

IN THE CITY OF RIVERSIDE
TRACT NO. 3739

BEING A SUBDIVISION OF A PORTION OF LOTS 12 & 5, BLOCK
29, OF R. L. & I. CO. PER MAP BOOK 1770, RECORDS OF SAN
BERNARDINO COUNTY, CALIFORNIA

JANUARY 1968

ALBERT A WEBB ASSOCIATES
Civil Engineers

SCALE 1" = 50'

FILED
On Nov 29 1968

At 1:00 P.M.

W.D. Balogh
County Recorder

By Lawrence B. Vaughn
Deputy

Fee \$7.00

No. 116090

Filed by City Clerk

Sub G Tee by - 57100.

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 "D" inclusive; Lots E & F (1 barrier strip) are dedicated to the City of Riverside.

WOODHAVEN DEVELOPERS, Inc., a Corporation

David D. Miller
President

David D. Miller
DAVID D. MILLER
INDIVIDUALLY

ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss.
COUNTY OF RIVERSIDE }

On October 31, 1968 before me, the undersigned, a Notary Public in and for said State, personally appeared David D. Miller known to me to be the President, and David D. Miller known to me to be the person who 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.

Witness my hand and official seal:

Wm. L. Johnson
Notary Public in and for
said State and County

My commission expires: 10-28-71

ACKNOWLEDGEMENT

STATE OF CALIFORNIA } ss.
COUNTY OF RIVERSIDE }

On October 31, 1968 before me, the undersigned a Notary Public in and for said State, personally appeared David D. Miller known to me to be the person whose name subscribed to the within instrument and acknowledged that he executed the same.

Witness my hand and official seal:

Wm. L. Johnson
Notary Public in and for
said State and County

My commission expires: 10-28-71

SOIL REPORT

A preliminary Soil Report was prepared by Pacific Materials Laboratory, Inc. on Tract No 3739, on the 22nd day of December 1967 as required by the Health and Safety Code Section 17923.

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held Feb 8, 1968.

Merle R. Sauer
ASST. 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), the 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 in form and contents and are approved; and I am satisfied that this map is technically correct.

Dated Nov. 18, 1968 John Swire
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 Oct 31, 1968 George W. Hubbard
Street Superintendent

DIRECTOR OF PUBLIC UTILITIES

I hereby certify that the subdivider named on this map has deposited with the Water Division of the City of Riverside Public Utilities Department sufficient funds or made acceptable arrangements to cover the applicable charges for installing all necessary fire hydrants, water mains and service laterals on all streets shown on this map; and that all public utility easements shown are sufficient for all requirements of the Electric and Water Divisions of the Department of Public Utilities of the City of Riverside.

Dated Nov. 14, 1968 Everett C. Rotes
Director of Public Utilities

CIVIL ENGINEER

I hereby certify that I am a Registered Civil Engineer of the State of California and that this map consisting of 2 sheets correctly represents a survey made under my supervision during January, 1968; that all monuments shown or 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 Oct. 28TH, 1968 Ernest N. Webb
Registered Civil Engineer No 9876

CITY CLERK

I, J. J. Strohecker, City Clerk of the City of Riverside, Calif. hereby certify that an undertaking satisfactory to the Council of said City guaranteeing the construction of required street improvements in this subdivision was 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 19th day of November 1968.

City Clerk of the City of Riverside, Calif.
By Virginia J. Strohecker

RESOLUTION OF ACCEPTANCE

RESOLVED: That this map consisting of 2 sheets, be and the same is hereby accepted as the official map of TRACT No 3739 and the streets and easements are hereby accepted as public streets and easements, except Lots E & F and the City Clerk is hereby authorized and directed to affix said map by signing 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 accepted by the Mayor and Council of the City of Riverside this 19th day of November 1968.

Virginia J. Strohecker
City Clerk of the City of Riverside, Calif.

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 \$

Dated November 14, 1968 Donna Bower Bueckle
County Tax Collector
By W. J. Studer Deputy

TAX BOND

I hereby certify that a bond in the sum of \$ 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 1968 DONALD D. SULLIVAN
County Clerk and ex-officio
Clerk of the Board of Supervisors

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 Oct 29, 1968 H. E. Brewer
City Treasurer

