

IN THE CITY OF RIVERSIDE
WHITEGATE SUBDIVISION N^o 1

BEING A SUBDIVISION OF LOTS 2 AND 3 AND A PORTION
OF LOTS 1 AND 4 OF OSBORNE HEIGHTS AS PER MAP
RECORDED IN BOOK 12 PAGES 39, 40 AND 41 OF MAPS
RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

JANUARY 1957

SCALE 1" = 100'

M.W. FINLEY CO.

SHEET 1 OF 2 SHEETS

FILED

June 19, 1957

No. 117411 at 2:30 P. M.

JACK A. ROSS

COUNTY RECORDER

by D. A. Y. Deputy

Fee \$5.00

SUBDN. GTEE. STICO.

OWNERS' CERTIFICATE

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 annexed map, consisting of two sheets, that we are the only persons whose consent is necessary to pass a clear title to said land; that we hereby consent to the making of said map and subdivision as shown within the colored border line and we hereby offer for dedication for public use, Lots "A" to "D" inclusive for street purposes.

for the construction and maintenance of all public utilities, the five and ten foot easements shown by broken lines and designated as "5' P.U.E." and "10' P.U.E." also 10' Drainage easements & 5' x 25' Anchor Easement.

THE TOBIN COMPANIES A CORPORATION

By Herbert D. Tobin and by W. J. Bortner
President Secretary

SECURITY TITLE INSURANCE COMPANY, A CORPORATION TRUSTEE

By Joseph S. Long and by Ronald Waters
Vice President Asst. Secretary

All oil, minerals or other hydrocarbon substances in or under the land involved in this subdivision map have been conveyed to Herbert D. Tobin and Libby Tobin, his wife, as joint tenants, as to an undivided one-half interest; and W. J. Bortner and Helen B. Bortner, his wife, as joint tenants, as to an undivided one-half interest; by Deed recorded April 15, 1957 as Instrument No. 27248.

Herbert D. Tobin
HERBERT D. TOBIN
W. J. Bortner
W. J. BORTNER

Libby Tobin
LIBBY TOBIN
Helen B. Bortner
HELEN B. BORTNER

State of California } ss.
County of Los Angeles }

On this 9th day of May 1957, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Herbert D. Tobin known to me to be President and W. J. Bortner known to me to be Secretary of The Tobin Companies 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 same.

Ethel Behar

Notary Public
My Commission Expires 1-17-60

State of California } ss.
County of Riverside }

On this 7th day of May 1957, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joseph S. Long known to me to be Vice Pres and Ronald Waters known to me to be Secretary of Security Title Insurance Company 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 same as Trustee.

Ethel Behar

Notary Public
My Commission Expires 1-17-60

SURVEYOR'S CERTIFICATE

I hereby certify that I am a Licensed Land Surveyor of the State of California, and that this map, consisting of two sheets, correctly represents a survey made under my supervision November and December 1956, that all monuments shown hereon actually exist and their positions are correctly shown. Those monuments shown hereon as set by me will be in place not later than DEC 13th 1957.

M. W. Finley
M. W. FINLEY L. S. 2342

STREET SUPERINTENDENT'S 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 8th day of May 1957

Charles J. Kennedy
STREET SUPERINTENDENT

SUPERINTENDENT OF LIGHT & WATER DEPT.

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 Department of the City of Riverside and for the Department of Public Utilities of said City.

Dated this 22nd day of May 1957

A. J. Kennedy
Superintendent of Light and Water Department
of the City of Riverside, California

CITY ENGINEER'S 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 128 (Subdivision Map Act) Statutes of California, 1943, and of Ordinance N^o 1328 of the City of Riverside, California, and all amendments thereto have been complied with; that plans and specifications for drains and drainage works sufficient to protect all lots in said subdivision from flood or overflow have been approved by me; that all easements for 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 7th day of June 1957

James J. Martus
DIRECTOR OF PUBLIC WORKS

RESOLVED

That this map, consisting of two sheets, be, and the same is hereby accepted as the official map of "Whitegate Subdivision N^o 1" and the streets, drives, road 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, 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 11th day of June, 1957.

