

IN THE CITY OF RIVERSIDE  
COUNTY OF RIVERSIDE, CALIFORNIA  
**TRACT 5115**

BEING A PORTION OF THE NORTHWEST ONE-QUARTER OF  
SECTION 32, T.2 S., R.4 W., SAN BERNARDINO B. & M.

APRIL, 1973

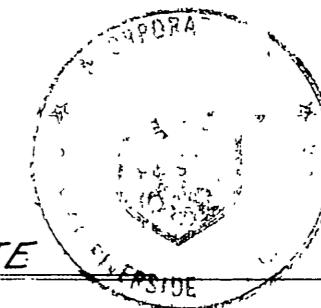
**J. F. DAVIDSON ASSOCIATES**  
RIVERSIDE CALIFORNIA

SHEET 1 OF 2 SHEETS

**FILED**  
On Sept 21, 1973  
At 1:40 P.M.

W. D. BALOGH  
County Recorder  
By Harold C. Beale  
Deputy  
Fee \$ 7.00

No. 124553  
Filed by C. Ty Clerk  
Sub'G Tee Cal. Land Title Co.



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 further, we the undersigned owners, our successors and assigns in interest hereby release and relinquish to the City of Riverside, a municipal corporation, all vehicular access rights appurtenant to Lot 49 as shown on the annexed map on, over and across Canyon Crest Drive and Central Avenue adjoining said Lot 49, we also hereby offer for dedication to the City of Riverside for construction and maintenance of public utilities facilities, sanitary sewer facilities and water facilities, an easement in, upon, over and under Lot 49.

FOUNDERS MORTGAGE COMPANY, INC. a California corporation

Spencer Scott  
President

Gerald D. Barone  
Secretary

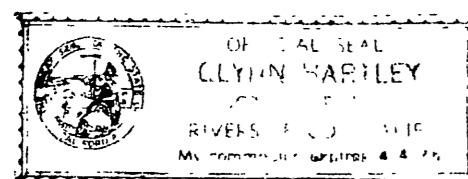
NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA } 5.9.  
COUNTY OF RIVERSIDE }

ON THIS 31<sup>ST</sup> DAY OF April, 1973, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

SPENCER SCOTT KNOWN TO ME TO BE THE PRESIDENT AND GERALD D. BARONE, KNOWN BY ME TO BE THE SECRETARY OF FOUNDERS MORTGAGE COMPANY, INC., THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN BY ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION THEREIN NAMED AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION OF IT BOARD OF DIRECTORS.

WITNESS MY HAND AND OFFICIAL SEAL  
MY COMMISSION EXPIRES 4-4-76



Clytia Warley  
NOTARY PUBLIC IN AND FOR  
SAID COUNTY AND STATE.

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 5115, which was approved by the Riverside City Planning Commission at its meeting held March 8, 1973, 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 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 Sept. 5, 1973,

JAMES F. MARTINEK, R.C.E. 8134  
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 9-4-73,

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 Aug. 29, 1973,

H. E. BREWER  
City Treasurer

By H. E. Brewer

SOIL REPORT

A preliminary soil report was prepared on the 9<sup>th</sup> day of April, 1973 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 final map of TRACT NO. 5115 and the streets and easements are hereby accepted as public streets and easements, except \_\_\_\_\_

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 5<sup>th</sup> day of Sept, 1973

VIRGINIA 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 except taxes and special assessments collected as taxes now a lien but not yet payable, which are estimated to be. \$ 12,200

Dated 8-31-73,

DONNA BOUER BABCOCK  
County Tax Collector

By Donna M. Kappel Deputy

TAX BOND

I hereby certify that a bond in the sum of \$12,200<sup>00</sup> 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 SEPT. 18, 1973,

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

By Agnes Douglas Deputy

SURVEYOR'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 May 1973, that all monuments of the character and locations shown hereon are in place or will be in place within 1 year from the recording date of this map; and that said monuments are sufficient to enable the survey to be retraced.

Dated 8-6-73,

Robert S. Kipper  
Robert S. Kipper R.C.E. 13699

TR. 5115  
M.B. 79/13

TR. 5115  
M.B. 79/13  
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MB 79/13

ENGINEER'S NOTES:

- 1. Bearings are based on the centerline of Canyon Crest Drive as being N 08° 45' 20" W as shown on map of Record of Survey on file in Book 57, Page 77, Records of Riverside County, California.
- 2. —○— Indicates found monuments as noted.
- 3. —○— Indicates set 1" I.P. Tagged R.C.E. 862, Flush unless otherwise noted.
- 4. Building construction precludes setting monuments at lot corners.

