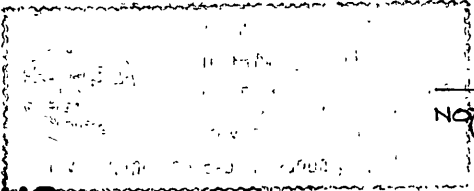


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**ACKNOWLEDGEMENT**

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE ) S.S.  
ON THIS 26<sup>TH</sup> DAY OF MARCH, 1976 BEFORE ME, THE  
UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE,  
PERSONALLY APPEARED DAVID D. MILLER, KNOWN TO ME TO  
BE THE PRESIDENT, OF WOODHAVEN DEVELOPERS, INC., THE  
CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, KNOWN  
TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT  
ON BEHALF OF THE CORPORATION THEREIN NAMED, AND ACKNOW-  
LEDGED TO ME THAT SUCH CORPORATION EXECUTED THE WITH-  
IN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A RESOLUTION  
OF ITS BOARD OF DIRECTORS.

WITNESS MY HAND AND OFFICIAL SEAL.  
  
John L. Neal  
NOTARY PUBLIC IN AND FOR SAID STATE

**OWNERSHIP**

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE  
RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUB-  
DIVISION 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" thru "C", AND WE HEREBY FURTHER OFFER FOR DEDICATION  
FOR CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES FACIL-  
ITIES, WATERLINE FACILITIES, SANITARY SEWER FACILITIES, EASE-  
MENTS IN, UNDER, UPON, OVER, AND ALONG LOTS 87 & 88 RESERVING,  
HOWEVER, TO THE UNDERSIGNED OWNERS, OUR SUCCESSORS AND  
ASSIGNS IN INTEREST, THE RIGHT TO CONSTRUCT IMPROVEMENTS  
ON LOTS 87 & 88, INCLUDING PRIVATE DRIVES AND RECREATIONAL  
FACILITIES AND AREAS; PROVIDED HOWEVER, THAT SUCH EASEMENTS  
SHALL NOT INTERFERE WITH THE USE AND ENJOYMENT OF LOTS 87 AND 88  
AND THE IMPROVEMENTS THEREON, BY HOMEOWNERS IN SAID SUB-  
DIVISION; AND PROVIDED, FURTHER, HOWEVER, THAT NO SUCH IM-  
PROVEMENTS SHALL BE CONSTRUCTED UPON SAID LOTS 87 AND 88,  
UNLESS SAME HAVE BEEN APPROVED, AS TO THE LOCATION BY THE  
CITY OF RIVERSIDE, CALIFORNIA, SO AS NOT TO INTERFERE WITH THE  
APRESAID EASEMENTS HEREBY OFFERED FOR DEDICATION, WHICH  
SUCH APPROVAL BY SAID CITY OF RIVERSIDE, CALIFORNIA, SHALL  
NOT BE UNREASONABLY WITHHELD; AND FURTHER THE UNDERSIGNED  
OWNERS, OUR SUCCESSORS AND ASSIGNS IN INTEREST, HEREBY  
RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE ALL VEHICULAR  
ACCESS RIGHTS APPURTENANT TO LOTS 87 AND 88 AS SHOWN ON  
THE ANNEXED MAP, ON, OVER, AND ACROSS CALIFORNIA AVENUE,  
ADJOINING SAID LOTS 87 AND 88, EXCEPTING THE ONE (1) STREET  
ENTRANCE AS SHOWN ON SAID MAP AND FOR CONSTRUCTION AND  
MAINTENANCE OF STORM DRAIN FACILITIES THOSE EASEMENTS  
DESIGNATED AS 12' STORM DRAIN EASEMENT AND SPECIAL STORM  
DRAIN EASEMENT.

WOODHAVEN DEVELOPERS INC. David D. Miller  
DAVID D. MILLER, PRESIDENT

**USE OF COMMON AREAS**

WOODHAVEN DEVELOPERS INC. IN RECORDING THIS PLAT OF THE  
SUBDIVISION SHOWN ON THE ANNEXED MAP DOES HEREBY DESIGNATE  
COMMON LOTS 87 AND 88, LAND AS RECREATIONAL AREA INTENDED  
FOR USE BY THE HOMEOWNERS IN SAID SUBDIVISION FOR RECREA-  
TION AND OTHER RELATED PURPOSES.  
THE DESIGNATED AREA IS NOT DEDICATED HEREBY FOR USE  
BY THE GENERAL PUBLIC AND IS SOLELY FOR THE COMMON USE,  
BENEFIT AND ENJOYMENT OF THE HOMEOWNERS IN SAID SUBDIVISION,  
AS MORE FULLY PROVIDED IN THE TO BE RECORDED DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS APPLICABLE TO SAID  
SUBDIVISION.

WOODHAVEN DEVELOPERS, INC.  
David D. Miller  
DAVID D. MILLER, PRESIDENT

**SIGNATURE OMISSIONS**

In accordance with Section 66436 (1) of the Subdivision  
Map Act, the signature of the following easement  
holder has been omitted:

- 1. Riverside County Flood Control and Water Conservation  
District by easement deed recorded July 24, 1975,  
as Instr. No. 88881 of Official records of Riverside  
County, California.

