

PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
RIVERSIDE, CALIFORNIA

RECORDER'S STATEMENT

FILED THIS 28th DAY OF February 1990, AT 3:00 P.M. IN
BOOK 162 OF PARCEL MAPS AT PAGES 84-90 AT
THE REQUEST OF THE CITY CLERK,
FEE: 48.00
NO. 74284

WILLIAM E. CONERLY, COUNTY RECORDER
BY: Jim Huntley, DEPUTY
FIRST AMERICAN TITLE INSURANCE COMPANY
SUBDIVISION GUARANTEE

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 A CLEAR TITLE TO SAID LAND AND THAT WE CONSENT TO THE MAKING AND RECORDATION OF THIS PARCEL MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER. WE HEREBY DEDICATE TO PUBLIC USE FOR LANDSCAPE AND SIDEWALK PURPOSES. THE EASEMENTS DESIGNATED AS "3' LANDSCAPE AND SIDEWALK EASEMENT" AND "30' LANDSCAPE AND SIDEWALK EASEMENT".

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 \$ _____.

DATED February 15, 1990

R. WAYNE WATTS
COUNTY TAX COLLECTOR
BY: Tracy Waller

SPECTRUM ASSOCIATES NO. I, A CALIFORNIA GENERAL PARTNERSHIP

BY: Mark Thompson BY: Jay Self

BENEFICIARY:

SYCAMORE TITLE HOLDING CORPORATION NO. P-1, A CALIFORNIA CORPORATION, AS BENEFICIARY, UNDER DEEDS OF TRUST RECORDED DECEMBER 18, 1987 AS INSTRUMENT NUMBERS 357286 AND 357287, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

BY: Greg Dahlen VICE PRESIDENT
BY: Nancy S. Horton ASST. SECRETARY

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, STATE OF 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.

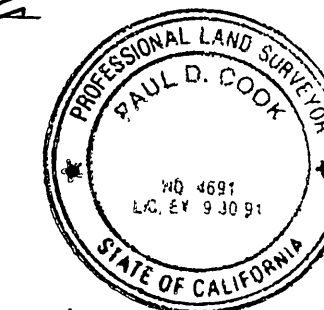
DATED _____ GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS
BY: _____ DEPUTY

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 SPECTRUM ASSOCIATES NO. 1 IN MARCH, 1989. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED TENTATIVE MAP, IF ANY. I HEREBY STATE THAT ALL MONUMENTS ARE OR WILL BE OF A CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND THAT SAID MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACTED.

DATE: 2-14-90
LS #4691

Paul D. Cook
PAUL D. COOK,
EXPIRES 9/30/91.



CITY ENGINEER'S STATEMENT

This map has been examined by me this 28th day of Feb., 1990, and it conforms with the requirements of the Subdivision Map Act and Title 18 of the Riverside Municipal Code. The tentative map was approved on April 20, 1989.

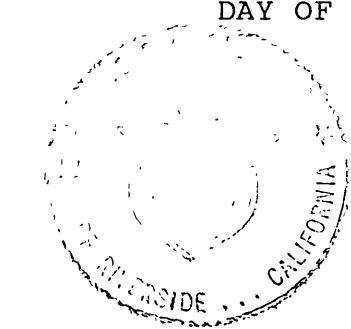
Barry Beck
BARRY BECK, City Engineer
R.C.E. 20900 (Expires 9-30-93)

CITY CLERK CERTIFICATE

RESOLVED: THAT THIS MAP, CONSISTING OF SEVEN (7) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP 24535 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 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 27th DAY OF February, 1990.

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA
BY: Alice A. Hare



NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) SS
COUNTY OF ~~LOS ANGELES~~ RIVERSIDE)

ON THIS 13 DAY OF February, 1990, BEFORE ME, UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Greg Dahlen AND Nancy S. Horton PERSONALLY KNOWN TO ME/PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON (S) THAT EXECUTED THE WITHIN INSTRUMENT AS PRESIDENT AND SECRETARY OF Sycamore Title Holding Corporation No. P.1, A CALIFORNIA, CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME. VICE

MY COMMISSION EXPIRES July 30, 1993.
WITNESS MY HAND AND OFFICIAL SEAL.

Leslie E. Tripp
NOTARY PUBLIC IN AND FOR SAID STATE



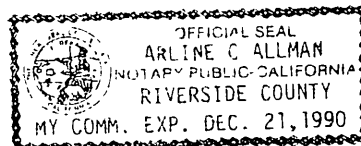
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) SS
COUNTY OF Riverside)

ON THIS 12th DAY OF February, 1990, BEFORE ME, UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Mark A. Thompson AND Jay Self PERSONALLY KNOWN TO ME/PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON (S) THAT EXECUTED (THE WITHIN/THIS) INSTRUMENT, ON BEHALF OF THE GENERAL PARTNERSHIP THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SAID PARTNERSHIP EXECUTED (THE SAME/IT).

MY COMMISSION EXPIRES December 21, 1990. WITNESS MY HAND AND OFFICIAL SEAL.

