

PARCEL MAP NO. 27817

BEING A DIVISION OF LOT 17 OF TRACT NO. 6301 AS SHOWN BY MAP ON FILE IN BOOK 140, PAGE 26-28, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, & PORTION OF SECTION 9, T. 3 S., R. 6 W., OF THE RANCHO LA SIERRA, AS SHOWN BY MAP ON FILE IN BOOK 6 PAGE 70 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ACREAGE LAND SYSTEMS, Inc. CORONA, CA.

MAR. 1995

OWNER'S 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. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES LOT "A". WE FURTHER DEDICATE FOR ELECTRICAL ENERGY FACILITIES THE EASEMENT DESIGNATED AS 10 P.U.E.

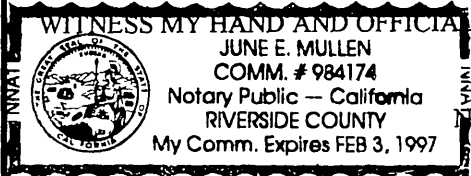
FRED G. CHASE

VICKI A. CHASE

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA COUNTY OF RIVERSIDE

ON 12/19/95 BEFORE ME, JUNE E. MULLEN, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED FRED G. CHASE & VICKI A. CHASE PERSONALLY KNOWN TO ME (PROVED) 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(S) ON THE INSTRUMENT THE PERSON(S) OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.



JUNE E. MULLEN

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 \$.

DATED 1-10-1996

R. WAYNE WATTS COUNTY TAX COLLECTOR

SAUL ROSENBLUM DEPUTY

UTILITIES EASEMENT CERTIFICATE

THE CITY OF RIVERSIDE, BEING THE OWNER OF THE BELOW DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED MAP.

- 1. RIGHTS OF WAY AND WATER RIGHTS AS GRANTED TO LA SIERRA HEIGHTS WATER COMPANY... 2. RIGHTS OF WAY AND WATER RIGHTS AS GRANTED TO TWIN BUTTES WATER COMPANY... 3. A PERMANENT EASEMENT AND RIGHT OF WAY GRANTED TO CITIZENS DOMESTIC WATER COMPANY... 4. AN EASEMENT FOR WATER LINE FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS RECORDED NOVEMBER 19, 1985 AS INST. # 260699, O.R., COUNTY OF RIVERSIDE STATE OF CALIFORNIA.

BILL D. CARNAHAN DIRECTOR OF PUBLIC UTILITIES

DATED: JAN 31, 1996 BY: Dieter P. Wintzfeld

UTILITIES CERTIFICATE

I HEREBY CERTIFY AS FOLLOWS:

WATER FACILITIES

ELEVATION FEES, WATER CONNECTION CHARGES AND BACKUP FACILITY CAPACITY CHARGES HAVE BEEN PAID FOR PARCEL #1. DISTRIBUTION SYSTEMS FEE FOR PARCEL #1 WAS PAID WITH TRACT #6301. NO WATER FEES AND CHARGES REQUIRED FOR PARCEL #2. ALL WATER FEES AND CHARGES WERE PAID FOR PARCEL #2 WITH TRACT #6301.

ELECTRICAL FACILITIES

NO ELECTRICAL FEES HAVE BEEN PAID AND ARRANGEMENTS HAVE NOT BEEN MADE FOR PARCEL #1. NO ELECTRICAL FEES REQUIRED FOR PARCEL #2.

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.

BILL D. CARNAHAN DIRECTOR OF PUBLIC UTILITIES

DATE: JAN 31, 1996 BY: Dieter P. Wintzfeld

RECORDER'S STATEMENT

FILED THIS 7th DAY OF FEB. 1996 AT 8:00 A.M. IN BOOK 187 OF PARCEL MAPS, AT PAGES 17+18, AT THE REQUEST OF THE CITY CLERK NO. 46810 FEE \$800

FRANK K. JOHNSON, COUNTY RECORDER

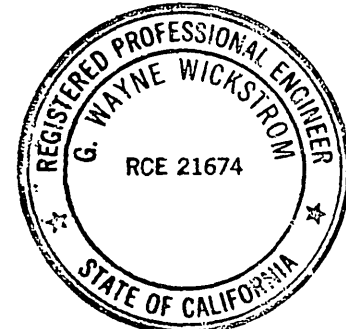
BY: Sarita Logan DEPUTY

SUBDIVISION GUARANTEE:

FIRST AMERICAN TITLE INSURANCE COMPANY

ENGINEER'S 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 FRED G. CHASE DEC 8, 1992. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.



