

CITY COPY

149  
53

**OWNER'S STATEMENT**

WE HEREBY STATE 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 DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A" AND LOT "B"

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA  
**PARCEL MAP NO. 22219**

SHOWING A DIVISION OF A PORTION OF LOT 6 BLOCK 26 OF THE VILLAGE OF ARLINGTON PER M.B. 1/62 SAN BERNARDINO COUNTY RECORDS

MARCH, 1987  
ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS  
RIVERSIDE, CALIFORNIA

**RECORDER'S STATEMENT**

FILED THIS 17<sup>th</sup> DAY OF MARCH, 1988 AT 12:02 P.M. IN BOOK 149 OF PARCEL MAPS AT PAGES 53+54 AT THE REQUEST OF THE CITY CLERK.

FEE \$800

WILLIAM E. CONERLY  
COUNTY RECORDER

NO. 70827

BY: Sarita Ragan

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

INDIANA AVENUE PROPERTIES  
A CALIFORNIA GENERAL PARTNERSHIP

A.C. Nejedly  
A. C. NEJEDLY  
B.R. Hodowski  
B. R. HODOWSKI  
Sam Harmatz  
SAM HARMATZ

**CITY ENGINEER'S STATEMENT**

THIS MAP HAS BEEN EXAMINED THIS 31<sup>st</sup> DAY OF March, 1988 FOR CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE.

BARRY BECK R.C.E. 20900  
CITY ENGINEER

BY: Barry Beck

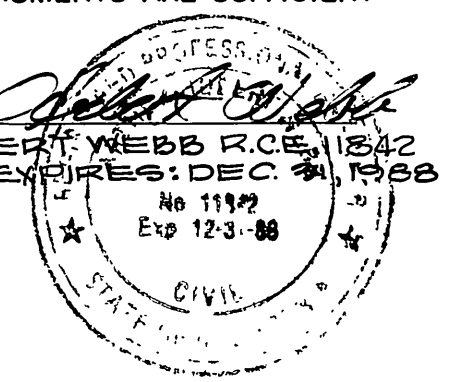
TENTATIVE MAP APPROVED 1-8-87

**ENGINEER'S STATEMENT**

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 A. C. NEJEDLY IN JANUARY, 1987. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. I ALSO HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED AND THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED May 28, 1987

BY: A. Hubert Webb  
A. HUBERT WEBB R.C.E. 1242  
R.C.E. EXPIRES: DEC. 31, 1988



**NOTARY ACKNOWLEDGEMENT**

STATE OF CALIFORNIA }  
COUNTY OF SAN BERNARDINO } ss

ON MAY 8, 1987, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED A.C. NEJEDLY, SAM HARMATZ AND B.R. HODOWSKI, PERSONALLY KNOWN TO ME AND OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AS GENERAL PARTNERS OF THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH GENERAL PARTNERSHIP EXECUTED THE SAME.

MY COMMISSION EXPIRES 5/22/87  
MY PRINCIPAL PLACE OF BUSINESS IS IN RIVERSIDE COUNTY

WITNESS MY HAND  
Solomon M. Baker  
NOTARY PUBLIC IN AND FOR SAID STATE

**CITY TREASURER'S CERTIFICATE**

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS OFFICE AS OF THIS DATE, THE REAL PROPERTY SHOWN ON THIS MAP IS NOT SUBJECT TO ANY SPECIAL ASSESSMENTS, BONDS AND/OR LIENS WHICH HAVE NOT BEEN PAID IN FULL. THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATED 1/19, 1988

Mr. Hammer  
CITY TREASURER

**TAX COLLECTOR'S STATEMENT**

I HEREBY STATE THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN ON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES THAT ARE NOW A LIEN BUT ARE NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 2,600.00

DATED March 3, 1988

R. WAYNE WATTS  
COUNTY TAX COLLECTOR

BY: Duke L. Mooneyham

**UTILITIES CERTIFICATE**

I HEREBY CERTIFY AS FOLLOWS:

**WATER FACILITIES**

FRONTAGE FEES ONLY (MUIR STREET) COLLECTED FOR PARCEL #1. NO WATER FEES AND CHARGES COLLECTED FOR PARCEL #2.

