

TRACT NO. 5441

BEING A SUBDIVISION OF LOT 1 AND A PORTION OF LOT 2 IN BLOCK 21 OF ARLINGTON HEIGHTS, AS SHOWN BY MAP RECORDED IN BOOK 11 OF MAPS, AT PAGES 20 & 21 THEREOF, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, IN SECTION 18, T.3S., R.5W., S.B.M.

FILED
On DEC 12, 1974

At 2:50 P.M.

W.D. Balogh
County Recorder

By Bruce W. Vaughn
Deputy

Fee \$ 9.00

No. 157811

Filed by City Clerk

Subdn. of Fee F.A.T.C.

Tract 5441

M.B. 81/71

State of California } s.s.
County of Riverside }

On this 20th day of November, 1974, before me, the undersigned, a Notary Public in and for said State, personally appeared Donald M. Wilson and Berenice D. Wilson known to me to be the persons whose names subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal: Alice A. Flodine
Notary Public in and for said County and State

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS RIVERSIDE CALIFORNIA

AUGUST, 1974

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. 5441, which was approved by the Riverside City Planning Commission at its meeting held August 23, 1973, and any approved alterations thereof; that all provisions of Chapter 12B (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 December 3, 1974

James F. Martinec, P.C.E. 8134
Director of Public Works

By J.F. Martinec

CITY CLERK'S CERTIFICATE

RESOLVED: that this map consisting of three (3) sheets be and the same is hereby accepted as the final map of Tract No. 5441, and the streets and easements are hereby accepted as public streets and easements, except Lots "G" & "H" which are accepted as "Barrier Strips" to deny access from adjoining private property to Lots "A" & "E", 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 10th day of December, 1974.

Virginia J. Strohecker
City Clerk of the City of Riverside

By Alice A. Hare
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 real property shown on the annexed map for unpaid State, County, Municipal, or local taxes or special assessments collected as taxes, except taxes and special assessments collected as taxes now due but not yet payable, which are estimated to be \$.

Dated December 2nd, 1974

Danna Bower Babcock
County Tax Collector

By N Kenneth C. Kinn Deputy

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 _____, 1974

Donald D. Sullivan
County Clerk and ex-officio Clerk of the Board of Supervisors

By _____ Deputy

ENGINEER'S CERTIFICATE

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 true and complete survey made under my supervision during October, 1973, that all monuments of the character and location shown hereon are in place or will be in place within one (1) year from the recording date of this map; and that said monuments are sufficient to enable the survey to be retraced.

Dated August 23, 1974

Ernest N. Webb, P.C.E. 9376

By Ernest N. Webb

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, for street purposes Lots "A" to "H", inclusive.

Donald M. Wilson
Donald M. Wilson

Berenice D. Wilson
Berenice D. Wilson

KENT LAND COMPANY, a California Corporation.

James A. Hilly
President

Stephen B. Havens
Secretary

FIRST AMERICAN TITLE COMPANY, a California Corporation, as Trustee

Robert J. Johnston
Trust

Donald R. Lewis
Trust Secy

ACKNOWLEDGEMENT

State of California } s.s.
County of ORANGE }

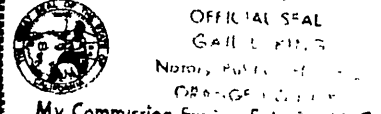
On this 21st day of NOVEMBER, 1974, before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES A. HILLY and STEPHEN B. HAVENS known to me to be the President and Secretary respectively of the corporation that executed the within instrument, and known to me to be the 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.

My commission expires FEBRUARY 26, 1978

Gail L. King
Notary Public in and for said County and State

State of California }
County of RIVERSIDE }



On this 21st day of NOVEMBER, 1974, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert W. Lombard and Donald R. Lewis known to me to be the Trust. Secy. and Trust. respectively 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, as Trustee.

WITNESS my hand and official seal.

Robert W. Lombard
Notary Public in and for said State
Donald R. Lewis
Trust. Secy.

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 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 Dec. 2, 1974

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 Nov. 25, 1974

H.E. Brewer, City Treasurer

By H.E. Brewer

SOIL REPORT

A preliminary soil report was prepared on the 29th day of June, 1973, as required by the Health and Safety Code of California, Section 17953, by Southern California Testing Laboratory - Irvine, Incorporated.

SIGNATURE OMISSION

In accordance with the provisions of Section 11597 (a) of the Business and Professions Code, the signatures of the following easement holders have been omitted since their interest cannot ripen into fee:
Gage Canal Co. and the City of Riverside successors in interest to the Riverside Water Co.

