

FILE  
K117C

P.M.B. 214/63

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA

SHEET 1 OF 2 SHEETS

# PARCEL MAP NO. 33321

BEING A SUBDIVISION OF A PORTION OF LOT 8, IN BLOCK 25 OF VILLAGE OF ARLINGTON AS SHOWN BY MAP RECORDED IN BOOK 1, PAGE 62 OF MAPS RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA  
CALVADA SURVEYING, INC. CORONA, CA APRIL 2005

### RECORDER'S STATEMENT

FILED THIS 23<sup>RD</sup> DAY OF September, 2005,  
AT 8:00 AM IN BOOK 214 OF PARCEL MAPS, AT PAGES  
63-64, AT THE REQUEST OF THE CITY CLERK  
OF THE CITY OF RIVERSIDE.  
No. 2005-0788647  
FEE \$9.00  
LARRY W WARD, COUNTY ASSESSOR-CLERK RECORDER  
BY: Dianne Dew, DEPUTY  
SUBDIVISION GUARANTEE: STEWART TITLE

### OWNER'S STATEMENT

I HEREBY STATE THAT I AM THE OWNER OF, OR HAVE SOME THE RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP; THAT I AM THE ONLY PERSON WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND AND THAT I HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE

Thaddeus Williams  
THADDEUS WILLIAMS, OWNER

AMERICAN HOME MORTGAGE ACCEPTANCE, INC., BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 8, 2005 AS DOCUMENT NO. 2005-0290192, OF OFFICIAL RECORDS

Steven G. Dickman  
STEVEN G. DICKMAN

### 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: 9/19/2005 PAUL C. SUNDEEN, CHIEF FINANCIAL OFFICER/TREASURER  
BY: Brent A. Moore

### 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 THADDEUS WILLIAMS IN APRIL, 2005. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. 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 WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATE: SEP 9, 2005  
ARMANDO D. DUPONT  
L.S. 7780 LIC. EXP. 12/31/05



STATE OF CALIFORNIA ) S.S.  
COUNTY OF RIVERSIDE )  
ON SEP 9, 2005 BEFORE ME, ANN MARIE RUELAS, NOTARY  
PUBLIC, PERSONALLY APPEARED THADDEUS WILLIAMS

PERSONALLY KNOWN TO ME (OR 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 ENTITY UPON BEHALF OF WHICH THE PERSON (S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS IS MY HAND  
Ann Marie Ruelas  
NOTARY PUBLIC IN AND FOR SAID STATE  
ANN MARIE RUELAS  
(PRINTED NAME)

MY PRINCIPAL PLACE FOR BUSINESS IS IN RIVERSIDE COUNTY  
MY COMMISSION EXPIRES FEB 12, 2008



### CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 20<sup>TH</sup> DAY OF Sept, 2005 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 REPLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

DATE: 9/20/05  
MARK S. BROWN  
L.S. 5655 LIC. EXP. 09/30/07  
CITY SURVEYOR  
BY: Mark S. Brown



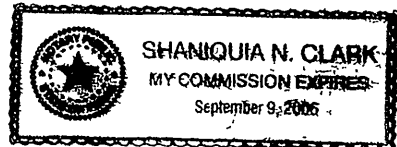
### NOTARY ACKNOWLEDGMENT

STATE OF TEXAS ) S.S.  
COUNTY OF DALLAS )  
ON September 12, 2005 BEFORE ME, Shaniqueia N. Clark, NOTARY  
PUBLIC, PERSONALLY APPEARED Steven G. Dickman

PERSONALLY KNOWN TO ME (OR 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 ENTITY UPON BEHALF OF WHICH THE PERSON (S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS IS MY HAND  
Shaniqueia N. Clark  
NOTARY PUBLIC IN AND FOR SAID STATE  
Shaniqueia N. Clark  
(PRINTED NAME)

MY PRINCIPAL PLACE FOR BUSINESS IS IN DALLAS COUNTY  
MY COMMISSION EXPIRES 9/9/06



### 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 \$ 5,100

DATE: September  
PAUL McDONNELL  
COUNTY TAX COLLECTOR  
BY: Nelen Leslie  
DEPUTY

### TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 5,100 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 OR SUPERVISORS.

