

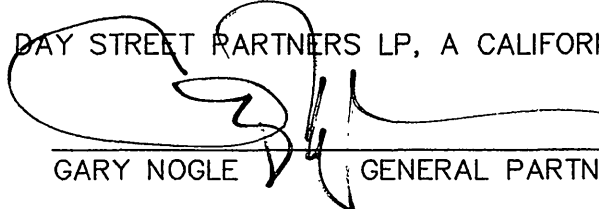
205/65

CITY

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA PARCEL MAP NO. 31160

OWNER'S STATEMENT

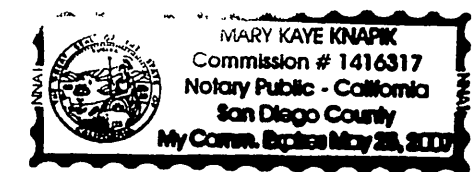
WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDERLINE.
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES THE EASEMENTS DESIGNATED AS "BLANKET P.U.E."

DAY STREET PARTNERS LP, A CALIFORNIA LIMITED PARTNERSHIP

GARY NOGLE GENERAL PARTNER

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA)ss
COUNTY OF San Diego)
ON June 30, 2003, BEFORE ME, Mary K. Knapik
THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF CALIFORNIA,
PERSONALLY APPEARED Gary Nogle
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 General Partner
AND
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHO EXECUTED THE WITHIN INSTRUMENT AS THE _____ OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS.

Mary Kaye Knapik
NOTARY PUBLIC IN AND FOR SAID STATE
Mary Kaye Knapik
[PRINT NAME]



MY COMMISSION EXPIRES ON: 5-25, 2007.
MY PRINCIPAL PLACE OF BUSINESS IS IN San Diego COUNTY.

SIGNATURE OMISSION

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTERESTS CANNOT RIPEN INTO A FEE:

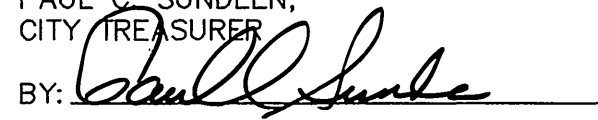
- 1) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR SIDEWALK AND STREET TREES PER PARCEL MAP 19617
- 2) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR RIGHTS OF WAY AND THE MAINTAINING OF UTILITIES RECORDED NOVEMBER 26, 1986 AS INSTRUMENT NO. 302609 O.R.
- 3) - AN EASEMENT IN FAVOR OF THE EASTERN MUNICIPAL WATER DISTRICT FOR PIPELINES RECORDED JULY 15, 1993 AS INSTRUMENT NO. 272395 O.R.

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY WESTERN LABORATORIES, GEOTECHNICAL ENGINEERING, ON MAY 13, 2002 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953.

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, EXCEPT FOR THOSE OF THE CANYON SPRINGS ASSESSMENT DISTRICT. THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATE: July 22, 2003
PAUL C. SUNDEEN,
CITY TREASURER
BY: 

BEING A DIVISION OF PORTION OF PARCELS 68 AND 71 OF PARCEL MAP 19617, ON FILE IN BOOK 128 PAGES 91 THROUGH 103 OF PARCEL MAPS, RIVERSIDE COUNTY RECORDS. ALSO BEING A SUBDIVISION OF PARCEL 3 AS SHOWN ON CITY OF RIVERSIDE CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT NO. LL-006-023 RECORDED SEPTEMBER 23, 2002 AS INSTRUMENT NO. 2002-525100 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY. LOCATED IN SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN.

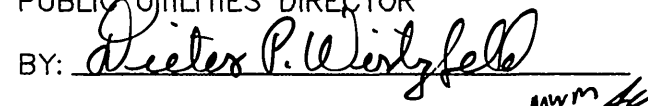
HALE ENGINEERING
SAN DIEGO, CA. APRIL, 2003

UTILITIES EASEMENT STATEMENT

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

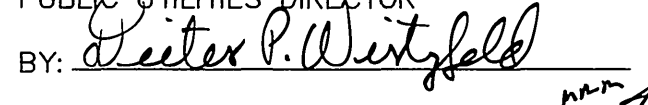
AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR ELECTRICAL ENERGY DISTRIBUTION FACILITIES RECORDED DEC. 23, 1993 AS INSTRUMENT NO. 512449 O.R.

AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR POLE LINES, CONDUITS OR UNDERGROUND FACILITIES AND INCIDENTAL PURPOSES RECORDED OCTOBER 16, 1992 AS INSTRUMENT NO. 391099 O.R.

DATE: JULY 21, 2003
THOMAS P. EVANS
PUBLIC UTILITIES DIRECTOR
BY: 

PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE CITY OF RIVERSIDE, PUBLIC UTILITIES DEPARTMENT, SUFFICIENT FUNDS OR MADE THE REQUIRED ARRANGEMENTS AND PROVISIONS FOR THE INSTALLATION OF ELECTRIC FACILITIES NECESSARY TO PROVIDE SERVICE TO ALL PARCELS AS SHOWN ON THIS MAP; AND THAT PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE ELECTRIC DIVISION OF THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF RIVERSIDE. ARRANGEMENTS FOR WATER SERVICE MUST BE MADE WITH THE EASTERN MUNICIPAL WATER DISTRICT.

DATE: JULY 21, 2003
THOMAS P. EVANS
PUBLIC UTILITIES DIRECTOR
BY: 


EASTERN MUNICIPAL WATER DISTRICT CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS MADE THE REQUIRED FINANCIAL ARRANGEMENTS AND PROVISIONS WITH THE EASTERN MUNICIPAL WATER DISTRICT FOR THE INSTALLATION OF WATER FACILITIES NECESSARY TO PROVIDE SERVICE TO ALL PARCELS AS SHOWN ON THIS MAP.

DATE: _____ BY: _____

TAX COLLECTOR'S STATEMENT

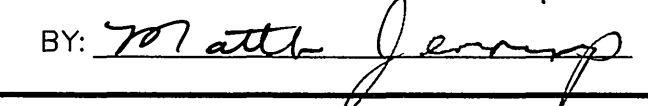
I HEREBY STATE THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE ARE NO LIENS AGAINST THIS, THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT ARE NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 0.

DATE: 7/22/2003
PAUL McDONNELL,
COUNTY TAX COLLECTOR
BY: 

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 0 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.

DATE: 7/22/2003
NANCY ROMERO, CLERK OF THE BOARD OF SUPERVISORS
BY: _____

CASH TAX BOND
DATE: _____
PAUL McDONNELL,
COUNTY TAX COLLECTOR
BY: 

RECORDER'S STATEMENT

FILED THIS 28th DAY OF AUGUST, 2003
AT 8 A.M. IN BOOK 205 OF PARCEL MAPS,
AT PAGES 65-66
AT THE REQUEST OF THE CITY CLERK.
NO: 2003-664975
FEE: \$9.00
GARY L. ORSO
COUNTY ASSESSOR - CLERK - RECORDER

BY: 
DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

SURVEYOR'S STATEMENT

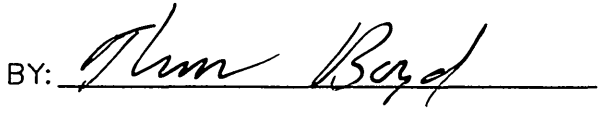
THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE. AT THE REQUEST OF DAY STREET PARTNERS LP IN MARCH, 2003, I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP.

Dale C. Gross 6/25/03
DALE C. GROSS
PLS NO. 7632
EXP. 12-30-04
DATE



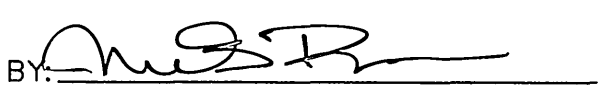
CITY ENGINEER'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 24th DAY OF July, 2003, AND THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON MARCH 6, 2003 AND ANY APPROVED ALTERATIONS THEREOF; AND ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL HAVE BEEN COMPLIED WITH.

