

IN THE CITY OF RIVERSIDE CENTRAL PARK TRACT

NO. 2

Being a Subdivision of a portion of the West 1/2 of the NW quarter of the SE quarter of Section 33, Township 2 S, Range 5 W, S.B.B.&M.
March, 1954

Donald J. McKee ~ Licensed Surveyor

Scale: 1"=100'

27-770

FILED

JUN 2 1954
Jack A. Ross
O. A. Wheat
Filed 4:25 P.M.
By County Clerk
Fee \$5.00

MB 27/49

I hereby certify that a bond in the sum of \$600.00 has been executed and filed deposited 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 12th day of June 1954

by H. C. Bogot
Deputy

G. A. Pequegnat
County Clerk and ex-officio
Clerk of the Board of Supervisors

We hereby certify that we are the owners of, or have some right, title or interest in the land included within the subdivision shown on the within map consisting of this one (1) sheet, 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 of said map and subdivision as shown within the colored border line, and we hereby offer for dedication to public use for street purposes, Lots A and B, and for public use for Pedestrian Way, Lots C and D, and for construction and maintenance of public utilities, the five and ten foot easements shown by dotted lines and designated "5'-P.U.E." and "10'-P.U.E."

Clyde Monroe Mildred Monroe

I hereby certify that I am a Licensed Land Surveyor in the State of California, and that this map, consisting of one (1) sheet, correctly represents a survey made by me in March, 1954, and that all the monuments shown hereon actually exist and their positions are correctly shown.

Donald J. McKee
Licensed Land Surveyor No. 1825

State of California } ss.
County of Riverside }

On this 20th day of May 1954, before me, the undersigned, a Notary Public in and for the County of Riverside, State of California, personally appeared CLYDE MONROE and MILDRED MONROE, known to me to be the persons who executed the within instrument, and they acknowledged to me that they executed the same.

WITNESS: my hand and official seal
Julia W. Johnson
Notary Public in and for the County of Riverside, California

State of California } ss.
County of Riverside }

I, W.G. Waite, City Clerk of the City of Riverside, California, hereby certify that an undertaking satisfactory to the Council of said City guaranteeing the construction of required street improvements in the subdivision was approved and filed in my office prior to the final acceptance of this map.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Riverside this 25th day of May, 1954.

W.G. Waite
City Clerk of the City of Riverside, 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 123, (Subdivision Map Act) Statutes of California, 1943, and of Ordinance No. 1328 of the City of Riverside, California, and all amendments thereto, have been complied with; that all plans and specifications for drains, drainage, sewer and drainage works sufficient to protect all lots in said subdivision from flood or overflow has 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 20th day of May 1954.

M. H. Irvine
City Engineer

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 lines on all streets shown on said map; and that all public utility easements 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 this 19th day of May 1954
A. Kennedy
Supt. of Light and Water Departments 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 which have not been paid in full.

Dated this 13th day of May 1954
Orval Adlington
Street Superintendent

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 liens which have not been paid in full. This does not include any special assessments, the bonds of which have not become a lien upon said property.