DATE: \_\_\_\_\_ NANCY ROMERO  
CLERK OF THE BOARD OF SUPERVISORS  
BY: \_\_\_\_\_ DEPUTY  
CASH TAX BOND  
DATE: September 9, 2005  
PAUL McDONNELL  
COUNTY TAX COLLECTOR  
BY: Nelen Leslie  
DEPUTY

### UTILITIES EASEMENT STATEMENT

THE CITY OF RIVERSIDE BEING THE RECORD OWNERS OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE PREPARATION AND RECORDATION OF THE ANNEXED SUBDIVISION MAP.

- A RIGHT OF WAY OVER SAID LAND FOR CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER DITCHES, PIPES OR FLUMES FOR IRRIGATION AND DOMESTIC PURPOSES, AS GRANTED TO RIVERSIDE CANAL COMPANY AND RIVERSIDE WATER COMPANY, THEIR SUCCESSORS OR ASSIGNS, IN DEEDS RECORDED APRIL 26, 1882 IN BOOK 28, PAGE 635 AND AUGUST 14, 1885 IN BOOK 42, PAGES 294 AND 296, RESPECTIVELY, OF DEEDS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. SAID EASEMENT IS BLANKET IN NATURE.
- EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, IN FAVOR OF THE CITY OF RIVERSIDE, RECORDED APRIL 24, 1964 AS INSTRUMENT NO. 51152 OF OFFICIAL RECORDS.

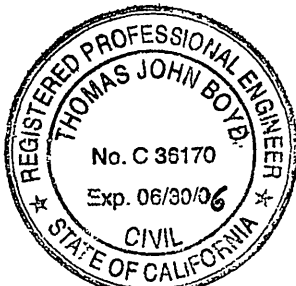
DATE: Sept. 19, 2005 BY: David H. Wright  
DAVID H. WRIGHT, PUBLIC UTILITIES DIRECTOR  
MM VB

### CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 21<sup>ST</sup> DAY September, 2005 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY RIVERSIDE PLANNING COMMISSION ON MARCH 17, 2005 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 ON THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL HAVE BEEN COMPLIED WITH.

DATE: 9/21/05  
THOMAS J. BOYD  
R.C.E. 36170 LIC. EXP. 06/30/06  
CITY ENGINEER

BY: Thomas J. 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: Sept 19, 2005 BY: David H. Wright  
DAVID H. WRIGHT, PUBLIC UTILITIES DIRECTOR  
MM VB

### SOILS REPORT

A PRELIMINARY SOILS REPORT WAS NOT PREPARED OF THIS SUBDIVISION A PRELIMINARY SOILS REPORT AND A FINAL COMPACTION REPORT MAY BE REQUIRED PRIOR TO THE ISSUANCE OF A GRADING PERMIT FOR THE PARCELS SHOWN HEREON.

