

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA

# PARCEL MAP No. 32393

BEING A SUBDIVISION OF LOT 6, OF ONWENSIA, AS SHOWN BY MAP ON FILE IN BOOK 11, PAGES 98 AND 99 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, T.3.S., R.6.W., S.B.M.

FORKERT ENGINEERING & SURVEYING, INC.  
HUNTINGTON BEACH, CA. 92646  
JANUARY, 2007

~~RECORDER'S STATEMENT  
FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007  
AT \_\_\_\_\_ M., IN BOOK \_\_\_\_\_ OF PARCEL  
MAPS AT \_\_\_\_\_ AT THE REQUEST OF THE  
CITY CLERK OF THE CITY OF RIVERSIDE  
FEE \_\_\_\_\_  
NUMBER \_\_\_\_\_  
LARRY W. WARD  
COUNTY ASSESSOR/CLERK/RECORDER  
BY: \_\_\_\_\_ DEPUTY  
SUBDIVISION  
GUARANTEE: FIRST AMERICAN TITLE COMPANY~~

### CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 12<sup>TH</sup> DAY OF Feb, 2007 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY COUNCIL OF THE CITY OF RIVERSIDE ON AUGUST 24, 2004 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME THE APPROVAL HAVE BEEN COMPLIED WITH.



THOMAS J. BOYD  
RCE 35170 LIC. EXP. 6/30/08  
CITY ENGINEER  
BY: Thomas Boyd

### PUBLIC 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 WATER AND ELECTRIC DIVISIONS OF THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF RIVERSIDE.

DATE: February 7, 2007

DAVID H. WRIGHT,  
PUBLIC UTILITIES GENERAL MANAGER  
BY: David H. Wright  
MM SJ

### CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 12 DAY OF Feb, 2007 AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.



MARK S. BROWN  
L.S. 5655 LIC. EXP. 9/30/07  
CITY SURVEYOR  
BY: Mark S. Brown

### SURVEYOR'S STATEMENT

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 AZIZ SAID ON AUGUST 30, 2005. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS WITHIN ONE YEAR FROM THE RECORDATION DATE OF THIS MAP. THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.



Michael A. Forkert  
MICHAEL A. FORKERT, L.S. NO. 5662  
MY REGISTRATION EXPIRES 9-30-07

### SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY THE SOIL GUYS ON MARCH 14, 2005, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953.

### TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 3,200 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 THE 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.

DATE: \_\_\_\_\_, 2007  
NANCY ROMERO,  
CLERK OF THE BOARD OF SUPERVISORS  
BY: \_\_\_\_\_

CASH TAX BOND  
DATE: 2/15, 2007  
PAUL McDONNELL,  
COUNTY TAX COLLECTOR  
BY: Keisten MacCallis

