

148/100
CITY
COPY

SHEET 1 OF 2 SHEETS
2 NUMBERED PARCELS

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

PARCEL MAP No. 22972

BEING A SUBDIVISION OF A PORTION OF THE N.W. 1/4 OF THE S.E. 1/4 OF THE N.E. 1/4 OF SECTION 24, T. 2 S., R. 5 W. S.B.M.

OCTOBER 1987

EDWARD H. CHIAPPONE
ANAHEIM, CA.

RECORDER'S CERTIFICATE

Filed this 25th day of FEB, 1988, at 1:00 P. M. in Book 148 of Parcel Maps, at Page 101, at the request of the CITY CLERK *

No. 49266
Fee \$800

WILLIAM E. CONERLY
County Recorder

By: Sareta Ragon, Deputy
Subdivision Guarantees TRANSAMERICA TITLE INSURANCE COMPANY
GATEWAY TITLE CO. AS AGENT FOR TICO TITLE INSURANCE CO.

SURVEYOR'S CERTIFICATE

This map was prepared by me 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 MASSACHUSETTS LIMITED - APR. 7, 1984.

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 of the character and occupy the positions indicated or that they will be set in such positions within one (1) year from the recording date of this map, and that said monuments are or will be sufficient to enable the survey to be retraced.

DATE: Jan 20, 1988



Edward H. Chiappone

OWNERS CERTIFICATE:

We hereby certify 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. WE HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY FACILITIES THE EASEMENT DESIGNATED AS 5' P.U.E.

MASSACHUSETTS LIMITED A LIMITED PARTNERSHIP

Eldon W. Bainbridge
GENERAL PARTNER

SECURITY PACIFIC NATIONAL BANK
A NATIONAL BANKING ASSOCIATION
AS BENEFICIARY

DUNHAM-BUSH, INC. AS LESSEE:

Tom Zaccaroli
TOM ZACCAROLI PRESIDENT
Richard T. O'Connell
RICHARD T. O'CONNELL VICE PRESIDENT

Dennis G. Isleib
DENNIS G. ISLEIB VICE PRESIDENT

Walter L. Hodgson
WALTER L. HODGSON VICE PRESIDENT

State of California } ss.
County of ORANGE

On JANUARY 4, 1988, before me, SCOTT EDWARD DROWN a Notary Public in and for said State, personally appeared Eldon W. Bainbridge, (personally known to me/proved to me on the basis of satisfactory evidence) to be the person(s) who executed the within instrument as the General Partner(s) of Massachusetts Ltd., the California Limited Partnership that executed the within instrument and acknowledged to me that such partnership executed the same.

My commission expires AUG. 6, 1990 (date)

Witness my hand and official seal.



Scott Edward Drown

CITY CLERK'S CERTIFICATE

Resolved: That this map consisting of two (2) sheets be and the same hereby accepted as the final map of Parcel Map No. 22972 and the easement is hereby accepted as public easement 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 the city thereto.

I hereby certify that the foregoing resolution was accepted by the Mayor and Council of the City of Riverside this 23rd day of February, 1988.

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

By: Alice A. Hare

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.

This certificate does not include any special assessments, the bonds of which have not become a lien upon said property.

Dated 2/9/88

BARBARA J. STECKEL
City Treasurer

By: Barbara Steckel

STATE OF CONNECTICUT
COUNTY OF HARTFORD

ON JAN. 18, 1989 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED TOM ZACCAROLI KNOWN TO ME TO BE THE PRESIDENT, AND RICHARD T. O'CONNELL KNOWN TO ME TO BE VICE PRESIDENT OF CORPORATION THAT EXECUTED THE 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.

MY COMMISSION EXPIRES MARCH 31, 1989 WITNESS MY HAND AND OFFICIAL SEAL

Margaret E. Tully
MARGARET E. TULLY

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 AND SPECIAL ASSESSMENTS COLLECTED AS TAXES THAT ARE NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$

Dated February 3, 1988

R. Wayne Watts
County Tax Collector

By: Robin G. Monaghan

CITY ENGINEER CERTIFICATE

THIS MAP HAS BEEN EXAMINED THIS 11th DAY OF Feb, 1988 FOR CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF RIVERSIDE MUNICIPAL CODE.

