

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA

PARCEL MAP NO. 23466

SHOWING A DIVISION OF PORTIONS OF LOTS 3 AND 4, IN BLOCK 25, TOGETHER WITH PORTIONS OF THE UNNAMED STREETS ADJOINING SAID BLOCK ON THE NORTH, EAST, AND SOUTH, AS SAID BLOCK AND STREETS ARE SHOWN ON THE MAP OF THE ALESSANDRO TRACT, ON FILE IN BOOK 6 OF MAPS, AT PAGE 13 THEREOF, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA (LOCATED IN SECTION 20, T.3S. R.4W., S.B.M.)

FEBRUARY, 1989

CITY OF RIVERSIDE - PUBLIC WORKS DEPT.

RECORDER'S STATEMENT
FILED THIS 19th DAY OF JANUARY 1989
AT 2:00 P.M. IN BOOK 161 OF PARCEL MAPS,
AT PAGES 62 + 63 AT THE REQUEST OF THE
CITY CLERK.
FEE: \$800
NO. 23701
WILLIAM E. CONERLY, COUNTY RECORDER
BY: Darita Kagan DEPUTY
COMMONWEALTH LAND TITLE CO.
SUBDIVISION GUARANTEE

OWNER'S STATEMENT

WE HEREBY STATE 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 THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.
CITY OF RIVERSIDE, A MUNICIPAL CORPORATION

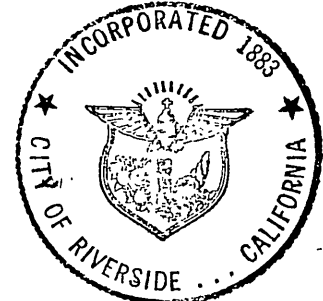
BY George Osborne ATTEST LICE A. HARE
MAYOR PRO TEMPORE CITY CLERK

A.S.D., A CALIFORNIA LIMITED PARTNERSHIP

BY al gus

BY _____

Karen E. Oakley
ASSISTANT CITY CLERK

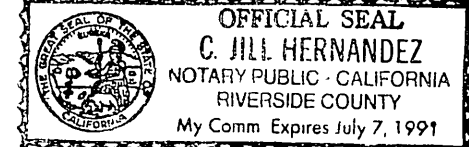


NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF Riverside) ss

ON THIS 11th DAY OF April, 1989, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Al Siegal AND _____, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS GENERAL PARTNER OF THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH PARTNERSHIP EXECUTED THE SAME.

MY COMMISSION EXPIRES 7-7-91



WITNESS MY HAND AND OFFICIAL SEAL

C. Jill Hernandez
NOTARY PUBLIC

TRUSTEE

CONTINENTAL LAND TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE BY INSTRUMENT RECORDED FEBRUARY 4, 1987, AS INSTRUMENT NO. 31903; OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

BY Tina R. Shaw BY Joyce Loyd
Vice President ASST. SECRETARY

NOTARY ACKNOWLEDGEMENT

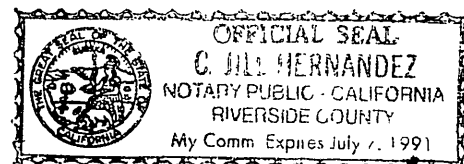
STATE OF CALIFORNIA)
COUNTY OF Riverside) ss

ON THIS 13th DAY OF April, 1989, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Tina R. Shaw, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE Vice-President, AND Joyce Loyd, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE Asst Secretary OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS AS TRUSTEE.