P.M.B. 220 / 35

P.M.B. 220 / 35

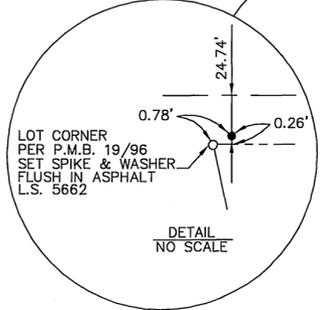
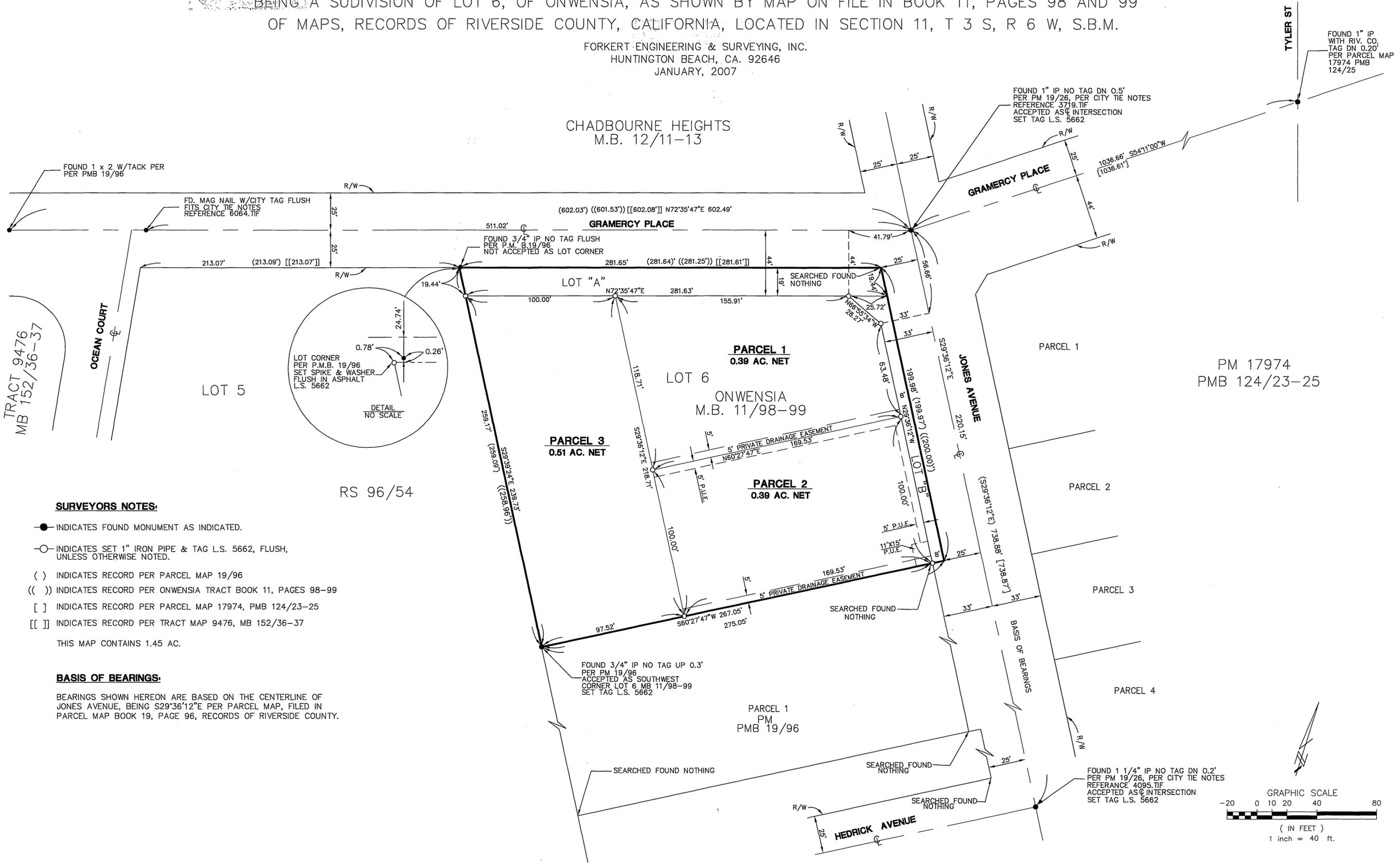
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA

# PARCEL MAP No. 32393

BEING A SUDIVISION OF LOT 6, OF ONWENSIA, AS SHOWN BY MAP ON FILE IN BOOK 11, PAGES 98 AND 99 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, T 3 S, R 6 W, S.B.M.

FORKERT ENGINEERING & SURVEYING, INC.  
HUNTINGTON BEACH, CA. 92646  
JANUARY, 2007

CHADBOURNE HEIGHTS  
M.B. 12/11-13



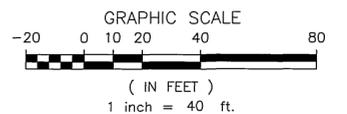
**SURVEYORS NOTES:**

- INDICATES FOUND MONUMENT AS INDICATED.
- INDICATES SET 1" IRON PIPE & TAG L.S. 5662, FLUSH, UNLESS OTHERWISE NOTED.
- ( ) INDICATES RECORD PER PARCEL MAP 19/96
- (( )) INDICATES RECORD PER ONWENSIA TRACT BOOK 11, PAGES 98-99
- [ ] INDICATES RECORD PER PARCEL MAP 17974, PMB 124/23-25
- [[ ]] INDICATES RECORD PER TRACT MAP 9476, MB 152/36-37

THIS MAP CONTAINS 1.45 AC.

