

IN THE CITY OF RIVERSIDE TRACT NO 3151

BEING A SUBDIVISION OF PORTIONS OF LOTS 11, 14, AND 15 OF BLOCK 28 OF THE R.L. & I. COMANY LANDS, PER M.B. 1, PAGE 70, SAN BERNARDINO COUNTY RECORDS. ALSO LOTS D, E, AND F, AS SHOWN BY TRACT NO. 2155, PER M.B. 46, PAGES 30 THROUGH 31, RIVERSIDE COUNTY RECORDS, AND A PORTION OF THE NW 1/4 OF SECTION 19 AND THE SW 1/4 OF SECTION 18, T.3S., R.5W., S.B.B. & M.

- BY -
ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE CALIFORNIA
JANUARY 1965

FILED
JUN 30 1965

W.D. BALOGH
COUNTY RECORDER
By Agnes Hughes
AT: 2:55 PM
FEE: 7.00
No. - 75324
Filed By - City Clerk
Sub GEE: F.A.T.G.

OWNERSHIP CERTIFICATE

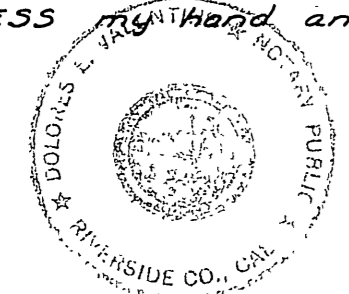
We hereby certify that we are the owners of or have some right, title or interest in the land included within the subdivision shown hereon; that we are the only persons whose consent is necessary to pass clear title to said land; that we consent to the making and recording of said map and subdivision as shown within the colored border line and that we hereby offer for dedication to public use for public utility purposes the areas designated "5x30' P.U.E."; "6' P.U.E."; "6' Air Easement" and "12' P.U.E."; and we also offer for dedication to public use for street purposes the areas designated "Lot A" to "Lot D" inclusive.

WESTERN DEVELOPMENT COMPANY, a limited partnership,
Ernest N. Oldham
A General Partner
SECURITY INVESTMENT COMPANY, a California corporation as Trustee,
Robert Roseenthal Terla M. Way

ACKNOWLEDGEMENT

State of California } S.S.
County of Riverside }
On June 7, 1965, before me, Dolores E. Valentine, a Notary Public in and for said County and State, personally appeared Ernest N. Oldham, known to me to be one of the partners of the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal:
Dolores E. Valentine
Notary Public in and for said County and State
My Commission Expires 2-30-66



ACKNOWLEDGEMENT:

State of California } S.S.
County of Riverside }
On June 4, 1965, before me, Terla M. Way, a Notary Public in and for said County and State, personally appeared Robert N. Roseenthal, known to me to be the Exec. Vice-Pres. and Terla M. Jackson, known to me to be the Cash 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 as Trustee.

WITNESS my hand and official seal:
Terla M. Way
Notary Public in and for said County and State
My Commission Expires 4-22-66

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held February 12, 1965.
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 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 and drains shown on said map are correct form and contents and are approved; and I am satisfied that this map is technically correct.

Dated June 18, 1965, Tom Brown
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 June 11, 1965, Tom Brown
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 June 16, 1965, Everett Root
SUPERINTENDENT OF THE 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 October, 1964; that all monuments shown hereon actually exist and their positions are correctly shown or will be placed within one (1) year from the recording of this map. The monuments will be sufficient to enable the survey to be retraced. The survey is true and complete as shown.

Dated MAY 27, 1965, Ernest N. Webb
REGISTERED CIVIL ENGINEER, NO 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 22 day of June, 1965.
Virginia J. Strohecker
City Clerk of the City of Riverside, California

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 No 3151 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 affixed the official seal of said City thereto.

I hereby certify that the foregoing resolution was accepted by the Mayor and Council of the City of Riverside this 22 day of June, 1965.
Virginia J. Strohecker
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 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 \$ 3,000.

Dated JUNE 2, 1965, Donna M. Bouer
County Tax Collector
By Glady J. Stark, Deputy

TAX BOND

I hereby certify that a bond in the sum of \$ 3,000.00 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 JUNE 28, 1965, Donald D. Sullivan
County Clerk and ex-officio Clerk of the Board of Supervisors
By Agnes Hughes, 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 June 11, 1965, H. E. Brewer
CITY TREASURER

