

# TRACT NO. 21291-1

COPY 168/16

### OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; EXCEPT THAT PORTION SHOWN AS "NOT A PART", THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "K", INCLUSIVE. AS A CONDITION OF DEDICATION OF LOT "B", INDIANA AVENUE, THE OWNERS OF LOTS 4 THROUGH 17, INCLUSIVE, ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS CONDITION OF ACCESS RIGHTS AS TO THE PART VACATED. WE ALSO HEREBY DEDICATE TO PUBLIC USE THE RIDING AND HIKING TRAIL EASEMENTS, SEWER EASEMENTS AND WATERLINE EASEMENTS AS SHOWN HEREON. WE ALSO HEREBY DEDICATE TO PUBLIC USE THE STORM DRAIN EASEMENTS, AS SHOWN HEREON, FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES.

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 OF MAPS, AND A PORTION OF VACATED JOHNSON STREET RECORDED 9/24/86 AS INST. NO. 234382 OF OFFICIAL RECORDS, BOTH RIVERSIDE COUNTY RECORDS, TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T.3 S., R.6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.

KEITH ENGINEERING, INC.

AUGUST, 1986

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$199,000.00 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 PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

DATED 4-24, 1987

GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

BY: Nancy Romms DEPUTY

### SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED BY RICHARD MILLS ASSOCIATES, INC. ON THE 5th DAY OF SEPTEMBER, 1985, AS REQUIRED BY THE HEALTH AND SAFETY CODE.

CITATION HOMES, A CALIFORNIA GENERAL PARTNERSHIP.  
BY: CITATION BUILDERS, A CALIFORNIA PARTNERSHIP.

BY: Anthony A. Allen  
ANTHONY A. ALLEN  
GENERAL MANAGER, SOUTHERN DIVISION

STATE OF CALIFORNIA )  
COUNTY OF ) SS

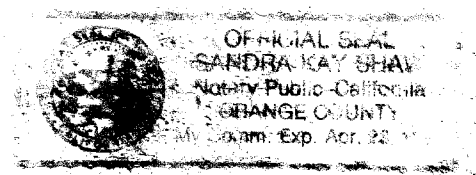
ON THIS 30th DAY OF APRIL, 1987, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED ANTHONY A. ALLEN, (PERSONALLY KNOWN TO ME/PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS THE GENERAL MANAGER, SOUTHERN DIVISION, OF CITATION BUILDERS, A CALIFORNIA PARTNERSHIP, SAID PARTNERSHIP BEING ONE OF THE PARTNERS OF CITATION HOMES, A CALIFORNIA GENERAL PARTNERSHIP, THE PARTNERSHIP THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PARTNERSHIP FIRST ABOVE NAMED; THAT SAID PARTNERSHIP EXECUTED THE SAME AS A PARTNER OF CITATION HOMES, AND THAT LAST NAMED PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND:

MY COMMISSION EXPIRES: 4-23-1990

Sandra Kay Shaw  
NOTARY IN AND FOR SAID STATE

MY PRINCIPAL PLACE OF BUSINESS IS  
IN Orange COUNTY



### RECORDER'S CERTIFICATE

FILED THIS 30th DAY OF APRIL, 1987, AT 12:30 P.M. IN BOOK 168

OF MAPS, AT PAGE 16-26, AT THE

REQUEST OF THE CLERK OF THE BOARD.

NO. 120456

FEE \$26.00

WILLIAM E. CONEALY, COUNTY RECORDER

BY: Santa Rogan, DEPUTY

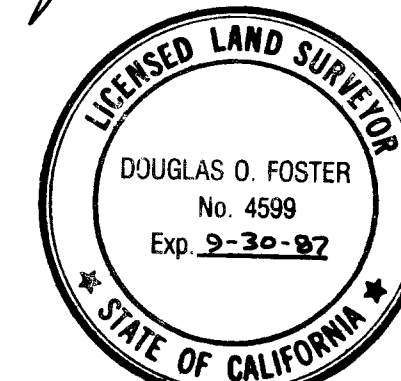
SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

### SURVEYOR'S CERTIFICATE

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF 11 SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING MAY OF 1986; THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN, OR WILL BE IN PLACE WITHIN ONE YEAR FROM RECORDATION OF THIS MAP. THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATED Jan 23, 1987

Douglas O. Foster  
DOUGLAS O. FOSTER, L.S. 4599  
MY CERTIFICATE EXPIRES: 9/30/87



### COUNTY SURVEYOR'S CERTIFICATE

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND FOUND IT TO BE SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF TRACT NO. 21291 AS FILED, AMENDED AND APPROVED BY THE BOARD OF SUPERVISORS ON JULY 1, 1986, THE EXPIRATION DATE BEING JULY 1, 1988; AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

DATED April 22, 1987

LeRoy D. Smoot  
LeRoy D. Smoot  
COUNTY SURVEYOR

### BOARD OF SUPERVISORS CERTIFICATE

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BY ITS BOARD OF SUPERVISORS HEREBY APPROVES THE TRACT MAP AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES, AND AS PART OF THE COUNTY MAINTAINED ROAD SYSTEM, THE STORM DRAIN EASEMENTS, SEWER EASEMENTS, WATERLINE EASEMENTS, RIDING AND HIKING TRAIL EASEMENTS SHOWN HEREON ARE HEREBY NOT ACCEPTED.

DATED: 4-28, 1987 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

BY: Niaet Abraham  
CHAIRMAN OF THE BOARD OF SUPERVISORS

### ATTEST:

GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

BY: Nancy Romms DEPUTY

### TAX COLLECTORS CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$199,000.

DATED April 8, 1987 R. WAYNE WATTS COUNTY TAX COLLECTOR

BY: Anita Brumba DEPUTY

MB 168/16

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 21291-1**

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T.3 S., R.6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.

KEITH ENGINEERING, INC.

AUGUST, 1986

INDEX

MAP

ENVIRONMENTAL CONSTRAINT NOTE:

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR, IN E.C.S. BOOK 11 PAGE 13

THIS AFFECTS ALL LOTS.

EASEMENT NOTES SHEET 2 OF 11 SHEETS

- RIGHT OF WAY RESERVED TO THE RIVERSIDE WATER COMPANY FOR DITCHES AND WATER PIPELINES, SAID EASEMENT CANNOT BE LOCATED OF RECORD.
- RIGHT OF WAY AND EASEMENT RESERVED TO SAN JACINTO LAND ASSOCIATION FOR ROADS, DITCHES AND WATER PIPELINES, SAID EASEMENT CANNOT BE LOCATED OF RECORD.
- EASEMENT FOR WATER PIPELINES, UTILITY POLE LINES AND EXTENSION OF JOHNSON STREET IN FAVOR OF HERBERT B. PRAED, ET AL., PER INST. REC. 12/7/10 IN BOOK 314, PAGE 239 OF DEEDS, SAID EASEMENT CANNOT BE LOCATED OF RECORD.
- EASEMENT FOR WATER PIPELINES, UTILITY POLE LINES AND EXTENSION OF JOHNSON STREET IN FAVOR OF SAN JACINTO LAND COMPANY LTD. PER INST. REC. 10/24/30 IN BOOK 876, PAGE 531 OF DEEDS, SAID EASEMENT CANNOT BE LOCATED OF RECORD.

