

TRACT NO. 4790

BEING A SUBDIVISION OF A PORTION OF LOT 18 IN SECTION 19, T.2 S., R.4 W.,
S.B.B.M., EAST RIVERSIDE LAND COMPANY PER M.B. 6/44, SAN BERNARDINO COUNTY
RECORDS.

ALBERT A. WEBB ASSOCIATES—CIVIL ENGINEERS
RIVERSIDE CALIFORNIA
OCTOBER 1972

FILED
ON FEB 28, 1973

AT 4:15 P.M.

W. D. BALOGH
COUNTY RECORDER

BY Ramon B. Vaughn
DEPUTY

FEES \$ 7.00

NO. 26064

FILED BY CITY CLERK

SUBD'N G'TEE Calif. Land Title Co.

75/61
M.B. 75/61
TR 4790

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 No. 4790 which was approved by the Riverside City Planning Commission at its meeting held Aug. 17, 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 any 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 February 21, 1973

JAMES F. MARTINEK
Director of Public Works

By [Signature]

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 any 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 Feb. 16, 1973

EVERETT C. ROSS
Director of Public Utilities

By [Signature]

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 February 14, 1973

H. E. BREWER
City Treasurer

By [Signature]

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 survey made under my supervision during September, 1972; 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 Feb. 13, 1973

ERNEST N. WEBB
Reg. Civil Engr. No. 9876

By [Signature]

CITY CLERK'S CERTIFICATE:

RESOLVED: that this map consisting of two (2) sheets be and the same is hereby accepted as the final map of Tract No. 4790, and the streets and easements are hereby accepted as public streets and easements, except Lots "C" and "D" which are accepted as Barrier Strips to deny access from adjoining private property to Lots "A" and "B", 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 27th day of February, 1973.

VIRGINIA J. STROHECKER
City Clerk of the City of Riverside

By [Signature]
Asst. City Clerk

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 \$_____.

Dated 2-15, 1973

DONNA BOUER BABCOCK
County Tax Collector

By [Signature] Deputy

TAX BOND:

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 the Board of Supervisors.

Dated _____, 1973

DONALD D. SULLIVAN
County Clerk and ex-officio Clerk
of the Board of Supervisors

By _____ Deputy

SOIL REPORT:

A preliminary soil report was prepared on the 8th day of August, 1972 as required by the Health and Safety Code of California, Section 17953 by: C.H.J. Materials Laboratory, Inc.

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", "B", "C", and "D", and for the construction and maintenance of public utilities those easements designated as G' P.U.E.

TASO CONSTRUCTION, a Partnership

[Signature]
Charles H. Sutherland Jr.

[Signature]
Clara J. Taber

CALIFORNIA LAND TITLE COMPANY, a California Corporation, as Trustee.

[Signature]
Vice President

NOTARY ACKNOWLEDGEMENT:

State of California } S.S.
County of Riverside }

On this 15th day of FEBRUARY, 1973, before me, the undersigned, a Notary Public in and for said State, personally appeared Charles H. Sutherland, Jr. and Clara J. Taber known to me to be the partners of 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 4-4-76

[Signature]
Notary Public in and for said
County and State

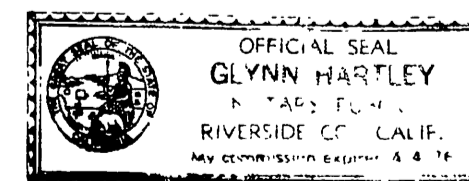
State of California } S.S.
County of Riverside }

On this 14th day of Feb., 1973, before me, the undersigned, a Notary Public in and for said State, personally appeared [Signature] known to me to be the Vice President 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, as Trustees.

Witness my hand and official seal:

