

CITY 233 94

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.
PARCEL MAP NO. 34583

BEING A SUBDIVISION OF PARCEL 1 AND LOTS 'A' AND 'B' OF PARCEL MAP 10963 AS SHOWN BY MAP ON FILE IN BOOK 51 PAGE 70 OF PARCEL MAPS AND A PORTION OF LOTS 'F' AND 'E' OF PARCEL MAP 15599 AS SHOWN BY MAP ON FILE IN BOOK 105 PAGE 70 OF PARCEL MAPS RECORDS OF RIVERSIDE COUNTY.
LOCATED IN SECTION 18, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M.
LANDMARK SURVEYING INC., VICTORVILLE, CA JANUARY 2010

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION AS SHOWN ON THE ANNEXED MAP; 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 THE CITY OF RIVERSIDE FOR PUBLIC PURPOSES, TO PRESERVE AND MAINTAIN SAID LAND IN ITS NATURAL CONDITION, TO BE KEPT FREE OF BUILDINGS, STRUCTURES, MATERIALS, FENCING, EQUIPMENT, AND EARTHFILL OR DEPOSIT, THE EASEMENTS DESIGNATED AS "OPEN SPACE EASEMENT". SUCH OPEN SPACE EASEMENTS DO NOT INCLUDE ANY RIGHT OF ACCESS AND THE CITY OF RIVERSIDE SHALL NOT HAVE ANY RESPONSIBILITY FOR MAINTENANCE THEREOF.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES THE EASEMENTS DESIGNATED AS "BLANKET P.U.E."

RAYMOND Y. GONG WANDA M. GONG

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA COUNTY OF RIVERSIDE ON 3/22/12 BEFORE ME JOYCE A. STROHM, NOTARY PUBLIC PERSONALLY APPEARED RAYMOND Y. GONG AND WANDA M. GONG PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/they EXECUTED THE SAME IN HIS/HER/their AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/their SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT. I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL: JOYCE A. STROHM NOTARY PUBLIC, STATE OF CA COMMISSION NO.: 1950456 MY COMMISSION EXPIRES: 9-1-2015 COUNTY OF PRINCIPAL PLACE OF BUSINESS: RIVERSIDE

TAX COLLECTORS 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 \$3900.00

DATE: May 10, 2012 DON KENT COUNTY TAX COLLECTOR BY: Elizabeth

WATER FACILITIES STATEMENT

I HEREBY STATE THAT THE SUBDIVIDER NAMED ON THIS MAP HAS POSTED SECURITIES ACCEPTABLE TO WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY (DISTRICT), ADEQUATE TO FUND CONSTRUCTION OF REQUIRED WATER FACILITIES. ONCE FIRE HYDRANTS, WATER PIPELINES AND APPURTENANCES, ANY REQUIRED OFF-SITE FACILITIES AND SERVICE LATERALS HAVE BEEN INSTALLED AND ACCEPTED BY THE DISTRICT, AND REQUIRED FEES PAID, THE DISTRICT WILL SUPPLY WATER TO EACH LOT CREATED BY THIS SUBDIVISION. THE EASEMENTS AND RIGHT-OF-WAYS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF WATER DISTRIBUTION.

DATE: 2-29-12 JOE BERNDISKY M26589

SIGNATURE OMISSIONS

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:

AN AVIGATION EASEMENT IN FAVOR OF MARCH INLAND PORT AIRPORT AUTHORITY RECORDED OCTOBER 15, 2010, AS DOCUMENT NO. 0495572, D.R. RIV. CO., CA.

UTILITY EASEMENTS AS RESERVED BY RESOLUTION NO. 21715 OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE RECORDED FEBRUARY 6, 2009 AS DOCUMENT NO. 58803, D.R. RIV. CO., CA.

TERMS AND PROVISIONS CONTAINED IN COVENANTS, CONDITIONS AND RESTRICTIONS FOR RECIPROCAL ACCESS EASEMENTS, AFFECTING PARCELS 1, 2, AND 3 RECORDED FEBRUARY 22, 2011 AS DOCUMENT NO. 81726, D.R. RIV. CO., CA.

CITY CLERK CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF TWO (2) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF PARCEL MAP NO. 34583. THE EASEMENTS DESIGNATED "OPEN SPACE EASEMENT" ARE HEREBY ACCEPTED FOR OPEN SPACE PURPOSES. THE EASEMENTS DESIGNATED AS "BLANKET P.U.E." ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.

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.

