

# TRACT 3081

BEING A SUBDIVISION OF A PORTION OF THE SW 1/4 OF SEC. 29, AND A PORTION OF THE NW 1/4 OF SEC. 32, TOWNSHIP 2 SOUTH, RANGE 4 WEST, S.B.B. & M.

MAY, 1965

HUGH M. GALLAHER  
R.C.E. 7304

SCALE 1" = 50'

**FILED**  
on May 18, 1965  
At 2:30 P.M.

W.D. Bolash  
County Recorder  
By Clara Walker  
Deputy  
Fee \$ 11.00  
No 95699  
Filed by City Clerk  
Sub. Guar. S.T.I. Co.

### ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF FOUR SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING MAY, 1965, THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN OR WILL BE IN PLACE WITHIN ONE YEAR FROM THE RECORDATION OF THIS MAP.

Hugh M. Gallaher  
REGISTERED CIVIL ENGINEER NO. 7304

### OWNERS CERTIFICATE

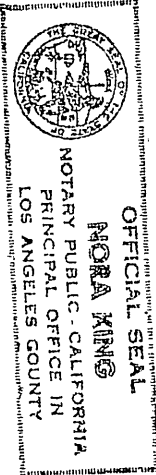
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE SOME RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED IN THE SUBDIVISION SHOWN ON THE MAP HEREON, THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE HEREBY CONSENT TO THE MAKING OF THE MAP AND SUBDIVISION AS SHOWN WITHIN THE COLORED BORDERLINES, AND WE HEREBY OFFER FOR DEDICATION FOR PUBLIC USE, LOTS A, B, C, D, E, F, G, H, AND I FOR STREET PURPOSES, AND FOR CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES, THE PUBLIC UTILITY EASEMENTS AS SHOWN BY DASHED LINES AND DESIGNATED AS 5' X 25' AND 6' X 6' RUE'S AND FURTHER THE UNDERSIGNED OWNERS, OR SUCCESSORS, AND ASSIGNS IN INTEREST HEREBY RELEASE AND RELINQUISH ALL VEHICULAR ACCESS RIGHTS TO CANYON CREST DRIVE (LOT H) FROM LOTS 1, G2, G3, F65 AND TO EL CERRITO DRIVE (LOT E) FROM LOTS 30-34 INCL, LOTS 43 AND 54.

DATED THIS 7th DAY OF May, 1965

INVESTORS GROWTH CORPORATION, A CALIFORNIA CORPORATION  
BY [Signature] Vice Pres BY [Signature] Secretary

### NOTARY ACKNOWLEDGEMENT

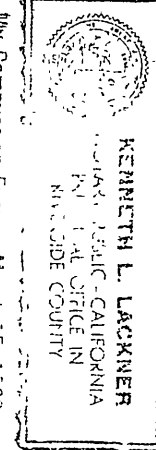
STATE OF CALIFORNIA } S.S.  
COUNTY OF RIVERSIDE }  
ON THIS 7th DAY OF May, 1965 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED R. B. Morey AND Roger C. Hooks KNOWN TO ME TO BE THE Vice President AND Secretary OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL.  
Nora King  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
MY COMMISSION EXPIRES NOVEMBER 1, 1968



SECURITY TITLE INSURANCE COMPANY, A CORPORATION TRUSTEE UNDER DEED OF TRUST RECORDED 12-11-64 AS INSTRUMENT NO. 148107 RIVERSIDE COUNTY RECORDS.

### NOTARY ACKNOWLEDGEMENT

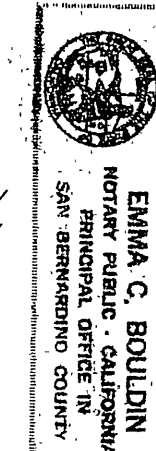
STATE OF CALIFORNIA } S.S.  
COUNTY OF RIVERSIDE }  
ON THIS 15th DAY OF May, 1965 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Carl A. Swerline AND Nelen E. Simon KNOWN TO ME TO BE THE Ass't Vice President AND Ass't Sec'y OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL.  
Deborah L. Lockner  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
MY COMMISSION EXPIRES MARCH 15, 1969



INDEPENDENT ENCUMBRANCE SERVICE, A CORPORATION TRUSTEE UNDER DEED OF TRUST AND RECORDED 12-11-64 AS INSTRUMENT NO. 148108, RIVERSIDE COUNTY RECORDS.

