

City copy

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA

W. J. MCKEEVER, INC.  
CIVIL ENGINEERING  
RIVERSIDE CALIFORNIA

# PARCEL MAP 20166

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, T.9S., R.4W. S.B.M., RIVERSIDE COUNTY, CA

JANUARY, 1985

RECORDER'S CERTIFICATE  
FILED THIS 26<sup>TH</sup> DAY OF SEPT 1985, AT 3 PM IN BOOK 131 OF PARCEL MAPS AT PAGE 11+12 AT THE REQUEST OF THE CITY CLERK.

WILLIAM E. CONERLY, COUNTY RECORDER

BY Sarita Ragan DEPUTY

NO 217071

FEE \$800

SUB. G'TEE F.A.T.C.O.

### OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE ALL AND THE ONLY PARTIES HAVING ANY RECORD TITLE OR INTEREST IN THE LAND SUBDIVIDED AS SHOWN HEREON AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP AS SHOWN WITHIN THE DISTINCTIVE BORDERLINE.

WM. AUSTIN CO., A CALIFORNIA CORPORATION

BY Wm Austin - Pres. BY Barbara R. Angleton - Secretary

BANK OF AMERICA NATIONAL TRUST AND SAVINGS ASSOCIATION, A NATIONAL BANKING ASSOCIATION (TRUSTEE) PER DEED OF TRUST REC. FEB. 1, 1977 AS INSTR. NO. 17743 O.R.

BY Ron Chittock VICE PRESIDENT BY George A. DeLuna ASSISTANT VICE PRESIDENT

### CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED THIS 24<sup>TH</sup> DAY OF SEPTEMBER, 1985, FOR CONFORMANCE WITH TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE AND WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT.

ROBERT C. WALES  
CITY ENGINEER, R.C.E. 18793

BY William D. Gardner DEPUTY A.C.E. 11405

TENTATIVE MAP APPROVED  
JUNE 21, 1984

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$1100.00 HAS BEEN EXECUTED AND FILED WITH 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 Sept. 24, 1985

GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

BY R. W. Deuss DEPUTY

### TAX COLLECTOR CERTIFICATE

I HEREBY CERTIFY 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 \$1,100.00.

DATED September 6, 1985

R. WAYNE WATTS  
COUNTY TAX COLLECTOR

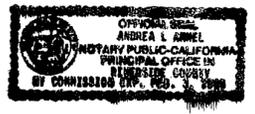
BY Donna Doney

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) ss.  
COUNTY OF RIVERSIDE)

ON THIS 26<sup>th</sup> DAY OF August, 1985, BEFORE ME Andrea L. Ammel A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Wm. Austin, KNOWN TO ME TO BE THE PRESIDENT, AND Barbara R. Angleton, KNOWN TO ME TO BE THE SECRETARY OF WM. AUSTIN CO., 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 Feb 3 1989 WITNESS MY HAND AND OFFICIAL SEAL.



Andrea Ammel  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

### 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 Sept 6 1985 H. E. BREWER  
BY H.E. Brewer CITY TREASURER

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) ss.  
COUNTY OF ~~RIVERSIDE~~ San Bernardino)

ON THIS 23 DAY OF AUGUST, 1985, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Ron Chittock KNOWN TO ME TO BE THE VICE PRESIDENT AND George A. DeLuna KNOWN TO ME TO BE THE ASSISTANT VICE PRES. OF BANK OF AMERICA, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE, THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE ASSOCIATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH ASSOCIATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.

MY COMMISSION EXPIRES Sept. 25, 1986 WITNESS MY HAND AND OFFICIAL SEAL.

Anna Landis  
A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE.

### UTILITIES CERTIFICATE

I hereby certify as follows:

#### Water Facilities

No Water Fees and Charges collected for Parcels #1, #2, #3, #4 and #5. Water will be served by Western Municipal Water District.

#### Electric Facilities

NO ELECTRIC FEES AND CHARGES COLLECTED FOR PARCELS #1, #2, #3, #4 AND #5. ELECTRICAL WILL BE SERVED BY SOUTHERN CALIFORNIA EDISON CO.