MY COMMISSION EXPIRES 7-7-91

WITNESS MY HAND AND OFFICIAL SEAL

Tina R. Shaw
NOTARY PUBLIC



NOTARY ACKNOWLEDGEMENT

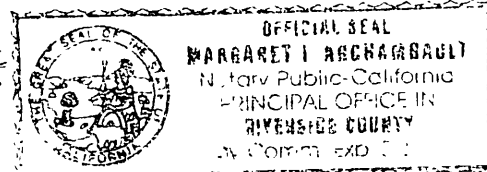
STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss

ON THIS 4th DAY OF May, 1989, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED GEORGE OSBORNE AND KAREN E. OAKLEY, PERSONALLY KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THIS INSTRUMENT AS MAYOR PRO TEMPORE AND ASSISTANT CITY CLERK OF THE CITY OF RIVERSIDE, A MUNICIPAL CORPORATION, AND ACKNOWLEDGED TO ME THAT THE MUNICIPAL CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 5-6-91

WITNESS MY HAND AND OFFICIAL SEAL

Margaret J. Anshambault
NOTARY PUBLIC



SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING HOLDERS OF EASEMENTS AND OTHER RIGHTS HAVE BEEN OMITTED.

- EASTERN MUNICIPAL WATER DISTRICT, HOLDER OF AN EASEMENT FOR CONDUITS AND INCIDENTAL PURPOSES TOGETHER WITH RIGHTS OF INGRESS AND EGRESS PER DEED RECORDED 3-4-55 IN BK. 1702, PG. 559, PER MEMO OF AGREEMENT AND PER SUPPLEMENTAL AGREEMENT RECORDED 3-4-55 IN BK. 1702, PG. 467 AND 552, RESPECTIVELY, AND BY DEED RECORDED 11-12-69 AS INSTRUMENT NO. 115832, ALL OFFICIAL RECORDS OF RIVERSIDE COUNTY.
- WESTERN MUNICIPAL WATER DISTRICT, HOLDER OF AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES PER DEED RECORDED 7-6-65 AS INSTRUMENT NO. 77838, OFFICIAL RECORDS OF RIVERSIDE COUNTY.
- ~~SOUTHERN CALIFORNIA EDISON CO., HOLDER OF EASEMENTS FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES PER DEED RECORDED 4-22-68 AS INSTRUMENT NO. 37051 AND PER DEED RECORDED 8-13-73 AS INSTRUMENT NO. 106205, BOTH OFFICIAL RECORDS OF RIVERSIDE COUNTY~~
- HOMESTEAD LAND DEVELOPMENT CORPORATION, HOLDER OF AN EASEMENT FOR STREET AND HIGHWAY PURPOSES, PUBLIC UTILITIES, SEWERS, DRAINS, AND INCIDENTAL PURPOSES PER DEED RECORDED 2-10-88 AS INSTRUMENT NO. 36768, RECORDS OF RIVERSIDE COUNTY (AFFECTS REMAINDER PARCEL ONLY) (SIGNATURE OMISSIONS CONTINUED ON SHEET 2)

UTILITIES CERTIFICATE

I HEREBY CERTIFY AS FOLLOWS:

WATER FACILITIES

NO WATER FEES AND CHARGES COLLECTED FOR PARCEL 1. WATER WILL BE SERVED BY WESTERN MUNICIPAL WATER DISTRICT

ELECTRIC FACILITIES

NO ELECTRIC FEES COLLECTED FOR PARCEL 1.

EASEMENTS

ALL PUBLIC UTILITIES EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF ELECTRIC DIVISION OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE

BILL D. CARNAHAN
DIRECTOR OF PUBLIC UTILITIES

BY: Dieter P. Witzfeld

DATED: AUG. 25, 1989

CITY ENGINEER'S STATEMENT

THIS MAP HAS BEEN EXAMINED THIS 7th DAY OF September, 1989 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 LIC. EXP. 9-30-89

BY: Barry Beck

TENTATIVE MAP APPROVED AUGUST 4, 1988

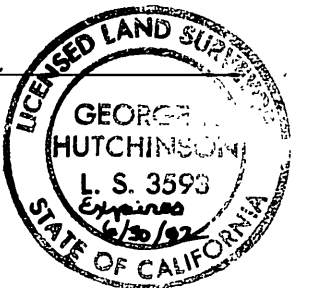
SURVEYOR'S STATEMENT

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 THE CITY OF RIVERSIDE ON JANUARY 25, 1989.