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.  
COUNTY OF SAN BERNARDINO }  
ON THIS 5 DAY OF MAY, 1965 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED John B. Surr AND Robert J. Gieschbach KNOWN TO ME TO BE THE PRESIDENT AND VICE PRESIDENT OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY LAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL.  
Emma C. Brault  
NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE  
MY COMMISSION EXPIRES APRIL 13, 1969



THE SIGNATURE OF SOUTHERN SIERRAS POWERS COMPANY HOLDER OF AN EASEMENT ACQUIRED BY A DEED RECORDED NOV. 7, 1930 IN BOOK 880 PAGE 95 OF DEEDS HAS BEEN OMITTED SINCE RIGHTS ACQUIRED CAN NOT RIPEN INTO A FEE. (SEE STATE MAP ACT SECTION 11587 (a) B & P.C.)

THE SIGNATURE OF RIVERSIDE TRUST COMPANY LTD. HOLDER OF AN EASEMENT ACQUIRED BY A DEED RECORDED APRIL 8, 1909 IN BOOK 294 PAGE 61 OF DEEDS HAS BEEN OMITTED. SINCE RIGHTS ACQUIRED CAN NOT RIPEN INTO A FEE. (SEE STATE MAP ACT SECTION 11587 (a) B & P.C.)

THE SIGNATURE OF CITY OF RIVERSIDE HOLDER OF EASEMENTS ACQUIRED BY DEEDS RECORDED MARCH 27 1964 AS INSTRUMENT NO. 38197 AND JUNE 12, 1964 AS INSTRUMENT NO. 78646 HAS BEEN OMITTED SINCE RIGHTS ACQUIRED CAN NOT RIPEN INTO A FEE. (SEE STATE MAP ACT SECTION 11587 (a) B & P.C.)

### RESOLUTION OF ACCEPTANCE

RESOLVED THAT THIS MAP CONSISTING OF FOUR SHEETS IS HEREBY ACCEPTED AS THE OFFICIAL MAP OF TRACT 3081 AND THE STREETS AND EASEMENTS ARE ACCEPTED AS PUBLIC STREETS AND EASEMENTS EXCEPTING THE 20 FOOT FLOOD CONTROL EASEMENT BETWEEN LOTS 48 AND 49 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 TO 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 7th DAY OF July, 1965  
Virginia J. Strohecker  
CITY CLERK OF THE CITY OF RIVERSIDE, CALIF.

### DIRECTOR OF PUBLIC WORKS CERTIFICATE

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 ALTERATION THEREOF, THAT ALL PROVISIONS OF CHAPTER 128 (SUBDIVISION MAP ACT) STATUTES OF CALIFORNIA 1943, AND OF ORDINANCE 1328 OF THE CITY OF RIVERSIDE CALIFORNIA, AND ALL AMENDMENTS THEREOF 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 SEWER 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 THIS 16th DAY OF July, 1965  
[Signature]  
DIRECTOR OF PUBLIC WORKS

### PLANNING DIRECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS MAP IS AS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION AT ITS MEETING HELD ON THE 15th DAY OF March, 1965  
Thomas M. Brown  
RIVERSIDE CITY PLANNING DIRECTOR

### CITY CLERK

STATE OF CALIFORNIA } S.S.  
COUNTY OF RIVERSIDE }  
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 TRACT 3081. IN WITNESS WHEREOF I HEREBY SET MY HAND AND AFFIXED THE OFFICIAL SEAL OF THE CITY OF RIVERSIDE, STATE OF CALIFORNIA.  
DATED THIS 27th DAY OF July, 1965  
Virginia J. Strohecker  
CITY CLERK OF THE CITY OF RIVERSIDE, CALIF.

