

CITY'S COPY

SCALE: 1" = 100'

SHEET 1 OF 2 SHEETS

# PARCEL MAP NO. 15839

IN THE CITY OF RIVERSIDE.

BEING PARCEL 1 OF PARCEL MAP RECORDED IN BOOK 6, PAGE 99, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

C. J. Queyrel, L.S. 2988.

March, 1980.

### RECORDER'S CERTIFICATE

Filed this 2 day of July, 1980, at 3:00 P.M. in Book 80 of PARCEL MAPS at Page 374 at the request of the City Engineer.  
Fee \$7.00 DONALD D. SULLIVAN  
County Recorder  
No. 121057 By Debbie Ann Steyer  
Deputy  
Sub'n. G'tee. Orange Coast Title Co.

### OWNER'S CERTIFICATE

We hereby certify that we are the owners of, or have some right, title, or interest in the land included within the land subdivided as shown on the annexed map; that we are all of the parties having a record title interest in the real property being subdivided, whose signatures are required for recordation of this parcel map; that we consent to the preparation and recordation of this Parcel Map as shown within the colored border line; and we, the undersigned, our successors and assigns in interest, hereby release and relinquish to the City of Riverside, a municipal corporation, all vehicular access rights from Parcel 2 into Tyler Street as shown upon the annexed map, and further we hereby offer for dedication for construction and maintenance of electrical distribution facilities, the easement designated as "5' P.U.E."

J.C. Penney Properties, Inc., a Delaware Corporation.

By Atamanoff Vice President and Connelina Maderna Assistant Secretary

Pennside Associates, a Connecticut Limited Partnership.

By: IR-MAPLE CORP., A General Partner.  
By W. J. Wise Vice President and David Salinas Assistant Secretary

Greenwich Savings Bank, a New York corporation, Beneficiary under Deed of Trust recorded June 11, 1975, as Inst. No. G7926, O.R.

By Harrison G. Donnelly Vice President and Lawford J. Assistant Secretary

J.C. Penney Company, Inc., a Delaware Corporation  
By Atamanoff Vice President and Connelina Maderna Assistant Secretary

- NOTE: See Sheet 2 for:  
1. Notary acknowledgements for owner's signatures;  
2. Signature Omissions certificate;  
3. Public Utilities Certificate;  
4. Utilities Easement Certificate for existing esmts.

### 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 and local ordinance at the request of J.C. PENNEY PROPERTIES INC., a Delaware corporation, in February, 1980. I hereby state that this parcel map substantially conforms to the approved or conditionally approved tentative map, if any.

