

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA  
**PARCEL MAP NO. 23463**

RECORDER'S STATEMENT SHEET 1 OF 2 SHEETS  
FILED THIS 15th DAY OF August, 1989 AT 12:30 P.M. IN BOOK 158  
OF PARCEL MAPS AT PAGES 54+55 AT THE REQUEST OF THE CITY CLERK.

**OWNERSHIP STATEMENT**

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR HAVE SOME RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP, 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 FILING OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL DISTRIBUTION FACILITIES, THE EASEMENTS SHOWN AS "BLANKET P.U.E."

Michael D. Noreikas      Julia L. Noreikas  
MICHAEL D. NOREIKAS      JULIA L. NOREIKAS  
D.R. Reeves      Kathleen R. Reeves  
D. R. REEVES      KATHLEEN R. REEVES  
Michael S. Watts      Madeline Watts  
MICHAEL S. WATTS, TRUSTEE      MADELINE WATTS, TRUSTEE  
OR THEIR SUCCESSORS IN TRUST AS TRUSTEES OF THE WATTS FAMILY TRUST, DATED DECEMBER 12, 1988.

BEING A SUBDIVISION OF LOTS 17 AND 18 OF TRACT NO. 21399 AS SHOWN BY MAP ON FILE IN BOOK 167, PAGES 7 THROUGH 10, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. (LOCATED IN SECTION 12, T.3S., R.5W.)

**J.N. BEELER & ASSOCIATES**  
RIVERSIDE, CALIFORNIA  
OCTOBER, 1988

FEE: \$8.00  
NO. 276194  
WILLIAM E. CONERLY  
COUNTY RECORDER  
BY: Carita Lagan

SUBDIVISION GUARANTEE FIRST AMERICAN TITLE INS CO.

**SURVEYOR'S STATEMENT**

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF TWO (2) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING SEPTEMBER, 1988 THAT ALL MONUMENTS OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN 1 YEAR FROM THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED: June 23, 1989  
BY: Joseph N. Beeler  
JOSEPH N. BEELER  
No. 4055 L.S. 4055  
EXP. 6/30/92

**UTILITIES CERTIFICATE**

I HEREBY CERTIFY AS FOLLOWS:  
WATER FACILITIES  
NO WATER FEES AND CHARGES COLLECTED FOR PARCELS #1, #2, #3 & #4. FRONTAGE FEES, ELEVATION FEES, BACKUP FACILITY CAPACITY CHARGE AND WATER CONNECTION CHARGES HAVE BEEN PAID FOR PARCELS #1, #2, #3 & #4 AS LOTS #17 AND #18 OF TRACT #21399.  
ELECTRIC FACILITIES  
ELECTRIC FEES HAVE NOT BEEN PAID, ARRANGEMENTS HAVE BEEN MADE TO PROVIDE SERVICE TO EACH LOT; THE DEVELOPER INSTALLED FACILITIES HAVE BEEN INSTALLED TO PARCELS #1, #2, #3 & #4.  
EASEMENTS  
ALL PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE WATER AND ELECTRIC DIVISION OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.  
DATED: JULY 18, 1989  
BY: Deeter P. Wintzfeld  
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: 7-5, 1989  
BARBARA J. STECKEL  
CITY TREASURER  
BY: Barbara Steckel

**CITY ENGINEER'S CERTIFICATE**

THIS MAP HAS BEEN EXAMINED THIS 15th DAY OF August, 1989 FOR CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE.

BARRY BECK, R.C.E. 20900  
CITY ENGINEER LIC. EXP. 9-30-89  
BY: Barry Beck

TENTATIVE MAP APPROVED JUNE 28, 1988

**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA  
COUNTY OF Riverside } S.S.

ON Dec 2, 1988, BEFORE ME, R. SANDERS, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED D. R. Reeves

(PERSONALLY KNOWN TO ME OR, PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME.

WITNESS MY HAND  
MY COMMISSION EXPIRES  
March 24, 1989

**TAX BOND CERTIFICATE**

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 2900.00 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 OF SUPERVISORS.

DATED: Aug 10, 19 89  
BY: Albin McDonald  
DEPUTY  
GERALD A. MALONEY  
CLERK OF THE  
BOARD OF SUPERVISORS  
BY: \_\_\_\_\_ 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 REAL PROPERTY SHOWN ON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES AND 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 \$2900.00.

