

OWNERS 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, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

Donald DiManno Lauren DiManno
DONALD DIMANNO LAUREN DIMANNO

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

PARCEL MAP NO. 32111

THAT PORTION OF LOTS A AND 9A OF OSBORN HEIGHTS, AS SHOWN BY MAP FILED IN MAP BOOK 12, PAGES 39 AND 40 OF MAPS, AND BEING A PORTION OF PARCEL 2 OF RECORDS OF SURVEY FIELD IN BOOK 46 PAGE 94 OF RECORDS OF SURVEYS, ALL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. LOCATED IN SECTION 11, T.3S, R.5W, S.B.M.

LANDMARK SURVEYS RIVERSIDE, CA NOVEMBER 2004

RECORDER'S STATEMENT

SHEET 1 OF 2 SHEETS

FILED THIS 13th DAY OF November 2005 AT 8AM IN BOOK 215 OF PARCEL MAPS, AT PAGES 50-51, AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE. NO. 2005-0961576 FEE \$9.- LARRY W. WARD, COUNTY ASSESSOR-CLERK-RECORDER BY: AKR DEPUTY SUBDIVISION GUARANTEE: LAWAAMERICA LAWYERS TITLE

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA } COUNTY OF RIVERSIDE } SS ON 9-13-05, BEFORE ME Mary C. Voss, Notary Public PERSONALLY APPEARED Donald DiManno and Lauren DiManno [] PERSONALLY KNOWN TO ME-OR- [X] 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 SAME. Commission # 1428004 My Commission expires on July 1, 2007 My principal place of business is Riverside County

BENEFICIARY:

PROVIDENT SAVINGS BANK, BENEFICIARY, UNDER DEED OF TRUST RECORD MARCH 31, 2005 AS INSTRUMENT NO. 2005-251728 OF OFFICIAL RECORDS. William O'Laverty, vice president

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA } COUNTY OF RIVERSIDE } SS ON 9-13-05, BEFORE ME Mary C. Voss, Notary Public PERSONALLY APPEARED William O'Laverty [] PERSONALLY KNOWN TO ME-OR- [X] 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 SAME. Commission # 1428004 My Commission expires July 1, 2007 My principal place of business is Riverside County

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UTILITIES EASEMENT STATEMENT

THE CITY OF RIVERSIDE BEING THE RECORD OWNERS OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED MAP.

- 1. AN EASEMENT FOR THE PURPOSE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES, STORM DRAIN FACILITIES, AND FOR ROADWAY SLOPE AND SUPPORT FACILITIES. RECORDED APRIL 18, 1997 AS INSTRUMENT NO. 132787, OFFICIAL RECORDS, RIVERSIDE COUNTY.

DATE: Nov. 1, 2005 DAVID H. WRIGHT PUBLIC UTILITIES DIRECTOR

CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 3rd DAY OF November, 2005 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON APRIL 4, 2002 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL HAVE BEEN COMPLIED WITH.



THOMAS J. BOYD RCE 36170 LIC. EXP. 06/30/06 CITY ENGINEER BY: Thomas Boyd

TAX COLLECTORS 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 \$ 3,300

DATE: 9/13/2005 PAUL MCDONNELL COUNTY TAX COLLECTOR BY: Matt Jennings

CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 3rd DAY OF November, 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 PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.



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

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: Nov. 1, 2005 DAVID H. WRIGHT PUBLIC UTILITIES DIRECTOR

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTERESTS CANNOT RIPEN INTO A FEE:

- 1 AN EASEMENT FOR THE PURPOSE OF DRAINAGE FACILITIES RECORDED NOVEMBER 27, 1985 AS INST. NO. 268955 OFFICIAL RECORDS, AND AS RESERVED BY DOCUMENT RECORDED JULY 1, 1986 AS INSTRUMENT NO. 152807 OF OFFICIAL RECORDS, RIVERSIDE COUNTY.
2. AVIGATION EASEMENT FOR RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT, TOGETHER WITH THE RIGHT TO CAUSE IN SAID AIRSPACE SUCH NOISE, SOUND OR SHOCK WAVES, VIBRATIONS, DUST, SMOKE, ODORS, FUMES FUEL PARTICLES AND OTHER RELATED CONDITIONS THAT MAY BE INHERENT IN THE OPERATION OF AIRCRAFT. RECORDED JULY 10, 1992 AS INST. NO. 256053, OFFICIAL RECORDS, RIVERSIDE COUNTY

