

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

# TRACT NO. 26109-2

BEING A SUBDIVISION OF A PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST S.B.M.

**INTEGRA ENGINEERING, INC.**  
SAN BERNARDINO, CA.

**LAND SURVEYORS \* CIVIL ENGINEERS**  
JULY 1997

### RECORDER'S STATEMENT

FILED THIS 15<sup>TH</sup> DAY OF OCT. 1998  
AT 8:00 A.M. IN BOOK 274 OF MAPS, AT PAGES 45-49  
AT THE REQUEST OF THE CITY CLERK.  
NUMBER 445714  
FEE \$14.00  
GARY L. DRSD. ASSESSOR-CLERK-RECORDER

BY: J. Agan DEPUTY  
SUBDIVISION GUARANTEE BY:  
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 ON THE ANNEXED MAP; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID LAND, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.  
WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A" TOGETHER WITH LOT "E".  
WE ALSO HEREBY DEDICATE FOR INGRESS AND EGRESS ACCESS PURPOSES THAT AREA SHOWN AS EASEMENT FOR INGRESS AND EGRESS OVER LOT 11 FROM OVERLOOK PARKWAY TO WHITEGATE RESERVOIR NO. 2.  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES AND WATERLINE FACILITIES LOTS "B", "C" AND "D" AND THE EASEMENTS DESIGNATED AS 8' P.U.E. AND WATERLINE EASEMENT.  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES LOTS "B", "C" AND "D" AND THE EASEMENT DESIGNATED AS 20' "SEWER EASEMENT".  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR THE CONSTRUCTION AND MAINTENANCE OF DRAIN FACILITIES THE EASEMENTS DESIGNATED AS 12' "DRAINAGE EASEMENT" AND 20' "DRAINAGE EASEMENT".  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR PUBLIC PURPOSES, TO PRESERVE AND AND MAINTAIN SAID LAND IN ITS NATURAL CONDITION, TO BE KEPT FREE OF BUILDINGS, STRUCTURES, MATERIALS, FENCING, EQUIPMENT AND EARTH/FILL OR DEPOSIT THE AREA DESIGNATED LOT 16, OPEN SPACE.  
WE HEREBY DEDICATE TO THE PUBLIC AN AVIGATION EASEMENT AND RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT OVER LOTS 1 THROUGH 16 INCLUSIVE AND LOTS "B", "C" AND "D". WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE ALL VEHICULAR AND PEDESTRIAN ACCESS RIGHTS APPURTENANT TO LOTS 6 THROUGH 11 INCLUSIVE AS SHOWN ON THE ANNEXED MAP, ON OVER AND ACROSS OVERLOOK PARKWAY.  
WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR THE CONSTRUCTION AND MAINTENANCE OF SIDEWALKS THAT AREA SHOWN AS SIDEWALK EASEMENT OVER LOTS 6 THROUGH 9.  
WE RESERVE TO OURSELVES, OUR HEIRS AND ASSIGNS LOT "F" FOR LANDSCAPE PURPOSES.  
WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC EASEMENT WHICH IS NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT: PARCEL VI (d) OF THOSE CERTAIN EASEMENTS FOR PIPELINES, CONDUITS, POLELINES AND ROADS GRANTED JANUARY 9, 1959, AS INSTRUMENT No. 2050 OFFICIAL RECORDS RIVERSIDE COUNTY, CALIFORNIA.

**HAWARDEN VISTA ESTATES COMPANY, LLC**

Andrew M. Barlow  
Pres. Harwarden Vista Estates Corp Member

**REDLANDS CENTENNIAL BANK.**  
AS BENEFICIARY UNDER DEED OF TRUST RECORDED  
JUNE 17, 1998 AS INSTRUMENT NO. 257854 D.R., RIVERSIDE COUNTY.