C. J. Queyrel  
C.J. Queyrel, L.S. 2988

### CITY ENGINEER'S CERTIFICATE

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

ROBERT C. WALES  
R.C.E. 18793 City Engineer of the City of Riverside

### CITY CLERK'S CERTIFICATE

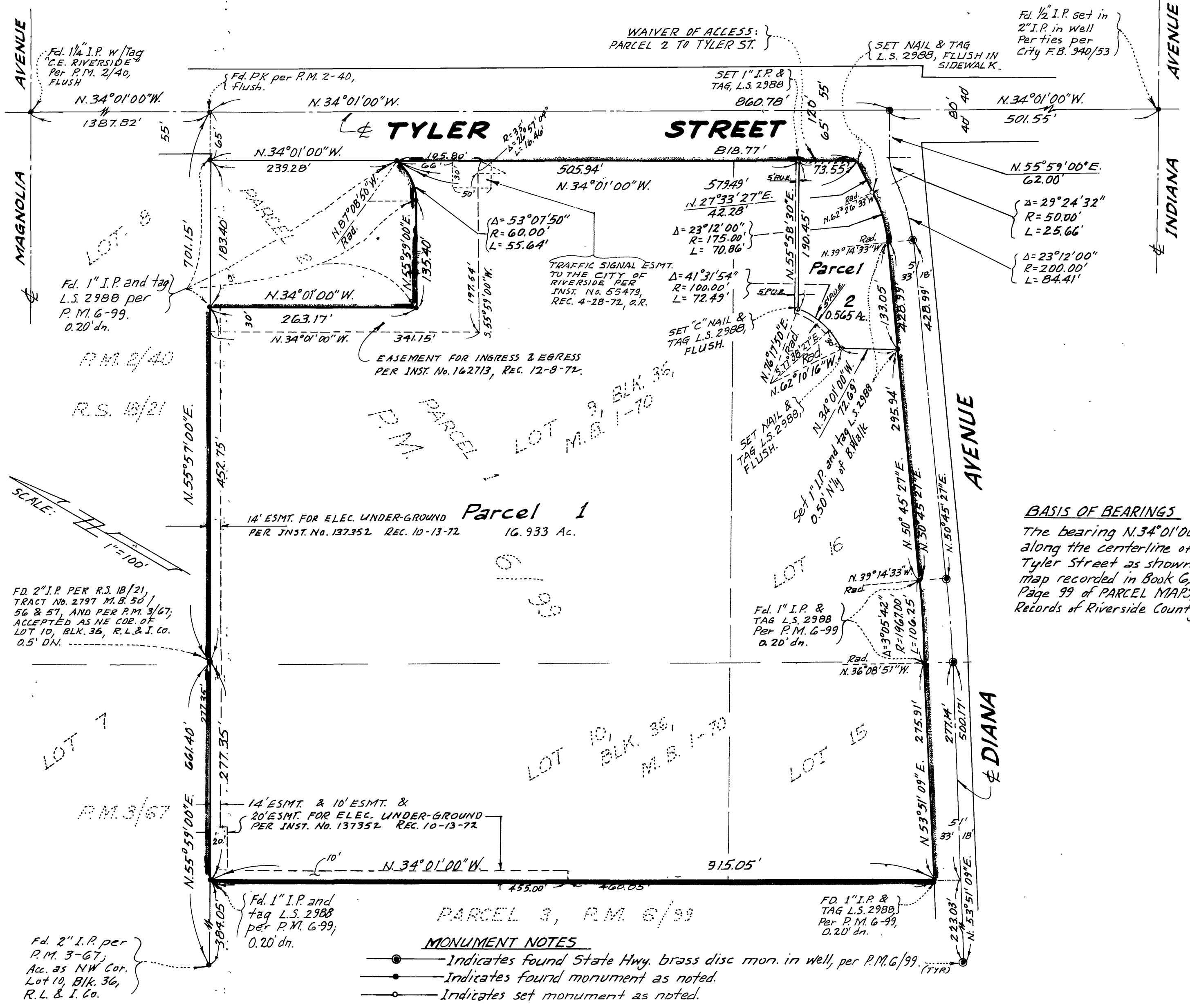
RESOLVED: That this map, consisting of two sheets, be, and the same is, hereby accepted as the final map of P.M. No. 15839, and the easements are hereby accepted as public utility easements, and the City Clerk is hereby authorized and directed to attest said map by signing her name thereto as City Clerk of the City of Riverside, State of California, and affix the official seal of said City thereto.

I hereby certify that the foregoing resolution was accepted by the Mayor and City Council of the City of Riverside this 1<sup>st</sup> day of July, 1980.



ALICE A. HARE  
City Clerk of the City of Riverside, California.  
By Alice A. Hare

TENTATIVE MAP APPROVED: MARCH 6, 1980.



**BASIS OF BEARINGS**  
The bearing N. 34° 01' 00\"/>

- MONUMENT NOTES**
- Indicates found State Hwy. brass disc mon. in well, per P.M. 6/99.
  - Indicates found monument as noted.
  - Indicates set monument as noted.

# PARCEL MAP NO. 15839

IN THE CITY OF RIVERSIDE.

BEING PARCEL 1 OF PARCEL MAP RECORDED IN BOOK 6, PAGE 99, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

**C.J. Queyrel, L.S. 2988**  
Anaheim, California.

March, 1980

STATE OF NEW YORK )  
COUNTY OF NEW YORK ) SS.:

On this 12<sup>th</sup> day of May, 1980, before me, the undersigned, a Notary Public in and for said State, personally appeared A. H. Omeru, Jr., known to me to be a Vice President, and Connelius T. Norland, known to me to be an Assistant Secretary of J.C. PENNEY PROPERTIES, INC., a corporation that executed the within instrument, known to me to be 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.

Donna M. Hirsch  
Notary Public in and for said State.