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

DATE Feb 28, 1989

George P. Hutchinson
GEORGE P. HUTCHINSON
L.S. 3593



CITY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS 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 July 11, 1989

BARBARA J. STECKEL
CITY TREASURER

BY: Barbara Steckel

TAX COLLECTOR STATEMENT

I HEREBY STATE 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 \$0.

DATED July 11, 1989

R. WAYNE WATTS
COUNTY TAX COLLECTOR

BY: Ronald Wallace
DEPUTY

P.M.B. 161/62

P.M.B. 161/62

PARCEL MAP NO. 23466

SHOWING A DIVISION OF PORTIONS OF LOTS 3 AND 4, IN BLOCK 25, TOGETHER WITH PORTIONS OF THE UNNAMED STREETS ADJOINING SAID BLOCK ON THE NORTH, EAST, AND SOUTH, AS SAID BLOCK AND STREETS ARE SHOWN ON THE MAP OF THE ALESSANDRO TRACT, ON FILE IN BOOK 6 OF MAPS, AT PAGE 13 THEREOF, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA (LOCATED IN SECTION 20, T3S, R4W, S.B.M.)

JANUARY 1989

CITY OF RIVERSIDE - PUBLIC WORKS DEPT.

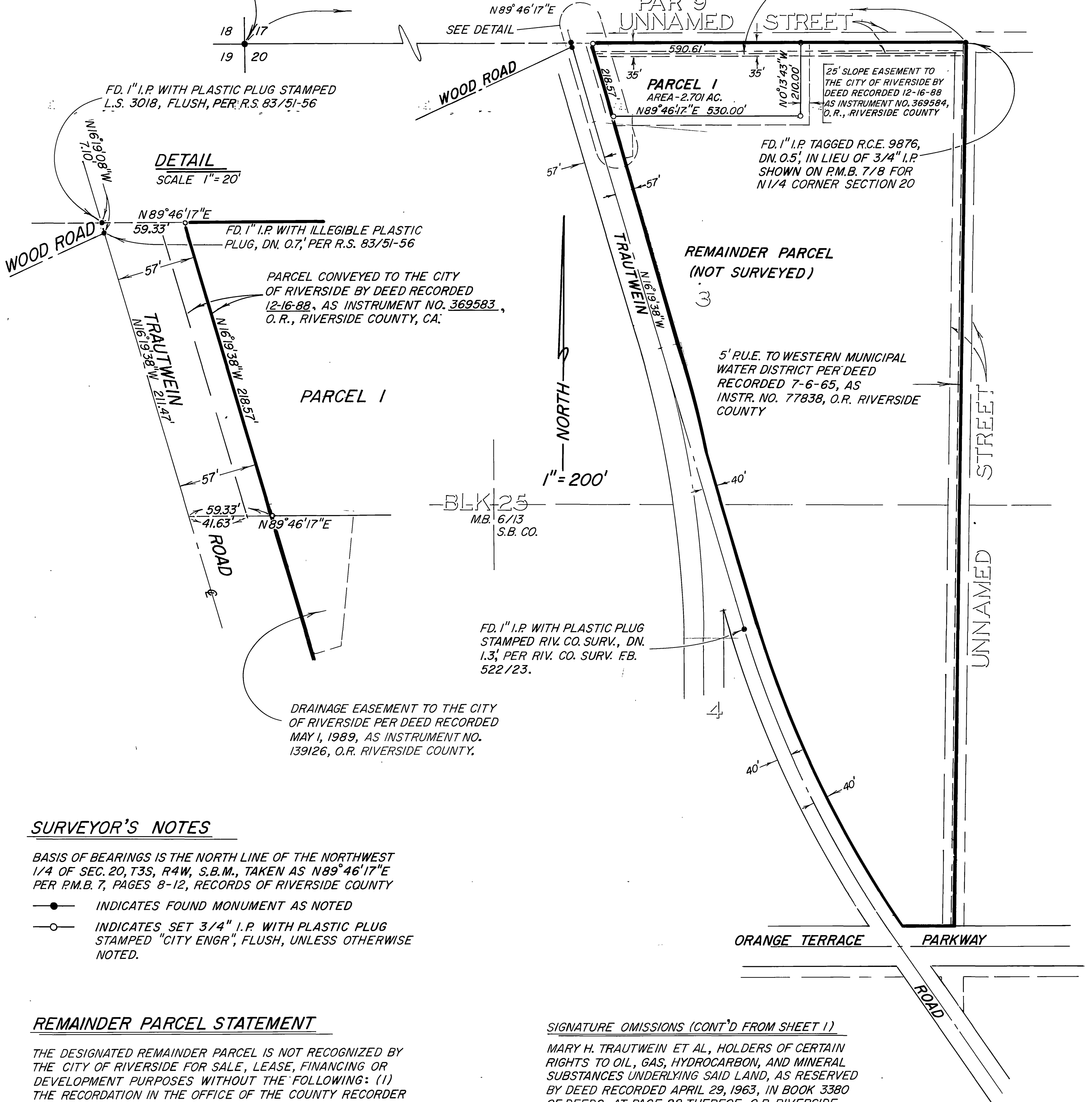
CITY COPY

FD. 1" I.P. WITH PLASTIC PLUG STAMPED L.S. 3018, FLUSH, NO REF. ACCEPTED AS N.W. CORNER SECTION 20.

10' P.U.E. TO SOUTHERN CALIFORNIA EDISON COMPANY PER DEED RECORDED 8-13-73, AS INSTRUMENT NO. 106205, O.R. RIVERSIDE COUNTY

FD. 1" I.P. WITH PLASTIC PLUG STAMPED L.S. 3018, FLUSH, PER R.S. 83/51-56

PM 4806
PAR 9
UNNAMED STREET



DETAIL
SCALE 1" = 20'

