

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

PARCEL MAP NO. 36289

A PORTION OF LOT 1 IN BLOCK 68 OF TRACT NO. 2 OF LA SIERRA HEIGHTS, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN MAP BOOK 7 PAGE 66 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LOCATED IN SECTION 10, T.3 S., R.6 W., S.B.M.

adkan ENGINEERS
RIVERSIDE, CA

SEPTEMBER 2010

RECORDER'S STATEMENT

FILED THIS 21st DAY OF October, 2013
AT 2:21 P.M. IN BOOK 236 OF PARCEL
MAPS AT PAGES 34-36, AT THE REQUEST
OF THE CITY CLERK OF THE CITY OF RIVERSIDE
NO. 2013-081336 FEE \$14

LARRY W. WARD
ASSESSOR - COUNTY CLERK - RECORDER

BY: CM Jones DEPUTY
SUBDIVISION GUARANTEE:
TICOR TITLE COMPANY

OWNER'S STATEMENT

I HEREBY STATE THAT I AM THE OWNER OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; 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.

I HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A":

DONALD DAWKINS AS TRUSTEE OF HERITAGE TRUST DATED 5-15-2010

Donald Dawkins
DONALD DAWKINS, TRUSTEE

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF Riverside
ON Aug. 14, 2010 BEFORE ME, Virginia Rivers, Notary Public PERSONALLY
APPEARED Donald Dawkins WHO

PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) I SHARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/HEY EXECUTED THE SAME IN HI/HER/HEIR AUTHORIZED CAPACITY(IES), AND THAT BY HI/HER/HEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

SIGNATURE: Virginia Rivers
PRINT NAME Virginia Rivers comm # 1875134

NOTARY PUBLIC, STATE OF CALIFORNIA

MY COMMISSION EXPIRES: 1-25-2014

COUNTY OF PRINCIPAL PLACE OF BUSINESS Riverside

TAX BOND CERTIFICATE

I HEREBY CERTIFY 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, WHETHER 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 OF SUPERVISORS.

DATED: CASH OR SURETY BOND

DON KENT
COUNTY TAX COLLECTOR

BY: DEPUTY

CITY CLERK CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF THREE (3) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 36289.

LOT "A" IS HEREBY ACCEPTED FOR PUBLIC STREET PURPOSES SUBJECT TO THE INSTALLATION OF IMPROVEMENTS TO THE SATISFACTION OF THE PUBLIC WORKS DIRECTOR OF THE CITY OF RIVERSIDE.

LOT "A" IS HEREBY ACCEPTED FOR PUBLIC UTILITY PURPOSES.

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.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 14th DAY OF October, 2010.

COLLEEN J. NICOL, CITY CLERK
OF THE CITY OF RIVERSIDE, CALIFORNIA

BY:

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 IN FAVOR OF THE CITY OF RIVERSIDE, SUCCESSOR IN INTEREST TO SOUTHERN CALIFORNIA EDISON COMPANY, FOR POLE LINES AND INCIDENTAL PURPOSES, RECORDED JUNE 4, 1954 IN BOOK 1595 PAGE 123 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.

2. AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE, SUCCESSOR IN INTEREST TO LA SIERRA HEIGHTS WATER COMPANY, OWNER OF EASEMENTS FOR WATER, WATER RIGHTS OF WAY, INCLUDING PER DOCUMENT RECORDED MAY 17, 1911 IN BOOK 327, PAGE 227 OF DEEDS, RECORDS OF RIVERSIDE COUNTY.

3. AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE, SUCCESSOR IN INTEREST TO TWIN BUTTES WATER COMPANY, OWNER OF EASEMENTS FOR RIGHT OF ENTRY FOR THE PURPOSES OF LAYING MAIN LINES AND CONSTRUCTING WATER DITCHES, CANALS, PIPELINES, FLUMES, AND CONDUITS FOR CONVEYING AND DISTRIBUTING WATER FOR IRRIGATION AND DOMESTIC PURPOSES PER DOCUMENT RECORDED AUGUST 11, 1919 IN BOOK 508, PAGE 101 OF DEEDS, RECORDS OF RIVERSIDE COUNTY.