[Signature] Executive Vice President

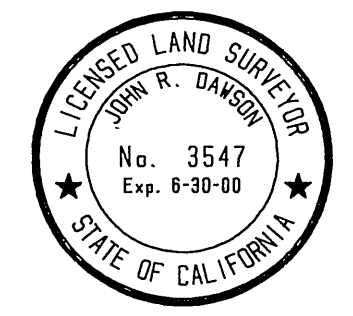
### SOILS REPORT

A PRELIMINARY SOIL REPORT WAS PREPARED BY C.H.J. GEOTECHNICAL INCORPORATED ON THE 25<sup>TH</sup> DAY OF JUNE, 1990, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953.

### SURVEYOR'S STATEMENT

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF FOUR ( 4 ) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING FEBRUARY, 1995; THAT ALL MONUMENTS OF THE CHARACTER AND LOCATIONS SHOWN HEREON ARE IN PLACE OR WILL BE IN PLACE WITHIN 1 YEAR FROM THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED: 9-21- 1998  
BY: John R. Dawson  
JOHN R. DAWSON L.S. No. 3547  
( L.S. EXPIRES JUNE 30, 2000 )



### 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. 26109, WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON NOVEMBER 21, 1990, 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 DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED; THAT PLANS FOR DRAINS AND DRAINAGE WORKS 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: 9-29 1998  
RICHARD D. McGRATH R.C.E. 31952  
L.I.C. EXP. 12-31-00  
CITY ENGINEER  
BY: Richard D. McGrath

### 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 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: SEPT 28 1998  
BILL D. CARNAHAN  
BY: Dieter P. Witzfeld  
PUBLIC UTILITIES DIRECTOR

### CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF FIVE (5) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT MAP NO. 26109-2.  
LOT "A" IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES AND LOT "E" IS HEREBY ACCEPTED AS A BARRIER STRIP.  
LOTS "B", "C", "D" AND THE EASEMENTS DESIGNATED AS 8' P.U.E. AND WATERLINE EASEMENT ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES AND WATERLINE FACILITIES.  
LOTS "B", "C" "D" AND 20' SEWER EASEMENT ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES.  
LOT 16 IS HEREBY ACCEPTED FOR OPEN SPACE PURPOSES.  
AN AVIGATION EASEMENT AND RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT OVER LOTS 1 THROUGH 16 AND LOTS "B", "C" AND "D" INCLUSIVE IS HEREBY ACCEPTED.  
THE INGRESS AND EGRESS EASEMENT OVER LOT 11 IS HEREBY ACCEPTED TO PROVIDE ACCESS TO WHITEGATE RESERVOIR NO. 2.  
THE 20' AND 12' DRAIN EASEMENTS ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF DRAIN FACILITIES.  
THE SIDEWALK EASEMENT IS HEREBY ACCEPTED FOR THE MAINTENANCE AND CONSTRUCTION OF SIDEWALKS.  
THE FOLLOWING EASEMENT IS HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT: PARCEL VI (d) OF THOSE CERTAIN EASEMENTS FOR PIPELINES, CONDUITS, POLELINES AND ROADS GRANTED JANUARY 9, 1959 AS INSTRUMENT No. 2050 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. THE RELEASED VEHICULAR AND PEDESTRIAN ACCESS RIGHTS ARE ACCEPTED.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 13<sup>TH</sup> DAY OF October, 1998

COLLEEN J. NICOL  
CITY CLERK OF THE CITY OF RIVERSIDE  
BY: Colleen Nicol

### 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 REAL PROPERTY SHOWN ON THE ANNEXED MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES AND SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, ~~AND A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE~~

DATED: 10-14 1998  
PAUL McDONNELL  
COUNTY TAX COLLECTOR  
BY: Paul McDonnell

### 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: \_\_\_\_\_ 1998  
CASH TAX BOND PAUL McDONNELL  
GERALD A. MALONEY CLERK OF THE BOARD OF SUPERVISORS  
BY: \_\_\_\_\_ DEPUTY BY: \_\_\_\_\_ DEPUTY

### CITY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THE 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 AGAINST SAID PROPERTY.

