

24/12
M.B. 24/12

KELLER PARK No. 1

A SUBDIVISION OF PORTIONS OF LOTS 43, 44 AND 45 BLOCK II
VILLAGE OF ARLINGTON AS SHOWN IN BOOK I, PAGE 62 OF MAPS,
RECORDS OF SAN BERNARDINO COUNTY CALIFORNIA

ALBERT E. KELLER CIVIL ENGINEER ARLINGTON CAL.

FILED
July 26 1950
No. _____ at 9:30 A.M.
Jack A. Ross
COUNTY CLERK
by W. P. [Signature] DEPUTY
Fee \$ 5.00
Filed by County Clerk

I hereby certify that this plat is approved by the Riverside City Planning Commission at its meeting held on the 8th day of June 1950

Asm. [Signature] Secretary
Riverside City Planning Commission

I hereby certify that I am a Registered Civil Engineer of the State of California, that this map consisting of one sheet correctly represents a survey made under my supervision, in May 1950, that all the monuments shown hereon actually exist, and their positions are correctly shown.

Albert E. Keller
Registered Civil Engineer No. 1369

NOTES
The bearing of the center line of Garfield Avenue was taken as N. 56°-00' E. as the basis for this survey.
A 2"x2" Redwood stake is set at each lot corner.
A 1" iron pipe is set at each point shown by a circle thus o

OWNER'S CERTIFICATE

We hereby certify that we are the owners of or have some right, title or interest in and to the real property included within the subdivision shown upon the annexed map, and that we are the only persons whose consent is necessary to pass a clear title to said property, and we consent to the making of said map and subdivision as shown within the colored border lines and hereby offer for dedication to the public use all the streets shown upon said map as Lots A, B and C within said subdivision and for construction and maintenance of all public utilities the ten foot and 5 foot easements shown by dotted lines and designated as 10' and 5' P.U.E.

Albert E. Keller Mae L. Keller

NOTARY ACKNOWLEDGMENT

State of California
County of Riverside

On this 20th day of June, 1950 before me, Beulah M. Vaughn, Notary Public, in and for the County of Riverside, State of California residing therein, duly commissioned and sworn personally appeared Albert E. Keller and Mae L. Keller, known to me to be the persons whose names are subscribed to the within instrument, and they acknowledged to me that they executed the same.

In witness whereof I have hereunto set my hand and affixed my official seal this day and year in this certificate first above written.

7797-R
Beulah M. Vaughn
Notary Public in and for the County of Riverside, State of California

I hereby certify that I have examined the within map, that the subdivision shown hereon is substantially the same as it appeared on the tentative map and any approved alterations thereof; that all provisions of Chapter 128 (Subdivision Map Act) Statutes of California 1943, and of Ordinance 1328 of the City of Riverside, California, and all amendments thereto have been complied with; that plans and specifications for drains, drainage, sewer and drainage works sufficient to protect all lots in said subdivision from flood or overflow have been approved by me; that all easements for sewers and drains shown on said map are correct in form and contents and are approved, and I am satisfied that this map is technically correct.

Dated this 17th day of July 1950 M. H. Irvine
City Engineer

I hereby certify that a bond in the sum of \$525.00 has been 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 this 24 day July 1950 Gordon A. Pequegnat
County Clerk and ex officio Clerk of the Board of Supervisors of the County of Riverside

by H. E. Bogala
Deputy

I hereby certify 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 assessments collected as taxes, except taxes now a lien but not yet payable which are estimated to be \$25.00

Dated this 19 day of June 1950 R. T. Hicks
County Auditor
W. C. Straub Deputy

I hereby certify that the subdivider named on this map has deposited with the Water Department of the City of Riverside sufficient funds to cover the cost of installing all necessary fire hydrants, together with all water mains and laterals to the curb line on all streets shown on said map, and that all P.U.E. shown on this map are sufficient for all requirements of the Electric Light and Water Departments of the City of Riverside and for the Department of Public Utilities of said city.

Dated June 21st 1950
R. V. Rayson
Superintendent of Light and Water Department, City of Riverside

ACCEPTANCE

RESOLVED: That this map consisting of one sheet be and the same is hereby accepted as the official map of KELLER PARK No. 1, that the streets and rights of way shown hereon are hereby accepted as public streets and rights of way and the City Clerk is hereby authorized and directed to affix said map by signing his name thereto as City Clerk of the City of Riverside, California and to affix the official seal of said City thereto.

I hereby certify that the foregoing resolution was adopted by the Mayor and Council of the City of Riverside this 18th day of July, 1950

W. B. Waite
City Clerk of the City of Riverside California

I hereby certify that according to the records of this office the 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 yet become a lien upon said property.

