

CITY'S COPY 77/64

P.M. 77/64

# PARCEL MAP NO. 14707

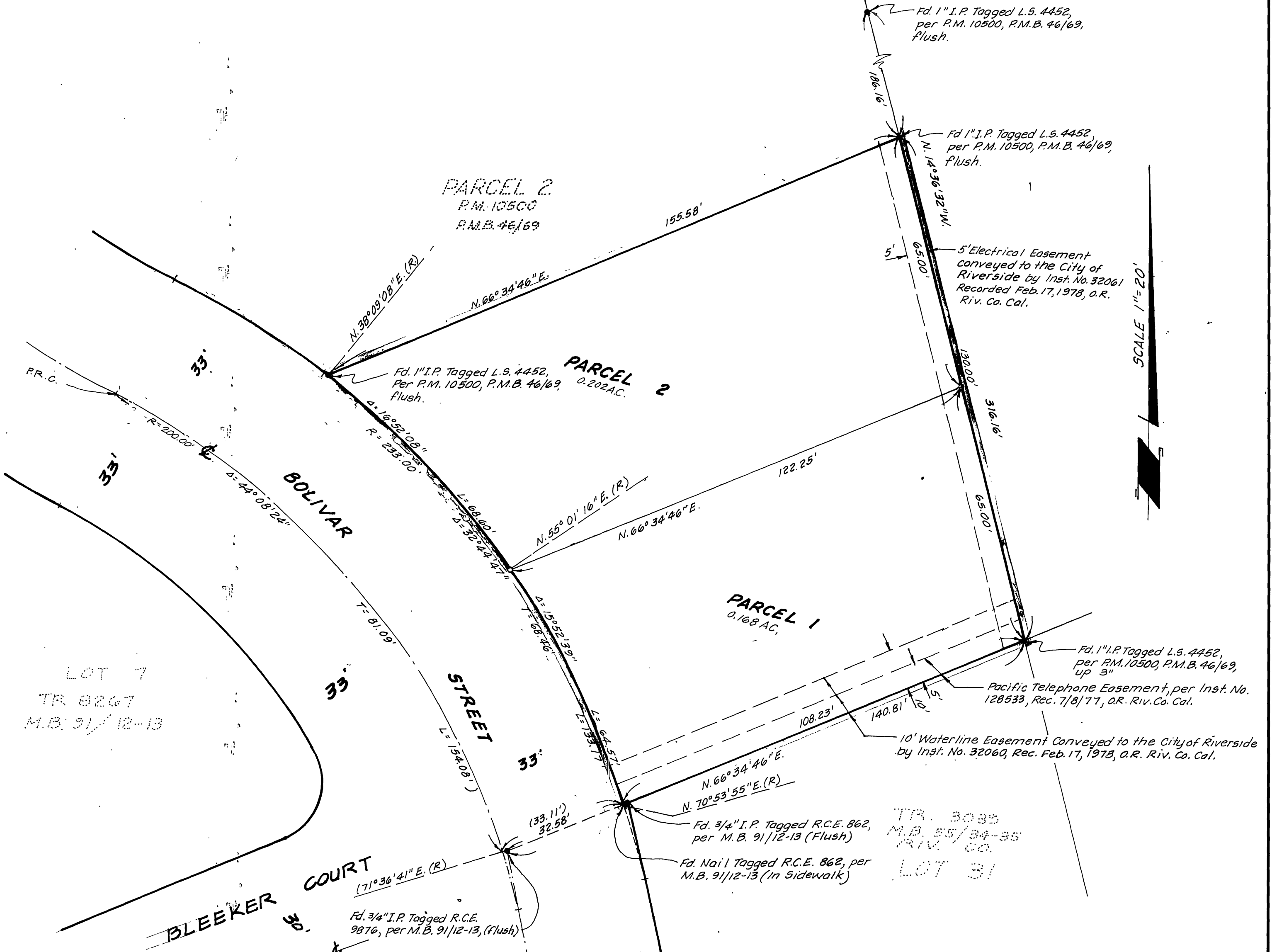
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
BEING A DIVISION OF PARCEL 1 OF PARCEL MAP 10500, AS RECORDED IN  
PARCEL MAP BOOK 46, PAGE 69 OF MAPS, RECORDS OF RIVERSIDE COUNTY,  
STATE OF CALIFORNIA  
LINVILLE, SANDERSON, HORN & ASSOCIATES

JANUARY, 1980

SHEET 1 OF 1 SHEET  
RECORDERS CERTIFICATE  
Filed this 24 day of APRIL  
1980, at P.M. in Book 77  
of Parcel Maps, at Page 64  
of the request of the CITY ENGINEER  
Donald D. Sullivan, County Recorder  
By Dellie Ann Stogay  
Deputy  
No. 78070  
Fee \$50  
First American Title  
Sub'd'n Gtee Insurance Company

### NOTES:

1. BASIS OF BEARING: Being the Easterly Line of Parcel No. 1, shown as N. 14°36'32"W., per Parcel Map 10500 on file in Parcel Map Book 46/69, Records of Riverside County, California.
2. —●— Indicates Found Monument as shown.
3. —○— Indicates Set 1" I.P., Tagged L.S. 4563, Flush.
4. ( ) Indicates Record per Tract No. 8267, M.B. 91/12-13, Records of Riverside County, California.



