UTILITIES EASEMENT

THE CITY OF RIVERSIDE BEING THE OWNER OF THE DESCRIBED EASE MENTS HEREBY CONSENTS TO THE MAKING AND FILING OF THE ANNEX ED FINAL MAP

I. AN EASEMENT FOR WATER POWER LINES AND TELEPHONE LINE AND PUBLIC POAD PURPOSES IN FAVOR OF CITY OF RIVERSIDE RECORDED IN INSTRUMENT NO. 2050, DANUARY 9, 1959, O.R. RIV. CO., CA.

2. AN EASEMENT FOR EITHER OR BOTH POLE LINES. CONDUITS, AND INCIDENTAL PURPOSES IN FAVOR OF CITY OF RIVERSIDE RECORDED IN INSTRUMENT NO. 27983, APRIL 3, 1969, O.R., RIV. COUNTY, CALIFORNIA.

DATED 4-4,1977

EVERETT C. ROSS DIRECTOR OF PUBLIC UTILITIES

OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF, OR HAVE SOME INTEREST IN, THE LAND INCLUDED WITHIN THE SUBDIVI-SION 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 MAPAS SHOWN WITHIN THE COLORED BORDER LINE, AND WE HEREBY DEDI-CATE TO THE PUBLIC USE FOR STRÉET PURPOSES LOTS A THRU F INCLUSIVE AND FOR WATER LINE AND SLOPE PURPOSES THOSE EASEMENTS DESIGNATED AS "SPECIAL WATER LINE AND SLOPE EASEMENT" AND "10" WATER LINE AND SLOPE

EL DORADO COUNTRY ESTATES A LIMITED PARTNERSHIP

> EL DORADO PROPERTIES, INC. A CALIFORNIA CORPORATION GENERAL PARTNER

William R. Dalton

2 13 SECRETARY

PRESIDENT FIRST AMERICAN TITLE INSURANCE COMPANY AS TRUSTEE: A CALIFORNIA CORPORATION

ASST. SEC NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) COUNTY OF RIVERSIDE)

ON THIS 30 DAY OF MARCH __, 1974, BEFORE ME, THE UNDER -SIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE,
PERSONALLY APPEARED ROCCICK W. JOHNHON KNOWN TO ME
TO BE THE AND SINCE OF FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION 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 METHAT SAID CORPORATION EXECUTED THE WITHIN INSTRUMENT PURSUANT TO IT'S BY-LAWS OR A RESOLUTION OF IT'S BOARD OF DIRECTORS.

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: 5/21/M

NOTARY PUBLIC IN AND FOR SAID COUNTY & STATE

SOURCE COMPANY

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) 5.5.

CA AMC - NAS IN

· '. '

ON THIS DAY OF MACH 1977 BEFORE ME THE UNDERGINED A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED WILLIAM R. DALTON KNOWN TO ME TO BE THE 'PRESIDENT AND M.P. BURNS KNOWN TO ME TO BE THE SECRETARY OF EL DOPADO PROPERTIES, INC. A CALIFORNIA CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, SAID CORPORATION BEING KNOWN TO ME TO BE A GENERAL PARTNER OF EL DOPADO COUNTRY ESTATES A LIMITED PARTNERSHIP, THE PARTNERSHIP THAT EXECUTED THE SAME AS SUCH PART-NER AND THAT SUCH PARTNER EXECUTED THE SAME

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

MY COMMISSION EXPIRES

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, CALIFORNIA

BEING A SUBDIVISION OF LOT 5 AND A PORTION OF LOTS I AND 4 AS SHOWN ON MAP OF OSBORNE HEIGHTS RE-CORDED IN M.B. 12/39-41 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

SEPTEMBER 1976

HAWKINS, ROBERTSON & ASSOCIATES

ENGINEERS . SURVEYORS 3756 ELIZABETH STREET . RIVERSIDE, CALIFORNIA 92506

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE WITHIN MAP THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF TRACT NO. 7090, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON OCTOBER 23, 1975, AND ANY APPROVED ALTERA-TIONS THEREOF. THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND OF TITLE 18 OF THE RIVERSIDE MUNICIPAL CODE APPLICABLE AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT. THAT THE EASEMENTS FOR SEWERS AND DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED, THAT PLANS FOR DRAINS, DRAIN-AGE WORKS, AND SEWERS SUFFICIENT TO PROTECT ALL LOTS IN THE SUBDIVISION FROM FLOOD HAVE BEEN APPROVED. THAT A COMPLETE SET OF PLANS COVERING ALL IMPROVE -MENTS HAS BEEN FILED WITH THE PUBLIC WORKS DE-PARTMENT AND THAT THE SAME HAVE BEEN CHECKED AND APPROVED, AND THAT ALL IMPROVEMENTS HAVE BEEN COMPLETED IN ACCORD WITH THE 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: APR. 6 1977

