

66
4016
M.B. 66/1

FILED
On June 5 1970

At 2:30 P.M.
W.D. BALOGH
County Recorder
By Raymond B. Wagner
Deputy
Fee \$ 7.00
No 53146
Filed by City Clerk
Sub GTE: WESTERN TITLE CO.

TRACT NO. 4016

IN THE CITY OF RIVERSIDE
BEING A SUBDIVISION OF LOT 15 IN SECTION 19, T.2S., R.4W., S.B.
B. & M., EAST RIVERSIDE LAND COMPANY, PER MAP BOOK 6,
PAGE 44, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA

MAY, 1970

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

SIGNATURE OMISSIONS

In accordance with the provisions of Section 11557(a) of the Business and Professions Code, the signature of the following easement holder has been omitted since their interests cannot ripen into fee: Southern California Edison Company, Ltd., a Corporation by deed recorded October 10, 1946 in Book 778, Page 531 of official records as instrument No. 1543.

OWNERSHIP

We hereby certify that we are the owners of or have 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 and for construction and maintenance of Public Utilities, Irrigation Lines, Sewers & Storm Drains, the easements designated as P.U.E., "21' P.U.E.", "16' Storm Drain and Sewer Easement", "10' Storm Drain Easement", "10' Sewer Easement", "10' Irrigation Water Line Easement", and "5' Irrigation Water Line Easement"; We also offer for dedication; Lots "E" and "F" (1' barrier strips).

PRESLEY DEVELOPMENT COMPANY, a California Corporation

Robert H. Presley
President
Barbara A. Anderson
Secretary

TITLE INSURANCE AND TRUST COMPANY, a California Corporation, as Trustee.

Keith A. Shepherd
Assistant Secretary

NOTARY ACKNOWLEDGEMENTS

State of California } ss
County of Riverside }

On this 21 day of MAY 1970, before me, the undersigned, a Notary Public in and for said State, personally appeared ROBERT H. PRESLEY and BARBARA A. ANDERSON, known to me to be the Vice President and Secretary respectively 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, 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.

My commission expires 4-7-74
Mark M. Miesner
Notary Public in and for said County and State

State of California } ss
County of Riverside }

On this 21 day of December 1970, before me, the undersigned, a Notary Public in and for said State, personally appeared Keith A. Shepherd and known to me to be the Assistant Secretary and respectively of the corporation that executed the within instrument, and 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 same, 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.

My commission expires Jan. 23, 1972
Cristine Penn
Notary Public in and for said County and State
CRISTINE PENN

SOIL REPORT CERTIFICATE

A preliminary soils report was prepared by Gallaher and Bovey, Soils Mechanics Engineers, on the 4th day of December 1969, 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 DEC. 4, 1969. The tentative map was approved at its meeting held NOV. 6, 1969.
Walter M. Mearns
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 12B (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 in form and contents and are approved; and I am satisfied that this map is technically correct.
Dated MAY 21 1970
William D. Gardner
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 MAY 20 1970
Geoffrey 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 May 20, 1970
Edward 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 November 1969; 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 December 27 1969
Albert A. Webb
Registered Civil Engineer No 9876

CITY CLERK

I, 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 21st day of May 1970.

City Clerk of the City of Riverside, Calif.
By Virginia J. Strohecker
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 4016 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 her 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 21st day of May 1970.
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 \$ 3,500.
Dated May 20, 1970
DONNA BOUER BABCOCK
County Tax Collector
By Gladys J. Stark Deputy

TAX BOND

I hereby certify that a bond in the sum of \$3500.00 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 1, 1970 DONALD D. SULLIVAN
County Clerk and ex-officio
Clerk of the Board of Supervisors
By Raymond B. Wagner Deputy

CITY TREASURER

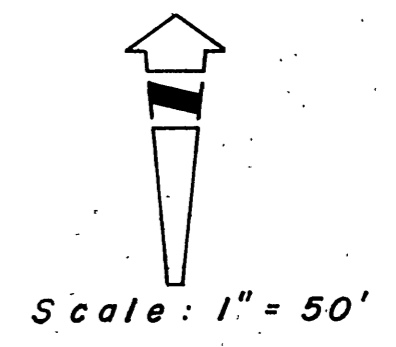
I hereby certify that according to the records of this office as of this date, the property shown on this map is not subject to any special assessments, bonds and/or liens which have not been paid in full. This certificate does not include any special assessments the bonds of which have not become a lien against said property.
Dated May 20, 1970 19
H.E. Brewer
H.E. BREWER By Raymond B. Wagner
City Treasurer