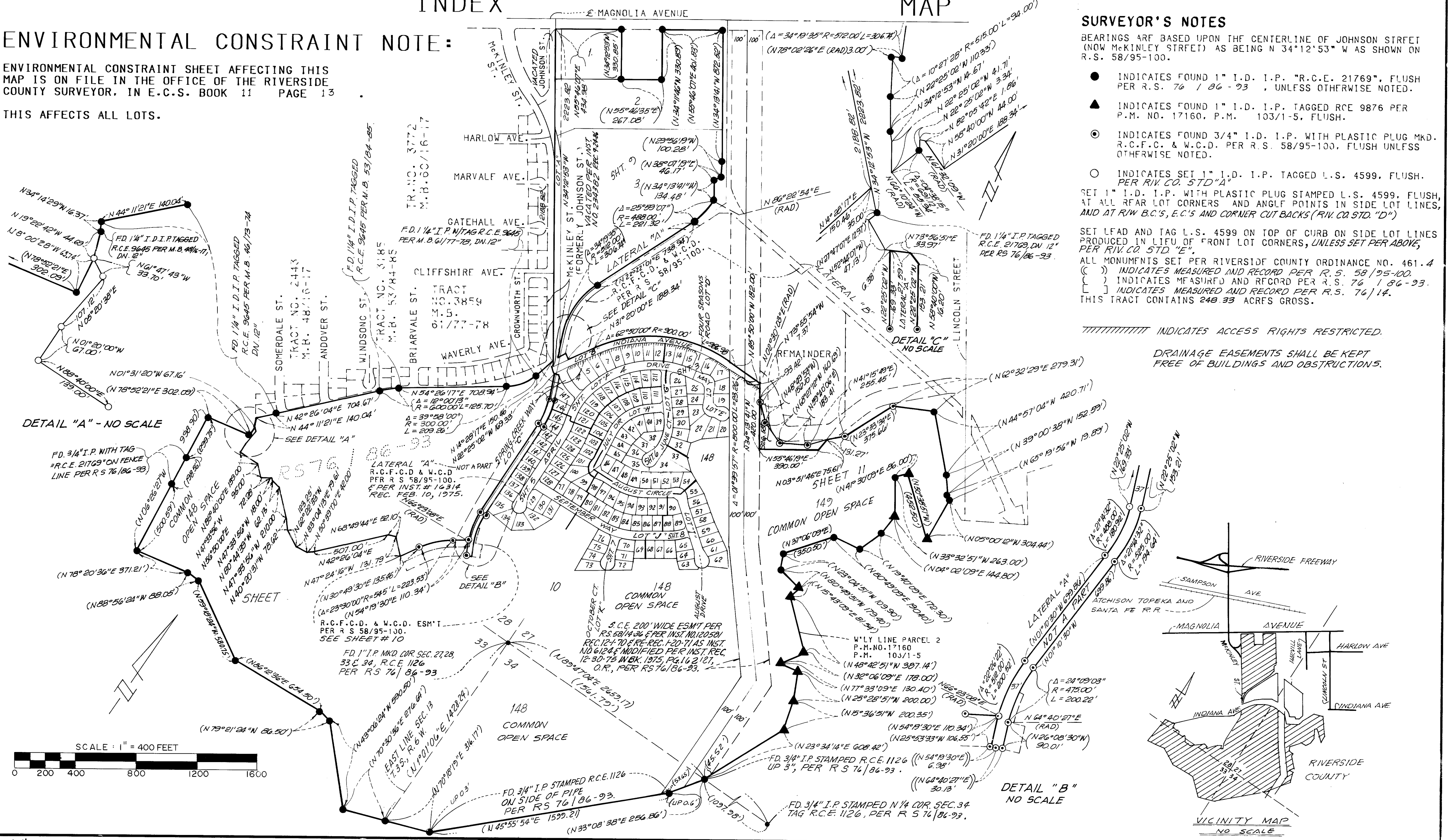
SURVEYOR'S NOTES

BEARINGS ARE BASED UPON THE CENTERLINE OF JOHNSON STREET (NOW MCKINLEY STREET) AS BEING N 34°12'53" W AS SHOWN ON R.S. 58/95-100.

- INDICATES FOUND 1" I.D. I.P. "R.C.E. 21769", FLUSH PER R.S. 76/86-93, UNLESS OTHERWISE NOTED.
- ▲ INDICATES FOUND 1" I.D. I.P. TAGGED RCE 9876 PER P.M. NO. 17160, P.M. 103/1-5, FLUSH.
- INDICATES FOUND 3/4" I.D. I.P. WITH PLASTIC PLUG MKD. R.C.F.C. & W.C.D. PER R.S. 58/95-100, FLUSH UNLESS OTHERWISE NOTED.
- INDICATES SET 1" I.D. I.P. TAGGED L.S. 4599, FLUSH. PER RIV. CO. STD "A"
- SET 1" I.D. I.P. WITH PLASTIC PLUG STAMPED L.S. 4599, FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, AND AT R/W B.C.'S, E.C.'S AND CORNER CUT BACKS (RIV. CO. STD. "D")
- SET LFAD AND TAG L.S. 4599 ON TOP OF CURB ON SIDE LOT LINES PRODUCED IN LIEU OF FRONT LOT CORNERS, UNLESS SET PER ABOVE, PER RIV. CO. STD. "E".
- ALL MONUMENTS SET PER RIVERSIDE COUNTY ORDINANCE NO. 461.4
- ( ) INDICATES MEASURED AND RECORDED PER R.S. 58/95-100.
- [ ] INDICATES MEASURED AND RECORDED PER R.S. 76/86-93.
- [ ] INDICATES MEASURED AND RECORDED PER R.S. 76/14.

INDICATES ACCESS RIGHTS RESTRICTED.

DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.



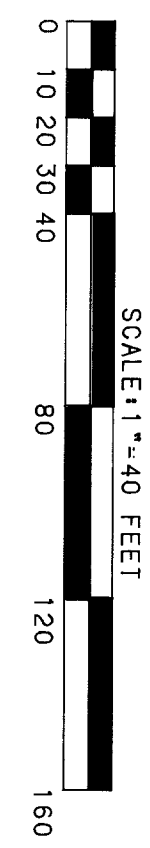
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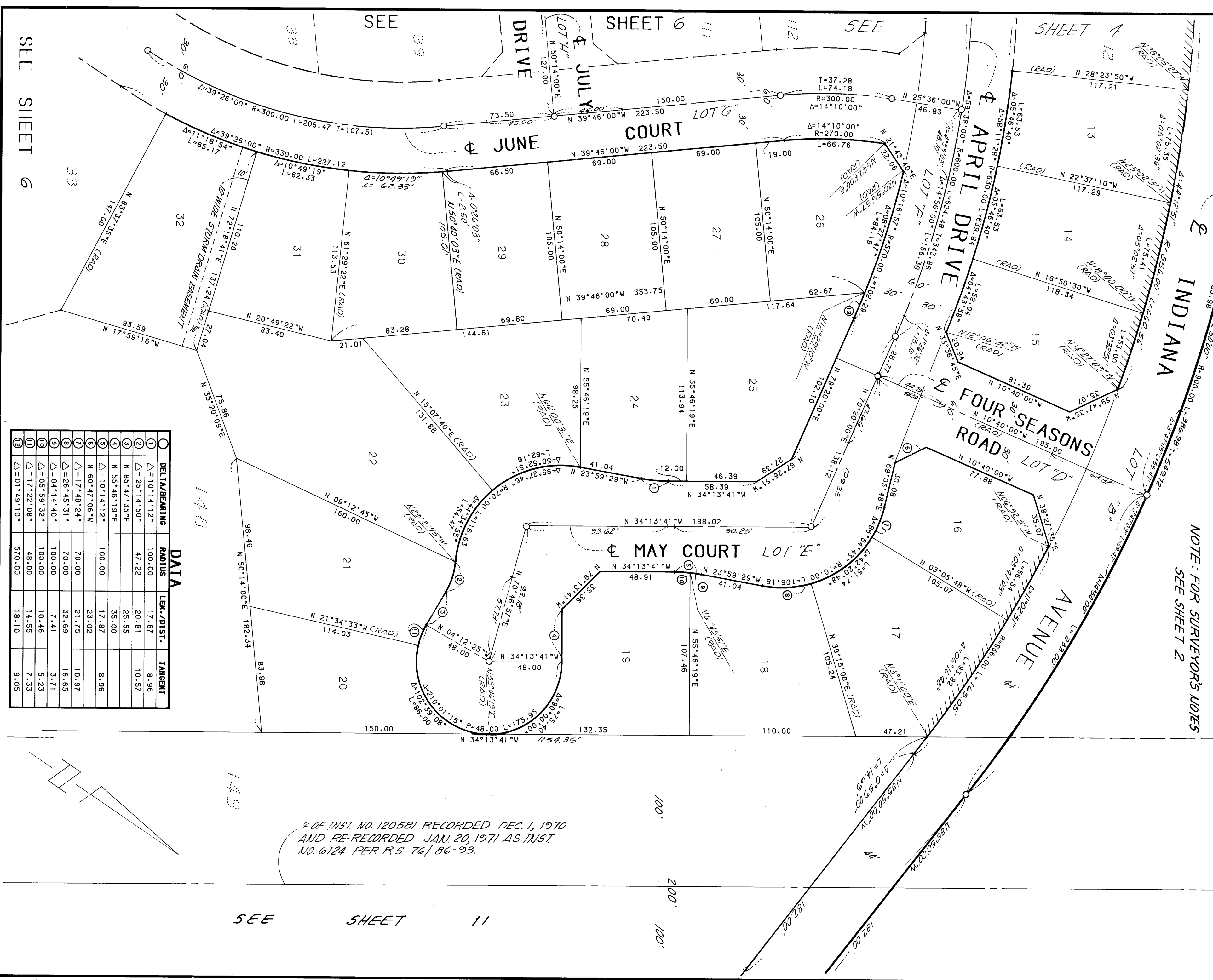
# IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA TRACT NO. 21291-1

SHEET 3 OF 11 SHEETS

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 OF MAPS, AND A PORTION OF VACATED JOHNSON STREET RECORDED IN BOOK 1, PAGE 44 AS ILLUSTRATED IN MAP NO. 234482 OF OFFICIAL RECORDS, BOTH RIVERSIDE COUNTY RECORDS, TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T.3 S., R.6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.  
KEITH ENGINEERING, INC.  
AUGUST, 1986



NOTE: FOR SURVEYOR'S NOTES  
SEE SHEET 2.



DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
① $\Delta=10^{\circ}14'12''$	100.00	17.87	8.96
② $\Delta=25^{\circ}14'50''$	47.22	20.81	10.57
③ $N 85^{\circ}47'35'' E$	25.55	35.00	8.96
④ $N 55^{\circ}46'19'' E$	100.00	17.87	8.96
⑤ $\Delta=10^{\circ}14'12''$	100.00	23.02	10.97
⑥ $N 60^{\circ}47'06'' W$	70.00	32.69	16.65
⑦ $\Delta=17^{\circ}48'24''$	70.00	21.75	10.97
⑧ $\Delta=28^{\circ}45'31''$	70.00	32.69	16.65
⑨ $\Delta=04^{\circ}14'40''$	100.00	7.41	3.71
⑩ $\Delta=05^{\circ}59'32''$	100.00	10.46	5.23
⑪ $\Delta=17^{\circ}22'08''$	48.00	14.55	7.33
⑫ $\Delta=01^{\circ}49'10''$	570.00	18.10	9.05

E OF INST. NO. 120581 RECORDED DEC. 1, 1970  
AND RE-RECORDED JAN. 20, 1971 AS INST.  
NO. 6124 PER R 5 76/86-93.

SEE SHEET 11

SEE SHEET 6

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IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA

# TRACT NO. 21291-1

SHEET 4 OF 11 SHEETS

SEE SHEET 9

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 OF MAPS, AND A PORTION OF VACATED JOHNSON STREET RECORDED 3/24/06 AS INSTRUMENT NO. 234382 OF OFFICIAL RECORDS, BOTH RIVERSIDE COUNTY RECORDS, TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T-3 S., R-6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.

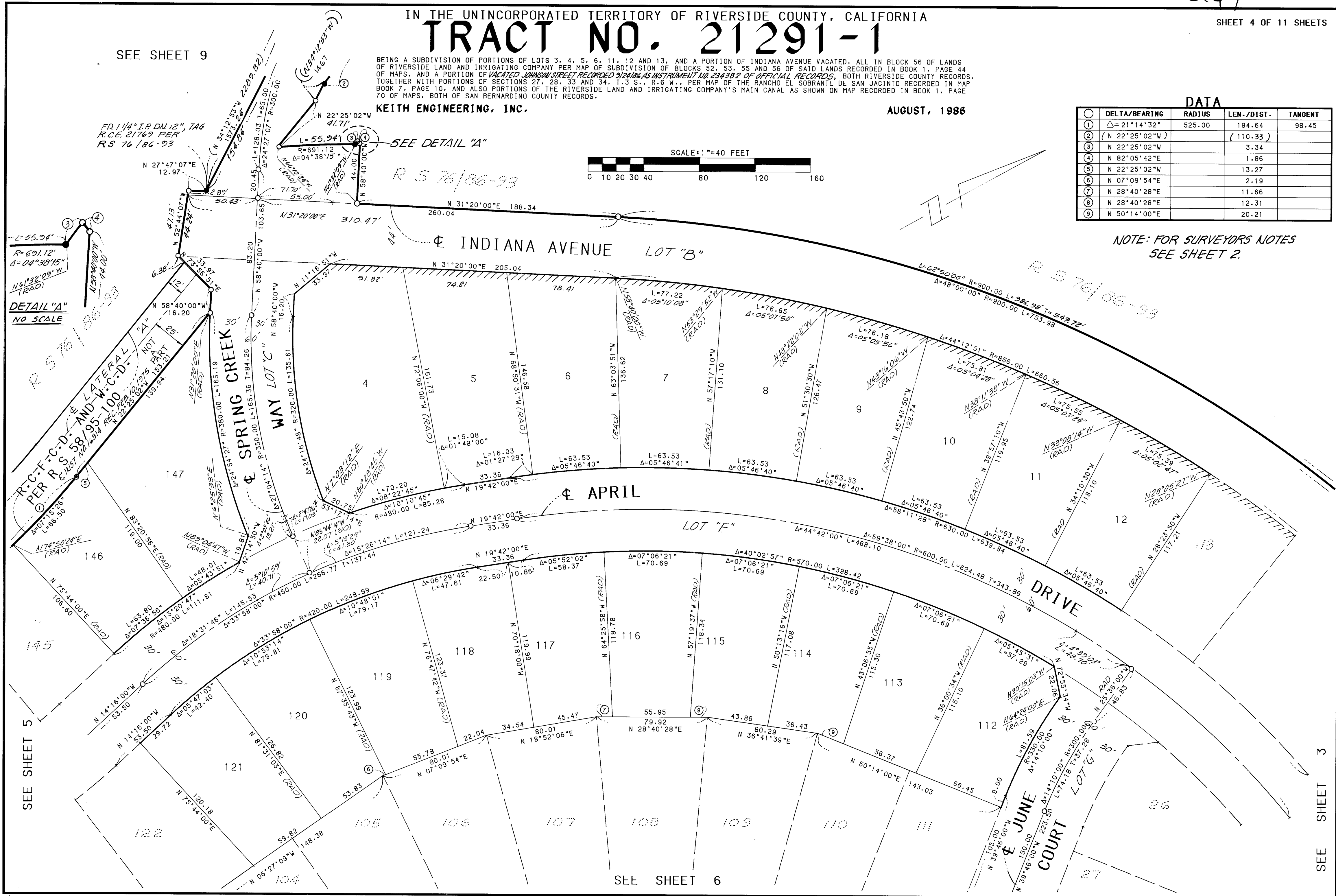
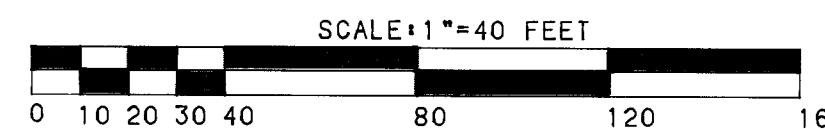
KEITH ENGINEERING, INC.

AUGUST, 1986

### DATA

Δ	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
1	Δ=21°14'32"	525.00	194.64	98.45
2	(N 22°25'02"W)		(110.33)	
3	N 22°25'02"W		3.34	
4	N 82°05'42"E		1.86	
5	N 22°25'02"W		13.27	
6	N 07°09'54"E		2.19	
7	N 28°40'28"E		11.66	
8	N 28°40'28"E		12.31	
9	N 50°14'00"E		20.21	

NOTE: FOR SURVEYORS NOTES SEE SHEET 2.