DAMES F. MARTINEK R.C.E 8134 DIRECTOR OF PUBLIC WORKS

UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE CITY OF RIVERSIDE PUBLIC UTILI-TIES 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 SUF-FICIENT FOR ALL REQUIREMENTS OF THE ELECTRIC AND WATER DIVISIONS OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.

DATE: 4-4 1977

EVERETT C. ROSS DIRECTOR OF PUBLIC UTILITIES unde

BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$3900. HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, CONDITIONED UP-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 SAID BOARD OF SUPERVISORS.

DATED: April 5,19 77

DONALD D. SULLIVAN COUNTY CLERK AND EX-OFFICIO CLERK OF THE BOARD OF SUPERVISORS

BY Y Janey Komus DEPUTY

SOIL REPORT

ASSOCIATED SOILS A PRILIMINARY SOIL REPORT WAS PREPARED BY ENGINEERING ING. ON AUGUST II, 1976 , AS REQUIRED BY THE HEALTH AND SAFE-TY CODE OF CALIFORNIA, SECTION 17953.

Copy

SHEET I OF 2 SHEETS TON April 11,1977

W.D. BALOGH RECORDER COUNTY FILED BY: City Copy SUB D'N G'TEE F. A. T. W.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA, THAT THIS MAP, CONSISTING OF 2 SHEETS, CORRECTLY REPRÉSENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING JUNE 1976, AND THAT ALL MONUMENTS OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN ONE (1) YEAR FROM RECORDING DATE OF THIS MAP, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED: DEC. 2 19 76

LICENSED LAND SURVEYOR NO.3763

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF TWO (Z) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 7090, AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC. STREETS AND EASEMENTS, EXCEPT LOTS E & F WHICH ARE ACCEPTED AS I FOOT BARRIER STRIPS TO DENY ACCESS FROM ADJOINING PRIVATE PROPERTY TO LOT D AND THE CITY CLERK IS HEREBY AUTHORIZED AND DIRECTED TO ATTEST SAID WAP BY SIGNING HER NAME THERETO AS CITY CLERK OF THE CITY OF RIVERSIDE, STATE OF CALIFORNIA AND AFFIX THE OFFICIAL SEAL OF SAID CITY

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS AC-CEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS DAY OF April __, 19<u>77.</u>

> ALICE A. HARE CITY CLERK OF THE CITY OF RIVERSIDE alice a. Have

CITY TREASURER'S CERTIFICATE

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 CERTI-FIGATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS THE ROUNS OF WHICH HAVE NOT BECOME A LIEN AGAINST SAID PROPERTY

DATED: Man .30, 1977

H.E. BREWER CITY TREASURER

BY H.E. Brewe

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 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 BUT ARE NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 3,900.00 ASSESSMENTS COLLECTED AS TAXES THAT ARE NOW A LIEN

DATED: MARCH 31,1977

DONNA BOUER BABCOCK COUNTY TAX COLLECTOR

BY Knowth C. Kirin DEPUTY

IN THE CITY OF RIVERSIDE, COUNTY OF BIVERSIDE, CALIFORNIA

TRACT NO. 7090

BEING A GUBDIVISION OF LOT 5 AND A PORTION OF LOTS I AND 4 AG GHOWN ON MAP OF OGBORNE HEIGHTG, RECORDED IN M.B. 12/39-41 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. AUGUST 1976 SCALE : 1"= 100"