IN THE CITY OF RIVERSIDE

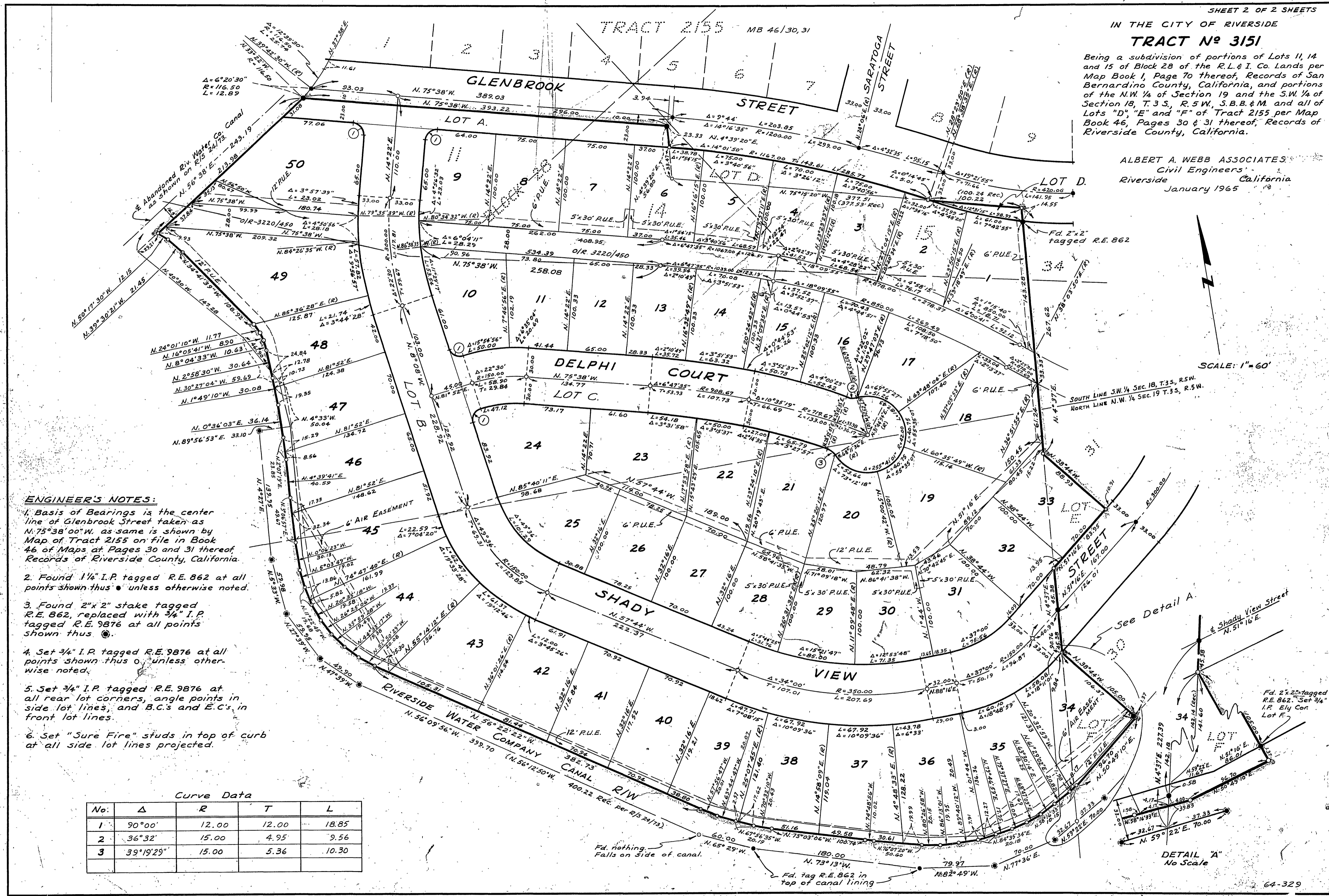
TRACT No 3151

Being a subdivision of portions of Lots 11, 14 and 15 of Block 28 of the R.L. & I. Co. Lands per Map Book 1, Page 70 thereof, Records of San Bernardino County, California, and portions of the N.W. 1/4 of Section 19 and the S.W. 1/4 of Section 18, T.3 S., R.5 W., S.B.B. & M. and all of Lots "D", "E" and "F" of Tract 2155 per Map Book 46, Pages 30 & 31 thereof, Records of Riverside County, California.

ALBERT A. WEBB ASSOCIATES
Civil Engineers
Riverside California
January 1965

SCALE: 1"=60'

TRACT 2155 MB 46/30,31



ENGINEER'S NOTES:

1. Basis of Bearings is the center line of Glenbrook Street taken as N. 75° 38' 00" W. as same is shown by Map of Tract 2155 on file in Book 46 of Maps at Pages 30 and 31 thereof, Records of Riverside County, California.
2. Found 1 1/4" I.P. tagged R.E. 862 at all points shown thus ● unless otherwise noted.
3. Found 2"x2" stake tagged R.E. 862, replaced with 3/4" I.P. tagged R.E. 9876 at all points shown thus ○
4. Set 3/4" I.P. tagged R.E. 9876 at all points shown thus ○, unless otherwise noted.
5. Set 3/4" I.P. tagged R.E. 9876 at all rear lot corners, angle points in side lot lines, and B.C.'s and E.C.'s in front lot lines.
6. Set "Sure Fire" studs in top of curb at all side lot lines projected.

Curve Data

No.	Δ	R	T	L
1	90°00'	12.00	12.00	18.85
2	36°32'	15.00	4.95	9.56
3	39°19'29"	15.00	5.36	10.30

DETAIL "A"
No Scale