### 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 RUE 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 13 DAY OF July, 1965  
[Signature]  
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 BEEN PAID IN FULL. THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME ALIEN UPON SAID PROPERTY.  
DATED THIS 4 DAY OF May, 1965  
[Signature]  
CITY TREASURER  
BY H. E. Brewer

### 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 THIS 7 DAY OF May, 1965  
[Signature]  
STREET SUPERINTENDENT

### TAX COLLECTORS CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN UPON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, NOW ALIEN BUT NOT YET PAYABLE WHICH ARE ESTIMATED TO BE \$ 2700.00 DATED THIS 4 DAY OF May, 1965  
[Signature]  
COUNTY CLERK - COUNTY TAX COLLECTOR  
BY [Signature] DEPUTY

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 2700.00 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 RECORDERS, ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.  
DATED THIS 14th DAY OF JUNE, 1965

COUNTY CLERK AND EX-OFFICIO CLERK OF THE BOARD OF SUPERVISORS  
BY [Signature] DEPUTY

# TRACT 3081

BEING A SUBDIVISION OF A PORTION OF THE SW 1/4 OF SEC. 29, AND A PORTION OF THE NW 1/4 OF SEC. 32, TOWNSHIP 2 SOUTH, RANGE 4 WEST, S.B.B. & M.

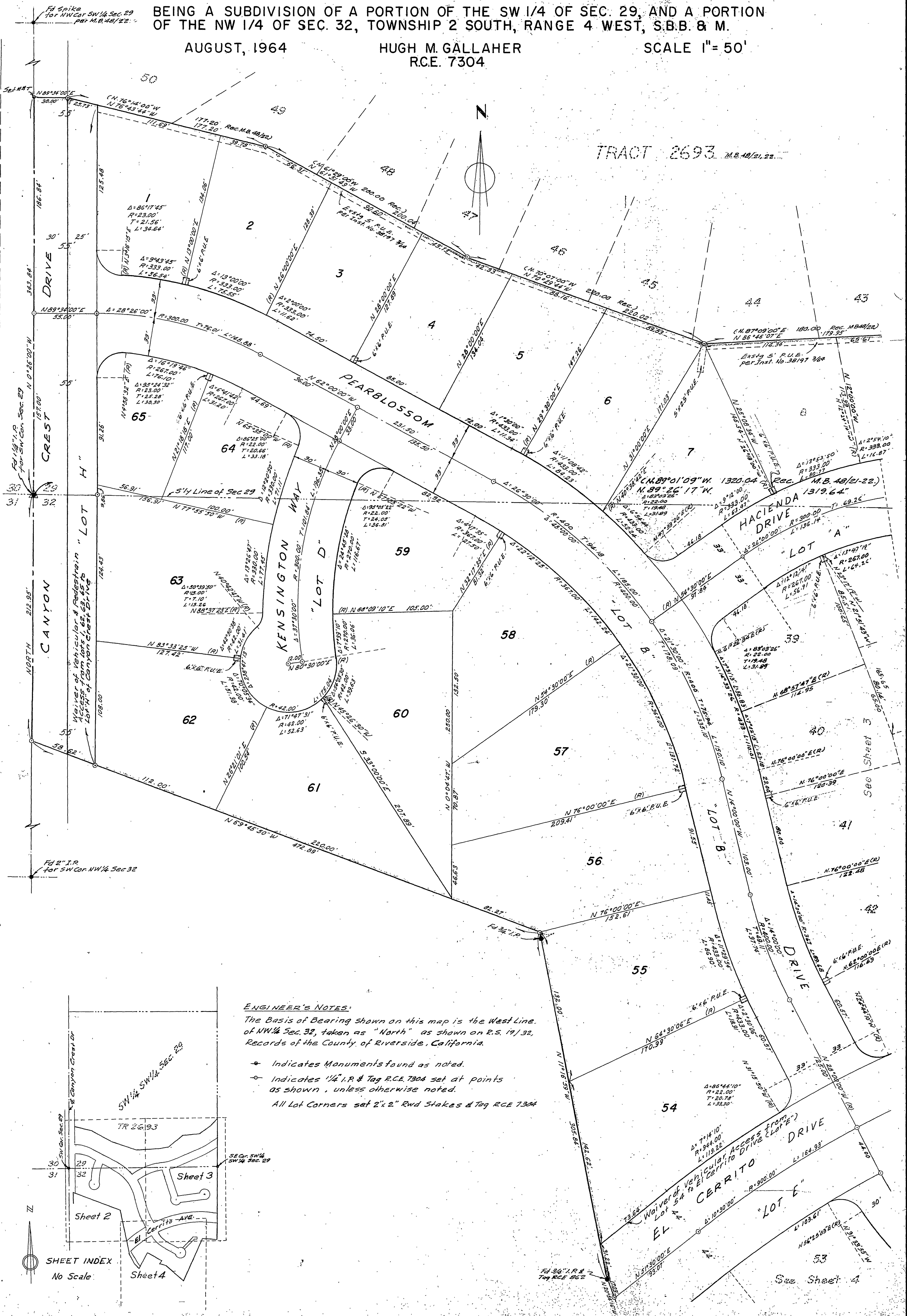
AUGUST, 1964

HUGH M. GALLAHER  
R.C.E. 7304

SCALE 1" = 50'