### OWNER'S CERTIFICATE

We hereby certify that we are all and the only parties having any record title interest in the land shown subdivided on this map and we consent to the preparation and recordation of this Parcel Map as shown within the colored border.

Marvin A. Peterson Lillian D. Peterson  
MARVIN A. PETERSON LILLIAN D. PETERSON

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE ) S.S.

On the 22<sup>nd</sup> day of April, 1980, before me LORI J. Glander a Notary Public in and for said County and State personally appeared MARVIN A. PETERSON and LILLIAN D. PETERSON known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

Witness My Hand & Official Seal

OFFICIAL SEAL  
**LORI J. GLANDER**  
NOTARY PUBLIC, CALIFORNIA  
PRINCIPAL OFFICE IN  
SAN BERNARDINO  
My Commission Expires Oct. 3, 1981

Lori J. Glander  
Signature  
LORI J. GLANDER  
Name (Print or Type)  
My Commission Expires 10/3/80

### SURVEYOR'S CERTIFICATE

This map was prepared by me or under my direction and is based on a Field Survey in conformance with the requirements of the Subdivision Map Act and local ordinance at the request of MARVIN A. PETERSON on January 1980. I hereby state that the Parcel Map substantially conforms to the approved or conditionally approved tentative map, if any.

Robert A. Horn  
ROBERT A. HORN

L.S. 4563

### SIGNATURE OMISSIONS

The following signatures of Easements owners have been omitted under the provisions of section 66436 subsection (c)(1) of the Subdivision Map Act. Their interest can not ripen in to a fee.

1. Pacific Telephone and Telegraph Company, a right of way and easement for construction, operation, maintenance and repair of pole lines, conduits, and appurtenances, recorded July 8, 1977, by Inst. No. 128533, Official Records of Riverside County, California.
2. John W. Barner and Phyllis A. Barner, for specific and incidental purposes recorded Feb. 20, 1959, by Inst. No. 14698, Official Records of Riverside County, said easement for pipelines.

### UTILITIES EASEMENT

The City of Riverside being the owners of the described easements hereby consents to the making and filing of the annexed map: City of Riverside the owner of an easement for the purpose of constructing, reconstructing, maintaining, operating, inspecting, repairing, replacing, relocating, renewing and removing waterline facilities, as shown on this map and by Inst. No. 32060, Recorded February 17, 1978, Official Records of Riverside County, California. City of Riverside the owner of an easement for the purpose of constructing, reconstructing, maintaining operating, inspecting, repairing, replacing, relocating, renewing and removing overhead electrical distribution facilities, as shown on this map and by Instrument No. 32061 Recorded February 17, 1978, Official Records of Riverside County California.  
Date: Apr. 22, 1980  
EVERETT C. ROSS  
Director of Public Utilities  
By Wholphin

### CITY ENGINEER'S CERTIFICATE

This map has been examined this 23<sup>rd</sup> day of April, 1980 for conformance with Title 18 of the Riverside Municipal Code and with the requirements of the Subdivision Map Act.

ROBERT C. WALES R.C.E. 18793  
City Engineer  
By Robert C. Wales  
Tentative Map Approved 11/21/79

### UTILITIES EASEMENT

The City of Riverside being the owners of the described easements hereby consents to the making and filing of the annexed map: City of Riverside as successors to the Twin Buttes Water Company, a Corporation, for construction, operation, maintenance and repair of pipes or lines of pipes, ditches or flumes, together with any or all fittings appurtenant thereto; the exact location being not disclosed by Deed Recorded August 11, 1919 in Book 508, page 101 of Deeds, Records of Riverside County, California and City of Riverside as successor to Citizens Domestic Water Company, a Corporation, for pipe or lines of pipes, ditches and flumes together with any and all fitting appurtenant thereto; the exact location being not disclosed by Deed Recorded March 18, 1926 in Book 663, page 591 of Deeds, Records of Riverside County California.  
Date Apr. 22, 1980  
EVERETT C. ROSS  
Director of Public Utilities  
By Wholphin

### UTILITIES CERTIFICATE

I hereby certify as follows:  
Water Facilities - frontage fees, water connection charges and Backup Facility Capacity Charges have been paid for Parcels No 1 & 2.  
Electric Facilities - All electric fees have been paid for Parcels No. 1 & 2, but developer provided facilities have not been installed.  
Easements - All Public Utility Easements shown are sufficient for all requirements of Water and Electrical Divisions of the Department of Public Utilities of the City of Riverside.  
Date Apr. 22, 1980 EVERETT C. ROSS, Director of Public Utilities  
By Wholphin

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