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IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA

# TRACT NO. 21291-1

SHEET 5 OF 11 SHEETS

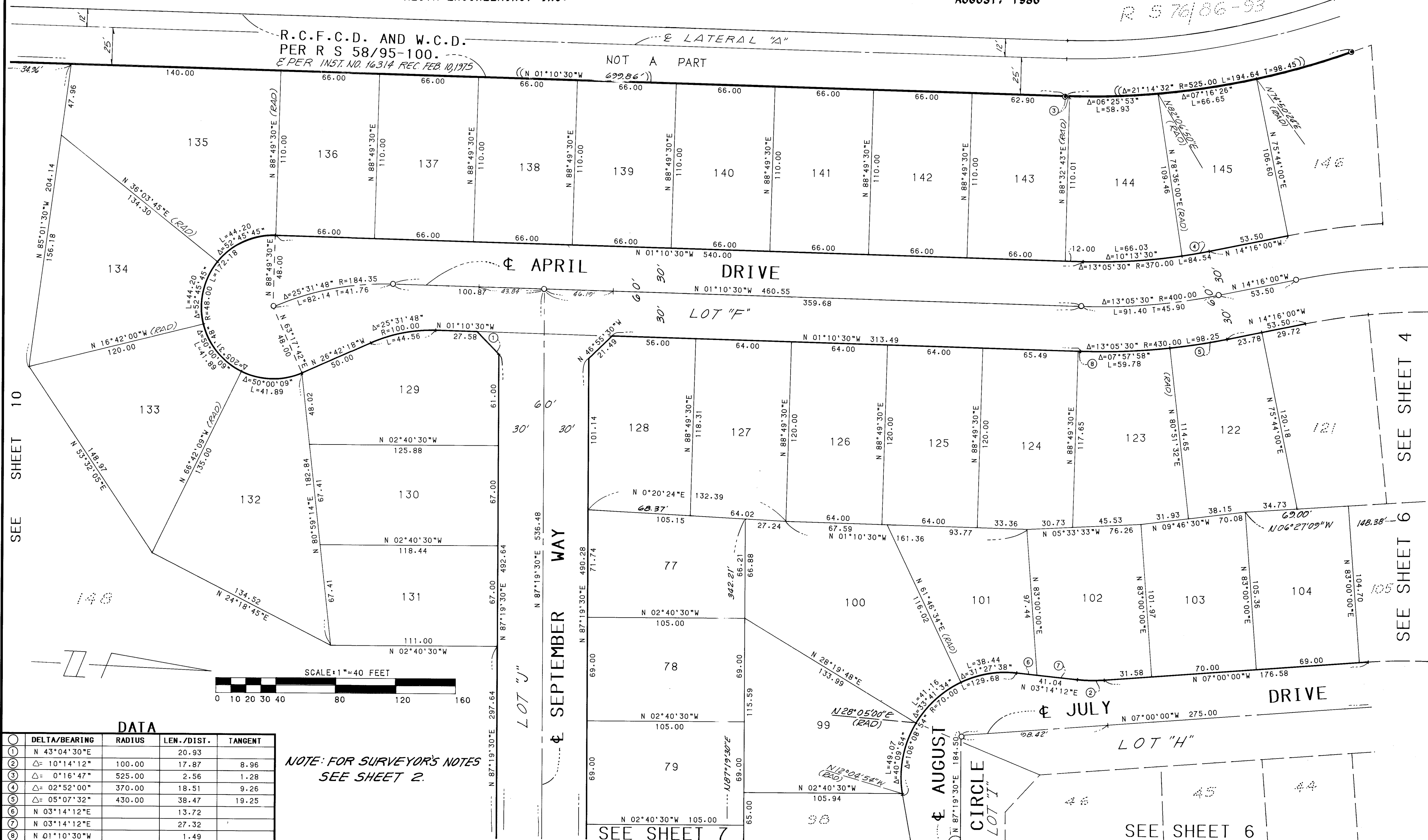
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KEITH ENGINEERING, INC.

AUGUST, 1986

R S 76/86-93

R S 76/86-93



### DATA

POINT	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
1	N 43°04'30"E		20.93	
2	Δ = 10°14'12"	100.00	17.87	8.96
3	Δ = 0°16'47"	525.00	2.56	1.28
4	Δ = 02°52'00"	370.00	18.51	9.26
5	Δ = 05°07'32"	430.00	38.47	19.25
6	N 03°14'12"E		13.72	
7	N 03°14'12"E		27.32	
8	N 01°10'30"W		1.49	

NOTE: FOR SURVEYOR'S NOTES  
SEE SHEET 2.

CDC # 239859, 7-16-91, P# 16-26

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2

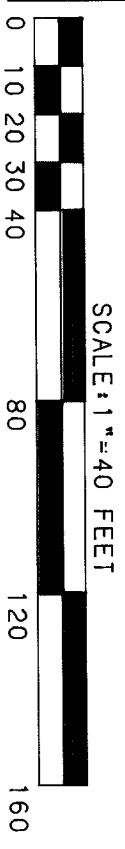
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IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 21291-1**

SHEET 6 OF 11 SHEETS

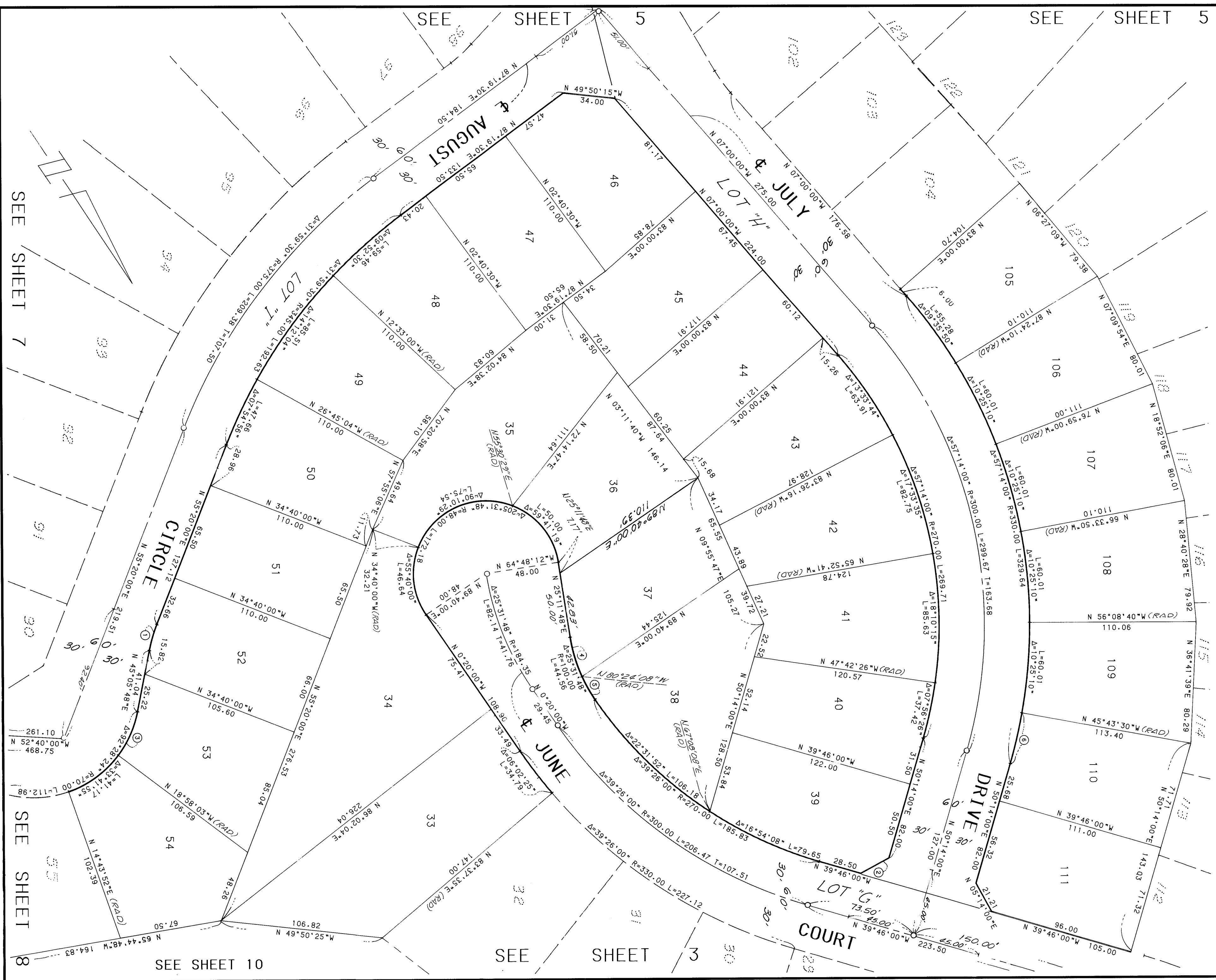
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**KEITH ENGINEERING, INC.**  
AUGUST, 1986

DATA			
DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
① Δ=10°14'12"	100.00	17.87	8.96
② N 84°46'00"W		21.21	
③ Δ=25°56'09"	70.00	31.69	16.12
④ Δ=15°35'56"	100.00	27.23	13.70
⑤ Δ=09°55'52"	100.00	17.33	8.69
⑥ Δ=05°57'30"	330.00	34.32	17.17



SEE SHEET 4

NOTE: FOR SURVEYOR'S NOTES  
SEE SHEET 2.