THOMAS J. BOYD
RCE 36170 LIC. EXP. 6/30/04
CITY ENGINEER
BY: 

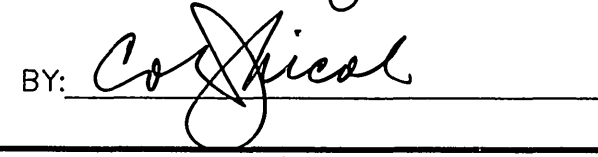
CITY SURVEYOR'S CERTIFICATE

THIS MAP HAS BEEN EXAMINED BY ME THIS 24th DAY OF July, 2003, AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

MARK S. BROWN
L.S. 5655 LIC. EXP. 9/30/03
CITY SURVEYOR
BY: 

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP, CONSISTING OF TWO (2) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP 31160, THE EASEMENTS DESIGNATED AS "BLANKET P.U.E." ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES, 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 FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 26th DAY OF August, 2003.
COLLEEN J. NICOL
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA
BY: 

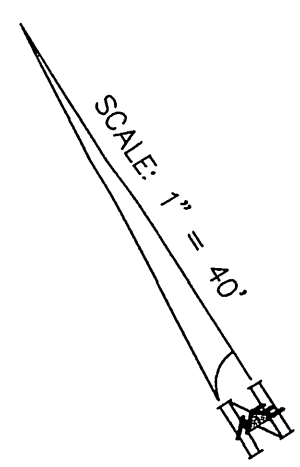
P.M.B. 205/65

P.M.B. 205/65

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA PARCEL MAP NO. 31160

BEING A DIVISION OF PORTION OF PARCELS 68 AND 71 OF PARCEL MAP 19617, ON FILE IN BOOK 128 PAGES 91 THROUGH 103 OF PARCEL MAPS, RIVERSIDE COUNTY RECORDS. ALSO BEING A SUBDIVISION OF PARCEL 3 AS SHOWN ON CITY OF RIVERSIDE CERTIFICATE OF COMPLIANCE FOR LOT LINE ADJUSTMENT NO. LL-006-023 RECORDED SEPTEMBER 23, 2002 AS INSTRUMENT NO. 2002-525100 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY. LOCATED IN SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN.

HALE ENGINEERING
SAN DIEGO, CA. APRIL, 2003



SURVEYOR'S NOTES:

1. THE BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF CANYON SPRINGS PARKWAY AS SHOWN ON PARCEL MAP 19617, BOOK 128 OF PARCEL MAPS, AT PAGES 91 -103, RECORDS OF RIVERSIDE COUNTY. (I. E. N 57°26'18" W.)
2. ● INDICATES FOUND MONUMENT AS NOTED.
3. ○ SET 1" I.P., FLUSH, W/BRASS DISC STAMPED "LS 7632", UNLESS OTHERWISE NOTED.
4. △ SET LEAD AND DISC STAMPED "LS 7632" IN CONCRETE PAVEMENT.
5. □ SET NAIL AND 1 1/2" DISC STAMPED "LS 7632" IN ASPHALT PAVEMENT.
6. [] INDICATES RECORD DATA PER PARCEL MAP NO. 19617.
7. (R) INDICATES RADIAL BEARING
8. THIS PARCEL MAP CONTAINS 1.88 ACRES.

EASEMENT DATA

- (A) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR SIDEWALK AND STREET TREES PER PARCEL MAP 19617
- (B) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR RIGHTS OF WAY AND THE MAINTAINING OF UTILITIES RECORDED NOVEMBER 26, 1986 AS INSTRUMENT NO. 302609 O.R.
- (C) - AN EASEMENT IN FAVOR OF THE EASTERN MUNICIPAL WATER DISTRICT FOR PIPELINES RECORDED JULY 15, 1993 AS INSTRUMENT NO. 272395 O.R.
- (D) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR ELECTRICAL ENERGY DISTRIBUTION FACILITIES RECORDED DECEMBER 23, 1993 AS INSTRUMENT NO. 512449 O.R.
- (E) - AN EASEMENT IN FAVOR OF THE CITY OF RIVERSIDE FOR POLE LINES, CONDUITS OR UNDERGROUND FACILITIES AND INCIDENTAL PURPOSES RECORDED OCTOBER 16, 1992 AS INSTRUMENT NO. 391099 O.R.
- F - AN EASEMENT IN FAVOR OF MARCH INLAND PORT AIRPORT AUTHORITY, FOR THE USE AND BENEFIT OF THE PUBLIC, INCLUDING, BUT NOT LIMITED TO THE UNITED STATES AIR FORCE, A PERPETUAL EASEMENT AND RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT, MILITARY AND CIVILIAN. RECORDED MAY 21, 2003 AS INSTRUMENT NO. 367003 O.R. THIS EASEMENT IS WRITTEN TO INCLUDE THE ENTIRE PROPERTY SHOWN ON THIS PARCEL MAP.

