

# TRACT NO 3181

BEING A SUBDIVISION OF LOTS 8 & 9 AND PORTIONS OF LOTS 1, 2, 3, 4, 7 & 10, ALL IN BLOCK 48 AND PORTIONS OF LOTS 7 & 8, BLOCK 45 AND PORTIONS OF LOTS 1, 2, 3, 5 & 6, BLOCK 51, TOGETHER WITH PORTIONS OF LETTERED LOTS NN & OO, ALL OF LA SIERRA GARDENS, RECORDED IN BOOK 11, PAGES 42 TO 50, INCLUSIVE OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

OCTOBER 1964

TECHNOLOGICAL ENGINEERING CORP.

**FILED**  
On MARCH 23 1965

At 4:00 P.M.  
W.D. BALOGH  
County Recorder  
By Carson B. Vaughn  
Deputy  
Fee \$ 9.00  
No. 01983  
Filed by Gay Clark  
Sub. GTEC By S.T.I. Co.

### 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 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 F inclusive, and for construction and maintenance of public utilities, the public utility easements designated as "5' P.U.E." and also hereby offer for dedication to the public use for street purposes Lot G (one foot barrier strip).

SIERRA DOWNS INC., a corporation

(Owner)

L.B. Harbour, Jr.  
President

Merrill Butler, Jr.  
Secretary

UNITED CALIFORNIA BANK, a California corporation (Trustee)  
under deed of trust recorded December 19, 1964 as instrument No. 150329 records of Riverside County, Book 2880, Page 497.

W. E. Canham  
Vice President

Harold S. Bauer  
Asst. Vice President

### CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held November 5, 1964

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 is substantially the same as it appeared on the tentative map and any approved alteration thereof; that all provisions of Chapter 128 (subdivision Map Act), Statutes of 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 March 11, 1965

W. M. Matlock  
Director of Public Works

### 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 March 5, 1965

Everett C. Ross  
Superintendent of Light and Water Department of the City of Riverside

### 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 March 5, 1965

Bill Ross  
Street Superintendent

### LAND SURVEYOR

I hereby certify that I am a Licensed Land Surveyor of the State of California and that this map consisting of three sheets correctly represents a survey made under my supervision during October, 1964; 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 February 3, 1965

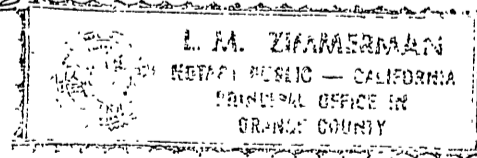
Halph Louie  
Licensed Land Surveyor No. 2427

State of California }  
County of Orange } ss

On this 7th day of February, 1965, before the undersigned, a Notary Public in and for said county and state personally appeared L.B. Harbour, Jr. known to me to be the President and Merrill Butler, Jr. known to me to be the Secretary of Sierra Downs, Inc., the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation herein named, and acknowledged to me that such corporation executed the same.

WITNESS my hand and official seal

L. A. Zimmerman

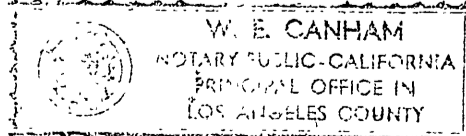


My Commission expires December 7, 1966

State of California }  
County of Riverside } ss

On this 26th day of February, 1965, before me the undersigned, a Notary Public in and for said county and state personally appeared Colleen R. Larson known to me to be the Vice President and Harold S. Bauer known to me to be the Asst. Vice President of United California Bank, the corporation that executed the within instrument, known to me to be persons who executed the within instrument on behalf of the Corporation herein named, and acknowledged to me that such Corporation executed the same.

WITNESS my hand and official seal.



W. E. Canham  
Notary Public in and for said county and State  
My Commission expires

### 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 16th day of March, 1965.

City Clerk of the City of Riverside, Calif.

Virginia J. Strohecker

### RESOLUTION OF ACCEPTANCE

RESOLVED: that this map consisting of 3 sheets be and the same is hereby accepted as the official map of TRACT No. 3181 and the streets and public utility easements hereon, are hereby accepted as public streets and public utility easements, except Lot G

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 the City thereto.

I hereby certify that the foregoing resolution was accepted by the Mayor and the Council of the City of Riverside, this 16th day of March, 1965

City Clerk of the City of Riverside, Calif.

