

IN THE CITY OF RIVERSIDE

TRACT 2373

BEING A SUBDIVISION OF LOTS 10 AND 11, A PORTION OF LOTS 8, 13, 14, AND 17 OF MONTE VISTA TRACT, M. B. 6/20, RECORDS OF RIVERSIDE COUNTY, CALIF. LOCATED IN SECTION 31, T. 2 S. R. 4 W., S. B. B. AND M.

FEB. 1962

SCALE 1"=100'

J. F. DAVIDSON, C. E.

FILED
May 24 1962
2:45 P.M.

JACK A. ROSS
County Recorder
By William W. Ralph
Deputy
\$ 7.00
Filed by County Clerk
T. I. T. Co.

M.B. 44/10

OWNERSHIP

We hereby certify that 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; that we consent to the making and recording of said map and subdivision as shown within the colored border line and that we hereby offer for dedication for public use for street purposes Lots A to E inclusive and for the construction and maintenance of public utilities, the easements shown by dashed lines and designated "5 P.U.E.", "10 P.U.E.", "5x25 P.U.E." and "5 drainage easement". Reserving to Sun Gold, Inc. 5'x10' easements for water line purposes over Lots 50, 51, 73, 74, Lot D and portion of Lot B. We also offer for dedication for public use for tree planting purposes the 5' tree planting and P.U.E.

By J. F. Davidson President
By William W. Ralph Secretary

SOUTHERN FINANCE SERVICE, a California corporation.

By W. H. Hullett President
By Robert J. ... Secretary

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.

On April 23, 1962, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Fred C. Jennings and R. DeLaMare, known to me to be the President and Secretary of the corporation that executed the within instrument and known to me to be the persons who executed the same on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

WITNESS my hand and official seal.
J. F. Davidson
Notary Public in and for said County and State

My commission expires Apr. 5, 1966.

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.

On April 23, 1962, before me, the undersigned, a Notary Public in and for said County and State, personally appeared W. R. Fuller and R. DeLaMare, known to me to be the President and Secretary of the corporation that executed the within instrument and known to me to be the persons who executed the same on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same.

WITNESS my hand and official seal.
J. F. Davidson
Notary Public in and for said County and State

My commission expires Apr. 5, 1966.

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held Feb. 23, 1962.

Thomas M. Brown
Planning Director, City of Riverside

DIRECTOR OF PUBLIC WORKS

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 No 1320 of the City of Riverside, California, and all amendments thereto have been complied with; that maps 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 shown on said map are correct in form and contents and are approved; and I am satisfied that this map is technically correct.

Dated May 8, 1962.
J. Mantel
Director of Public Works

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 which have not been paid in full.

Dated May 3, 1962.
L. M. ...
Street Superintendent

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 May 3, 1962.
Edward P. Ross
Superintendent of Light and Water Dept.,
City of Riverside, California.

CITY TREASURER

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 May 3, 1962.
M. J. Miller
CITY TREASURER

CITY CLERK

I, Virginia Strohecke, City Clerk of the City of Riverside, California, hereby certify that an undertaking satisfactory to the Council of said City, governing the construction of required street improvements in this subdivision was approved and recorded 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 24 day of May, 1962.

Virginia Strohecke
City Clerk of the City of Riverside, California

RESOLUTION OF ACCEPTANCE

RESOLVED: That this map consisting of two sheets and the same is hereby accepted as the official map of TRACT 2373 and the streets and easements are hereby accepted as public streets and easements and the City Clerk is hereby authorized and directed to attach said map by signing here name and seal to the file of the City of Riverside, State of California, and affix the official seal of said City thereon.
I hereby certify that the foregoing resolution was adopted by the Mayor and Council of the City of Riverside this 16 day of May, 1962.

Virginia Strohecke
City Clerk of the City of Riverside, California

TAX COLLECTOR

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 any State, County, Municipal or Local taxes or special assessments collected as taxes, excises and special assessments collected as taxes now due but not yet payable, which are estimated to be \$ 3,000.00.

Dated April 27, 1962.
Don V. Bouer
Tax Collector
By W. H. ... Deputy

TAX BOND

I hereby certify that a bond in the sum of \$ 3,000.00 has been procured and filed with the Board of Supervisors of the County of Riverside, 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 is a lien against said property but not yet payable and said bond has been duly approved by said Board of Supervisors.

