

OWNERSHIP CERTIFICATE

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 lines and that we hereby offer for dedication for public use for street and public utility purposes Lots "A" through Lot "E" inclusive, and further the undersigned owners, their successors and assigns in interest, hereby release and relinquish to the City of Riverside, a Municipal corporation, all vehicular and pedestrian access rights appurtenant to Lots 1, 2, 3, 4, 5, 6, and 7 inclusive, as shown on the annexed map, on, over, and across Arlington Avenue and Lots 1 and 13 as shown on the annexed map, on, over, and across Victoria Avenue; and we hereby offer for dedication for construction and maintenance of electrical public utility facilities the areas designated as 5'x30' PUE & "5' PUE" and for the construction and maintenance of drainage facilities the area designated as "12' DRAINAGE EASEMENT". Further, we hereby dedicate for construction and maintenance of a wall, the easement designated as 2' WALL EASEMENT.

JAMES HUNTER CONSTRUCTION CORPORATION

James N. Hunter President

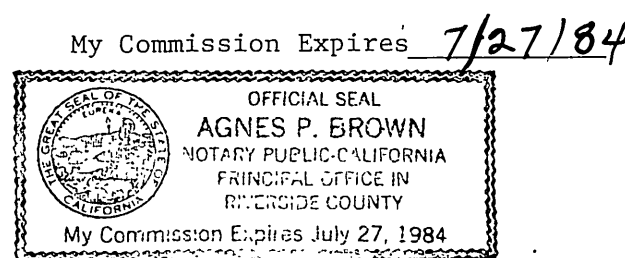
NOTARY ACKNOWLEDGEMENT

State of California) County of Riverside) ss.

On July 1, 1981, before me, the undersigned, a Notary Public in and for said State, personally appeared James N. Hunter known to me to be the President, and James Hunter Construction Corporation known to me to be the Secretary of the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument, on behalf of the Corporation herein 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.

Signature Agnes P. Brown



SIGNATURE OMISSIONS

In accordance with Section 66436 (c) (1) of the Subdivision Map Act of the State of California, the signature of the following easement holders has been omitted since their interest cannot ripen into fee.

Easements and rights of way over and across that land herein described, for the purpose of constructing, maintaining, renewing, and erecting all necessary distributing flumes, pipes, water ways or conduits and connections, and such appliances as may be proper to be constructed, maintained or used in connection therewith; and also such rights and reservation as are specified upon the Map of Arlington Heights on file in Book 11 pages 20 and 21 of Maps, San Bernardino County Records, to The Riverside Trust Company, Limited, a corporation.

Easements and rights of way over and across that land herein described for the purpose of constructing, maintaining, renewing, and operating all necessary distributing flumes, pipes, water ways, conduits and connections, and such appliances as may be proper to be constructed, maintained, or used in connection therewith and also such rights and reservations as are specified upon the Map referred to herein, as reserved in Deed from The Riverside Trust Company, Limited, a corporation, recorded December 27, 1890 in Book 123 page 277 of Deeds, San Bernardino County Records.

Reservation of any and all pipelines and tanks used for conveying and storing oil as the same were located on the herein described property on May 9, 1924, together with the right of ingress and egress for the maintenance, repair and use thereof as provided in Deed from the Riverside Orange Company, Limited, a corporation, to Myrtle B. Lamoureux recorded August 2, 1924 in Book 614 page 67 of Deeds, Riverside County Records.

A right of way reserved to the Gage Canal Company, its successors or assigns, for the construction and maintenance of all necessary water ditches, pipes, flumes and apparatus for the purpose of irrigation and domestic use; the exact location thereof not being disclosed by the records.

IN THE CITY OF RIVERSIDE COUNTY OF RIVERSIDE, CALIFORNIA

TRACT NO. 9514

BEING A PORTION OF LOTS 5 & 6, BLK. 80 OF "ARLINGTON HEIGHTS" PER M.B. 11/20 & 21, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. ALSO LYING WITHIN SECTION 2 T.3S., R.5W., S.B.M.

JUNE 1980

J. F. DAVIDSON ASSOCIATES RIVERSIDE, CALIFORNIA

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. 9514 which was approved by the Riverside City Planning Commission on April 21, 1977, and any approved alterations 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, drainage works, and sewers sufficient to protect all lots in the 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; 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: July 2, 1981

ROBERT C. WALES R.C.E. 18793 CITY ENGINEER

Robert C. Wales

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 July 1, 1981.