Virginia 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 \$1600.00

Dated MARCH 5, 1965

Donna M. Bouer COUNTY TAX COLLECTOR  
Glady S. Stark

### TAX BOND

I hereby certify that a bond in the sum of \$1600.00 has been filed with the Board of Supervisors of the County of Riverside, State of California, conditioned on 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 March 22, 1965

Donald D. Sullivan  
County Clerk and ex-officio Clerk of the Board of Supervisors

By Deputy 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, bond 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 March 5, 1965

H. E. Brewer  
City Treasurer

SCALE 1"=60'

IN THE CITY OF RIVERSIDE

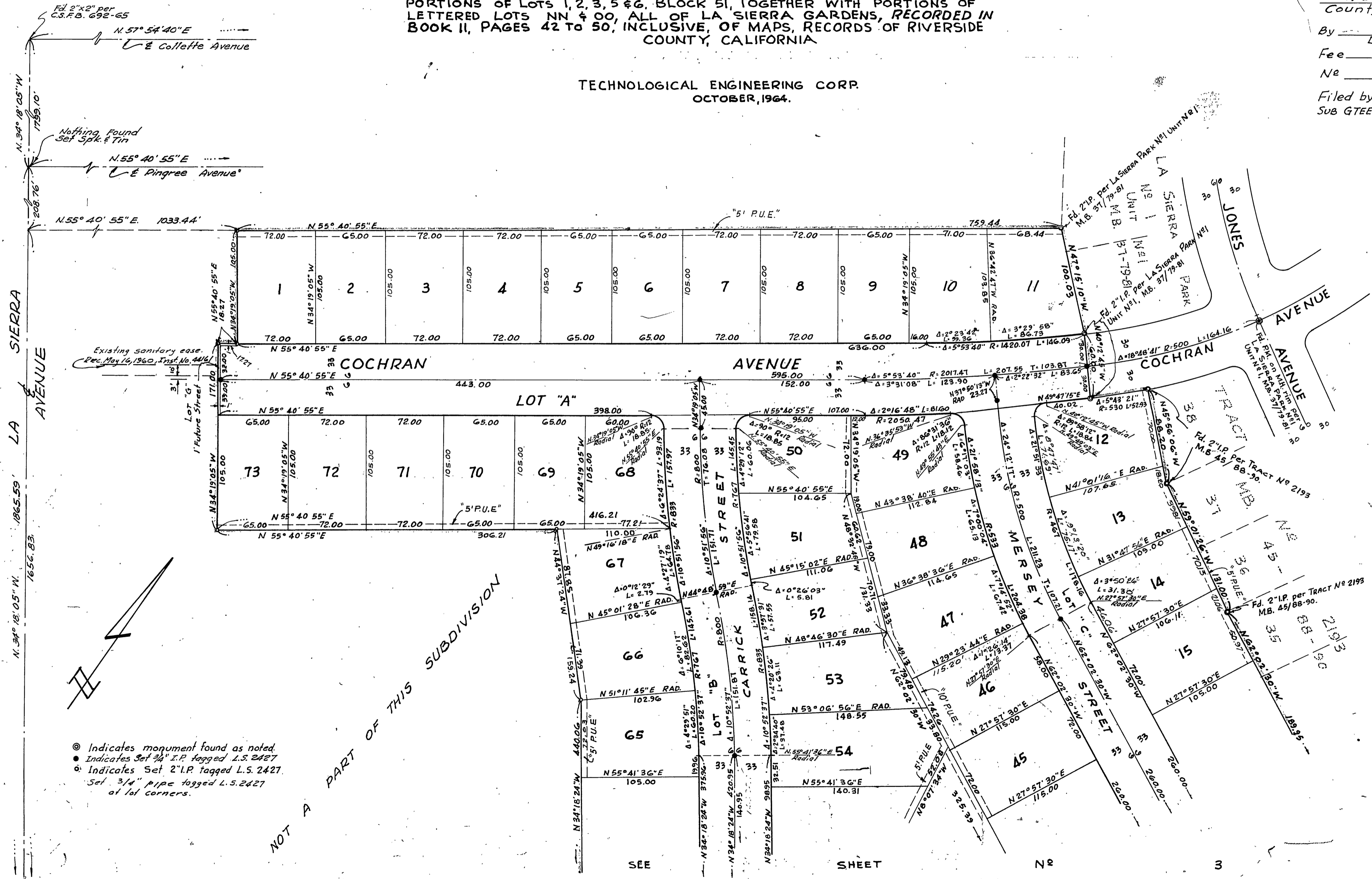
SHEET 2 OF 3 SHEETS

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TECHNOLOGICAL ENGINEERING CORP.  
OCTOBER, 1964.

**FILED**  
On \_\_\_\_\_ 19\_\_\_\_  
At \_\_\_\_\_  
W.D. BALOGH  
County Recorder  
By \_\_\_\_\_ Deputy  
Fee \_\_\_\_\_  
Ne \_\_\_\_\_  
Filed by \_\_\_\_\_  
Sub GTEE \_\_\_\_\_



- ⊙ Indicates monument found as noted.
- Indicates Set 3/4" I.P. tagged L.S. 2427
- Indicates Set 2" I.P. tagged L.S. 2427
- Set 3/4" pipe tagged L.S. 2427 at lot corners.

