

OWNER'S CERTIFICATE

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF OR HAVE 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 AND WE HEREBY CONSENT TO THE MAKING AND FILING OF SAID SUBDIVISION AND MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE. WE HEREBY DEDICATE FOR STREET PURPOSES AND PUBLIC UTILITY FACILITIES LOT "A" & "B". WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES AND WATER DISTRIBUTION FACILITIES THE EASEMENTS DESIGNATED AS "BLANKET P.U.E." AS SHOWN ON LOT 31, AND THE "BLANKET WATER EASEMENT" AS SHOWN ON "LOT C". WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES THE EASEMENTS DESIGNATED AS P.U.E. AS SHOWN ON LOTS 10, 20, AND 30, AND THE 10.00 FT. WIDE EASEMENT AS SHOWN ON LOTS 1 THROUGH 31, INCLUSIVE. WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF WATER DISTRIBUTION FACILITIES THE 10.00 FT. WIDE WATER EASEMENTS AS SHOWN ON LOTS 1 THROUGH 31, INCLUSIVE, AND THE 20.00 FT. WIDE WATERLINE EASEMENT AS SHOWN ON LOT 31.

MIMOSA II, A CALIFORNIA LIMITED PARTNERSHIP

Mark Ainslie
MARK AINSLIE

BENEFICIARY

HOME BANK, A CALIFORNIA CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 16, 1990 AS INSTRUMENT NUMBER 137218 OF THE OFFICIAL RECORDS OF RIVERSIDE COUNTY.

James P. Steas
PRESIDENT

Susan Monsoor
SECRETARY

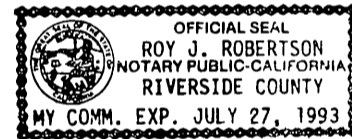
NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

ON THIS 15th DAY OF JUNE 1990, BEFORE ME ROY J. ROBERTSON A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED MARK AINSLIE, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE PARTNERSHIP THEREIN NAMED, AND ACKNOWLEDGED TO ME THAT SAID PARTNERSHIP EXECUTED THE SAME.

MY COMMISSION EXPIRES JULY 27, 1993
WITNESS MY HAND AND OFFICIAL SEAL

Roy J. Robertson
NOTARY PUBLIC IN AND FOR SAID STATE



NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF Los Angeles) ss

ON THIS 19th DAY OF June 1990, BEFORE ME CINDI AVERY A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JAMES P. STEAS AND SUSAN MONSOOR PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PRESIDENT AND SECRETARY RESPECTIVELY OF HOME BANK, A CALIFORNIA STATE BANKING CORPORATION, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 2-26-899300
WITNESS MY HAND AND OFFICIAL SEAL

Cindi Avery
NOTARY PUBLIC IN AND FOR SAID STATE



SOILS REPORT CERTIFICATE

A PRELIMINARY SOILS REPORT WAS PREPARED BY JOHN R. BYERLY INCORPORATED, ON FEBRUARY 5, 1990 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953.

POTENTIAL LIQUIFACTION CERTIFICATE

ALL OR A PORTION OF THE PROPERTY INCLUDED WITHIN THIS MAP HAS BEEN IDENTIFIED BY THE CITY OF RIVERSIDE SEISMIC SAFETY ELEMENT OF THE GENERAL PLAN AS BEING POTENTIALLY SUBJECT TO LIQUIFACTION SHOULD GROUND SHAKING OCCUR. TO LIMIT THE POSSIBILITY OF STRUCTURAL DAMAGE OR FAILURE IN SUCH AN EVENT A GEOLOGIC INVESTIGATION ACCEPTABLE TO THE CITY BUILDING OFFICIAL MAY BE REQUIRED AS A PREREQUISITE TO ISSUANCE OF BUILDING PERMIT.