Dated this 12th day of May 1954
J. B. Smith
City Treasurer

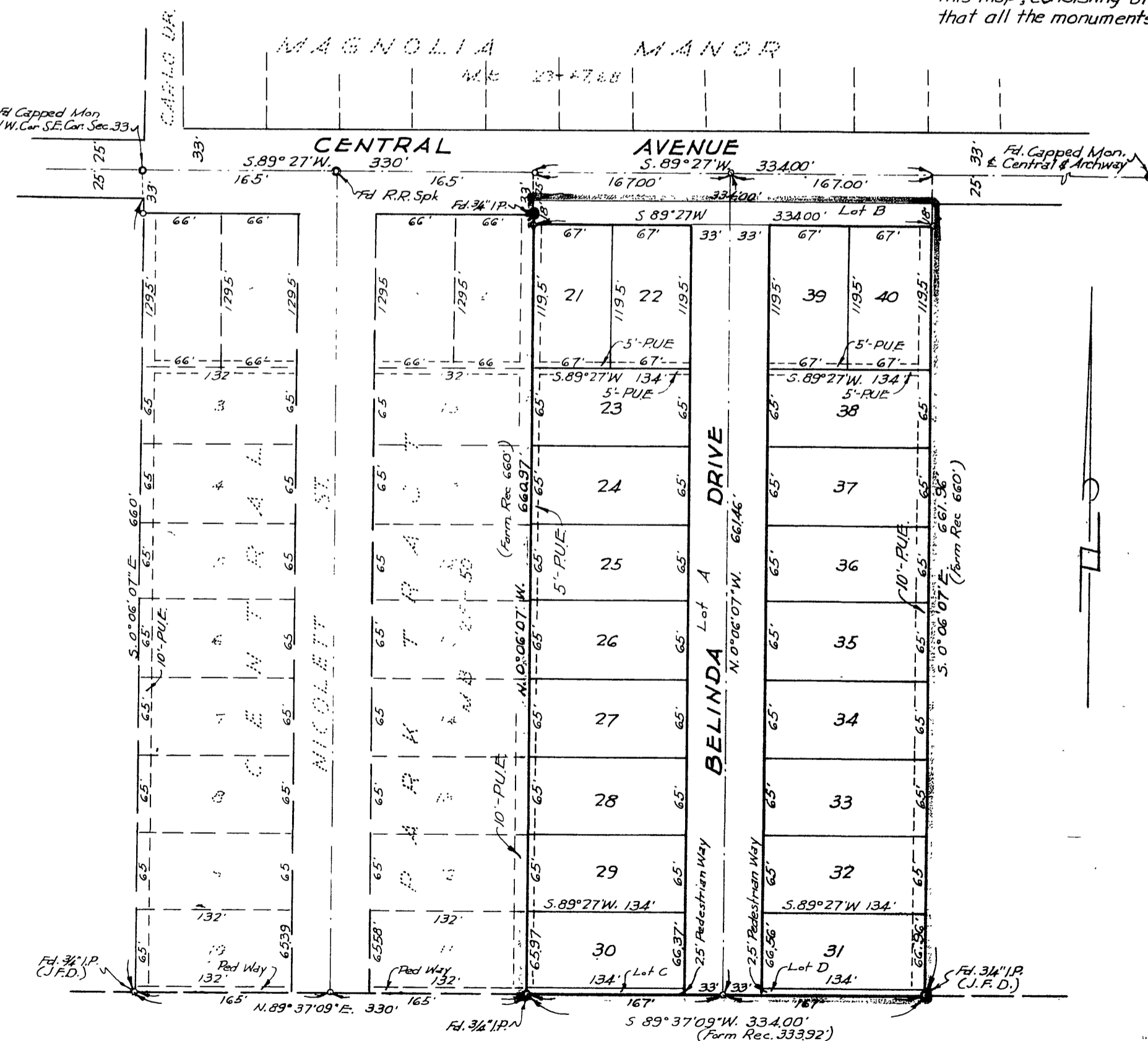
I hereby certify that according to the records of this office, as of this date, there are no liens against the property shown on this map for unpaid State, County, Municipal or local taxes, or special assessments collected as taxes except taxes and special assessments now a lien but not yet payable, which are estimated to be \$600.00.

Dated this 20th day of May 1954
W. H. Strode
Deputy
V. M. HYDE, County Tax Collector

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held on the 10th day of May 1954.

by J. V. Adams
Secretary, Riverside City Planning Commission

NOTE: Bearings are based on the center line of Central Avenue as being S. 89° 27' W., as shown on map of Central Park Tract, filed in Book 25, page 50 of Maps, Records of Riverside County, Cal.
Monuments found as noted:
3/4" Iron pipe monuments, tagged "LS. 1825" set as shown.
2" x 2" Redwood stakes, tagged "LS. 1825" set at all lot corners.



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