DONNA M. HIRSCH  
NOTARY PUBLIC, State of New York  
No. 4142-718  
Qualified in Queens County  
Certificate Filed in New York County  
Commission Expires March 30, 1982

STATE OF NEW YORK )  
COUNTY OF NEW YORK ) SS.:

On this 14<sup>th</sup> day of May, 1980, before me, the undersigned, a Notary Public in and for said State, personally appeared Mark J. Weinbaum, known to me to be a Vice President, and DAVID Silvers, known to me to be an Assistant Secretary of IR-MAPLE CORP., a corporation, and a General Partner of PENNSIDE ASSOCIATES, a limited partnership that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named as such General Partner of such partnership and acknowledged to me that such corporation executed the within instrument as such General Partner of such partnership pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Sidney Dagher  
Notary Public in and for said State.

SIDNEY DAGHER  
Notary Public, State of New York  
No. 4142-718  
Qualified in Queens County  
Certificate Filed in New York County  
Commission Expires March 30, 1982

STATE OF NEW YORK )  
COUNTY OF NEW YORK ) SS.:

On this 15<sup>th</sup> day of MAY, 1980, before me, the undersigned, a Notary Public in and for said State, personally appeared HARRISON G. WOOLLEY, known to me to be a Vice President and GEORGE F. RICHFORD, known to me to be an Assistant Secretary of GREENWICH SAVINGS BANK, 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 trustees.

WITNESS my hand and official seal.

Catherine V. Clancy  
Notary Public in and for said State

CATHERINE V. CLANCY  
Notary Public, State of New York  
No. 41-5702025 Queens County  
Certificate Filed in New York County  
Commission Expires March 30, 1982

### SIGNATURE OMISSIONS

Under the provisions of Section 66436 (c)(1) of the subdivision Map Act, the following signatures have been omitted:

1. Glendale Federal Savings and Loan Association, easement holder by deed recorded December 8, 1972, as Instrument No. 162713, O.R., all in Records of Riverside County, California. Said easement is for ingress and egress.
2. The City of Riverside, easement holder by deed recorded April 28, 1972, as Instrument No. 55479 of Official Records of Riverside County, California. Said Easement is for Traffic Signal Standards, Electrical Conduits And Incidental Purposes.

### UTILITIES CERTIFICATE

I hereby certify as follows:

#### WATER FACILITIES

No water fees and charges collected for Parcel #1 and Parcel #2.

#### ELECTRIC FACILITIES

No electric fees collected for Parcels #1 and #2.

#### EASEMENTS

All Public Utility Easements shown are sufficient for all requirements of Water and Electric Divisions of the Department of Public Utilities of the City of Riverside.

June 23, 1980  
Dated

EVERETT C. ROSS  
Director of Public Utilities

By Jan Campbell for E. Ross

STATE OF NEW YORK )  
COUNTY OF NEW YORK )

On this 12<sup>th</sup> day of May, 1980, before me, the undersigned, a Notary Public in and for said State, personally appeared A. H. Omeru, Jr., known to me to be a Vice President, and Connelius T. Norland, known to me to be an Assistant Secretary of J.C. Penney Company, Inc., a corporation that executed the within instrument, known to me to be 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.

Donna M. Hirsch  
Notary Public in and for said State

DONNA M. HIRSCH  
NOTARY PUBLIC, State of New York  
No. 4142-718  
Qualified in Queens County  
Certificate Filed in New York County  
Commission Expires March 30, 1982

### UTILITY EASEMENTS

The City of Riverside, being the owner of the following described easements, does hereby consent to the making and filing of the annexed map:

1. An easement for ditches, flumes, pipelines and conduits in favor of the Riverside Water Company by deed recorded March 18, 1895, in Book 31, Page 45, of Deeds; Nov. 11, 1898, in Book 69, Page 83, of Deeds; July 30, 1900, in Book 97, Page 353, of Deeds, all of Riverside County Records; by a quitclaim deed recorded Dec. 15, 1970, as Instrument No. 125360 of Official Records, from the City of Riverside, a municipal corporation, as successor to the Riverside Water Company.
2. An Easement for underground electrical facilities and incidental purposes, as provided in the deed recorded October 13, 1972, as Instrument No. 137352 of Official Records, in favor of City of Riverside, a municipal corporation.

June 23, 1980  
Dated

EVERETT C. ROSS  
Director of Public Utilities

By Jan Campbell for E. Ross

SOILS REPORT # 80-9484 was prepared by  
H.B. Lawmaster & Co., Inc. April 11, 1980  
7940 Main Street Don R. Harrington  
Stanton, R.C.E. 18181  
Calif. 90680 Tel. (714) 828-8040