

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, CALIFORNIA

PARCEL MAP NO. 11907

SHOWING A DIVISION OF LOT 16, OF TRACT NO. TWELVE PER MAP BOOK 10, PAGES 7 & 8, THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA IN SECTION 3, T. 3 S., R. 4 W., S. B. M.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS

DECEMBER 1978

RECORDER'S CERTIFICATE

FILED THIS 13 DAY OF April, 1979,
AT 9:00 A.M. IN BOOK 63 OF PARCEL
MAPS AT PAGES 87 & 88, AT THE REQUEST OF
THE COUNTY CLERK.

FEE \$ 700
NR 73623

DONALD D. SULLIVAN
COUNTY RECORDER.

BY: Sumner J. McClellan

SUBV. GITEE TITLE INSURANCE AND TRUST

OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON, THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND AND THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS PARCEL MAP AS SHOWN WITHIN THE COLORED BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES LOT "A". WE HEREBY DEDICATE ABUTTING RIGHTS OF ACCESS ALONG BOX SPRING BOULEVARD TO THE PUBLIC. THE OWNER OF PARCELS 1 THROUGH 3 INCLUSIVE, AND PARCELS 18 THROUGH 21 INCLUSIVE, ABUTTING THIS HIGHWAY AND SUCH TIME WILL HAVE NO RIGHTS OF ACCESS WHATSOEVER, AS SUCH EXCEPT THE GENERAL EASEMENT OF TRAVEL. ALSO EXCEPTING TWO ADJACENT SEVENTEEN AND ONE HALF FOOT OPENINGS ONE EACH FOR PARCELS 1 AND 2. WE ALSO HEREBY DEDICATE TO PUBLIC USE FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES THE AREA DESIGNATED AS "D" STORM DRAIN EASEMENT.

JAMES C. JONES, INC., A CALIFORNIA CORPORATION

James C. Jones
PRESIDENT

Wyval M. Jones
SECRETARY

BOARD OF SUPERVISOR'S CERTIFICATE

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BY AND THROUGH ITS DULY AUTHORIZED OFFICERS HEREBY APPROVES SAID PARCEL MAP, AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON, EXCEPT THE DRAINAGE EASEMENT.
DATED April 10, 1979

Wart A. Paul
CHAIRMAN OF THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ATTEST:

DONALD D. SULLIVAN
COUNTY CLERK AND EX-OFFICIO CLERK
OF THE BOARD OF SUPERVISORS

BY: Harvey Romero DEPUTY

SURVEYOR'S CERTIFICATE

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 AT THE REQUEST OF JAMES C. JONES IN DECEMBER 1978.

I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED February 12, 1979

John H. Staaf
JOHN H. STAAF - L.S. 3481

COUNTY SURVEYOR'S CERTIFICATE

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES.

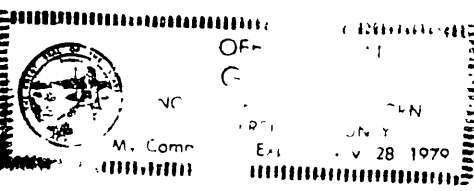
DATED April 5, 1979

A.E. Newcomb
A.E. NEWCOMB
COUNTY SURVEYOR

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF RIVERSIDE }

ON THIS 4TH DAY OF APRIL, 1979, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JAMES C. JONES KNOWN TO ME TO BE THE PRESIDENT AND WYVAL M. JONES KNOWN TO ME TO BE THE SECRETARY OF JAMES C. JONES THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.
WITNESS MY HAND AND OFFICIAL SEAL.



J. Jones
NOTARY PUBLIC IN AND FOR SAID STATE
MY COMMISSION EXPIRES ON 11-28-79

SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED BY C.H.J. MATERIAL LABORATORY ON THE 1ST DAY OF NOVEMBER 1978 AS REQUIRED BY THE HEALTH AND SAFETY CODE.