CO. # 239859, 7-10-91, pp. 16-26

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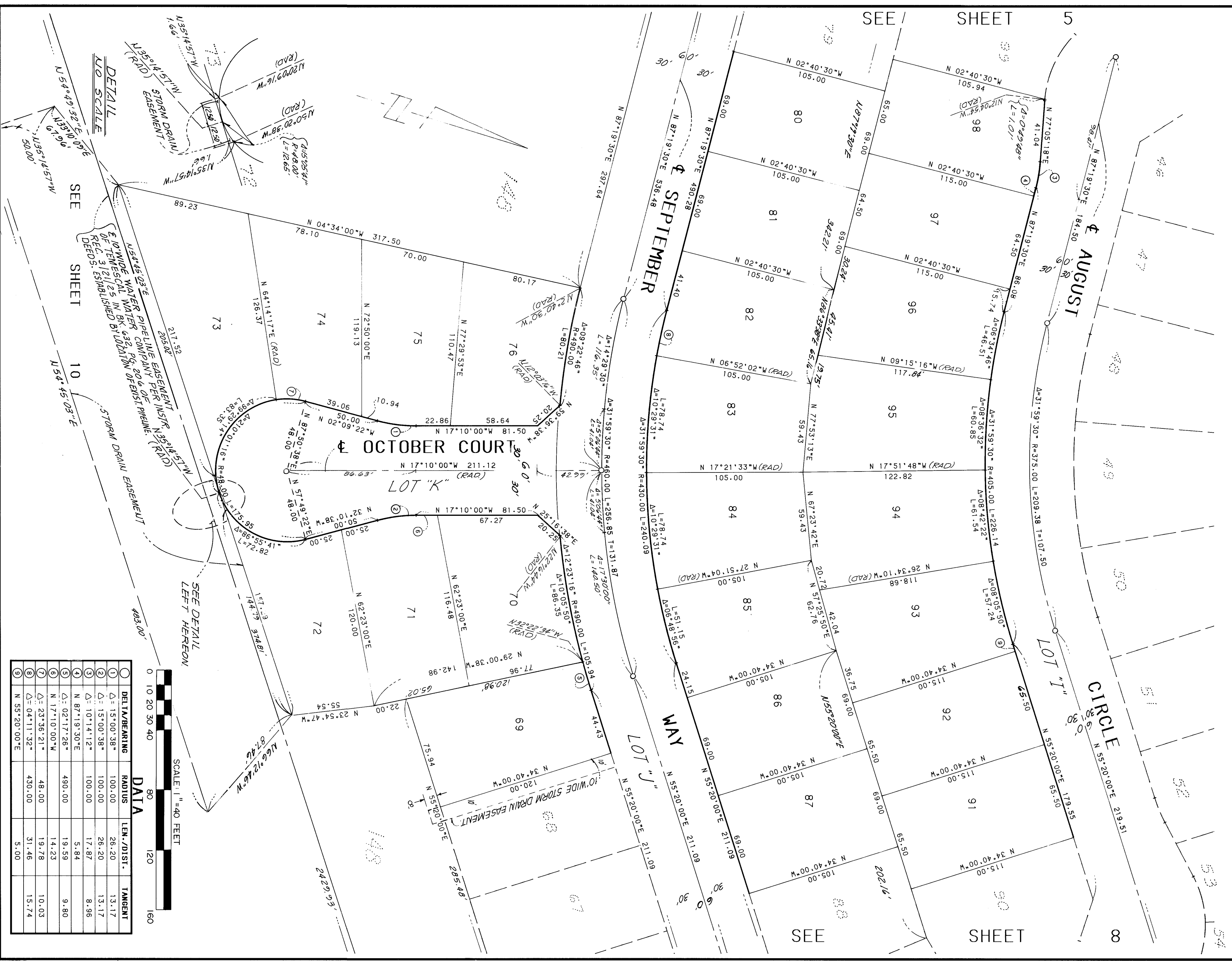
# IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA TRACT NO. 21291-1

SHEET 7 OF 11 SHEETS

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 OF MAPS, AND A PORTION OF VACATED JOHNSON STREET RECORDED 9/28/72 AS INSTRUMENT NO. 234302 OF OFFICIAL RECORDS, BOTH RIVERSIDE COUNTY RECORDS, TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T. 3 S., R. 6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.  
KEITH ENGINEERING, INC.  
AUGUST, 1986

NOTE: FOR SURVEYOR'S NOTES  
SEE SHEET 2

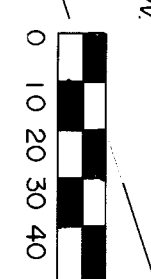
SEE SHEET 6



DETAIL  
NO SCALE

SEE SHEET 10

SEE DETAIL  
LEFT HEREON



DATA

Symbol	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
①	Δ = 15°00'38"	100.00	26.20	13.17
②	Δ = 15°00'38"	100.00	26.20	13.17
③	Δ = 10°14'12"	100.00	17.87	8.96
④	N 87°19'30"E	490.00	5.84	9.80
⑤	Δ = 02°17'26"	19.59	14.23	10.03
⑥	N 17°10'00"W	48.00	19.78	15.74
⑦	Δ = 04°11'32"	430.00	31.46	15.74
⑧	N 55°20'00"E	5.00	5.00	5.00

COE 4 239859, 7-16-91, pp. 16-26

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# IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA TRACT NO. 21291-1

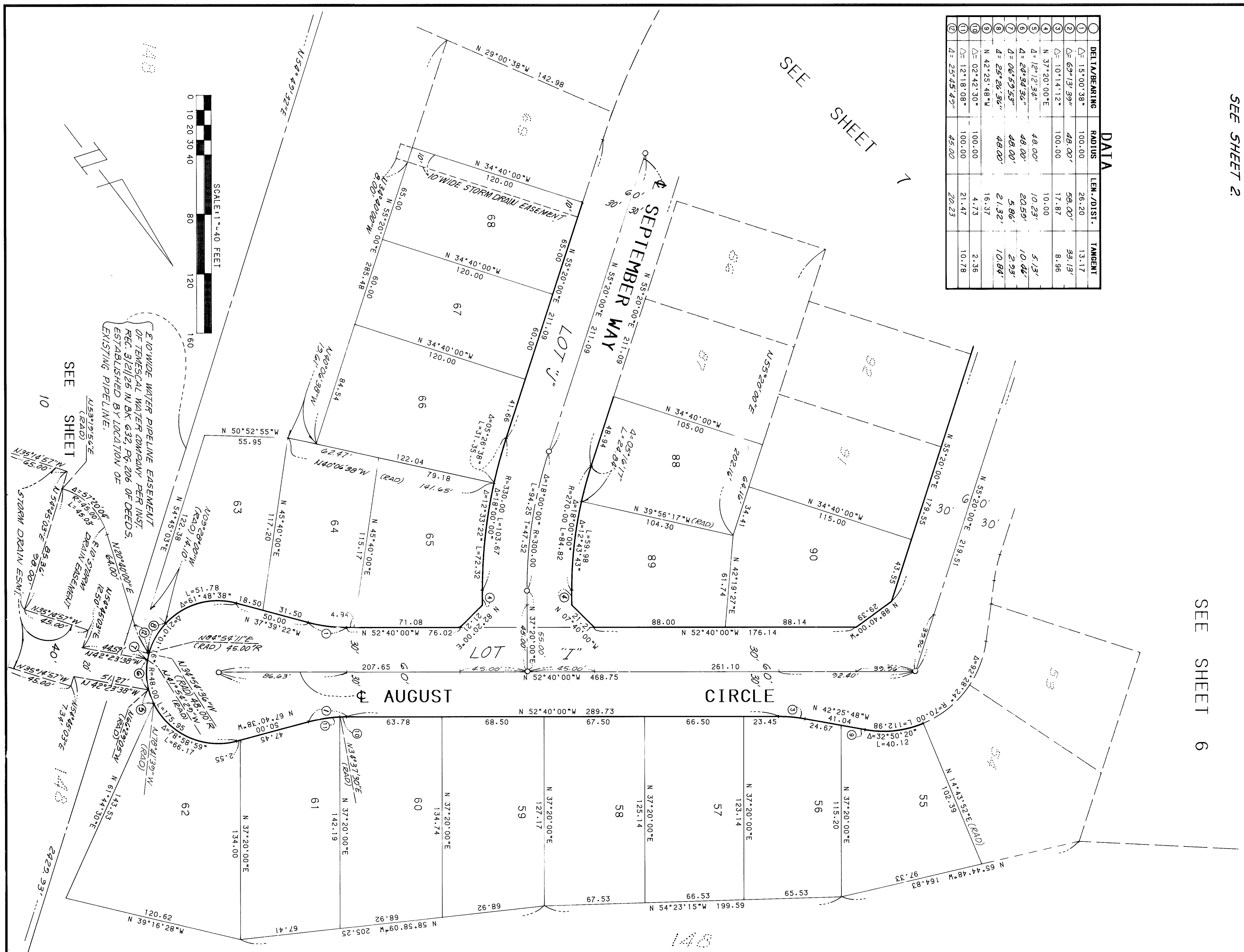
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AUGUST, 1986

