

46/73

M.B. 46/73

TRACT No 2388

IN THE COUNTY OF RIVERSIDE
STATE OF CALIFORNIA

BEING A SUBDIVISION OF PORTIONS OF LOT "A" (TRUMAN STREET) AND LOT "E" (HARLOW AVENUE) OF SECOND ADDITION TO RIVERSIDE VALLEY HOME GARDENS, BOOK 22 PAGE 7 OF MAPS, RIVERSIDE COUNTY RECORDS, AND A PORTION OF BLOCK 57 OF THE LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY, BOOK 1, PAGE 70 OF MAPS, SAN BERNARDINO COUNTY RECORDS BEING ALSO IN SECTION 28, TOWNSHIP 3 SOUTH, RANGE 6 WEST, RANGE 10 CL. SOBRIANTE DE SAN JACINTO.

SHEET 1 OF 2 SHEETS

FILED
On April 30, 1962
At 2:30 P.M.

W D BALOGH
County Recorder
By Ann B. Lind
Deputy
Fee \$ 7.00
No 103
Filed by County Clerk
Subdivision Guarantee by T & T Co

MAY, 1962 13.944 ACRES 89 LOTS GEORGE D. STRINGER R.C.E. 9645
BROWN ENGINEERING

OWNERS CERTIFICATE

We hereby certify that we are the owners of, or have some right title or interest in and to the land included within the subdivision shown upon 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 and filing of this map and subdivision as shown within the colored border line, and we hereby offer for dedication to public use for street purposes the areas designated as lots A to L inclusive, and lot Q and for construction and maintenance of all public utilities the 6 and 10 foot public utility easements designated on said map and we also hereby offer for dedication to public use for construction and maintenance of drainage facilities the drainage easement shown upon the said annexed map and we also hereby offer for dedication to the County of Riverside lots M to P inclusive as one foot barrier strips.

MARLBOROUGH HOMES, a partnership,
owner

By Ronald S. Lushing
Partner

First American Title Insurance
and Trust Company, Trustee

By Harry E. Paulsen
Asst. Vice President
By Philip T. Lippert
Asst. Secretary

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }
On this 15th day of April, 1962, before me Patricia A. Stoerck a Notary Public in and for said County and State personally appeared Ronald S. Lushing, personally known to me to be one of the partners of the partnership that executed the within instrument, and known to me to be the person who executed the within instrument, and acknowledged to me that such partnership executed the same

Witness my hand and official seal

Patricia A. Stoerck
NOTARY PUBLIC IN AND FOR
SAID COUNTY AND STATE
My Commission Expires January 2, 1966

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss
COUNTY OF ORANGE }
On this 18th day of April, 1962, before me Dolores E. Valentini Notary Public in and for said County and State, personally appeared HARRY E. PAULSEN known to me to be the Asst. Vice President and Philip T. Lippert known to me to be the Asst. Secretary of First American Title Insurance and Trust Co. a California corporation as trustee, 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

Dolores E. Valentini
NOTARY PUBLIC IN AND FOR
SAID COUNTY AND STATE
My Commission Expires 9-30-66

COUNTY ACCEPTANCE

The County of Riverside, State of California, by and through its duly authorized officers hereby approves this final map and accepts the foregoing dedications, except lots M to P inclusive which are accepted contingent upon the extension and improvement of the streets, and the drainage easement which is hereby not accepted.

Dated this 29th day of April, 1962
County of Riverside, State of California

Attest
DONALD D. SULLIVAN
County Clerk and ex-officio Clerk
of the Board of Supervisors

By Wm. J. ...
Chairman Board of Supervisors

By M. A. Keller
Deputy

COUNTY SURVEYORS CERTIFICATE

I hereby certify that I have examined the within map, that the subdivision shown thereon is substantially the same as it appeared on the tentative map and any approved alterations thereof; that all provisions of State Law and County Ordinance No 460 have been complied with and I am satisfied that this map is technically correct.

Dated this 25th day of April, 1962
A. C. KEITH
County Surveyor

By G. T. Woreley
Deputy

ENGINEERS CERTIFICATE

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 May, 1962 and that all monuments shown hereon actually exist and their positions are correctly shown, or shall be in position not later than one (1) year from the recordation of this map and that said monuments will be sufficient to enable the survey to be retraced, and are of the character and occupy the positions indicated and the survey is true and complete as shown.

Dated this 11th day of June, 1962
George D. Stringer
Registered Civil Engineer No 9645

PLANNING COMMISSION CERTIFICATE

Pursuant to the provisions of Section 5.18 of Ordinance 460 of the County of Riverside, the tentative map of Tract 2388 was approved by the Planning Commission of the County of Riverside in accordance with requirements of law in duly authorized meeting held on the 24th day of April, 1962

Hazel J. Evensen
Secretary

TAX COLLECTORS CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens against the real property shown on the annexed map for unpaid state, county, municipal or local taxes or special assessments collected as taxes, except taxes or special assessments collected as taxes now a lien but not yet payable, which are estimated to be \$ 1600.00

Dated this 18th day of April, 1962
DONNA M. BOUER
County Tax Collector

By H. ...
Deputy

TAX BOND CERTIFICATE

I hereby certify that a bond in the sum of \$ 1600.00 has been executed 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 are a lien against said property but not yet payable and said bond has been duly approved by said Board of Supervisors

Dated this 29th day of April, 1962
DONALD D. SULLIVAN
County Clerk and ex-officio
Clerk of the Board of Supervisors

By M. A. Keller Deputy

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MAY, 1962

19.944 ACRES

89 LOTS

GEORGE D. STRINGER
R.C.E. 9645

BROWN ENGINEERING

MAGNOLIA AVENUE

SCALE 1" = 100'

Found brass cap & spike per County ties

BASIS OF BEARINGS

The bearing of the centerline of GRANT STREET (N 34°18'00"W) as shown on the map of HOME GARDENS HIGHLANDS M B 41/22-23 was used as the basis of bearings for this map

NOTES:

- 1 All lot corners monumented with 2"x2"-18" redwood stake and metal tag stamped "R.C.E. 9645" unless otherwise noted
- 2 All other monuments are as noted on this map
- 3 • Indicates Set Standard Pipe Monument 1/4" diam Galv Iron Pipe per county std. No 42 ordinance 461
- 4 Building setback lines shall conform to the existing zoning.

Found nothing Set Std Pipe Mon by inter-section

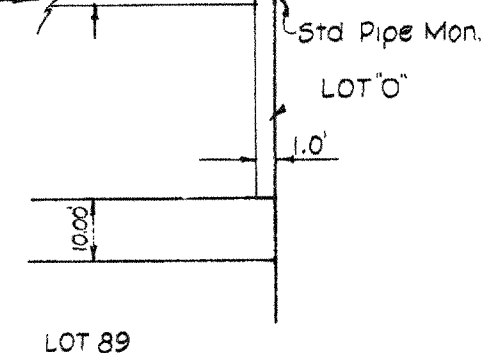
Found 3/4" I.P. & tag R.E. 9876 per HOME GARDENS HIGHLANDS, M.B. 41/22-23

Found 1/4" I.P. tagged R.E. 9876 per County Ties

Set Std Pipe Mon Found 2 1/4" I.P.s 0.69'S & 1.01'S both leaning to S at acute angle

Found 2"x2" per RS 1/22 3 3/2" S.W. 1/4

DETAIL



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