

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
**PARCEL MAP NO. 25952**

CITY  
 SHEET 1 OF 2 SHEETS

BEING A DIVISION OF LOT 10 OF TRACT NO. 8435 AS SHOWN ON FILE IN BOOK 118 AT PAGES 29 THROUGH 31, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA LOCATED IN SECTION 31, T. 2S., R. 4W., S.B.M.

VANDENBERG CIVIL CONSULTANTS  
 LAKE ELSINORE, CA.

JANUARY, 1991

RECORDER STATEMENT:  
 Filed this 3rd day of AUGUST, 1992  
 at 2:00 P.M. in book 176 of  
 parcel maps, at page(s) 22+23  
 at the request of the City Clerk.

NO. 286341 FEE: \$800

William E. Conroy, County Recorder  
 By Santa Rogan, Deputy

SUBDIVISION GUARANTEE:  
 STEWART TITLE INSURANCE CO.

**OWNERS STATEMENT:**

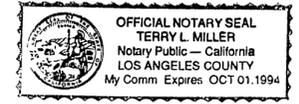
We hereby state that we are the owners of the land included within the subdivision shown hereon; that we are the only persons whose consent is necessary to pass a clear title to said land; that we consent to the making and recording of this subdivision map as shown within the distinctive border line.

Ram K. Sreekakulla  
 RAM K. SREEKAKULLA  
Vijaya L. Sreekakulla  
 VIJAYA L. SREEKAKULLA

**NOTARY ACKNOWLEDGMENT:**

State of California }  
 County of Los Angeles } S.S.  
 On October 5th 1991 before me,  
 personally appeared VIJAYA L. SREEKAKULLA  
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

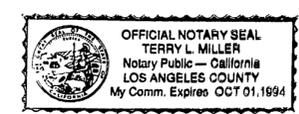
WITNESS my hand and official seal.  
 Signature Terry L. Miller



**NOTARY ACKNOWLEDGMENT:**

State of California }  
 County of Los Angeles } S.S.  
 On October 5th 1991 before me,  
 personally appeared RAM K. SREEKAKULLA  
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.  
 Signature Terry L. Miller



**TRUSTEE:**

ORANGE COAST TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE UNDER DEED OF TRUST RECORDED MAY 13, 1991 AS INSTRUMENT NO. 158982.  
(VICE) PRESIDENT (ASST.) SECRETARY

**NOTARY ACKNOWLEDGMENT:**

STATE OF CALIFORNIA }  
 COUNTY OF SAN BERNARDINO }  
 ON THIS 30th DAY OF JULY, 1991, BEFORE ME the undersigned  
 NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED John Wiley  
 AND PERSONALLY KNOWN TO ME/PROVED TO ME ON THE BASIS  
 OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN  
 INSTRUMENT AS (VICE) PRESIDENT AND (ASSISTANT) SECRETARY OF ORANGE COAST TITLE  
 COMPANY, A CALIFORNIA CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN  
 INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT  
 CORPORATION EXECUTED THE SAME.  
 MY COMMISSION EXPIRES 6/15/95  
 WITNESS MY HAND AND OFFICIAL SEAL,  
Gail R. Nussela  
 NOTARY PUBLIC IN AND FOR SAID STATE.

**CITY ENGINEER STATEMENT:**

This map has been examined this 19th day of May 1992 and it conforms with the requirements of the subdivision map act, and title 18 of the Riverside Municipal Code.

Barry Beck  
 Barry Beck, City Engineer  
 RCE 20900 EXP 9/30/93

TENTATIVE MAP APPROVED MAY 3, 1990.

**UTILITIES EASEMENT:**

The City of RIVERSIDE being the owner of the following described easement(s), hereby consent to the preparation and filing of the annexed final map:  
 1. An easement for the hereinafter specific purpose and incidental purposes, in favor of the East Riverside Water Company, in instrument recorded November 19, 1961 in Book 3018, Page 159 of Official Records of Riverside County, California. Said easement is for pipelines and conduits, and cannot be located from the records.

