

PARCEL MAP 7752

IN THE CITY OF RIVERSIDE
RIVERSIDE COUNTY, CALIFORNIA
OF A PORTION OF THE SW 1/4 OF THE NW 1/4 OF SECTION 21, T. 2 S., R. 4 W., S.B. B & M

MAY 1976 J.F. DAVIDSON ASSOCIATES SCALE: 1"=100'

RIVERSIDE, CALIFORNIA

RECORDER'S CERTIFICATE

Filed this 5 day of August
1976, at 3:20 PM in Book 26
of Parcel Maps at Page 25
at the request of the City Engineer

W. D. Balogh, County Recorder

By Hazel C. Beala
DEPUTY

No. 114973

Fee \$5.00

Sub'd'n G'tee Stewart T. He Cr.

SIGNATURE OMISSIONS

Under the provisions of Section 66436 (b)(1) of the Subdivision Map Act, the following signatures have been omitted:

- 3 An Easement in favor of Manuel Sanchez and Yolanda Sanchez for ingress and egress Recorded August 18, 1975 as Instrument No. 100449 O.R. Riverside County CA.
- An Easement in favor of Edward Foye Sheffield for Pipe Line purposes Recorded January 11, 1926 in Book 658 at page 423 of Deeds Records of Riverside County CA.
- An Agreement for a Pipeline Recorded January 2, 1891 in Book "P" at page 391 of Agreements Records of San Bernardino CA.

PUBLIC UTILITIES EASEMENTS

The City of Riverside, being the owner of the below described easements, hereby consents to the making and filing of the annexed map.

- 1 An Easement in favor of the City of Riverside for Public Utility Purposes (Water Pipe Line and Appurtenances) Recorded February 27, 1970 as Instrument No. 19043 O.R. Riverside County CA.
- 2 An Easement in favor of the City of Riverside for Public Utility Purposes Recorded Sept. 1, 1972 as Instrument No. 117854 O.R. Riverside County CA.

EVERETT ROSS
Public Utilities Director

By Everett C. Ross
7-27-76

SURVEYORS NOTES

Bearings are based on the Easterly Line of that certain 60 foot easement as shown on R.S. 20/64 Records of Riverside County, California.

- Indicates Found Points as noted
- [-] Indicates Record Data per R.S. 20/64 Rec. Riv. Co.
- (-) Indicates Record Data per M.B. 36/57 Rec. Riv. Co.
- Indicates Set 3/4" I.P. WITH PLASTIC PLUG, STAMPED R.C.E. 862, Flush unless otherwise noted.
- ((-)) Indicates Record Data per R.S. 47/89 Rec. Riv. Co.
- { - } Indicates Record Data per Riverside County Surveyors Right of Way Plat No. 623 P Except as noted

CITY ENGINEER'S CERTIFICATE

This map has been examined this 28th day of July 1976, for conformance with the requirements of the Subdivision Map Act and Title 18 of the Riverside Municipal Code.

JAMES F. MARTINEK R.C.E. 8134
City Engineer

By James F. Martinek

TENTATIVE MAP APPROVED April 22, 1976

SURVEYORS 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 at the request of Chilton E. Burt on March 22, 1976. I hereby certify that it conforms to the approved tentative map and the conditions of approval thereof; and that all provisions of Applicable State Law and Local Ordinances have been complied with.

James F. Davidson Jr.
James F. Davidson Jr. P.S. 3018

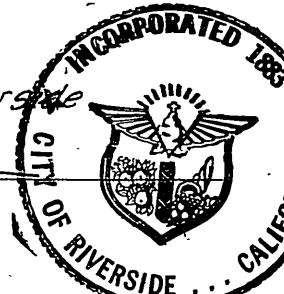
CITY CLERKS CERTIFICATE

RESOLVED:
That this map consisting of one (1) sheet be, and the same is hereby accepted as the Final Map of Parcel Map 7752 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 hereto 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 3rd day of August 1976

ALICE A. HARE
City Clerk of the City of Riverside

By Alice A. Hare



OWNERS CERTIFICATE

We hereby certify that we are all of and the only parties having any record title interest in the land subdivided as shown hereon and 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 and we hereby offer for dedication for Public Use for Street purposes Lots 'A' and 'B' and we hereby offer for dedication for construction and maintenance of Overhead Electrical Facilities a 10' P.U.E. and a 5' P.U.E.

Walter E. Burt and Reddy L. Burt
RIVERSIDE TENT AND AWNING CO., INC. a Corporation

John J. Hayes and Helen E. Simmons
SAFECO TITLE INSURANCE COMPANY a California Corporation as TRUSTEE

Asst. Vice Pres. Asst. Secretary

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
On July 23 1976, before me, the undersigned, a Notary Public in and for said county and state, personally appeared Chilton E. Burt known to me to be the President and Billy L. Burt known to me to be the Treasurer of Riverside Tent and Awning Co., the corporation that executed the within Instrument on behalf of the corporation therein named, 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 My Commission expires 9-4-76
Betty Markey
Notary Public in and for said County and State