My commission expires April 4, 1976

[Signature]
Notary Public in and for
said County and State



M.B. 75/61

M.B. 75/61
TR 4790

MB 75/61

75/62 TR 9790

IN THE CITY OF RIVERSIDE
COUNTY OF RIVERSIDE, CALIFORNIA

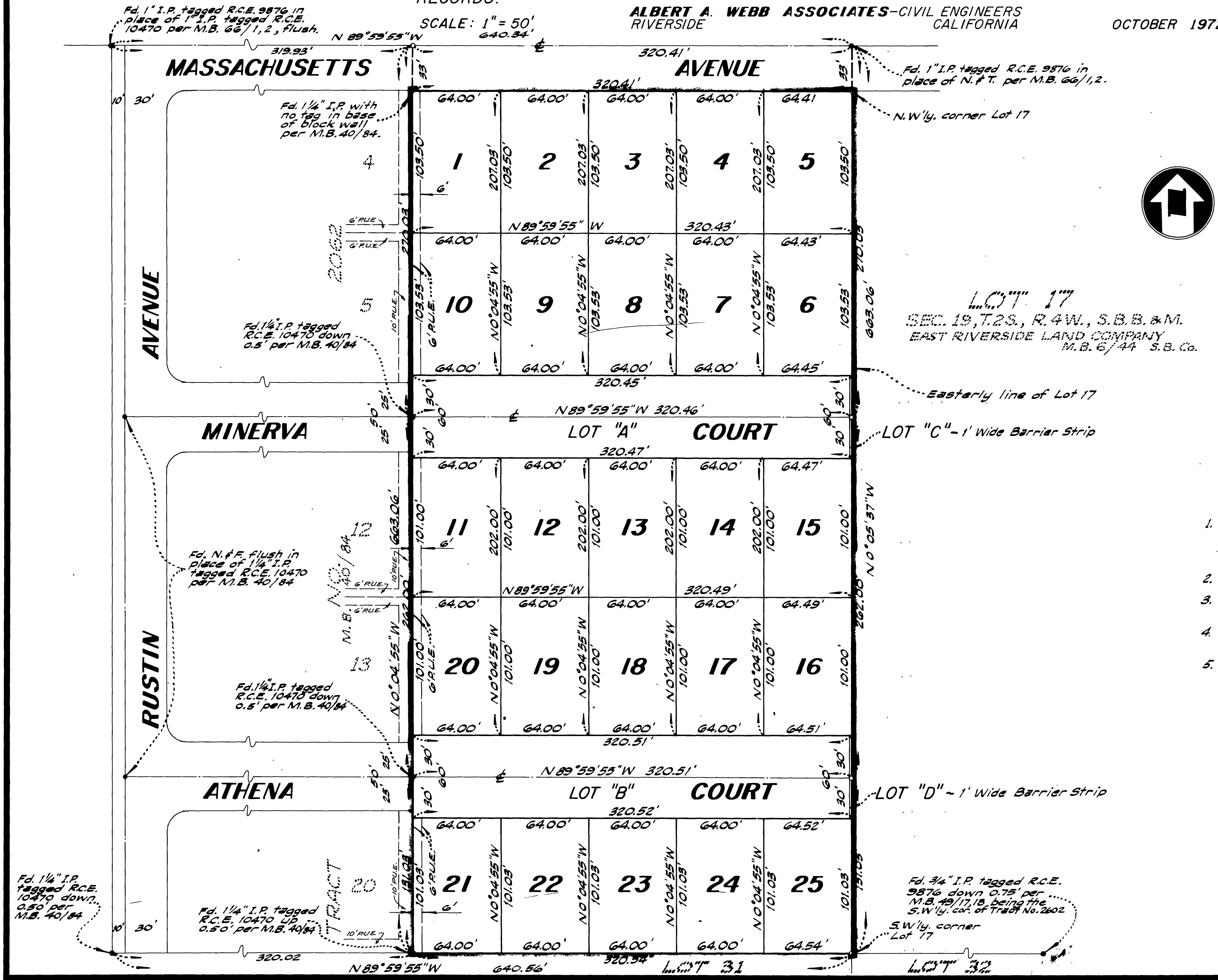
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ALBERT A. WEBB ASSOCIATES-CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

OCTOBER 1972

SCALE: 1" = 50'



LOT 17
 SEC. 19, T.2S., R.4W., S.B.B.&M.
 EAST RIVERSIDE LAND COMPANY
 M.B. 6/44 S.B. Co.

- ENGINEER'S NOTES:**
1. Basis of Bearings taken from the centerline of Massachusetts Avenue per Tract No. 2062, M.B. 40/84, Records of Riverside County, California, being N 89° 59' 55" W.
 2. Found monuments at all points shown thus ○.
 3. Set 1" iron pipe tagged R.C.E. 9876, flush, at all points shown thus ○.
 4. Set "sure fire" studs tagged R.C.E. 9876 in top of curb at all side lot lines projected.
 5. Set 1" iron pipe tagged R.C.E. 9876, flush, at all rear lot corners and angle points in lot lines.

M.B. 75/62 TR 9790

MB 75/62