NOTE: FOR SURVEYOR'S NOTES  
SEE SHEET 2

SEE SHEET 6

DATA	DELTA BEARING	RADIUS	LEN./DIST.	TANGENT
1	$\Delta = 15^{\circ}00'38''$	100.00	26.20	13.17
2	$\Delta = 69^{\circ}13'39''$	48.00'	58.00'	33.13'
3	$\Delta = 10^{\circ}14'12''$	100.00	17.87	8.96
4	$\Delta = 37^{\circ}20'00''$	10.00	10.00	5.13'
5	$\Delta = 12^{\circ}12'34''$	48.00'	10.23'	5.13'
6	$\Delta = 20^{\circ}54'32''$	48.00'	20.59'	10.46'
7	$\Delta = 06^{\circ}53'53''$	48.00'	5.86'	2.93'
8	$\Delta = 25^{\circ}26'36''$	48.00'	21.92'	10.84'
9	$\Delta = 42^{\circ}25'48''$	100.00	16.37	8.18'
10	$\Delta = 02^{\circ}42'30''$	100.00	4.73	2.36
11	$\Delta = 12^{\circ}18'08''$	100.00	21.47	10.78
12	$\Delta = 25^{\circ}45'42''$	45.00	20.23	10.12'





168/24

Copy

# IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA TRACT NO. 21291-1

SHEET 9 OF 11 SHEETS

FLUSH, STAMPED PER R.S. 76/86-93 AS & INT. OF MAGNOLIA AVE. & MCKINLEY ST.

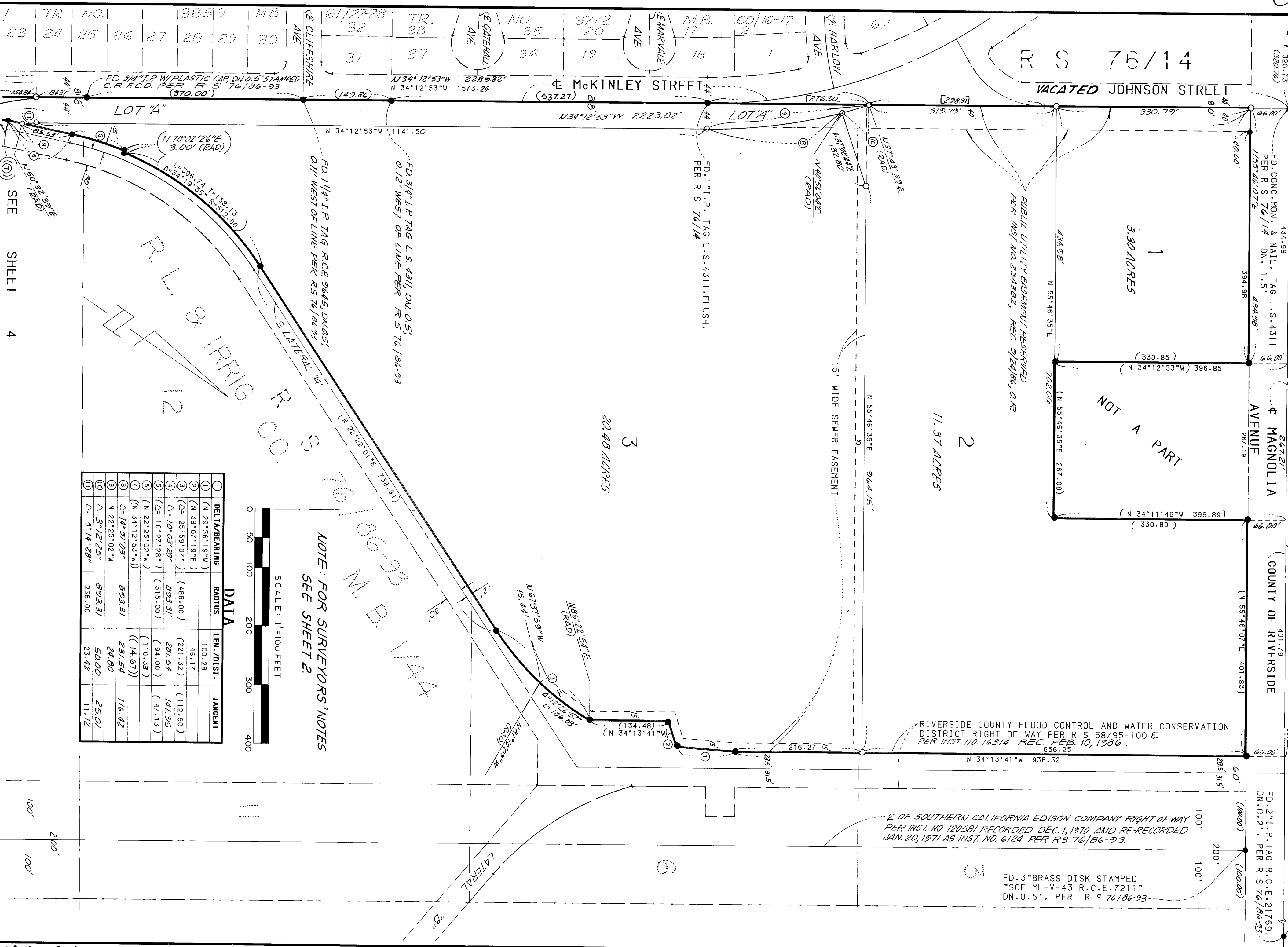
BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF MAP RESIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 TOGETHER WITH PORTIONS OF SECTIONS 17, 28, 33 AND 34, T. 3 S., R. 6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN BOOK 7 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.

CORONA CITY LIMITS AUGUST, 1986

COUNTY OF RIVERSIDE

FD. 2" I.P. TAG R.C.E. 21769, DN. 0.2', PER R.S. 76/86-93.

FD. 3" BRASS DISK STAMPED "SCE-ML-V-43 R.C.E. 21711" DN. 0.5', PER R.S. 76/86-93.



Δ	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
1	(N 29°56'19"W)	100.28	46.17	(112.60)
2	(N 38°07'19"E)	(488.00)	(221.32)	(141.95)
3	(Δ = 25°59'07")	893.31	287.54	(47.13)
4	(Δ = 18°03'28")	(515.00)	(94.00)	(110.33)
5	(Δ = 10°27'28")	(110.33)	(14.67)	116.42
6	(N 22°25'02"W)	893.31	237.54	25.01
7	(N 34°12'53"W)	24.80	24.80	23.42
8	(N 14°57'03")	893.31	50.00	11.72
9	(N 22°25'02"W)	256.00	23.42	
10	(Δ = 3°12'25")			
11	(Δ = 5°14'28")			

NOTE: FOR SURVEYORS' NOTES SEE SHEET 2

SCALE: 1"=100 FEET

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT RIGHT OF WAY PER R.S. 58/95-100 & PER INST. NO. 16314 REC. FEB. 10, 1986.

E OF SOUTHERN CALIFORNIA EDISON COMPANY RIGHT OF WAY PER INST. NO. 120581 RECORDED DEC. 1, 1970 AND RE-RECORDED JAN. 20, 1971 AS INST. NO. 6124 PER R.S. 76/86-93.