DATED: 13 Dec, 1995

G. WAYNE WICKSTROM R.C.E. 21674 EXP. DATE 9-30-97

CITY ENGINEER'S STATEMENT

THIS MAP HAS BEEN EXAMINED THIS 31st DAY OF Jan, 1996, FOR CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF RIVERSIDE MUNICIPAL CODE. TENTATIVE MAP APPROVED - DEC 23, 1993

BARRY BECK, R.C.E. 20900 CITY ENGINEER

BY: Barry Beck LIC. EXP. 9/30/97

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.

DATE: 1/12/96

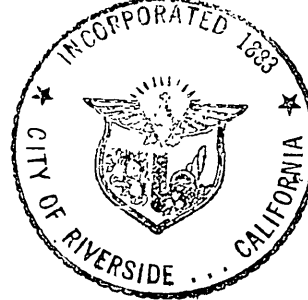
BARBARA J. STECKEL CITY TREASURER

BY: Barbara J. Steckel

CITY CLERK'S CERTIFICATE

RESOLVED THAT THIS MAP CONSISTING OF TWO (2) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP No. 27817 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 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 6th DAY OF Feb., 1996



KAREN E. LINDQUIST CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA.

BY: Karen E. Lindquist

TAX BOND STATEMENT

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

DATE: \_\_\_\_\_, 199

GERALD A. MALONEY CLERK OF THE BOARD OF SUPERVISORS

BY: \_\_\_\_\_ DEPUTY

CASH TAX BOND R. WAYNE WATTS COUNTY TAX COLLECTOR

SIGNATURE OMISSION

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURE OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

- 1. AN EASEMENT FOR THE STORAGE OF SOIL IN FAVOR OF CITY OF RIVERSIDE AS RECORDED JULY 14, 1992 AS INST. # 260056, O.R., COUNTY OF RIVERSIDE, STATE OF CALIFORNIA. 2. COVENANTS, CONDITIONS AND RESTRICTIONS IN DOCUMENT RECORDED SEPTEMBER 11, 1921 IN BOOK 357 PAGE 297 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, BUT DELETING RESTRICTIONS IF ANY BASED UPON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, WHICH PROVIDE THAT A VIOLATION THEREOF SHALL NOT DEFEAT OR RENDER INVALID THE LIEN OF ANY FIRST MORTGAGE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR VALUE. ALSO AN EASEMENT FOR THE HEREINAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, AS SET FORTH IN THE DOCUMENT ABOVE MENTIONED. SAID EASEMENT IS FOR UTILITIES, AND IS LOCATED WITHIN THE 10 FEET OF ALL BOUNDARY LINES.

