

# TRACT NO. 6756-4

**FILED**  
 On Nov. 14, 1977  
 At 1:00 P.M.  
 W. D. Balogh  
 County Recorder  
 By James C. Beale  
 Deputy  
 Fee \$17.00  
 No. 226701  
 Filed by City Clerk  
 Subdn Gtee F.A.T.G.

### SIGNATURE OMISSIONS

Pursuant to Section 60436 (c)(1) of the Subdivision Map Act, the signatures of the following have been omitted:  
 L Southern California Gas Company, for a right of way, for gas line, per deed recorded May 17, 1977 as instrument no. 87792, Official Records of Riverside County, Calif.

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A SUBDIVISION OF A PORTION OF LOTS 7, 8, 9, 10, & 11, IN BLOCK 46 AS SHOWN ON MAP OF RIVERSIDE LAND AND IRRIGATING COMPANY ON FILE IN M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, IN RANCHO EL SOBRANTE DE SAN JACINTO. MAY 1977

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

### 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 that we hereby offer for dedication for public use for street purposes Lots "A" through "F" inclusive; and for construction and maintenance of electrical public utility facilities the areas designated as "5'x30' P.U.E.", and "5'x40' P.U.E."; and for construction and maintenance of sewer and storm drain facilities the areas designated as "20' Sewer & Storm Drain Easement."

MURRAY DEVELOPMENT CORPORATION, a California Corporation

Paul Murray President

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.  
 COUNTY OF RIVERSIDE }  
 On this 14 day of June, 1977, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Paul Murray known to me to be the President and Paul Murray known to me to be the President of Murray Development Corporation, the corporation that executed the within instrument, 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 12/4/79  
Agnes H. Palmer  
 Notary Public in and for said County & State

### UTILITIES EASEMENT

The City of Riverside, being the owner of the following described easement hereby consents to the preparation and recordation of the annexed map: The City of Riverside, successors to the Riverside Water Company, owner of an easement for ditches, flumes, pipes, and incidental purposes by a deed recorded in Book 42, Page 296 of Deeds, Records of San Bernardino County, California.

EVERETT C. ROSS  
 Director of Public Utilities  
 By: David C. Ross  
 Dated: Nov 1, 1977

### 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 6756, which was approved by the Riverside City Planning Commission at its meeting held June 5, 1975, and any approved alterations thereof; that all provisions of the Subdivision Map Act (Division 2 of Title 7 of the California Government Code) and Title 18 of the Riverside Municipal Code applicable at the time of approval of the tentative map 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 have been approved; that the plans for drains, sewers and drainage works sufficient to protect all lots in said subdivision from flood have been approved; 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 Nov. 1, 1977  
JAMES F. MARTINEK R.C.E. 8134  
 Director of Public Works  
 By: William D. Gardner  
 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 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 Nov 1, 1977  
EVERETT C. ROSS  
 Director of Public Utilities  
 By: David 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 Oct 31, 1977  
H.E. BREWER  
 City Treasurer  
 By: H.E. Brewer

### SOIL REPORT

A preliminary soil report was prepared on the 31st day of January 1977 as required by the Health and Safety Code of California, Section 17953 by: C.H.J. Materials Laboratory, Inc. 1526 N."E" St., San Bernardino, Calif.

### 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. 6756-4 and the streets and easements are hereby accepted as public streets and easements, except Lot "F" which is accepted as 1' barrier strip to deny access from the adjoining private property, to Lot "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 8th day of November, 1977.  
ALICE A. HARE  
 City Clerk of the City of Riverside, California  
 By: Rosen E. Dabney

### 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.

Dated NOVEMBER 1, 1977  
DONNA BOUER BABCOCK  
 County Tax Collector  
 By: Harold J. Jones 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             
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 two (2) sheets correctly represents a true and complete survey made under my supervision during February 1977, that all monuments of the character and locations 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 7-7-77  
J.F. Davidson  
 R.C.E. 862

M.B. 94/21

M.B. 94/21

MB 94/21

**SURVEYOR'S NOTES**

1. BASIS OF BEARINGS IS THE ELY LINES OF LOTS 13-15, PER TRACT 6756-2, N22°27'44"W, M.B. 89/80-81, REC. RIV. CO., CA.
2. FOUND 3/4" IRON PIPE TAGGED R.C.E. 862, PER TRACT 6756-2, M.B. 89 PAGES 80-81 (FLUSH).
3. SET 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED R.C.E. 862 AT ALL POINTS SHOWN THUS. ○ (FLUSH)
4. SET 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED R.C.E. 862 AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES. (FLUSH)
5. SET NAIL AND TAG R.C.E. 862, IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
6. THIS TRACT CONTAINS 13.30 ACRES.
7. FOUND 3/4" IRON PIPE TAGGED R.C.E. 862, PER TRACT 6756-3, M.B. 90 PAGES 75 & 76, FLUSH. ■, REC. RIVERSIDE CO., CA.

