

# IN THE CITY OF RIVERSIDE TRACT 3008

BEING A PORTION OF LOTS 2, 3, AND 17 AND THE 20' ROAD OF MONTE VISTA TRACT, MAP BOOK 6, PAGE 20, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 32, T2S, R4W, S.B.B. & M.

APRIL, 1965 SCALE: 1" = 100'

J.F. DAVIDSON ASSOCIATES

**FILED**  
on JUNE 3, 1965

At 11:05 AM M.  
By W.D. BALOGH  
County Recorder  
By Lacon B. Vaughn  
Deputy  
Fee \$ 7.00  
No. 6144  
Filed by City Clerk  
Sub. Glee. T. J. & T. 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 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 line and that we hereby offer for dedication for public use for street purposes lots A to C inclusive and for the construction and maintenance of all public utilities public utility easement designated as "P.U.E." Additional public utility easements shall be granted as required as individual lots are developed. While all of Canyon Crest Drive and El Cerrito Drive within this subdivision remain public highways and for such time only, we abandon all easements of vehicular ingress and egress to said Canyon Crest Drive and El Cerrito Drive so that owners of lots abutting these highways during such time will have no rights of vehicular access whatever in the highways as such except the general easement of travel which belongs to the whole public. If any change of alignment or width of such highway results in the vacation of any part thereof within this subdivision, such vacation terminates the above dedication as to the part vacated.

M & G PROPERTIES Inc. a California Corporation  
By O.P. Ladd VICE - President By Thomas E. Harris ASST - Secretary

FINANCIAL AND TRANSPORT SERVICES Inc. a California Corporation as Trustee under Deed of Trust recorded July 29, 1964 in Book 3760 at page 77, Official Records of Riverside County, California  
By W.D. Johnson VICE - President By John L. ... ASST. SECRETARY

STATE OF CALIFORNIA } SS  
COUNTY OF RIVERSIDE }  
On JANUARY 29, 1964, before me, G. EARL ROBERTS a Notary Public in and for said County and State, personally appeared O.P. LADD known to me to be the VICE - PRESIDENT, and THOMAS E. HARRIS known to me to be the ASSISTANT SECRETARY of 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 same, 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.

G. Earl Roberts G. Earl Roberts  
Notary Public in and for said County and State  
OFFICIAL SEAL  
G. EARL ROBERTS  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
RIVERSIDE COUNTY

STATE OF CALIFORNIA } SS  
COUNTY OF LOS ANGELES }  
On MAY 5, 1964, before me THE UNDERSIGNED a Notary Public in and for said County and State, personally appeared K.D. JOHNSON known to me to be the VICE PRESIDENT and ICHIRO YOSHIMOTO known to me to be the ASST. SECRETARY of 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 same 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.  
My Commission expires MAY 12, 1968

Catherine Monarch  
Notary Public in and for said County and State  
OFFICIAL SEAL  
CATHERINE MONARCH  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
LOS ANGELES COUNTY

### CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held October 8<sup>th</sup>, 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 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 No 1328 of the City of Riverside, California, and all amendments thereto have been complied with; that plans and specifications for drains, 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 shown on said map are correct in form and contents and are approved; and I am satisfied that this map is technically correct.

Dated May 24<sup>th</sup>, 1965  
J.P. ...  
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 May 29, 1965  
R.W. ...  
Street Superintendent

### 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 all water mains and laterals to the curb line on all streets shown on said map; that all P.U.E. 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 May 19, 1965  
Everett ...  
Superintendent of Light and Water Dept.,  
City of Riverside, California.

### 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 upon said property.  
Dated Jan 29, 1965  
H. E. Brewer  
CITY TREASURER

### CITY CLERK

I, Virginia 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, State of California, this 25<sup>th</sup> day of MAY, 1965.  
VIRGINIA J. STROHECKER, City Clerk  
By James D. Black  
Assistant City Clerk of the City of Riverside, California

### RESOLUTION OF ACCEPTANCE

RESOLVED: That this map consisting of 2 ( ) sheets be, and the same is hereby accepted as the official map of Tract 3008 and the streets and easements are hereby accepted as public streets and 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, State of California, and affix the official 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 25<sup>th</sup> day of MAY, 1965.  
VIRGINIA J. STROHECKER, City Clerk  
By James D. Black  
Assistant City Clerk of the City of Riverside, California.

