

IN THE CITY OF RIVERSIDE

TRACT 2415

BEING A SUBDIVISION OF A PORTION OF THE N.W. 1/4 OF SECTION 20, T. 2 S., R. 4 W., S. B. B. AND M.

APRIL 1962

SCALE 1" = 100'

FILED
On Oct. 31, 1962

At 1:16 P. M.

JACK A. ROSS
County Recorder

By Alene Halderon
Deputy

Fee \$ 7.00

No. 1111773

Filed by Security Title Ins. Co.

J. F. DAVIDSON, C. E.

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 and B and for walkway purposes Lot C, a 5-foot walkway easement, and for the construction and maintenance of all public utilities the Public Utility Easements shown on the map as 5' P.U.E. 10' P.U.E. and 5'x25' P.U.E.

FRANK I. TOBIN & SON

Herbert D. Tobin
Herbert D. Tobin President

Libby Tobin
Libby Tobin Secretary

STATE OF CALIFORNIA } ss.
COUNTY OF RIVERSIDE }

On October 23rd, 1962, before me the undersigned, a Notary Public in and for said County and State, personally appeared Herbert D. Tobin and Libby Tobin, known to me to be the President and Secretary of **FRANK I. TOBIN & SON**, the Corporation that executed the within instrument, 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 same.

WITNESS my hand and official seal

Eugene L. Shaw
Notary Public in and for said County and State
EUGENE L. SHAW

My Commission expires May 11, 1966

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held 18 May, 1961.

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 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 shown on said map are correct in form and contents and are approved; and I am satisfied that this map is technically correct.

Dated October 29, 1962

J. M. Antunes
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 Oct 26, 1962

D. W. Case
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 October 26th, 1962

Everett C. Ross by Don Campbell
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 Oct 28, 1962

R. D. Miller
CITY TREASURER

CITY CLERK

I, V. J. STROHECKER, 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 30th day of October, 1962.

Virginia J. Strohecker
City Clerk of the City of Riverside, California

RESOLUTION OF ACCEPTANCE

RESOLVED: That this map consisting of two (2) sheets be, and the same is hereby accepted as the official map of TRACT 2415 and the streets and easements are hereby accepted as public streets and easements and the City Clerk is hereby authorized and directed to attest said map by signing her name thereto as City Clerk of the City of Riverside, State of California, and 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 30th day of October, 1962.

Virginia J. Strohecker
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 unpaid State, County, Municipal or Local taxes or special assessments collected as taxes.

Dated October 25th, 1962

DONNA M. BOUER County Tax Collector
By Edith Schermerhorn 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 (2) sheets correctly represents a survey made under my supervision during October of 1962; that all monuments shown hereon actually exist and their positions are correctly shown, or will be in place within one year of recordation of this map. The monuments will be sufficient to enable the survey to be retraced. The survey is true and complete as shown.

J. F. Davidson
Registered Civil Engineer No. 862

M.B. 45/14
2415

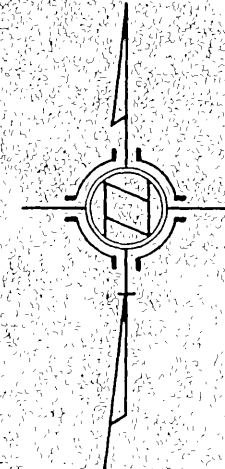
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APRIL 1962 J. F. DAVIDSON, C. E. SCALE 1"=100'



AVE.

IOWA

SPRUCE ST.

