

PARCEL MAP NO. 15,999

BEING A DIVISION OF PARCEL 2, OF PARCEL MAP NO. 8155 AS SHOWN IN PARCEL MAP BOOK 72, PAGE 67 & 68, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA

AUGUST 1980

RECORDER'S CERTIFICATE

FILED THIS 8 DAY OF APRIL 1981 AT 1:20 P.M. IN BOOK 90 OF PARCEL MAPS AT PAGES 66+67 AT THE REQUEST OF THE CITY ENGINEER.

FEES \$7.00
NO. 62524

DONALD D. SULLIVAN
COUNTY RECORDER

BY: Dellie Ann Stager

SUBJECT: TITLE INSURANCE AND TRUST

OWNERS CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE ONLY PARTIES HAVING ANY RECORD OF TITLE OR INTEREST IN THE LAND SUBDIVIDED AS SHOWN HEREON AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP AS SHOWN WITHIN THE COLORED BORDERS LINE. WE HEREBY OFFER FOR DEDICATION FOR CONST. AND MAINTENANCE OF ELECTRICAL FACILITIES THE AREAS DESIGNATED "10' x 15' P.U.E." AND "6' P.U.E."

RIVERSIDE II ASSOCIATES, A LIMITED PARTNERSHIP EXECUTED BY HAHN DEVCORP, A CALIF. CORP., A GENERAL PARTNER BY STANLEY W. GRIBBLE, PRES.

Stanley W. Gribble

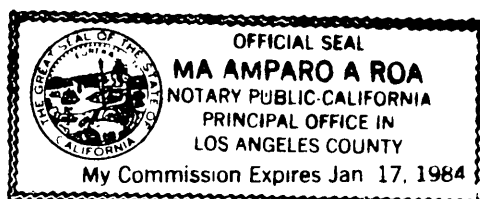
UNITED CALIFORNIA BANK, A CALIFORNIA CORP., AS TRUSTEE

Leslie C. Brand
V. Pres.

Shirley M. Weiskopf
Asst. Secy

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF LOS ANGELES }



ON THIS 9th DAY OF FEBRUARY, 1981, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED LESLIE C. BRAND AND SHIRLEY M. WEISKOPF KNOWN TO ME TO BE THE VICE PRESIDENT AND ASST. SECRETARY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND 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 SAME, 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

Ma Amparo A Roa

NOTARY PUBLIC IN AND FOR SAID STATE

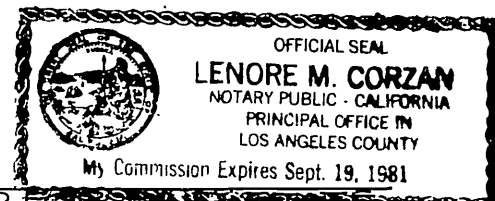
MY COMMISSION EXPIRES 1-17-84

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.
COUNTY OF LOS ANGELES }

ON THIS 28th DAY OF JANUARY, 1981, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED STANLEY W. GRIBBLE, KNOWN TO ME TO BE THE PRESIDENT, OF HAHN DEVCORP THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, SAID CORPORATION BEING KNOWN TO ME TO BE ONE OF THE PARTNERS OF RIVERSIDE II ASSOCIATES, THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME AS SUCH PARTNER AND THAT SUCH PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL.



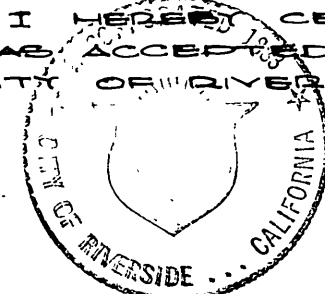
Lenore M. Corzan
NOTARY PUBLIC IN AND FOR SAID STATE

MY COMMISSION EXPIRES Sept. 19, 1981

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF TWO (2) SHEETS BE AND THE SAME HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 15,999 AND THE EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC EASEMENTS AND THE CITY CLERK IS HEREBY AUTHORIZED AND DIRECTED TO ATTEST SAID MAP BY SIGNING HER NAME THEREON AS CITY CLERK OF THE CITY OF RIVERSIDE, STATE OF CALIFORNIA, AND AFFIX THE OFFICIAL SEAL OF THE CITY THEREON.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 7th DAY OF April, 1981.



ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

BY: Alice A. Hare

PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY AS FOLLOWS:

WATER FACILITIES

NO WATER FEES AND CHARGES COLLECTED FOR PARCELS #1, #2, AND #3

ELECTRIC FACILITIES

THE SUBDIVIDER HAS NOT INSTALLED ELEC. FACILITIES, HAS NOT DEPOSITED FEES NOR MADE ARRANGEMENTS AND PROVISIONS FOR INSTALLATION OF ELEC. FACILITIES NECESSARY TO PROVIDE ELECTRIC SERVICE TO PARCELS NO. 1, NO. 2 AND NO. 3.

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.

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

DATE: 4-2-81

BY: Everett C. Ross

UTILITIES EASEMENT CERTIFICATE

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEXED FINAL MAP.

- 1) CITY OF RIVERSIDE FOR ELECTRICAL FACILITIES, TOGETHER WITH ALL NECESSARY APPURTENANCES BY DEED RECORDED NOV. 30, 1979 AS INSTR. NO. 225934 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.
- 2) A RIGHT OF WAY RESERVED TO THE RIVERSIDE WATER CO., AND ITS ASSIGNS, FOR CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER PIPES, DITCHES, AND CONDUITS BY DEED RECORDED AUGUST 22, 1969 AS INSTR. NO. 86414 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.
- 3) CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO SOUTHERN CALIF. EDISON CO. FOR POLE LINES, CONDUITS, AND INCIDENTAL PURPOSES BY DEED RECORDED APRIL 2, 1948 IN BOOK 902, PAGE 395 OFFICIAL RECORDS OF RIVERSIDE COUNTY.
- 4) CITY OF RIVERSIDE AS SUCCESSOR IN INTEREST TO SOUTHERN CALIF. EDISON CO. FOR POLE LINES, CONDUITS, AND INCIDENTAL PURPOSES BY DEED RECORDED JANUARY 14, 1959 AS INSTR. NO. 3337 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.

EVERETT C. ROSS
DIRECTOR OF PUBLIC UTILITIES

DATE: 4-2-81

BY: Everett C. Ross

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 RIVERSIDE II ASSOCIATES, MARCH 1980. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED: FEB. 16, 1981

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

CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED THIS 2nd DAY OF April, 1981 FOR CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE.

ROBERT C. WALES, D.C.E. 18793
CITY ENGINEER

BY: Robert C. Wales

TENTATIVE MAP APPROVED FEB. 7, 1980

SIGNATURE OMISSION

UNDER THE PROVISIONS OF SECTION 66436 (c) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED.

AN EASEMENT IN FAVOR OF PACIFIC TELEPHONE AND TELEGRAPH CO. FOR OVERHEAD AND UNDERGROUND FACILITIES, RECORDED DEC. 1, 1970 AS INSTR. NO. 120443, REC. OF RIV. CO., CALIF.

P.M.B. 90/66

P.M.B. 90/66

PARCEL MAP 15999

BEING A DIVISION OF PARCEL 2, OF PARCEL MAP NO. 8155 AS SHOWN IN PARCEL MAP BOOK 72, PAGE 67 & 68, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

AUGUST 1980

SCALE: 1" = 60'