Dated May 21, 1962.
G. A. Dequegnat
County Clerk and ex-officio
Clerk of the Board of Supervisors
By M. J. ... Deputy

CIVIL ENGINEER

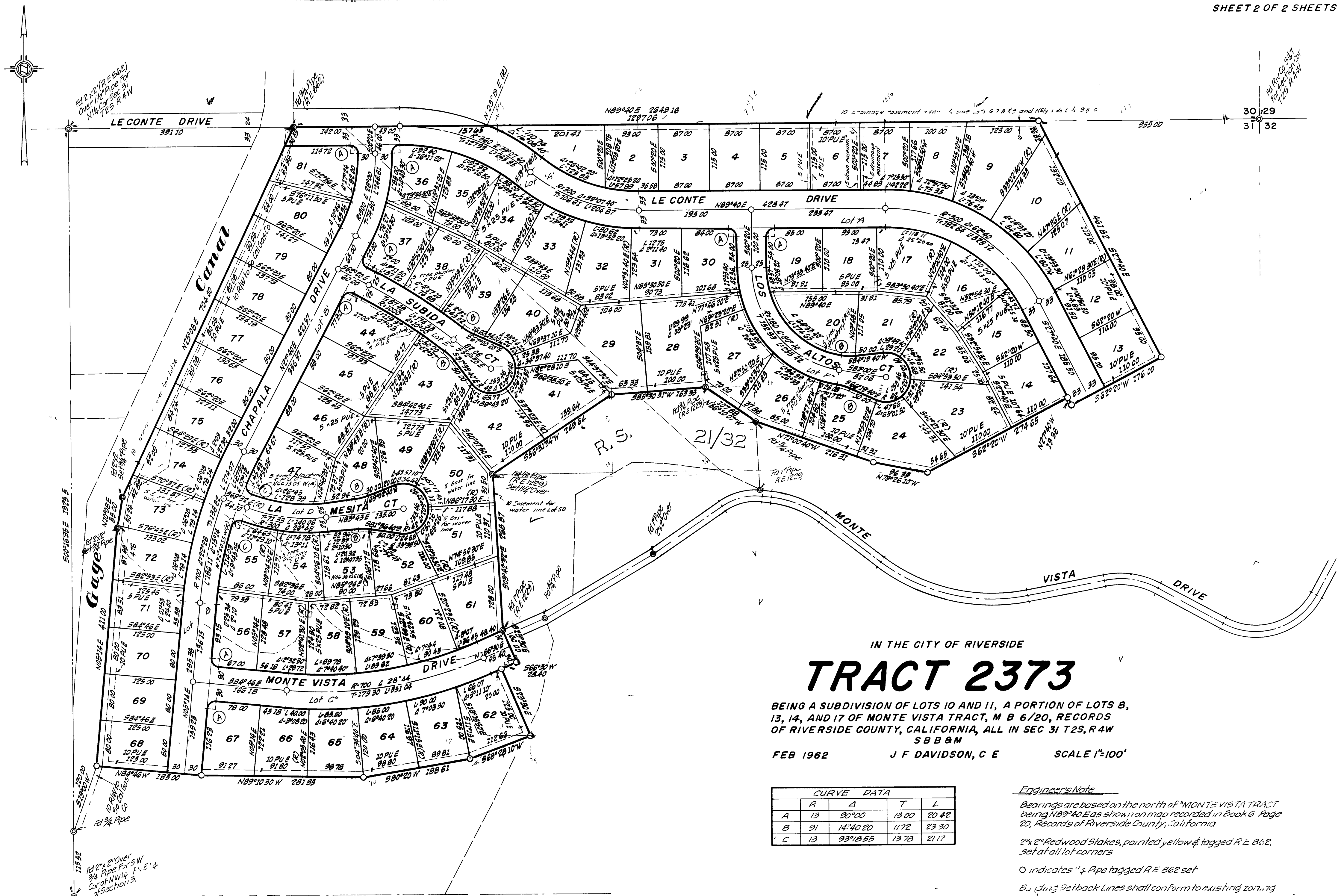
I hereby certify that I am a Registered Civil Engineer of the State of California and that this map consisting of two sheets correctly represents a survey made under my supervision during December of 1960; that all monuments shown hereon actually exist and their positions are correctly shown or shall be in position not later than one year from the recordation of this map.

George E. McCarty
Registered Civil Engineer No 10688

M.B. 44/10

MB 44/10

M.B. 44/11



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TRACT 2373

BEING A SUBDIVISION OF LOTS 10 AND 11, A PORTION OF LOTS 8, 13, 14, AND 17 OF MONTE VISTA TRACT, M B 6/20, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, ALL IN SEC 31 T2S, R4W SBB&M

FEB 1962 J F DAVIDSON, C E SCALE 1"=100'

CURVE DATA			
R	Δ	T	L
A	13	20°00	13.00 20.42
B	91	14°40'20	11.72 23.30
C	13	93°15'55	13.78 21.17

Engineer's Note
 Bearings are based on the north of "MONTE VISTA TRACT" being N89°40'E as shown on map recorded in Book 6 Page 20, Records of Riverside County, California
 2" x 2" Redwood Stakes, painted yellow & tagged R E 862, set at all lot corners
 O indicates " x Pipe tagged R E 862 set
 B₁ 1/2" Setback Lines shall conform to existing zoning

MB 44/11

M.B. 44/11