### 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 the within map for unpaid State, County, Municipal or Local taxes or special assessments collected as taxes, except taxes and special assessments collected as taxes now a lien but not yet payable, which are estimated to be \$ 1000.

Dated APRIL 14, 1965  
Dorinda M. BoubR, County Tax Collector  
By Glady ... Deputy

### TAX BOND

I hereby certify that a bond in the sum of \$ 1000.00 has been executed and filed 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 June 1, 1965  
DONALD D. SULLIVAN  
County Clerk and ex-officio  
Clerk of the Board of Supervisors.  
By Regina Hughes Deputy

### 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 August of 1964; that all monuments shown hereon actually exist and their positions are correctly shown.

George E. McCarty  
Registered Civil Engineer No. 10088

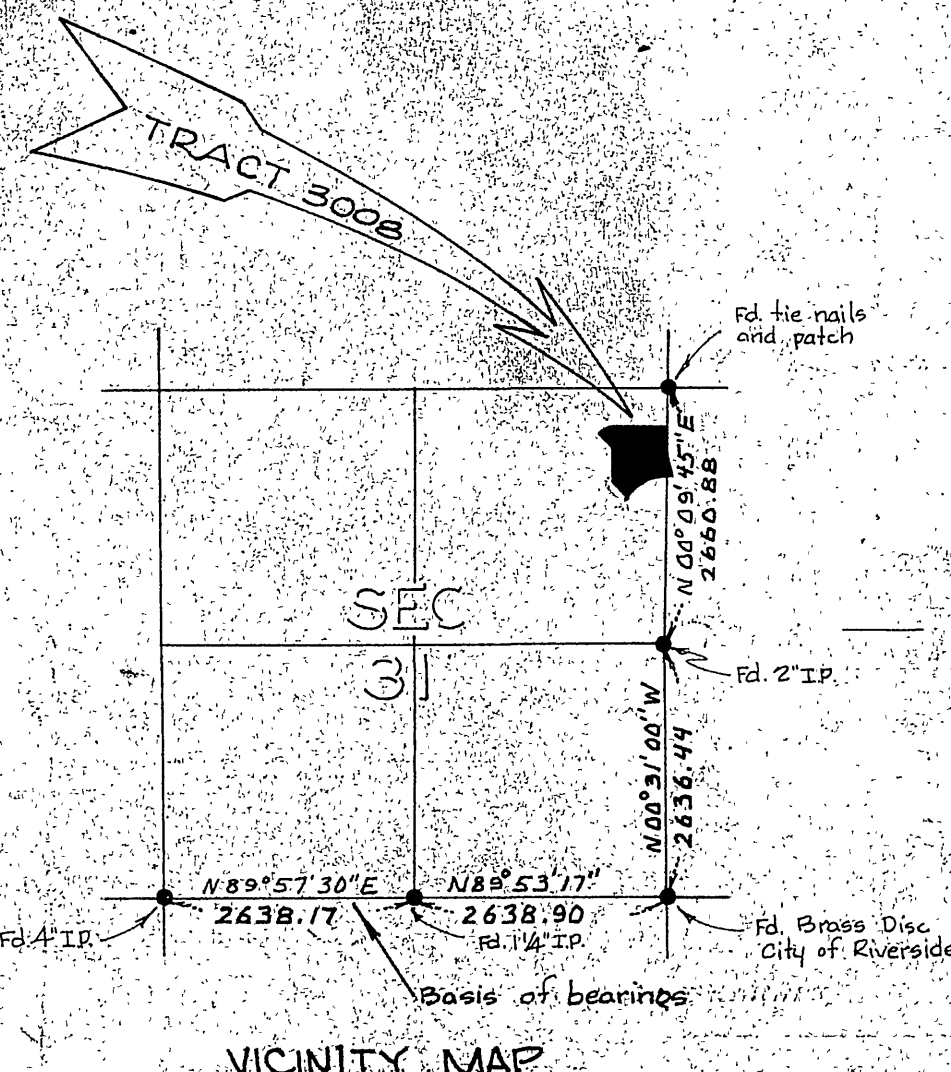
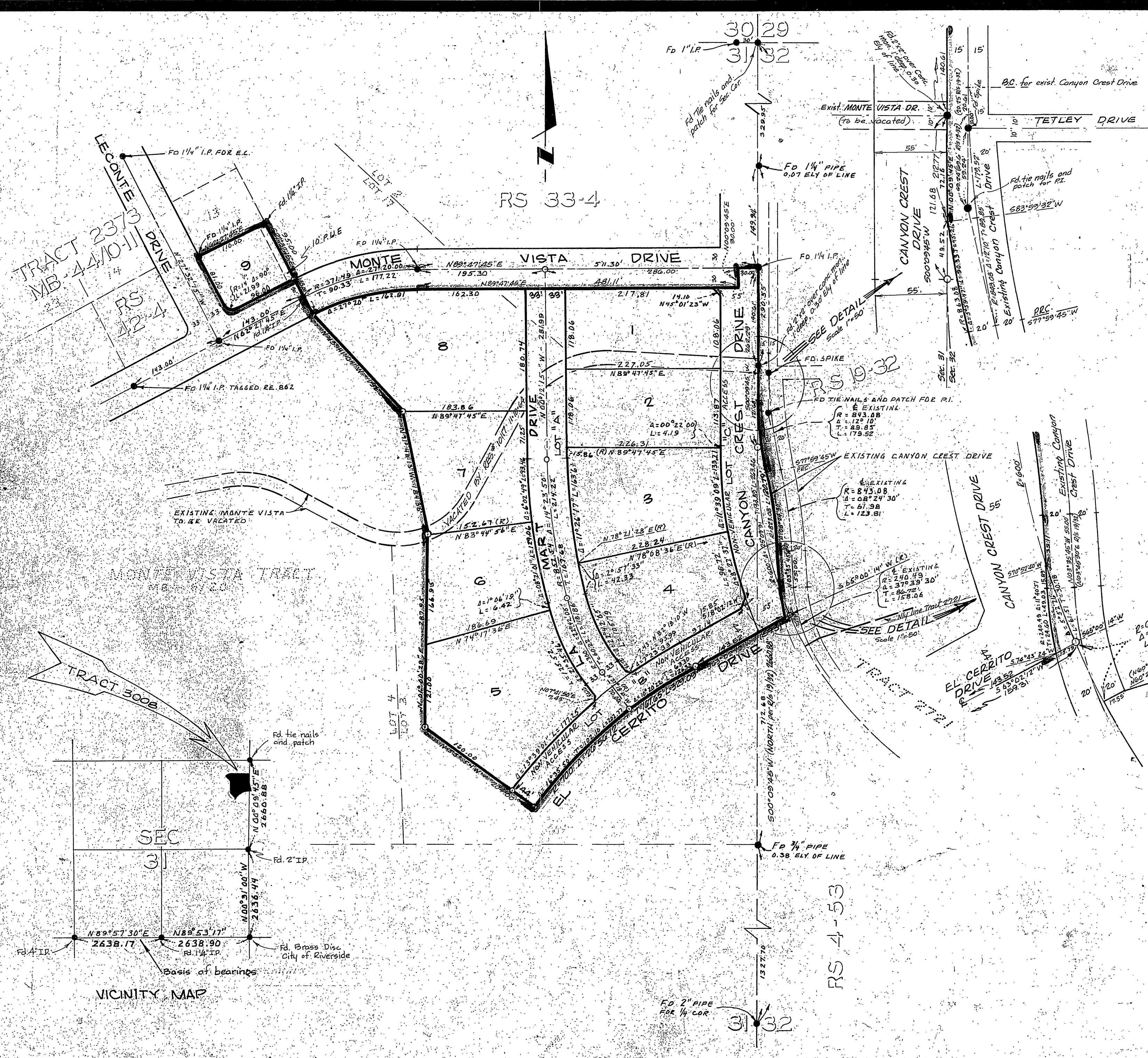


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**ENGINEERS NOTE**

BASIS OF BEARINGS IS TAKEN AS THE SLY. LINE OF THE SW 1/4 OF SEC. 31, WHICH BEARS N89°57'30"E AS SHOWN ON THE RECORD MAP OF TRACT 2A16, M.B. 45/70-72, RECORDS OF RIVERSIDE COUNTY, CALIF. (SEE VICINITY MAP)

● DENOTES MONUMENT FOUND AS NOTED:  
 ○ DENOTES 3/4" I.P. SET AND TAGGED R.E. 862  
 2"x2" REDWOOD STAKES, PAINTED YELLOW AND TAGGED R.E. 862 SET AT ALL LOT CORNERS

RECEIVED