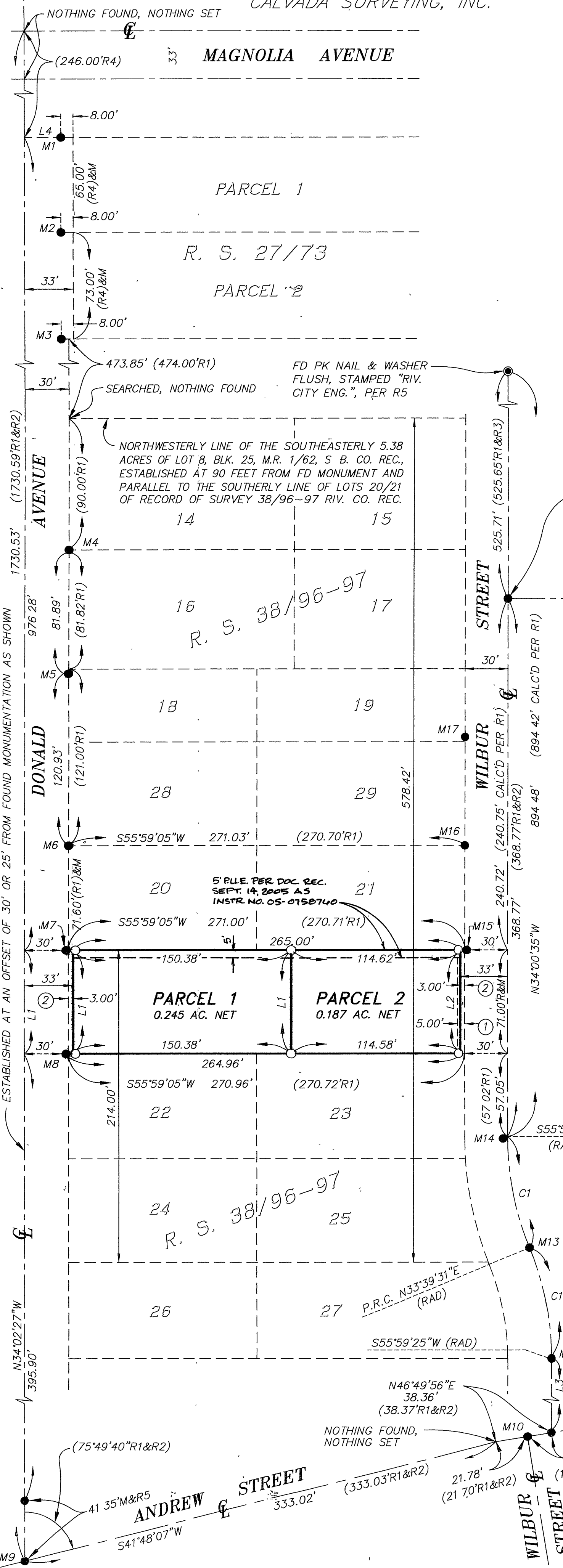
# PARCEL MAP NO. 33321

BEING A SUBDIVISION OF A PORTION OF LOT 8, IN BLOCK 25 OF VILLAGE OF ARLINGTON AS SHOWN BY MAP RECORDED IN BOOK 1, PAGE 62 OF MAPS RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA

CALVADA SURVEYING, INC. CORONA, CA APRIL 2005

CITY

NOTHING FOUND, NOTHING SET

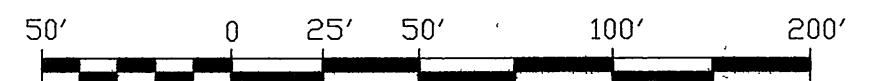
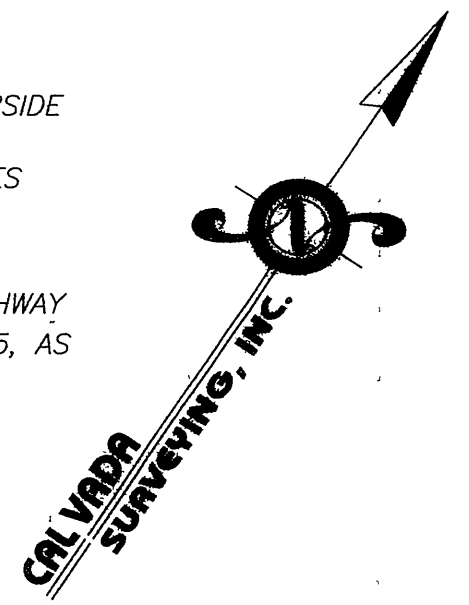


### BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED UPON THE CENTERLINE OF WILBUR AVENUE, AS SHOWN ON TRACT MAP NO. 2345, FILED IN BOOK 45, PAGES 85 AND 86 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, SAID BEARING BEING N34°00'35"W.