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

TRACT MAP NO. 24843

BEING A SUBDIVISION OF A PORTION OF BLOCK 8 OF TRACT NO. 3 OF LA SIERRA HEIGHTS AS SHOWN BY MAP ON FILE IN BOOK 8, PAGE 27 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. (IN SECTION 11 & 12, T3S, R6W)

WEBB, HAWKINS & ASSOCIATES

TEMECULA, CALIFORNIA

DECEMBER 1989

UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT SUFFICIENT FUNDS OF MADE THE REQUIRED ARRANGEMENTS AND PROVISIONS FOR THE INSTALLATION OF ELECTRIC FACILITIES NECESSARY TO PROVIDE SERVICE TO ALL PARCELS AS SHOWN ON THE MAP, AND THAT ALL PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE ELECTRIC AND WATER DIVISION OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.

DATED: AUGUST 2, 1990 BILL D. CARNAHAN
DIRECTOR OF PUBLIC UTILITIES

BY Dieter P. Witzfeld
ew

UTILITIES EASEMENT CERTIFICATE

THE CITY OF RIVERSIDE BEING THE OWNER OF THE BELOW DESCRIBED EASEMENT, HEREBY CONSENTS TO THE MAKING AND THE FILING OF THE ANNEXED MAP.

RIGHTS OF WAY AND WATER RIGHTS AS GRANTED TO LA SIERRA HEIGHTS WATER COMPANY, A CORPORATION, TOGETHER WITH RIGHT OF ENTRY FOR THE PURPOSE OF LAYING, MAINTAINING AND CONSTRUCTING WATER DITCHES, CANALS, PIPELINES, FLUMES AND CONDUITS, FOR CONVEYING AND DISTRIBUTING WATER FOR DOMESTIC AND IRRIGATION PURPOSES, AS SET OUT IN DEED RECORDED MAY 17, 1911 IN BOOK 327, PAGE 227 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

DATED AUG 2, 1990 BILL D. CARNAHAN
DIRECTOR OF PUBLIC UTILITIES

BY Dieter P. Witzfeld
ew

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 PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, NOW A LIEN BUT NOT YET PAYABLE WHICH ARE ESTIMATED TO BE \$4,900.00

DATED June 21, 1990 R. WAYNE WATTS
COUNTY TAX COLLECTOR

BY Amy M. Conte
DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$4,900.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, 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 June 21, 1990 GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

BY _____

CASH TAX BOND
R. WAYNE WATTS
County Tax Collector

by Ron Full
Deputy

RECORDER'S CERTIFICATE

FILED THIS 9th DAY OF August 1990 AT 11:00 AM IN BOOK 223 OF MAPS, AT PAGES 10-12, AT THE REQUEST OF THE CITY CLERK.

FEE: \$10.00
NO. 296013

WILLIAM E. CONERLY
COUNTY RECORDER

BY Santa Logan
DEPUTY

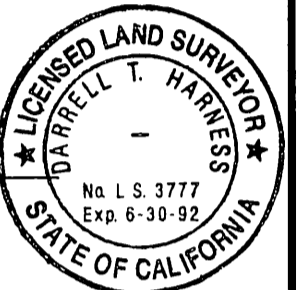
SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE INSURANCE COMPANY

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF THREE (3) SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING DECEMBER 1989. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN SUCH POSITIONS WITHIN ONE (1) YEAR FROM THE RECORDING DATE OF THIS MAP AND THAT SAID MONUMENTS ARE OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATE June 19, 1990

Darrell T. Harness
DARRELL T. HARNESS L.S. 3777
LICENSE EXPIRES 6-30-92



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 24843, WHICH WAS APPROVED BY THE RIVERSIDE CITY COUNCIL ON SEPTEMBER 5, 1989, 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 APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT; THAT THE EASEMENTS FOR DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED; THAT THE 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 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 Aug. 2, 1990 BARRY BECK, R.C.E. 20900
CITY ENGINEER LIC. EXP. 9-30-93

BY Barry Beck

CITY TREASURER 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: 7/24/90 BARBARA J. STECKEL, CITY TREASURER

BY Barbara J. Steckel

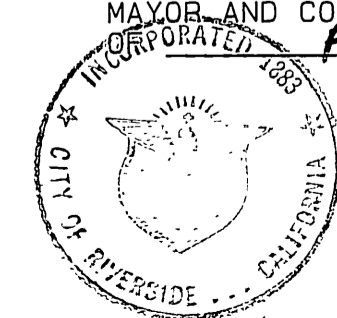
CITY CLERK'S CERTIFICATE

RESOLVED THAT THIS MAP CONSISTING OF THREE (3) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT 24843 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 August 1990.