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: 11/2/05 PAUL C SUNDEEN CITY TREASURER BY: Brent A. Mason

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF 2 SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 32111. LOT A IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES. THE CITY CLERK IS HEREBY AUTHORIZED AND DIRECTED TO ATTEST SAID MAP BY SIGNING HER NAME THERETO AS THE CITY CLERK OF THE CITY OF RIVERSIDE, STATE OF CALIFORNIA. I HEREBY CERTIFY THAT THE FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS [] DAY OF [] 2005

COLLEEN J. NICOL CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA. BY: []

TAX BOND STATEMENT

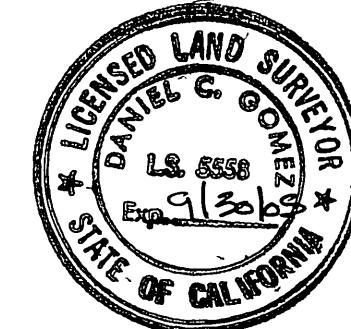
I HEREBY STATE THAT A BOND IN THE SUM OF 3,300, HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF 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 9/13/2005 NANCY ROMERO CLERK OF THE BOARD OF SUPERVISORS

BY: Matt Jennings

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 DIMANNO CONSTRUCTION ON NOVEMBER 2004. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE 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 THOSE POSITIONS WITHIN ONE YEAR FROM THE RECORDATION DATE OF THIS MAP. THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.



DATED: 5/9/05 DANIEL C GOMEZ L.S. 5558 EXPIRES 9/30/05

POTENTIAL LIQUEFACTION

ALL OR A PORTION OF THE PROPERTY INCLUDED WITHIN THIS MAP HAS BEEN IDENTIFIED BY THE CITY OF RIVERSIDE SEISMIC SAFETY ELEMENT OF THE GENERAL PLAN AS BEING POTENTIALLY SUBJECT TO LIQUEFACTION SHOULD GROUND SHAKING OCCUR. TO LIMIT THE POSSIBILITY OF STRUCTURAL DAMAGE OR FAILURE IN SUCH AN EVENT A GEOLOGIC INVESTIGATION ACCEPTABLE TO THE CITY BUILDING OFFICIAL MAY BE REQUIRED AS A PREREQUISITE TO ISSUANCE OF BUILDING PERMITS.

SOILS REPORT

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

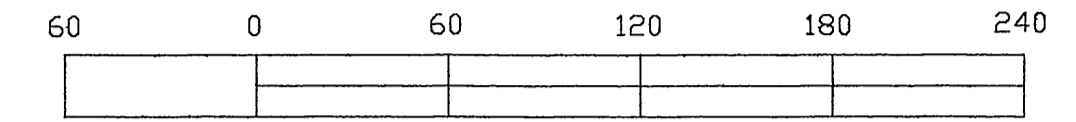
IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP 32111

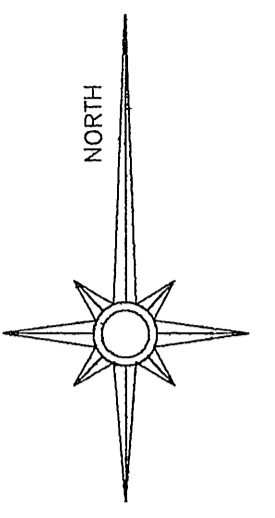
THAT PORTION OF LOTS 9 AND 9A OF OSBORNE HEIGHTS, AS SHOWN BY MAP FILED IN MAP BOOK 12 PAGES 39 AND 40 OF MAPS, AND BEING A DIVISION OF A PORTION OF PARCEL 2 OF RECORD OF SURVEY FILED IN BOOK 46 PAGE 94 OF RECORDS OF SURVEYS, ALL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

LOCATED IN SECTION 11, T.3S, R.5W, S.B.M.