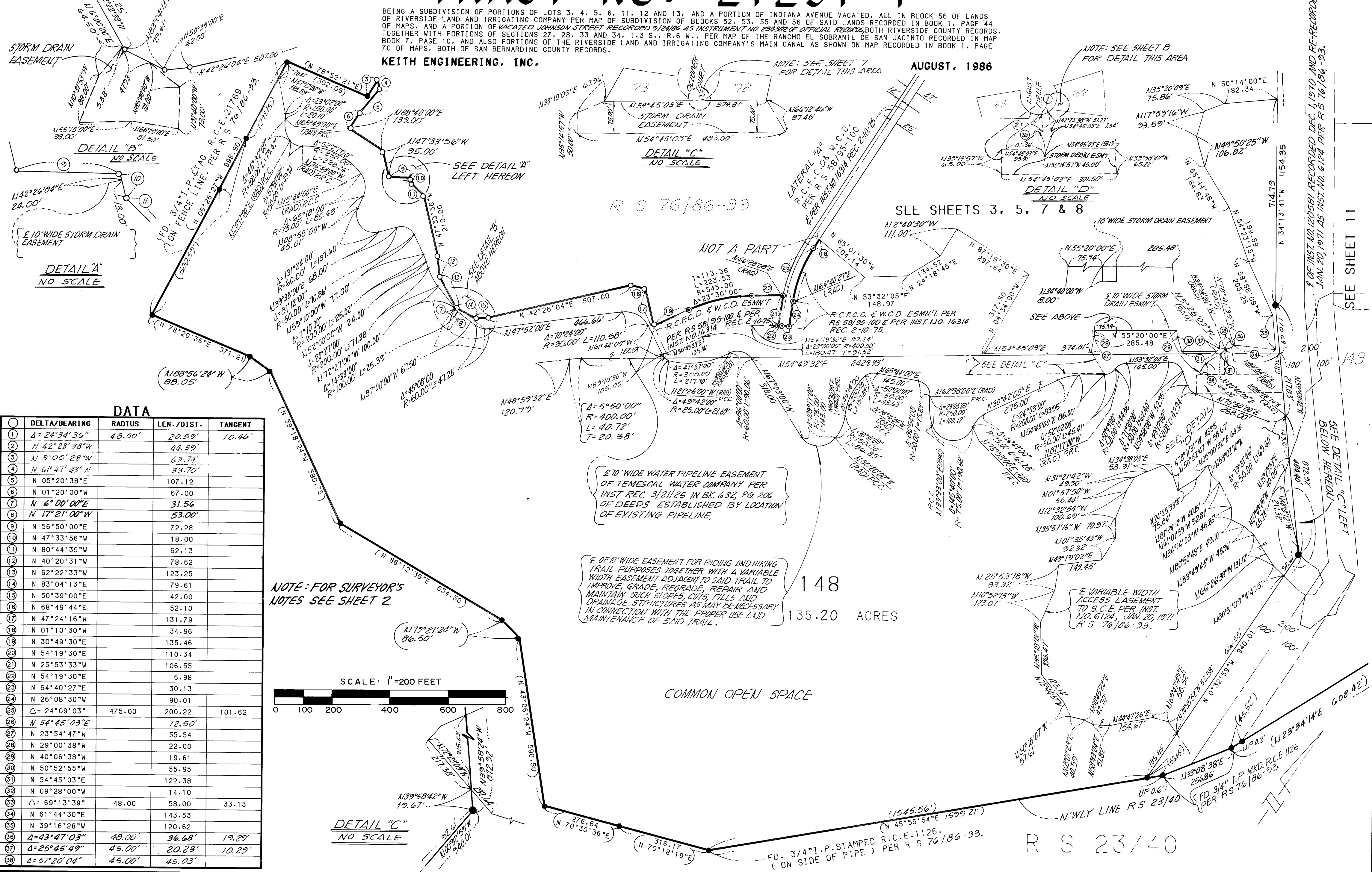
MB 168/24

# IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA TRACT NO. 21291-1

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 55 AND 56 OF SAID LANDS RECORDED IN BOOK 1, PAGE 44 OF MAPS, AND A PORTION OF VACATED JOHNSON STREET RECORDED 9/24/86 AS INSTRUMENT NO. 294392 OF OFFICIAL RECORDS, BOTH RIVERSIDE COUNTY RECORDS, TOGETHER WITH PORTIONS OF SECTIONS 27, 28, 33 AND 34, T.3 S., R.6 W., PER MAP OF THE RANCHO EL SOBRANTE DE SAN JACINTO RECORDED IN MAP BOOK 7, PAGE 10, AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.

KEITH ENGINEERING, INC.

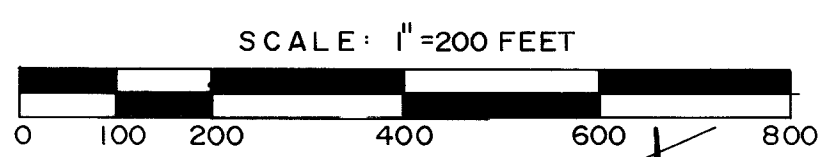
AUGUST, 1986



**DATA**

DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT
1 Δ = 24°34'36"	48.00'	20.59'	10.46'
2 N 42°23'38"W		44.59'	
3 N 0°00'28"W		63.74'	
4 N 61°41'43"W		33.70'	
5 N 05°20'38"E		107.12	
6 N 01°20'00"W		67.00	
7 N 6°00'00"E		31.56	
8 N 17°21'00"W		53.00'	
9 N 56°50'00"E		72.28	
10 N 47°33'56"W		18.00	
11 N 80°44'39"W		62.13	
12 N 40°20'31"W		78.62	
13 N 62°22'33"W		123.25	
14 N 83°04'13"E		79.61	
15 N 50°39'00"E		42.00	
16 N 68°49'44"E		52.10	
17 N 47°24'16"W		131.79	
18 N 01°10'30"W		34.96	
19 N 30°49'30"E		135.46	
20 N 54°19'30"E		110.34	
21 N 25°53'33"W		106.55	
22 N 54°19'30"E		6.98	
23 N 64°40'27"E		30.13	
24 N 26°08'30"W		90.01	
25 Δ = 24°09'03"	475.00	200.22	101.62
26 N 54°45'03"E		12.50'	
27 N 23°54'47"W		55.54	
28 N 29°00'38"W		22.00	
29 N 40°06'38"W		19.61	
30 N 50°52'55"W		55.95	
31 N 54°45'03"E		122.38	
32 N 09°28'00"W		14.10	
33 Δ = 69°13'39"	48.00	58.00	33.13
34 N 61°44'30"E		143.53	
35 N 39°16'28"W		120.62	
36 Δ = 43°47'03"	48.00'	36.68'	19.29'
37 Δ = 25°45'49"	45.00'	20.23'	10.29'
38 Δ = 57°20'04"	45.00'	45.03'	

NOTE: FOR SURVEYOR'S NOTES SEE SHEET 2.



DETAIL "C" NO SCALE

10' WIDE WATER PIPELINE EASEMENT OF TEMESCAL WATER COMPANY PER INST. REC. 3/21/26 IN BK. 632, PG. 206 OF DEEDS. ESTABLISHED BY LOCATION OF EXISTING PIPELINE.

10' WIDE EASEMENT FOR RIDING AND HIKING TRAIL PURPOSES TOGETHER WITH A VARIABLE WIDTH EASEMENT ADJACENT TO SAID TRAIL TO IMPROVE, GRADE, REGRADE, REPAIR AND MAINTAIN SUCH SLOPES, CUTS, FILLS AND DRAINAGE STRUCTURES AS MAY BE NECESSARY IN CONNECTION WITH THE PROPER USE AND MAINTENANCE OF SAID TRAIL.