DATED: 9/23 1998  
JERRY ROGERS CITY TREASURER  
BY: W.R. Hansen

### SIGNATURE OMISSION CERTIFICATE

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

SEE SHEET 3 OF 5 FOR ALL SIGNATURE OMISSIONS

### UTILITIES EASEMENT CERTIFICATE

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

- CITY OF RIVERSIDE, AS DISCLOSED BY INSTRUMENT No. 2050, RECORDED JAN. 9, 1959 OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR PIPELINES CONDUITS, POLELINES AND ROADS AND INCIDENTAL PURPOSES.
- CITY OF RIVERSIDE, AS DISCLOSED BY INSTRUMENT NO. 345012, RECORDED AUG. 18, 1998 OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR WATERLINE FACILITIES.
- CITY OF RIVERSIDE, AS DISCLOSED BY INSTRUMENT NO. 345013, RECORDED AUG. 18, 1998 OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, FOR ELECTRICAL ENERGY DISTRIBUTION FACILITIES.

CITY OF RIVERSIDE FOR RESERVOIR DRAINAGE EASEMENT PER INST. 366073 REC. 7/18/76, RIV. CO.  
DATED SEPT 28 1998  
BILL D. CARNAHAN  
BY: Dieter P. Witzfeld  
PUBLIC UTILITIES DIRECTOR

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

# TRACT NO. 26109-2

BEING A SUBDIVISION OF A PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST S.B.M.

**INTEGRA ENGINEERING, INC.**  
SAN BERNARDINO, CA.

**LAND SURVEYORS \* CIVIL ENGINEERS**  
JULY 1997

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA } S.S.  
 COUNTY OF Riverside }  
 ON 9-22-98 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED  
~~At Andy~~ Andrew M. Bodewin  
 PERSONALLY KNOWN TO ME - OR -  PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE, TO BE THE PERSON(S) WHOSE NAME(S) IS / ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE / SHE / THEY EXECUTED THE SAME IN HIS / HER / THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS / HER / THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.  
 WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 4-23-99  
[Signature]  
 NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
 CAPACITY CLAIMED BY SIGNER  
 INDIVIDUAL(S)  PARTNER(S)  ATTORNEY-IN-FACT  TRUSTEE(S)  SUBSCRIBING WITNESS  GUARDIAN/CONSERVATOR  
 CORPORATE: OFFICER(S):  OTHER:  
 SIGNER IS REPRESENTING: NAME OF PERSON(S) OR ENTITY(IES)  
Hawarden Vista Estates Co., LLC

### NOTARY ACKNOWLEDGEMENT

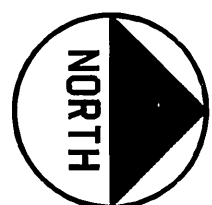
STATE OF CALIFORNIA } S.S.  
 COUNTY OF San Bernardino }  
 ON 9-23-98 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED  
Roy D. Lewis  
 PERSONALLY KNOWN TO ME - OR -  PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE, TO BE THE PERSON(S) WHOSE NAME(S) IS / ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE / SHE / THEY EXECUTED THE SAME IN HIS / HER / THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS / HER / THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.  
 WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 4-23-99  
[Signature]  
 NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
 CAPACITY CLAIMED BY SIGNER  
 INDIVIDUAL(S)  PARTNER(S)  ATTORNEY-IN-FACT  TRUSTEE(S)  SUBSCRIBING WITNESS  GUARDIAN/CONSERVATOR  
 CORPORATE: OFFICER(S): EVP  OTHER:  
 SIGNER IS REPRESENTING: NAME OF PERSON(S) OR ENTITY(IES)

M.B. 274 / 46

M.B. 274 / 46

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 26109-2**

BEING A SUBDIVISION OF A PORTION OF THE EAST HALF OF THE SOUTHWEST  
QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST S.B.M.