INDEXED

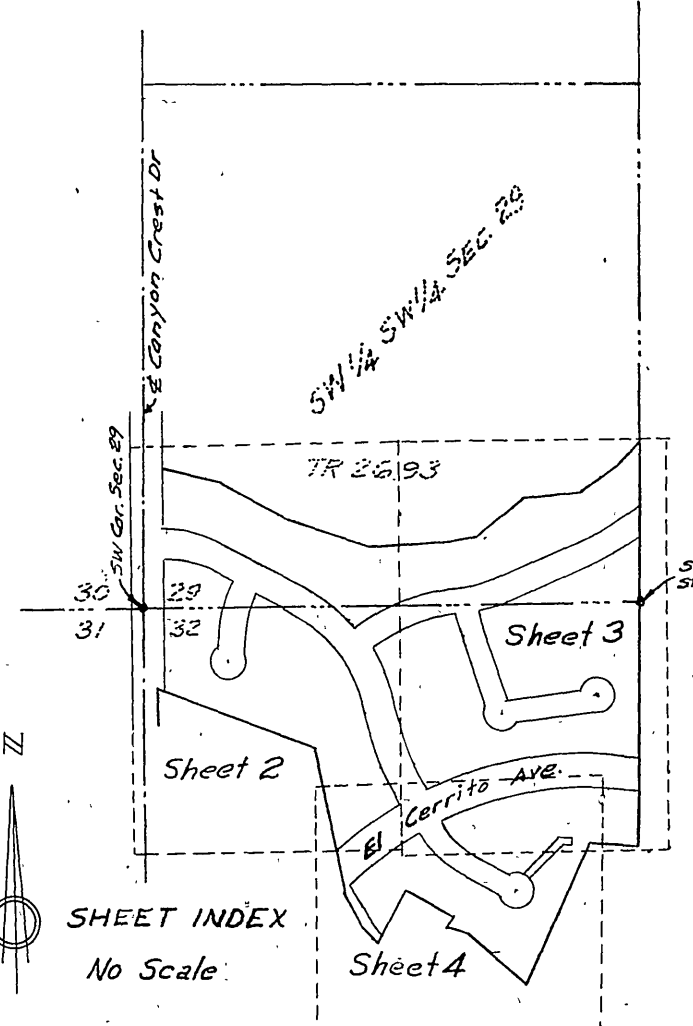
TRACT 2693 M.B. 48/21, 22



**ENGINEER'S NOTES:**  
 The Basis of Bearing shown on this map is the West Line of NW 1/4 Sec. 32, taken as "North" as shown on R.S. 17/32, Records of the County of Riverside, California.

- Indicates Monuments found as noted.
- Indicates 1/4" I.P. & Tag R.C.E. 7304 set at points as shown, unless otherwise noted.

All Lot Corners set 2" x 2" Rwd Stakes & Tag R.C.E. 7304



SHEET INDEX  
No Scale

13.66' Waiver of Vehicle Access from Lot 54 to El Cerrito Drive (Lot 44)  
 EL CERRITO DRIVE  
 LOT E

See Sheet 4

IN THE CITY OF RIVERSIDE

SHEET 3 OF 4

# TRACT 3081

BEING A SUBDIVISION OF A PORTION OF THE SW 1/4 OF SEC. 29, AND A PORTION OF THE NW 1/4 OF SEC. 32, TOWNSHIP 2 SOUTH, RANGE 4 WEST, S.B.B. & M.