DATE 10/3/13

STEPHEN H. BADGETT
Interim Public Utilities General Manager

BY:

SOILS REPORT

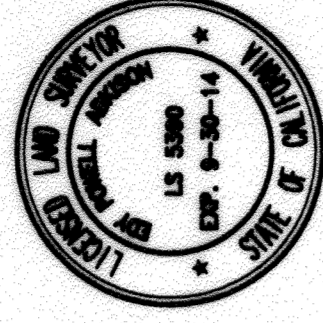
A PRELIMINARY SOILS REPORT WAS NOT PREPARED FOR THIS SUBDIVISION. A PRELIMINARY SOILS REPORT AND FINAL COMPACTOR REPORT MAY BE REQUIRED PRIOR TO THE ISSUANCE OF A GRADING PERMIT OR BUILDING PERMIT FOR THE PARCELS SHOWN HEREON.

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 KRISTIAN SORENSEN IN DECEMBER 2009. HEREBY I STATE THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE REPRODUCED AND THAT THIS MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATE August 6, 2013

Edy P. Adkison
EDY P. ADKISON, L.S. 5390
EXPIRATION SEPTEMBER 30, 2014



CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP, AND THAT 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.

DATE: 10/11/13
CURTIS C. STEPHENS,
L.S. 7519, EXP. 12-31-2013
CITY SURVEYOR

BY:



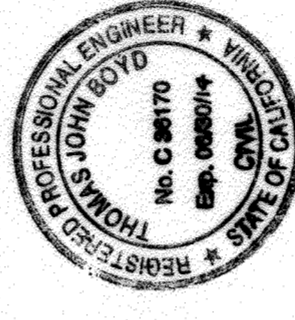
CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP OF PARCEL MAP NO. 36289 WHICH WAS APPROVED BY THE CITY OF RIVERSIDE ZONING ADMINISTRATOR ON AUGUST 24, 2010 AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DANSON 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.

DATE: October 11, 2013

THOMAS J. BOYD R.C.E. 36170
EXPIRES JUNE 30, 2014
CITY ENGINEER

BY:



PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVISION 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 ACCESSIBLE TO PROVIDE SERVICE FOR ALL PARCELS 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.

DATED: 10/4/13

STEPHEN H. BADGETT
Interim Public Utilities General Manager

BY:

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 THOSE NOTED BELOW.

None

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

DATED: 10/4/13

BRENT A. WASON
FINANCE DIRECTOR/TREASURER

BY:

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, LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT FOR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE:

DATED: October 21, 2013

DON KENT
COUNTY TAX COLLECTOR

BY:
DEPUTY

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

PARCEL MAP NO. 36289

A PORTION OF LOT 1 IN BLOCK 68 OF TRACT NO. 2 OF LA SIERRA HEIGHTS, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN MAP BOOK 7 PAGE 66 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY LOCATED IN SECTION 10, T.3 S., R.6 W., S.B.M.

adkan
ENGINEERS
RIVERSIDE, CA

SEPTEMBER 2010

BASIS OF BEARINGS

THE CENTERLINE OF GRAMERCY PLACE BEING NORTH 65°32'00" EAST PER PARCEL MAP NO. 21798, PM 153/86-88, WAS HELD AS THE BASIS OF BEARINGS FOR THIS MAP.

ADDITIONAL REFERENCES

- TR NO. 19718-1 MB 152/10-15
- TR NO. 22001 MB 210/76-78
- RS 24/90
- RS 24/47
- RS 49/88

SURVEYOR'S NOTES

- -INDICATES SET 1" IP & LS 5390 TAG FLUSH
- -INDICATES FOUND MONUMENTS AS NOTED
- () -INDICATES RECORD DATA REFERENCES AS NOTED BELOW

- (R1) -INDICATES RECORD OF SURVEY 25/74
- (R2) -INDICATES PARCEL MAP NO. 21798, PM 153/86-88
- (R3) -INDICATES GRANT DEED, INST. NO. 2009-0640568, DECEMBER 14, 2009 O.R.
- (R4) -INDICATES PARCEL MAP NO. 22365, PM 144/36-37
- (R5) -INDICATES TRACT NO. 4107, MB 68/38-39
- (R6) -INDICATES LA SIERRA HEIGHTS NO. 2, MB 7/66
- (R7) -INDICATES TRACT NO. 22903, MB 190/21-22
- (R8) -INDICATES HOLDEN AVENUE TRACT, MB 11/67-69
- (R9) -INDICATES PM 2/78
- (R10) -INDICATES TRACT NO. 19718-1, MB 152/10-15
- (R11) -INDICATES GRANT DEED, INST. NO. 89045, OCTOBER 10, 1967 O.R.

