

# TRACT NO. 22212

BEING A SUBDIVISION OF A PORTION OF THE EAST HALF, OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN.

CSL ENGINEERING, INC.  
CORONA CA.

JANUARY 1988

### RECORDER'S STATEMENT

FILED THIS 17<sup>TH</sup> DAY OF OCT. 1988, AT 8:30 A.M. IN BOOK 191 OF MAPS, AT PAGES 71 & 72 AT THE REQUEST OF THE CITY CLERK.

NO. 299594  
FEE: \$200  
WILLIAM E. CONERLY, COUNTY RECORDER  
BY: Deirdre Kagan DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

### OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR HAVE SOME RIGHT, TITLE, OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN THEREON: 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 BORDERLINE. WE HEREBY DEDICATE TO THE PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "D" INCLUSIVE.

BY: COTTONWOOD CANYON CREST LIMITED, A CALIFORNIA LIMITED PARTNERSHIP  
BY: VAN DAELE DEVELOPMENT CORPORATION, AS ITS GENERAL PARTNER

Michael Van Daele  
MICHAEL VAN DAELE,  
PRESIDENT

BY: WELLS FARGO BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, BENEFICIARY UNDER DEED OF TRUST RECORDED AUGUST 17, 1988 AS DOCUMENT NO. 1233898 OFFICIAL RECORDS.

David E. Ritchie Jr.  
DAVID E. RITCHIE JR.,  
VICE-PRESIDENT

### NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE )SS

ON THIS 16<sup>th</sup> DAY OF MAY, 1988, BEFORE ME, Barbara O. Koenig, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED MICHAEL VAN DAELE PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PRESIDENT OF VAN DAELE DEVELOPMENT CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGE TO ME THAT THEY EXECUTED THE SAME ON BEHALF OF COTTONWOOD CANYON CREST, LIMITED., A CALIFORNIA LIMITED PARTNERSHIP, AND THAT SAID PARTNERSHIP EXECUTED THE SAME.

WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY.

MY COMMISSION EXPIRES 1/3/92

Barbara O. Koenig  
NOTARY PUBLIC IN AND FOR SAID STATE

STATE OF CALIFORNIA )  
COUNTY OF ORANGE )SS

ON THIS 25<sup>th</sup> DAY OF MAY, 1988, BEFORE ME, Erinda Sois Demis, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED David E. Ritchie Jr. PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS VICE-PRESIDENT OF WELLS FARGO BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, AND ACKNOWLEDGE THAT THE ASSOCIATION EXECUTED THE SAME.

WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN Orange COUNTY.

MY COMMISSION EXPIRES May 26, 1990

Erinda Sois Demis  
NOTARY PUBLIC IN AND FOR SAID STATE

### 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 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 DIVISION OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE. ARRANGEMENTS FOR WATER SERVICE MUST BE MADE WITH THE WESTERN MUNICIPAL WATER DISTRICT

DATED: OCT 4, 1988

BILL D. CARNAHAN  
DIRECTOR OF PUBLIC UTILITIES

BY: Dieter P. Witzfeld

### 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 22212 WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON APRIL 9, 1987 AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 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; 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 DEPARTMENT OF PUBLIC WORKS AND THAT THE SAME HAVE BEEN CHECKED AND APPROVED; AND THAT ALL IMPROVEMENTS HAVE BEEN COMPLETED IN ACCORDANCE 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: Oct. 6, 1988

BARRY BECK R.C.E. 20900  
CITY ENGINEER

BY: Barry Beck

### TAX COLLECTOR'S STATEMENT

I HEREBY STATE 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 \$ \_\_\_\_\_

DATED: September 26 1988

R. WAYNE WATTS  
COUNTY TAX COLLECTOR

BY: Richard D. Mooneyham DEPUTY

### TAX BOND STATEMENT

I HEREBY STATE 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: \_\_\_\_\_, 1988

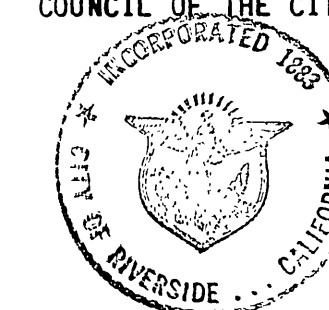
GERALD A. MALONEY  
CLERK OF THE BOARD OF SUPERVISORS

BY: \_\_\_\_\_

### 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 22212 AND THE STREETS AND EASEMENTS ARE HEREBY ACCEPTED AS PUBLIC STREETS AND EASEMENTS, EXCEPT LOT "D" WHICH IS HEREBY ACCEPTED AS A 1' BARRIER STRIP TO DENY ACCESS FROM ADJOINING PRIVATE PROPERTY TO LOT "A", EXCEPT LOT "D" WHICH IS HEREBY 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 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 11<sup>th</sup> DAY OF Oct 1988



ALICE A. HARE  
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA.

BY: Alice A. Hare

### 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: 8-17, 1988

BARBARA J. STECKEL  
CITY TREASURER

BY: Barbara J. Steckel

### WATER FACILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP POSTED SECURITIES WITH THE WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY, ADEQUATE TO COVER REQUIRED IMPROVEMENTS. ONCE THE FIRE HYDRANTS, WATER MAINS, OFFSITE FACILITIES AND SERVICE LATERALS HAVE BEEN INSTALLED BY THE DISTRICT, THE DISTRICT WILL SUPPLY WATER TO EACH LOT. THE EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF WATER DISTRIBUTION.

DATED: 9-29, 1988

David W. Hansen  
DAVID W. HANSEN R.C.E. 17984, CHIEF ENGINEER

### ENGINEER'S STATEMENT

I, DAVID E. CORYELL, HEREBY STATE THAT I AM A REGISTERED CIVIL ENGINEER IN THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF TWO (2) SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING MAY 1987, THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN, OR WILL BE IN PLACE WITHIN ONE (1) 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: 5-6, 1988

David E. Coryell  
DAVID E. CORYELL  
REGISTERED CIVIL ENGINEER NO. 31574  
EXPIRES 12/31/88

### SOIL REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED BY JOHN R. BYERLY, INC., ON THE 9<sup>th</sup> DAY OF FEBRUARY, 1988 AS REQUIRED BY THE HEALTH AND SAFETY CODE, OF CALIFORNIA SECTION 17959.