Bill D. Carnahan  
 Director of public UTILITIES  
 Dated OCT 21, 1991  
 By Victor P. Witzfeld

**UTILITIES CERTIFICATE:**

I hereby certify as follows:

**WATER FACILITIES**  
 No water fees and charges collected for Parcel #1. Water connection charges and backup facility capacity charge have been paid for Parcel #2. Distribution system fees and elevation fees have been paid with Tract No. 8435, Lot #10.

**ELECTRIC FACILITIES**  
 Parcel #1 Has existing service therefore no arrangements have been made and no fees paid.

Parcel #2 Developer had made arrangements to provide a conduit stub to the property. Fees will be required under rule #11 at the time service is requested.

**EASEMENTS**

All public utility easements shown are sufficient for all requirements of the water and electric divisions of the Department of Public Utilities of the City of Riverside.

Bill D. Carnahan  
 Director of Public Utilities  
 Dated OCT 21, 1991  
 By Victor P. Witzfeld

**SURVEYORS STATEMENT:**

This map was prepared by me or under my supervision and is based on a field survey in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of RAM SREEKAKULLA on JANUARY, 1991. I hereby state that all monuments are of the character and occupy the positions indicated, I hereby state that this parcel map substantially conforms to the approved or conditionally approved tentative map, if any.



Ken Nussbaum  
 L.S. 6298 Ken Nussbaum

**CITY TREASURER CERTIFICATE:**

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 yet become a lien on said property.

Barbara J. Steckel  
 City Treasurer  
 Dated 9/16/91  
 By WJH Hansen

**TAX COLLECTOR'S STATEMENT:**

I hereby state that according to the records of this office, as of this date, there are no liens against the real 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 \$ 2300.00.

DATED May 18 1992  
R. WAYNE WATTS County Tax Collector

BY Deli Taylor Deputy

**TAX BOND STATEMENT:**

I hereby state that a bond in the sum of \$ 2300.00 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 Supervisors.

