

IN THE COUNTY OF RIVERSIDE

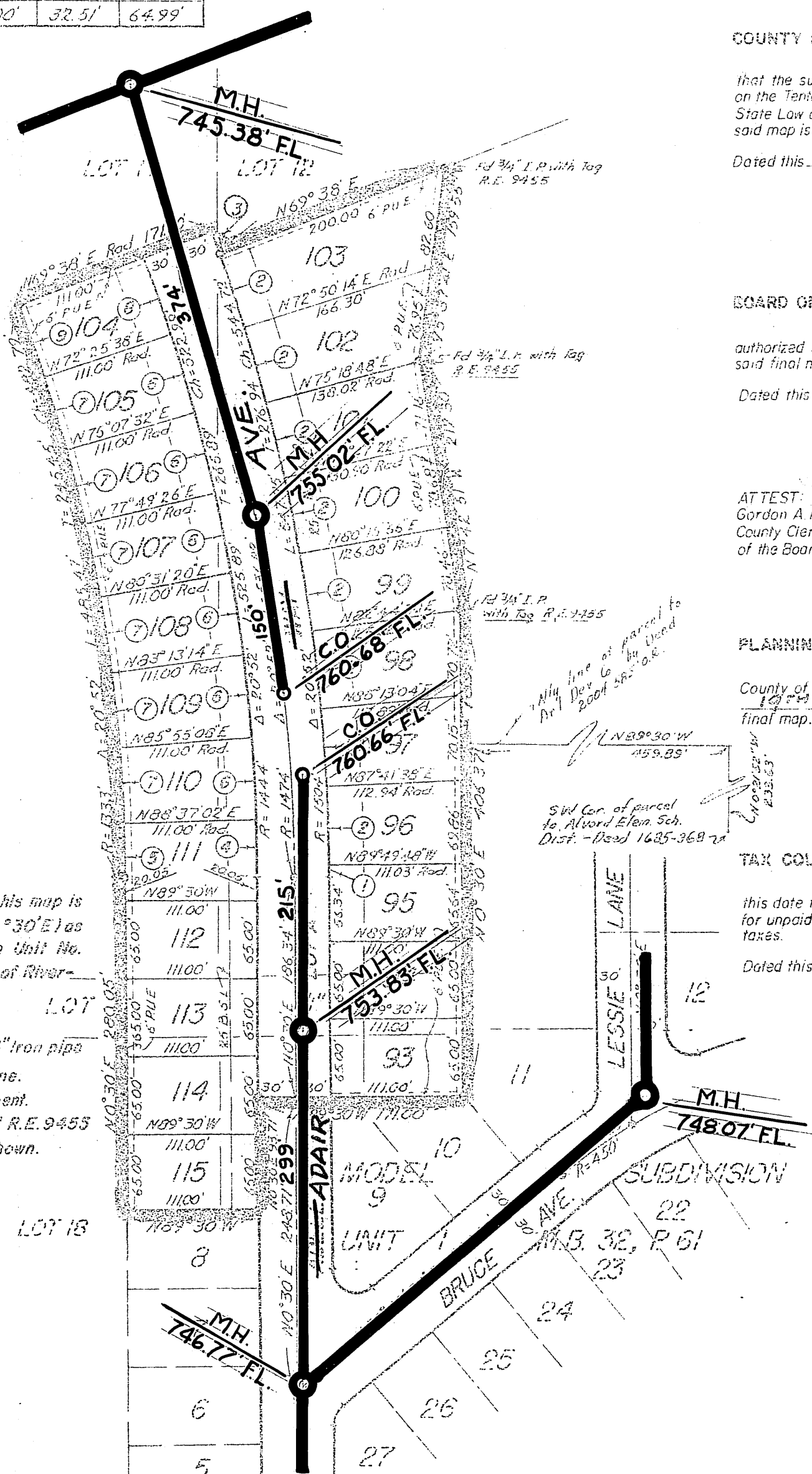
# MODEL SUBDIVISION

## UNIT NO. 5

A SUBDIVISION OF A PORTION OF LOTS 11, 12, 13, AND 17 OF THE SIXMILL TRACT  
AS RECORDED IN MAP BOOK 16, PAGES 28 AND 30, RECORDS OF RIVERSIDE CO.  
OCTOBER 1957 RIVERSIDE ENGINEERING CO. INC. SCALE 1"=100'

**FILED**  
 February 1958  
 No. 11111 at 2:10 PM  
 JACK A. ROSS  
 County Recorder  
 by O. A. DeLoat  
 Deputy  
 Fee \$ 5.00  
 Filed by County Clerk  
 Subdiv. Office - R.T. Co.