Metric Allman
NOTARY PUBLIC IN AND FOR SAID STATE



P.M.B. 162/84

City Copy 162/85

PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
RIVERSIDE, CALIFORNIA

SIGNATURE OMISSIONS

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

1. A RIGHT-OF-WAY FOR DITCHES AND CANALS CONSTRUCTED BY THE AUTHORITY OF THE UNITED STATES, AS RESERVED IN UNITED STATES PATENT RECORDED MARCH 11, 1897 IN BOOK 2, PAGE 27 OF PATENTS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT CANNOT BE LOCATED FROM THE RECORDS.
2. AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA GAS COMPANY AND SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, RECORDED SEPTEMBER 5, 1950 IN BOOK 1201, PAGE 574, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
3. AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR JACOB M. KAPLAN, TRUSTEE, ET AL, RECORDED FEBRUARY 26, 1976 AS INSTRUMENT NUMBER 24831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
4. AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF THE ESTATE OF ESTELLA TOMPKIN HARMS, RECORDED DECEMBER 17, 1982 AS INSTRUMENT NUMBER 217831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
5. DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NUMBER 22483, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
6. DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NUMBER 22484, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
7. AN EASEMENT FOR SANITARY SEWER FACILITIES IN FAVOR OF CITY OF RIVERSIDE RECORDED SEPTEMBER 21, 1987 AS INSTRUMENT NUMBER 273273, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
8. Covenant, Agreement and Declaration of Restrictions for offsite improvements, utility fees and public rights-of-way dedications as set forth in document recorded on 2-8-90 as Instrument No. 050530, Official Records of Riverside County, California.

PUBLIC UTILITIES CERTIFICATE

Water Facilities

No Water Fees & Charges collected for Parcel Map # 24535. Arrangements for water service must be made with the Western Municipal Water District.

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 all Parcels.

Easements

All Public Utility easements shown are sufficient for all requirements of the Electric Division of the Department of Public Utilities of the City of Riverside.

BILL D. CARNAHAN
Director of Public Utilities

Dated: FEB 16, 1990

By: Dieter P. Witzfeld

UTILITY EASEMENTS CERTIFICATE

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS HEREBY CONSENTS TO THE PREPARATION AND RECORDATION OF THE ANNEXED MAP.

AN EASEMENT FOR UTILITY PURPOSES IN FAVOR OF CITY OF RIVERSIDE, RECORDED OCTOBER 30, 1987 AS INSTRUMENT NUMBER 314041, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.

AN EASEMENT FOR UTILITIES IN FAVOR OF CITY OF RIVERSIDE, RECORDED AUGUST 7, 1972 AS INSTRUMENT NUMBER 104910, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.

BILL D. CARNAHAN
DIRECTOR OF PUBLIC UTILITIES

DATED: FEB 16, 1990 19

By: Dieter P. Witzfeld

NOTICE OF COVENANT, AGREEMENT AND DECLARATION OF RESTRICTIONS

Certain conditions for the division of land pursuant to Parcel No. 24535 have been included in a Covenant, Agreement and Declaration of Restrictions executed by SPECTRUM ASSOCIATES NO. I, a California general partnership, and recorded on 2-8-90 as Instrument No. 050530, Official Records of Riverside County, California. The Covenant, Agreement and Declaration of Restrictions sets forth certain obligations with regard to offsite improvements, utility fees and public rights-of-way dedications. The land situated within Parcel Map No. 24535 may not be developed until the obligations set forth in the Covenant, Agreement and Declaration of Restrictions are met. Parcels 75 through 88 within Parcel Map 24535 are intended to be acquired or dedicated for public street rights-of way pursuant to the Covenant, Agreement and Declaration of Restrictions and are not developable parcels.

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: 2/16/90

BARBARA J. STECKEL
CITY TREASURER

By: Barbara Steckel

Barry Beck 2/28/90
BARRY BECK, City Engineer
R.C.E. 20900 (Expires 9-30-93)

P.M.B. 162/85

P.M.B. 162/85

City Copy 162/86

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

PARCEL MAP NO. 24535

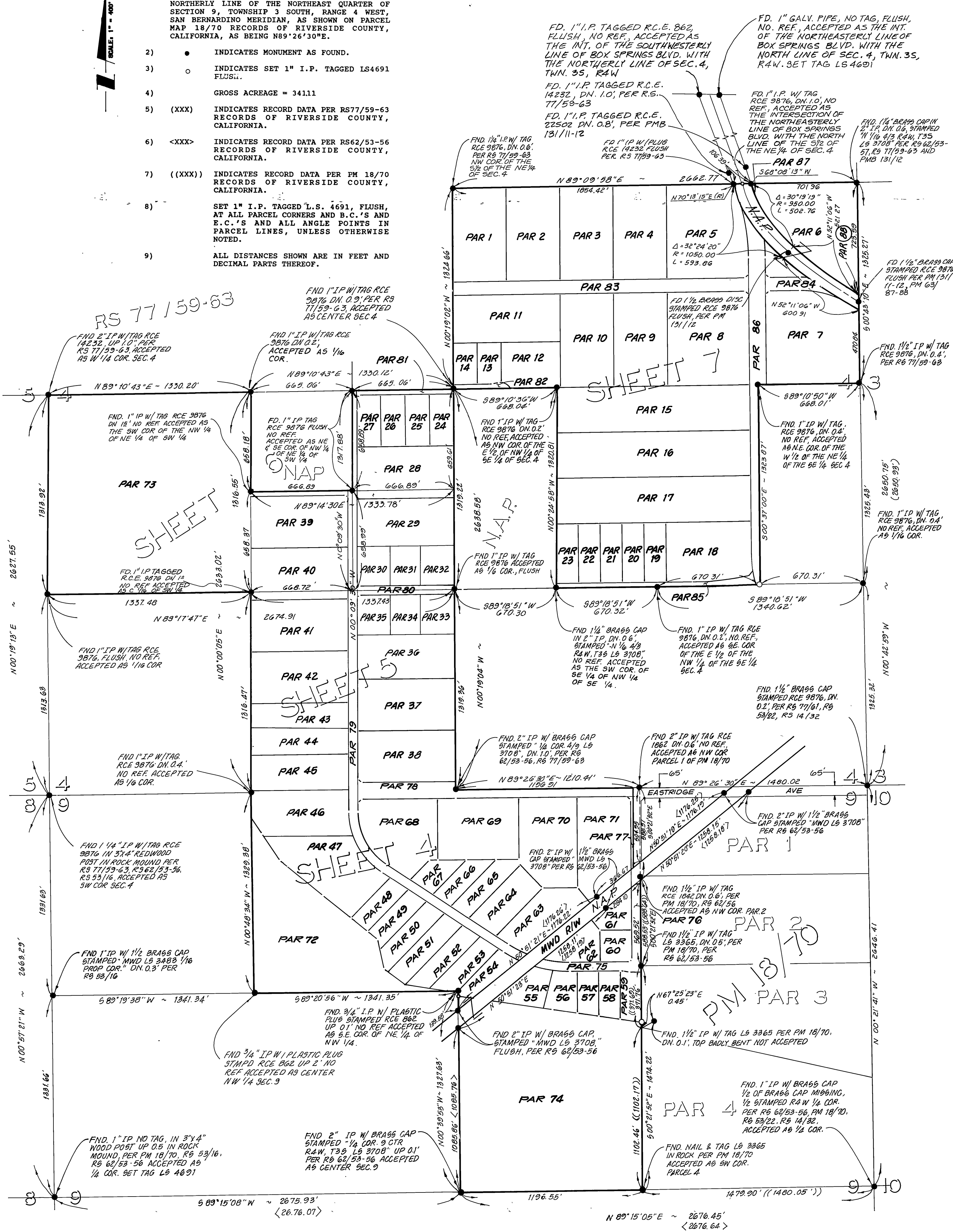
BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W

SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES:

- 1) BASIS OF HEARINGS: BEARINGS ARE BASED ON THE NORTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN ON PARCEL MAP 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS BEING N89°26'30"E.
- 2) ● INDICATES MONUMENT AS FOUND.
- 3) ○ INDICATES SET 1" I.P. TAGGED LS4691 FLUSH.
- 4) GROSS ACREAGE = 341.11
- 5) (XXX) INDICATES RECORD DATA PER RS77/59-63 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 6) <XXX> INDICATES RECORD DATA PER RS62/53-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 7) ((XXX)) INDICATES RECORD DATA PER PM 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 8) SET 1" I.P. TAGGED L.S. 4691, FLUSH, AT ALL PARCEL CORNERS AND B.C.'S AND E.C.'S AND ALL ANGLE POINTS IN PARCEL LINES, UNLESS OTHERWISE NOTED.
- 9) ALL DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.

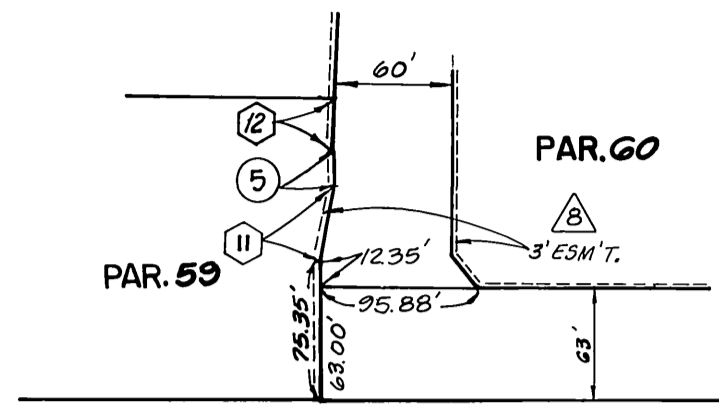


PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC.
RIVERSIDE, CALIFORNIA

MAY, 1989



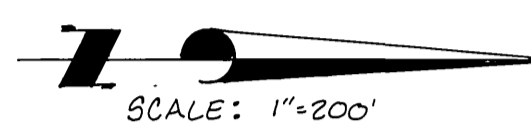
DETAIL "A"

FND 3/4" I.P. W/ PLASTIC
PLUG STAMPED RCE 862
UP 0.2' NO REF. ACCEPTED
AS CENTER NW 1/4 SEC. 9

FND 1" I.P. W/ TAG RCE
9876 DN. 0.4' NO REF.
ACCEPTED AS 1/4 COR.

EASEMENT NOTES:

- △ INDICATES AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA GAS COMPANY, AND SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, RECORDED SEPTEMBER 5, 1950 IN BOOK 1201, PG. 574, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- △ INDICATES AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF JACOB M. KAPLAN, TRUSTEE, ET AL, RECORDED FEBRUARY 26, 1976 AS INSTRUMENT NO. 24831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- △ INDICATES AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF THE ESTATE OF ESTELLA TOMPKIN HARMS, RECORDED DECEMBER 17, 1982 AS INSTRUMENT NO. 217831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- △ AN EASEMENT FOR UTILITIES IN FAVOR OF THE CITY OF RIVERSIDE, RECORDED AUGUST 7, 1972 AS INSTRUMENT NO. 104910, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- ⊗ INDICATES "3' LANDSCAPE AND SIDEWALK EASEMENT".
- ⊗ INDICATES "30' LANDSCAPE AND SIDEWALK EASEMENT".
- ⊗ INDICATES DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE, RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NO. 22483, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- ⊗ INDICATES DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE, RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NO. 22484, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.