DATED 2/11/88

BARRY BECK R.C.E. 20900
CITY ENGINEER

By: Barry Beck

TENTATIVE MAP APPROVED OCT. 22, 1987

UTILITIES CERTIFICATE

I HEREBY CERTIFY AS FOLLOWS:

WATER FACILITIES:
FRONTAGE FEES, WATER CONNECTION CHARGES AND ACREAGE FEE HAVE BEEN PAID FOR PARCEL NO. 1. NO WATER FEES AND CHARGES COLLECTED FOR PARCEL NO. 2.

ELECTRIC FACILITIES:
THE SUBDIVIDER HAS NOT INSTALLED ELECTRIC FACILITIES, HAS NOT DEPOSITED FEES NOR MADE ARRANGEMENTS AND PROVISIONS FOR INSTALLATION OF ELECTRIC FACILITIES NECESSARY TO PROVIDE ELECTRIC SERVICE TO PARCELS NO. 1 AND NO. 2

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.

BILL D. CARNAHAN
DIRECTOR OF PUBLIC UTILITIES

DATED: FEB 11, 1988

By: Dieter P. Wirtzfeld

TAX BOND CERTIFICATE:

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ _____ HAS BEEN EXCLUDED IN FILE WITH THE BOARD OF SUPERVISOR OF THE COUNTY OF RIVERSIDE, CALIFORNIA CONDITION 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 SUPERVISOR.

CLARK OF THE BOARD OF SUPERVISOR
GERALD A. MALONEY

DATED: _____

By: _____
DEPUTY

SIGNATURE OMISSION:

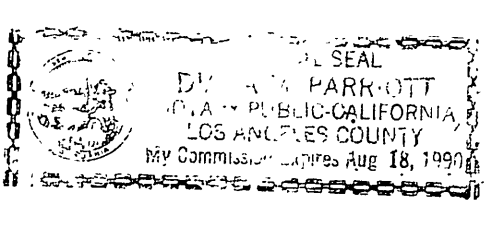
Under the Provision of Section 66436 (c) of the Subdivision Map Act the following signatures have been omitted:

1. A permanent easement for the purpose of Right of Way recorded, official records March 2, 1891 Book 89 Page 299 records of Riverside County, California

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } SS

ON JANUARY 23, 1988 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DENNIS G. ISLEIB KNOWN TO ME TO BE THE VICE PRESIDENT, AND WALTER L. HODGSON KNOWN TO ME TO BE VICE PRESIDENT, OF CORPORATION THAT EXECUTED THE 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.

