

LOCATED IN THE CITY OF RIVERSIDE ROBLYNN MANOR

FILED
On JAN 23 1957

At 2:30 P.M.
By Jack A. Ross
County Recorder
Deputy
Fee \$5.00
No.

By

RESOLVED

That this map consisting of two (2) sheets be, and the same is hereby accepted as the official map of ROBLYNN MANOR and the streets and easements are accepted as public streets and easements and the City Clerk is hereby authorized and directed to attest said map by signing his name thereto as City Clerk of the City of Riverside, State of 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 22nd day of Jan, 1957.

W. E. Waite
City Clerk of the City of Riverside, California

BEING A SUBDIVISION OF A PORTION OF LOTS 12 & 13, BLOCK 14, R.L.&I. CO. LANDS AS RECORDED IN MAP BOOK 1, PAGE 70, RECORDS OF SAN BERNARDINO CO., CALIF. AUGUST, 1956 SCALE 1" = 100'

J. F. DAVIDSON C.E.

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held on the 6th day of SEPT 1956.

John B. Reed SECLY
Riverside City Planning Commission

CIVIL ENGINEER'S 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 1956 of 1956; that all monuments shown hereon actually exist and their positions are correctly shown.

J. F. Davidson
Registered Civil Engineer No 862

SUPERINTENDENT OF LIGHT AND WATER DEPARTMENT

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; 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 this 17th day of JANUARY 1957.

A. J. Kennedy by D.C.
Superintendent of Light and Water Departments
City of Riverside, Calif.

DIRECTOR OF PUBLIC WORKS CERTIFICATE

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 12B (Subdivision Map Act) Statutes of California, 1943, and of Ordinance No 132B of the City of Riverside, California, and all amendments thereto have been complied with; that plans and specifications for drains, sewer, drainage 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 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 13th day of January 1957.

James J. Mathews
DIRECTOR OF PUBLIC WORKS

COUNTY TAX COLLECTOR'S CERTIFICATE

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 or Local Taxes or special assessments called as taxes, except taxes and special assessments non-levied but not yet payable which are estimated to be. Dated this 11th day of January 1957.

V.M. Hyde COUNTY TAX COLLECTOR
By J. H. Trade Deputy

STREET SUPERINTENDENTS CERTIFICATE

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 14th day of NOV 1956.

Orval Adlington
Street Superintendent

CITY TREASURER'S CERTIFICATE

I hereby certify that according to the records of this office as of this date, 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 become a lien upon said property. Dated this 14th day of November 1956.

J. A. Bunnell
City Treasurer

CITY CLERK'S CERTIFICATE

I, W. E. 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 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, State of California, this 22nd day of Jan, 1957.

W. E. Waite
City Clerk of the City of Riverside, California

THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, a public corporation of the State of California, herein after in this certificate called "District," is the owner and in possession of certain easements, rights of way and interests conveyed to said District by deed recorded NOV 23, 1938, in book 200, page 22, Official Records of Riverside County, California, the terms of which deed preclude the erection of buildings or structures on the easement area, and said District reserves to itself and its successors and assigns, all easements, rights of way and interests owned or possessed by said District within the subdivision hereinafter mentioned, and said District, subject to the foregoing reservation, hereby consents to the making and recordation of the annexed map and subdivision as shown within the colored border lines on said map and to the dedication to the public use for street purposes of the CYS., STS., DR., or AVE. shown on said map within said subdivision; if being further understood that the grade of any CYS., STS., DR., or AVE. crossing said easement shall not be less than four (4) feet above the top of the district's pipe line under or adjacent to such CYS., STS., DR., or AVE., and that no fill greater than three (3) feet in depth shall be placed on the surface of the ground within the area of any such easement. THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA

A. L. Gram
Executive Secretary
Approved as to form:
Robert F. Diemer
General Manager and Chief Engineer
Asst. General Counsel

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } S.S.
On this 1st day of Jan, 1957, before me, the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT B. DIEMER known to me to be the General Manager and Chief Engineer, and A. L. GRAM known to me to be the Executive Secretary of THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, the corporation that executed the within instrument, and known to me to be the persons who executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors. WITNESS my hand and official seal.