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

**TRACT NO. 5130-3**

BEING A SUBDIVISION OF A PORTION OF LOTS 10, 11, 14 & 15 IN BLOCK 9 OF R.L. & I.CO.  
LANDS, PER MAP BOOK 1, PAGE 70, RECORDS OF SAN BERNARDINO COUNTY,  
CALIFORNIA.

**ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS**  
**RIVERSIDE CALIFORNIA**

APRIL, 1976

**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 5130, WHICH WAS  
APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION AT ITS  
MEETING HELD MAY 3, 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 EASEMENT 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 SUB-  
DIVISION 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 IMPROVE-  
MENTS 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 March 26, 1976  
JAMES F. MARTINEK, R.C.E. 8134  
DIRECTOR OF PUBLIC WORKS  
BY: James F. 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 PRO-  
VISIONS 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 March 26, 1976  
EVERETT C. ROSS  
DIRECTOR OF PUBLIC UTILITIES  
BY: Everett C. Ross

**CITY TREASURER**

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THE  
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 March 26, 1976  
H.E. BREWER, CITY TREASURER  
BY: H.E. Brewer

**SOIL REPORT**

A PRELIMINARY SOIL REPORT WAS PREPARED ON THE 24<sup>TH</sup> DAY  
OF AUGUST, 1973, AS REQUIRED BY THE HEALTH AND SAFETY CODE  
OF CALIFORNIA, SECTION 17053: BY PACIFIC SOILS ENGINEERING,  
INC., IRVINE, CALIFORNIA.

**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 5130-3, AND THE STREETS AND EASEMENTS ARE HERE-  
BY ACCEPTED AS PUBLIC STREETS AND EASEMENTS, EXCEPT LOT "C"  
WHICH IS ACCEPTED AS A "1' 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  
THERE TO 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 RIVER-  
SIDE THIS 6<sup>th</sup> DAY OF April, 1976.  
ALICE A. HARE  
CITY CLERK OF THE CITY OF RIVERSIDE  
BY: Alice A. Hare

**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 A LIEN BUT NOT YET PAYABLE, WHICH  
ARE ESTIMATED TO BE \$ 4,500.00.

DATED March 26<sup>th</sup>, 1976  
DONNA BOUER BABCOCK  
COUNTY TAX COLLECTOR  
BY: Kenneth C. Xirin  
DEPUTY

**TAX BOND**

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 4500.00  
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 PAY-  
ABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD  
OF SUPERVISORS.

DATED April 6, 1976  
DONALD D. SULLIVAN  
COUNTY CLERK AND EX-OFFICIO  
CLERK OF THE BOARD OF SUPERVISORS  
BY: Nancy Romero  
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  
TWO (2) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE  
SURVEY MADE UNDER MY SUPERVISION DURING JUNE, 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 APRIL 18<sup>th</sup>, 1976  
ERNEST N. WEBB, R.C.E. 9876  
BY: Ernest N. Webb

SHEET 1 OF 2 SHEETS

**FILED**  
ON April 8, 1976

AT 3:15 P. M.  
W.D. BALOGH  
COUNTY RECORDER

BY: Harold C. Beale  
Deputy  
FEE \$ 7.00  
NO 46858

FILED BY \_\_\_\_\_  
SUB'DN GTEE. Calif. Land  
T. Co.

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TR 5130-3

TR.5130-3  
MB.84/95

MB 84/95

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

# TRACT NO. 5130-3

BEING A SUBDIVISION OF A POR. OF LOTS 10, 11, 14 & 15 IN BLK. 9 OF R.L. & I. CO. LANDS, PER MAP BOOK 1, PAGE 70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

**ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS**  
RIVERSIDE CALIFORNIA

APRIL, 1975

### ENGINEER'S NOTES

1. BASIS OF BEARINGS IS THE CENTERLINE OF CALIFORNIA AVENUE TAKEN AS N. 55°47'40" E. AS SHOWN ON MAP OF TRACT NO. 5130-1, RECORDED IN BOOK 21 OF MAPS, AT PAGES 93-95 THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. FOUND MONUMENTS AS NOTED AT ALL POINTS SHOWN THUS  $\bullet$ .
3. SET 1" IRON PIPE TAGGED R.C.E. 9876 FLUSH, AT ALL POINTS SHOWN THUS  $\circ$ .
4. SET 1" IRON PIPE TAGGED R.C.E. 9876 FLUSH, AT ALL LOT CORNERS NOT OCCUPIED BY BUILDINGS OR PATIO FENCES.
5. LOTS 87 & 88 ARE COMMON LOTS.
6. AREA ALONG CALIFORNIA AVENUE SHOWN THUS  $|||||$  INDICATES VEHICULAR ACCESS RIGHTS WAIVED.
7. THIS TRACT CONTAINS 13.38 ACRES.

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74-04

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