**BASIS OF BEARINGS:**

BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF JONES AVENUE, BEING S29°36'12"E PER PARCEL MAP, FILED IN PARCEL MAP BOOK 19, PAGE 96, RECORDS OF RIVERSIDE COUNTY.



P.M.B. 220 / 36

P.M.B. 220 / 36

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA

PARCEL MAP No. 32393

BEING A SUDIVISION OF LOT 6, OF ONWENSIA, AS SHOWN BY MAP ON FILE IN BOOK 11, PAGES 98 AND 99 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 11, T.3.S., R.6.W., S.B.M.

FORKERT ENGINEERING & SURVEYING, INC. HUNTINGTON BEACH, CA. 92646 JANUARY, 2007

RECORDER'S STATEMENT FILLED THIS 21st DAY OF February, 2007 AT 8 A.M., IN BOOK 220 OF PARCEL MAPS AT PAGES 34-36 AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE FEE \$11.00 NUMBER 2007-0117678 LARRY W. WARD COUNTY ASSESSOR/CLERK/RECORDER BY: Shiloh Zavalala DEPUTY SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE COMPANY

OWNERS STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE, OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION 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 SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT A AND LOT B.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS EASEMENTS FOR THE CONSTRUCTION AND MIANTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES THE EASEMENT DEDICATED AS "11' X 15' P.U.E." AND " 5' P.U.E."

WE RESERVE TO OURSELVES, SUCCESSORS, ASSIGNEES AND ALL LOT OWNERS WITHIN THIS SUBDIVISION FOR DRAINAGE PURPOSES, THE EASEMENTS DESIGNATED AS "5' PRIVATE DRAINAGE EASEMENT".

WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC EASEMENTS, WHICH ARE NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66445 (j) OF THE SUBDIVISION MAP ACT:

1. THAT CERTAIN EASEMENT FOR WATER DISTRIBUTION AND IRRIGATION FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO TWIN BUTTES WATER COMPANY, BY DOCUMENT RECORDED AUGUST 11, 1919, IN BOOK 508, PAGE 101 OF DEEDS, RIVERSIDE COUNTY RECORDS.

2. THAT CERTAIN EASEMENT FOR WATERLINE FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO CITIZENS DOMESTIC WATER COMPANY, BY DOCUMENT RECORDED MARCH 18, 1926, IN BOOK 663, PAGE 591 OF DEEDS RIVERSIDE COUNTY RECORDS.

Aziz Said, OWNER

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA) COUNTY OF RIVERSIDE) SS

ON 1/18, 2007 BEFORE ME, ANTONIA MARGO A NOTARY PUBLIC, PERSONALLY APPEARED GARY FRANCIS PERSONALLY KNOWN TO ME (OR PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES) AND THAT BY HIS/HER/THEIR SIGNATURE ON THE INSTRUMENT THE PERSON(S) OF THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND MY COMMISSION NUMBER 1417011 MY COMMISSION EXPIRES MARCH 10, 2009 SIGNATURE PRINT ANTONIA MARGO MY PRINCIPLE PLACE OF BUSINESS IS ORANGE COUNTY

BENEFICIARY

WESTPARK MORTGAGE COMPANY, A CALIFORNIA CORPORATION AS TRUSTEE UNDER DEED OF TRUST RECORDED SEPTEMBER 8, 2006 AS DOCUMENT NO. 2006-0665599, OFFICIAL RECORDS, COUNTY OF RIVERSIDE

SIGNATURE JEFFREY K. ZIMMERMAN PRINT NAME JEFFREY K. ZIMMERMAN TITLE PRESIDENT / OWNER

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF 3 SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 32393.

LOT A AND LOT B ARE HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.