DRAWING SCALE: 1" = 200'

**INTEGRA ENGINEERING, INC.**  
SAN BERNARDINO, CA.

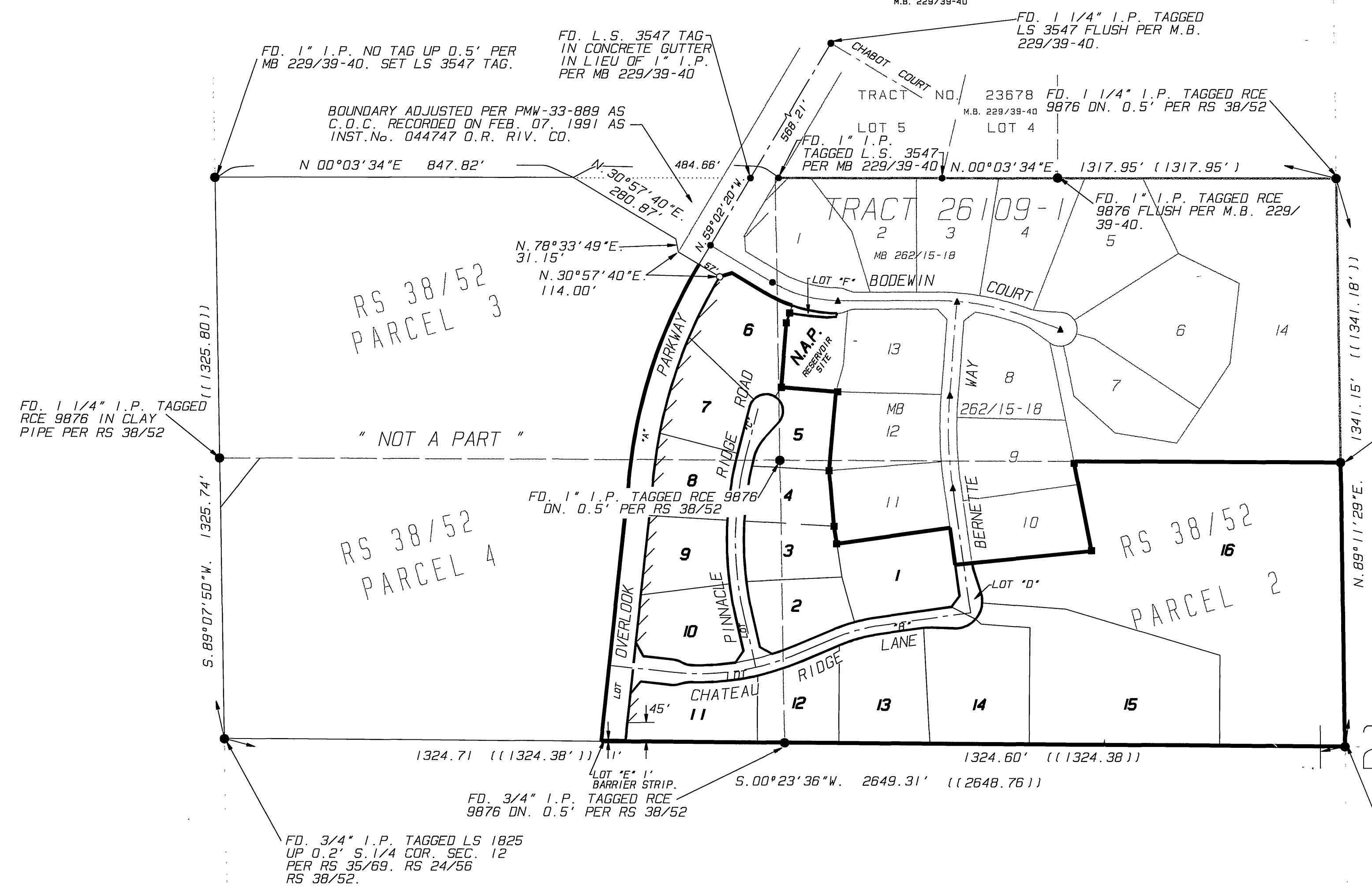
**LAND SURVEYORS \* CIVIL ENGINEERS**  
JULY 1997

