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Sheet | of | Sheet IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA RECORD OF SURVEY RECORDER'S STATEMENT OF A PORTION OF LOT 43 IN BLOCK 7 OF TIBBETTS TRACT, AS SHOWN BY MAP ON FILE IN BOOK 4 OF MAPS, Filed this 8Th day of NOV. AT PAGE 91, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. at 8:30 A.m. in Book 89 of Records LYING IN SEC. 34, T. 25, R.S W. of Survey, at page 18, at the request of ACTION SURVEYS AUGUST, 1989 NE: COR. LOT 43 the County Surveyor. 25' William E. Conerly, County Recorder N 89° 17' 32" E 1300.47' AVENUE CENTRAL (1300.46' PER RS 75/82) Fee \$ 600 No. 389151 Fd. I" COPPER DISK Fd. R.R. SPIKE / 90 W/PUNCH, FLUSH, PER C.R. F.B. WITH NAIL, FLUSH. NO REF. SURVEYOR'S STATEMENT 651/35 Fd. CHISLED "X' ≤ ON MEDIAN PER This map correctly represents a survey made by me or under my direction in conformance C.R.F.B 651/36. Fd. CHISLED "X" ON MEDIAN PER C.R.F.B. 651/36. with the requirements of the Land Surveyors' Act, at the request of _NAGEL EMPLOYMENT in AUGUST . 1989. Jalif D. 1/200 10-24-91 S.E. COR. Gabriel D. Ybarra L.S. 4343 LOT 43 25' exp. 6-30-92 SURVEYOR'S NOTES DETAIL PARKING EASEMENT Basis of Bearings is taken from the of & Nelson SCALE: 1"=20' street as per City Ties per M.B. 14/40, being N 89°17'00"E. EASEMENT LEGEND 45 Denotes found monuments as noted. A PARKING AND LOADING EASEMENT IN FAVOR OF JAN AND SALLY GOODSITE PER INST. # 329388 REC. 12/23/86. O Denotes set I" I.P. tagged L.S. 43 43, flush, unless PUBLIC UTILITY EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE PER INST. # 93850 REC. 9/12/69. otherwise noted. A PUBLIC UTILITY EASEMENT IN FAVOR OF THE CITY OF All I.P. dimensions shown are inside diameter. RIVERSIDE PER INST. #93851 REC. 9/12/69 C.O.C. PER INST. # 110950 () Denotes record data per M.B. 4/91, unless REC. 6/18/80. N 89° 17' 17" E 240.71' C.R.F.B. Denotes City of Riverside Field Book. N 89°17'15" E 167.86 SEE DETAIL N 89° 17'15" È 176.55 C.O.C. PER INST# 110949 REC.6/18/80 N 89° 17' 15" E 2 10.24' <u>NOTE:</u> THE NORTHEAST & SOUTHEAST CORNERS OF LOT 43 WERE ESTABLISHED 42 AT PROPORTIONATE MEASUREMENT BETWEEN THE SOUTH LINE OF CENTRAL AVENUE AND THE SOUTH LINE OF LOT 28 IN BLOCK 7 PER MB 4/91. THE DIRECTION OF THE NORTH AND SOUTH LINES OF COUNTY SURVEYOR'S STATEMENT LOT43 WERE ESTABLISHED BY PROPORTIONING THE BEARINGS BETWEEN THE LINES NOTED ABOVE. This map has been examined in 41 25' accordance with Section 8766 of BLOCK. the Land Surveyors' Act this 7th day of Nov. , 1991. Gerald A. Stayner, County Surveyor By: Mach S. Bernas Deputy © of Nelson Street per M.B. 14/40 M.B. 14/40 taken as being parallel with & 25' southerly of the south line of Lots 28 & 31 of M.B. 4/91 L.S. No. 4568 23 Fd. P.K. Nail 3 1 per City of Riverside Street Ties. RESEARCHED, EXPIRATION DATE: 9-30-95 NO FB/PG FOUND. / ີດ Fd. | 1/4" I.P TAG ILLEGIBLE DN. 0.2 PER C.R.F.B. 640/61. (596.48 CALC'D PER M.B. 14/40) N 89° 17' 00"E 596.27' NELSON STREET RIV. CO. 89-143 W.O. No. 89-77