NOT A PART OF THIS SUBDIVISION

SEE

SHEET

NR

3

SCALE 1"=60'

IN THE CITY OF RIVERSIDE

SHEET 3 OF 3 SHEETS

# TRACT NO. 3181

BEING A SUBDIVISION OF LOTS 8 & 9 AND PORTIONS OF LOTS 1, 2, 3, 4, 7 & 10, ALL IN BLOCK 48 AND PORTIONS OF LOTS 7 & 8, BLOCK 45 AND PORTIONS OF LOTS 1, 2, 3, 5 & 6, BLOCK 51, TOGETHER WITH PORTIONS OF LETTERED LOTS NN & OO, ALL OF LA SIERRA GARDENS, RECORDED IN BOOK II, PAGES 42 TO 50, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

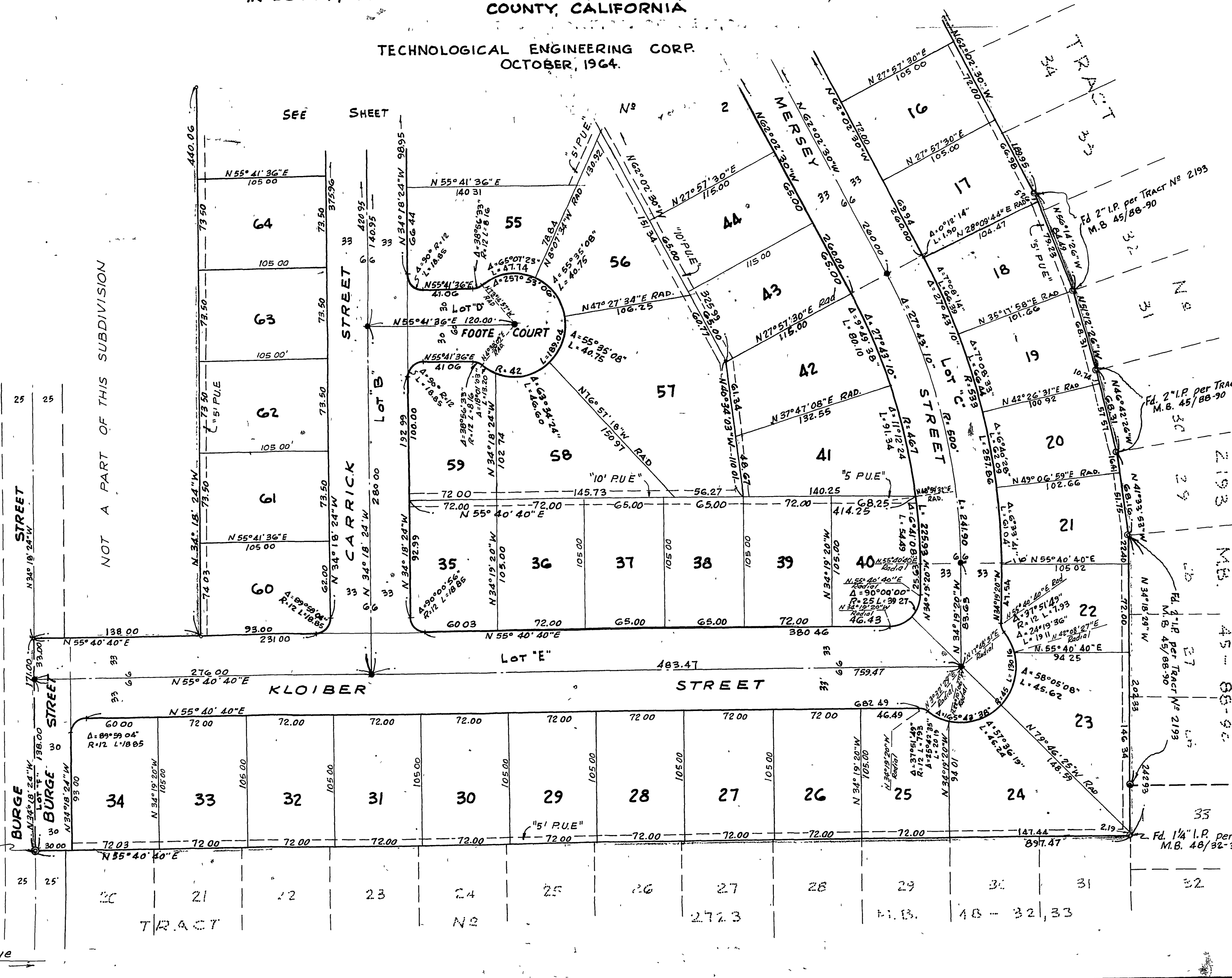
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By \_\_\_\_\_ Deputy  
Fee \_\_\_\_\_  
No \_\_\_\_\_  
Filed by \_\_\_\_\_  
Sub GTEE \_\_\_\_\_

LA SIERRA AVENUE

1865.59  
1656.83'



NOT A PART OF THIS SUBDIVISION

Fd. 1 1/4" I.P. per Tract No 2723, M.B. 48/32-33

Set Spk & Tin per C.S.F.B. 692-65  
Magnolia Avenue  
N. 55° 40' 40" E

⊙ Indicates monument found as noted.  
● Indicates Set 3/4" I.P. tagged L.S. 2427  
○ Indicates Set 2" I.P. tagged L.S. 2427  
Set 3/4" Pipe tagged L.S. 2427 at lot corners.  
Bearings are based on the Northerly line of Tract No. 2723 Map, Book 48, Pages 32, 33 records of Riverside County, being N. 55° 40' 40" E

Fd. 1 1/4" I.P. per Tract No 2723, M.B. 48/32-33