MB 81/71

M.B. 81/71

Tract 5441

TRACT NO. 5441

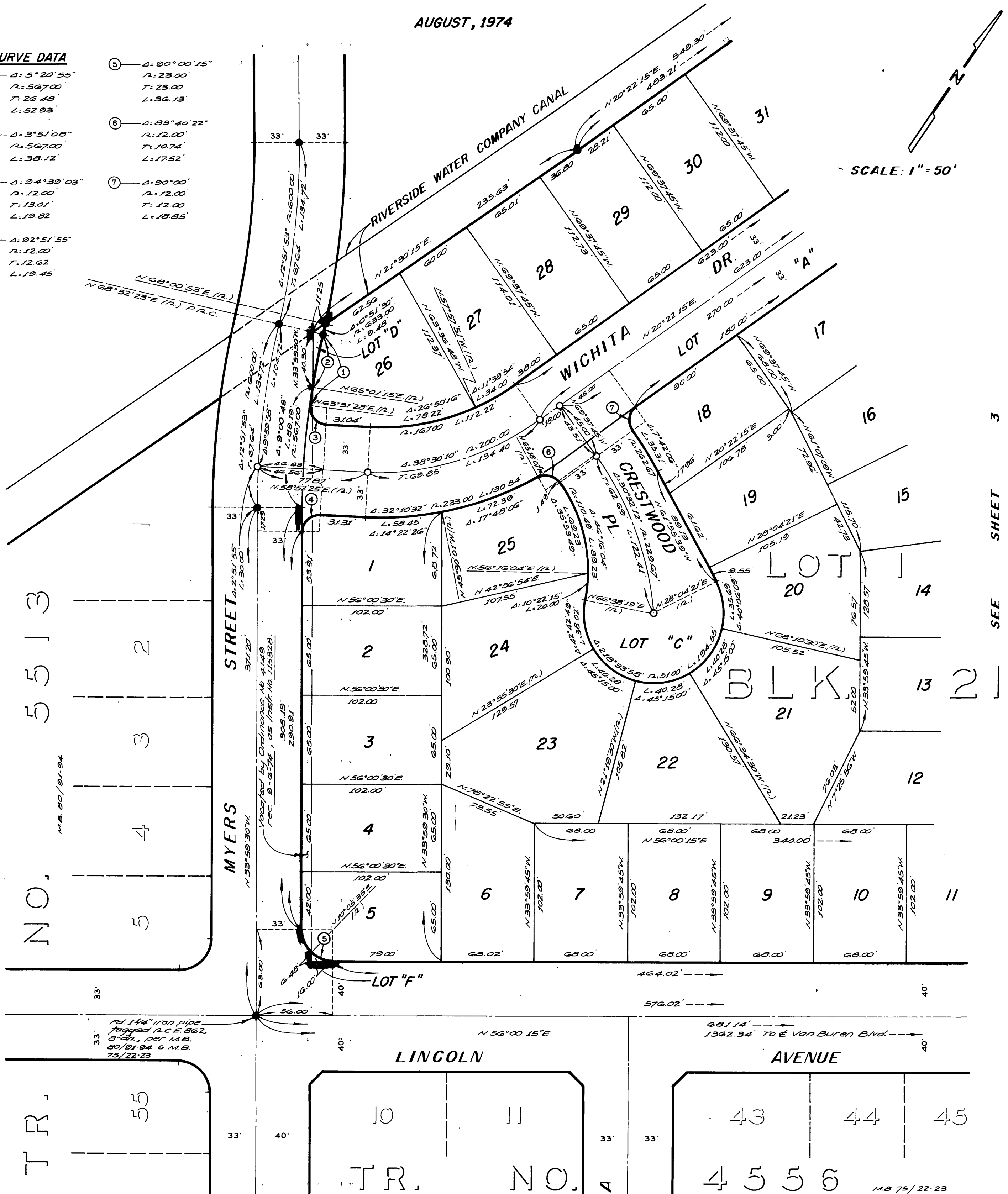
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ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA

AUGUST, 1974

R CURVE DATA

①	Δ: 5°20'55"	⑤	Δ: 90°00'15"
	R: 567.00		R: 23.00
	T: 26.49		T: 23.00
	L: 52.93		L: 36.13
②	Δ: 3°51'08"	⑥	Δ: 83°40'22"
	R: 567.00		R: 12.00
	T: 38.12		T: 10.74
	L: 38.12		L: 17.52
③	Δ: 94°39'03"	⑦	Δ: 90°00'
	R: 12.00		R: 12.00
	T: 13.01		T: 12.00
	L: 19.82		L: 18.85
④	Δ: 92°51'55"		
	R: 12.00		
	T: 12.62		
	L: 19.45		



ENGINEER'S NOTES

1. Basis of bearings is the centerline of Lincoln Avenue taken as N. 56°00'15"E. as shown on map of Tract No. 5513 on file in Book 80 of Maps, at pages 21-24 thereof, records of Riverside County, California.
2. Found 1" iron pipe tagged N.C.E. 9876, flush, of all points shown thus ●, unless otherwise noted, per M.B. 80/91-94.
3. Set 1" iron pipe tagged N.C.E. 9876, flush, of all points shown thus ○.
4. Set 1" iron pipe tagged N.C.E. 9876, flush, of all rear lot corners.
5. Set steel pin and tag N.C.E. 9876 in top of curb for side lot lines projected.
6. This tract contains 10.48 acres.

NO. 5513

TR. 55

TR. NO.