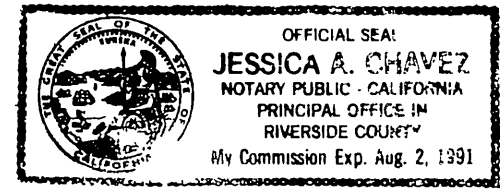
DATED: July 5, 19 89  
BY: R. Wayne Watts  
COUNTY TAX COLLECTOR  
BY: Mannalib Wintzfeld

**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA  
COUNTY OF Riverside } S.S.

ON THIS 29th DAY OF June, 89, BEFORE ME, Jessica A. Chavez AND Phyllis A. Williams THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED J. Richard Swartz AND Phyllis A. Williams (PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT AS Chief Financial Officer AND Secretary OR ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT THE CORPORATION EXECUTED THE SAME.

WITNESS MY HAND  
MY COMMISSION EXPIRES August 2, 1991  
Jessica A. Chavez  
NOTARY PUBLIC IN AND FOR SAID STATE



**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA  
COUNTY OF \_\_\_\_\_ } S.S.

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, BEFORE ME, \_\_\_\_\_ THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED \_\_\_\_\_ AND \_\_\_\_\_

(PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT AS \_\_\_\_\_ OR ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT THE CORPORATION EXECUTED THE SAME.

WITNESS MY HAND  
MY COMMISSION EXPIRES \_\_\_\_\_  
\_\_\_\_\_  
NOTARY PUBLIC IN AND FOR SAID STATE

**TRUSTEES:**

FIRST AMERICAN TITLE INS. CO., TRUSTEE UNDER DEEDS OF TRUST, RECORDED JANUARY 6, 1988, AS INST. NOS. 3068 & 3069, O.R. OF RIV. CO.

RNB TRUST DEED SERVICES, TRUSTEE UNDER DEED OF TRUST, RECORDED FEBRUARY 5, 1988, AS INST. NO. 32428, O.R. OF RIV. CO.

Richard Swartz      Phyllis A. Williams  
Chief Financial Officer      Secretary  
RNB Trust Deed Services      RNB Trust Deed Services  
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA  
COUNTY OF RIVERSIDE } S.S.

ON 12-1-88, BEFORE ME, J. L. Johns, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED \_\_\_\_\_

MICHAEL S. WATTS AND MADELINE WATTS  
(PERSONALLY KNOWN TO ME OR, PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME.

WITNESS MY HAND      MY COMMISSION EXPIRES  
J. L. Johns      3-25-91

**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA  
COUNTY OF RIVERSIDE } S.S.

ON DECEMBER 9th 1988, BEFORE ME, MARY PADILLA, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED MICHAEL D. NOREIKAS AND JULIA L. NOREIKAS

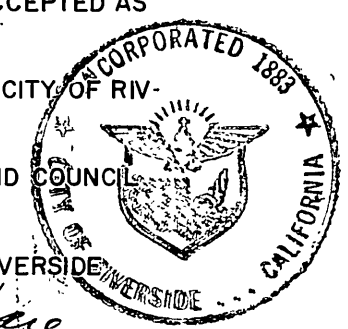
(PERSONALLY KNOWN TO ME OR, PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME.

WITNESS MY HAND      MY COMMISSION EXPIRES  
Mary Padilla      2-1-89

**CITY CLERK'S CERTIFICATE**

RESOLVED: THAT THIS MAP CONSISTING OF TWO (2) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP FOR PARCEL MAP NO. 23463, AND THE EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC EASEMENTS 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 SAID CITY THERETO.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 8th DAY OF August, 1989.  
ALICE A. HARE  
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA  
BY: Alice A. Hare



City Copy

158/55

# IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA PARCEL MAP NO. 23463

BEING A SUBDIVISION OF LOTS 17 AND 18 OF TRACT NO. 21399 AS SHOWN BY MAP ON FILE IN BOOK 167, PAGES 7 THROUGH 10, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. (LOCATED IN SECTION 12, T.3S., R.5W.)

J.N. BEELER & ASSOCIATES  
RIVERSIDE, CALIFORNIA

OCTOBER, 1988

### SURVEYOR'S NOTES

- DENOTES SET 1-1/4" O.D.I.P. TAGGED L.S. 4055, FLUSH, UNLESS OTHERWISE NOTED.
- ⊙ DENOTES FOUND NAIL & R.C.E. 16056 TAG IN TOP OF CURB AT SIDE LOT LINE PROLONGATIONS PER M.B. 167/7-10.
- DENOTES FOUND 1-1/4" O.D.I.P. TAGGED RCE 16056, FLUSH PER M.B. 167/7-10, UNLESS OTHERWISE NOTED.
- ( ) DENOTES RECORD & MEASURED DATA PER M.B. 167/7-10, UNLESS OTHERWISE NOTED.

