer installed facilities have not been installed.

Easements

All Public Utility easements shown are sufficient for all requirements of Water and Electric Divisions of the Department of Public Utilities of the City of Riverside.

EVERETT C. ROSS
Director of Public Utilities

By: Everett C. Ross

Dated: Oct 21, 1981

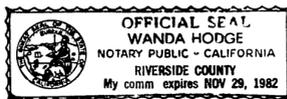
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)SS

On this 10th day of March, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Willie Wong + Dorothy Wong

known to me to be the persons described in, and whose names are subscribed to the within instrument, and they acknowledged to me that they executed the same.

My commission expires Nov. 29, 1982 Witness my hand and official seal.



Wanda Hodge
Notary Public in and for said County and State

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)SS

On this 30th day of March, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Donald J. Johnston, known to me to be the President, and Wayne A. Ray, known to me to be the Asst Secretary of FIRST AMERICAN TITLE INSURANCE 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 behalf of said corporation, and acknowledged to me that such corporation executed the same.

My commission expires 12-21-84 WITNESS my hand and official seal.



Bernice G. Felix
Notary Public in and for said County and State

SIGNATURE OMISSION

In accordance with Section 66436 (c)(1) of the Subdivision Map Act of the State of California, the signatures of the following easement holders have been omitted since their interest cannot ripen into fee.

A right of way reserved to the Gage Canal Company, for the construction and maintenance of all necessary water ditches, pipes, flumes and apparatus for the purpose of irrigation and domestic use; as reserved on the Map of Arlington Heights as shown by Map on file in Book 11 pages 20 and 21 of Maps, Records of San Bernardino County, California; the exact location thereof not being disclosed by the records.

RECORDER'S CERTIFICATE

Filed this 28 day of OCT, 1981, at 2:00 P.M. in Book 97 of Parcel Maps, at Page 53+54 at the request of the City Engineer.

DONALD D. SULLIVAN, County Recorder

By: Debbie Ann Stager
Deputy

No. 202598

Fee \$ 800

Sub. C'tee First American Title Insurance Company

CITY ENGINEER'S CERTIFICATE

This map has been examined this 21st day of OCTOBER, 1981, for conformance with the requirements of the Subdivision Map Act and Title 18 of the Riverside Municipal Code.

ROBERT C. WALES R.C.E. 18793
City Engineer

By: Robert C. Wales

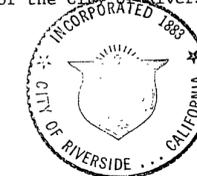
TENTATIVE MAP APPROVED Nov. 20, 1980

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 P.M. No. 17179 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 27th day of October, 1981.



ALICE A. HARE
City Clerk of the City of Riverside, California

By: Karen E. Oakley
Asst. City Clerk

SURVEYOR'S CERTIFICATE

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 W. WONG on Feb. 4, 1977.

I hereby state that this parcel map substantially conforms to the approved or conditionally approved tentative map, if any.