DATED May 18 1992

CASH TAX BOND  
 Gerald A. Maloney  
 Clerk of the Board of Supervisors

CASH TAX BOND  
 R. Wayne Watts  
 County Tax Collector

BY Malene Pratt

P.M.B. 176/122

176/22  
 P.M.B. 176/122

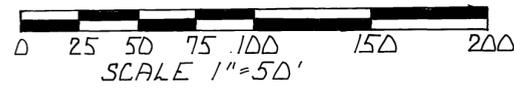
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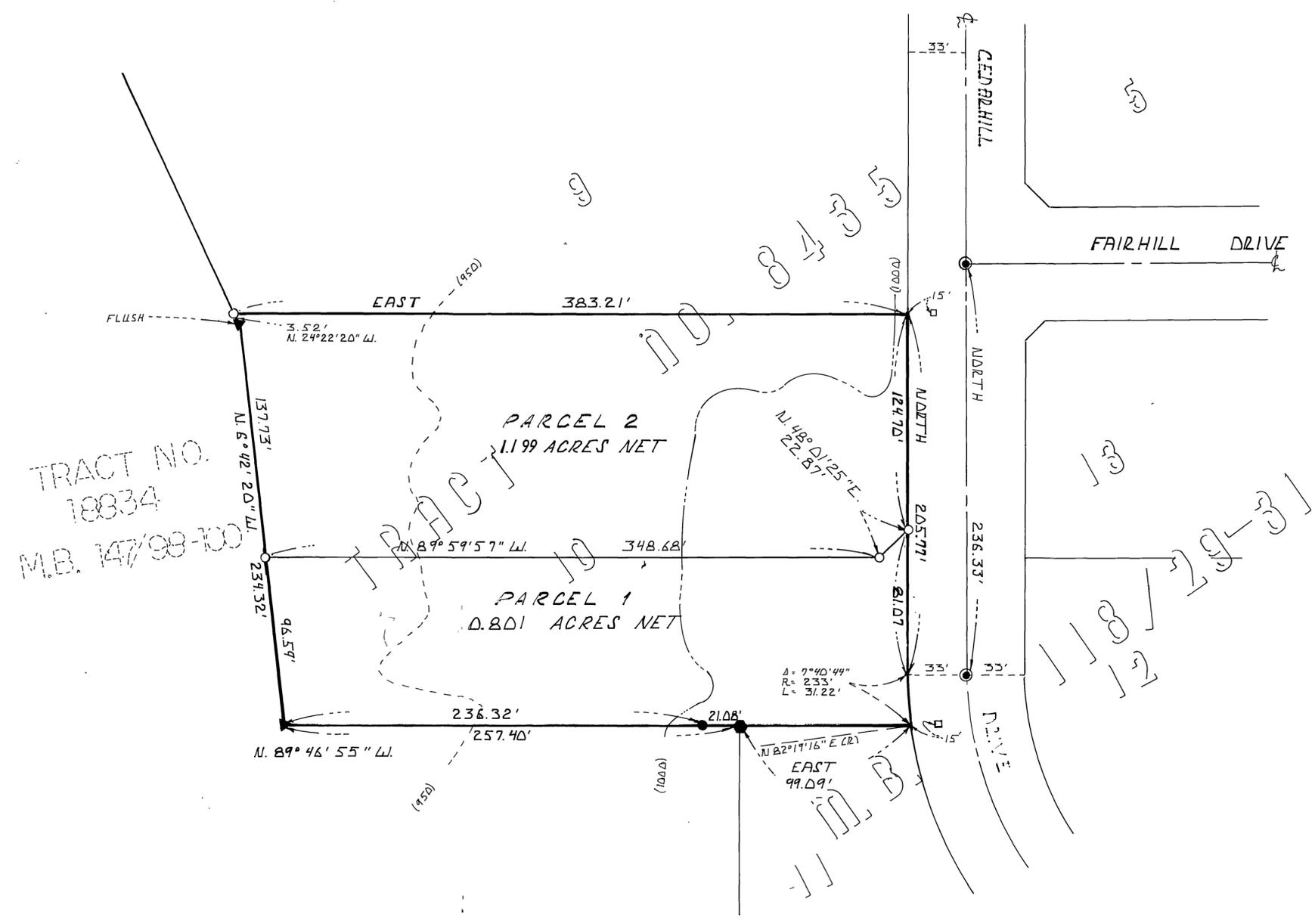


NOTE: NO GRADING BELOW THE 1000' CONTOUR LINE IS PERMITTED.

### SURVEYORS NOTES

BASIS OF BEARING IS THE CENTERLINE OF CEDARHILL DRIVE TAKEN AS NORTH, PER TRACT NO. 8435, AS SHOWN BY M.B. 118 PAGES 29-31, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

- INDICATES SET 1" I.P. FLUSH AND TAGGED L.S. 6298
- INDICATES FD. 3/4" I.P. TAGGED R.C.E. 9876 PER M.B. 118 / 29-31 RIV. CO. REC.
- FD. STEEL PIN, UNTAG, SET L.S. 6298 TAG, IN TOP OF CURB AT PROJECTED SIDE LOT LINES OF LOT 10 TRACT 8435. (PARENT LOT).
- ▲ INDICATES FD. 1" I.P. DN 0.5' TAGGED R.C.E. 11842 IN LIEU OF R.C.E. 9876 TAG, PER M.B. 118/29-31 RIV. CO. REC., UNLESS OTHERWISE NOTED.
- ⊙ INDICATES FD. 1" I.P. FLUSH TAGGED R.C.E. 19593, IN LIEU OF R.C.E. 9876 TAG, PER M.B. 118/29-31 RIV. CO. RECORDS.
- INDICATES FD. 5' CHAINLINK FENCE POST OCCUPIES LOT LINE ANGLE POINT; NOTHING NEW SET.



176/23

P.M.B. 176/23

P.M.B. 176/23