**SURVEYOR'S NOTES**

1. THE BASIS OF BEARINGS FOR THIS MAP IS THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12 BEING N. 0°03'34"E. PER M.B. 229/39-40, RIVERSIDE COUNTY RECORDS.
2. ● INDICATES FOUND 1" I.P. TAGGED L.S. 3547 PER MB 262/15-18 UNLESS OTHERWISE NOTED.
3. ▲ INDICATES FOUND 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547 PER M.B. 262/15-18.
4. ■ INDICATES FOUND 1" I.P. TAGGED L.S. 3547 PER MB 262/15-18.
5. ○ INDICATES SET 1" I.P. TAGGED L.S. 3547 FLUSH UNLESS OTHERWISE NOTED.
6. △ INDICATES SET 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547, FLUSH UNLESS OTHERWISE NOTED.
7. SET 1" I.P. TAGGED L.S. 3547 FLUSH AT REAR LOT CORNERS AND ANGLE POINTS IN LOT LINES, UNLESS NOTED OTHERWISE.
8. SET NAIL AND L.S. 3547 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
9. THIS TRACT CONTAINS 27.029 ACRES.
10. (XX.XX) INDICATES RECORD INFORMATION PER M.B. 262/15-18 UNLESS NOTED OTHERWISE.
11. ((XX.XX)) INDICATES RECORD INFORMATION PER RS 38/52.
12. ///// INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAIVED.

TR. 23678

M.B. 229/39-40



**SIGNATURE OMISSION CERTIFICATE**

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

1. A RIGHT OF WAY FOR ROAD PURPOSE AS CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEED RECORDED FEBRUARY 8, 1957 IN BOOK 2038, PAGE 85 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND PUBLIC UTILITIES AS CONVEYED TO GAMED CORP., LESTER R. SCARAMELLA AND ALBERT J. SCARAMELLA PER DEED RECORDED APRIL 28, 1966 AS INSTRUMENT No. 44513 RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

M.B. 274 / 47

M.B. 274 / 47

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 26109-2**

BEING A SUBDIVISION OF A PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST S.B.M.

