

M.B. 72/59
T.R. 4150

IN THE CITY OF RIVERSIDE

TRACT NO. 4150

BEING A SUBDIVISION OF A PORTION OF THE N 1/2, NE 1/4, OF SECTION 12, T.3 S., R. 6 W, S.B.M.

MARCH, 1972

ALBERT A. WEBB ASSOCIATES—CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

SHEET 1 OF 2 SHEETS

FILED
on June 18, 1972

At 2:35 P.M.

W.D. Balogh
County Recorder

By Arnon B. Vangt
Deputy

Fee \$ 7.00

No. 78483

Filed by City Clerk

SUB. 676E. CALIF. LAND TITLE CO.

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 C, inclusive, and for construction and maintenance of waterlines those easements designated as 10' waterline easement, and for construction and maintenance of sanitary sewers those easements designated as 10' sewer easement, and for construction and maintenance of drainage facilities those easements designated as 16' drainage easement, and for construction and maintenance of public utilities those easements designated as 6' R.U.E. and 6' x 50' R.U.E.

KAISER-AETNA, a Partnership.

Dwight W. Mize
By: Dwight W. Mize, Authorized Agent

ACKNOWLEDGEMENT

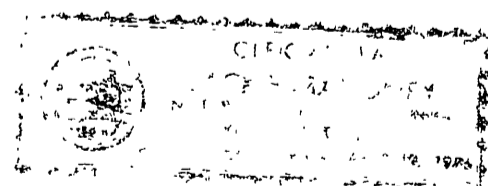
State of California } s.s.
County of Riverside }

On this 8 day of June, 1972, before me, the undersigned, a Notary Public in and for said State, personally appeared Dwight W. Mize known to me to be the Authorized Agent for the partnership that executed the within instrument, and acknowledged to me that such partnership executed the same.

WITNESS my hand and official seal.

My commission expires 4-19-76

Jackie Mahoney
Notary Public in and for said County and State



SIGNATURE OMISSION

In accordance with the provisions of Section 1857(a) of the Business and Professions Code, the signature of the following easement holder has been omitted since their interest cannot ripen into fee: Southwest Water Company, a California corporation successors to an easement granted to Citizens Domestic Water Company, by deed recorded March 18, 1926 in Book 663, page 561 of Deeds, records of Riverside County, California.

DIRECTOR OF PUBLIC WORKS

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 No. 4077 which was approved by the Riverside City Planning Commission at its meeting held May 7, 1970 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 for sewer and drainage facilities shown on said map are correct in form and contents and 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 has been checked and approved by me; and that all improvements have been completed in accord with 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 the same.

Dated JUNE 12, 1972
J. Martinez
Director of Public Works

DIRECTOR OF PUBLIC UTILITIES

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 water and 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 and Water Divisions of the Department of Public Utilities of the City of Riverside.

Dated June 9, 1972
Edward Elton
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 two (2) sheets correctly represents a survey made under my supervision during July, 1970; that all monuments shown hereon actually exist and their positions are correctly shown or will be in place within one (1) year of 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 31, 1972
Albert A. Webb
Reg. Civil Eng. No. 9576

SOIL REPORT

A preliminary soil report was prepared by Pacific Foundation Engineers, Inc., on the 18th day of September, 1970 as required by the Health and Safety Code, Section 17953.

CITY CLERK

RESOLVED: that this map consisting of two (2) sheets be and the same is hereby accepted as the official map of Tract No. 4150, and the streets and easements are hereby accepted as public streets and easements ~~lots~~ ~~barrier strips which are contingent upon extension and improvement of streets~~, 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, 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 13th day of June, 1972.

V.J. Strohecker
City Clerk of the City of Riverside
Virginia J. Strohecker

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 \$3,300.00.

Dated JUNE 9, 1972
Danna Bower Babcock
County Tax Collector
By Harold M. Tard Deputy

TAX BOND

I hereby certify that a bond in the sum of \$3,300.00 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 of 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 the Board of Supervisors.

Dated JUNE 13, 1972
Donald D. Sullivan
County Clerk and ex-officio
Clerk of the Board of Supervisors
By Raymond Hughes 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 8, 1972
H.E. Brewer
City Treasurer
By H.E. Brewer