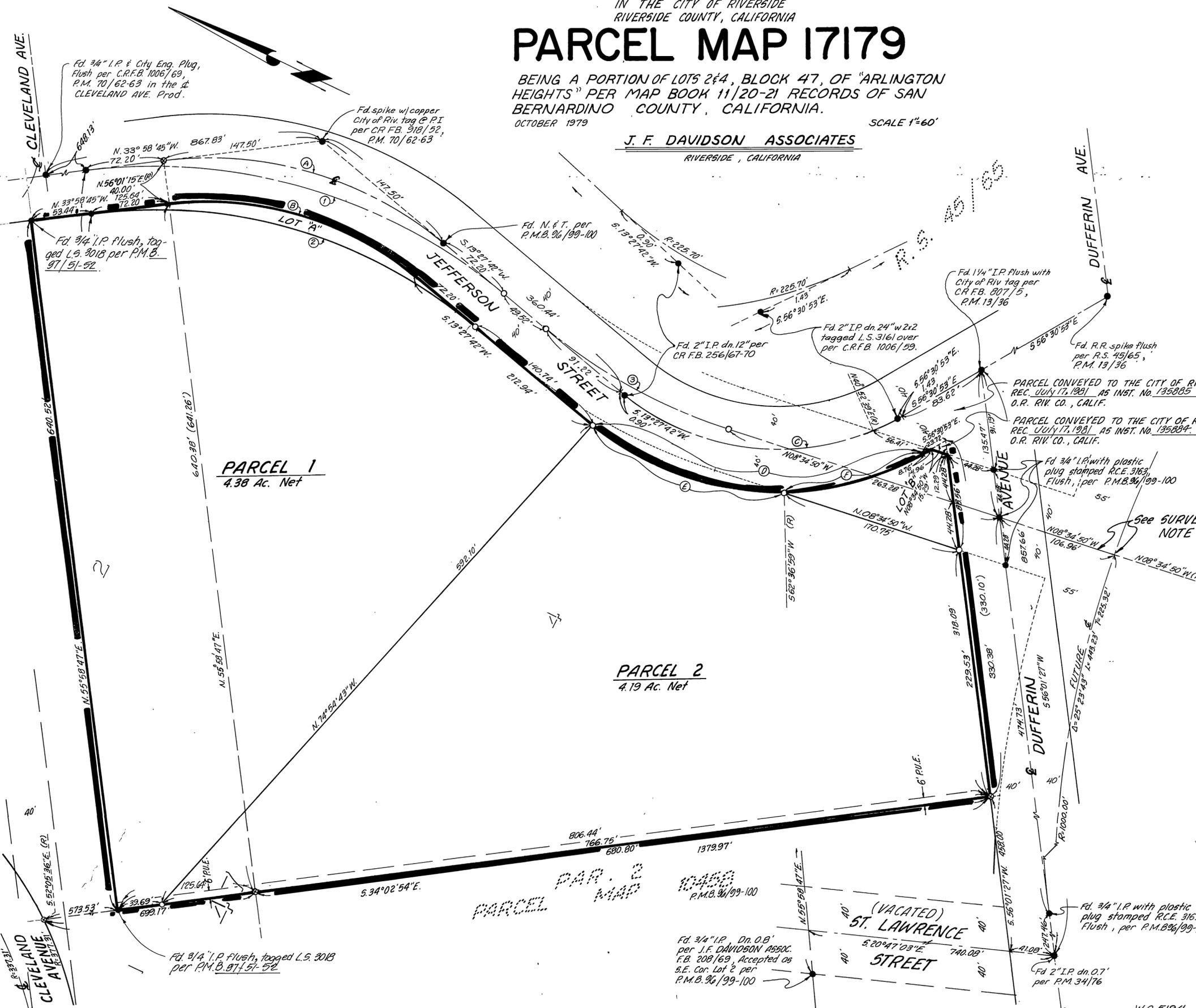


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OCTOBER 1979

J. F. DAVIDSON ASSOCIATES
RIVERSIDE, CALIFORNIA

SCALE 1"=60'



SURVEYOR'S NOTES

- Bearings are based upon the centerline of JEFFERSON STREET as being N.33°58'45"W. as shown upon P.M.B. 96/99-100 Records of Riverside County, California.
- indicates set 3/4" I.P. flush, with plastic plug, stamped L.S. 3018, unless otherwise noted.
- indicates found monuments as noted.
- ⊙ indicates found 3/4" I.P. flush, with plastic plug, stamped L.S. 3018, per P.M.B. 96/99-100, unless otherwise noted.
- (—) indicates Record Data per M.B. 11/20-21, S.B. Co. Records.
- Total Area = 10.00 Acres Gross.
- The realignment of DUFFERIN AVENUE and JEFFERSON STREET is based on a study on file in the Public Works Dept., City of Riverside.

NEW CURVE DATA

C	R	Δ	L	T
1	500.00'	47°26'27"	414.00'	219.70'
2	460.00'	47°26'27"	380.88'	202.12'
3	500.00'	22°02'32"	192.35'	97.38'

OLD CURVE DATA

C	R	Δ	L	T
A	335.70'	47°26'27"	277.96'	147.50'
B	295.70'	47°26'27"	244.84'	129.93'
C	225.70'	69°58'35"	275.65'	157.97'
D	265.70'	69°58'35"	324.50'	185.96'
E	265.70'	40°50'43"	189.41'	98.93'
F	265.70'	29°07'52"	135.09'	69.04'

P.M.B. 97/54

P.M.B. 97/54