

49  
7  
2800  
M.B. 49/7

IN THE CITY OF RIVERSIDE  
**TRACT N<sup>o</sup> 2800**

BEING A SUBDIVISION OF A PORTION OF THE N.E. 1/4 OF  
SECTION 32 OF T.2S., R.5W., S.B.B.#M.

SEPTEMBER 1963

SCALE: 1" = 50'

~ By ~

ALBERT A. WEBB ASSOCIATES  
CIVIL ENGINEERS

**FILED**

On JANUARY 14, 1964

At 10:35 A.M.

W. D. BALOGH

County Recorder

By Caron M. Vaughn  
Deputy

Fee \$ 7.00

N<sup>o</sup> 5807

Filed by County Clerk

Sub Gtec: T. T. T. Co.

OWNERSHIP

We hereby certify that we are the owners, or have some right, title or interest in the land included within the subdivision shown on the annexed map; 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 said subdivision and map as shown within the colored border line and we hereby offer for dedication to public use for street purposes, Lots "A" to "C" inclusive and for construction and maintenance of public utilities Lot "D" and the public utility easements designated as "5' R.U.E.", "10' R.U.E." and "5'x25' R.U.E." and for drainage purposes the area designated as 10' Drainage Easement and further the undersigned owners, our successors and assigns in interest, hereby release and relinquish to the City of Riverside, a Municipal corporation, any and all abutters rights, including access rights, appurtenant to Lots 1 and 2 as shown on the annexed map, on, over, and across Lot "C" (Mt. View Ave.) adjoining said Lots 1 and 2. In the event of any change of alignment or width of Mt. View Ave. results in the vacating of Lot "C" within said subdivision, then such vacation proceedings shall automatically terminate the rights hereby released and relinquished and said rights shall again become appurtenant to said Lots 1 and 2 as to the vacated portion.

SYRACUSE DEVELOPMENT CO., INC.

Earl L. Brown  
President  
Bernard J. Jacoby  
Secretary

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

On this 23<sup>rd</sup> day of December 1963, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Earl L. Brown and Bernard J. Jacoby known to me to be the President and Secretary respectively 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.

Caratha Whitteugh  
Notary Public in and for said County & State

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held October 17, 1963.

Thomas M. Borum  
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 1328 of the City of Riverside, California, and all amendments thereto have been complied with; that plans and specifications for drain, 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 and 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 Jan. 6 1964. J. Martini  
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 Dec 30 1963. R. M. Lewis  
Street Superintendent

SUPERINTENDENT OF LIGHT AND 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 this map; and that all public utility easements 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 December 30, 1963 Edward J. Ross  
Superintendent of Light and Water Department of the City of Riverside

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 September 1963; that all monuments shown hereon actually exist and their positions are correctly shown or will be in place within one (1) year from the recordation of this map. The monuments will be sufficient to enable the survey to be retraced. The survey is true and complete as shown.

Dated DEC 16<sup>th</sup> 1963 Emil N. Wabl  
Registered Civil Engineer N<sup>o</sup> 9876

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, California this 1<sup>st</sup> day of January 1964.

City Clerk of the City of Riverside, California

By V. J. Strohecker

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 N<sup>o</sup> 2800, that the streets, public utility easements and drainage easements are hereby accepted as public streets, public utility easements and drainage 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, California, and to affix the 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 1<sup>st</sup> day of January 1964.

City Clerk of the City of Riverside, California

By V. J. Strohecker

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 this map for unpaid State, County, municipal or local taxes or special assessments collected as taxes ~~except taxes and special assessments now a lien, but not yet payable which are estimated to be \$~~.

Dated December 17 1963

DONNA M. BOUER  
County Tax Collector  
By D. Strohecker Deputy

TAX BOND

I hereby certify that a bond in the sum of \$            has been filed with the Board of Supervisors of the County of Riverside, State of 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 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            1963

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

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 against said property.