### SURVEYOR'S NOTES

- INDICATES MONUMENT FOUND AS NOTED
- INDICATES SET 1" IRON PIPE, TAGGED L.S. 7780, FLUSH
- (R1) INDICATES RECORD DATA PER R.S. 38/96-97
- (R2) INDICATES RECORD DATA PER TRACT MAP NO 2345 M.B. 45/85-86
- (R3) INDICATES RECORD DATA PER R.S. 41/73
- (R4) INDICATES RECORD DATA PER R.S. 27/73
- (R5) INDICATES RECORD DATA PER CITY OF RIVERSIDE CENTERLINE TIES
- ① INDICATES 5' EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED APRIL 24, 1964 AS INST. NO. 51152 O.R.
- ② INDICATES 3' EASEMENT FOR STREET & HIGHWAY PURPOSES, RECORDED SEPT. 14, 2005, AS INSTRUMENT NO. 2005-0158159 O.R.
- R&M RECORD & MEASURED



SCALE: 1" = 50'

### HENDRY AVENUE

### MONUMENTS NOTES

- M1..... FD 3/4" IRON PIPE DOWN 0.5'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "L.S. 1825", PER R4
- M2..... FD 3/4" IRON PIPE DOWN 0.5'; TAGGED "L.S. 1825", PER R4
- M3.... FD 3/4" IRON PIPE DOWN 0.5'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "L.S. 1825", PER R4
- M4..... FD 3/4" IRON PIPE DOWN 0.1'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", ACCEPTED AS THE S.W. COR. PCL. 14, PER R1
- M5..... FD 3/4" IRON PIPE DOWN 0.1'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", PER R1, ACCEPTED TO BE ON LINE ONLY, S34°02'27"E 0.07' FROM THE S.W. COR. PCL. 16 OF R1
- M6..... FD 3/4" IRON PIPE DOWN 0.1'; TAGGED "R.C.E. 9876", ACCEPTED AS THE N.W. COR. PCL. 20, PER R1
- M7..... FD 3/4" IRON PIPE DOWN 0.1'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", ACCEPTED AS THE S.W. COR. PCL. 20, PER R1
- M8..... FD 3/4" IRON PIPE FLUSH, TAGGED "R.E. 9876", ACCEPTED AS THE N.W. COR. PCL. 22, PER R1
- M9... FD PK NAIL & WASHER FLUSH, STAMPED "RIVERSIDE COUNTY ENG.", IN LIEU OF 1 1/2" IRON PIPE PER R5, ACCEPTED AS Q INTERSECTION
- M10.... FD PK NAIL & WASHER FLUSH, STAMPED "CITY RIV. ENG." ACCEPTED AS Q INTERSECTION, PER R5
- M11... FD PK NAIL & WASHER FLUSH, STAMPED "CITY RIV. ENG.", ACCEPTED AS Q INTERSECTION, PER R5
- M12.... FD PK NAIL & WASHER FLUSH, STAMPED "CITY RIV. ENG.", ACCEPTED AS Q E.C., PER R5
- M13.... FD PK NAIL & WASHER FLUSH, STAMPED "CITY RIV. ENG.", ACCEPTED AS Q P.R.C., PER R5
- M14.... FD PK NAIL & WASHER FLUSH, STAMPED "CITY RIV. ENG.", PER R5, NOT ACCEPTED S38°14'24"W, 0.18' FROM Q B.C.
- M15.... FD 3/4" IRON PIPE DOWN 0.1'; WITH ILLEGIBLE TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", PER R1
- M16.... FD 3/4" IRON PIPE DOWN 0.1'; WITH ILLEGIBLE TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", ACCEPTED AS THE S.E. COR. PCL. 29, PER R1
- M17.... FD 3/4" IRON PIPE DOWN 0.1'; NO TAG, IN LIEU OF 3/4" IRON PIPE TAGGED "R.E. 9876", PER R1, ACCEPTED TO BE ON LINE ONLY, N34°00'35"W 0.08' FROM THE N.E. COR. PCL. 29

LINE DATA		
LINE	BEARING	LENGTH
L1	N34°02'27"W	71.00'
L2	N34°00'35"W	71.00'
L3	N34°00'35"W	140.43'(140.44'R1&R2)
L4	N55°59'50"E	25.00'

CURVE DATA			
CURVE	RADIUS	DELTA	LENGTH
C1	200.00'	22°19'54"	77.95'
	(200.00'R1&R2)	(22°19'54"R1&R2)	(77.95'R1&R2)