

IN THE CITY OF RIVERSIDE

TRACT NO. 5529

BEING A SUBDIVISION OF A PORTION OF LOTS 4 & H OF THE BIXMILL TRACT, ON FILE IN BOOK 16 OF MAPS, PAGES 28, 29 & 30, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

Sheet 1 Of 2 Sheets

FILED
On May 24, 1974
At 12:40 P. M.

W. D. BALOGH
County Recorder
By Harold C. Seal
Deputy
Fee \$ 7.00
No 63387
Filed By City Clerk
Subdn. Oftee. STIC.

MAXWELL, BROWN & MULLINS
Engineering-Surveying-San Bernardino, Calif.

FEBRUARY, 1973

OWNER'S CERTIFICATE

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 for public use for street purposes Lots "A" to "C" inclusive.

EL CHINO INC., A CALIFORNIA CORPORATION
By Paul Miller, Pres By Elias Miller, Sec.
WESTERN ESCROW COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE
By: John A. Hammar Secy

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA COUNTY OF LOS ANGELES 5.5.
On this 30 day of May, 1973, before me, the undersigned Notary Public in and for said County and State, personally appeared Paul Miller known to me to be the President and Elias Miller known to me to be the Secretary of 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 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
Rita M. Green
Notary Public in and for said County and State
My commission expires October 7, 1974

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA COUNTY OF LOS ANGELES 5.5.
On this 30 day of May, 1973, before me, the undersigned Notary Public in and for said County and State, personally appeared FRED E. EDWARDS known to me to be the PRESIDENT and ALICE HAMMAR known to me to be the SECRETARY of Western Escrow Company, A California Corporation, As Trustee, 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 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
Toni Sorenson
Notary Public in and for said County and State
My commission expires 4-1-77

SOIL REPORT

A preliminary soil report was prepared by C.H.J. Materials Lab., Inc. on April 16, 1973, as required by the Health and Safety Code, Section 17993.

SURVEYOR'S CERTIFICATE

I hereby certify that I am a Licensed Surveyor in the State of California, and that this map consisting of 2 sheets correctly represents a survey made under my supervision during March, 1973, and that all the monuments shown hereon actually exist and their positions are correctly shown or shall be in position not later than one year from recording date of this map. The monuments will be sufficient to enable the survey to be retraced; this survey is complete as shown.

Dated this 11 day of April, 1973.
Russell J. Mullins
Licensed Surveyor No 3712

CITY ENGINEER'S CERTIFICATE

I hereby certify that I have examined the within map; that the subdivision shown is substantially the same as it appeared on the Tentative Map of Tract No 5529, which was approved by the Riverside City Planning Commission at its meeting held on Sept. 20, 1972, and any approved alterations thereof; that all of Chapter 12B (Subdivision Map Act) Statutes of California, 1949, and all of Title 16 of 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 are 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 accordance 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 this 9th day of May, 1974.
JAMES F. MARTINEK RCE 8134
Director of Public Works
By William D. Hardner, RCE 11405

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 electric and water divisions of the Department of Public Utilities of the City of Riverside.

Dated this 5th day of June, 1973.
EVERETT C. ROSS
Director of Public Utilities
By Everett C. Ross

SIGNATURE OMISSIONS

In accordance with the provisions of Section 11907 (A) of the Business and Professions Code, the signatures of the following easement holders have been omitted since their interests cannot ripen into a fee:
Southwest Water Company, A California Corporation successor to an easement granted to Citizens Domestic Water Company by deed recorded March 10, 1926 in Book 663, Page 591 of Deeds, Riverside County, California.
The City of Riverside, successor to an easement granted to Southern California Edison Company Ltd., A Corporation, by deed recorded September 7, 1949 in Book 1107, Page 21, of Official Records of Riverside County, California.

CITY TREASURER'S CERTIFICATE

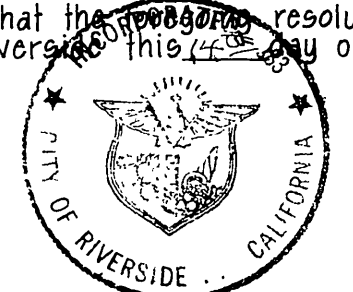
I hereby certify that according to the records of this office as of this date, the property shown on this map is not subject to any special assessments, bonds and / or liens which have not been paid in full. This certificate does not include any special assessments, the bonds of which have not become a lien upon said property.

Dated this 5th day of June, 1973.
H.E. BREWER
City Treasurer
By H.E. Brewer

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 5529, and the streets are hereby accepted as public streets except Lot "A" which is accepted as a "Barrier Strip" to deny access from adjoining private property to Lot "B" and the City Clerk is hereby authorized and directed to attest said map by signing her name thereto as City Clerk to 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 the Council of the City of Riverside this 14th day of May, 1974.
VIRGINIA J. STROHECKER
City Clerk of the City of Riverside
By Virginia J. Strohecker



COUNTY TAX COLLECTOR'S CERTIFICATE

I hereby certify that according to the records of this office as of this date there are no liens against the property shown on this map for unpaid State, County, Municipal or Local taxes and special assessments collected as taxes except taxes or special assessments collected as taxes, now a lien, but not yet payable, which are estimated to be \$ 750.00.

Dated this 17th day of May, 1974.
DONNA BOUER BARCOCK
County Tax Collector
By Kenneth C. Levin Deputy

TAX BOND CERTIFICATE

I hereby certify that a tax bond in the sum of \$ 750.00 has been executed and filed with the Board of Supervisors of the County of Riverside, State of 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 the annexed map with the County Recorder are a lien against said property but not yet payable. Said bond has been approved by said board of Supervisors.