INTEGRA ENGINEERING, INC.  
SAN BERNARDINO, CA. JULY, 1997

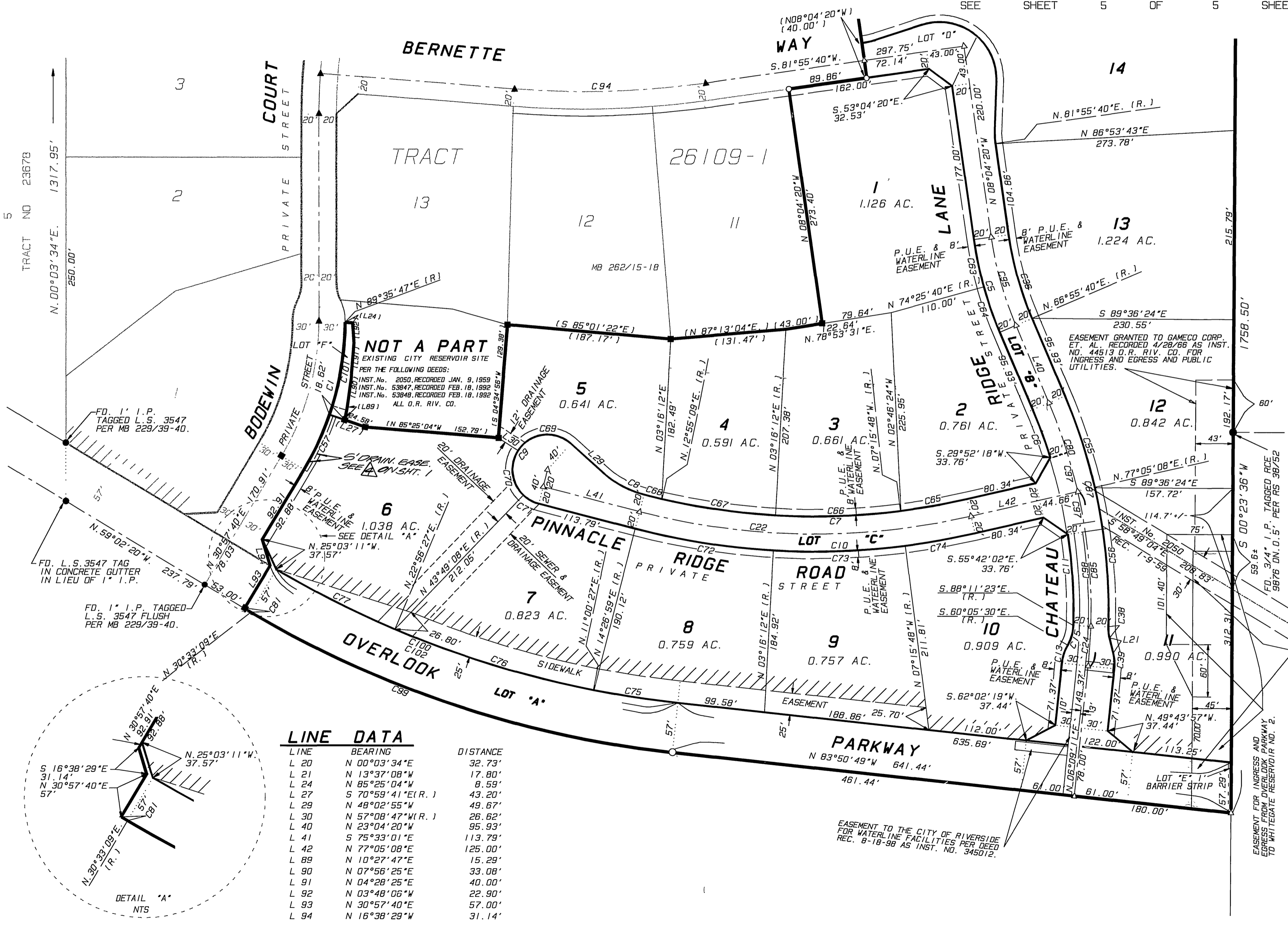
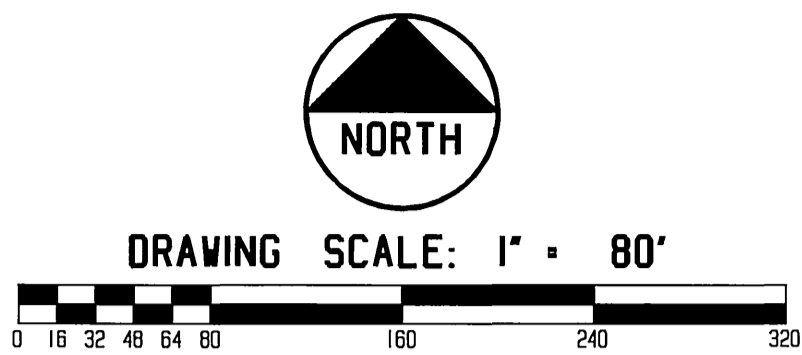
SEE SHEET 5 OF 5 SHEETS

