

IN THE CITY OF RIVERSIDE
TRACT NO. 4279

FILED
 On Nov 12, 1971

At 9:00 Am
 W. D. BALOGH
 County Recorder
 By Ramon B. Vaughn
 Deputy
 Fee \$ 7.50
 No 129885
 Filed by City Clerk
 Sub. Gtee By F.A.C.

M.B. 70139
 T.R. 4279

BEING A SUBDIVISION OF LOT 9 AND PORTIONS OF LOTS 2, 3 & 8 ALL IN BLOCK 45 AND PORTIONS OF LOTS 2 & 3 IN BLOCK 48 TOGETHER WITH A PORTION OF LETTERED LOT NN, ALL OF LA SIERRA GARDENS, RECORDED IN BOOK 11, PAGES 42 TO 50, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

TECHNOLOGICAL ENGINEERING CORP.
 SEPTEMBER, 1971

CITY ENGINEER'S 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 of Tract 4279, which was approved by the Riverside City Planning Commission at its meeting held April 22, 1971, and any approved alterations thereof; that all provisions of Chapter 128 (Subdivision Map Act) Statutes of California 1943, and all of Title 18 of the Riverside Municipal Code and all amendments thereto have been complied with; and I am satisfied that this map is technically correct; that the easements, if any, for sewer and drainage facilities shown on said map are correct in form and contents are approved; that the plans and specifications for drains, sewers and drainage works sufficient to protect all lots in said subdivision from flood or overflow have been approved by me; that a complete set of plans covering all improvements has been filed with the Public Works Department and that the same have been checked and approved by me; and that all improvements have been completed in accord with the approved plans or that the subdivider has entered into an agreement with the City of Riverside covering completion of all improvements and specifying the time for completing same.

Dated NOVEMBER 3 1971

William D. Gardner, P.E.
 Director of Public Works

OWNERSHIP

We hereby certify that we are the owners of, or have some 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 dedicate to the public use for street purposes, Lots "A" to "D" inclusive and for construction and maintenance of public utilities those easements designated as G' R.U.E.

BRATTAIN CONTRACTORS INC., a corporation (owner)

Edwin E. Brattain
 President

Leslyan
 Asst. Secretary

WATER FACILITIES

I hereby certify that the subdivider named on this map has deposited with the Southwest Water Company, 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 easements shown are sufficient for all requirements of water distribution.

Dated 10-28-71

Imperial Brattain
 SECRETARY - SOUTHWEST WATER COMPANY

CITY CLERK'S CERTIFICATE

RESOLVED: that this map consisting of two (2) sheets be and the same is hereby accepted as the official map of TRACT NO. 4279 and the streets and easements are hereby accepted as public streets

and easements, 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, California and to affix the seal of the City thereto.

I hereby certify that the foregoing resolution was accepted by the Mayor and Council of the City of Riverside this 9th day of Nov 1971

City Clerk of the City of Riverside, California

Virginia J. Strohecker

TAX COLLECTOR CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens, against the real property shown on the annexed map for unpaid State, County, Municipal or local taxes or special assessments collected as taxes.

Dated NOV. 2, 1971

Donna Bower Babcock
 County Tax Collector

By Harold M. Lauer Deputy

TAX BOND CERTIFICATE

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 _____

By _____

DONALD R. SULLIVAN
 County Clerk and ex-officio Clerk of the BOARD OF SUPERVISORS

Deputy

CITY TREASURER CERTIFICATE

I hereby certify that according to the records of this office as of this date, the real 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 1971

H.E. Brewer
 City Treasurer

By H.E. Brewer

SOILS REPORT CERTIFICATE

A Soils Report for this tract was prepared by Donald R. Warren Co., Donald R. Warren, R.C.E. 1166 on May 7, 1968 as required by the Health and Safety Code, Section 17953.

NOTARY ACKNOWLEDGEMENT

State of California } s.s.
 County of Orange }

On this 25 day of OCTOBER 1971 before the undersigned a Notary Public in and for said county and state personally appeared EDWIN E. BRATTAIN known to me to be the president and C. D. TYLER known to me to be the secretary of BRATTAIN CONTRACTORS INC., 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 herein named, and acknowledged to me that such corporation executed the same.