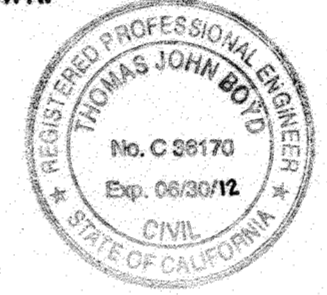
I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 5th DAY OF June, 2012. COLLEEN J. NICOL CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA

BY: Colleen J. Nicol

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP OF PARCEL MAP NO. 34583 WHICH WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF RIVERSIDE, ON SEPTEMBER 1, 2009 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.

DATE: 5/23/12 THOMAS J. BOYD RCE 36170 LIC. EXP. 06/30/12 CITY ENGINEER BY: Thomas J. Boyd



TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$3900.00, 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.

DATE: 2012 CASH TAX BOND DATE: May 10, 2012 KECIA HARPER-IHEM DON KENT COUNTY TAX COLLECTOR

BY: Elizabeth Deputy

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 NOTED BELOW.

NONE

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATE: 5/23/12 BRENT A. MASON FINANCE DIRECTOR / TREASURER BY: Brent A. Mason

RECORDER'S STATEMENT

FILED THIS 22nd DAY OF June, 2012 AT 3:04 P.M. IN BOOK 233 OF PARCEL MAPS, AT PAGES 94-95, AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE. NO. 2012-02889916 FEE \$12.00

LARRY W. WARD, COUNTY ASSESSOR-CLERK-RECORDER BY: Larry W. Ward DEPUTY SUBDIVISION GUARANTEE: STEWART TITLE OF CALIFORNIA INC.

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.

UTILITY EASEMENTS AS RESERVED BY RESOLUTION NO. 21715 OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE, RECORDED FEBRUARY 6, 2009 AS DOCUMENT NO. 58803, O.R. RIV. CO., CA.

DATE: May 23, 2012 DAVID H. WRIGHT PUBLIC UTILITIES GENERAL MANAGER

BY: David H. Wright

SOILS REPORT STATEMENT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY SID GEOTECHNICAL, INC. ON NOVEMBER 14, 2005 AND SUPPLEMENTED BY A GEOTECHNICAL REPORT PREPARED BY JOHN R. BYERLY, INC. ON DECEMBER 27, 2006 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953

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 ALL 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 WESTERN MUNICIPAL WATER DISTRICT.

DATE: May 23, 2012 DAVID H. WRIGHT PUBLIC UTILITIES GENERAL MANAGER

CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP, AND THAT 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.

DATE: 5/23/12 FOR: MARK S. BROWN L.S. 5855 LIC. EXP. 09/30/13 CITY SURVEYOR

BY: Curtis C. Stephens L.S. 7519 LIC. EXP. 12/31/13



SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY SUPERVISION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF RAYMOND GONG IN JANUARY 2010. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED 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. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATED: 3/9/12

