

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 21618

A PORTION OF LOT 26 OF THE ALHAMBRA ADDITION, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 11, PAGE 78 AND 79, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

RICHARD KLINE

RIVERSIDE CALIFORNIA

SEPTEMBER 1989

RECORDER'S STATEMENT

FILED THIS 7th DAY OF August, 1990. AT 11:00 P.M. IN BOOK 165 OF PARCEL MAPS, AT PAGES 25-26 AT THE REQUEST OF THE CITY CLERK NO. 192710 FEE \$8.00 WILLIAM E. CONERLY, COUNTY RECORDER
By: Santa Regan, DEPUTY
Subdivision Guarantee: FIRST AMERICAN TITLE INSURANCE COMPANY OF CALIFORNIA.

OWNERS 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; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS PARCEL MAP AS SHOWN WITHIN THE DISTINCTIVE BORDERLINE.

Jan Lou Ruoff
JAN LOU RUOFF

Timothy J. Ruoff
TIMOTHY J. RUOFF

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 PROPERTY SHOWN ON THE ANNEXED 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 1990.

DATED: June 18th, 1990.

B. WAYNE WATTS
COUNTY TAX COLLECTOR

By: Shirley J. Brown
DEPUTY

CITY TREASURER

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 BOND OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATED: 6-18 1990.

BARBARA J. STECKEL
CITY TREASURER

By: Barbara Steckel

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF ROSE MARIE T. MYHRE 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 OR THAT THEY WILL BE SET IN SUCH POSITIONS WITHIN (1) YEAR FROM THE RECORDING DATE OF THIS MAP AND THAT THE MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRAILED.

DATE NOVEMBER 15, 1989.

Richard Kline
RICHARD KLINE
REC 30574
EXP. 3-31-92



CITY ENGINEER'S STATEMENT

THIS MAP HAS BEEN EXAMINED THIS 31st DAY OF July, 1990 AND IT CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND TITLE 18 OF RIVERSIDE MUNICIPAL CODE.

BARRY BECK
R.C.E. 20900
LIC. EXPIRES 9/30/93

By: Barry Beck

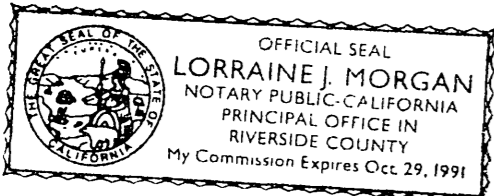
TENTATIVE MAP APPROVED DECEMBER 18, 1986

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF Riverside) ss

ON March 1990 BEFORE ME, Lorraine J. Morgan, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Jan Lou Ruoff & Timothy J. Ruoff 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.

MY COMMISSION EXPIRES: 10-29-91
WITNESS MY HAND AND OFFICIAL SEAL.



Lorraine J. Morgan
NOTARY PUBLIC IN AND FOR SAID STATE.

SIGNATURE OMISSION

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURE HAS BEEN OMITTED.

AN EASEMENT FOR THE HEREINAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, IN INSTRUMENT RECORDED SEPTEMBER 15, 1955 IN BOOK 1794 PAGE 157 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR POLE LINES, AND CANNOT BE LOCATED FROM THE RECORDS.

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$1,800.00 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: June 18, 1990. GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

R. Wayne Watts
Treasurer / Tax Collector By: _____
By: Kraus Presto, Deputy DEPUTY

PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY AS FOLLOWS:

WATER FACILITIES

NO WATER FEES AND CHARGES COLLECTED FOR PARCEL #1. FRONTAGE FEES, WATER CONNECTION CHARGES AND BACKUP FACILITY CAPACITY CHARGES HAVE BEEN PAID 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: JULY 31, 1990

By: Dieter P. Wirtzfeld

UTILITIES EASEMENT

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

1. RIGHTS OF WAY AND WATER RIGHTS AS GRANTED TO TWIN BUTTES WATER COMPANY, A CORPORATION, TOGETHER WITH RIGHT OF ENTRY FOR THE PURPOSE OF LAYING, MAINTAINING AND CONSTRUCTING WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS FOR CONVEYING AND DISTRIBUTING WATER FOR IRRIGATION AND DOMESTIC PURPOSES, AS SET OUT IN DEED RECORDED AUGUST 11, 1919 IN BOOK 508 PAGE 101 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

2 A PERMANENT EASEMENT AND RIGHT OF WAY GRANTED TO CITIZENS DOMESTIC WATER COMPANY, TO EXCAVATE FOR AND LAY, CONSTRUCT, MAINTAIN, OPERATE, REPAIR, ALTER, REPLACE AND REMOVE A LINE OF PIPE OR LINES OF PIPES, DITCHES OR FLUMES, TOGETHER WITH ANY OR ALL FITTINGS APPURTENANT THERETO, FOR THE CONVEYANCE OF WATER IN, OVER AND ACROSS THE HEREIN DESCRIBED PROPERTY, TOGETHER WITH CERTAIN WATER AND WATER RIGHTS, AS SET OUT IN DEED RECORDED MARCH 18, 1926 IN BOOK 663 PAGE 591 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