Dated this 19th day of June 1950
[Signature]
City Treasurer

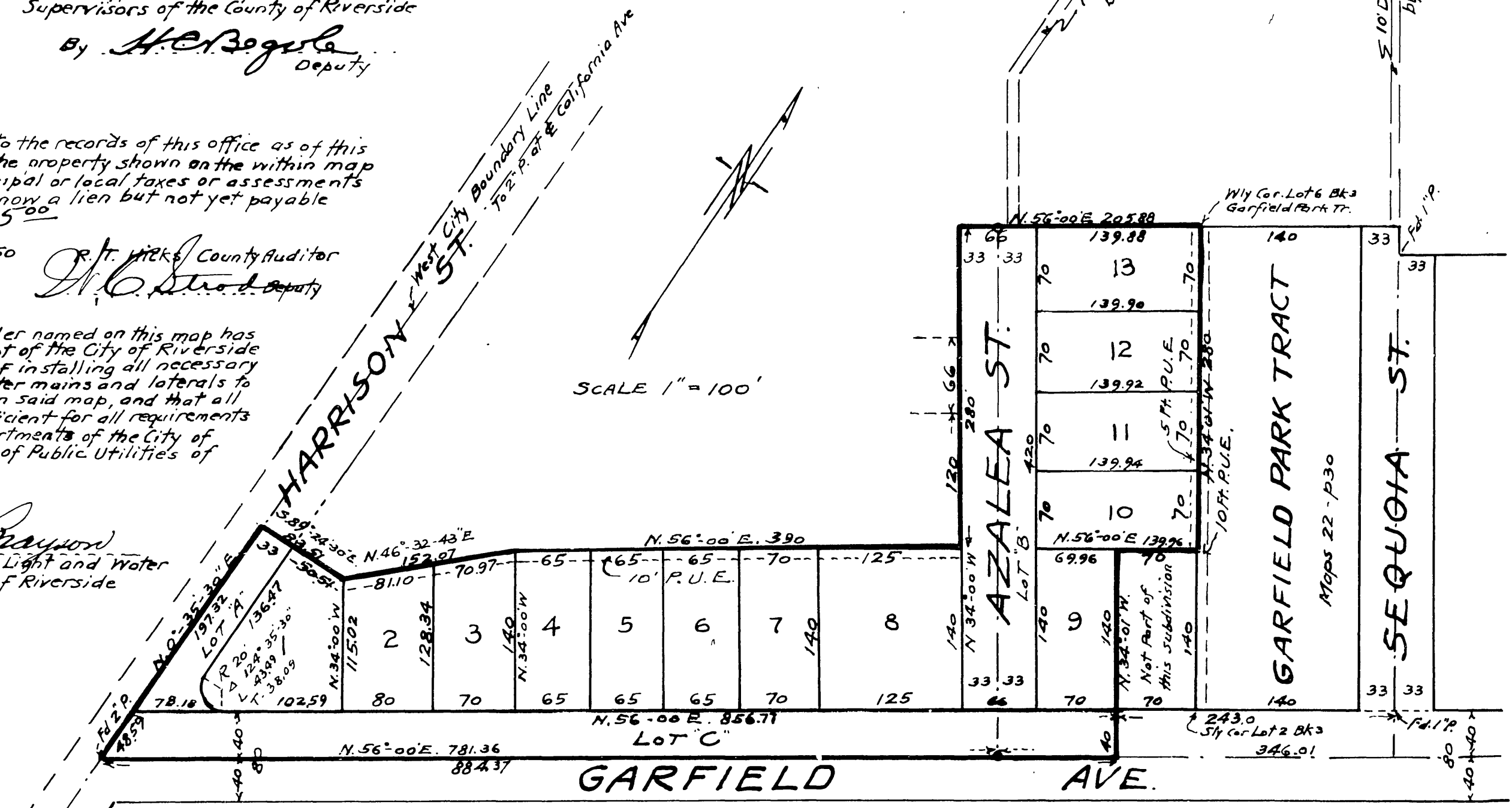
I hereby certify that according to the records of this office the property shown on this map is not subject in any special assessments which have not been paid in full.

Dated this 19th day of June, 1950
Orval Robinson
Street Superintendent

State of California }
County of Riverside } ss

I, W. B. Waite, City Clerk of the City of Riverside, California hereby certify that on undertaking satisfactory to Council of said City, guaranteeing the construction of required street improvements in this subdivision was approved and filed in my office prior to the final acceptance of this subdivision map. In witness whereof I have hereunto set my hand and affixed the official seal of the City of Riverside, California.

Dated this 18th day of July, 1950
W. B. Waite
City Clerk of City of Riverside California



M.B. 24/12

BOOK 1

CB 1