AUGUST, 1964

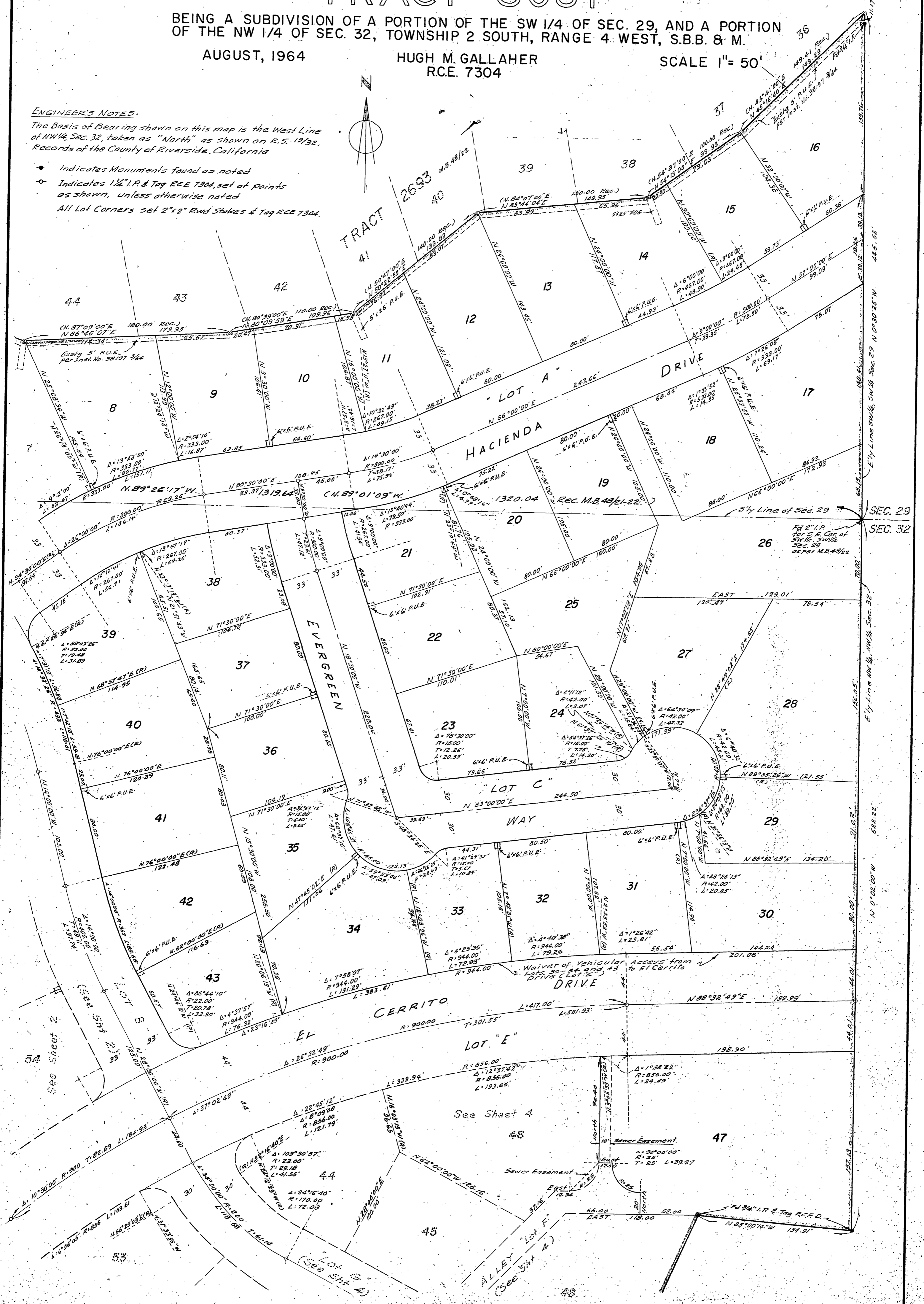
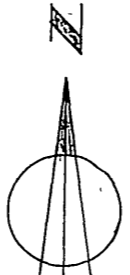
HUGH M. GALLAHER  
R.C.E. 7304

SCALE 1" = 50'

### ENGINEER'S NOTES:

The Basis of Bearing shown on this map is the West Line of NW 1/4 Sec. 32, taken as "North" as shown on R.S. 1932, Records of the County of Riverside, California

- Indicates Monuments found as noted
  - Indicates 1/2" I.P. & Tag R.C.E. 7304, set at points as shown, unless otherwise noted
- All Lot Corners set 2"x2" Rod Stakes & Tag R.C.E. 7304.