**ELECTRIC FACILITIES**

THE SUBDIVIDER HAS NOT INSTALLED ELECTRIC FACILITIES, HAS NOT DEPOSITED FEES NOR MADE ARRANGEMENTS AND PROVISIONS FOR INSTALLATION OF ELECTRIC FACILITIES NECESSARY TO PROVIDE ELECTRIC SERVICE TO 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.

BILL D. CARNAHAN  
DIRECTOR OF PUBLIC UTILITIES

DATED: JAN 20, 88

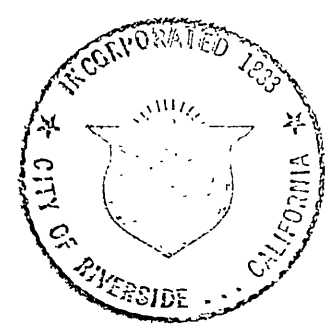
BY: Dieter P. Witzfeld

**CITY CLERK'S CERTIFICATE**

RESOLVED: THAT THIS MAP CONSISTING OF TWO SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO 22219 AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND 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 COUNCIL OF THE CITY OF RIVERSIDE THIS 16<sup>th</sup> DAY OF March, 1988

ALICE A. HARE  
CITY CLERK OF THE CITY OF RIVERSIDE

BY: Alice A. Hare



**TAX BOND STATEMENT**

I HEREBY STATE THAT A BOND IN THE SUM OF \$ HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES WHICH AT THE TIME OF FILING OF THIS MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

DATED March 3, 1988

CASH TAX BOND  
R. WAYNE WATTS  
COUNTY TAX COLLECTOR

BY: Bernice Arnold  
DEPUTY

GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

DATED \_\_\_\_\_, 19\_\_\_\_ BY \_\_\_\_\_ DEPUTY

**UTILITIES EASEMENTS CERTIFICATE**

THE CITY OF RIVERSIDE BEING THE OWNER OF THE BELOW EASEMENTS, HEREBY CONSENTS TO THE MAKING AND FILING OF THIS ANNEXED MAP.

I. A RIGHT OF WAY RESERVED TO THE RIVERSIDE WATER COMPANY, AND ITS ASSIGNS, FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY WATER DITCHES, PIPES, FLUMES AND APPARATUS FOR THE PURPOSES OF IRRIGATION AND DOMESTIC USE; THE EXACT LOCATION THEREOF NOT BEING DISCLOSED BY THE RECORDS.

BILL D. CARNAHAN  
DIRECTOR OF PUBLIC UTILITIES

DATED: JAN 20, 88

BY: Dieter P. Witzfeld

P.M.B. 149/53

CITY COPY

149/54

# PARCEL MAP NO. 22219

SHOWING A DIVISION OF A PORTION OF LOT 6 BLOCK 26 OF THE VILLAGE OF ARLINGTON PER M.B. 1/62 SAN BERNARDINO COUNTY RECORDS