W. S. Wait
City Clerk of the City of Riverside, California

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 collected as taxes, except taxes and assessments now a lien, but not yet payable which are estimated to be \$600.00.

Dated this 7th day of June 1957

W. S. Wait
County Tax Collector

CITY CLERK ATTEST

STATE OF CALIFORNIA } ss.
COUNTY OF RIVERSIDE }

I, W. S. Wait, 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 this official seal of the City of Riverside, California this 11th day of June 1957.

W. S. Wait
City Clerk of the City of Riverside, California

CITY TREASURER'S CERTIFICATE

I hereby certify that according to the records of this office as to 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 7th day of May 1957

W. S. Wait
City Treasurer

TAX BOND

I hereby certify that a bond in the sum of \$600.00 has been executed and filed with the Board of Supervisors of the County of Riverside, California, conditioned upon the payment of all taxes, State, County, City 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 was duly approved by said Board of Supervisors.

Dated this 17th day of June 1957

Gordon A. Prosser
County Clerk and ex-officio
Clerk of the Board of Super-
visors

Marian M. M. M.
Deputy

CITY PLANNING COMMISSION CERTIFICATE

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held on the 7th day of June 1957.

R. James Fairman
Director of Planning

State of California } ss.
County of Los Angeles }

On this 9th day of May 1957, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Herbert D. Tobin, Libby Tobin, W. J. Bortner and Helen B. Bortner known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Ethel Behar
Notary Public
My Commission Expires 1-17-60

M.B. 33/26

M.B. 33/26

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JANUARY 1957

M.W. FINLEY CO.

SCALE 1" = 100'

MB 33/27

MB 33/27

Ed. 1/4" I.P. in hand hole per
City Eng. F.B. 501-64

WASHINGTON
STREET

EAST STREET

CONDUIT

STREET

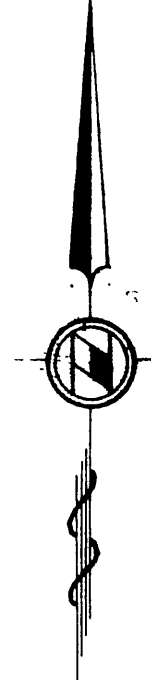
MURFIELD
ROAD

Ocotillo Drive

LAURIE DRIVE

JOLA DRIVE

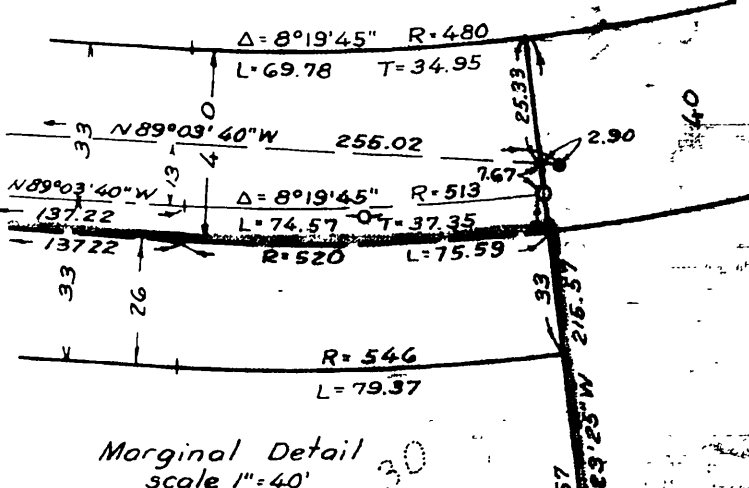
STREET



The bearing N89°48'W of the south line of Osborne Heights
Subdivision M B 12-39-41 was taken as the basis of bearings
shown hereon

- o Indicates 3/4" I.P. set unless otherwise noted
- Indicates 3/4" I.P. found per map of Osborne
Heights Subdivision M B 12-39-41

2x2 stakes tagged "L 5 2342" set at all lot corners



Marginal Detail
Scale 1" = 40'

South 1/4 corner, Sec. 11, T35, R5W, S.B.B.M.
Ed. 2" I.P. in conc. marked "H.O.E."