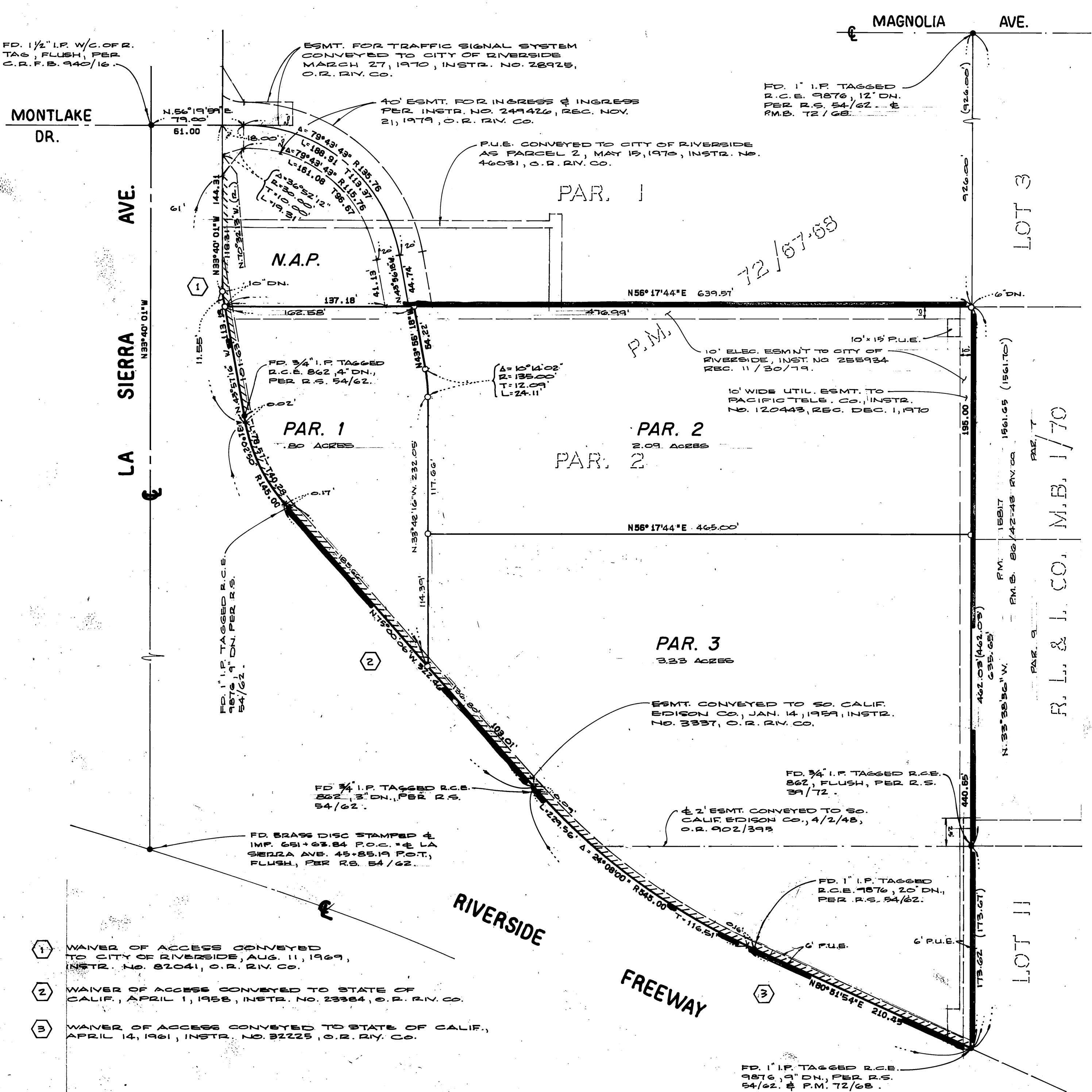
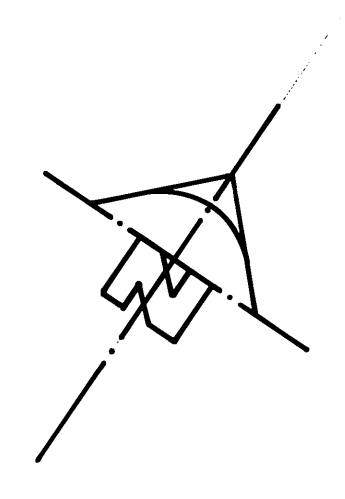
ALBERT A. WEBB ASSOC. - CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES

1. BASIS OF BEARINGS IS THE ELY LINE OF PARCEL 2, TAKEN AS N. 33°38'26"W., AS SHOWN IN P.M. BOOK 72, PAGE 67 & 68, REC. OF RIV. CO.
2. ● — INDICATES FOUND MONUMENTS AS NOTED.
3. ○ — INDICATES SET 1" I.P. TAGGED R.C.E. 9876, DEPTH AS NOTED.
4. // // // // INDICATES WAIVER OF VEHICULAR AND PEDESTRIAN ACCESS.
5. THIS PARCEL MAP CONTAINS 622 ACRES GROSS.
6. () INDICATES RECORD DIST. PER P.M. 72/67, 68.

CITY'S COPY

P.M. 15999
000 90/67



- ① WAIVER OF ACCESS CONVEYED TO CITY OF RIVERSIDE, AUG. 11, 1969, INSTR. NO. 82041, O.R. RIV. CO.
- ② WAIVER OF ACCESS CONVEYED TO STATE OF CALIF., APRIL 1, 1958, INSTR. NO. 23384, O.R. RIV. CO.
- ③ WAIVER OF ACCESS CONVEYED TO STATE OF CALIF., APRIL 14, 1961, INSTR. NO. 32225, O.R. RIV. CO.