LANDMARK SURVEYS RIVERSIDE, CA NOVEMBER 2004



SCALE 1" = 60'



Curve	Radius	Tangent	Length	Delta
C1	300.00'	115.65'	220.77'	42°09'48"
<C1 R4>	300.00'	115.66'	220.73'	42°10'00"
C2	283.00'	97.41'	187.63'	37°59'13"
<C2 R1>	283.00'	97.41'	187.63'	37°59'13"
C3	283.00'	62.17'	122.40'	24°46'51"
C4	283.00'	32.76'	65.23'	13°12'22"
C5	283.00'	20.69'	41.31'	8°21'50"
C6	283.00'	62.17'	122.40'	24°46'51"
C7	106.00'	16.90'	33.51'	18°06'44"
C8	283.00'	32.86'	65.44'	13°14'53"
C9	45.00'	14.40'	27.87'	35°29'26"
C10	283.00'	14.51'	29.00'	5°52'18"
C11	45.00'	16.18'	31.06'	39°32'29"
C12	283.00'	28.58'	56.96'	11°31'58"
C13	283.00'	9.30'	18.59'	3°45'50"
C14	45.00'	20.53'	38.53'	49°03'23"
C15	300.00'	40.66'	80.83'	15°26'17"
<C15 R6>	300.00'	40.66'	80.82'	15°26'09"
C16	1355.00'	30.08'	60.15'	2°32'37"
C17	45.00'	43.91'	69.58'	88°35'52"
C18	45.00'	16.18'	31.06'	39°32'29"

SURVEYOR'S NOTES:

- BASIS OF BEARING: THE CENTERLINE OF WESTMINSTER DRIVE BEING N 54°06'00"W AS SHOWN ON TRACT 9006-1 RECORDED IN MAP BOOK 140 PAGES 43-45 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- = SET SPIKE AND WASHER FLUSH TAGGED L.S. 5558
 - = FOUND MONUMENT AS NOTED.
 - = SET 1" I.D. I.P. FLUSH WITH PLASTIC PLUG TAGGED D.C. GOMEZ L.S. 5558 UNLESS OTHERWISE NOTED.
 - △ = SEARCHED AND FOUND NOTHING PER R1
 - R1 = RECORD OF SURVEY RECORDED IN BOOK 46 PAGE 94 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - R2 = TRACT NO. 2490 RECORDED IN MAP BOOK 45 PAGES 5-8 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - R3 = TRACT NO. 9006-1 RECORDED IN MAP BOOK 140 PAGES 43-45 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - R4 = PARCEL MAP NO. 15771 RECORDED BOOK 95 PAGES 51-52 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - R5 = OSBORNE HEIGHTS RECORDED IN MAP BOOK 12 PAGES 39-41 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - R6 = TRACT NO. 19851 RECORDED IN MAP BOOK 160 PAGES 54-57 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