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

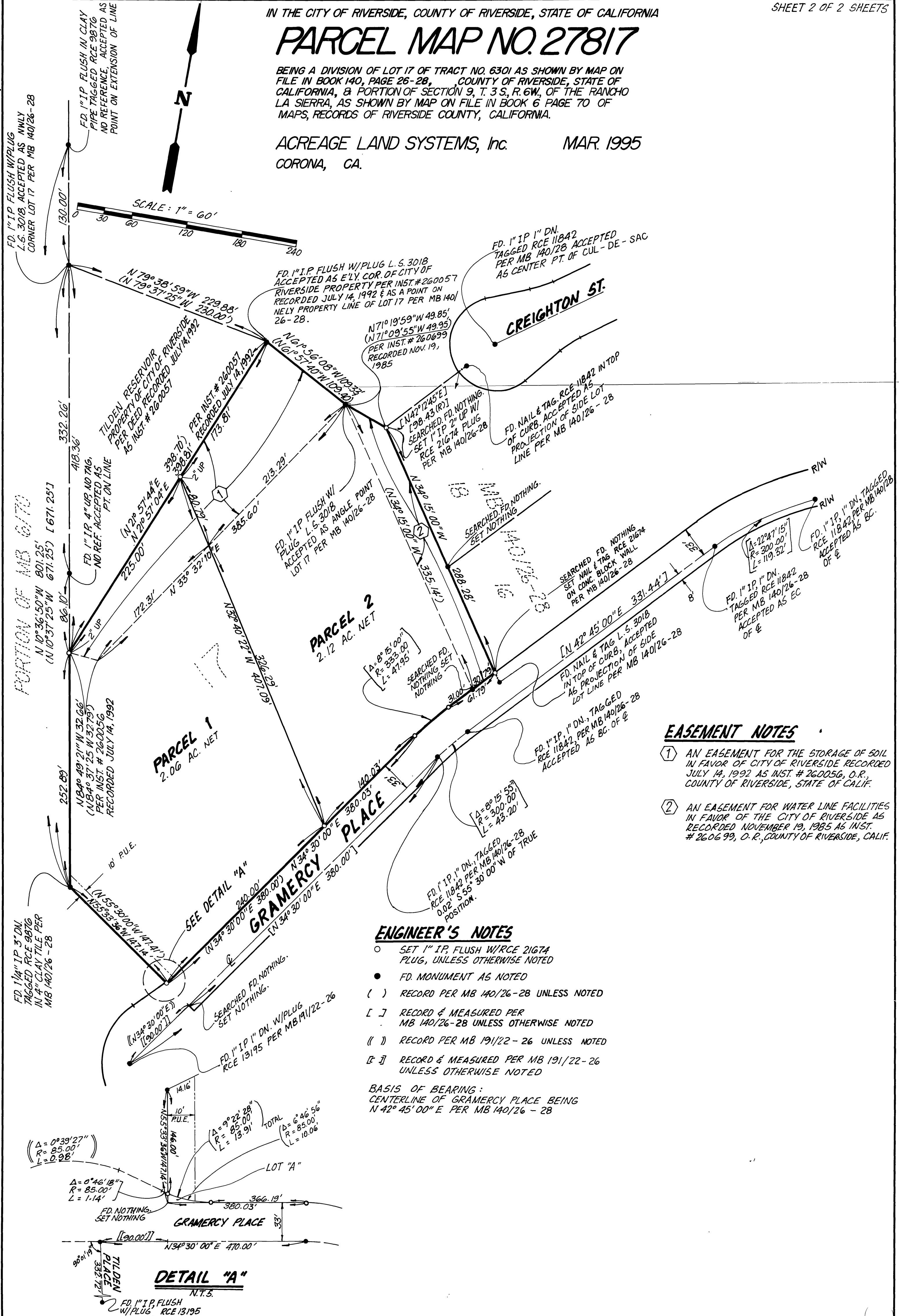
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ACREAGE LAND SYSTEMS, Inc. MAR. 1995  
CORONA, CA.

CITY

SCALE: 1" = 60'



### EASEMENT NOTES

- AN EASEMENT FOR THE STORAGE OF SOIL IN FAVOR OF CITY OF RIVERSIDE RECORDED JULY 14, 1992 AS INST. # 260056, D.R., COUNTY OF RIVERSIDE, STATE OF CALIF.
- AN EASEMENT FOR WATER LINE FACILITIES IN FAVOR OF THE CITY OF RIVERSIDE AS RECORDED NOVEMBER 19, 1985 AS INST. # 260699, D.R., COUNTY OF RIVERSIDE, CALIF.

### ENGINEER'S NOTES

- SET 1" IP, FLUSH W/RCE 21674 PLUG, UNLESS OTHERWISE NOTED
- FD. MONUMENT AS NOTED
- ( ) RECORD PER MB 140/26-28 UNLESS NOTED
- [ ] RECORD & MEASURED PER MB 140/26-28 UNLESS OTHERWISE NOTED
- ( ( ) RECORD PER MB 191/22-26 UNLESS NOTED
- [ ( ] RECORD & MEASURED PER MB 191/22-26 UNLESS OTHERWISE NOTED

BASIS OF BEARING:  
CENTERLINE OF GRAMERCY PLACE BEING  
N 42° 45' 00" E PER MB 140/26-28

### DETAIL "A"