Certificate of Correction: C.C.-13 Inst. No. 122956  
Jun. 14, 1979

**CURVE DATA**

	DELTA	RADIUS	LENGTH	TANGENT
1	15°54'37"	267.00	74.14'	37.31
2	36°20'05"	433.00	274.59'	142.09'
3	25°03'34"	267.00	116.78'	59.34'
4	25°03'34"	300.00	131.21'	66.67'
5	03°16'52"	333.00	19.07'	9.54'
6	10°02'32"	333.00	58.37'	29.26'
7	24°28'00"	34.50	14.73'	7.48'
8	24°28'00"	34.50	14.73'	7.48'
9	28°46'37"	34.50	17.33'	8.85'
10	28°46'37"	34.50	17.33'	8.85'
11	210°00'00"	48.00	175.93'	179.14'
12	15°00'00"	103.00	26.97'	13.56'
13	15°00'00"	103.00	26.97'	13.56'
14	243°12'19"	48.00	203.75'	78.01'
15	20°35'12"	96.00	34.49'	17.43'
16	49°59'32"	180.00	157.06'	83.92'
17	110°00'00"	74.00	142.07'	105.68'
18	38°28'49"	120.00	80.59'	41.88'
19	09°08'57"	300.00	47.91'	24.00'
20	15°54'37"	300.00	83.31'	41.92'
21	09°08'57"	267.00	42.64'	21.36'
22	90°00'00"	14.00	21.99'	14.00'
23	69°43'07"	150.00	182.53'	104.49'
24	40°01'35"	48.00	33.53'	17.48'
25	40°01'35"	48.00	33.53'	17.48'
26	43°18'56"	48.00	36.29'	19.06'
27	43°18'56"	48.00	36.29'	19.06'
28	43°18'56"	48.00	36.29'	19.06'
29	12°49'28"	433.00	96.92'	48.66'
30	12°58'04"	433.00	38.00'	49.21'
31	10°32'33"	433.00	79.67'	39.95'
32	57°50'48"	48.00	48.46'	26.52'
33	45°50'00"	48.00	38.40'	20.29'
34	43°38'02"	48.00	36.55'	19.22'
35	53°44'59"	48.00	45.03'	24.33'
36	19°14'58"	48.00	16.13'	8.14'
37	04°56'31"	180.00	15.53'	7.77'
38	18°37'17"	180.00	58.50'	29.51'
39	18°37'17"	180.00	58.50'	29.51'
40	07°48'27"	180.00	24.53'	12.28'
41	22°53'33"	48.00	19.18'	9.72'
42	54°07'51"	48.00	45.35'	24.53'
43	09°01'44"	120.00	18.91'	9.47'
44	29°27'06"	120.00	61.68'	31.54'
45	02°37'56"	34.50	1.59'	0.79'
46	02°38'16"	34.50	1.59'	0.79'
47	09°09'02"	267.00	42.64'	21.37'
48	09°09'02"	300.00	47.91'	24.01'
49	09°09'02"	333.00	53.18'	26.65'
50	08°21'21"	533.00	77.73'	38.94'
51	03°12'40"	533.00	29.87'	14.94'
52	10°00'00"	85.00	14.84'	7.44'
53	31°14'02"	74.00	40.34'	20.68'
54	35°43'06"	74.00	46.13'	23.84'
55	35°55'59"	74.00	46.41'	24.00'
56	07°06'53"	74.00	9.19'	4.60'
57	10°00'00"	87.00	15.18'	7.61'
58	07°13'33"	467.00	58.90'	29.49'
59	04°20'28"	467.00	35.38'	17.70'
60	11°34'01"	533.00	107.60'	53.99'
61	11°34'01"	500.00	100.94'	50.64'
62	11°34'01"	467.00	94.28'	47.30'