Robert K. Friers
Notary Public in and for said County and State

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } S.S.
On this 6th day of DEC, 1956, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JOSEPH S. REBERTS known to me to be the President, and THOMAS D. BORK known to me to be the Secretary of the corporation that executed the within instrument, and 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. WITNESS my hand and official seal.

Wilfred K. Hoffman
Notary Public in and for said County and State

OWNER'S CERTIFICATE

We hereby certify that we are the owners of or have some right, title or interest in the land included in the subdivision shown on the annexed map consisting of two (2) sheets; 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 lines and we hereby offer for dedication for public use, "A" to "U" inclusive, for street, walkway & alley purposes and for the construction and maintenance of all public utilities, the five foot easements shown by dashed lines and designated as "S" P.U.E. also to sidewalk easements. ROBLYNN MANOR, No. 3, Inc., a corporation

James J. Leach President
Armand Brown Secretary
RIVERSIDE TITLE CO., a Corporation, trustee

Joseph S. Long JCE President
Rudolph Ayala Asst Secretary
SECURITY TITLE INSURANCE CO., a Corporation, trustee

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.
On this 31st day of Dec, 1956, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Warren J. Pease known to me to be the President and Armand R. Brown known to me to be the Secretary of the corporation that executed the within instrument, and 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. WITNESS my hand and official seal.

Dorothy W. Henge
Notary Public in and for said County and State

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.
On this 3rd day of DEC, 1956, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JOSEPH S. LONG known to me to be the JCE President and ARNOLD BROWN known to me to be the Asst Secretary of corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of 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. WITNESS my hand and official seal.

Harold E. Sumner
Notary Public in and for said County and State

M.B. 32/51

M.B. 32/51

MB 32/51

M.B. 32/52

LOCATED IN THE CITY OF RIVERSIDE

SHEET 2 OF 2 SHEETS

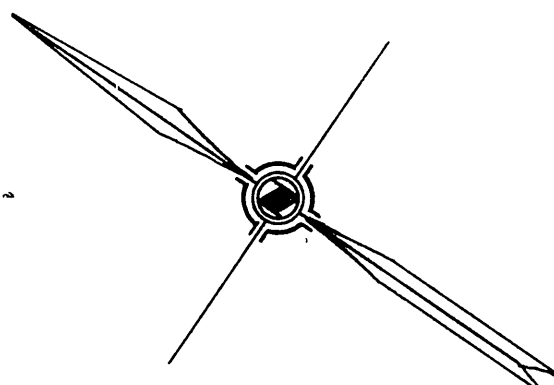
ROBLYNN MANOR

BEING A SUBDIVISION OF LOTS 12 & 13, BLOCK 14 OF THE LANDS OF RIVERSIDE LAND & IRRIGATION COMPANY AS RECORDED IN MAP BOOK 1, PAGE 70, RECORDS OF SAN BERNARDINO CO., CALIF.

AUGUST 1956

J.F. DAVIDSON, C. E.