SCALE: 1"=200'

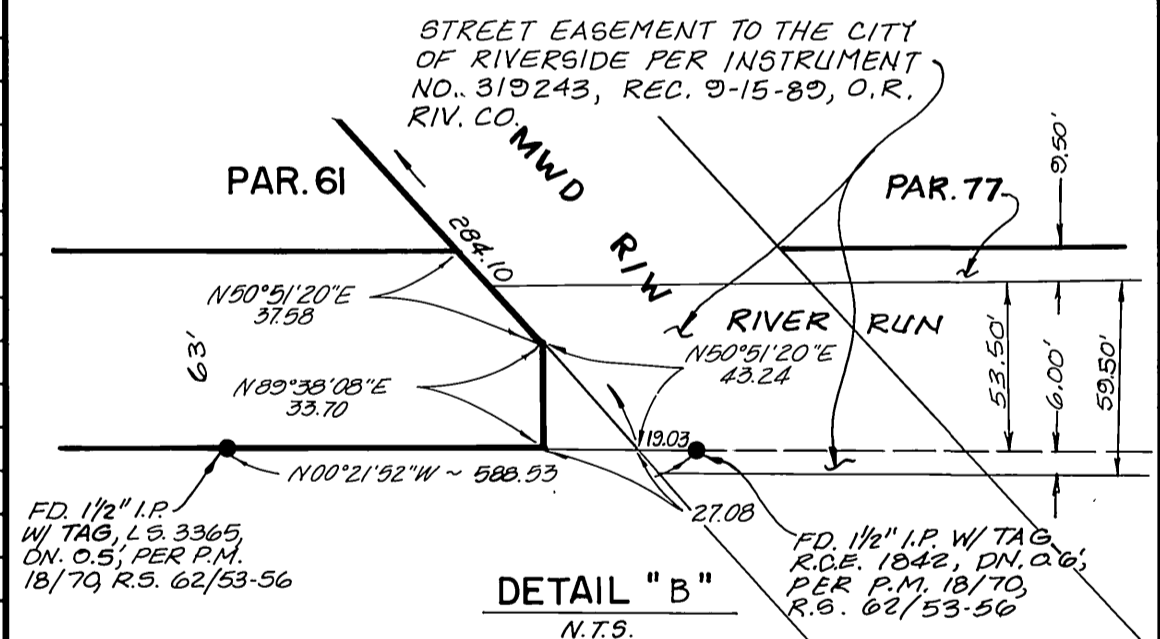
PAR 45

SURVEYOR'S NOTES:

- 1) BASIS OF HEARINGS: BEARINGS ARE BASED ON THE NORTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN ON PARCEL MAP 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS BEING N89°26'30"E.
- 2) ● INDICATES MONUMENT AS FOUND.
- 3) ○ INDICATES SET 1" I.P. TAGGED L.S. 4691 FLUSH.
- 4) GROSS ACREAGE = 34111
- 5) (XXX) INDICATES RECORD DATA PER RS77/59-63 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 6) <XXX> INDICATES RECORD DATA PER RS62/53-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 7) ((XXX)) INDICATES RECORD DATA PER PM 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 8) SET 1" I.P. TAGGED L.S. 4691, FLUSH, AT ALL PARCEL CORNERS AND B.C.'S AND E.C.'S AND ALL ANGLE POINTS IN PARCEL LINES, UNLESS OTHERWISE NOTED.
- 9) ALL DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.