CURVE		DATA			
No.	R.	D	L	T	Ch.
1.	1504'	0°19'48"	8.66'	4.33'	8.66'
2.	1504'	2°28'54"	65.00'	32.50'	65.00'
3.	1504'	0°43'40"	19.10'	9.55'	19.10'
4.	1444'	1°52'58"	47.45'	23.73'	47.45'
5.	1333'	1°52'58"	43.80'	21.90'	43.80'
6.	1444'	2°41'54"	68.00'	34.01'	68.00'
7.	1333'	2°41'54"	62.77'	31.39'	62.77'
8.	1444'	2°47'38"	70.41'	35.21'	70.41'
9.	1333'	2°47'38"	65.00'	32.51'	64.99'



### ENGINEER'S NOTES

The basis of bearings shown on this map is the center line of ADELE WAY (N0°30'E) as shown on a map of Model Subdivision Unit No. 1, recorded in M.B. 32, P. 61, records of Riverside County, Calif.

- Indicates 3/4" Iron pipe set.
- ⊙ Indicates Monuments found as 3/4" Iron pipe
- B.S.L. indicates Building Setback Line.
- P.U.E. indicates Public Utility Easement.
- Set 2"x2" Redwood stakes and Tagged R.E. 9455 at all lot corners unless otherwise shown.

### COUNTY SURVEYORS CERTIFICATE

I hereby certify that I have examined the within annexed map, that the subdivision shown hereon is substantially the same as it appeared on the Tentative and any approved alterations thereof; that all provisions of State Law and County Ordinances have been complied with and I am satisfied said map is technically correct.

Dated this 19<sup>th</sup> day of February 1958  
 A.C. KEITH, RIVERSIDE COUNTY SURVEYOR

### OWNERS CERTIFICATE

We hereby certify we are the owners of or have some right, title or interest in 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 we hereby consent to the making and recording of said map and subdivision as shown within the covered border line and we hereby offer for dedication to public use for street purposes Lot A, and we offer for the construction and maintenance of public utilities the 6 foot easements shown by dotted lines and designated "P.U.E."

ARLINGTON DEVELOPMENT CO. a partnership  
 by SAMUEL J. BERLAND ENTERPRISES, INC.; a corporation  
 by Samuel J. Berland, Chairman

### CIVIL ENGINEERS CERTIFICATE

I hereby certify that I am a registered Civil Engineer of the State of California, and that this map consisting of one (1) sheet, correctly represents a survey made under my supervision during October 1957 that all monuments shown hereon actually exist and their positions are correctly shown.

George O. Crowley  
 Registered Civil Engineer  
 R.E. 9455

### BOARD OF SUPERVISORS CERTIFICATE

The County of Riverside, State of California, by and through its duly authorized officers, hereby accepts the foregoing dedications and approves said final map.

Dated this 24<sup>th</sup> day of February 1958  
 State of California  
 County of Riverside  
 Gordon A. Perquegnat  
 County Clerk and Ex-officio clerk of the Board of Supervisors by Matthew Bowers deputy

### PLANNING COMMISSION CERTIFICATE

This is to certify that the County Planning Commission of the County of Riverside, State of California, at its regular meeting held on the 19<sup>th</sup> day of February 1958, duly approved the within final map.

Harold J. Evensen  
 Sec. Riverside County Planning Commission

### TAX COLLECTORS CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens against this property shown on the within map for unpaid State, County, or local taxes or special assessments collected as taxes.

Dated this 17<sup>th</sup> day of February 1958  
 V.M. Hyde  
 County Tax Collector

### NOTARIUM

STATE OF CALIFORNIA } s.s.  
 COUNTY OF RIVERSIDE }

ON THIS 19<sup>th</sup> day of February, A.D. 1958, before me, the undersigned, a Notary Public in and for said County and State, personally appeared \_\_\_\_\_ known to me to be the \_\_\_\_\_ President, and \_\_\_\_\_ known to me to be the \_\_\_\_\_ Secretary of the Corporation that executed the within instrument, knowing me to be the persons who executed the within instrument, on behalf of the Corporation, therein named, and acknowledged to me that such Corporation, executed the within instrument pursuant to its by-laws or a Resolution of its Board of Directors

Notary Public in and for said County and State

My Commission expires \_\_\_\_\_

### NOTARIUM

STATE OF CALIFORNIA } s.s.  
 COUNTY OF ORANGE }

ON THIS 21<sup>st</sup> day of January, A.D. 1958, before me, a Notary Public in and for said County and State, personally appeared \_\_\_\_\_ and \_\_\_\_\_ known to me to be the \_\_\_\_\_ and \_\_\_\_\_ of Samuel J. Berland Enterprises, Inc., 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, said corporation being known to me to be one of the partners of Arlington Development Co., the partnership that executed the within instrument and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the day and year this certificate first above written.