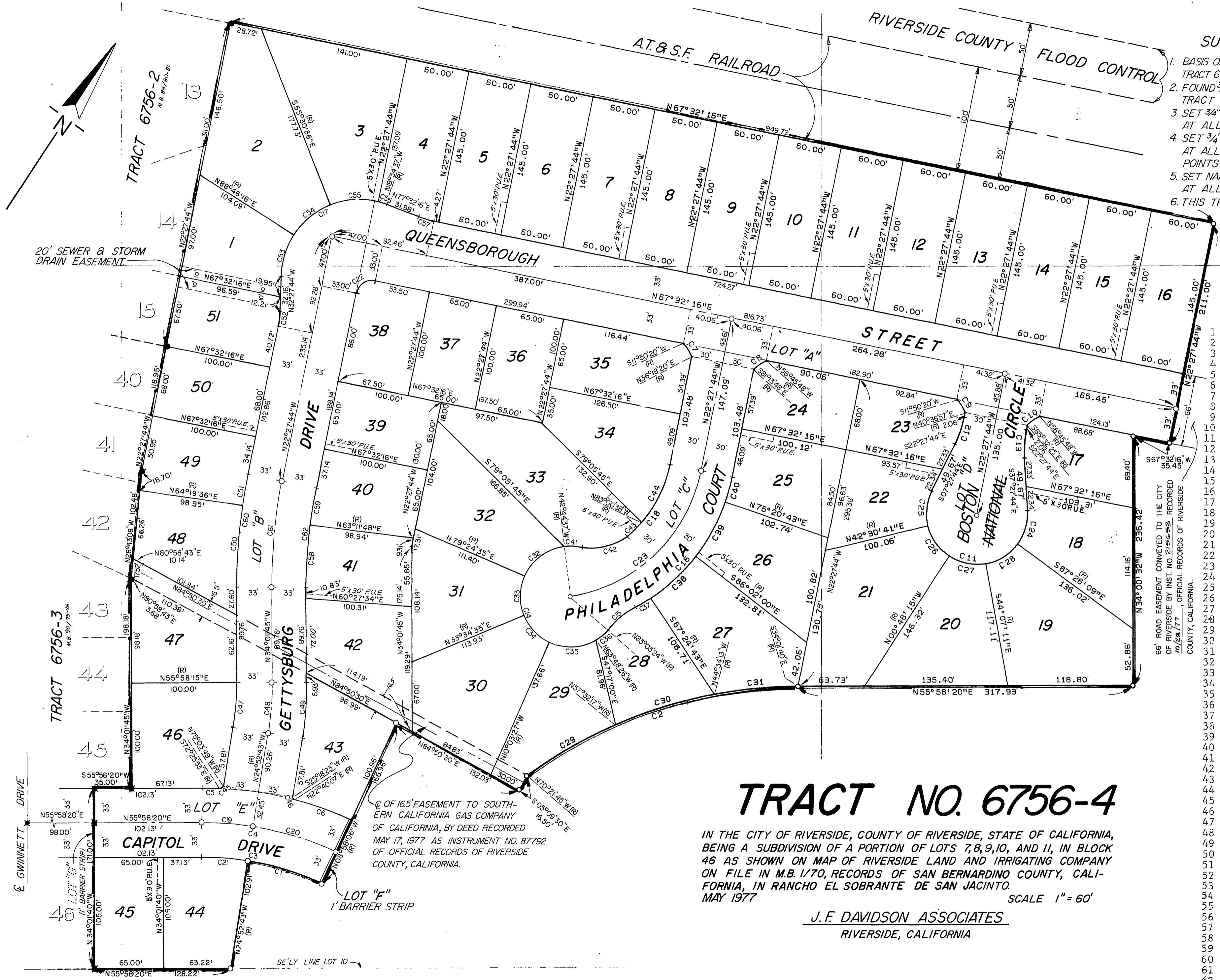
66' ROAD EASEMENT CONVEYED TO THE CITY OF RIVERSIDE BY INST. NO. 215622 RECORDED 10/28/77 - OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

**TRACT NO. 6756-4**

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BEING A SUBDIVISION OF A PORTION OF LOTS 7, 8, 9, 10, AND 11, IN BLOCK 46 AS SHOWN ON MAP OF RIVERSIDE LAND AND IRRIGATING COMPANY ON FILE IN M.B. 1/70, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, IN RANCHO EL SOBRANTE DE SAN JACINTO. MAY 1977

J. F. DAVIDSON ASSOCIATES  
RIVERSIDE, CALIFORNIA

SCALE 1" = 60'



1/2 OF 165' EASEMENT TO SOUTHERN CALIFORNIA GAS COMPANY OF CALIFORNIA, BY DEED, RECORDED MAY 17, 1977 AS INSTRUMENT NO. 87792 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

M.B. 94/22

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MB 94/22