THE EASEMENTS DEDICATED AS "11' X 15' P.U.E." AND "5' P.U.E." ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES THAT THE FOLLOWING PUBLIC STREETS AND EASEMENTS ARE HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66445 (j) OF THE SUBDIVISION MAP ACT:

1. THAT CERTAIN EASEMENT FOR WATER DISTRIBUTION AND IRRIGATION FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO TWIN BUTTES WATER COMPANY, BY DOCUMENT RECORDED AUGUST 11, 1919, IN BOOK 508, PAGE 101 OF DEEDS, RIVERSIDE COUNTY RECORDS.

2. THAT CERTAIN EASEMENT FOR WATERLINE FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO CITIZENS DOMESTIC WATER COMPANY, BY DOCUMENT RECORDED MARCH 18, 1926, IN BOOK 663, PAGE 591 OF DEEDS, RIVERSIDE COUNTY RECORDS.

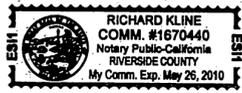
THE CITY CLERK IS HEREBY AUTHORIZED AND DIRECTED TO ATTEST SAID MAP BY SIGNING HER NAME THERETO AS CITY CLERK OF THE CITY OF RIVERSIDE, STATE OF CALIFORNIA.

I HEREBY CERTIFY THAT THE FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 13th DAY OF Feb., 2007

COLLEEN J. NICOL CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA BY: Colleen J. Nicol

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA) COUNTY OF RIVERSIDE) SS

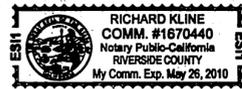


ON 1-18, 2007 BEFORE ME, Richard Kline A NOTARY PUBLIC, PERSONALLY APPEARED Aziz Said PERSONALLY KNOWN TO ME (OR PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES) AND THAT BY HIS/HER/THEIR SIGNATURE ON THE INSTRUMENT THE PERSON(S) OF THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND Richard Kline MY COMMISSION NUMBER 1670440 MY COMMISSION EXPIRES May 26, 2010 SIGNATURE Richard Kline PRINT Richard Kline MY PRINCIPLE PLACE OF BUSINESS IS Anaheim, CA

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA) COUNTY OF RIVERSIDE) SS



ON 1-18, 2007 BEFORE ME, Richard Kline A NOTARY PUBLIC, PERSONALLY APPEARED Jeffrey Zimmerman PERSONALLY KNOWN TO ME (OR PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES) AND THAT BY HIS/HER/THEIR SIGNATURE ON THE INSTRUMENT THE PERSON(S) OF THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND Richard Kline MY COMMISSION NUMBER 1670440 MY COMMISSION EXPIRES May 26, 2010 SIGNATURE Richard Kline PRINT Richard Kline MY PRINCIPLE PLACE OF BUSINESS IS Anaheim, CA

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTERESTS CANNOT RIPEN INTO FEE:

AN EASEMENT FOR POLE LINES AND INCIDENTAL PURPOSES IN FAVOR OF SECURITY TRUST AND SAVINGS BANK IN A DOCUMENT RECORDED DECEMBER 28, 1928, IN BOOK 792, PAGE 482 OF DEEDS, RIVERSIDE COUNTY RECORDS

CITY TREASURER'S 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, EXCEPT FOR THOSE NOTED BELOW.

NONE

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY

DATE: 2/9, 2007

PAUL C. SUNDEEN CHIEF FINANCIAL OFFICER / TREASURER

BY: Brent G. Mason

TRUSTEES

FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION AS TRUSTEE UNDER DEED OF TRUST RECORDED MARCH 23, 2004 AS DOCUMENT NO. 2004-0202674, OFFICIAL RECORDS

SIGNATURE Gary Francis PRINT NAME GARY FRANCIS TITLE ASST. SECRETARY

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 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 \$ 3,200

DATE: 2/15, 2007

PAUL McDONNELL, COUNTY TAX COLLECTOR

BY: Kristen MacCallis

P.M.B. 220 / 34

P.M.B. 220 / 34