

IN THE CITY OF RIVERSIDE

TRACT NO. 4042

BEING A SUBDIVISION OF LOTS 5, 20-24 AND A PORTION OF LOT 4 BLOCK 1, AND LOTS 1-5, 23 AND A PORTION OF LOT 22 BLOCK 2, AND PORTIONS OF IOWA AVE. EXTENSION, LUPINE ST., OLIVE RIDGE RD., AND COLUMBINE AVE. PER OLIVE HEIGHTS, MAP BOOK 5, PAGE 163, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, IN THE W. 1/2 OF THE S.E. 1/4 OF SECTION 6, T.3 S., R.4 W., S.B.B. & M.

NOVEMBER, 1971

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

SHEET 1 OF 3 SHEETS

FILED
On August 1, 1972

At 3:00 P.M.
W.D. Balogh
County Recorder
By Rena Vaughn
Deputy
Fee \$9.00
No 102348
Filed by City Clerk
Sub GTEE: F.A.T.G

M.B. 73/8
TR. 4042

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 G inclusive.

BRATTAIN CONTRACTOR'S, INC A CALIFORNIA CORPORATION

Edwin F. Brattain President
Gene Swearingen Secretary

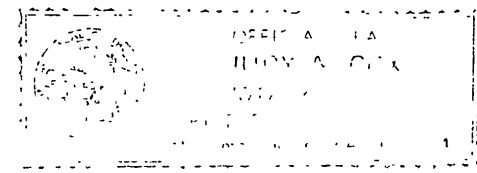
ACKNOWLEDGEMENT

State of California } ss
County of Riverside }

On this 31 day of May, 1972, before me, the undersigned a Notary Public in and for said State, personally appeared Edwin F. Brattain and Gene Swearingen known to me to be the President and Secretary respectively of the corporation that executed the within instrument, 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 within instrument pursuant to its by-laws or a resolution of its board of directors.

Witness my hand and official seal:

My commission expires 9/30/74
Judy A. Cox
Notary Public in and for said County and State



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. 4042 which was approved by the Riverside City Planning Commission at its meeting held Sept. 8, 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 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 July 13, 1972
James F. Martinek
Director of Public Works
By William D. Gardner, P.E.

DIRECTOR OF PUBLIC UTILITIES

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THE 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 July 13, 1972
Everett C. Ross
Director of Public Utilities
By Everett C. Ross

CIVIL ENGINEER

I hereby certify that I am a Registered Civil Engineer of the State of California and that this map consisting of three (3) sheets correctly represents a survey made under my supervision during November, 1971; 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 Nov. 9, 1971
Ernest N. Webb
Reg. Civil Eng. No. 9376
By Ernest N. Webb

SOIL REPORT

A preliminary soil report was prepared by Western Laboratories on the 12th day of June, 1970 as required by the Health and Safety Code, Section 17953.

CITY CLERK

RESOLVED: that this map consisting of three (3) sheets be and the same is hereby accepted as the official map of Tract No. 4042, and the streets and easements are hereby accepted as public streets and easements, except Lots "F & G" barrier strips which are accepted contingent upon extension and improvement of street, 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 18 day of July, 1972

Virginia J. Strohecker
City Clerk of the City of Riverside
By 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 \$ 2,500.00

Dated JULY 12, 1972
Donna Bower Babcock
County Tax Collector
By Harold A. Smith Deputy

TAX BOND

I hereby certify that a bond in the sum of \$ 2,500.00 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 the Board of Supervisors.

Dated JULY 25, 1972
Donald D. Sullivan
County Clerk and ex-officio Clerk of the Board of Supervisors
By Rena Vaughn 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 31, 1972
H.E. Brewer
City Treasurer
By H. E. Brewer

MB 73/8

M.B. 73/8 TR. 4042

73/9

WIMBLEDON DR.

IN THE CITY OF RIVERSIDE TRACT NO. 4042

SHEET 2 OF 3 SHEETS

BEING A SUBDIVISION OF LOTS 5, 20-24 AND A PORTION OF LOT 4 BLOCK 1, AND LOTS 1-5, 23 AND A PORTION OF LOT 22
BLOCK 2, AND PORTIONS OF IOWA AVE. EXTENSION, LUPINE ST., OLIVE RIDGE DR., AND COLUMBINE AVE. PER OLIVE HEIGHTS, MAP
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S.B.B. & M.

ALBERT A. WEBB ASSOCIATES—CIVIL ENGINEERS
RIVERSIDE CALIFORNIA
NOVEMBER, 1971 SCALE: 1"=50'

TRACT

44

NO. 3824

M.B. 62/1-2

LOT "G"
(1' barrier strip)

Parcel conveyed to
City of Riverside by
deed recorded 7/17/72
as Map No. 93726

Fd. 1 1/4" iron pipe
tagged R.C.E. 9876
per M.B. 62/1-2 for
center Section 6

N89°40'00"E 2646.85' (2647.49' per M.B. 62/1-2)
1323.71' 656.87'

LUPINE STREET
(VACATED)

GROSSMONT LOT "B" DRIVE

LOT "A"
CLARIDGE DR.