ALICE A. HARE
CITY CLERK OF THE CITY OF RIVERSIDE

BY Alice A. Hare



IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

TRACT NO. 24843

BEING A SUBDIVISION OF A PORTION OF BLOCK 8 IN TRACT NO. 3 OF LA SIERRA HEIGHTS, AS SHOWN BY MAP ON FILE IN BOOK 8, PAGE 27 OF MAPS, RIVERSIDE COUNTY RECORDS IN SECTION 11 & 12, T. 3 S., R. 6 W., S. B. M.

WEBB HAWKINS & ASSOCIATES
TEMECULA, CALIFORNIA

DECEMBER 1989

SURVEYORS NOTES

THE BASIS OF BEARING SHOWN HEREON ARE BASED UPON THE CENTERLINE OF TYLER STREET SHOWN AS N. 34° 20' 00" W PER TRACT MAP NO. 7689 FILED IN MAP BOOK 91 / 93-97, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

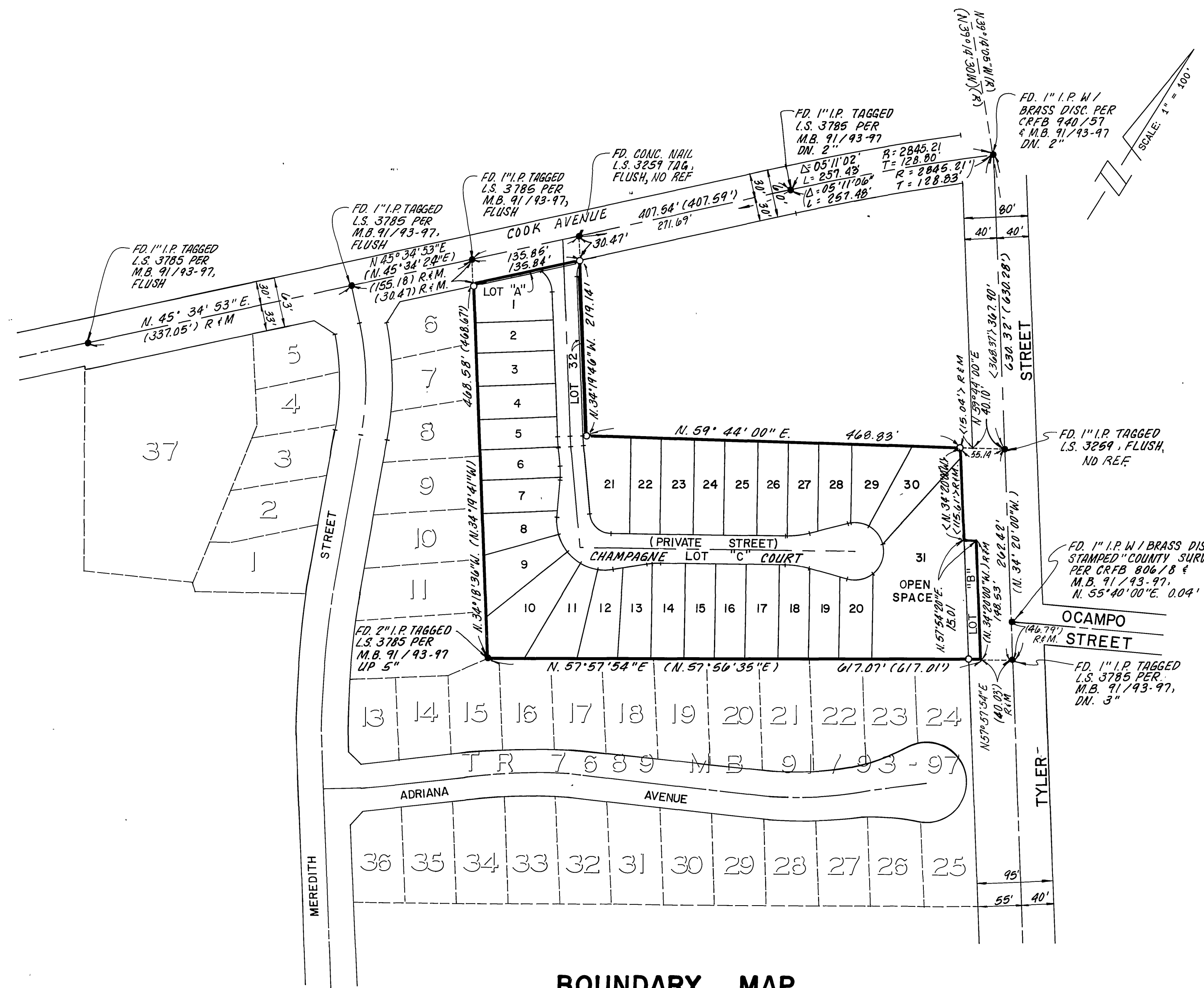
- INDICATES FOUND MONUMENT AS NOTED.
- SET 1" I.P. TAGGED L.S. 3777 AT ALL TRACT BOUNDARY CORNERS, FLUSH, UNLESS SHOWN OTHERWISE.
- SET 1" I.P. TAGGED L.S. 3777 AT ALL LOT CORNERS, FLUSH, UNLESS OTHERWISE NOTED.
- ◎ SET 1" I.P. TAGGED L.S. 3777 AT ALL STREET CENTERLINE INTERSECTIONS, TERMINATIONS, B.C.'S, E.C.'S,
- < > INDICATES RECORDED DATA PER GRANT DEED TO THE CITY OF RIVERSIDE INSTR. NO. 121027, DATED APRIL 30, 1987, O.R., COUNTY OF RIVERSIDE, CALIFORNIA.