NOTARY ACKNOWLEDGEMENT

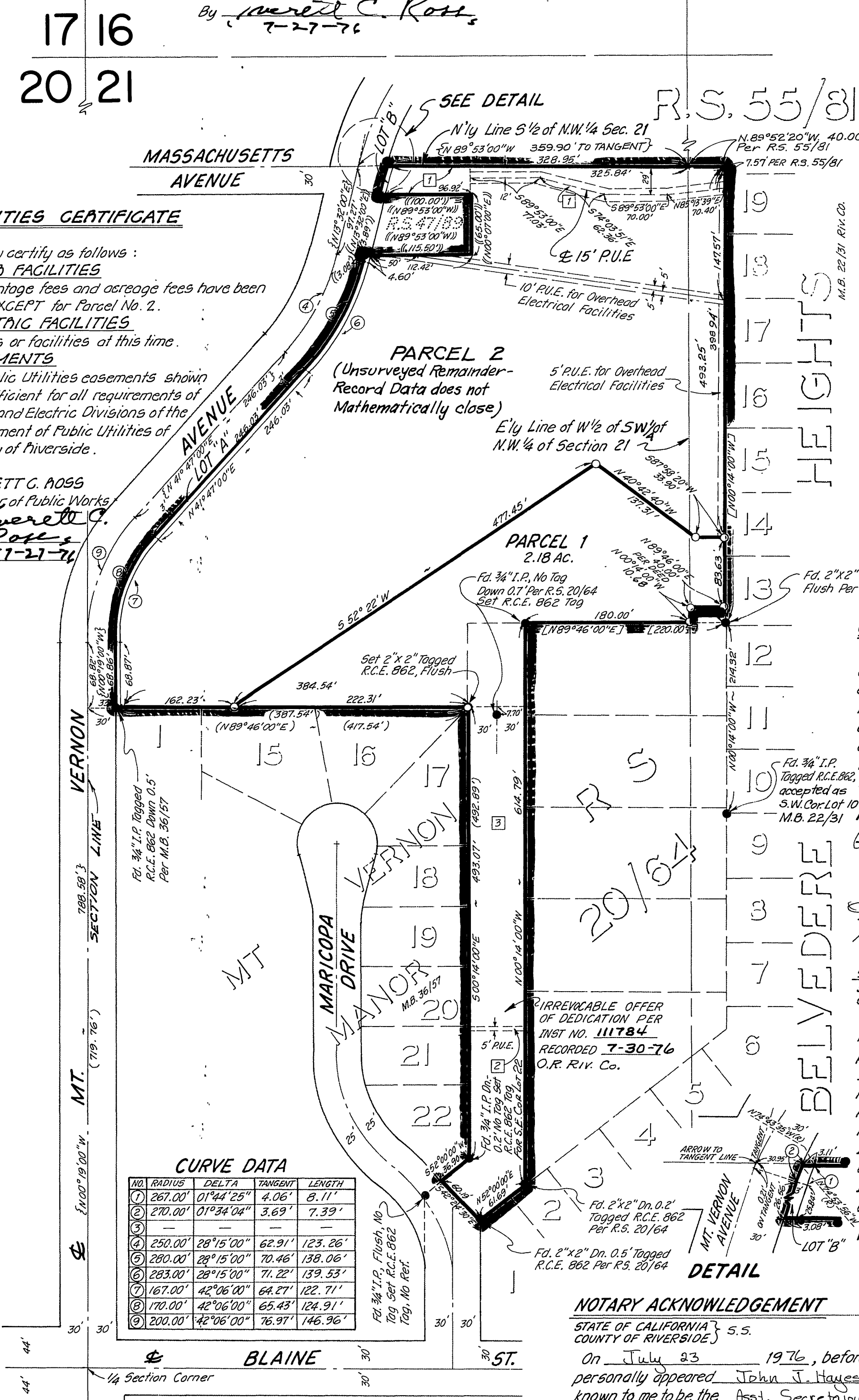
STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }
On July 23 1976, before me, the undersigned, a Notary Public in and for said county and state, personally appeared John J. Hayes known to me to be the Asst. Vice Pres. and Helen E. Simmons known to me to be the Asst. Secretary of Safeco Title Insurance Company the corporation that executed the within Instrument, 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 within Instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal My Commission expires 4-22-79
Bruce W. Henderson
Notary Public in and for said County and State W.O. 4785 F.B. 1099/50

UTILITIES CERTIFICATE

I hereby certify as follows:
WATER FACILITIES
All frontage fees and acreage fees have been paid EXCEPT for Parcel No. 2.
ELECTRIC FACILITIES
No fees or facilities at this time.
EASEMENTS
All Public Utilities 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 Works
By Everett C. Ross
Dated 7-27-76



CURVE DATA

NO.	RADIUS	DELTA	TANGENT	LENGTH
1	267.00'	01°44'25"	4.06'	8.11'
2	270.00'	01°34'04"	3.69'	7.39'
3	250.00'	28°15'00"	62.91'	123.26'
4	280.00'	28°15'00"	70.46'	138.06'
5	283.00'	28°15'00"	71.22'	139.53'
6	167.00'	42°06'00"	64.27'	122.71'
7	170.00'	42°06'00"	65.43'	124.91'
8	200.00'	42°06'00"	76.97'	146.96'