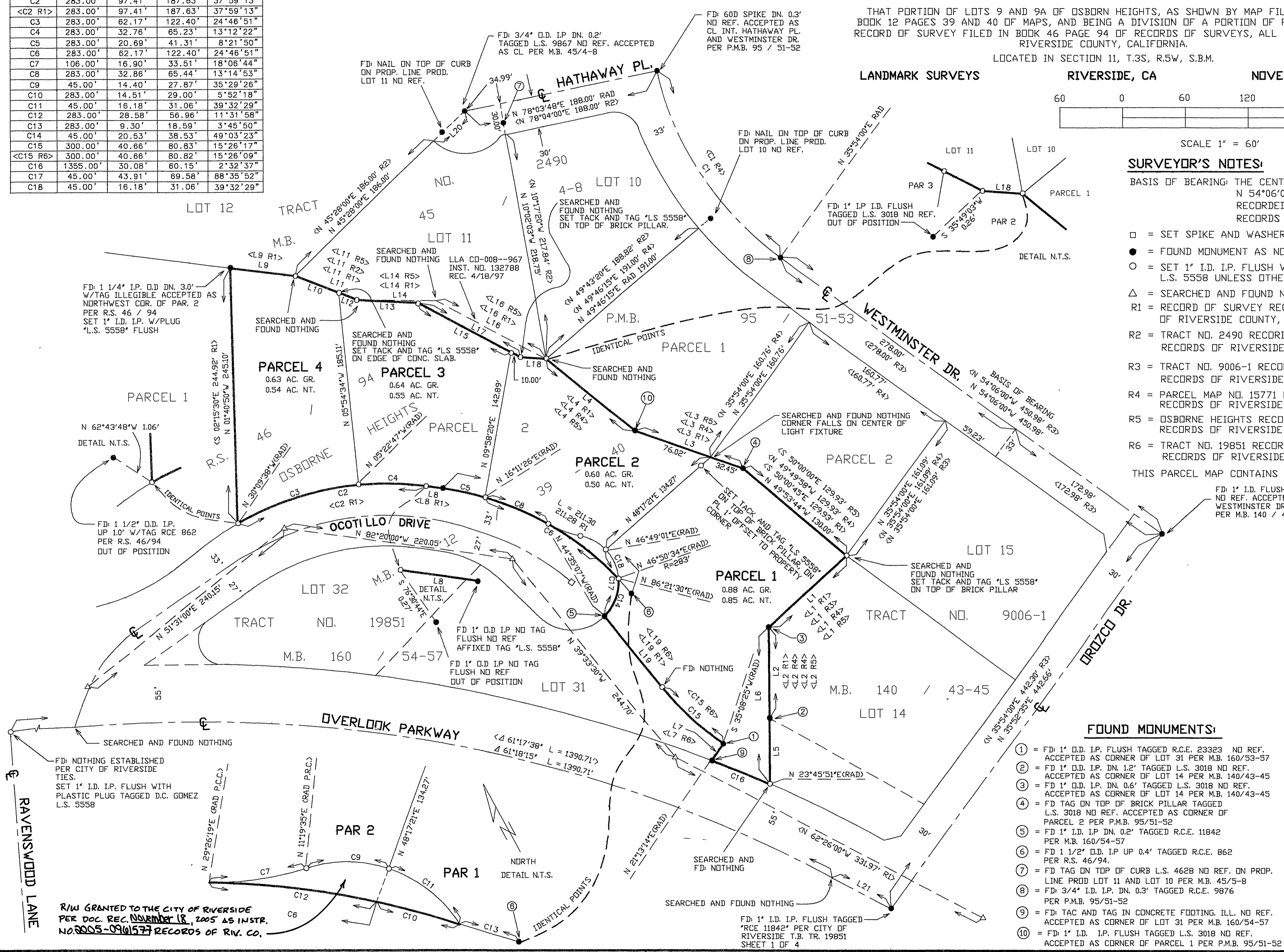
THIS PARCEL MAP CONTAINS 2.45 ACRES

FD: 1" I.D. FLUSH TAGGED R.C.E. 16056 NO REF. ACCEPTED AS CL INT. WESTMINSTER DR. AND OROZCO DR. PER M.B. 140 / 43-45

L	BEARING	DISTANCE
L1	N 47°31'53" E	100.85'
<L1 R1>	N 47°15'15" E	100.79'
<L1 R3>	N 47°25'09" E	100.82'
<L1 R4>	N 47°25'09" E	100.82'
<L1 R5>	N 47°25'09" E	100.82'
L2	N 00°20'37" W	85.39'
<L2 R1>	S 00°30'45" E	85.35'
<L2 R3>	N 00°20'50" W	85.36'
<L2 R4>	N 00°20'50" W	85.36'
L3	N 70°34'10" W	108.47'
<L3 R1>	S 70°54'15" E	108.61'
<L3 R4>	N 70°45'19" W	108.67'
<L3 R5>	S 70°52'00" E	108.61'
L4	N 50°43'10" W	110.64'
<L4 R1>	S 50°43'10" E	110.59'
<L4 R4>	N 50°35'11" W	110.64'
<L4 R5>	S 50°44'00" E	110.59'
L5	N 00°20'37" W	64.67'
L6	N 00°20'37" W	150.06'
L7	N 35°08'25" E	19.72'
<L7 R6>	N 35°58'46" E	20.00'
L8	N 82°10'25" W	15.63'
<L8 R1>	N 82°20'00" W	15.63'
L9	N 82°48'36" W	62.50'
<L9 R1>	S 82°37'30" E	62.45'
L10	N 69°03'56" W	44.73'
L11	N 69°03'56" W	63.73'
<L11 R1>	S 69°28'45" E	64.03'
<L11 R2>	N 69°28'00" W	64.03'
<L11 R5>	N 69°28'00" W	64.03'
L12	N 69°03'56" W	19.00'
L13	N 87°07'18" W	75.52'
L14	N 89°26'21" W	57.76'
<L14 R1>	S 89°44'00" E	78.05'
<L14 R2>	S 89°43'00" E	78.03'
<L14 R5>	S 89°43'00" E	78.03'
L15	N 82°40'02" W	100.50'
L16	N 62°40'18" W	118.27'
<L16 R1>	S 63°07'30" E	118.73'
<L16 R2>	S 63°06'00" E	118.73'
<L16 R5>	S 63°06'00" E	118.73'