Notary Public in and for said County and State

My commission expires September 27, 1959

S-315-A

Job No. 2013  
R.E. 67

34/54

IN THE COUNTY OF RIVERSIDE

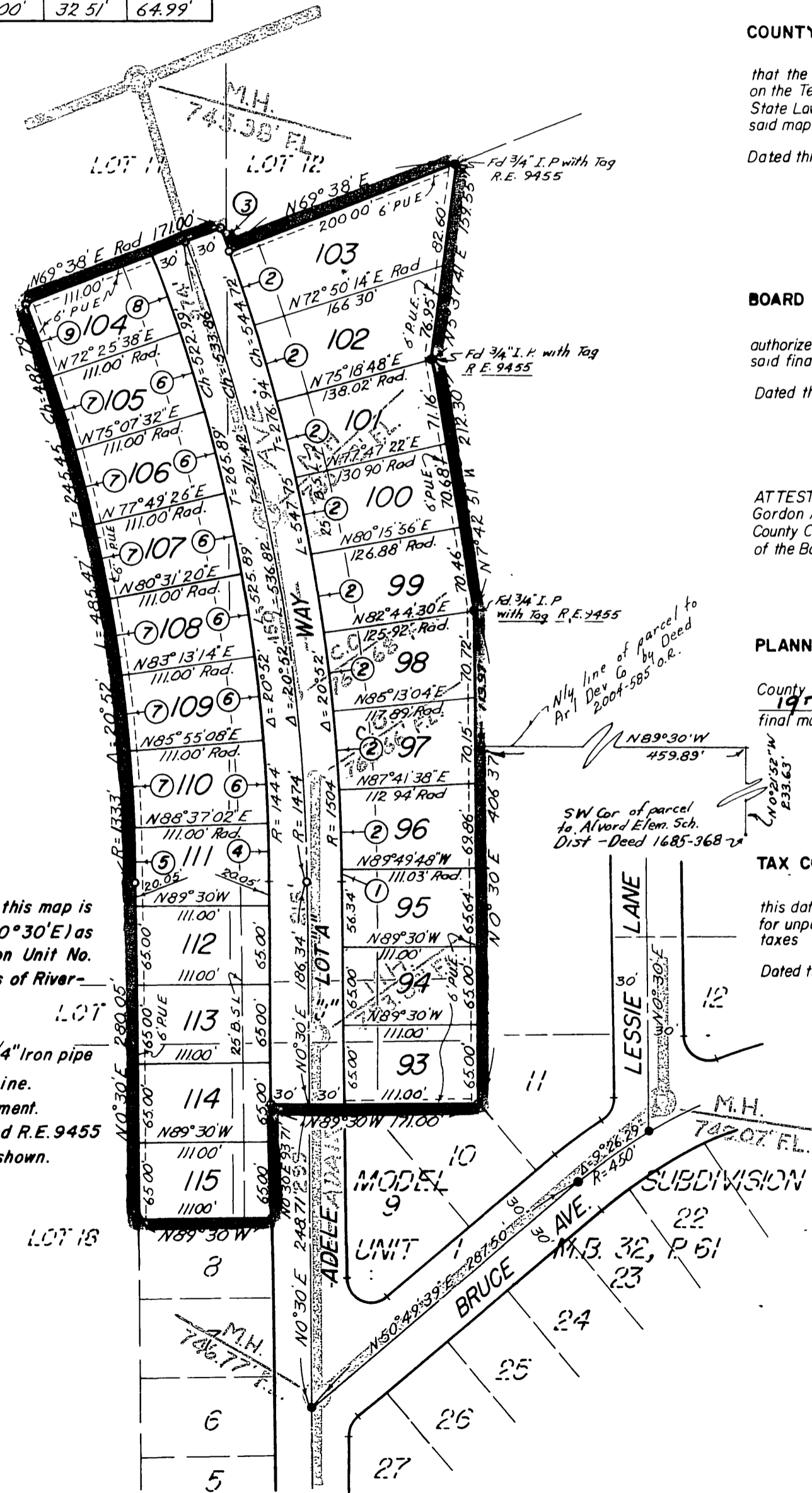
# MODEL SUBDIVISION

## UNIT NO 5

A SUBDIVISION OF A PORTION OF LOTS 11, 12, 18, AND 19 OF THE BIXMILL TRACT AS RECORDED IN MAP BOOK 16, PAGES 28 AND 30, RECORDS OF RIVERSIDE CO. OCTOBER 1957 RIVERSIDE ENGINEERING CO. INC. SCALE 1"=100'

**FILED**  
Feb. 19, 1958  
No. 11050 at 2:45 PM  
JACK A. ROSS  
County Recorder  
by D. A. Mead  
Deputy  
Fee \$ 5.00  
Filed by County Clerk  
Subdiv. Fee - R.T.Co.