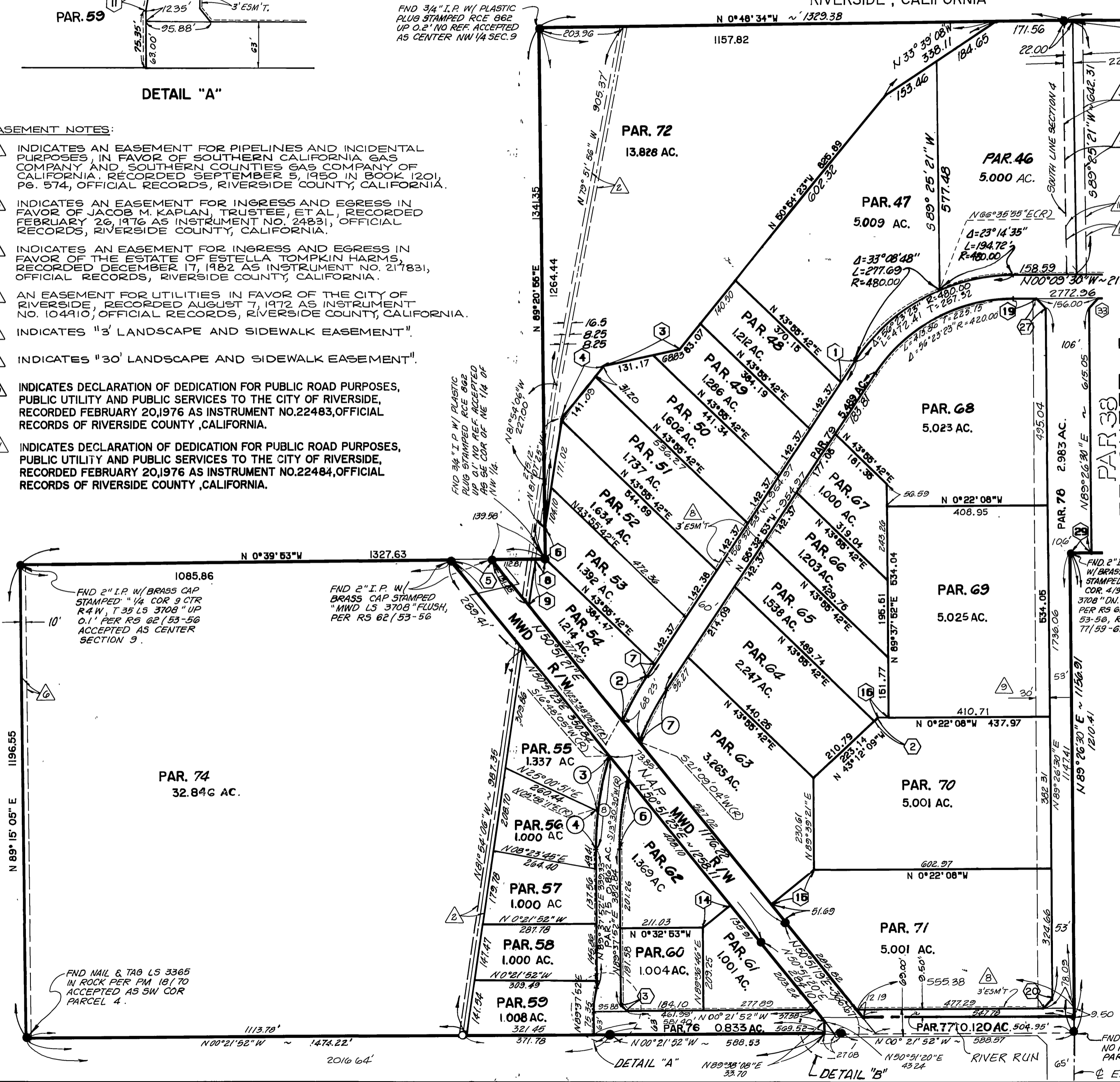
LINE DATA

LINE NO.	BEARING	DISTANCE
1	N 56°32'53"W	67.02
2	N 43°12'03"W	12.35
3	N 12°18'12"W	200.00
4	N 53°11'07"W	172.29
5	N 00°39'53"W	102.19
6	N 89°20'56"E	76.91
7	N 56°32'53"W	33.71
8	N 00°39'53"W	26.77
9	N 01°54'06"W	120.28
10	N 89°27'07"E	46.93
11	N 80°07'54"W	41.04
12	N 89°37'52"W	6.49
13	N 44°38'00"E	38.18
14	N 40°25'50"W	85.66
15	N 39°18'25"W	140.94
16	N 00°22'08"W	27.25
17	N 89°37'52"E	56.59
18	N 47°02'38"E	33.85
19	N 0°09'30"W	59.43
20	N 47°38'24"W	36.86
21	N 50°51'38"E	73.66
22	N 50°51'21"E	68.10
23	N 50°51'22"E	76.96
24	N 50°51'21"E	76.96
25	N 0°22'08"W	83.90
26	N 89°38'20"E	59.99
27	N 46°51'35"E	36.67
28	N 0°22'08"W	78.08
29	N 0°19'04"W	53.00
30	N 0°09'34"W	2113.43
31	N 0°09'34"W	2773.00
32	N 89°38'20"E	17.85
33	N 47°32'44"W	36.92



CURVE DATA

CURVE NO.	DELTA	RADIUS	LENGTH	TANGENT
1				
2	09°48'59"	780.00	133.64	66.98
3	10°51'53"	780.00	147.91	74.18
4	06°18'19"	780.00	85.84	42.96
5	10°14'14"	100.00	17.87	8.96
6	13°52'38"	720.00	174.39	87.62
7	12°18'03"	720.00	154.58	77.59
8	17°10'12"	700.00	233.74	117.76
9	06°49'12"	780.00	92.84	46.48



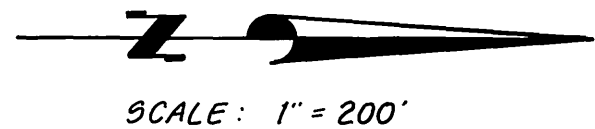
P.M.B. 162/87

P.M.B. 162/87

PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
RIVERSIDE, CALIFORNIA



SEE SHEET 6

PAR. 73

EASEMENT NOTES:

