

IN THE CITY OF RIVERSIDE

TRACT NO. 3176

A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 5 WEST, SAN BERNARDINO BASE AND MERIDIAN

SHEETS 1 of 2 SHEETS

FILED
ON MARCH 17, 1965

At 11:30 A.M.

W. D. BALOGH
County Recorder
By Deane B. Vaughan
Deputy
Fee \$ 7.00
No. 30588
Filed by City Clerk

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

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 the construction and maintenance of public utilities the 5' and 10' easements shown by broken lines and designated "5' P.U.E." and "10' P.U.E."

James F. McCoun Ernest J. Werner
Edna L. McCoun Christine B. Werner

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.
On this 13th day of February, 1965, before me _____ a Notary Public in and for said County and State, residing therein and duly commissioned and sworn, personally appeared James F. McCoun and Edna L. McCoun known to me to be the persons whose names are subscribed to the within instrument and they acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.
Lloyd G. Cochran
Notary Public
My Commission Expires January 14, 1969

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } S.S.
On this 13th day of February, 1965, before me _____ a Notary Public in and for said County and State, residing therein and duly commissioned and sworn, personally appeared Ernest J. Werner and Christine B. Werner known to me to be the persons whose names are subscribed to the within instrument and they acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.
Lloyd G. Cochran
Notary Public
My Commission Expires January 14, 1969

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 4th day of Feb., 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 128 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 8th day of March, 1965. William C. Rost
Director of Public Works, City of Riverside

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 9th day of March, 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, except taxes and special assessments now a lien but not yet payable which are estimated to be \$ 400.00.
Dated this 2nd day of March, 1965. Donna M. Souer
County Tax Collector
By W. J. Strode Deputy

TAX BOND CERTIFICATE

I hereby certify that a bond in the sum of \$ 400.00 has been (executed and filed) deposited with the Board of Supervisors of the County of Riverside, State of California, conditioned upon the payment of all taxes, State, County or local and all special assessments payable as taxes, which at the time of filing of the annexed map with the County Recorder are a lien against said property but not yet payable, said bond has been duly approved by said Board of Supervisors.
Dated this 15th day of March, 1965. Donald D. Sullivan
County Clerk and ex-officio Clerk of the Board of Supervisors
By M. G. Venson Deputy

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 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 2nd day of March, 1965. Ernest C. Rost
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 17th day of December, 1964. Thomas M. Borson
Director of Planning, City of Riverside

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 3rd day of February, 1965. Rui Louis
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. 3176, 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 9th day of March, 1965. Virginia J. Strohecker
City Clerk of the City of Riverside, California

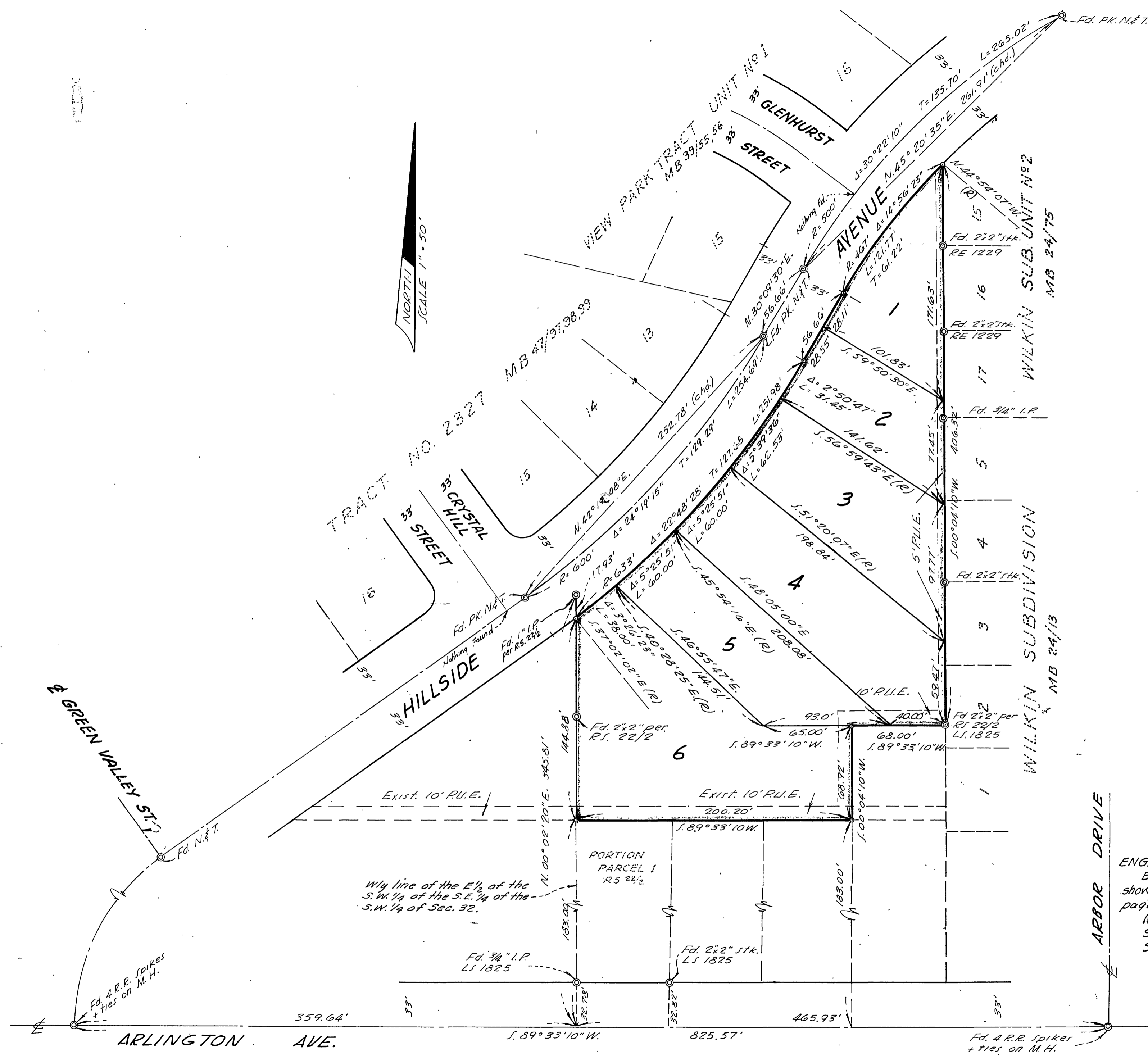
ENGINEERS CERTIFICATE

I hereby certify that I am a Registered Civil Engineer in the State of California and that this map consisting of two (2) sheets correctly represents a survey made under my supervision during November, 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 and they are sufficient to enable this survey to be retraced.
Dated this 16th day of November, 1964. George O. Crawley
Registered Civil Engineer No. 9455

TRACT N° 3176

A subdivision of a portion of the S.E. 1/4 of the S.W. 1/4 of Section 32, T. 2 S., R. 5 W., S. B. & M.
November, 1964

Scale: 1" = 50'
CRAWLEY & HAWKINS
Engineers and Surveyors



ENGINEERS NOTES

Basis for bearings shown on this map is the centerline of Arlington Ave. shown as S. 89° 33' 10" W. on map of Wilkin Sub. filed in Book 24 at page 13 of Maps, records of Riverside County, California.

Monuments found as noted shown thus ○

Set 3/4" iron pipe and tagged R.E. 9455 at all points shown thus ○

Set 2x2 redwood stake tagged R.E. 9455 at all lot corners unless otherwise shown.

Handwritten initials and signature: JHP wdg