L17	N 62°40'02" W	110.50'
L18	N 85°59'32" W	24.77'
L19	N 39°25'18" W	86.15'
<L19 R1>	N 39°33'30" W	86.10'
<L19 R6>	N 39°35'05" W	86.15'
L20	N 45°28'00" E	42.00'
L21	N 62°15'02" W	64.10'
<L21 R3>	N 62°15'02" W	64.10'

FOUND MONUMENTS:

- ① = FD: 1" O.D. I.P. FLUSH TAGGED R.C.E. 23323 NO REF. ACCEPTED AS CORNER OF LOT 31 PER M.B. 160/53-57
- ② = FD 1" O.D. I.P. DN. 1.2" TAGGED L.S. 3018 NO REF. ACCEPTED AS CORNER OF LOT 14 PER M.B. 140/43-45
- ③ = FD 1" O.D. I.P. DN. 0.6" TAGGED L.S. 3018 NO REF. ACCEPTED AS CORNER OF LOT 14 PER M.B. 140/43-45
- ④ = FD TAG ON TOP OF BRICK PILLAR TAGGED L.S. 3018 NO REF. ACCEPTED AS CORNER OF PARCEL 2 PER M.B. 95/51-52
- ⑤ = FD 1" I.D. I.P. DN. 0.2" TAGGED R.C.E. 11842 PER M.B. 160/54-57
- ⑥ = FD 1 1/2" O.D. I.P. UP 0.4" TAGGED R.C.E. 862 PER R.S. 46/94.
- ⑦ = FD TAG ON TOP OF CURB L.S. 4628 NO REF. ON PROP. LINE PROD LOT 11 AND LOT 10 PER M.B. 45/5-8
- ⑧ = FD: 3/4" I.D. I.P. DN. 0.3" TAGGED R.C.E. 9876 PER M.B. 95/51-52
- ⑨ = FD: TAG AND TAG IN CONCRETE FOOTING, ILL. NO REF. ACCEPTED AS CORNER OF LOT 31 PER M.B. 160/54-57
- ⑩ = FD: 1" I.D. I.P. FLUSH TAGGED L.S. 3018 NO REF. ACCEPTED AS CORNER OF PARCEL 1 PER M.B. 95/51-52



R/W GRANTED TO THE CITY OF RIVERSIDE PER DOC. REC. NOVEMBER 18, 2005 AS INSTR. NO. 2005-0910577 RECORDS OF RIV. CO.

FD: 1" I.D. I.P. FLUSH TAGGED R.C.E. 11842 PER CITY OF RIVERSIDE T.B. TR. 19851 SHEET 1 OF 4