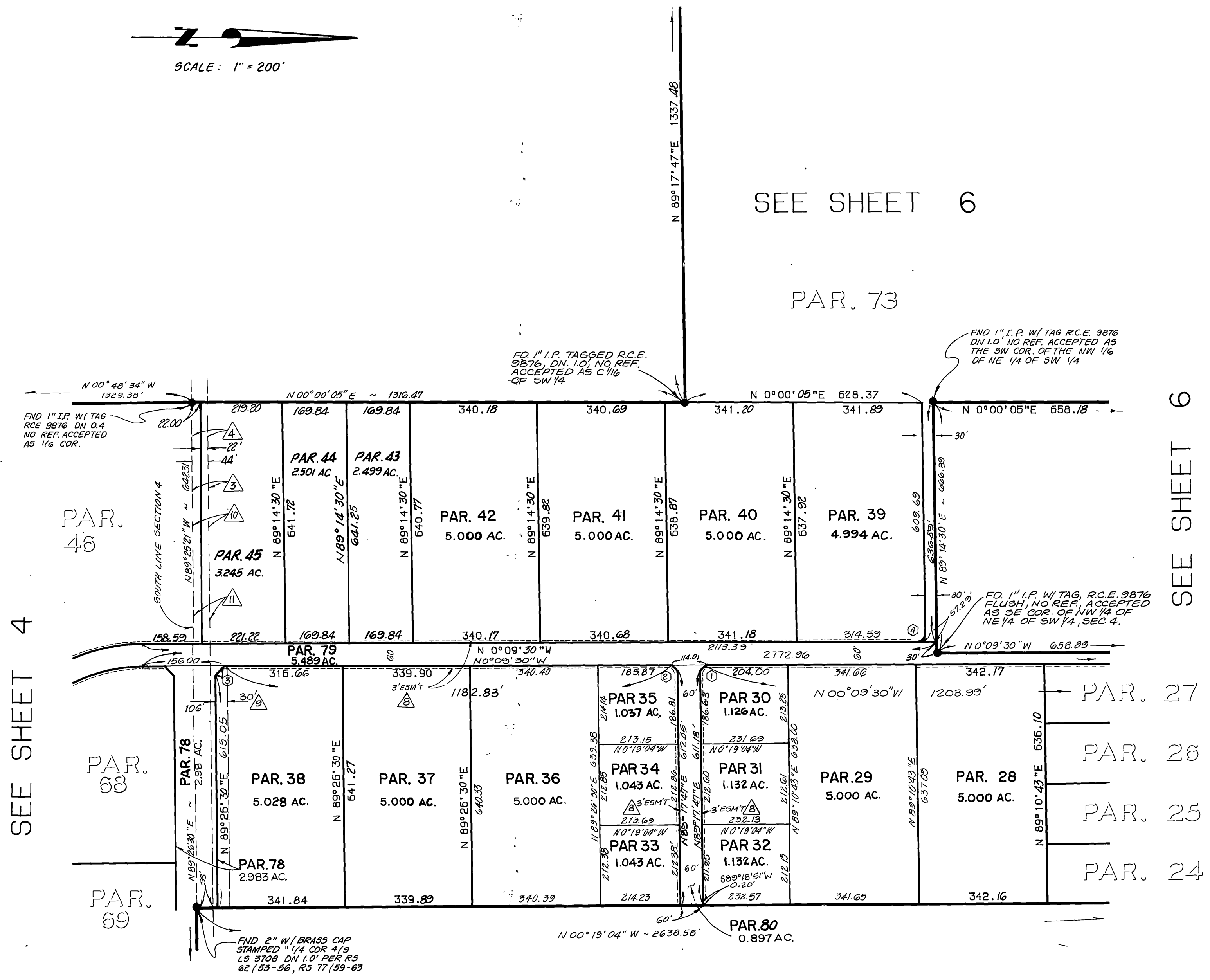
- ① INDICATES AN EASEMENT FOR PIPELINES AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA GAS COMPANY AND SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, RECORDED SEPTEMBER 5, 1950 IN BOOK 1201, PG. 574, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- ② INDICATES AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF JACOB M. KAPLAN, TRUSTEE, ET AL RECORDED FEBRUARY 26, 1976 AS INSTRUMENT NO. 24831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- ③ INDICATES AN EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF THE ESTATE OF ESTELLA TOMPKIN HARMS, RECORDED DECEMBER 17, 1982 AS INSTRUMENT NO. 217831, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- ④ AN EASEMENT FOR UTILITIES IN FAVOR OF THE CITY OF RIVERSIDE, RECORDED AUGUST 7, 1972 AS INSTRUMENT NO. 104910, OFFICIAL RECORDS, RIVERSIDE COUNTY, CALIFORNIA.
- ⑤ INDICATES "3' LANDSCAPE AND SIDEWALK EASEMENT".
- ⑥ INDICATES "30' LANDSCAPE AND SIDEWALK EASEMENT".
- ⑦ INDICATES DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE, RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NO. 22483, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- ⑧ INDICATES DECLARATION OF DEDICATION FOR PUBLIC ROAD PURPOSES, PUBLIC UTILITY AND PUBLIC SERVICES TO THE CITY OF RIVERSIDE, RECORDED FEBRUARY 20, 1976 AS INSTRUMENT NO. 22484, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

SURVEYOR'S NOTES:

- 1) BASIS OF HEARINGS: BEARINGS ARE BASED ON THE NORTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN ON PARCEL MAP 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS BEING N89°26'30"E.
- 2) ● INDICATES MONUMENT AS FOUND.
- 3) ○ INDICATES SET 1" I.P. TAGGED LS4691 FLUSH.
- 4) GROSS ACREAGE = 34111
- 5) (XXX) INDICATES RECORD DATA PER RS77/59-63 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 6) <XXX> INDICATES RECORD DATA PER RS62/53-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 7) ((XXX)) INDICATES RECORD DATA PER PM 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 8) SET 1" I.P. TAGGED L.S. 4691, FLUSH, AT ALL PARCEL CORNERS AND B.C.'S AND E.C.'S AND ALL ANGLE POINTS IN PARCEL LINES, UNLESS OTHERWISE NOTED.
- 9) ALL DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.

LINE DATA

Symbol	BEARING	DISTANCE
①	N 45° 25' 51" W	38.36'
②	N 44° 34' 09" E	38.00'
③	N 47° 32' 44" W	36.92'
④	N 45° 27' 30" W	38.33'



