

IN THE CITY OF RIVERSIDE

TRACT No. 4556

BEING A SUBDIVISION OF LOT 1, BLOCK 20, ARLINGTON HEIGHTS,
AS SHOWN BY MAP RECORDED IN BOOK 11, PAGES 20 AND 21,
RECORDS OF SAN BERNARDINO COUNTY, STATE OF CALIFORNIA,
IN SECTION 18, T.3S., R.5W., S.B.B.&M.

J. F. DAVIDSON ASSOCIATES

MAY 1972 RIVERSIDE, CALIF.

SHEET 1 OF 2 SHEETS

FILED
On JANUARY 31, 1973
At 11:00 A.M.
W. D. Balogh
County Recorder
By Harold C. Bonds
Deputy
Fee 1.00
No. 13368
Filed by City Clerk
Sub'd'n G'tee F.A.T.G.

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; that we hereby consent to the making and filing of said map and subdivision as shown within the colored border line and that we hereby offer for dedication for public use for street purposes Lots "A" to "F" inclusive.

KENT LAND COMPANY, a California corporation

James A. Hintz
Vice-President

John E. Balda
Assistant Secretary

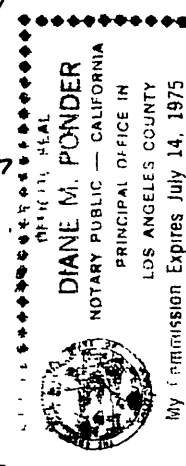
NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Los Angeles) S.S.

On this 29 day of December, 1972, before me, the undersigned, a Notary Public in and for said County and State, personally appeared James A. Hintz known to me to be the Vice-President and John E. Balda known to me to be the Assistant Secretary of Kent Land Company, 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 acknowledge to me that such corporation executed the within instrument pursuant to its by-laws or resolution of its Board of Directors.

Witness my hand and Official Seal
My commission expires July 14, 1975

Diane M. Ponder
Notary Public in and for said
County and State.



SIGNATURE OMISSION

In accordance with the provisions of Section 11587 (a) of the Business and Professions Code, the signature of the following easement holder has been omitted since their interest cannot ripen into fee: The City of Riverside, successor to the Gage Canal Company, for the construction and maintenance of all necessary water ditches, pipes, flumes and apparatus for the purpose of irrigation, and domestic use, the exact location thereof not being disclosed by the records.

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 4556, which was approved by the Riverside City Planning Commission at its meeting held March 23, 1972, 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 sewers 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 have 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 Jan 3, 1973

James F. Martinek
Director of Public Works
By J. Martinek

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 water and electric facilities necessary to provide service to all parcels as shown on this map; and that all public utilities 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 Jan 2, 1973

Everett C. Ross
Director of Public Utilities
By Everett C. Ross

CITY TREASURER

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 upon said property.

Dated Jan 2, 1973

H.E. Brewer
City Treasurer

by H.E. Brewer

SOIL REPORT

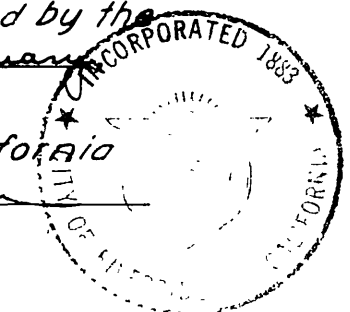
A preliminary soil report was prepared on the 11 day of July 1972 as required by the Health and Safety Code of California, Section 17953 by: Pacific Foundation Engineers Inc.

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. 4556 and the streets and easements are hereby accepted as public streets and easements, except Lots "E" and "F" which are accepted as "Barrier Strips" to deny access from adjoining private property to Lots "B" and "D", 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 9 day of January, 1973.

V.J. Strohecker, City Clerk of the City of Riverside, California
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 real property shown on the annexed map for unpaid State, County, Municipal or Local taxes and special assessments collected as taxes.

Dated JANUARY 2, 1973 By Harold M. Tarsen Deputy
DONNA BOUER BABCOCK
County Tax Collector

TAX BOND

~~I hereby certify that a bond in the sum of \$_____ has been executed and filed with the Board of Supervisors of the County of Riverside, California, conditioned upon 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 _____
DONALD D. SULLIVAN
County Clerk and ex-officio
Clerk of the Board of Supervisors
By _____ Deputy~~

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 true and complete survey made under my supervision during MAY 1972; that all monuments of the character and locations shown hereon are in place or will be in place within one year from the recording date of this map; and that said monuments are sufficient to enable the survey to be retraced.

Dated Sept. 7, 1972

Robert S. Kipper
Robert S. Kipper R.C.E. No. 13699

R.S. 40/87

IN THE CITY OF RIVERSIDE

TRACT No. 4556

BEING A SUBDIVISION OF LOT 1, BLOCK 20, ARLINGTON HEIGHTS, AS SHOWN BY MAP RECORDED IN BOOK II, PAGES 20 AND 21, RECORDS OF SAN BERNARDINO COUNTY, STATE OF CALIFORNIA, LOCATED IN SECTION 18, T.3S., R.5W., S.B.B.&M.