BILL D. CARNAHAN, DIRECTOR OF PUBLIC UTILITIES

DATED JULY 31, 1990 BY

Dieter P. Wirtzfeld

City Copy

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO 21618

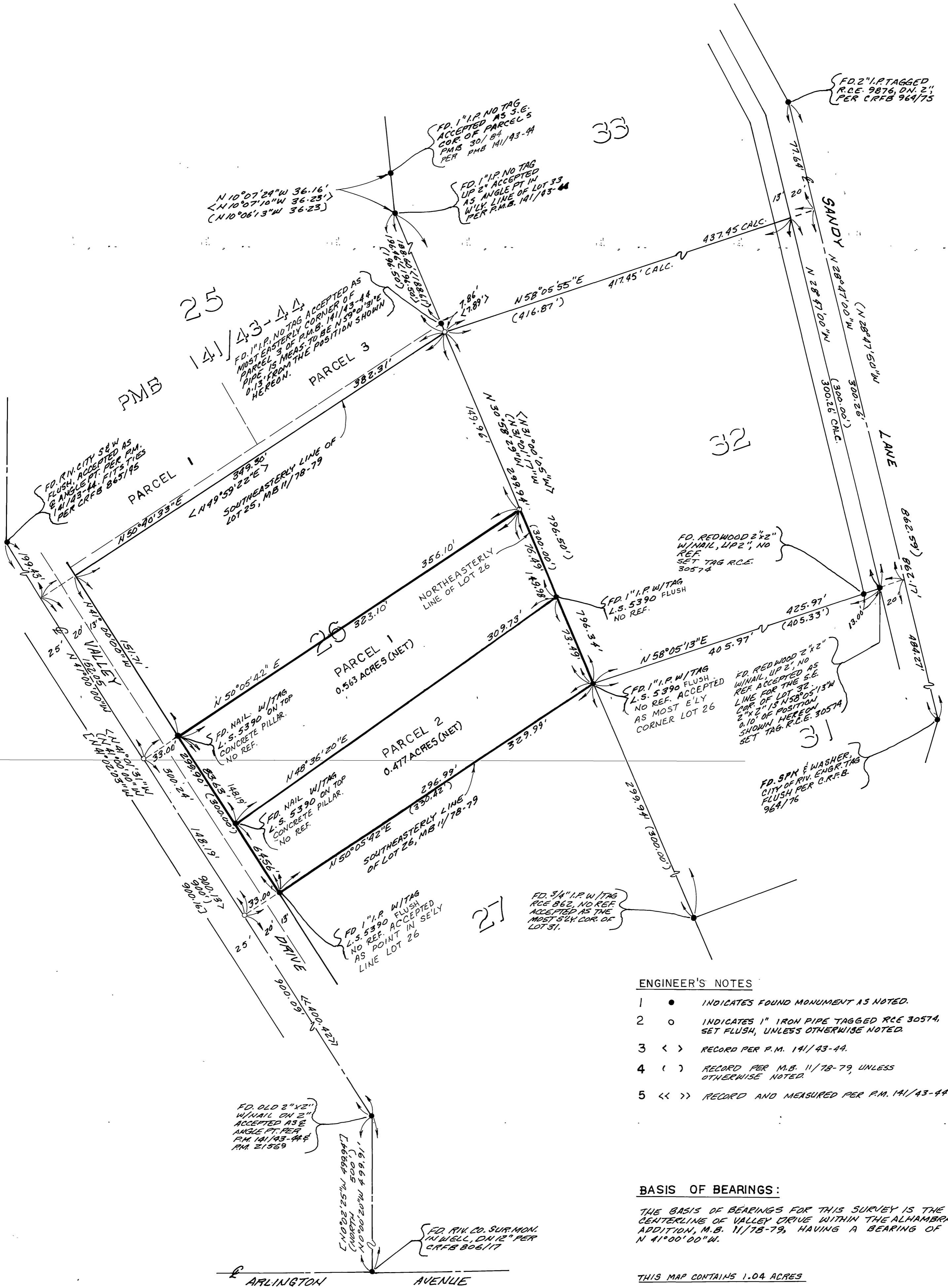
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RICHARD KLINE RIVERSIDE, CALIFORNIA SEPTEMBER 1989



SCALE: 1" = 50'

CITY COPY



ENGINEER'S NOTES

- 1 • INDICATES FOUND MONUMENT AS NOTED.
- 2 ○ INDICATES 1" IRON PIPE TAGGED R.C.E. 30574, SET FLUSH, UNLESS OTHERWISE NOTED.
- 3 < > RECORD PER P.M. 141/43-44.
- 4 () RECORD PER M.B. 11/78-79, UNLESS OTHERWISE NOTED.
- 5 << >> RECORD AND MEASURED PER P.M. 141/43-44.

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF VALLEY DRIVE WITHIN THE ALHAMBRA ADDITION, M.B. 11/78-79, HAVING A BEARING OF N 41°00'00"W.

THIS MAP CONTAINS 1.04 ACRES

ARLINGTON AVENUE