1/2 barrier strip, which are recorded against street

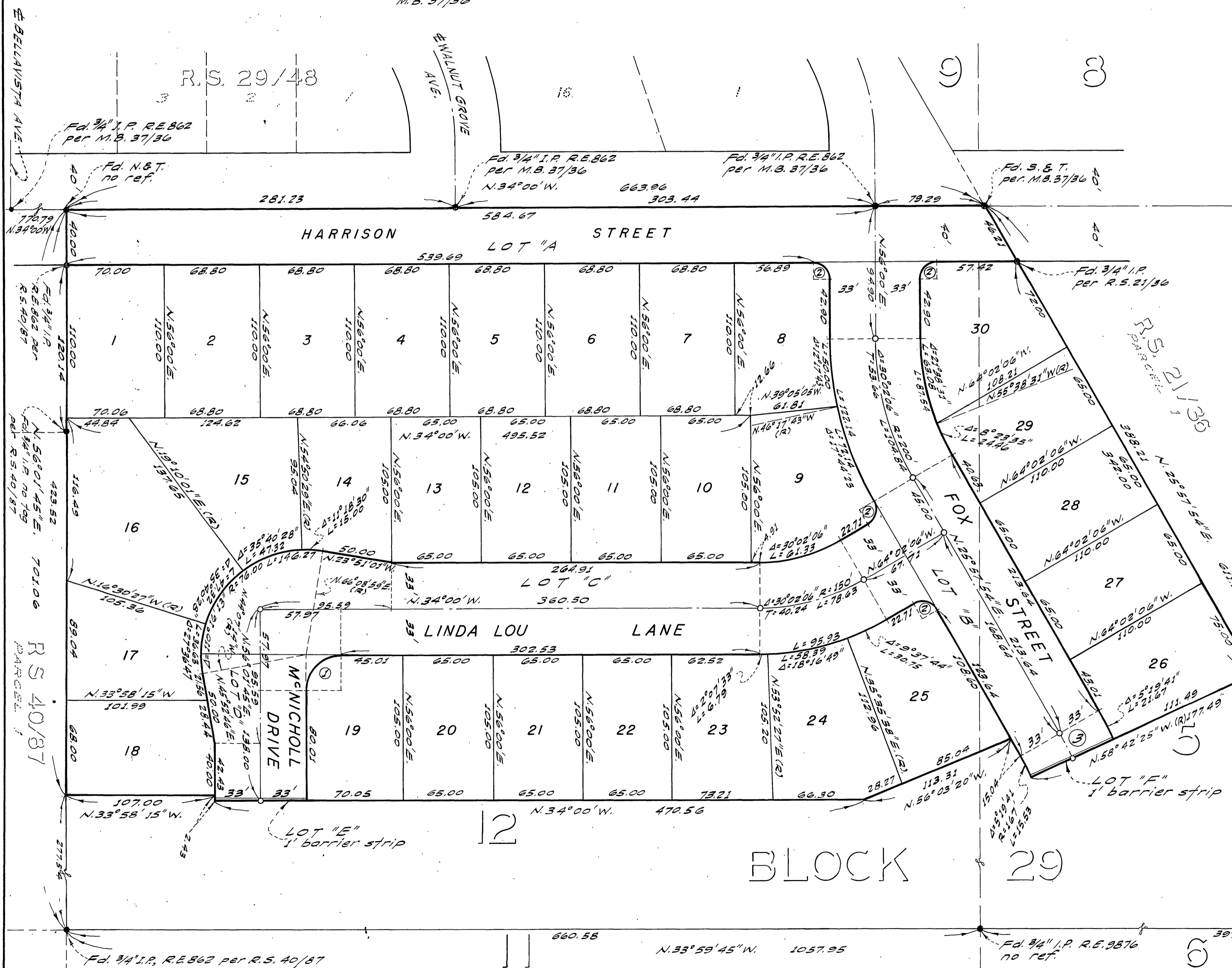
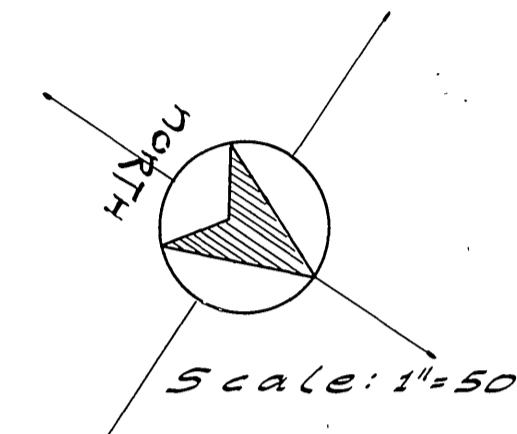
TRACT NO. 3739

BEING A SUBDIVISION OF A PORTION OF LOTS 12 & 5, BLOCK 29, OF R. L. & I. CO. PER MAP BOOK 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA

WOODHAVEN ESTATES

M.B. 37/36

ALBERT A. WEBB ASSOCIATES
Civil Engineers
Riverside California
JANUARY 1968



ENGINEER'S NOTES:

1. Basis of Bearings is the centerline of Harrison St. taken as N. 34° 00' W. as shown on map of Woodhaven Estates filed in Map Book 37, page 36, Riverside County records.
2. Found monuments as noted of all points shown thus: •
3. Set 1" I.P. tagged R.C.E. 9876 of all points shown thus: o unless otherwise noted.
4. Set 1" I.P. tagged R.C.E. 9876 of all rear lot corners, angle points in side lot lines, and B.C.'s and E.C.'s in front lot lines.
5. Set "sure-fire" studs in top of curb of all side lot lines projected.

CURVE DATA				
No	Δ	R	T	L
①	89° 58' 15"	25.00	24.99	39.26
②	90° 00'	12.00	12.00	18.85
③	5° 19' 41"	200.00	9.31	18.60

Albert A. Webb