WITNESS my hand and official seal

Lori E. Dundas

Notary Public in and for said county and state
 My commission expires 9-3-75

ENGINEER'S CERTIFICATE

I hereby certify that I am a Registered Civil Engineer of the State of California and that this map consisting of two (2) sheets correctly represents a true and complete survey made under my supervision during January 1970; that all monuments of the character and locations shown hereon are in place or will be in place within one (1) year from the recording date of this map; and that said monuments are sufficient to enable the survey to be retraced.

Dated Sept. 10, 1971

J.A. Patterson
 Registered Civil Engineer 10410

UTILITIES CERTIFICATE

I hereby certify that the subdivider named on this map has deposited with the City of Riverside Public Utilities Department sufficient funds or made the required arrangements and provisions for the installation of electric facilities necessary to provide service to all parcels as shown on this map; and that all public utility easements shown are sufficient for all requirements of the Electric Division of the Department of Public Utilities of the City of Riverside.

Dated November 2, 1971

David C. Ross
 Director of Public Utilities

SIGNATURE OMISSIONS

In accordance with the provisions of Section 11587 (A) of the Business and Professions Code, the Signatures of the following easement holders have been omitted since their interest cannot ripen into fee: Southwest Water Company, a California corporation, successor to an easement granted to Citizens Domestic Water Company by deed recorded March 8, 1926 in Book 663, Page 591 of Deeds and The City of Riverside successor to rights of way and water granted to Twin Buttes Water Company, a corporation, by deed recorded August 11, 1919 in Book 508, Page 101 of Deeds; both records of Riverside County, California.

M.B. 70139
 T.R. 4279

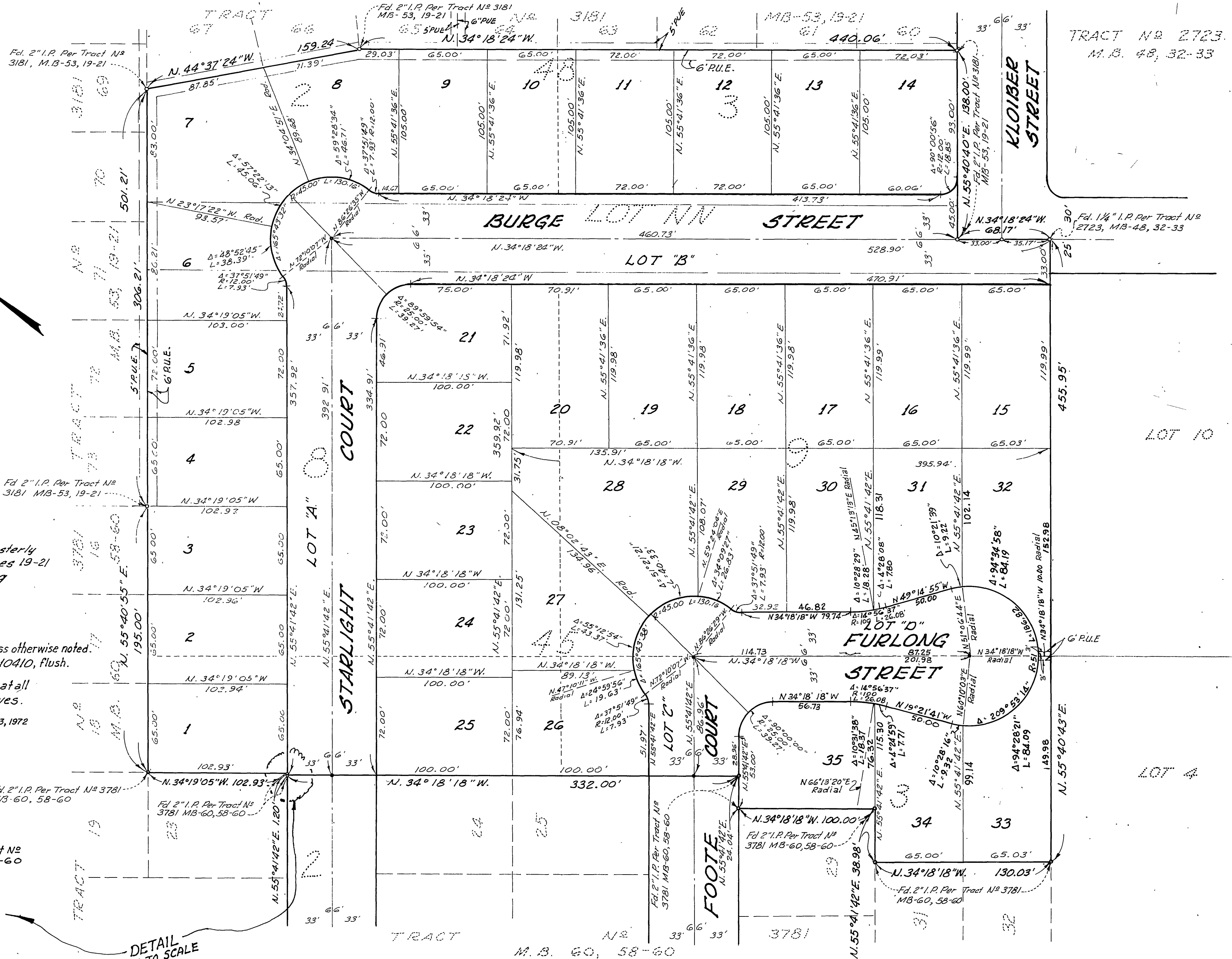
SCALE: 1"=50'