**SURVEYOR'S NOTES**

1. THE BASIS OF BEARINGS FOR THIS MAP IS THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12 BEING N. 0°03'34"E. PER M.B. 229/39-40, RIVERSIDE COUNTY RECORDS.
2. ● INDICATES FOUND MONUMENTS AS NOTED.
3. ▲ INDICATES FOUND 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547 PER MB 262/15-18.
4. ■ INDICATES FOUND 1" I.P. TAGGED L.S. 3547 PER MB 262/15-18.
5. ○ INDICATES SET 1" I.P. TAGGED L.S. 3547 FLUSH.
6. △ INDICATES SET 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547.
7. SET 1" I.P. TAGGED L.S. 3547 FLUSH AT REAR LOT CORNERS AND ANGLE POINTS IN LOT LINES, UNLESS NOTED OTHERWISE.
8. SET NAIL AND L.S. 3547 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
9. THIS TRACT CONTAINS 27.029 ACRES.
10. (XX.XX) INDICATES RECORD INFORMATION PER M.B. 262/15-18 UNLESS NOTED OTHERWISE.
11. ((XX.XX)) INDICATES RECORD INFORMATION PER RS 38/52.
12. ///// INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAIVED.

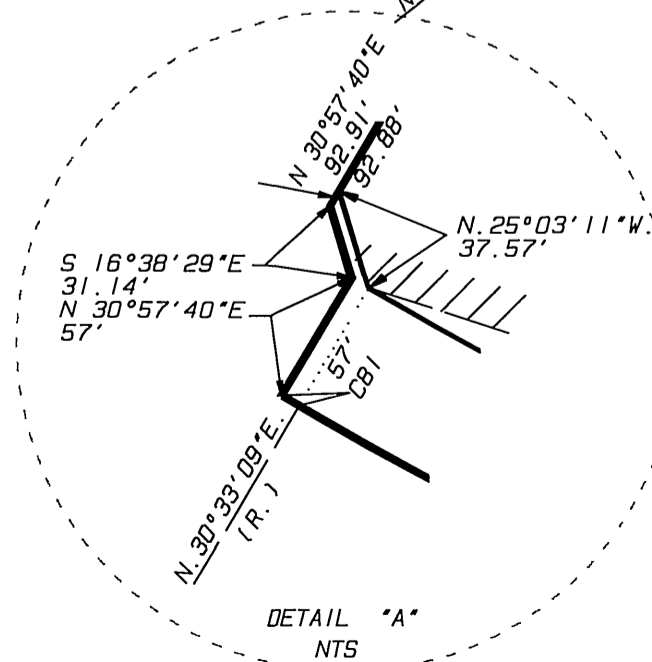
**CURVE DATA**

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT
C 1	30°33'27"	330.00'	176.00'	90.15'
C 2	25°50'31"	52.00'	23.45'	11.93'
C 3	25°50'31"	48.00'	21.65'	11.01'
C 5	15°00'00"	420.00'	109.96'	55.29'
C 6	05°43'49"	580.00'	58.01'	29.03'
C 7	27°21'51"	780.00'	372.52'	189.88'
C 8	27°30'07"	111.00'	53.28'	27.16'
C 9	207°30'07"	40.00'	144.86'	
C 10	27°21'51"	820.00'	391.63'	199.62'
C 11	10°17'50"	580.00'	104.24'	52.28'
C 13	23°45'20"	52.00'	21.56'	10.54'
C 15	28°05'53"	48.00'	23.54'	12.01'
C 16	25°50'31"	52.00'	23.45'	11.93'
C 21	107°01'21"	245.00'	457.63'	331.23'
C 22	27°21'51"	800.00'	382.08'	194.75'
C 23	30°54'06"	270.00'	145.62'	74.63'
C 24	04°20'34"	600.00'	45.48'	22.75'
C 36	15°00'00"	380.00'	99.48'	50.03'
C 38	15°25'46"	48.00'	12.93'	6.50'
C 39	19°46'19"	52.00'	17.94'	9.06'
C 55	10°09'28"	620.00'	109.92'	55.10'
C 56	14°43'29"	620.00'	159.34'	80.11'
C 57	11°57'21"	330.00'	68.86'	34.56'
C 58	00°20'39"	330.00'	1.98'	0.99'
C 59	01°09'10"	48.00'	0.97'	0.48'
C 60	24°41'21"	48.00'	20.68'	10.50'
