

3836
M.B.62/84

FILED
On August 6, 1969

At 2:30 P.M.
W.A. Balogh
County Recorder
By Ann B. Vaughn
Deputy
Fee \$ 7.00
No 80541
Filed by City Clerk
Sub G.T.F. S.F.L.Co.

IN THE CITY OF RIVERSIDE

TRACT NO. 3836

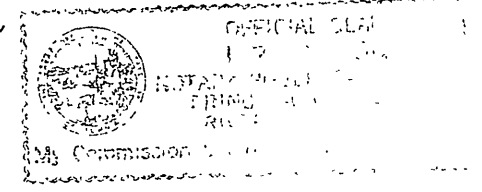
BEING A RE-SUBDIVISION OF LOTS 1-7, 57-65, LOT "D" AND LOT "H" AND A PORTION OF LOTS 8 AND 56 AND LOT "A" AND LOT "B" OF TRACT No. 3081 AS SHOWN BY MAP ON FILE IN BOOK 54 OF MAPS, PAGES 56-59, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, A PORTION OF SECTION 29 AND A PORTION OF SECTION 32 T.2S., R.4W., S.B.B.&M.

AUGUST, 1968 SCALE 1" = 50'
ALBERT A. WEBB ASSOCIATES—CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

ACKNOWLEDGEMENT

State of California }
County of Riverside } s.s.
On July 8, 1969, before me, the undersigned, a Notary Public in and for said state, personally appeared Herbert D. Blum known to me to be the President and Carl A. Swesline and Helene E. Simmons respectively of the corporation that executed the within instrument and known to me to be the persons who executed the same on behalf of the corporation therein named and acknowledged to me that such corporation executed the same.
Witness my hand and official seal:

J. R. Lawson
Notary Public in and for said state
My commission expires Jan 10, 1970



OWNERSHIP

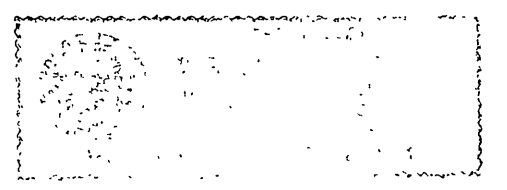
We hereby certify that we are the owners of or have some right, title or interest in the land included within the subdivision shown on the annexed map; that we are the only persons whose consent is necessary to pass a clear title to said land and we hereby consent to the making and filing of said subdivision and map as shown within the colored border line and we hereby offer for dedication to public use for street purposes Lots A to E inclusive together with lots 34 and 35, and for construction and maintenance of public utilities the public utility easements designated as P.U.E., and for the exclusive benefit of the residents of all that portion of lots 1-43 and lots 54-65 of Tract No. 3081 as shown by Map on file in Book 54 of Maps at Page 56-59 thereof, records of Riverside County California, to the City of Riverside, a Municipal Corporation, for special use the following: for landscaped neighborhood park and recreation purposes lot 31; for open landscaped spaces, to provide circulation of light and air lots 32, 33, 34, and 35; and further, the undersigned owners, our successors and assigns in interest hereby relinquish to the City of Riverside a Municipal Corporation, all abutting rights, including access rights, appurtenant to lots 1, 24, 25, 26, 27 & 30 shown on the annexed map, on, over, and across lots 34 and 35 adjoining said lots. In event of any change of alignment, or width, of Canyon Crest Drive, rights in the vacating of lots 34 and 35 then such vacation proceedings shall automatically terminate the rights hereby relinquished and said rights shall again become appurtenant to said lots.

THE VILLAGE AT CANYON CREST Inc., a Corporation
Herbert D. Blum President
Carl A. Swesline Secretary
SECURITY TITLE INSURANCE COMPANY, a Corporation, as Trustee
Carl A. Swesline Asst. Vice-President
Helene E. Simmons Asst. Secretary

ACKNOWLEDGEMENT

State of California }
County of Riverside } s.s.
On May 29th 1969, before me, the undersigned, a Notary Public in and for said state, personally appeared Carl A. Swesline and Helene E. Simmons known to me to be the President and Secretary respectively of the corporation that executed the within instrument and known to me to be the persons who executed the same on behalf of the corporation therein named and acknowledged to me that such corporation executed the same.
Witness my hand and official seal:

Vermon C. Colson
Notary Public, in and for said state
My Commission expires 10-28-1971



SOILS REPORT

A preliminary soils report was prepared by Gallaher and Bovey on the 20th day of September 1968 as required by the Health and Safety Code section 17953.

CITY PLANNING COMMISSION

I hereby certify that this map is as approved by the Riverside City Planning Commission at its meeting held September 18, 1969
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. 1228 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; and I am satisfied that this map is technically correct.

