

copy 159/97

PARCEL MAP NO. 22849

BEING A DIVISION OF A PORTION OF THE SE 1/4 OF THE SE 1/4 OF THE NE 1/4 OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 6 WEST, AS SHOWN BY THE SUBDIVISION OF RANCHO EL SOBRANTE de SAN JACINTO ON FILE IN BOOK 1, PAGE 8 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

GABEL, COOK & BECKLUND, INC.

JANUARY 1989

RECORDER'S STATEMENT

FILED THIS 27th DAY OF OCTOBER, 1989, AT 11 A.M. IN BOOK 159 OF PARCEL MAPS AT PAGES 97 & 98 AT THE REQUEST OF THE CLERK OF THE BOARD. NO. 374555 FEE \$800

WILLIAM E. CONERLY, COUNTY RECORDER

BY: Santa Kagan, DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

OWNER'S STATEMENT

WE HEREBY STATE 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; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "E", INCLUSIVE.

C.W. GENERAL CONTRACTORS, A CALIFORNIA CORPORATION

Ch. A. W. PRESIDENT William E. Conerly SECRETARY

Tom Parks TOM PARKS

BENEFICIARY

RIVERSIDE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, BENEFICIARY UNDER DEED OF TRUST RECORDED 17 OCTOBER 1989 AS UNDER NO. 359008 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

Jan F. Cochran Jr. VICE PRESIDENT Steve Brown VICE SECRETARY PRESIDENT

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE }

ON THIS 16th DAY OF AUGUST, 1989, BEFORE ME SANDRA KAY BROWN, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED CHARLES WHITEHEAD AND CHARLES WARE, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AS PRESIDENT AND SECRETARY OF C.W. GENERAL CONTRACTORS, A CALIFORNIA CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

Sandra Kay Brown NOTARY PUBLIC IN AND FOR SAID STATE



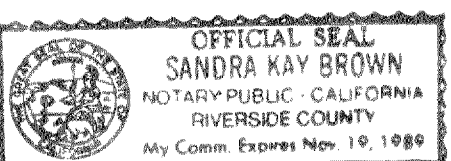
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE }

ON THIS 16th DAY OF AUGUST, 1989, BEFORE ME SANDRA KAY BROWN, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED TOM PARKS, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

Sandra Kay Brown NOTARY PUBLIC IN AND FOR SAID STATE



TAX BOND CERTIFICATE

I HEREBY CERTIFY 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 OF 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 _____, 1989

GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

BY: _____ DEPUTY

CASH TAX BOND
R. WAYNE WATTS
COUNTY TAX COLLECTOR

BY: _____ DEPUTY

TAX COLLECTOR'S CERTIFICATE

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

DATED September 21, 1989.

R. WAYNE WATTS
COUNTY TAX COLLECTOR BY: Robert L. Ammann DEPUTY

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF Riverside }

ON THIS 26th DAY OF October, 1989, BEFORE ME Ruth A. Gogolin A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED James F. Cochran Jr. AND Steve Brown, PERSONALLY KNOWN TO ME OR PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AS Vice PRESIDENT AND Vice Pres. SECRETARY OF RIVERSIDE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, THE ASSOCIATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID ASSOCIATION, AND ACKNOWLEDGED TO ME THAT SAID ASSOCIATION EXECUTED THE SAME.

MY COMMISSION EXPIRES April 12, 1991 WITNESS MY HAND AND OFFICIAL SEAL.

Ruth A. Gogolin NOTARY PUBLIC IN AND FOR SAID STATE



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 TOM PARKS AND CHARLES WHITEHEAD ON 17 DECEMBER 1988. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED 11 Sept, 1989

William D. Gabel R.C.E. 21740
EXPIRES 30 SEPT. 1989

COUNTY SURVEYOR AND ROAD COMMISSIONER'S STATEMENT

THIS MAP CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY DIRECTION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP OF PARCEL MAP 22849 AS FILED, AMENDED, AND APPROVED BY THE BOARD OF SUPERVISORS ON 14 JUNE, 1988, THE EXPIRATION DATE BEING 14 JUNE, 1990, AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT. THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, HEREBY APPROVES THE PARCEL MAP AND ACCEPTS THE OFFER OF DEDICATION MADE HEREON FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES. THE COUNTY DECLARES THAT THE ACCEPTANCE OF THE OFFER IS TO VEST TITLE IN THE COUNTY ON BEHALF OF THE PUBLIC FOR SAID PURPOSES BUT THAT SAID ROADS SHALL NOT BECOME PART OF THE COUNTY MAINTAINED ROAD SYSTEM UNTIL ACCEPTED PURSUANT TO SECTION 941 OF THE STREETS AND HIGHWAYS CODE.

DATED Oct 13, 1989

LeRoy D. Shook
COUNTY SURVEYOR & ROAD COMMISSIONER

CLERK OF THE BOARD OF SUPERVISOR'S CERTIFICATE

ON THIS 23rd DAY OF October, 1989, I RECEIVED PARCEL MAP 22849. I HEREBY STATE THAT ALL REQUIRED CERTIFICATES AND DOCUMENTS HAVE BEEN FILED. I DO HEREBY SUBMIT THIS PARCEL MAP TO THE OFFICE OF COUNTY RECORDER.