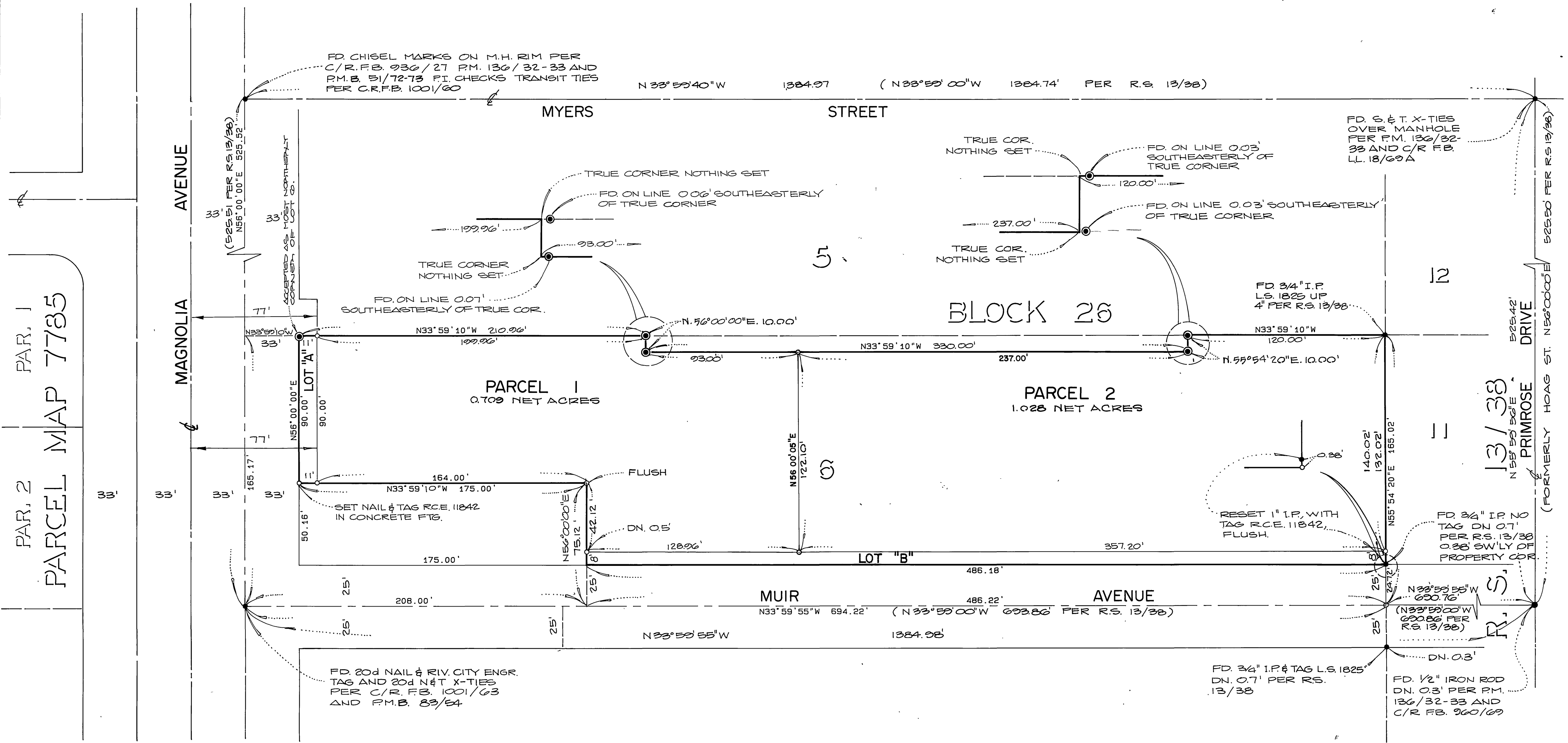
ALBERT A. WEBB ASSOCIATES  
CIVIL ENGINEERS

MARCH 1987

SCALE: 1"=40'

### ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF MAGNOLIA AVENUE TAKEN AS N56°00'00"E AS SHOWN BY MAPS ON FILE IN BOOK 13 AT PAGE 36 OF RECORD OF SURVEY RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. —●— INDICATES FOUND 1" I.P. TAGGED R.C.E. 23323 WITH PLASTIC PLUG, FLUSH, NO REF.
3. —○— INDICATES SET 1" I.P. TAGGED R.C.E. 11842, FLUSH, UNLESS OTHERWISE NOTED.
4. SET STEEL PIN AND TAG R.C.E. 11842 IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
5. THIS PARCEL MAP CONTAINS 1.848 ACRES.



PAR. 1  
PARCEL MAP 7785

PAR. 2

P.M.B. 149/54

P.M.B. 149/54