Dated July 17, 1969 William D. Jordan
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 12, 1969 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 July 7, 1969 Everett C. Ross
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 AUGUST, 1968; that all monuments shown 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 MAY 6th, 1969 Ernest H. Walby
Registered Civil Engineer No 9876

CITY CLERK

J. V. 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 22nd day of July, 1969.

J. V. J. Strohecker
City Clerk of the City of Riverside, Calif.
By Diana 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. 3836 and the streets and easements are hereby accepted as public streets and easements, except taxes, and the City Clerk is hereby authorized and directed to attest said map by signing the 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 22nd day of July, 1969.
Diana 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 \$ 4,200.00.

Dated June 5, 1969 County Tax Collector
By E. Dady Deputy

TAX BOND

I hereby certify that a bond in the sum of \$ 4,200.00 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 August 4, 1969
County Clerk and ex-officio Clerk of the Board of Supervisors
By D. Harwood 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 3, 1969 Ernest H. Walby
City Treasurer

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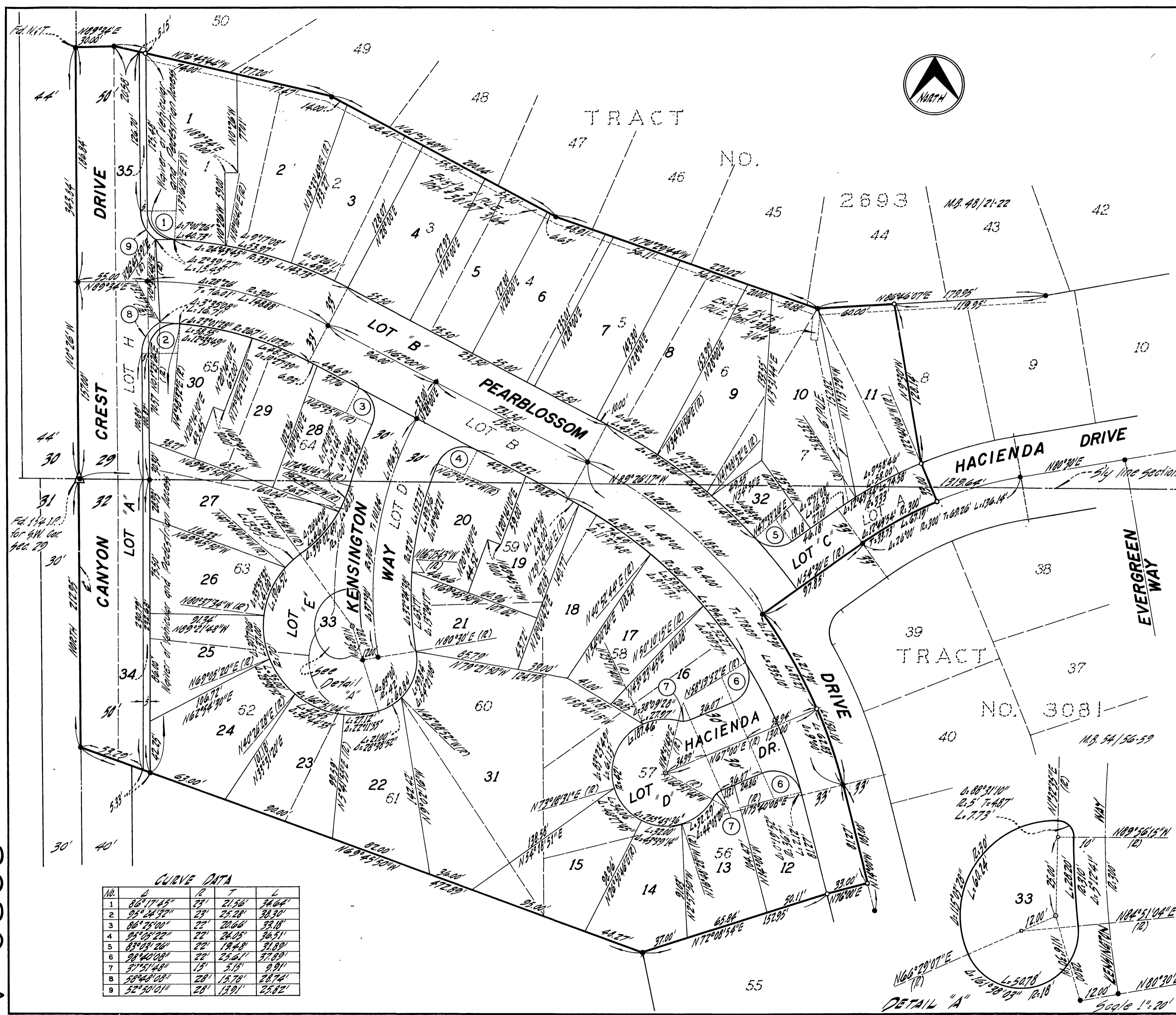
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AUGUST, 1968