DATED: October 23 1989

Maria Broos, Deputy
GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

1. JOHN LANGER, ET AL - OWNERS OF AN EASEMENT FOR ACCESS PURPOSES PER INSTR. NO'S. 198636 TO 198642, INCLUSIVE, REC. 19 AUGUST 1986, O.R., RIVERSIDE COUNTY.
2. HUGH C. HUBBARD, VIRGIL F. MCCARRON, ET AL, - OWNERS OF AN EASEMENT FOR ACCESS PURPOSES PER INSTR. NO'S. 276435 AND 276436, REC. 3 NOVEMBER 1986, O.R., RIVERSIDE COUNTY.
3. SAN JACINTO LAND COMPANY - OWNERS OF AN EASEMENT FOR ROADS, PIPELINES AND POLE LINES PER DEED REC. 1 APRIL 1929 IN BOOK 803, PAGE 542 OF DEEDS, RIVERSIDE COUNTY.

SCHEDULE "G"

WO 881045

PM 159/97

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, CALIFORNIA

PARCEL MAP NO. 22849

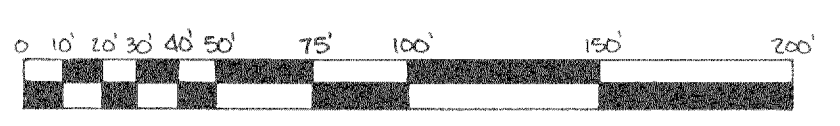
BEING A DIVISION OF A PORTION OF THE SE 1/4 OF THE SE 1/4 OF THE NE 1/4 OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 6 WEST, AS SHOWN BY THE SUBDIVISION OF RANCHO EL SOBRANTE de SAN JACINTO ON FILE IN BOOK 1, PAGE 8 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

GABEL, COOK & BECKLUND, INC.

JANUARY 1989

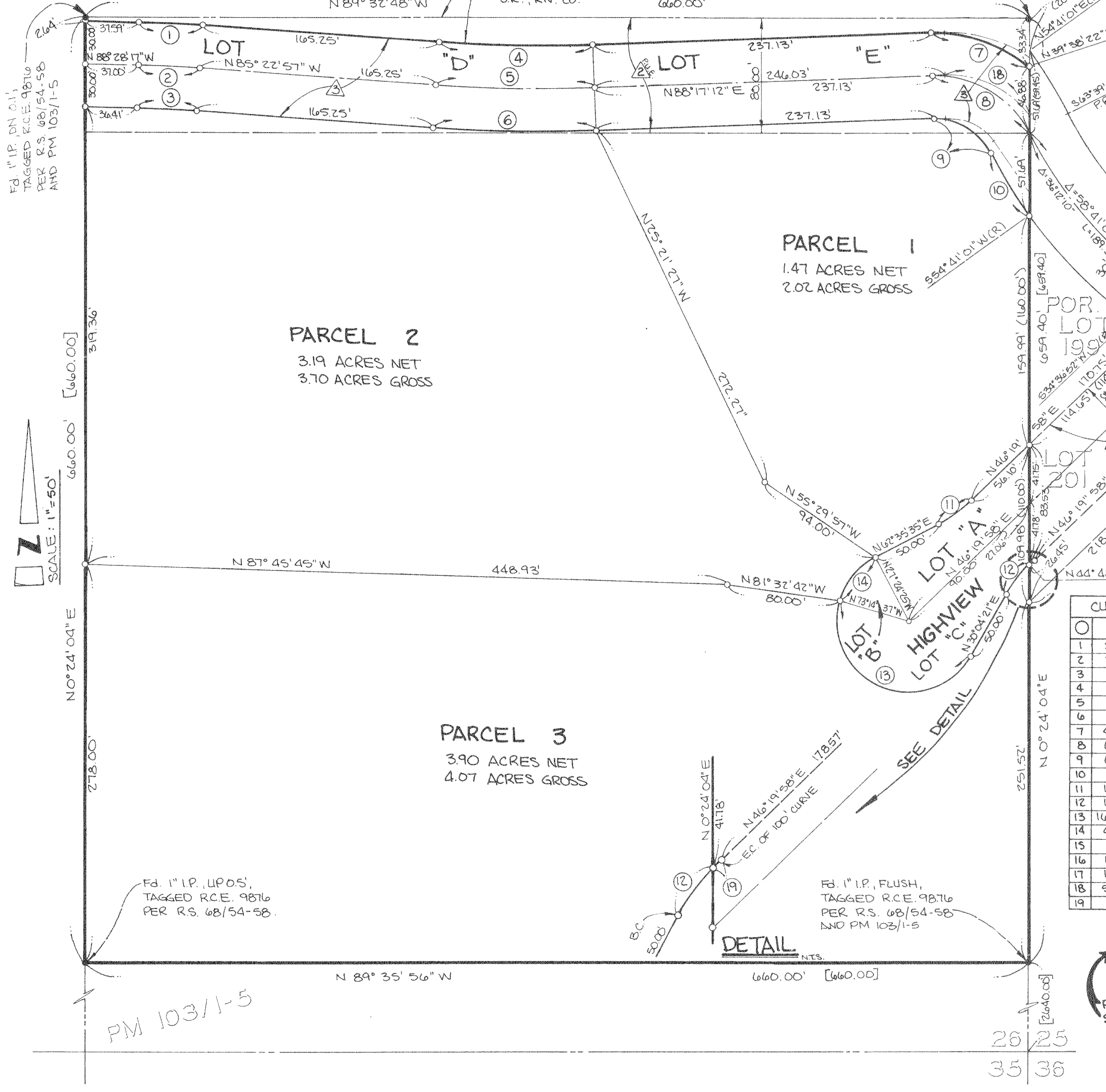
ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR, IN E.C.S. BOOK 17, PAGE 43. THIS AFFECTS ALL PARCELS.