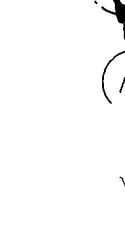
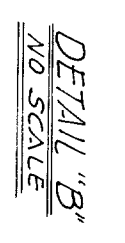
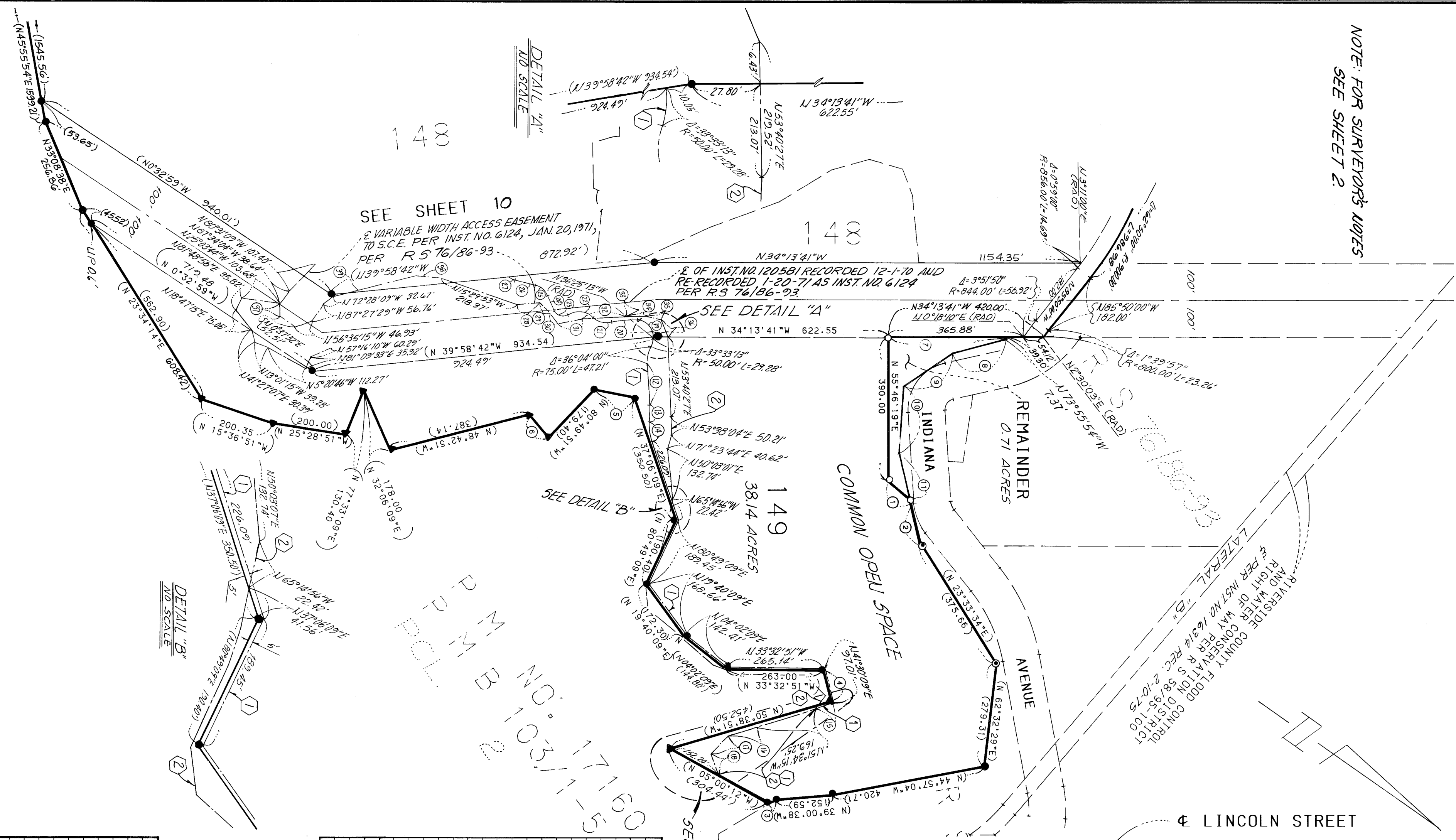
148  
135.20 ACRES

COMMON OPEN SPACE

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, CALIFORNIA  
**TRACT NO. 21291-1**

BEING A SUBDIVISION OF PORTIONS OF LOTS 3, 4, 5, 6, 11, 12 AND 13, AND A PORTION OF INDIANA AVENUE VACATED, ALL IN BLOCK 56 OF LANDS OF RIVERSIDE LAND AND IRRIGATING COMPANY PER MAP OF SUBDIVISION OF BLOCKS 52, 53, 59 AND 56 OF SAID LANDS RECORDED IN BOOK 11, PAGE 44 OF MAPS AND A PORTION OF SECTION 28 AS RECORDED IN BOOK 22 OF MAPS AND A PORTION OF SECTION 28 OF THE LANDS RECORDED IN BOOK 11, PAGE 44 OF MAPS AND ALSO PORTIONS OF THE RIVERSIDE LAND AND IRRIGATING COMPANY'S MAIN CANAL AS SHOWN ON MAP RECORDED IN BOOK 1, PAGE 70 OF MAPS, BOTH OF SAN BERNARDINO COUNTY RECORDS.  
 KEITH ENGINEERING, INC.  
 AUGUST, 1986

NOTE: FOR SURVEYORS NOTES  
 SEE SHEET 2.



DATA CONT'D

DELTA/BEARING	RADIUS	LEN/DIST	TANGENT
1	N 3° 51' 46" E	75.61'	
2	N 41° 15' 49" E	131.27'	
3	N 65° 19' 56" W	(19.89)	
4	N 41° 30' 09" E	(86.00)	
5	N 23° 04' 51" W	(109.90)	
6	N 15° 43' 09" E	(81.54)	
7	N 34° 13' 41" W	324.58	
8	N 48° 49' 53" W	(152.10)	
9	N 68° 27' 12" W	(160.69)	
10	N 59° 40' 06" E	(183.41)	
11	N 41° 15' 49" E	124.18	
12	N 51° 04' 00" E	110.00'	
13	N 15° 23' 48"	47.03'	23.66'
14	N 29° 21' 39"	100.00'	26.20'
15	N 51° 34' 15" W		48.88'
16	N 51° 38' 55" W		78.91'
17	N 61° 43' 48" W		67.23'
18	N 59° 51' 02" E		62.07'
19	N 4° 27' 47"	50.00'	71.09'
20	N 22° 47' 00"	175.00'	63.59'
21	N 63° 54' 00"	50.00'	55.76'
22	N 64° 14' 00"	50.00'	73.51'
23	N 103° 51' 00"	25.00'	45.86'
24	N 32° 57' 00" E	50.00'	45.03'
25	N 52° 45' 00"	50.00'	46.03'
26	N 119° 48' 00" W	50.00'	63.45'
27	N 16° 06' 14"	50.00'	55.17'
28	N 39° 23' 20" W		58.29'
29	N 112° 20' 52" E		38.44'
30	N 18° 45' 13" E		37.51'
31	N 44° 55' 35" W		65.96'
32	N 57° 31' 40" W		113.58'
33	N 38° 16' 24" W		65.38'
34	N 19° 48' 22" W		36.21'
35	N 31° 07' 09" E		44.82'
36	N 81° 48' 54" E		35.82'
37	N 27° 09' 28" W		65.73'
38	N 48° 13' 12" W		232.64'

DATA

DELTA/BEARING	RADIUS	LEN/DIST	TANGENT
1	N 3° 51' 46" E	75.61'	
2	N 41° 15' 49" E	131.27'	
3	N 65° 19' 56" W	(19.89)	
4	N 41° 30' 09" E	(86.00)	
5	N 23° 04' 51" W	(109.90)	
6	N 15° 43' 09" E	(81.54)	
7	N 34° 13' 41" W	324.58	
8	N 48° 49' 53" W	(152.10)	
9	N 68° 27' 12" W	(160.69)	
10	N 59° 40' 06" E	(183.41)	
11	N 41° 15' 49" E	124.18	
12	N 51° 04' 00" E	110.00'	
13	N 15° 23' 48"	47.03'	23.66'
14	N 29° 21' 39"	100.00'	26.20'
15	N 51° 34' 15" W		48.88'
16	N 51° 38' 55" W		78.91'
17	N 61° 43' 48" W		67.23'
18	N 59° 51' 02" E		62.07'

THAT PORTION SHOWN AS A "REMAINDER" IS CONTIGUOUS OWNERSHIP AT THE TIME OF RECORDING OF THIS MAP.

- 1 E OF 40' WIDE EASEMENT FOR RIDGELINE AND HIKING TRAIL PURPOSES TOGETHER WITH A VARIABLE WIDTH EASEMENT ADJACENT TO SAID TRAIL TO IMPROVE GRADE, REGRADE, REPAIR AND MAINTAIN SUCH SLOPES, CUTS, FILLS AND DRAINAGE STRIKE LINES AS MAY BE NECESSARY TO CONNECTION WITH THE FLOODER USE AND MAINTENANCE OF SAID TRAIL.
- 2 E VARIABLE WIDTH ACCESS EASEMENT TO S.C.E. PER INST. NO. 6124, JAN. 20, 1971, R.S. 76/86-93