

M.B. 55/22 3405

55/22

SCALE 1"=60'

SHEET 1 OF 2 SHEETS

TRACT NO. 3405

FILED

IN UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA BEING A SUBDIVISION OF PORTIONS OF LOTS 13 AND 14, ALL IN BLOCK 52 OF THE LANDS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY AS SHOWN BY MAP ON FILE IN BOOK 1, PAGE 10 OF MAPS SAN BERNARDINO COUNTY RECORDS, SAID PROPERTY IS ALSO SHOWN BY MAP ON FILE IN BOOK 1, PAGE 44 OF MAPS OF RIVERSIDE COUNTY RECORDS.

ON December 14 1965

AT 2:45 P.M.

W.P. BALOGH
COUNTY RECORDER

BY Frank W. Richardson DEPUTY

FEE \$ 7.00

NO. 13320

FILED BY County Clerk

VOORHEIS - TRINDLE - NELSON, INC.

OWNERS CERTIFICATE:

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP, THAT WE ARE THE ONLY PERSONS WHOSE CONSENTS ARE NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE HEREBY CONSENT TO THE MAKING AND FILING OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE BLUE BORDER LINE, AND WE HEREBY OFFER FOR DEDICATION TO PUBLIC USE FOR STREET PURPOSES, LOTS "A" TO "H" INCLUSIVE AND FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES THE 6' FOOT, 10' FOOT AND 12' FOOT PUBLIC UTILITY EASEMENTS SHOWN ON THE MAP AS 6' P.U.E., 10' P.U.E. AND 12' P.U.E., AND WE HEREBY OFFER FOR DEDICATION ALL ACCESS RIGHTS TO AND FROM LOT "A" (LINCOLN STREET) ADJACENT TO LOTS 38, 39 AND 40, AND LOT "D" (INDIANA AVENUE) ADJACENT TO LOTS 1, 10, 11, 20, 21, 30, 31, 40, 41 AND 42 TO THE COUNTY OF RIVERSIDE AND WE HEREBY OFFER FOR DEDICATION THE 20' FOOT EASEMENTS FOR DRAINAGE, SANITARY SEWER, AND WATERLINE PURPOSES TO PUBLIC USE.

HOME & COUNTRY DEVELOPMENT CO., A PARTNERSHIP COMPOSED OF HOMES & COUNTRY, INC., A CALIFORNIA CORPORATION

F. K. Shepard
F. K. SHEPARD, SECRETARY

AND FAME ENGINEERING, INC., A CALIFORNIA CORPORATION

R. R. Nelson Kenneth W. Carlson
R. R. NELSON, PRESIDENT KENNETH W. CARLSON, SECRETARY

SURVEYORS CERTIFICATE:

I HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA, THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE UNDER MY DIRECTION DURING MAY, 1965, THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST OR WILL BE IN PLACE WITHIN ONE YEAR AFTER DATE OF RECORDING OF THIS MAP AND THAT THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED AND THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATED THIS 4th DAY OF June, 1965 Frank W. Richardson
FRANK W. RICHARDSON L.S. 2921

PLANNING COMMISSION CERTIFICATE:

TRACT NO. 3405, BEING A PORTION OF THE ORIGINAL APPROVED TENTATIVE MAP OF TRACT NO. 2944, HAS BEEN DESIGNATED AS A UNIT OF TRACT NO. 2944, PURSUANT TO THE PROVISIONS OF SECTION 5.18 OF ORDINANCE 460 OF THE COUNTY OF RIVERSIDE. THE TENTATIVE MAP OF TRACT NO. 2944 WAS APPROVED BY THE PLANNING COMMISSION OF RIVERSIDE COUNTY IN ACCORDANCE WITH THE REQUIREMENTS OF LAW IN DULY AUTHORIZED MEETING HELD ON THE 14TH DAY OF APRIL, 1964.

Harold J. Evensen
SECRETARY

BOARD OF SUPERVISORS CERTIFICATE:

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BY AND THROUGH ITS DULY AUTHORIZED OFFICERS HEREBY APPROVES THIS FINAL MAP AND ACCEPTS THE FOREGOING DEDICATIONS, EXCEPT LOT "E" DRAINAGE, SANITARY SEWER AND WATERLINE EASEMENTS ARE NOT ACCEPTED.