LOT LINE ADJUSTMENT NO. 2940 APPROVED BY RIVERSIDE COUNTY ON 16 JUNE 1989 PLANNING DEPARTMENT AND RECORDED 3 JULY 1989 AS INSTR. NO. 222837 O.R., RIV. CO.

Fd. 1" I.P. DN. 01', TAGGED R.C.E. 9876 PER RS. 68/54-58



O	Δ	R	L	T
1	3°05'20"	830.00'	44.75'	22.38'
2	3°05'20"	800.00'	43.13'	21.57'
3	3°05'20"	770.00'	41.51'	20.76'
4	6°19'51"	970.00'	107.18'	53.64'
5	6°19'51"	1000.00'	110.49'	55.30'
6	6°19'51"	1030.00'	113.81'	56.96'
7	4°21'10"	102.83'	74.22'	38.81'
8	6°52'46"	72.83'	83.11'	46.74'
9	6°52'46"	42.83'	48.88'	27.49'
10	8°58'57"	330.00'	51.74'	25.92'
11	16°15'37"	100.00'	28.38'	14.28'
12	15°01'02"	100.00'	26.38'	13.27'
13	16°41'02"	50.00'	145.46'	428.33'
14	45°50'12"	50.00'	40.00'	21.14'
15	2°19'21"	330.00'	13.38'	6.69'
16	12°13'38"	330.00'	70.42'	35.35'
17	14°32'59"	330.00'	83.80'	42.13'
18	55°36'03"	7000'	67.93'	36.91'
19	1°08'34"	100.00'	1.99'	1.00'

SURVEYOR'S NOTES

- INDICATES 1" I.P. TO BE SET PER MB 171/30-41.
- INDICATES FOUND MONUMENT AS NOTED.
- INDICATES SET 1" I.P. FLUSH, TAGGED R.C.E. 21740, UNLESS OTHERWISE NOTED.
- BASIS OF BEARING IS THE EAST LINE OF THE SE 1/4 BEING N 0° 24' 04" W PER RS. 68/54-58.
- INDICATES RECORD DATA PER MB 171/30-41.
- INDICATES RECORD DATA PER RS 68/54-58.
- TOTAL GROSS ACRES: 9.79 ACRES.
- ALL MONUMENTS SHOWN "SET" SHALL BE SET IN ACCORDANCE WITH THE MONUMENTATION AGREEMENT FOR THIS MAP, UNLESS OTHERWISE NOTED.

EASEMENT NOTES

- EASEMENT IN FAVOR OF JOHN LANGER AND OTHERS FOR ACCESS PURPOSES PER INSTR. NO'S 198636 TO 198642 INCLUSIVE, REC. 19 AUG. 1986, O.R., RIV. CO. ALSO AN EASEMENT IN FAVOR OF HUGH C. HUBBARD AND VIRGIL F. MCCARRON, AND OTHERS, FOR DRIVEWAY PURPOSES PER INSTR. NO'S 276435 AND 276436 REC. 3 NOV. 1986, O.R., RIV. CO.
- AN EASEMENT IN FAVOR OF WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY FOR PIPELINES AND INCIDENTAL PURPOSES PER INSTR. NO'S 295631 AND 295633 REC. 20 NOV. 1986, O.R., RIV. CO.
- AN EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE FOR ROAD ACCESS AND PUBLIC SERVICE PURPOSES PER INSTR. NO. 207598 REC. 20 JULY 1987, O.R., RIV. CO.
- AN EASEMENT IN FAVOR OF TEMESCAL WATER COMPANY FOR PIPELINE PURPOSES PER DEED REC. 11 FEB. 1925 IN BOOK 629, PAGE 174 OF DEEDS, RIV. CO. SAID EASEMENT CANNOT BE LOCATED OF RECORD.
- AN EASEMENT IN FAVOR OF SAN JACINTO LAND COMPANY FOR ROADS, PIPELINES AND POLE LINES PER DEED REC. 1 APRIL 1929 IN BOOK 803, PAGE 542 OF DEEDS, RIV. CO. SAID EASEMENT CANNOT BE LOCATED OF RECORD.