TOTAL GROSS ACREAGE = 20.136 ACRES

BASIS OF BEARINGS IS TAKEN FROM THE WEST LINE OF LOT 17 OF TRACT 21399 AS SHOWN PER M.B. 167/7-10, BEING N 0° 08' 14" W.

### EASEMENT NOTES

- 1 COVENANT AND AGREEMENT FOR COMMON DRIVEWAY FOR INGRESS, EGRESS AND UTILITIES OVER LOTS 17 AND 18 OF TRACT 21399, RECORDED 1-5-88 AS INST. NO. 1918. O.R. OF RIV. CO.
- 2 AN OFFER OF DEDICATION FOR PEDESTRIAN AND EQUESTRIAN PURPOSES DEDICATED TO PUBLIC USE AS SHOWN ON MAP OF TRACT 21399, RECORDED AS M.B. 167/7-10.
- 3 AN EASEMENT FOR PRIVATE DRIVEWAY PURPOSES IN FAVOR OF THE OWNERS OF LOTS 17 AND 18, RECORDED 1-6-88 AS INST. NO. 3067 (LOT 17) AND RECORDED 2-5-88 AS INST. NO. 32427 (LOT 18), O.R. OF RIV. CO.
- 4 AN EASEMENT FOR STORM DRAIN PURPOSES DEDICATED TO PUBLIC USE AS SHOWN ON MAP OF TRACT 21399, RECORDED AS M.B. 167/7-10.
- 5 AN EASEMENT FOR STORM DRAIN PURPOSES IN FAVOR OF THE CITY OF RIVERSIDE RECORDED 11-23-88 AS INST. NO. 343846. O.R. OF RIV. CO.

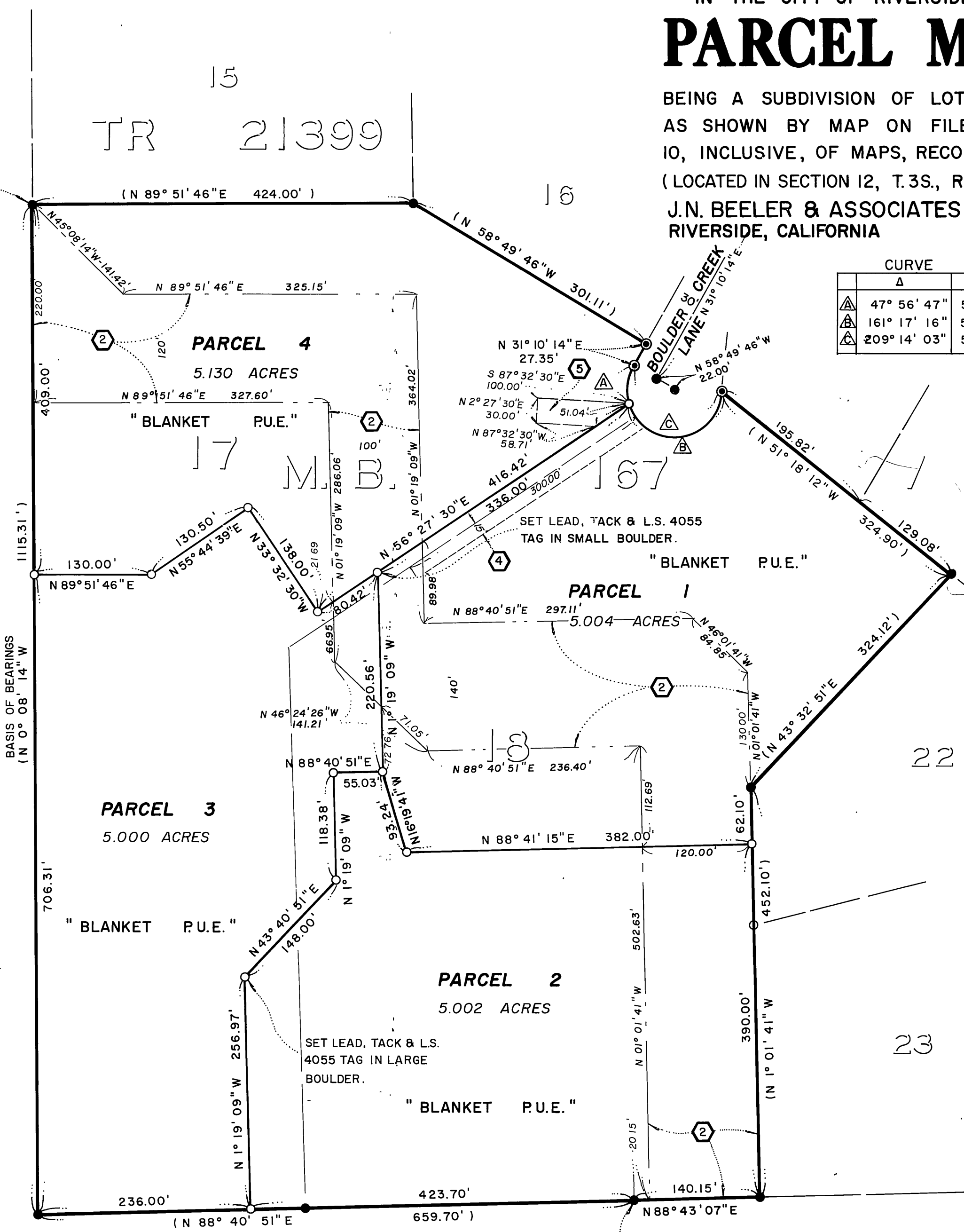
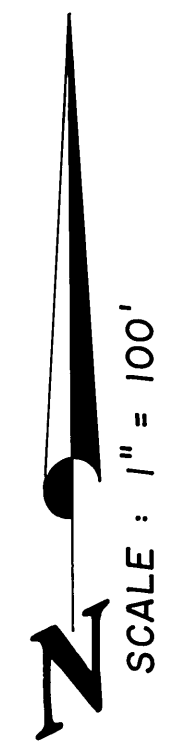
### SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING PARTIES HAVE BEEN OMITTED SINCE THEIR INTEREST CANNOT RIPEN INTO A FEE.