DATED THIS 13th DAY OF DECEMBER, 1965 DONALD D. SULLIVAN
COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA

William D. ...
CHAIRMAN OF THE BOARD OF SUPERVISORS

ATTEST:
DONALD D. SULLIVAN
COUNTY CLERK AND EX-OFFICIO
CLERK OF THE BOARD OF SUPERVISORS

BY Agnes Hughes DEPUTY

TAX COLLECTORS CERTIFICATE:
I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON 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 A LIEN BUT NOT PAYABLE, WHICH ARE ESTIMATED TO BE \$

DATED THIS 1st DAY OF December, 1965
BY Donna M. Bouer DEPUTY DONNA M. BOUER
COUNTY TAX COLLECTOR

COUNTY SURVEYORS CERTIFICATE:
I HEREBY CERTIFY THAT I HAVE EXAMINED THE ANNEXED MAP, THAT THE SUBDIVISION SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OR APPROVED ALTERATIONS THEREOF, THAT ALL PROVISIONS OF STATE LAW AND COUNTY REGULATIONS HAVE BEEN COMPLIED WITH AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS 9th DAY OF December, 1965 A. C. KEITH
COUNTY SURVEYOR

TAX BOND CERTIFICATE:
I HEREBY CERTIFY THAT A TAX BOND IN THE SUM OF \$ 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 , 1965 DONALD D. SULLIVAN
COUNTY CLERK AND EX-OFFICIO
CLERK OF THE BOARD OF SUPERVISORS

ACKNOWLEDGEMENT

STATE OF CALIFORNIA }
COUNTY OF ORANGE } ss

ON THIS 19th DAY OF August, 1965 BEFORE ME Alice W. Williams, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED F. K. SHEPARD, KNOWN TO ME TO BE THE SECRETARY OF HOMES AND COUNTRY, INC., A CALIFORNIA CORPORATION; AND C. R. NELSON KNOWN TO ME TO BE THE PRESIDENT, AND KENNETH W. CARLSON, KNOWN TO ME TO BE THE SECRETARY OF FAME ENGINEERING, INC., A CALIFORNIA CORPORATION, THE CORPORATIONS THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATIONS, SAID CORPORATIONS BEING KNOWN TO ME TO BE BOTH OF THE PARTNERS OF HOMES AND COUNTRY DEVELOPMENT, CO., A PARTNERSHIP, THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATIONS EXECUTED THE SAME AS SUCH PARTNERS AND THAT SUCH PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

Alice W. Williams
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

April 23, 1969
MY COMMISSION EXPIRES

"IN ACCORDANCE WITH SECTION 11587 OF THE BUSINESS AND PROFESSIONS CODE, THE SIGNATURES OF SOUTHERN CALIFORNIA EDISON COMPANY AND RIVERSIDE WATER COMPANY, OWNERS OF EASEMENT RIGHTS BY DEED RECORDED OCTOBER 7, 1964 AS INSTRUMENT NO. 121956, AND BETTY ANN DJRUP, OWNER OF 1/4TH INTEREST OF THE MINERAL, GAS AND OIL RIGHTS BY DEED RECORDED DECEMBER 29, 1961, WERE OMITTED.

MB55/22

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3405

SCALE 1" = 60'

TRACT NO. 3405

SHEET 1 OF 2 SHEETS

IN UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA.
BEING A SUBDIVISION OF PORTIONS OF LOTS 13 AND 14, ALL IN BLOCK 52 OF THE LANDS OF THE RIVERSIDE LAND AND IRRIGATION COMPANY AS SHOWN BY MAP ON FILE IN BOOK 1, PAGE 70 OF MAPS SAN BERNARDINO COUNTY RECORDS, SAID PROPERTY IS ALSO SHOWN BY MAP ON FILE IN BOOK 1, PAGE 44 OF MAPS RIVERSIDE COUNTY RECORDS.

VOORHEIS-TRINDLE-NELSON-INC

MB 55/23

TRACT NO 3223 M.B. 54/54-55