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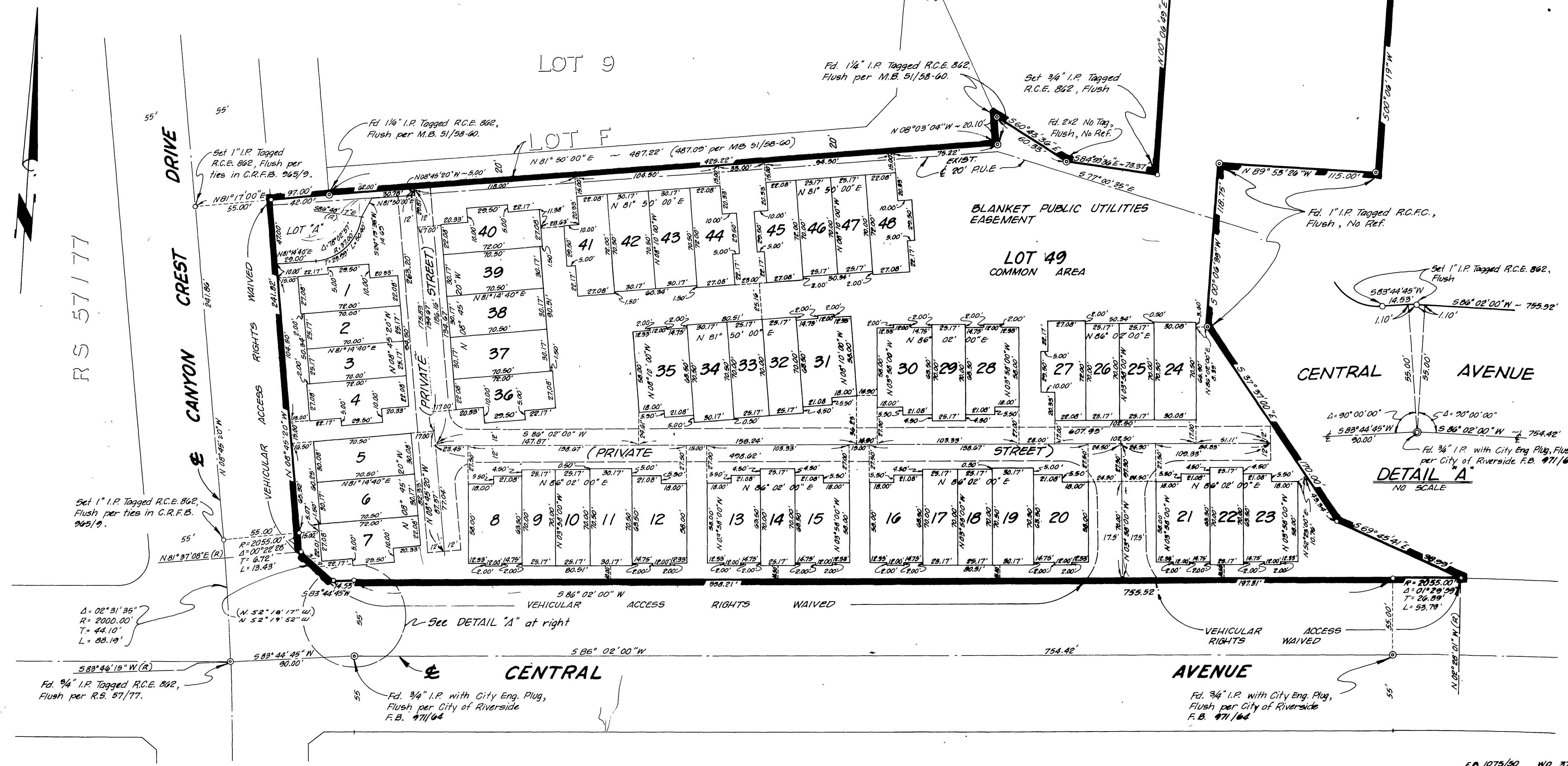
BEING A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 32, T.2 S., R.4 W., SAN BERNARDINO B. & M.

APRIL, 1973 SCALE: 1" = 50'

J. F. DAVIDSON ASSOCIATES  
 CIVIL ENGINEERS SURVEYORS PLANNERS  
 P.O. BOX 493 RIVERSIDE, CALIFORNIA

TRACT 2721  
 M.B. 51/58-60

TR. 5115  
 M.B. 79/4



RS 57177

DETAIL A  
 NO SCALE

TR. 5115  
 M.B. 79/4

M.B. 79/4

MB 79/4