

OWNER'S STATEMENT

I HEREBY STATE THAT I AM THE OWNER OF THE LAND INCLUDED WITHIN THE SUBDIVISION AS SHOWN ON THE ANNEXED MAP; THAT I AM THE ONLY PERSON WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT I CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

Dorothy S Council
DOROTHY S COUNCIL

BENEFICIARY:

~~QUALITY MORTGAGE USA, INC. A CALIFORNIA CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED NOVEMBER 30, 1994 AS INSTRUMENT No. 448621 OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA~~

~~PRINT NAME & TITLE~~

~~PRINT NAME & TITLE~~

NOTARY ACKNOWLEDGEMENT:

STATE OF CALIFORNIA
COUNTY OF Riverside

ON April 11, 2007, BEFORE ME, Laura J. Nelson, A NOTARY PUBLIC, PERSONALLY APPEARED Dorothy S. Council 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 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.

WITNESS MY HAND,

Laura J. Nelson
NOTARY SIGNATURE

MY COMMISSION EXPIRES 4/9/2009

MY PRINCIPAL PLACE OF BUSINESS IS Riverside COUNTY

DATE April 11, 2007

MY COMMISSION No. IS 1567723

NOTARY ACKNOWLEDGEMENT:

STATE OF CALIFORNIA
COUNTY OF _____

ON _____, 200____, BEFORE ME, _____, A NOTARY PUBLIC, PERSONALLY APPEARED _____ 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 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.

WITNESS MY HAND

NOTARY SIGNATURE _____

MY COMMISSION EXPIRES _____

MY PRINCIPAL PLACE OF BUSINESS IS _____ COUNTY

DATE _____

MY COMMISSION No. IS _____

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

PARCEL MAP 33187

BEING A SUBDIVISION OF A PORTION OF LOT 15 OF THE MAP OF A RESUBDIVISION OF A PORTION OF ARLINGTON SUBURBAN ESTATES MAP ON FILE IN BOOK 13, PAGE 75 OF MAPS, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. LOCATED IN SECTION 6, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SBM.

IAN WILSON LAND SURVEYING, INC.
TEMECULA, CA

JANUARY 2006

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: 5/7/07 BY: David H. Wright
DAVID H. WRIGHT, PUBLIC UTILITY GENERAL MANAGER
SJ mm

TAX COLLECTOR'S 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 OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 900

DATED: April 27 2007

PAUL McDONNELL
COUNTY TAX COLLECTOR

BY: Keiston MacPhillis DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 900 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.

NANCY ROMERO
CLERK TO THE BOARD OF SUPERVISORS

CASH TAX BOND
PAUL McDONNELL
COUNTY TAX COLLECTOR

BY: _____
DEPUTY
DATED: _____, 200____

BY: Keiston MacPhillis
DEPUTY
DATED: April 27, 2007

NOTARY ACKNOWLEDGEMENT:

STATE OF CALIFORNIA
COUNTY OF _____

ON _____, 200____, BEFORE ME, _____, A NOTARY PUBLIC, PERSONALLY APPEARED _____ 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 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.

WITNESS MY HAND

NOTARY SIGNATURE _____
MY COMMISSION EXPIRES _____

MY PRINCIPAL PLACE OF BUSINESS IS _____ COUNTY

DATE _____

MY COMMISSION No. IS _____

RECORDER'S STATEMENT:

FILED THIS 24th DAY OF MAY, 2007
AT 8:00 A.M. IN BOOK 221 OF PARCEL MAPS,
AT PAGES 78-80, AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE
NO. 2007-034412

FEE \$ 11.00

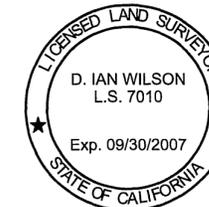
LARRY W. WARD
COUNTY ASSESSOR - CLERK - RECORDER

BY: Jamie A Smith DEPUTY

SUBDIVISION GUARANTEE: First American Title Company

SURVEYOR'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 DOROTHY S. COUNCIL IN NOVEMBER OF 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 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: April 10, 2007

D. Ian Wilson
D. IAN WILSON
L.S. 7010
LICENSE EXPIRES SEPTEMBER 30, 2007

CITY ENGINEER CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 21st DAY OF May, 2007 AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON APRIL 7TH, 2005 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 36710 LICENSE EXPIRES JUNE 30, 2008
CITY ENGINEER

BY: Thomas J. Boyd

CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 21st DAY OF May, 2007 AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL OF THE MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.