SCALE 1"=50'

ALBERT A. WEBB ASSOCIATES
Civil Engineers

Riverside California

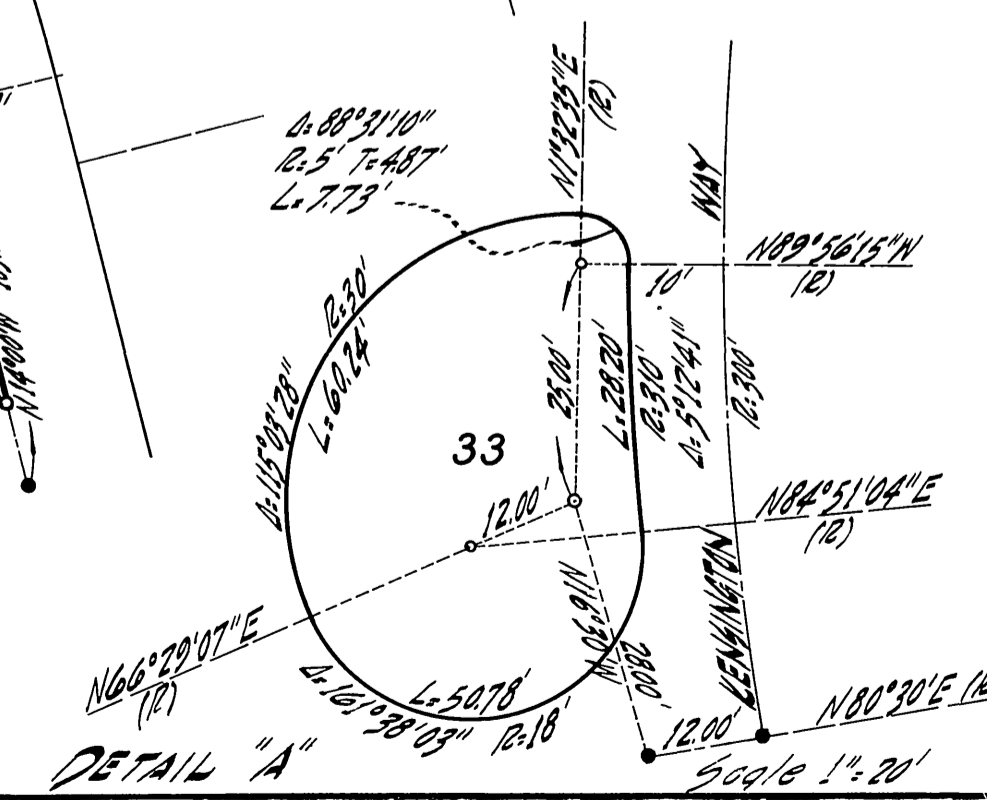


ENGINEER'S NOTES

1. Basis of bearings is the West line of the NW 1/4 of section 32, taken as "NORTH" as shown on Tract No. 3081, M.B. 54, Page 56-59 Records of Riverside County, California.
2. Found 1/4" Iron Pipe tagged R.C.E. 7904 at all points shown thusly unless otherwise noted.
3. Set 1" Iron Pipe tagged R.C.E. 9876 at all rear lot corners, angle points, in side lot lines, and E.C.'s and E.C.'s in front lot lines.
4. Set 1" Iron Pipe tagged R.C.E. 9876 at all points shown thusly.
5. Set "sure fire" studs in sidewalk on set 1" iron pipe tagged R.C.E. 9876 at all side lot lines projected one foot into the street right of way. (Studs in property line sidewalk and 1" iron pipe in backyards where curb line sidewalk are constructed.)
6. No lot corners set on lots 33, 34 and 35.

CURVE DATA

No.	Δ	R	T	L
1	86°17'45"	23'	21.56'	34.64'
2	95°28'52"	23'	25.28'	38.30'
3	86°25'00"	22'	20.68'	35.18'
4	95°05'22"	22'	24.05'	36.51'
5	83°03'26"	22'	18.48'	31.80'
6	91°40'08"	22'	25.61'	37.80'
7	81°51'48"	15'	5.15'	9.91'
8	58°48'08"	28'	15.76'	28.74'
9	52°50'01"	28'	13.91'	23.82'



3836-A
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