

# TRACT 3009

BEING A SUBDIVISION OF A PORTION OF LOTS  
9 AND 16 OF BLOCK 14 OF THE LANDS OF  
RIVERSIDE LAND AND IRRIGATING COMPANY  
M.B. 1, PG. 70, RECORDS OF SAN BERNARDINO  
COUNTY, CALIFORNIA.

DECEMBER, 1964

SCALE: 1" = 50'

CRAWLEY & HAWKINS ENGINEERS AND SURVEYORS

**FILED**  
On JANUARY 27, 1965

At R.I.S. R.M.

W. D. BALOGH  
County Recorder

By Deann P. Langley  
Deputy

Fee \$ 7.00

No. \_\_\_\_\_

Filed by City Clerk

SUB. GTEE. by S.T.I.CO.

### OWNER'S 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 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 lines and that we hereby offer for dedication for public use lots "A" and "B" for street purposes, and for the construction and maintenance of Public Utilities the Easements shown by broken lines and designated 5' P.U.E. and 10' P.U.E.

James A. Walters  
JAMES A. WALTERS

### CITY TREASURER'S CERTIFICATE

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 assessments which have not become a lien upon said property.  
Dated this 15 day of Jan, 1965

H. E. Brewer  
City Treasurer, City of Riverside

### DIRECTOR OF PUBLIC WORKS CERTIFICATE

I hereby certify that I have examined the within map, that the subdivision shown is substantially the same as it appeared on the tentative map and any approved alterations thereof; that all provisions of Chapter 125 Statutes of California, 1943, and of Ordinance No 1328 of the City of Riverside, California, and all amendments thereto have been complied with, that the plans and specifications for drains, drainage, sewer and drainage works sufficient to protect all lots in said subdivision from flood and 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 this 22<sup>nd</sup> day of January, 1965

William C. Kozlowski  
Director of Public Works, City of Riverside

### 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 water mains and laterals to the curb lines on all streets shown on said map; that all P.U.E.s 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 this 16 day of SEPTEMBER, 1964

Ernest C. Kozlowski  
Superintendent of Light and Water Dept.  
City of Riverside, California

### CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held on the 9<sup>th</sup> day of July, 1964

Thomas M. Brown  
Director of Planning, City of Riverside

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE ) ss:

On this 20<sup>th</sup> day of JAN., 1965, before me Donald R. Willis, a Notary Public in and for said County and State, personally appeared JAMES A. WALTERS known to me to be the person(s) whose name(s) (is) (are) subscribed to the within instrument, and acknowledged to me that he executed the same.

Witness my hand and Official Seal,

Donald R. Willis  
Notary Public in and for  
said County and State

My Commission expires  
May 11, 1968

### CITY CLERK'S CERTIFICATE

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 THEREOF I have set my hand and affixed the official seal of the City of Riverside, State of California, this 26<sup>th</sup> day of January, 1965

Virginia J. Strohecker  
City Clerk of the City of Riverside

### 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 this map for unpaid State, County or local taxes or special assessments collected as taxes.

Dated this 15<sup>th</sup> day of JAN., 1965

DONNA M. BOUER  
County Tax Collector  
By Gladys J. Sturk Deputy

### 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 15 day of January, 1965

R. W. Goss  
Street Superintendent, City of Riverside

### CITY ACCEPTANCE

RESOLVED: That this map consisting of two (2) sheets be, and the same is hereby accepted as the official map of TRACT No 3009, that the streets and Public utility easements hereon are hereby accepted as public streets and public utility 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, and to affix the seal of the City thereto.

I hereby certify that the foregoing resolution was adopted by the Mayor and Council of the City of Riverside this 26<sup>th</sup> day of January, 1965

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

### ENGINEER'S CERTIFICATE

I hereby certify that I am a Licensed Land Surveyor in the State of California and that this map consisting of two (2) sheets correctly represents a survey made under my supervision during December, 1964; and that all monuments shown hereon actually exist and their positions are correctly shown or shall be in position not later than one year from recording date of this map.

Dated this 14<sup>th</sup> day of Jan., 1965

Curtis E. Hawkins  
Licensed Land Surveyor No. 3163.