P.M.B. 162/88

SEE SHEET 4

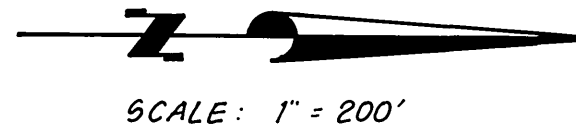
SEE SHEET 6

P.M.B. 162/88

PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
SAN BERNARDINO MERIDIAN

THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
RIVERSIDE, CALIFORNIA



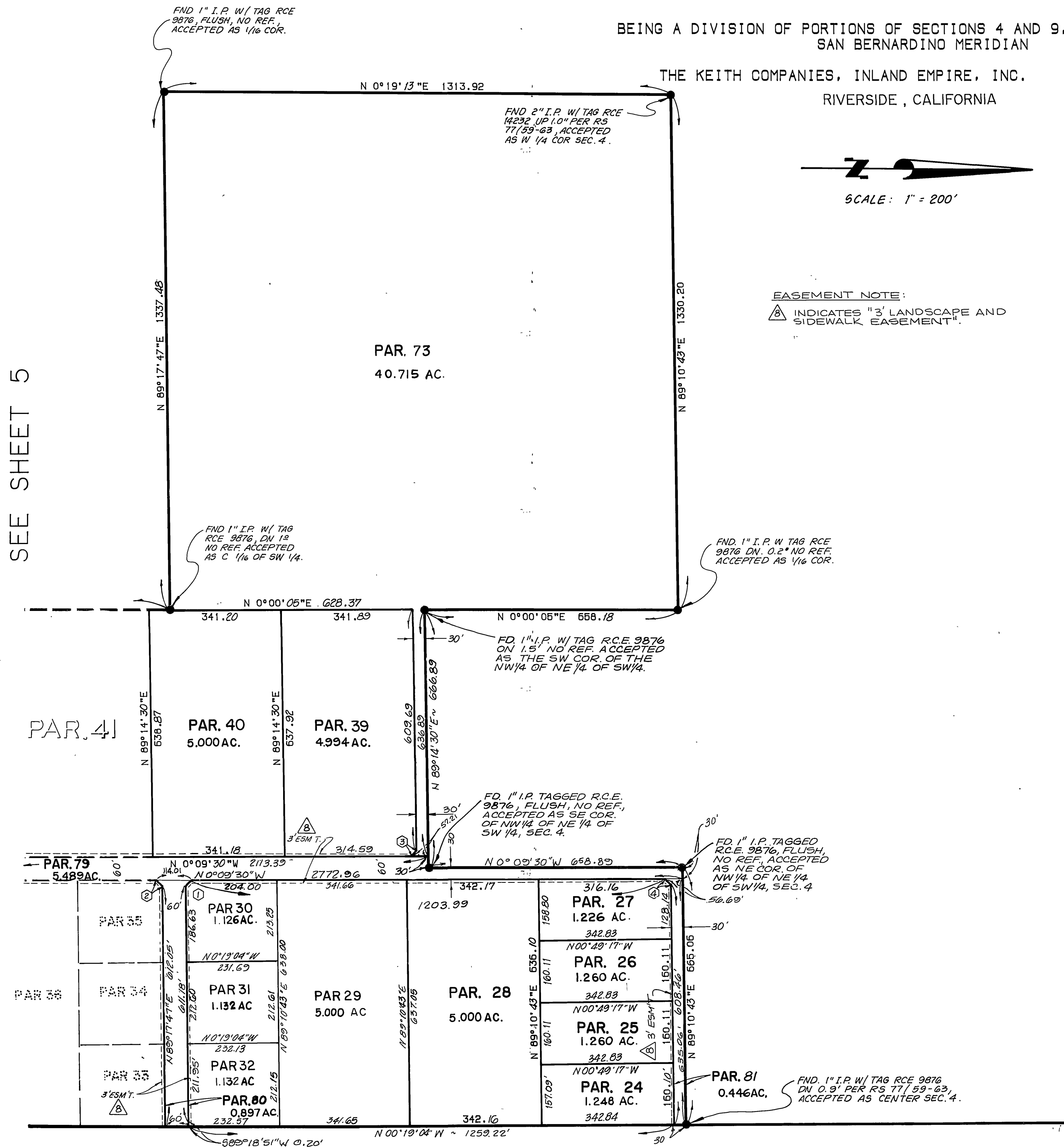
EASEMENT NOTE:
△ INDICATES "3' LANDSCAPE AND SIDEWALK EASEMENT".

SURVEYOR'S NOTES:

- 1) BASIS OF HEARINGS: BEARINGS ARE BASED ON THE NORTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN ON PARCEL MAP 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS BEING N89°26'30"E.
- 2) ● INDICATES MONUMENT AS FOUND.
- 3) ○ INDICATES SET 1" I.P. TAGGED LS4691 FLUSH.
- 4) GROSS ACREAGE = 341.11
- 5) (XXX) INDICATES RECORD DATA PER RS77/59-63 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 6) <XXX> INDICATES RECORD DATA PER RS62/53-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 7) ((XXX)) INDICATES RECORD DATA PER PM 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 8) SET 1" I.P. TAGGED L.S. 4691, FLUSH, AT ALL PARCEL CORNERS AND B.C.'S AND E.C.'S AND ALL ANGLE POINTS IN PARCEL LINES, UNLESS OTHERWISE NOTED.
- 9) ALL DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.