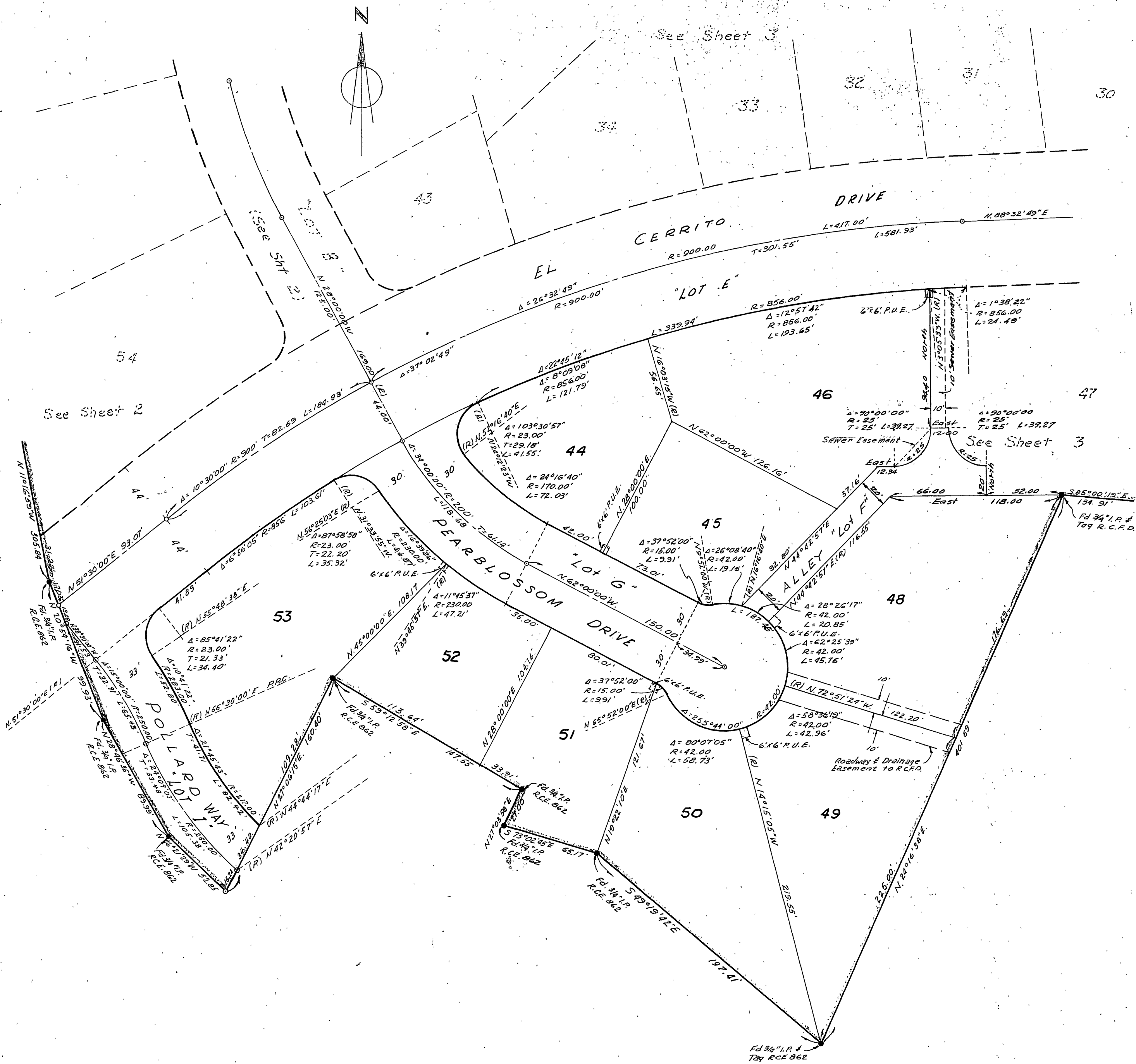
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AUGUST, 1964

HUGH M. GALLAHER  
R.C.E. 7304

SCALE 1"=50'



**ENGINEER'S NOTES:**

The Basis of Bearing shown on this map is the West Line of NW 1/4 Sec. 32, taken as "North" as shown on R.E. 19/32, Records of the County of Riverside, California.

- Indicates Monuments found as noted
  - Indicates 1/4" I.P. & Tag R.C.E. 7304 set at points as shown, unless otherwise noted
- All Lot Corners set 2"x2" Rwd. Stakes & Tag R.C.E. 7304