Dated Dec 30 1963

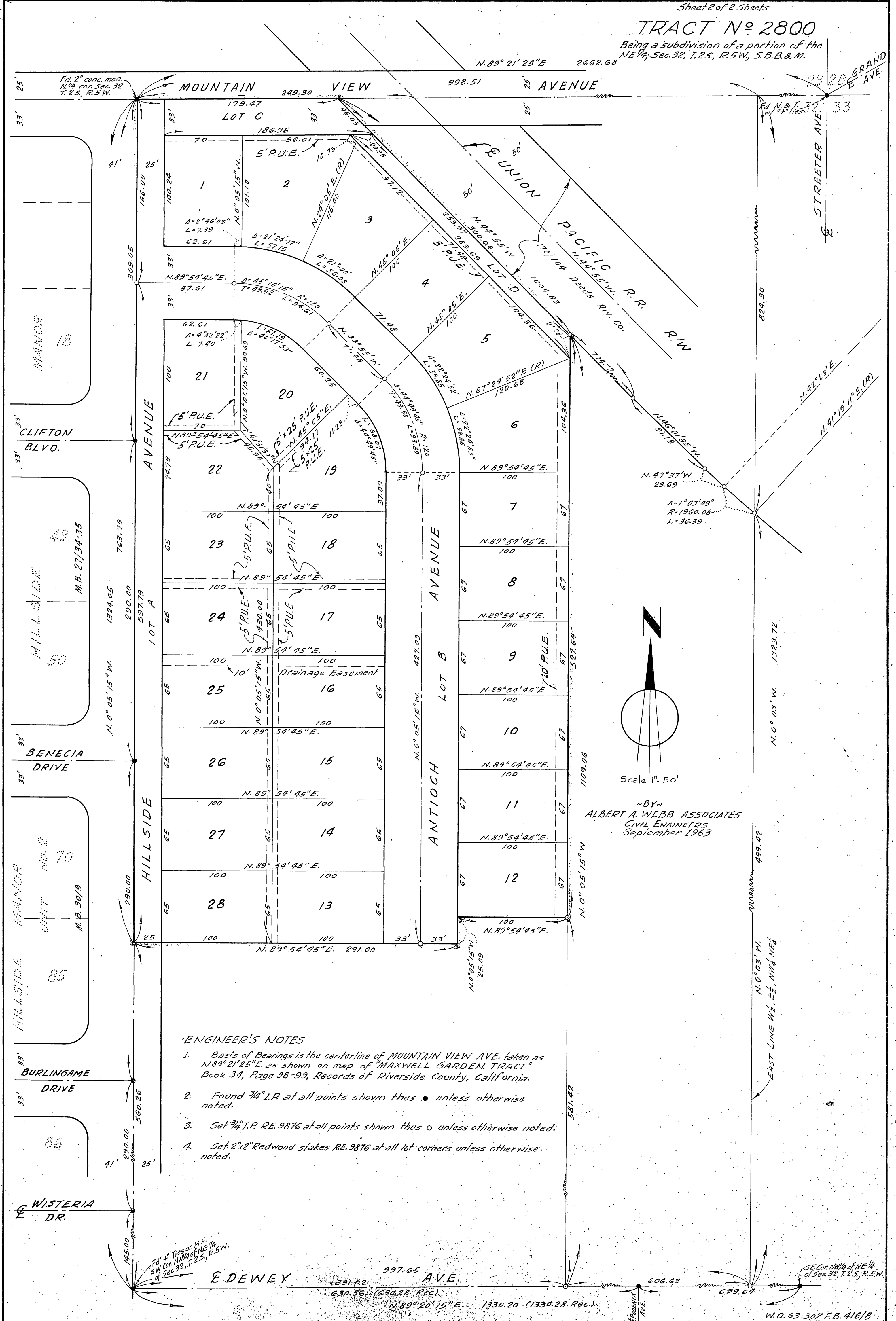
R. J. Shallen  
City Treasurer

MB 49/7  
2800

MB. 49/7

# TRACT No 2800

Being a subdivision of a portion of the NE 1/4, Sec. 32, T. 2 S., R. 5 W., S. B. B. & M.



### ENGINEER'S NOTES

1. Basis of Bearings is the centerline of MOUNTAIN VIEW AVE. taken as N 89° 21' 25" E. as shown on map of "MAXWELL GARDEN TRACT" Book 34, Page 98-99, Records of Riverside County, California.
2. Found 3/4" I.P. at all points shown thus ● unless otherwise noted.
3. Set 3/4" I.P. RE. 9876 at all points shown thus ○ unless otherwise noted.
4. Set 2"x2" Redwood stakes RE. 9876 at all lot corners unless otherwise noted.

BY  
 ALBERT A. WEBB ASSOCIATES  
 CIVIL ENGINEERS  
 September 1963