HAWKING ROBERTSON & ASSOCIATES

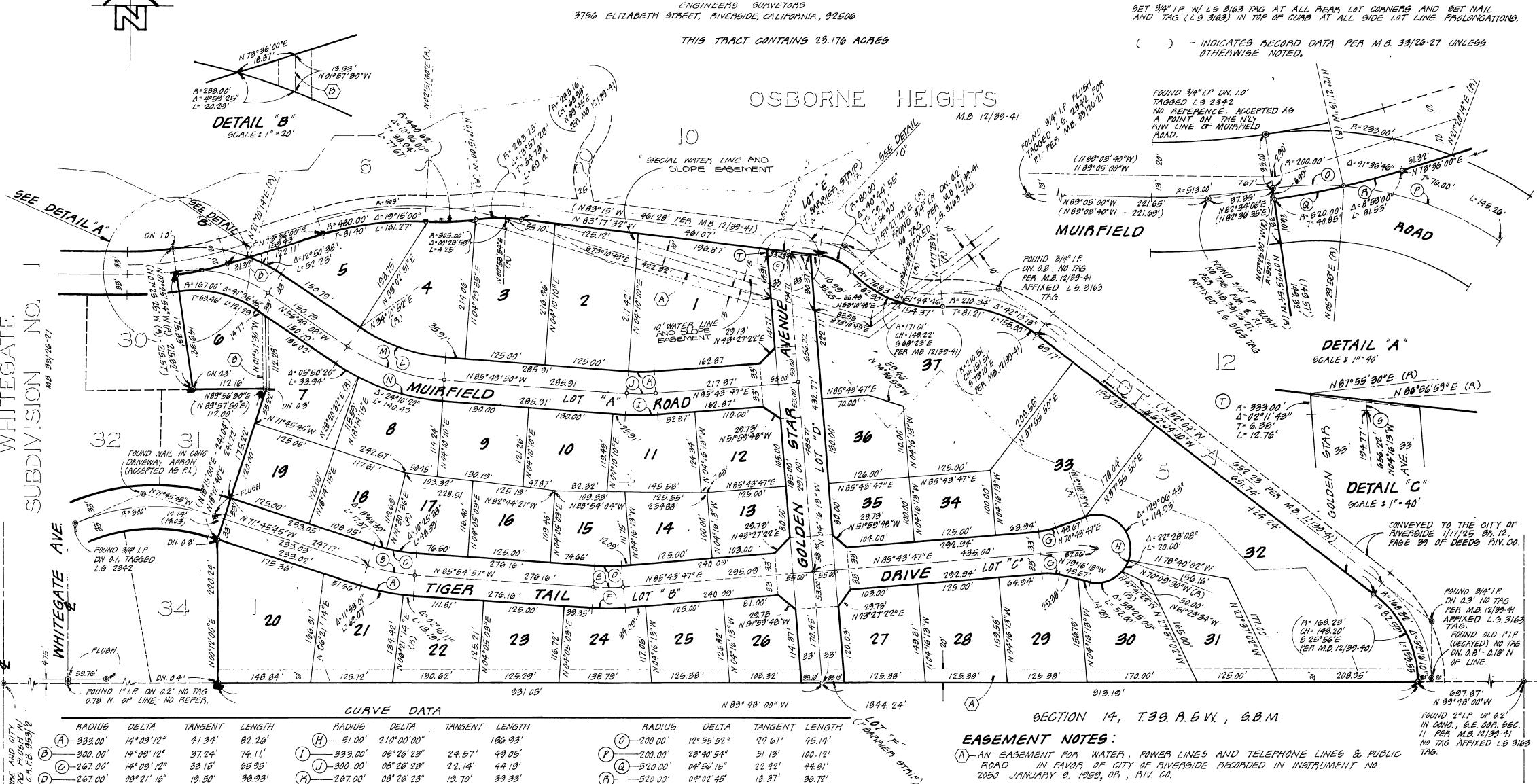
SURVEYOR'S NOTES

B-A 10' EASEMENT FOR EITHER OR BOTH POLE LINES, CONDUITS AND INCIDENTAL PURPOSES IN FAVOR OF CITY OF RIVERSIDE RECORDED IN INSTRUMENT NO.

27983, APRIL 3, 1959, OR., RIV CO.

BEARINGS ARE BASED ON THE SOUTH LINE OF LOTS 1, 4, 5 & 12 OF OGBORNE HEIGHTS BEING N 89° 48' W AS SHOWN ON M.B. 12/39-41 RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

- OF BIVERGIDE COUNTY CA. UNLEGG OTHERWIGE NOTED.
- O INDICATES SET 3/4" I.P. TAGGED L.S. 3163, FLUSH, UNLESS OTHERWISE



3.19'

6.38'

6.39'

12.76

(6) - 300.00' 01° 13' 12"

(T)-333.00' 02° 11' 43"

E-300.00'

G)-100.00'

----*333 00*′

15° 00' 00"

(L)-267.00'

(M)----300.00' 30°00'42"

N-333.00' 30°00' 42"

30'00'42"

71 57'

80.42'

89.26'

139.86'

15714'

43.74

48 56'

26.18'

21.91'

2432'

76 - 2640