IOWA AVENUE EXTENSION
(VACATED)

OLIVE HEIGHTS



ENGINEER'S NOTES

1. Basis of bearings is the south line of the north half of Section 6, T.3 S., R.4 W., taken as N89°40'00"E as shown by map on file in Book 62 of maps of pages 1-2 thereof, Records of Riverside County, California.
2. Found 1" iron pipe tagged R.C.E. 9876, flush, no ref., at all points shown thus ●, unless otherwise noted.
3. Set 1" iron pipe tagged R.C.E. 9876, flush, at all points shown thus ○, and at all rear lot corners, unless otherwise noted.
4. Set "Sure Fire" studs tagged R.C.E. 9876 in top of curb of all side lot lines projected.
5. This Tract (No. 4042) contains 10.62 acres.

SEE SHEET 3

BLOCK

M.B. 73/9
TR. 4042

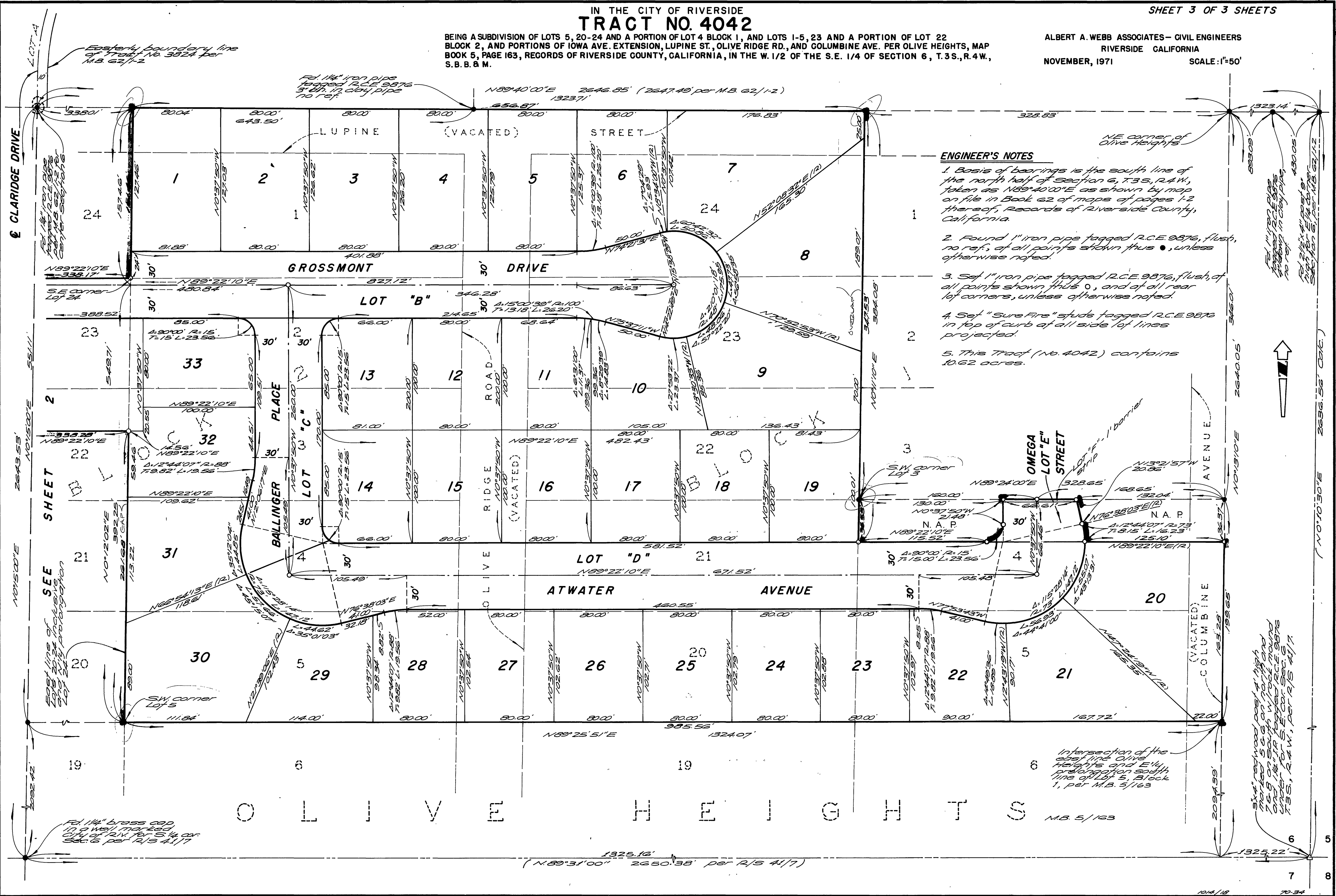
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 RIVERSIDE CALIFORNIA
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SEE SHEET M.B. 73/10 FOR LOTS 1-4, 6-9, 11-19, 21-24, 26-33 AND PORTIONS OF LOT 5 AND LOT 22.

Fed. 1/4" brass cap 10.0 well marked City of Riv. for S. 1/4 cor. Sec. 6 per R/S 4/17

5 1/4" redwood post 14 high marked 5.0 on iron ground 7.5.9 on south with ground and 1 1/4" iron pipe flagged R.C.E. 9876 under for S.E. cor. Sec. 6 T.3 S., R.4 W., per R/S 4/17

Intersection of the east line Olive Heights and E 1/4 prolongation south line of Lot 5, Block 1, per M.B. 2/163

M.B. 73/10 T.R. 4042

M.B. 73/10 4042

M.B. 73/10