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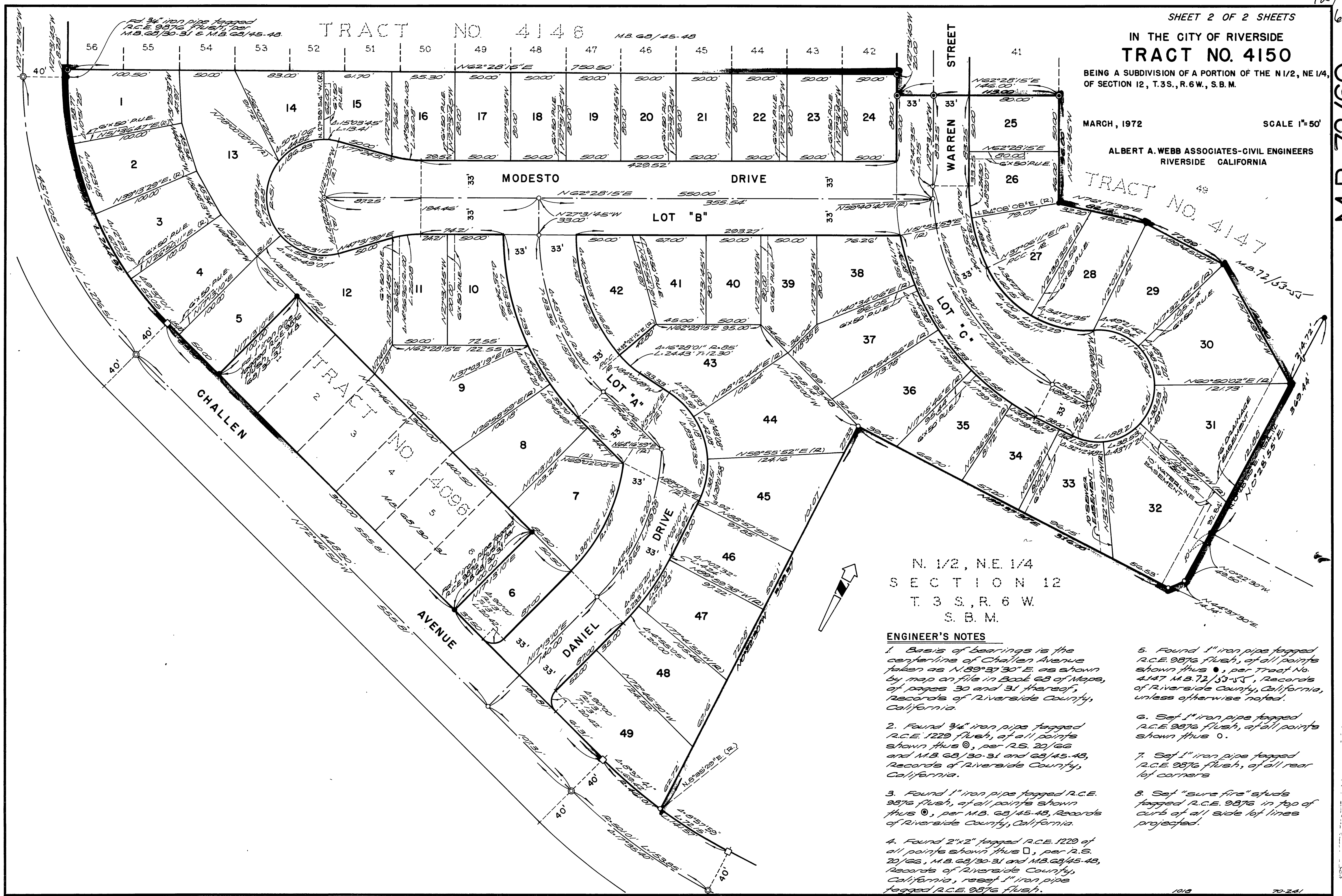
BEING A SUBDIVISION OF A PORTION OF THE N 1/2, NE 1/4, OF SECTION 12, T.3S., R.6W., S.B.M.

MARCH, 1972

SCALE 1"=50'

ALBERT A. WEBB ASSOCIATES-CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

TRACT NO. 4147



N. 1/2, NE 1/4
SECTION 12
T. 3 S., R. 6 W.
S. B. M.

ENGINEER'S NOTES

1. Basis of bearings is the centerline of Challen Avenue taken as N 89° 37' 30" E, as shown by map on file in Book 68 of Maps, of pages 30 and 31 thereof, Records of Riverside County, California.
2. Found 3/4" iron pipe tagged R.C.E. 1229 flush, at all points shown thus (circle with dot), per R.S. 20/66 and M.B. 68/30-31 and 68/45-48, Records of Riverside County, California.
3. Found 1" iron pipe tagged R.C.E. 9876 flush, at all points shown thus (circle with dot), per M.B. 68/45-48, Records of Riverside County, California.
4. Found 2"x2" tagged R.C.E. 1229 of all points shown thus (square), per R.S. 20/66, M.B. 68/30-31 and M.B. 68/45-48, Records of Riverside County, California, reset 1" iron pipe tagged R.C.E. 9876 flush.
5. Found 1" iron pipe tagged R.C.E. 9876 flush, at all points shown thus (circle with dot), per Tract No. 4147 M.B. 72/53-55, Records of Riverside County, California, unless otherwise noted.
6. Set 1" iron pipe tagged R.C.E. 9876 flush, at all points shown thus (circle with dot).
7. Set 1" iron pipe tagged R.C.E. 9876 flush, at all rear lot corners.
8. Set "sure fire" studs tagged R.C.E. 9876 in top of curb of all side lot lines projected.

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