MARK S. BROWN
LS 5655 LICENSE EXPIRES SEPTEMBER 30, 2007
CITY SURVEYOR

BY: Mark S. Brown

SOILS REPORT:

A PRELIMINARY SOILS REPORT WAS NOT PREPARED FOR THIS 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.

P.M.B. 221 / 78

City 221 / 79
SHEET 2 OF 3 SHEETS

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

PARCEL MAP 33187

BEING A SUBDIVISION OF A PORTION OF LOT 15 OF THE MAP OF A RESUBDIVISION OF A PORTION OF ARLINGTON SUBURBAN ESTATES MAP ON FILE IN BOOK 13, PAGE 75 OF MAPS, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 6, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SBM.

IAN WILSON LAND SURVEYING, INC.
TEMECULA, CA

JANUARY 2006

SIGNATURE OMISSION:

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 IN TO A FEE:

AN EASEMENT FOR DITCHES AND INCIDENTAL PURPOSES, IN FAVOR OF THE RIVERSIDE LAND AND IRRIGATION COMPANY, RECORDED APRIL 9, 1920 IN BOOK 94 OF DEEDS AT PAGE 301.

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, EXCEPT FOR THSOE NOTED BELOW: NONE

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BOND OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATE: 5/11/2007
PAUL C. SUNDEEN
CHIEF FINANCIAL OFFICER / CITY TREASURER

BY: Brent G. Mason

P.M.B. 221 / 79

P.M.B. 221 / 79

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

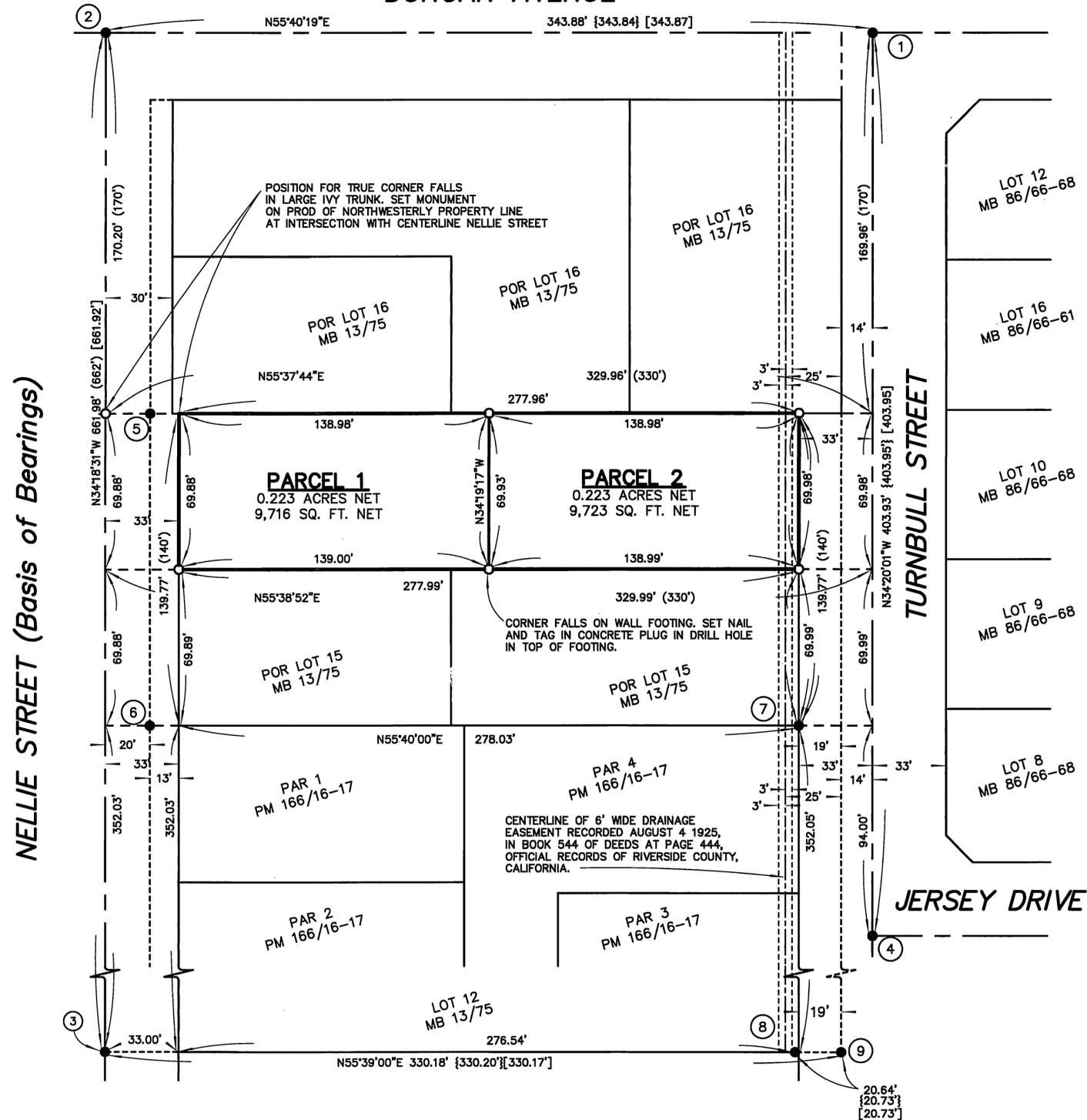
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LOCATED IN SECTION 6, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SBM.