MY COMMISSION EXPIRES August 18, 1990 WITNESS MY HAND AND OFFICIAL SEAL
DATE



Diana M. Parricelli

148
101
CITY
COPY

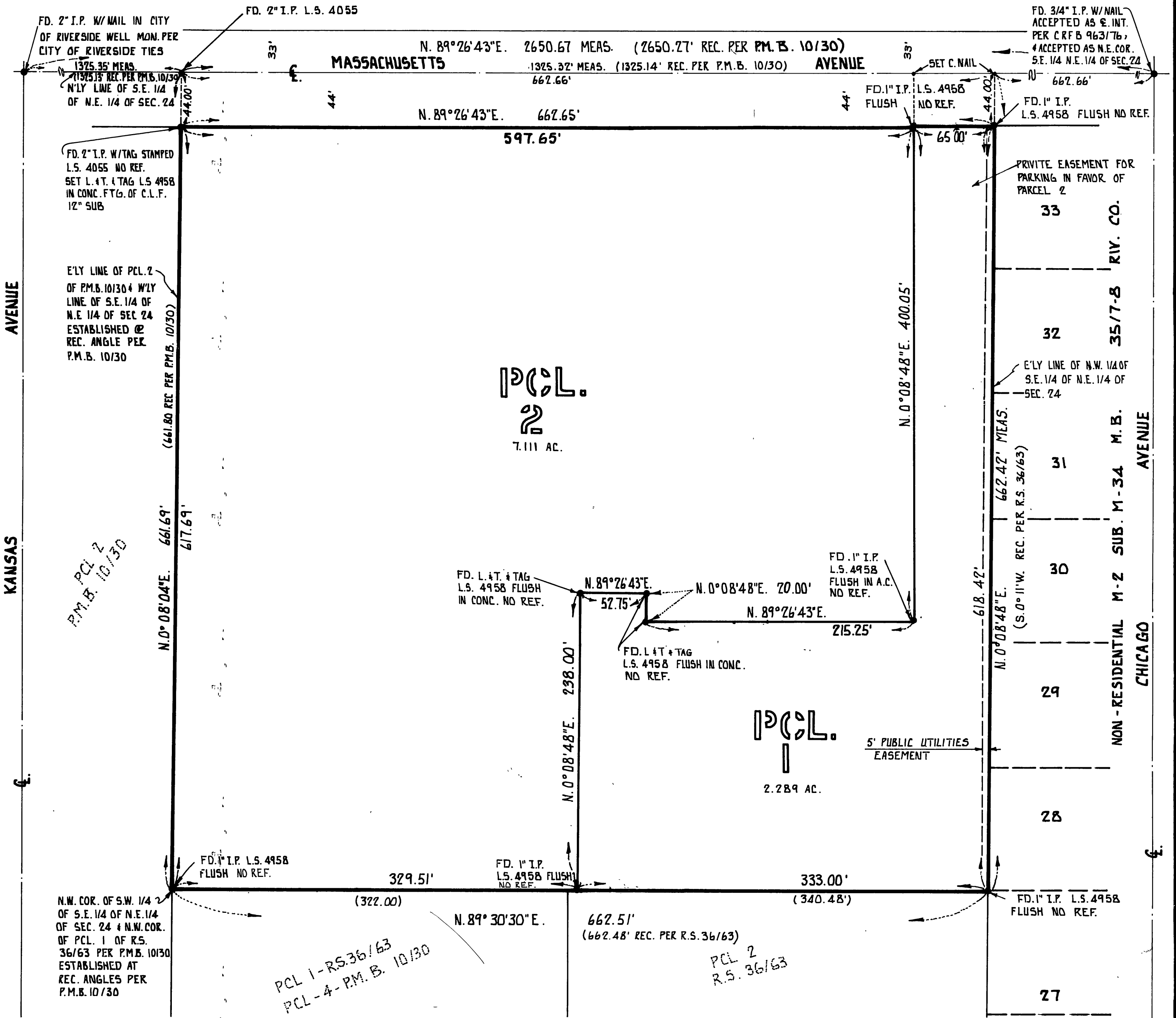
SHEET 2 OF 2 SHEETS
SCALE: 1" = 60'
2 PARCELS

PARCEL MAP NO 22972

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
BEING A SUBDIVISION OF A PORTION OF THE N.W. 1/4 OF S.E. 1/4 OF SECTION
24, T. 2 S., R. 5 W., SAN BERNARDINO MERIDIAN

EDWARD H. CHIAPPONE R.C.E. 29042
ANAHEIM, CA.

OCTOBER 1987



SURVEYOR'S NOTES

BASIS OF BEARING:

THE BEARING N. 89° 26' 43" E. ON THE CENTERLINE OF MASSACHUSETTS AVENUE AS SHOWN ON PARCEL MAP BOOK 10/30 WAS USED AS THE BASIS OF BEARINGS SHOWN HEREON

- () INDICATES RECORD DATA PER R.S. 36/63 UNLESS OTHERWISE NOTED
- INDICATES FOUND MONUMENT AS NOTED