TECHNOLOGICAL ENGINEERING CORPORATION
PICO RIVERA, CALIFORNIA
SEPTEMBER, 1971

IN THE CITY OF RIVERSIDE
TRACT No 4279

SHEET 2 OF 2 SHEETS

BEING A SUBDIVISION OF LOT 9 AND PORTIONS OF LOTS 2, 3 & 8 ALL IN BLOCK 45 AND PORTIONS OF LOTS 2 & 3 IN BLOCK 48 TOGETHER WITH A PORTION OF LETTERED LOT NN, ALL OF LA SIERRA GARDENS, RECORDED IN BOOK 11, PAGES 42 TO 50, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.



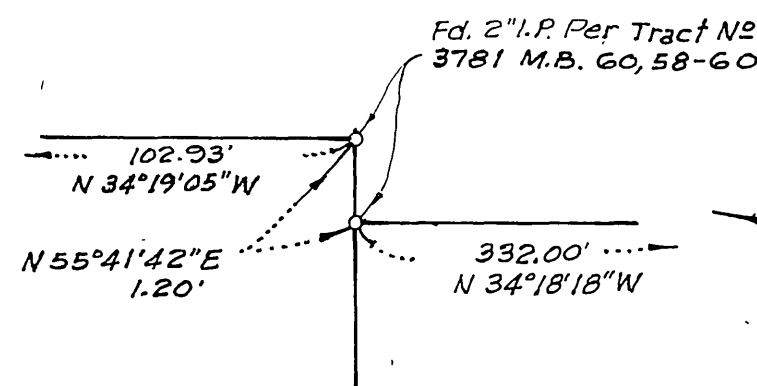
ENGINEER'S NOTES

BASIS OF BEARINGS:
Bearings are based on the Southwesterly Line of Tract 3181 Map Book 53, Pages 19-21 Records of Riverside County, Being N. 34°18'24"W.

- Indicates monument found flush, unless otherwise noted.
- Indicates Set 3/4" I.P. Tagged C.E. 10410, Flush.

Set 3/4" I.P. Tagged C.E. 10410, flush, at all Lot Corners, B.C.s and E.C.s of curves.

Certificate of Correction: C.C-3 Inst. No. 92374 Jul. 13, 1972



70 / 40
M.B. 70/40
T.R. 4279