Dated this 21st day of MAY, 1974.
DONALD D. SULLIVAN
County Clerk and Ex-Officio Clerk of the Board of Supervisors
By Agnes Hughes Deputy

Tract 5529
M.B. 80/54

M.B. 80/54
Tract 5529

M D 20/54

TRACT NO. 5529

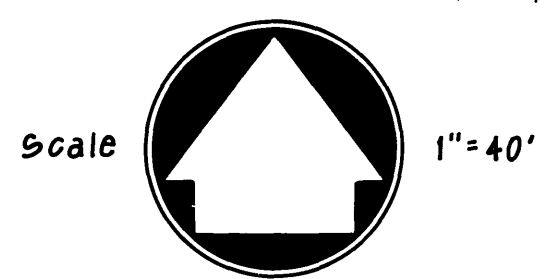
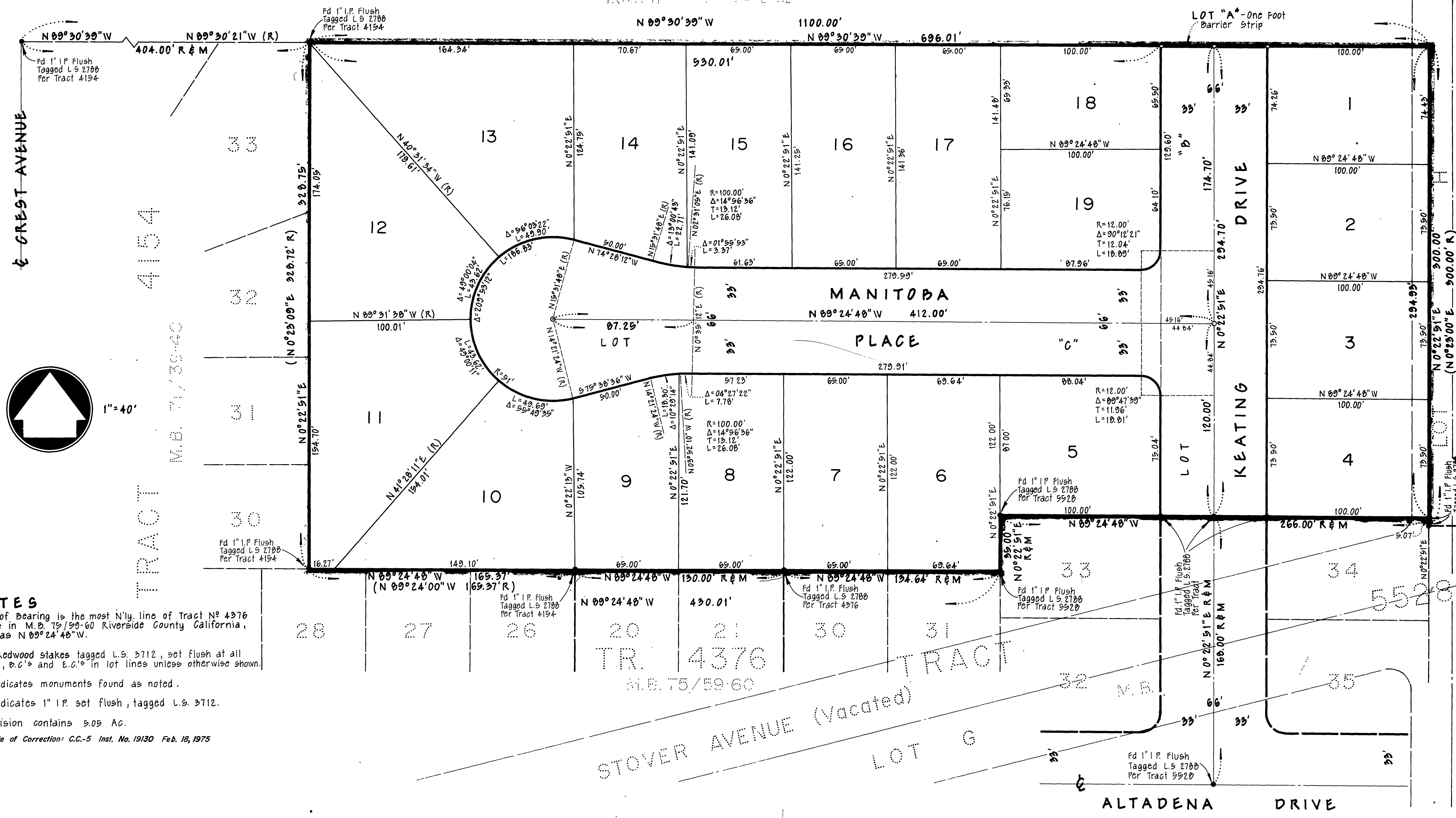
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MAXWELL, BROWN & MULLINS
Engineering - Surveying - San Bernardino, Calif.

ARLANZA TREATMENT PLANT

FEBRUARY, 1973

INSTRUMENT NO. 1012



- NOTES**
1. Basis of Bearing is the most N'y. line of Tract No 4376 on file in M.B. 75/59-60 Riverside County California, taken as N 09° 24' 40" W.
 2. 2"x2" Redwood stakes tagged L.S. 3712, set flush at all corners, D.C.'s and E.C.'s in lot lines unless otherwise shown.
 3. — indicates monuments found as noted.
 4. — indicates 1" I.P. set flush, tagged L.S. 3712.
 5. Subdivision contains 3.05 AC.
- Certificate of Correction: C.C.-5 Inst. No. 19130 Feb. 18, 1975

Tract 5529
MR 20/55

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MR 20/55