1. UNITED STATES OF AMERICA—OWNER OF A RIGHT OF WAY FOR DITCHES OR CANALS, RECORDED MARCH 17, 1908, IN BOOK 4, PAGE 112 OF PATENTS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. A.H. WISHART—HOLDER OF AN EASEMENT FOR INGRESS, EGRESS, AND ROAD PURPOSES, RECORDED JUNE 6, 1956, AS INSTRUMENT NO. 39006, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
3. THE OWNERS OF LOTS 17 AND 18 OF TRACT 21399, HOLDERS OF EASEMENTS FOR PRIVATE DRIVEWAY PURPOSES, RECORDED JANUARY 1, 1988, AS INSTR. NO. 3067 (LOT 17) AND RECORDED FEBRUARY 5, 1988, AS INSTRUMENT NO. 32427 (LOT 18), BOTH OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
4. COVENANT AND AGREEMENT FOR COMMON DRIVEWAY FOR INGRESS, EGRESS AND UTILITIES OVER LOTS 17 AND 18 OF TRACT 21399, RECORDED 1-5-88 AS INST. NO. 1918, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
5. AN OFFER OF DEDICATION TO THE PUBLIC FOR PEDESTRIAN AND EQUESTRIAN PURPOSES PER TRACT 21399, RECORDED AS M.B. 167/7-10.
6. AN EASEMENT FOR STORM DRAIN PURPOSES DEDICATED TO THE PUBLIC PER TRACT 21399, RECORDED AS M.B. 167/7-10.
7. CITY OF RIVERSIDE - HOLDER OF AN EASEMENT FOR STORM DRAIN PURPOSES RECORDED 11-23-88 AS INST. NO. 343846, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

CURVE DATA		
Δ	R	L
47° 56' 47"	52.00'	43.51'
161° 17' 16"	52.00'	146.38'
209° 14' 03"	52.00'	189.89'

FD. NAIL AND R.C.E. 16056 TAG IN ROCK. NO REF. ACCEPTED AS N.W. COR. LOT 17 PER M.B. 167/7-10.



FD. 3/4" I.P. TAGGED R.C.E. 16056, PER R.S. 24/56, M.B. 167/7-10. UP 0.2'

P.M.B. 158/55

P.M.B. 158/55