LINE DATA

Symbol	BEARING	DISTANCE
①	N 45°25'51"W	38.36
②	N 44°34'09"E	38.00
③	N 45°27'30"W	38.38
④	N 44°30'36"E	37.96



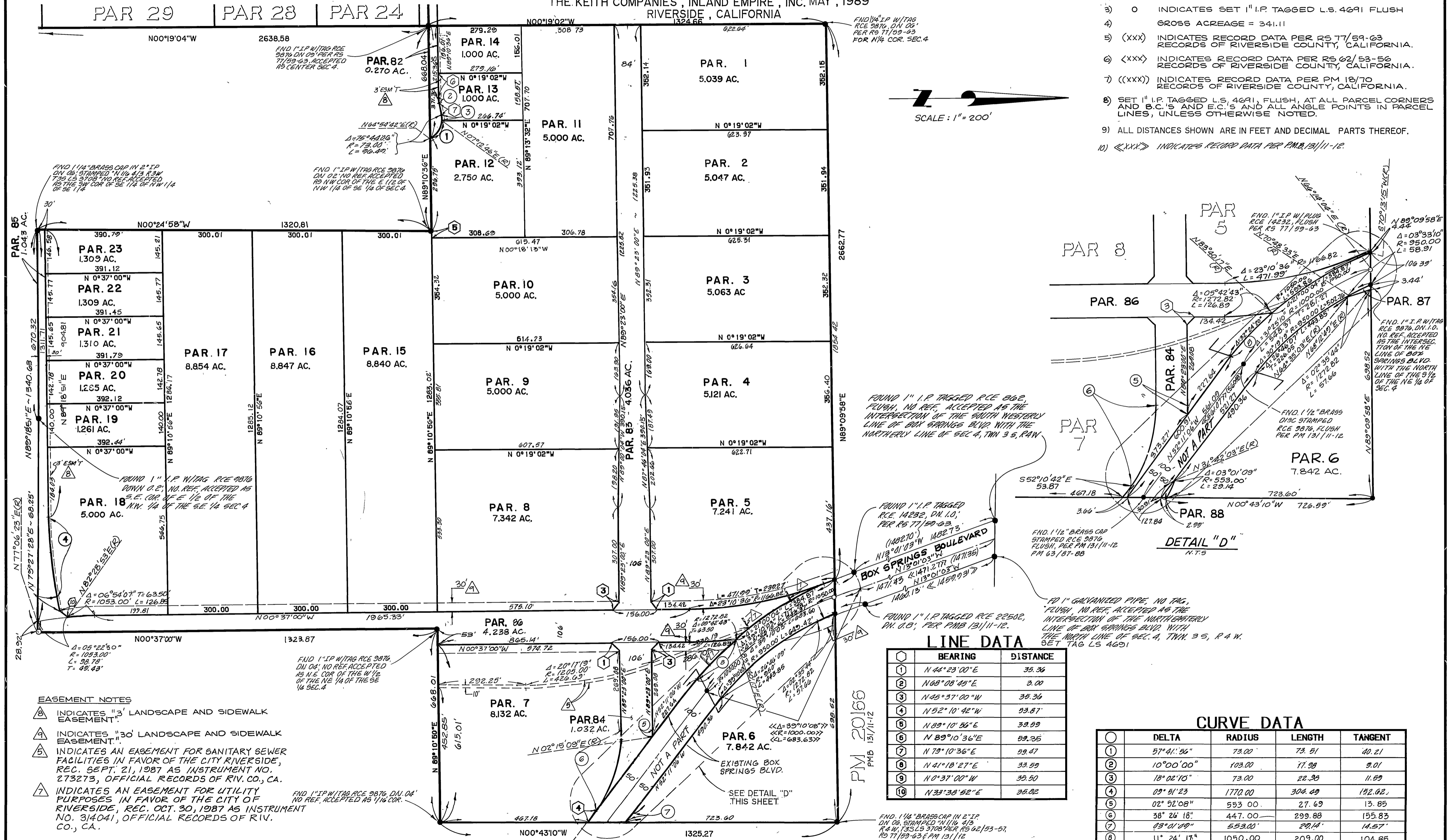
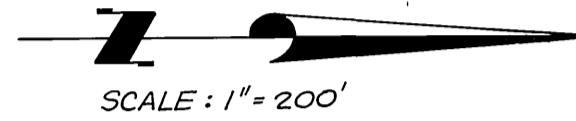
SEE SHEET 6

PARCEL MAP NO. 24535

BEING A DIVISION OF PORTIONS OF SECTIONS 4 AND 9, T. 3 S., R. 4 W.
 SAN BERNARDINO MERIDIAN
 THE KEITH COMPANIES, INLAND EMPIRE, INC. MAY, 1989
 RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES:

- 1) BASIS OF BEARINGS: BEARING ARE BASED ON THE NORTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN ON PARCEL MAP 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS BEING N89°26'30"E.
- 2) ● INDICATES MONUMENT AS FOUND.
- 3) ○ INDICATES SET 1" I.P. TAGGED L.S. 4691 FLUSH
- 4) GROSS ACREAGE = 341.11
- 5) (XXX) INDICATES RECORD DATA PER RS 77/59-63 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 6) <XXX> INDICATES RECORD DATA PER RS 62/53-56 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 7) ((XXX)) INDICATES RECORD DATA PER PM 18/70 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- 8) SET 1" I.P. TAGGED L.S. 4691, FLUSH, AT ALL PARCEL CORNERS AND B.C.'S AND E.C.'S AND ALL ANGLE POINTS IN PARCEL LINES, UNLESS OTHERWISE NOTED.
- 9) ALL DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.
- 10) <<XXX>> INDICATES RECORD DATA PER P.M.B. 13/11-12.



- EASEMENT NOTES**
- △ INDICATES "3' LANDSCAPE AND SIDEWALK EASEMENT".
 - △ INDICATES "30' LANDSCAPE AND SIDEWALK EASEMENT".
 - △ INDICATES AN EASEMENT FOR SANITARY SEWER FACILITIES IN FAVOR OF THE CITY RIVERSIDE, REC. SEPT. 21, 1987 AS INSTRUMENT NO. 273273, OFFICIAL RECORDS OF RIV. CO., CA.
 - △ INDICATES AN EASEMENT FOR UTILITY PURPOSES, IN FAVOR OF THE CITY OF RIVERSIDE, REC. OCT. 30, 1987 AS INSTRUMENT NO. 314041, OFFICIAL RECORDS OF RIV. CO., CA.

LINE DATA

POINT	BEARING	DISTANCE
1	N 44° 23' 00" E	35.36
2	N 68° 08' 45" E	3.00
3	N 45° 37' 00" W	35.36
4	N 52° 10' 42" W	93.87
5	N 89° 10' 56" E	39.59
6	N 89° 10' 36" E	99.25
7	N 79° 10' 36" E	99.47
8	N 41° 18' 27" E	33.59
9	N 0° 37' 00" W	35.50
10	N 33° 38' 52" E	35.82

CURVE DATA

POINT	DELTA	RADIUS	LENGTH	TANGENT
1	57° 41' 56"	73.00	73.51	40.21
2	10° 00' 00"	103.00	17.28	9.01
3	18° 02' 10"	73.00	22.38	11.59
4	09° 51' 23"	1770.00	304.49	192.62
5	02° 32' 08"	553.00	27.69	13.85
6	38° 26' 18"	447.00	299.88	155.83
7	09° 01' 00"	553.00	29.14	14.57
8	11° 24' 17"	1050.00	209.00	104.85

P.M.B. 162/90

P.M.B. 162/90