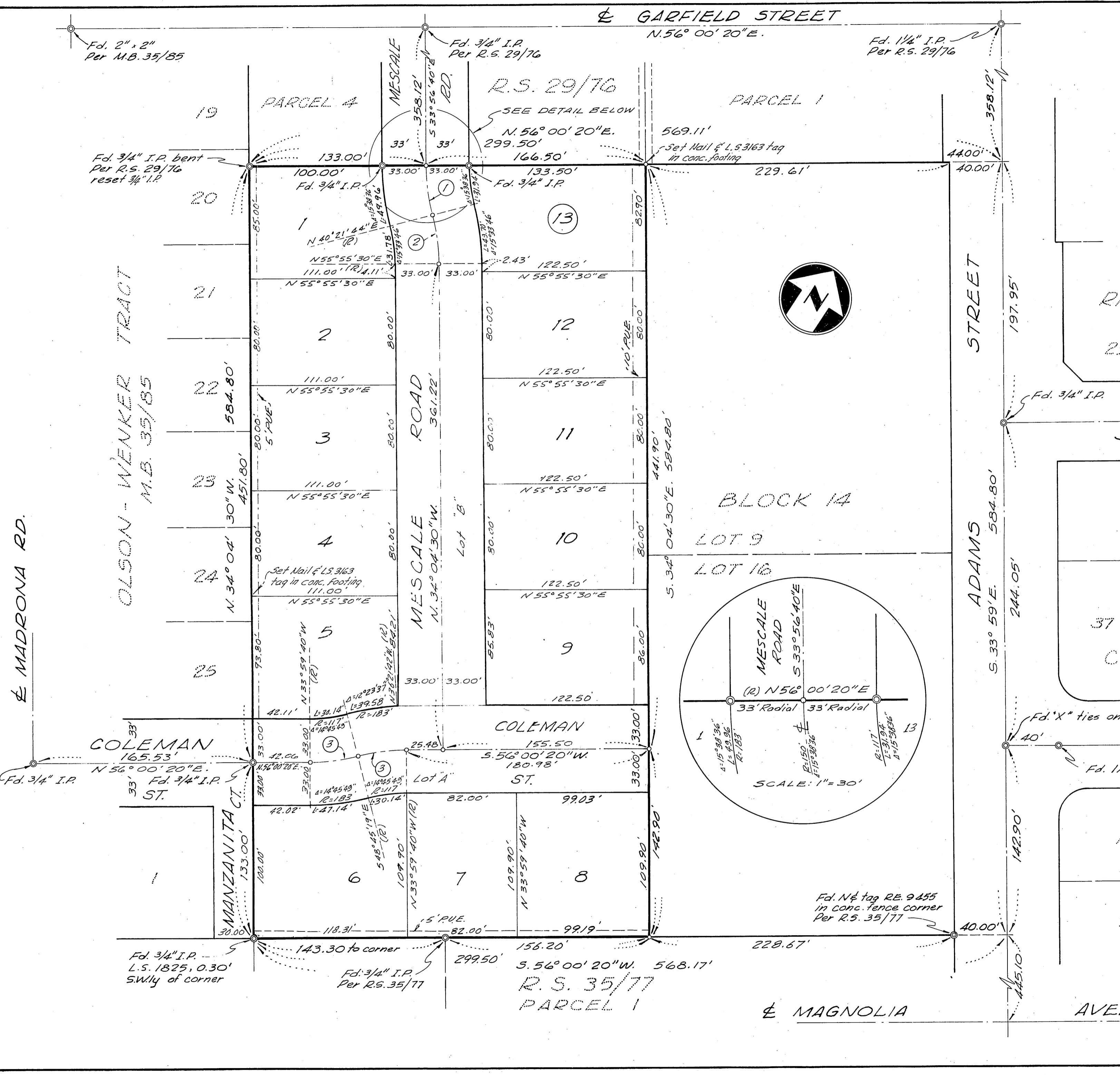
☐ GARFIELD STREET

IN THE CITY OF RIVERSIDE

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CRAWLEY & HAWKINS ENGINEERS AND SURVEYORS  
DECEMBER, 1964  
SCALE: 1"=50'



RIVIERA ESTATES  
M.B. 37/43

MARIE STREET

COLEMAN  
37 36

COLEMAN STREET

OAKS  
M.B. 28/50

CURVE DATA				
No.	Δ	R	T	L
1	15°38'36"	150'	20.60'	40.95'
2	15°33'46"	150'	20.50'	40.74'
3	14°45'49"	150'	19.43'	38.64'

- Notes:
- Bearings are based on the ☐ of Adams St. being S. 33°59'00"E per Record of Survey 29/76.
  - 2x2 Redwood stakes, tagged L.S. 3163, set at all Lot Corners, unless noted otherwise.
  - o - Denotes 3/4" I.P. set - Tagged L.S. 3163, set, unless noted otherwise.

☐ MADRONA RD.

OLSON-WENKER TRACT  
M.B. 35/55

M.B. 52/63  
3009-A

M.B. 52/63