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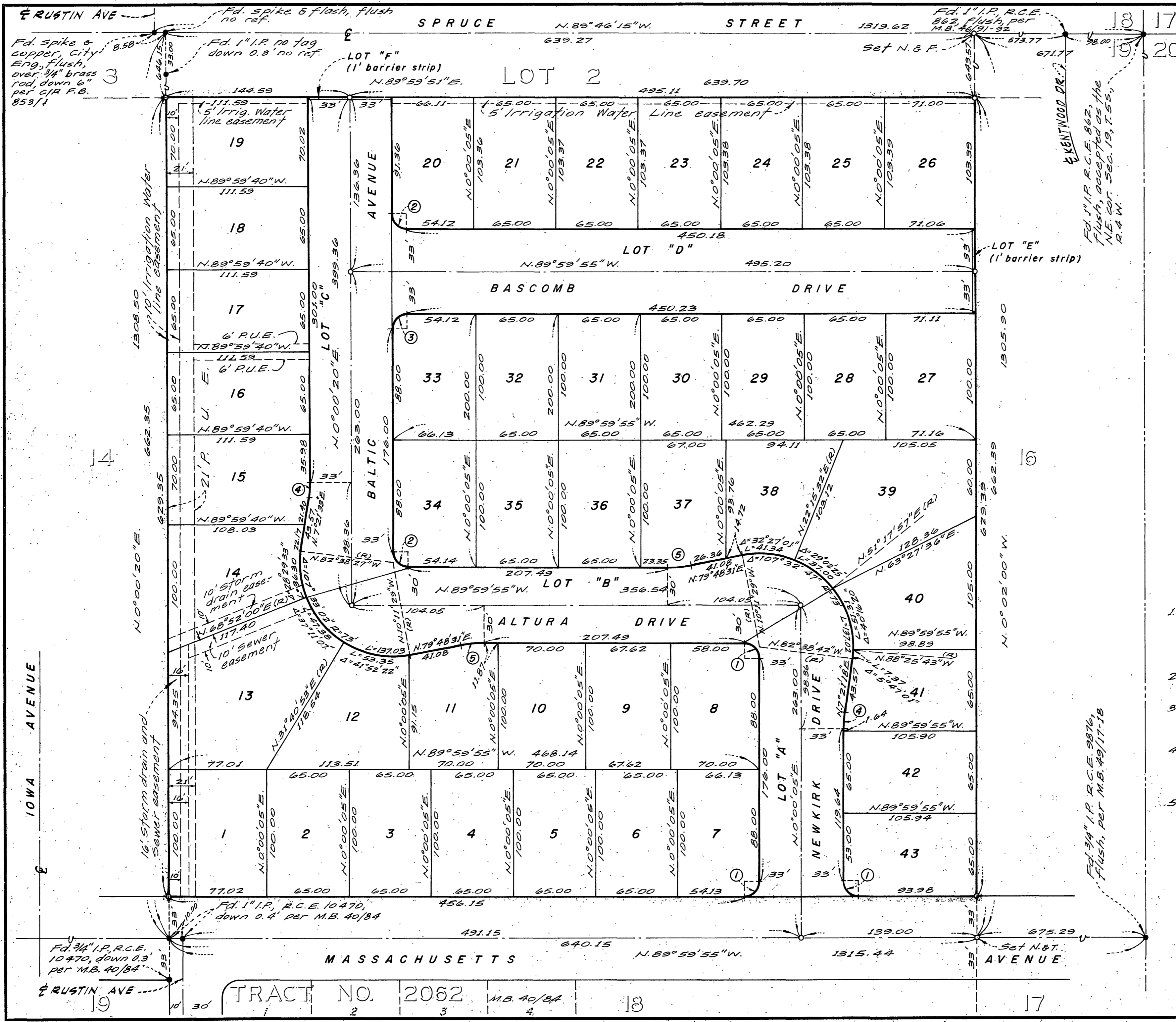
SHEET 2 OF 2 SHEETS
 IN THE CITY OF RIVERSIDE
TRACT NO. 4016
 BEING A SUBDIVISION OF LOT 15
 IN SECTION 19, T. 2 S., R. 4 W., S. B.
 B. & M., EAST RIVERSIDE LAND
 COMPANY, PER MAP BOOK 6 PAGE
 44, RECORDS OF SAN BERNARDINO
 COUNTY, CALIFORNIA

ALBERT A. WEBB ASSOCIATES
 Civil Engineers
 Riverside California
 MAY, 1970



No.	Δ	R	T	L
①	90°00'00"	12.00	12.00	18.85
②	90°00'15"	12.00	12.00	18.85
③	89°59'45"	12.00	12.00	18.85
④	7°21'13"	100.00	6.43	12.84
⑤	10°11'34"	100.00	8.92	17.79

- ENGINEER'S NOTES:**
1. Basis of Bearings is the centerline of Massachusetts Avenue taken as N. 89° 59' 55" W. as shown by Tract No 2062, recorded in Map Book 40 page 85, Records of Riverside County, California.
 2. Found monuments as noted at all points shown thus ●
 3. Set 1" Iron Pipe tagged R.C.E. 9876 at all points shown thus ○ unless otherwise noted.
 4. Set 1" Iron Pipe tagged R.C.E. 9876 at all rear lot corners, angle points in side lot lines and B.C.'s & E.C.'s in front lot lines.
 5. Set "Sure Fire" studs in top of curb at all side lot lines projected.



M.B. 66/2 4016-A