Daniel C. Gomez L.S. 5558 EXP. 9/30/13

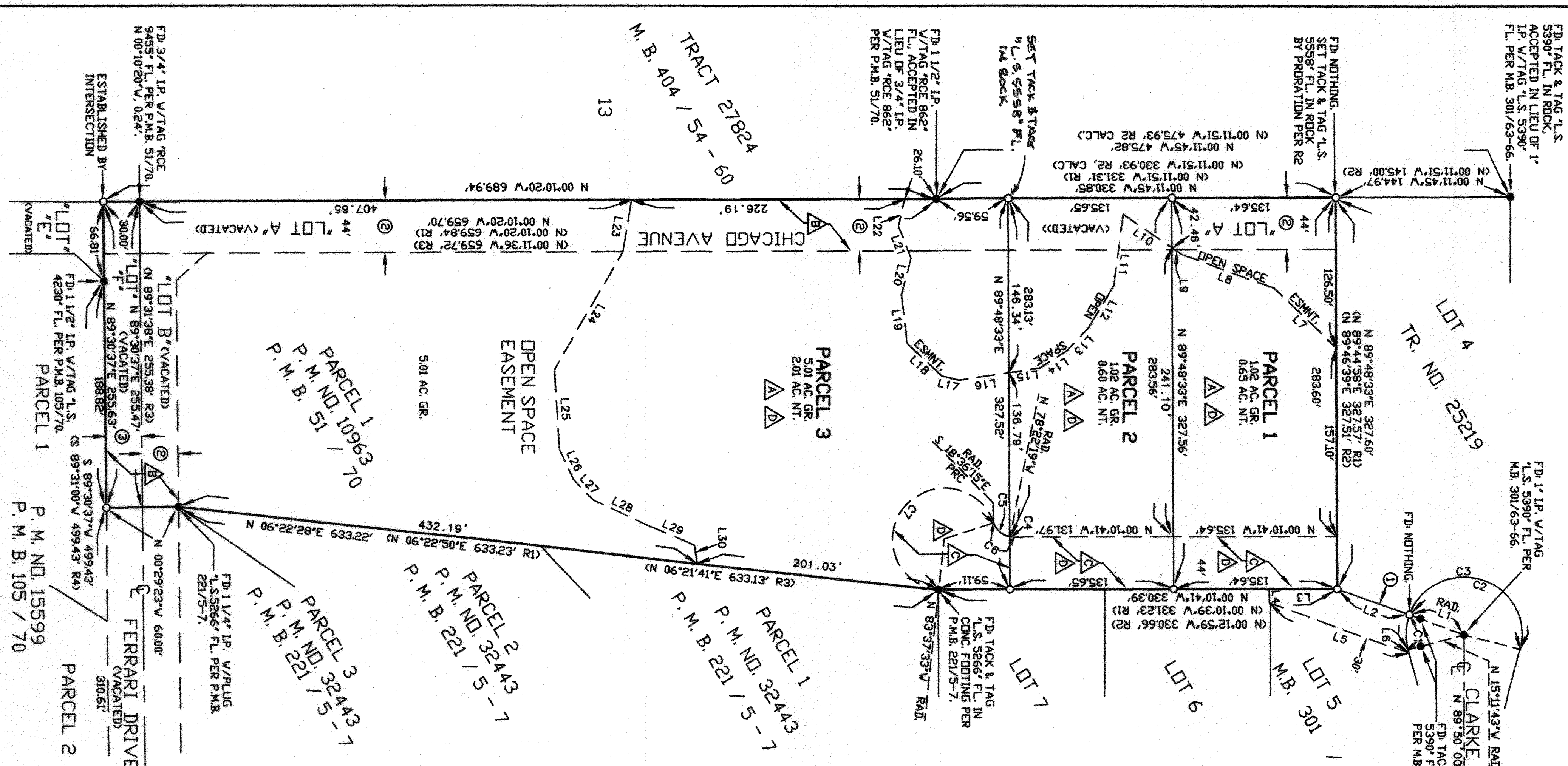




# PARCEL MAP NO. 34583

BEING A SUBDIVISION OF PARCEL 1 AND LOTS 'A' AND 'B' OF PARCEL MAP 10963 AS SHOWN BY MAP DN FILE IN BOOK 51 PAGE 70 OF PARCEL MAPS AND A PORTION OF LOTS 'F' AND 'E' OF PARCEL MAP 15599 AS SHOWN BY MAP DN FILE IN BOOK 105 PAGE 70 OF PARCEL MAPS RECORDS OF RIVERSIDE COUNTY, LOCATED IN SECTION 18, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M. LANDMARK SURVEYING INC., VICTORVILLE, CA

JANUARY 2010

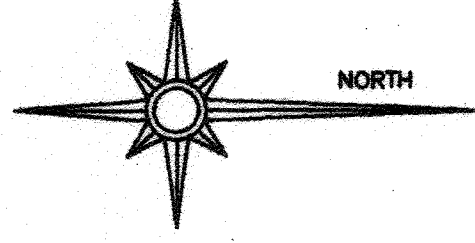


Course	Bearing	Length	Delta
L1	S 19° 42' 24" W	48.00'	48.00'
L2	S 19° 42' 24" W	63.53'	63.53'
L3	S 00° 10' 41" E	56.21'	56.21'
L4	N 89° 50' 00" E	11.57'	11.57'
L5	N 19° 42' 24" E	122.86'	122.86'
L6	S 74° 48' 17" W	3.09'	3.09'

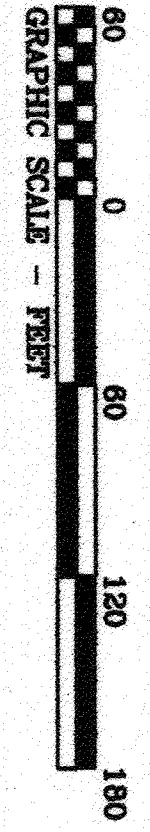
Course	Bearing	Length	Delta
L1 R2	S 19° 43' 29" W	48.00'	48.00'
L2 R2	S 19° 43' 29" W	63.53'	63.53'
L3 R2	S 00° 12' 59" E	56.21'	56.21'
L4 R5	N 89° 50' 00" E	11.52'	11.52'
L5 R5	N 19° 43' 29" E	122.85'	122.85'
L6 R5	S 74° 49' 22" W	3.09'	3.09'

Curve	Radius	Length	Delta
C1	48.00'	29.24'	34° 54' 07"
C2	48.00'	146.71'	175° 07' 10"
C3	48.00'	175.95'	210° 01' 17"
C3 R5	48.00'	175.95'	210° 01' 17"