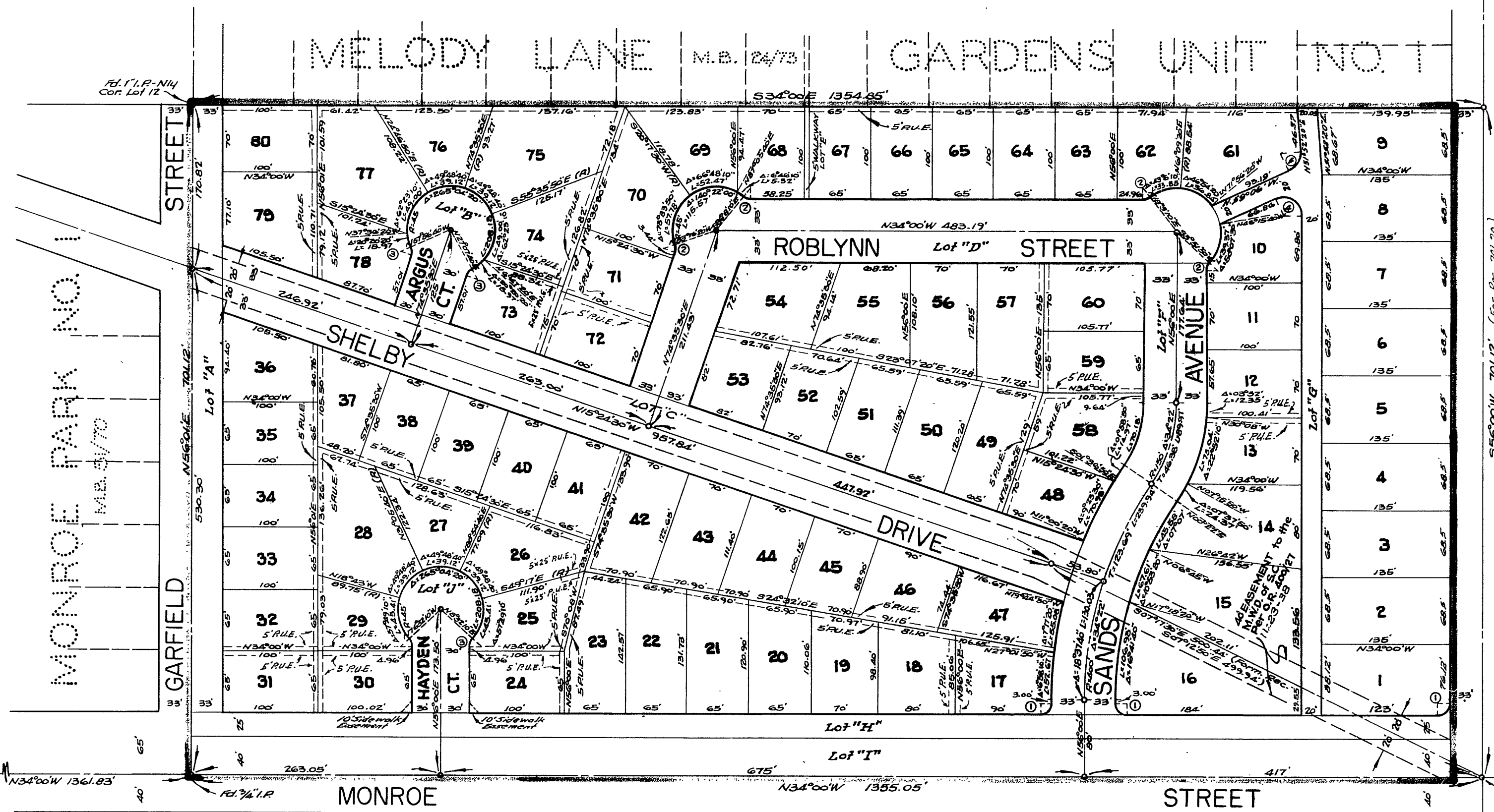
SCALE 1"=100'



ADAMS STREET

Fed. R.R. Spike

MELODY LANE M.B. 124/73 GARDENS UNIT NO. 1



ENGINEER'S NOTE

Bearings are based on the Center Line of Monroe Street as being N34°00'W as shown on map of MELODY LANE GARDENS UNIT No. 1 as recorded in Map Book 24, Page 73, Records of Riverside County, California.
Set 2"x2" Redwoods Stakes painted white and tagged R.E. 862 at all lot corners.
Set Spike & Tin at all points shown thus unless noted otherwise.

RETURN		DATA		
No.	R	Δ	T	L
1	12'	90°	12'	20.42'
2	12'	37° 51' 50"	4.12'	7.93'
3	12'	42° 32' 10"	4.67'	8.91'
4	20'	118° 06'	31.45'	20.18'
5	20'	69° 01' 40"	13.75'	24.10'

CALIFORNIA AVENUE

MONROE PARK NO. 1 M.B. 4/70

STREET

GARFIELD

MONROE

Lot "I"

STREET

AVENUE

MAGNOLIA

M.B. 32/52

101 MB 32/52