FRED KRAY  
Director of Public Utilities

Dated: Sept 24, 1985

By: Fred Kray

### ENGINEER'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 WILLIAM AUSTIN, IN MARCH 1981. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I HEREBY STATE THAT ALL MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATE: 8-26-85 W. J. McKeever  
WILLIAM J. MCKEEVER, R.C.E. 22502

PMB 131/11

PMB 131/11

# PARCEL MAP 20166

BEING A SUBDIVISION OF A PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, T.39., R.4W. S.B.M., RIVERSIDE COUNTY CA  
JANUARY, 1985

W. J. MCKEEVER, INC.  
CIVIL ENGINEERING  
RIVERSIDE CALIFORNIA

SCALE 1"=100'

## PARCEL MAP

FOUND 1/2" BRASS CAP, STAMPED R.C.E. 9876, FLUSH, PER P.M.B. 63/80

FOUND 1/2" BRASS CAP, STAMPED R.C.E. 9876, FLUSH, PER P.M.B. 63/80

11907  
P.M.B. 63/87-88 RIV. CO.

N. 0° 33' 20" W. 790.42'  
(N. 0° 33' 20" W. 790.02')

FOUND 2" I.P. ON 0.5' W/ 1/4" BRASS DISC STAMPED N. 1/4, 4/3, R.4W. T.39., L.S. 3708, PER R.S. 62/53-57

FOUND 1 1/2" BRASS CAP STAMPED A.C.E. 9876, FLUSH, PER P.M.B. 63/80

IDENTICAL POINTS

FOUND 1/2" BRASS CAP STAMPED A.C.E. 9876, FLUSH, NO REFERENCE, ACCEPTED AS E.O.

FOUND 1/2" BRASS DISC, FLUSH STAMPED A.C.E. 9876, NO REF.

FOUND R.K. NAIL & WASHER FLUSH, RIVERSIDE CITY ENG. PER C.A.F.B. 971/80

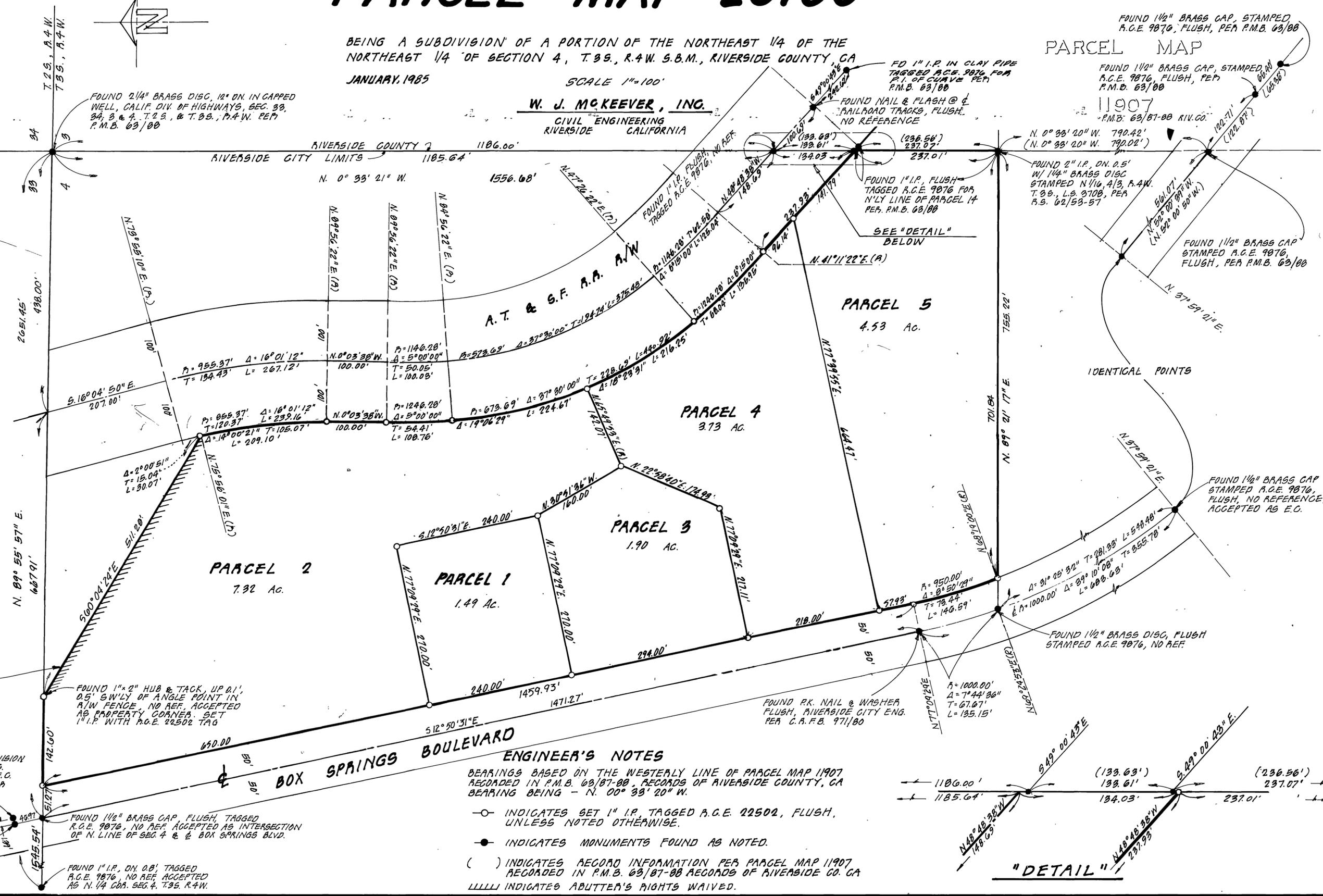
FOUND 2 1/4" BRASS DISC, 12" DN. IN CAPPED WELL, CALIF. DIV. OF HIGHWAYS, SEC. 33, 34, 3 & 4, T.29., & T.39., R.4W. PER P.M.B. 63/80