Course	Bearing	Length	Delta
L7	S 44° 13' 02" W	71.95'	71.95'
L8	S 19° 57' 24" W	81.14'	81.14'
L9	S 35° 15' 28" W	9.89'	9.89'
L10	S 35° 15' 28" W	49.43'	49.43'
L11	S 82° 31' 09" E	60.12'	60.12'
L12	S 59° 54' 32" E	42.12'	42.12'
L13	S 46° 05' 45" E	26.11'	26.11'
L14	S 32° 20' 51" E	26.28'	26.28'
L15	S 08° 31' 08" E	25.96'	25.96'
L16	S 08° 31' 08" E	42.00'	42.00'
L17	S 14° 19' 22" W	14.36'	14.36'
L18	S 43° 22' 24" W	39.68'	39.68'
L19	S 83° 18' 50" W	40.98'	40.98'
L20	N 75° 35' 19" W	31.99'	31.99'
L21	S 69° 26' 38" W	29.51'	29.51'
L22	N 77° 15' 02" W	23.40'	23.40'
L23	S 80° 46' 05" E	44.60'	44.60'
L24	S 59° 55' 07" E	113.90'	113.90'
L25	N 86° 17' 05" E	67.35'	67.35'
L26	N 64° 50' 42" E	27.28'	27.28'
L27	N 45° 48' 08" E	23.12'	23.12'
L28	N 25° 20' 51" E	47.56'	47.56'
L29	N 23° 33' 41" E	44.69'	44.69'
L30	N 81° 26' 03" E	15.30'	15.30'



SCALE 1" = 60'



### SURVEYOR'S NOTES:

BASIS OF BEARING: THE WEST LINE OF LOT 'A', BEING NORTH 00°10'20"W AS SHOWN ON P.M.B. 51/70.  
 NOTE: ALL MONUMENT DIMENSIONS ARE OUTSIDE DIAMETER.  
 O = INDICATES SET 1" IP WITH PLASTIC PLUG U.S. 5558, FLUSH UNLESS OTHERWISE NOTED.  
 ● = INDICATES FOUND MONUMENTS AS NOTED.  
 (R1) = RECORD DATA PER P.M.B. 51/70.  
 (R2) = RECORD DATA PER M.B. 301/63-66.  
 (R3) = RECORD DATA PER M.B. 221/5-7.  
 (R4) = RECORD DATA PER P.M.B. 105/70  
 (R5) = RECORD DATA PER INST. NO. 2001-401053  
 TOTAL AREA = 7.05 GROSS ACRES

### NOTES:

- ① = A NON-EXCLUSIVE EASEMENT FOR SLOPE AND GRADING PURPOSES, INCLUDING PUBLIC AND/OR PRIVATE ROADS, DRAINAGE PURPOSES, INGRESS AND EGRESS, PUBLIC UTILITY AND PUBLIC SERVICES, OVERLAP, AND ACROSS, RECORDED AUGUST 21, 2001 AS INSTRUMENT NO. 401053, DIR. RIV. CD, CA.
- ② = ACQUIRED BY RESOLUTION NO. 21715 PER INST. NO. 0058803 REC. FEBRUARY 6, 2009.
- ③ = ACQUIRED BY DEED PER INST. NO. 0628761 REC. NOVEMBER 26, 2008.

### EASEMENT NOTES:

- △ = INDICATES AN AVIGATION EASEMENT IN FAVOR OF MARCH INLAND PORT AIRPORT AUTHORITY RECORDED DECEMBER 15, 2010 AS DOCUMENT NO. 0495972, DIR. RIV. CD, CA.
  - ▽ = RESOLUTION NO. 21715 OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE RECORDED FEBRUARY 6, 2009 AS DOCUMENT NO. 58803, DIR. RIV. CD, CA.
- INDICATES UTILITY EASEMENTS AS RESERVED BY:  
 △ = COVENANTS, CONDITIONS, AND RESTRICTIONS FOR RECREATIONAL ACCESS EASEMENTS, AFFECTING PARCELS 1, 2, AND 3 RECORDED FEBRUARY 22, 2011 AS DOCUMENT NO. 81725, DIR. RIV. CD, CA.
- INDICATES TERMS AND PROVISIONS CONTAINED IN:  
 △ = COVENANTS, CONDITIONS, AND RESTRICTIONS FOR RECREATIONAL ACCESS EASEMENTS, AFFECTING PARCELS 1, 2, AND 3 RECORDED FEBRUARY 22, 2011 AS DOCUMENT NO. 81725, DIR. RIV. CD, CA.
- ▽ = BLANKET PUE.