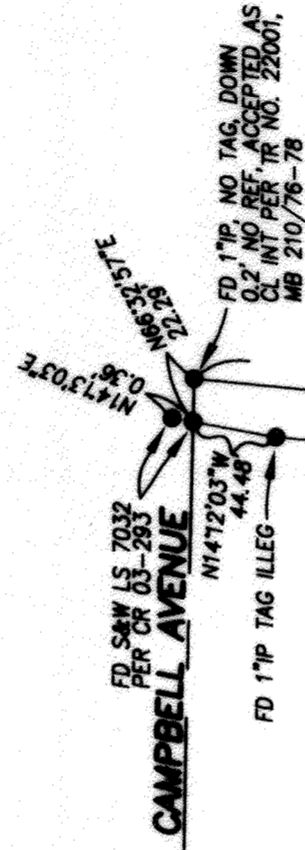
THIS PARCEL MAP CONTAINS 0.37 ACRES, GROSS



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.



THRUSH DRIVE

GLEN RIDGE TRACT NO. 1
MB 39 / 1-3

RS 25 / 74

LA SIERRA HEIGHTS TR. 2
MB 7 / 66

PM NO. 36289
SEE SHEET 2

RS 49 / 88

LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

GRAMERCY PLACE

LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

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POR. BLOCK 68
LOT 1

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LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
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LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

LA SIERRA HEIGHTS TR. 2
POR. BLOCK 68
LOT 1

FD 3/4" IP NO TAG, DOWN 0.5' ACCEPTED PER PM 22365 SET LS 5360 TAG

N68°23'08"E 173.38' (R+M R1)

47.97'

FD C. WALL & "V" TIES FLUSH, ACCEPTED PER PM 22365

N68°35'30"E 425.15' (N68°35'30"E R11)

WALL CORNER 0.2' ELY OF PL & 0.1' SLY OF PL

N17°27'15"W 891.73' (891.85' R1)

343.41' R+M (R9)

347.44' (347.58' R11)

WALL - 0.2' ELY OF PL

N65°32'00"E 1790.12' (1788.77' R6)

141.22'

FD 3/4" IP NO TAG, DOWN 0.5' PER PM 20278 SET LS 5360 TAG

N65°32'00"E 1790.12' (1788.77' R6)

40.09'

FD MAIL & CITY ENGINEER FAC. FLUSH PER CITY OF RIV TR. 3741

N65°32'00"E 1790.12' (1788.77' R6)

375.67'

FD 1" IP & PLASTIC PLUG ILLIC. DOWN 0.2' ACCEPTED PER CITY OF RIV TR. 3726

N23°13'30"W 1.18'

436.79'

FD 1" IP NO TAG, DOWN 0.2' NO REF. ACCEPTED AS CL INT SET LS 5390 TAG

N65°33'11"E 1051.58' (N65°32'37"E 1051.54' R7)(1051.00' RB)

64.79'

ROSE AVENUE

LA SIERRA HEIGHTS TR. 2

LA SIERRA HEIGHTS TR. 2

LA SIERRA HEIGHTS TR. 2

LA SIERRA HEIGHTS TR. 2

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LA SIERRA HEIGHTS TR. 2

LA SIERRA HEIGHTS TR. 2

PASSERO AVENUE

TRACT NO. 22903
MB 190 / 21-22

FD 3/4" IP TAG ILLIC. DOWN 0.1' ACCEPTED PER TR. NO. 22903, MB 190/21-22

N65°33'11"E 1051.58' (N65°32'37"E 1051.54' R7)(1051.00' RB)

64.79'

FD N & WASHER, RIV CITY ENG. NO REF. FLUSH

N65°33'11"E 1051.58' (N65°32'37"E 1051.54' R7)

64.79'

FD 1" IP & LS 5390 TAG FLUSH PER CITY OF RIV TR. 3726

(396.5377')
396.59'

FD 1" IP & LS 5390 TAG FLUSH PER CITY OF RIV TR. 3726