CURVE		DATA			
No.	R.	Δ	L.	T.	Ch.
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- Indicates Monuments found as 3/4" Iron pipe

B.S.L. indicates Building Setback Line.  
P.U.E. indicates Public Utility Easement.  
Set 2"x2" Redwood stakes and Tagged R.E. 9455 at all lot corners unless otherwise shown.

### COUNTY SURVEYORS CERTIFICATE

I hereby certify that I have examined the within annexed map, that the subdivision shown hereon is substantially the same as it appeared on the Tentative and any approved alterations thereof; that all provisions of State Law and County Ordinances have been complied with and I am satisfied said map is technically correct.

Dated this 19<sup>th</sup> day of February 1958  
A.C. KEITH, RIVERSIDE COUNTY SURVEYOR

By C. T. Worley  
Deputy

### BOARD OF SUPERVISORS CERTIFICATE

The County of Riverside, State of California, by and through its duly authorized officers, hereby accepts the foregoing dedications and approves said final map.

Dated this 24<sup>th</sup> day of February 1958

State of California  
County of Riverside  
Gordon A. Pequegnat  
Chairman of the Board of Supervisors

ATTEST:  
Gordon A. Pequegnat  
County Clerk and Ex-officio clerk  
of the Board of Supervisors by Madeline Bauer  
deputy

### PLANNING COMMISSION CERTIFICATE

This is to certify that the County Planning Commission of the County of Riverside, State of California, at its regular meeting held on the 19<sup>th</sup> day of FEBRUARY 1958, duly approved the within final map.

Hazel J. Evensen  
Sec. Riverside County Planning Commission

### TAX COLLECTORS CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens against this property shown on the within map for unpaid State, County, or local taxes or special assessments collected as taxes

Dated this 17<sup>th</sup> day of February 1958

V.M. Hyde  
County Tax Collector

### OWNERS CERTIFICATE

We hereby certify we are the owners of or have some right, title or interest in 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 we hereby consent to the making and recording of said map and subdivision as shown within the colored border line and we hereby offer for dedication to public use for street purposes Lot A; and for construction and maintenance of public utilities the 6 foot easements shown by dotted lines and designated P.U.E.

ARLINGTON DEVELOPMENT CO. a partnership  
by SAMUEL J. BERLAND ENTERPRISES, INC.; a corporation  
by Samuel J. Berland and Eleanor Champion

### CIVIL ENGINEERS CERTIFICATE

I hereby certify that I am a registered Civil Engineer of the State of California, and that this map consisting of one (1) sheet, correctly represents a survey made under my supervision during October 57 that all monuments shown hereon actually exist and their positions are correctly shown.

George O. Crowley  
Registered Civil Engineer  
R.E. 9455

### NOTARIUM

STATE OF CALIFORNIA } ss  
COUNTY OF RIVERSIDE }

ON THIS \_\_\_\_\_ day of \_\_\_\_\_, A.D. 1958, before me, the undersigned, a Notary Public in and for said County and State, personally appeared \_\_\_\_\_ known to me to be the \_\_\_\_\_ President, and \_\_\_\_\_ known to me to be the \_\_\_\_\_ Secretary of the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument, on behalf of the Corporation, therein named, and acknowledged to me that such Corporation, executed the within Instrument pursuant to its by-laws or a resolution of its Board of Directors

Notary Public in and for said County and State

My Commission expires \_\_\_\_\_

### NOTARIUM

STATE OF CALIFORNIA } ss  
COUNTY OF ORANGE }

ON THIS 31<sup>st</sup> day of January A.D. 1958, before me, a Notary Public in and for said County and State personally appeared Samuel J. Berland known to me to be the President and Eleanor Champion known to me to be the Secretary of Samuel J. Berland Enterprises, Inc., 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, said corporation being known to me to be one of the partners of Arlington Development Co., the partnership that executed the within instrument and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the day and year this certificate first above written.

W. S. Jackson  
Notary Public in and for said County and State

My commission expires September 27, 1957

S-315-A  
M.B. 34/54