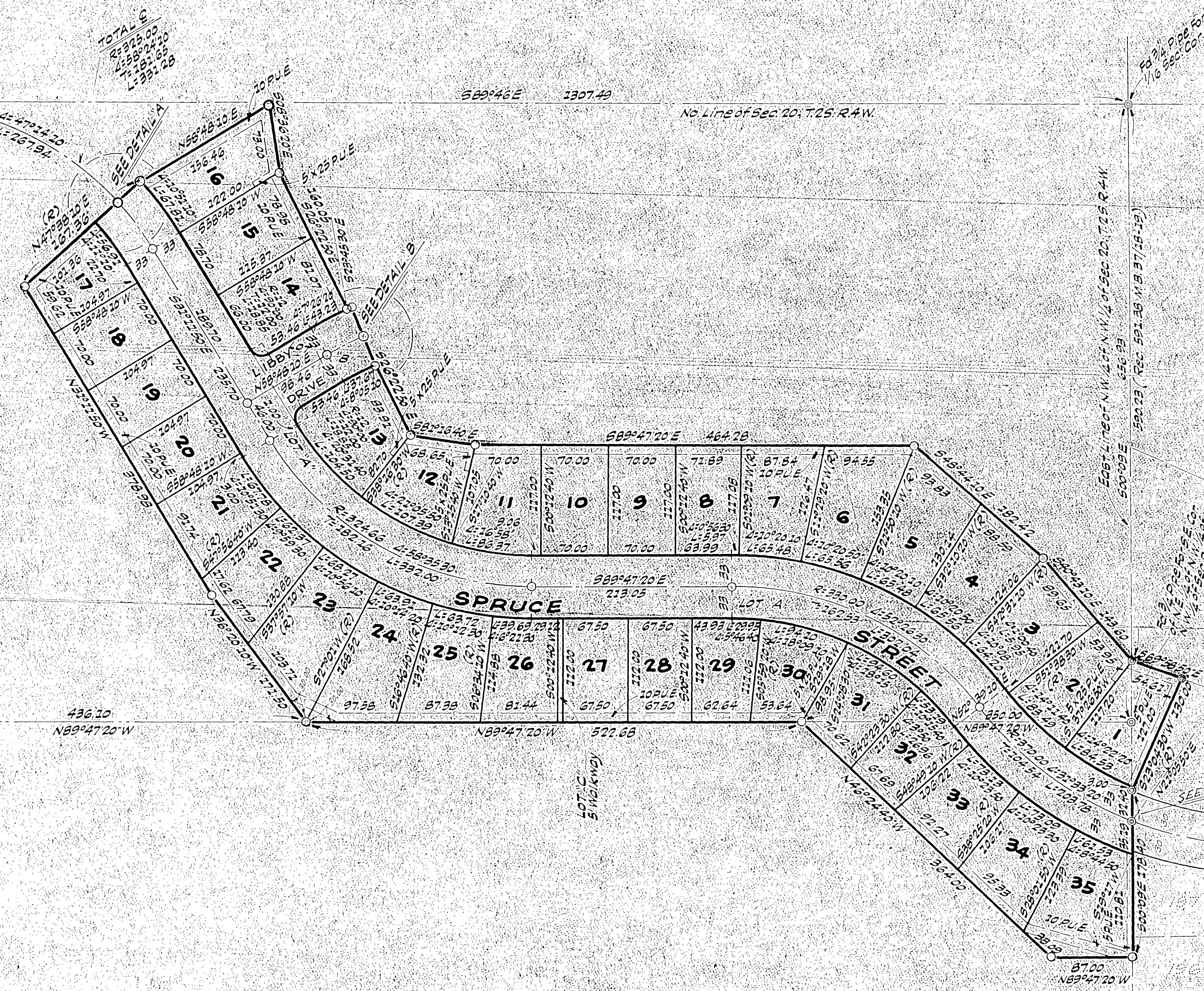
BLAINE ST.

SUGARLOAF DRIVE

UNIVERSITY

HIGHLANDS

UNIT 2



DETAIL A
(No Scale)

DETAIL B
(No Scale)

DETAIL C

ENGINEER'S NOTE

Bearings are based on the West line of UNIVERSITY HIGHLANDS UNIT 2, Map Book 37, Pages 18-19, Records of Riverside County, California.

2 x 2 Redwood Stakes, painted yellow and tagged R.E. B62, set at all lot corners.

○ Indicates 3/4" Pipe tagged R.E. B62 set.

● Indicates 3/4" Pipe found unless noted otherwise.