LOYOLA ST

ST

MB 81/72

SEE SHEET 3

81/73
Tract 5441

M.B. 81/73

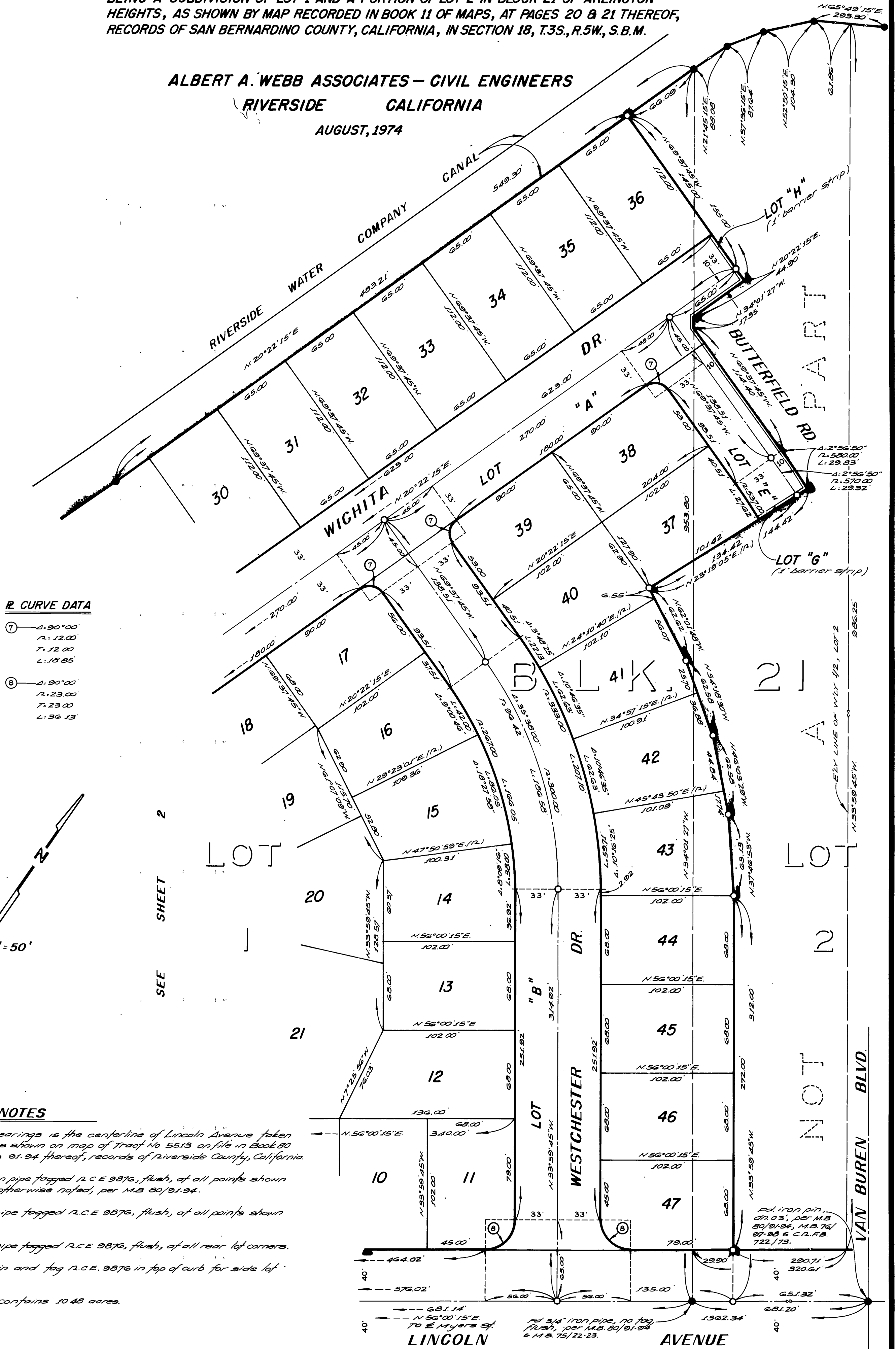
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

SHEET 3 OF 3 SHEETS

TRACT NO. 5441

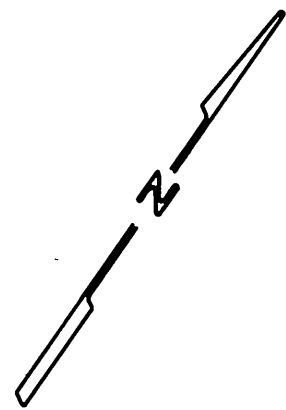
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ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE CALIFORNIA
AUGUST, 1974



R CURVE DATA

- ⑦ - 0.90° 00'
R: 12.00'
T: 12.00'
L: 18.85'
- ⑧ - 0.90° 00'
R: 23.00'
T: 23.00'
L: 36.13'



SCALE: 1" = 50'

SEE SHEET 2

ENGINEER'S NOTES

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6. This tract contains 10.48 acres.

TR. NO.	NO.			TR. NO.	NO.
44	45	46	47	10	4
		4556	M.B. 75/22-23	4364	M.B. 76/97-98

MB 81/73