EVERETT C. ROSS Director of Public Utilities

Everett C. Ross

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 certificate does not include any special assessments, the bonds of which have not become a lien upon said property.

Dated July 1, 1981.

H. E. BREWER City Treasurer

H. E. Brewer

SOIL REPORT

A preliminary soil report was prepared on the 10 day of March, 1977 as required by the Health and Safety Code of California, Section 17953 by

C. H. J. MATERIAL LABORATORY, INC.

RECORDER'S CERTIFICATE

Filed this 13 day of July, 1981, at 11:50 A.M. in Book 120 of MAPS, at Pages 84+85 at the request of the City Clerk.

Fee: \$8.00 DONALD D. SULLIVAN County Recorder

No. 131846 BY: Debbie Ann Stager Deputy

Subdn. G'Tee FIRST AMERICAN TITLE INSUR. CO.

CITY CLERK'S CERTIFICATE

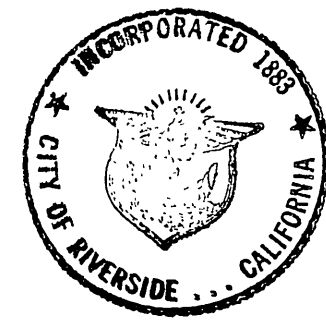
RESOLVED: That this map, consisting of Two (2) sheets be, and the same is hereby accepted as the final map of TRACT NO. 9514, and the streets and easements are hereby accepted as public streets and easements,

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 7th day of July, 1981.

ALICE A. HARE City Clerk of the City of Riverside, California

By Alice A. Hare



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 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 \$2,600.00.

Dated July 1, 1981.

DONNA BOUER BABCOCK County Tax Collector

By Larry Knowles

TAX BOND CERTIFICATE

I hereby certify that a bond in the sum of \$2,600.00 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 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 7-7, 1981.

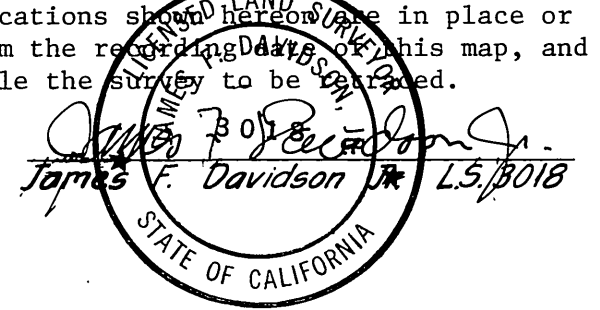
DONALD D. SULLIVAN County Clerk and Ex-Officio Clerk of the Board of Supervisors

By B. O'Neil Deputy

SURVEYOR'S CERTIFICATE

I hereby certify that I am a Licensed Land Surveyor 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 July 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 of this map, and that said monuments are sufficient to enable the survey to be retraced.

Dated May 4, 1981.



M.B. 120/84

120/84 M.B. 120/84

TRACT NO. 9514

BEING A PORTION OF LOTS 5 & 6, BLK. 80 OF "ARLINGTON HEIGHTS" PER M.B. 11/20 & 21, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA. ALSO LYING WITHIN SECTION 2 T.3S., R.5W., S.B.M.

JUNE 1980

SCALE: 1"=60'

J. F. DAVIDSON ASSOCIATES
RIVERSIDE, CALIFORNIA

SURVEYOR'S NOTES:

- Bearings are based on the centerline of Victoria Avenue as being N.00°26'40"E., as shown on map of Victoria Highlands Unit No. 2, on file in Book 38 of Maps, at page 91, Records of Riverside County, California.
- Indicates found monuments as noted.
- Indicates set 3/4" Iron Pipe with plastic plug stamped L.S. 3018 Flush, unless otherwise noted.
- Set nail with L.S. 3018 tag in top of curb at front lot corners for side lot lines projected.
- Set nail with L.S. 3018 tag in lot side face of wall at rear lot corners for side lot lines projected, 1.0' above finish grade lots 1-7
- TTTTT Indicates vehicular and pedestrian access rights waived.
- All dimensions are in feet and decimal parts thereof.
- This Tract contains 8.88 acres.