P.M.B. 63/87

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PM 63/87

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, CALIFORNIA

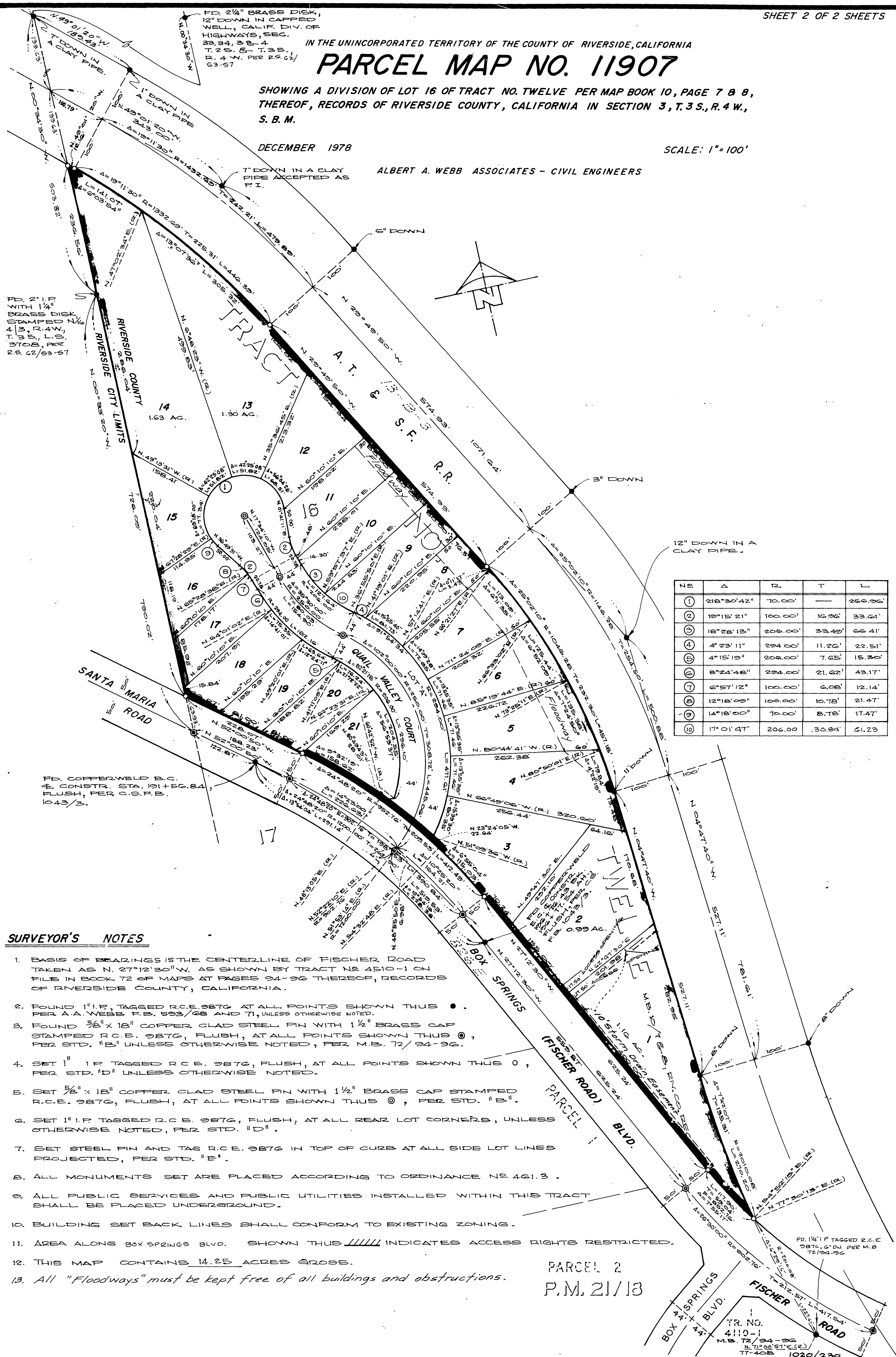
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DECEMBER 1978

SCALE: 1" = 100'

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS



12" DOWN IN A CLAY PIPE.

NO.	Δ	R.	T.	L.
1	218°30'42"	70.00'	—	266.96'
2	12°15'21"	100.00'	10.96'	33.61'
3	18°28'13"	208.00'	33.49'	66.41'
4	4°23'11"	294.00'	11.26'	22.51'
5	4°15'15"	206.00'	7.65'	15.30'
6	8°24'48"	294.00'	21.62'	43.17'
7	6°57'12"	100.00'	6.08'	12.14'
8	12°18'09"	100.00'	10.78'	21.47'
9	14°18'00"	70.00'	8.72'	17.47'
10	17°01'47"	206.00'	30.84'	61.23'

SURVEYOR'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF FISCHER ROAD TAKEN AS N. 27°12'30" W. AS SHOWN BY TRACT NO. 4510-1 ON FILE IN BOOK 72 OF MAPS AT PAGES 24-26 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. FOUND 1" I.P. TAGGED R.C.E. 9876 AT ALL POINTS SHOWN THIS ● . PER A.A. WEBB F.B. 593/66 AND 71, UNLESS OTHERWISE NOTED.
3. FOUND 5/8" X 18" COPPER CLAD STEEL PIN WITH 1 1/2" BRASS CAP STAMPED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ⊙ , PER STD. "B" UNLESS OTHERWISE NOTED, PER M.B. 72/24-26.
4. SET 1" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ○ , PER STD. "D" UNLESS OTHERWISE NOTED.
5. SET 5/8" X 18" COPPER CLAD STEEL PIN WITH 1 1/2" BRASS CAP STAMPED R.C.E. 9876, FLUSH, AT ALL POINTS SHOWN THIS ⊙ , PER STD. "B".
6. SET 1" I.P. TAGGED R.C.E. 9876, FLUSH, AT ALL REAR LOT CORNERS, UNLESS OTHERWISE NOTED, PER STD. "D".
7. SET STEEL PIN AND TAG R.C.E. 9876 IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED, PER STD. "E".
8. ALL MONUMENTS SET ARE PLACED ACCORDING TO ORDINANCE NO. 461.3 .
9. ALL PUBLIC SERVICES AND PUBLIC UTILITIES INSTALLED WITHIN THIS TRACT SHALL BE PLACED UNDERGROUND.
10. BUILDING SET BACK LINES SHALL CONFORM TO EXISTING ZONING.
11. AREA ALONG BOX SPRINGS BLVD. SHOWN THIS ||||| INDICATES ACCESS RIGHTS RESTRICTED.
12. THIS MAP CONTAINS 14.25 ACRES GROSS.
13. All "Floodways" must be kept free of all buildings and obstructions.

PARCEL 2
P.M. 21/13

PM 63/88