() INDICATES RECORDED DATA PER TRACT 7689, M.B. 91 / 93-97.

R & M INDICATES RECORDED AND MEASURED

— INDICATES PROJECT BOUNDARY

TOTAL GROSS AREA = 4.448 ACRES.



BOUNDARY MAP

M.B. 223/11

M.B. 223/11

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

TRACT NO. 24843

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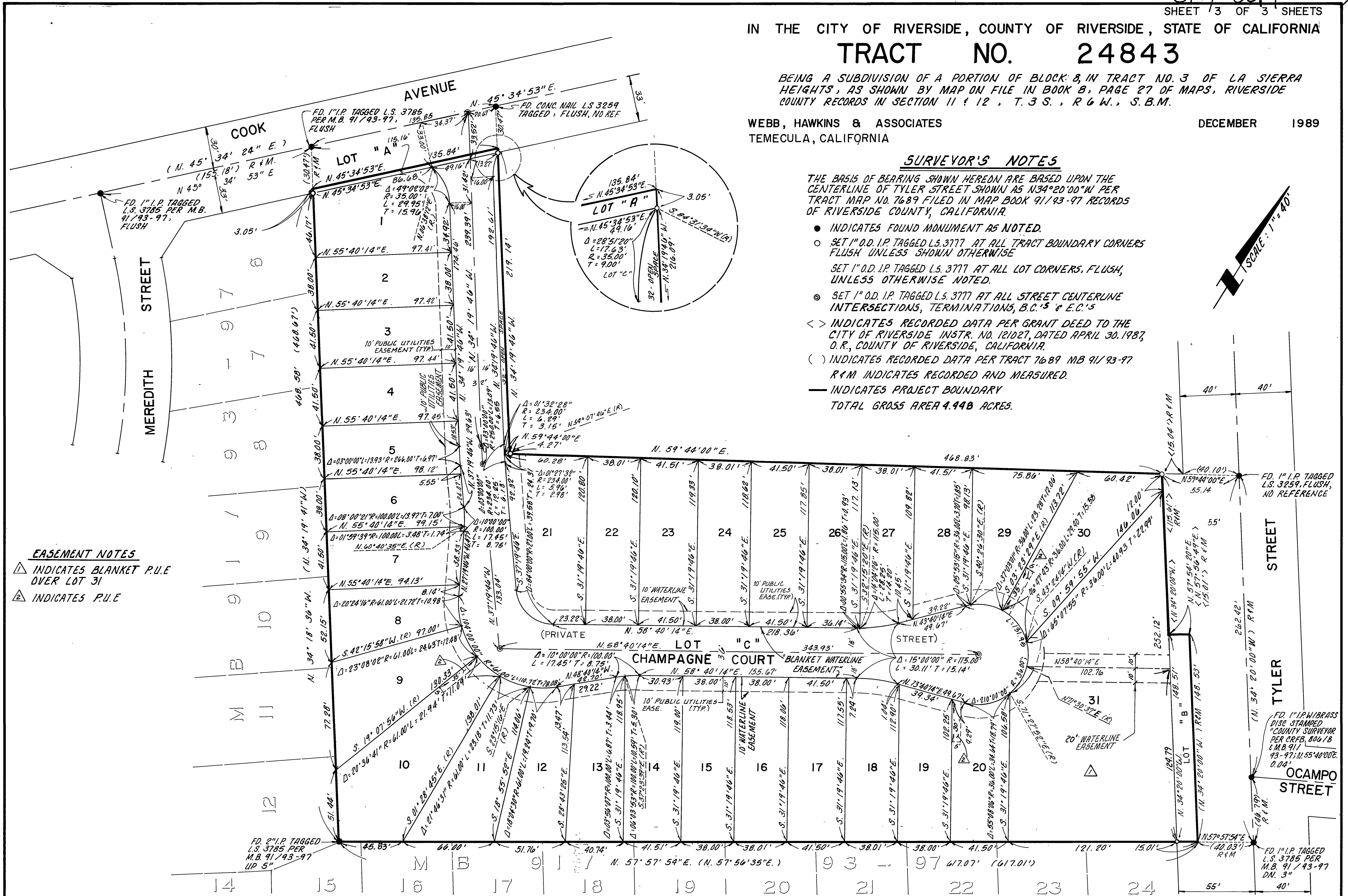
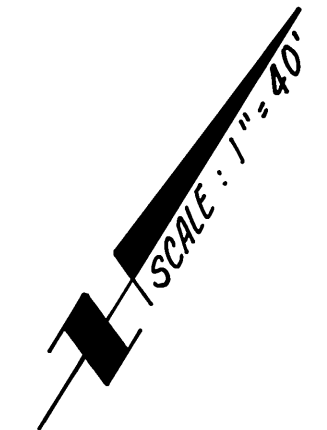
WEBB, HAWKINS & ASSOCIATES
TEMECULA, CALIFORNIA

DECEMBER 1989

SURVEYOR'S NOTES

THE BASIS OF BEARING SHOWN HEREON ARE BASED UPON THE CENTERLINE OF TYLER STREET SHOWN AS N34°20'00"W PER TRACT MAP NO. 7689 FILED IN MAP BOOK 91/93-97 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

- INDICATES FOUND MONUMENT AS NOTED.
 - SET 1" O.D. I.P. TAGGED L.S. 3777 AT ALL TRACT BOUNDARY CORNERS FLUSH UNLESS SHOWN OTHERWISE.
 - SET 1" O.D. I.P. TAGGED L.S. 3777 AT ALL LOT CORNERS, FLUSH, UNLESS OTHERWISE NOTED.
 - ⊙ SET 1" O.D. I.P. TAGGED L.S. 3777 AT ALL STREET CENTERLINE INTERSECTIONS, TERMINATIONS, B.C.'S & E.C.'S.
 - < > INDICATES RECORDED DATA PER GRANT DEED TO THE CITY OF RIVERSIDE INSTR. NO. 121027, DATED APRIL 30, 1987, O.R., COUNTY OF RIVERSIDE, CALIFORNIA.
 - () INDICATES RECORDED DATA PER TRACT 7689 MB 91/93-97
 - R&M INDICATES RECORDED AND MEASURED.
 - INDICATES PROJECT BOUNDARY
- TOTAL GROSS AREA 4.448 ACRES.



EASEMENT NOTES

△ INDICATES BLANKET P.U.E OVER LOT 31

△ INDICATES P.U.E

M.B. 223/12

M.B. 223/12

223/12