PARCEL CONVEYED TO THE CITY OF RIVERSIDE BY DEED RECORDED 12-16-88, AS INSTRUMENT NO. 369583, O.R., RIVERSIDE COUNTY, CA.

REMAINDER PARCEL
(NOT SURVEYED)

5' R.U.E. TO WESTERN MUNICIPAL WATER DISTRICT PER DEED RECORDED 7-6-65, AS INSTR. NO. 77838, O.R. RIVERSIDE COUNTY

DRAINAGE EASEMENT TO THE CITY OF RIVERSIDE PER DEED RECORDED MAY 1, 1989, AS INSTRUMENT NO. 139126, O.R. RIVERSIDE COUNTY.

SURVEYOR'S NOTES

BASIS OF BEARINGS IS THE NORTH LINE OF THE NORTHWEST 1/4 OF SEC. 20, T3S, R4W, S.B.M., TAKEN AS N89°46'17"E PER P.M.B. 7, PAGES 8-12, RECORDS OF RIVERSIDE COUNTY

- INDICATES FOUND MONUMENT AS NOTED
- INDICATES SET 3/4" I.P. WITH PLASTIC PLUG STAMPED "CITY ENGR", FLUSH, UNLESS OTHERWISE NOTED.

REMAINDER PARCEL STATEMENT

THE DESIGNATED REMAINDER PARCEL IS NOT RECOGNIZED BY THE CITY OF RIVERSIDE FOR SALE, LEASE, FINANCING OR DEVELOPMENT PURPOSES WITHOUT THE FOLLOWING: (1) THE RECORDATION IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, OF A CERTIFICATE OF COMPLIANCE; AND (2) THE PROVISION FOR THE CONSTRUCTION OF ALL IMPROVEMENTS AS MAY BE REQUIRED AT THE TIME OF APPROVAL BY THE CITY OF RIVERSIDE OF THE CERTIFICATE OF COMPLIANCE.

SIGNATURE OMISSIONS (CONT'D FROM SHEET 1)

MARY H. TRAUTWEIN ET AL, HOLDERS OF CERTAIN RIGHTS TO OIL, GAS, HYDROCARBON, AND MINERAL SUBSTANCES UNDERLYING SAID LAND, AS RESERVED BY DEED RECORDED APRIL 29, 1963, IN BOOK 3380 OF DEEDS, AT PAGE 88 THEREOF, O.R. RIVERSIDE COUNTY, CA.