IAN WILSON LAND SURVEYING, INC.
TEMECULA, CA

JANUARY 2006

DUNCAN AVENUE



SURVEYOR'S NOTES:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF NELLIE STREET AS SHOWN ON PARCEL MAP 24792, RECORDED SEPTEMBER 13, 1990 IN BOOK 166 OF PARCEL MAPS AT PAGES 16 AND 17, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

THE BEARING OF THE CENTERLINE OF NELLIE STREET IS SHOWN AS: N 34° 18' 31" W.

- INDICATES FOUND MONUMENT. SEE MONUMENT NOTES FOR DETAILS
 - INDICATES SET 1" IRON PIPE TAGGED "WILSON LS 7010", FLUSH.
 - () INDICATES RECORD DATA PER MB 13/75
 - { } INDICATES RECORD DATA PER MB 86/66-68
 - [] INDICATES RECORD DATA PER PMB 166/16-17
- ① FD PK NAIL AND BRASS WASHER STAMPED "RIVERSIDE CITY ENGINEER", FLUSH, PER CITY TIE SHEET. ACCEPTED AS PI DUNCAN AND TURNBULL.
 - ② FD 1-1/4" IP, DN 0.3', TAGGED CITY ENGINEER, PER MB 86/66-68. ACCEPTED AS PI DUNCAN AND NELLIE.
 - ③ FD PK NAIL AND BRASS WASHER STAMPED "RIVERSIDE CITY ENGINEER", FLUSH, NO RECORD. ACCEPTED AS PI NELLIE AND SOUTHWESTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF PARCEL 12 OF MB 13/75.
 - ④ FD PK NAIL AND BRASS WASHER STAMPED "RIVERSIDE CITY ENGINEER", FLUSH, PER CITY TIE SHEET. ACCEPTED AS PI JERSEY AND TURNBULL.
 - ⑤ FD 1" IP, DN 0.5', TAGGED RCE 4210, NO RECORD. ACCEPTED AS SW COR LOT 16 PER MB 13/75.
 - ⑥ FD 2X2 HUB TAGGED LS 3259, FLUSH, PER PM 166/16-17. ACCPETED AS SW COR LOT 15 PER MB 13/75.
 - ⑦ FD 1" IP TAGGED LS 4502, UP 0.2' PER PM 166/16-17. ACCEPTED AS NORTHEAST CORNER OF PARCEL 4 OF PM 166/17
 - ⑧ FD 1" IP TAGGED RCE 9876, FLUSH PER MB 89/51-52 AND MB 86/66-68. ACCEPTED AS POINT ON SOUTHEASTERLY LINE OF LOT 12 OF MB 13/75.
 - ⑨ FD CHISELED "X" AND NAIL HOLE IN SIDEWALK. ACCEPTED AS POSITION FOR NAIL AND TAG SET IN SIDEWALK PER PM 133/16-17 SET FOR SOUTHEASTERLY CORNER LOT 2 OF MB 13/75.
- SET 1" IP TAGGED "LS 7010", FLUSH, AT ALL INTERIOR LOT CORNERS.

POTENTIAL FOR 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 A BUILDING PERMIT.