FD 1" I.P. IN CLAY PIPE TAGGED A.C.E. 9876 FOR P.I. OF CURVE PER P.M.B. 63/80

FOUND NAIL & FLASH @ RAILROAD TRACKS, FLUSH, NO REFERENCE

FOUND 1" I.P. FLUSH TAGGED R.C.E. 9876 FOR N'LY LINE OF PARCEL 14 PER P.M.B. 63/80

SEE "DETAIL" BELOW



### ENGINEER'S NOTES

BEARINGS BASED ON THE WESTERLY LINE OF PARCEL MAP 11907 RECORDED IN P.M.B. 63/87-88, RECORDS OF RIVERSIDE COUNTY, CA BEARING BEING - N. 00° 33' 20" W.

- INDICATES SET 1" I.P. TAGGED A.C.E. 22502, FLUSH, UNLESS NOTED OTHERWISE.
- INDICATES MONUMENTS FOUND AS NOTED.
- ( ) INDICATES RECORD INFORMATION PER PARCEL MAP 11907 RECORDED IN P.M.B. 63/87-88 RECORDS OF RIVERSIDE CO. CA
- ||||| INDICATES ABUTTER'S RIGHTS WAIVED.

ABUTTER'S RIGHTS OF INGRESS AND EGRESS RELINQUISHED TO THE STATE OF CALIF BY DEEDS RECORDED JUNE 4, 1954 IN BK. 1594 PG. 499; JANUARY 8, 1968 AS INST. NO. 2138 AND JANUARY 8, 1968 AS INST. NO. 2144, ALL BEING OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIF.

FOUND CALIF. STATE DIVISION OF HIGHWAYS BRASS DISC, STAMPED 200+98.64 E.O. & S. Fr. Rd. IN WELL, PER R/W MAP 787531.

FOUND NAIL PER C.A.F.B. 971/80

FOUND 1/2" BRASS CAP, FLUSH, TAGGED R.C.E. 9876, NO REF. ACCEPTED AS INTERSECTION OF N. LINE OF SEC. 4 & BOX SPRINGS BLVD.

FOUND 1" I.P. ON 0.8' TAGGED A.C.E. 9876, NO REF. ACCEPTED AS N. 1/4 COR. SEC. 4, T.39., R.4W.

FOUND 1" x 2" HUB & JACK, UP 0.1', 0.5' SW'LY OF ANGLE POINT IN R/W FENCE, NO REF. ACCEPTED AS PROPERTY CORNER. SET 1" I.P. WITH R.C.E. 22502 TAG

"DETAIL"