MAY 1972



SCALE: 1" = 60'

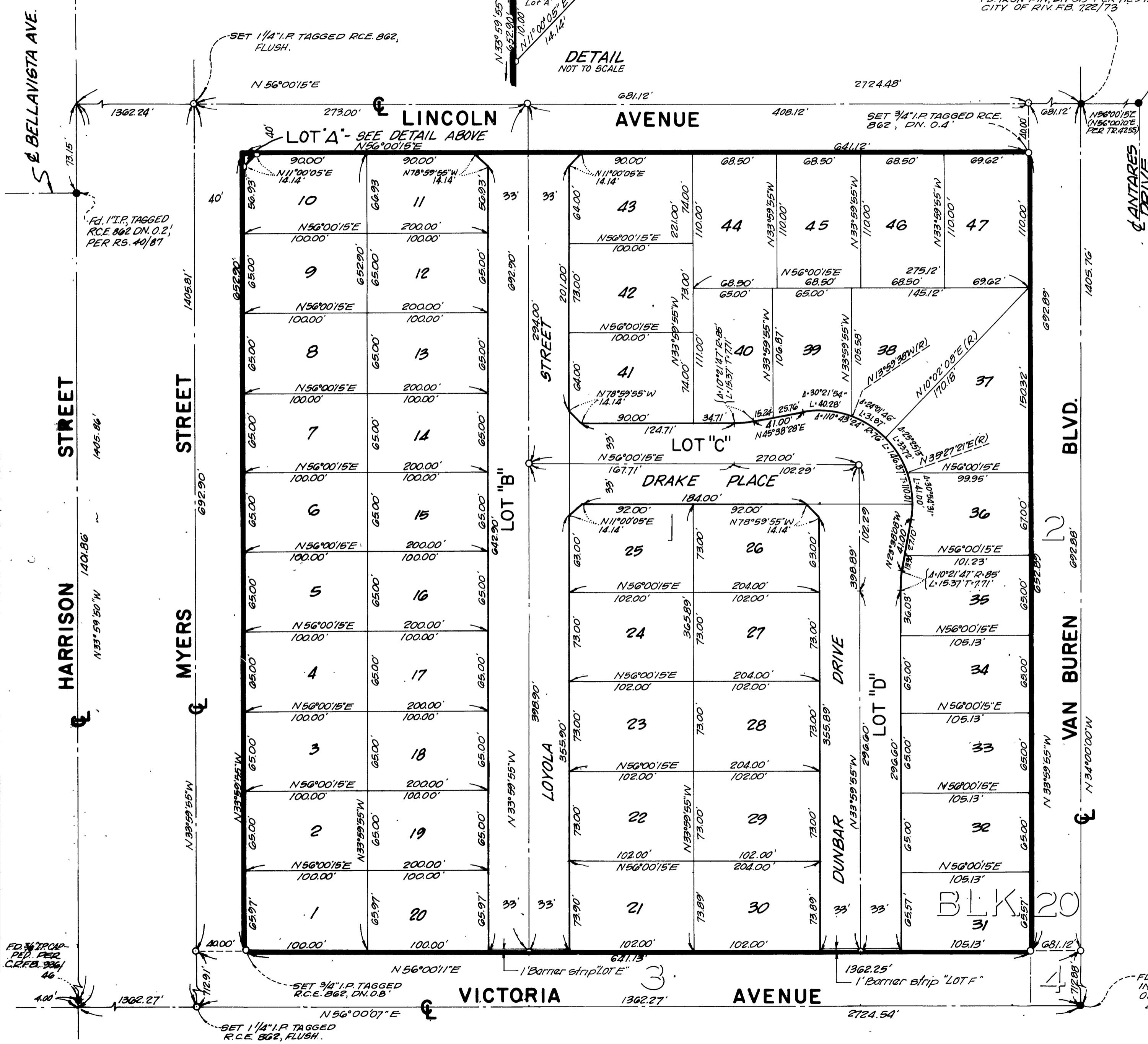
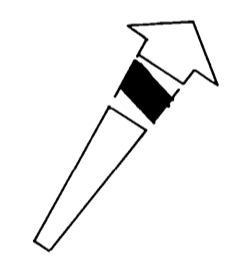
J. F. DAVIDSON ASSOCIATES

RIVERSIDE, CALIFORNIA

TRACT 4255
M.B. 70/142

ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF VAN BUREN BLVD. TAKEN AS N34°00'00"W AS SHOWN BY MAP ON FILE OF TRACT NO. 4255 IN M.B. 70, P. 63, 1 AND 2, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2.  DENOTES MONUMENTS FOUND AS NOTED.
3.  DENOTES 3/4" I.P. TAGGED R.C.E. 862, SET FLUSH UNLESS OTHERWISE NOTED.
4. SET 2"x2" REDWOOD STAKE TAGGED R.C.E. 862 FLUSH AT ALL REAR LOT COR. AND ANGLE POINTS IN SIDE LOT LINES.
5. SET "SURE FIRE" STUDS, TAGGED R.C.E. 862, IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.



M.B. 75/23 TR 4556

M.B. 75/23

MB 75/23