C 61	08°56'39"	1020.00'	159.23'	79.78'
C 62	03°36'55"	1020.00'	64.36'	32.19'
C 63	07°30'00"	420.00'	54.98'	27.53'
C 64	07°30'00"	420.00'	54.98'	27.53'
C 65	05°39'04"	780.00'	76.93'	38.50'
C 66	10°32'00"	780.00'	143.40'	71.90'
C 67	09°38'57"	780.00'	131.36'	65.84'
C 68	01°31'50"	780.00'	20.84'	10.42'
C 69	99°05'52"	40.00'	69.18'	46.91'
C 70	78°02'05"	40.00'	55.18'	32.99'
C 71	29°22'10"	40.00'	20.50'	10.48'
C 72	11°10'47"	820.00'	160.00'	80.25'
C 73	10°32'00"	820.00'	150.75'	75.59'
C 74	05°39'04"	820.00'	80.88'	40.47'
C 75	04°51'16"	1143.00'	1143.00'	96.84'
C 76	11°56'00"	1143.00'	238.06'	119.46'
C 77	07°36'43"	1143.00'	1143.00'	76.04'
C 80	10°09'28"	600.00'	106.37'	53.33'
C 81	00°24'31"	1143.00'	8.15'	4.08'
C 85	19°04'03"	600.00'	199.67'	100.77'
C 87	24°52'58"	620.00'	269.26'	136.79'
C 90	30°54'06"	300.00'	161.80'	82.92'
C 92	04°25'39"	600.00'	46.37'	23.19'
C 94	12°33'34"	1000.00'	219.20'	110.04'
C 95	15°00'00"	400.00'	104.72'	52.66'
C 97	04°25'39"	600.00'	46.37'	23.19'
C 98	10°17'50"	600.00'	107.83'	54.06'
C 99	24°48'29"	1200.00'	519.58'	263.93'
C100	24°23'59"	1143.00'	486.75'	247.12'
C101	24°48'29"	1257.00'	544.26'	276.46'
C102	24°48'29"	1143.00'	494.90'	251.39'



**LINE DATA**

LINE	BEARING	DISTANCE
L 20	N 00°03'34"E	32.73'
L 21	N 13°37'08"W	17.80'
L 24	N 85°25'04"W	8.59'
L 27	S 70°59'41"E (R.)	43.20'
L 29	N 48°02'55"W	49.67'
L 30	S 7°08'47"W (R.)	26.62'
L 40	N 23°04'20"W	95.93'
L 41	S 75°33'01"E	113.79'
L 42	N 77°05'08"E	125.00'
L 89	N 10°27'47"E	15.29'
L 90	N 07°56'25"E	33.08'
L 91	N 04°28'25"E	40.00'
L 92	N 03°48'06"W	22.90'
L 93	N 30°57'40"E	57.00'
L 94	N 16°38'29"W	31.14'



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IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 26109-2**

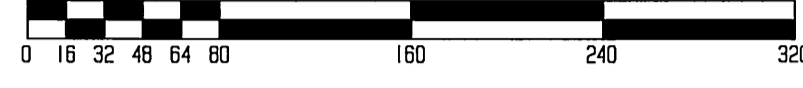
BEING A SUBDIVISION OF A PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST S.B.M.

INTEGRA ENGINEERING, INC.  
SAN BERNARDINO, CA. JULY, 1997

FD. 3/4" I.P. TAGGED RCE 9876. FLUSH.  
ACCEPTED AS CENTER SEC. 12 PER RS 38/52



DRAWING SCALE: 1" = 80'



**SURVEYOR'S NOTES**

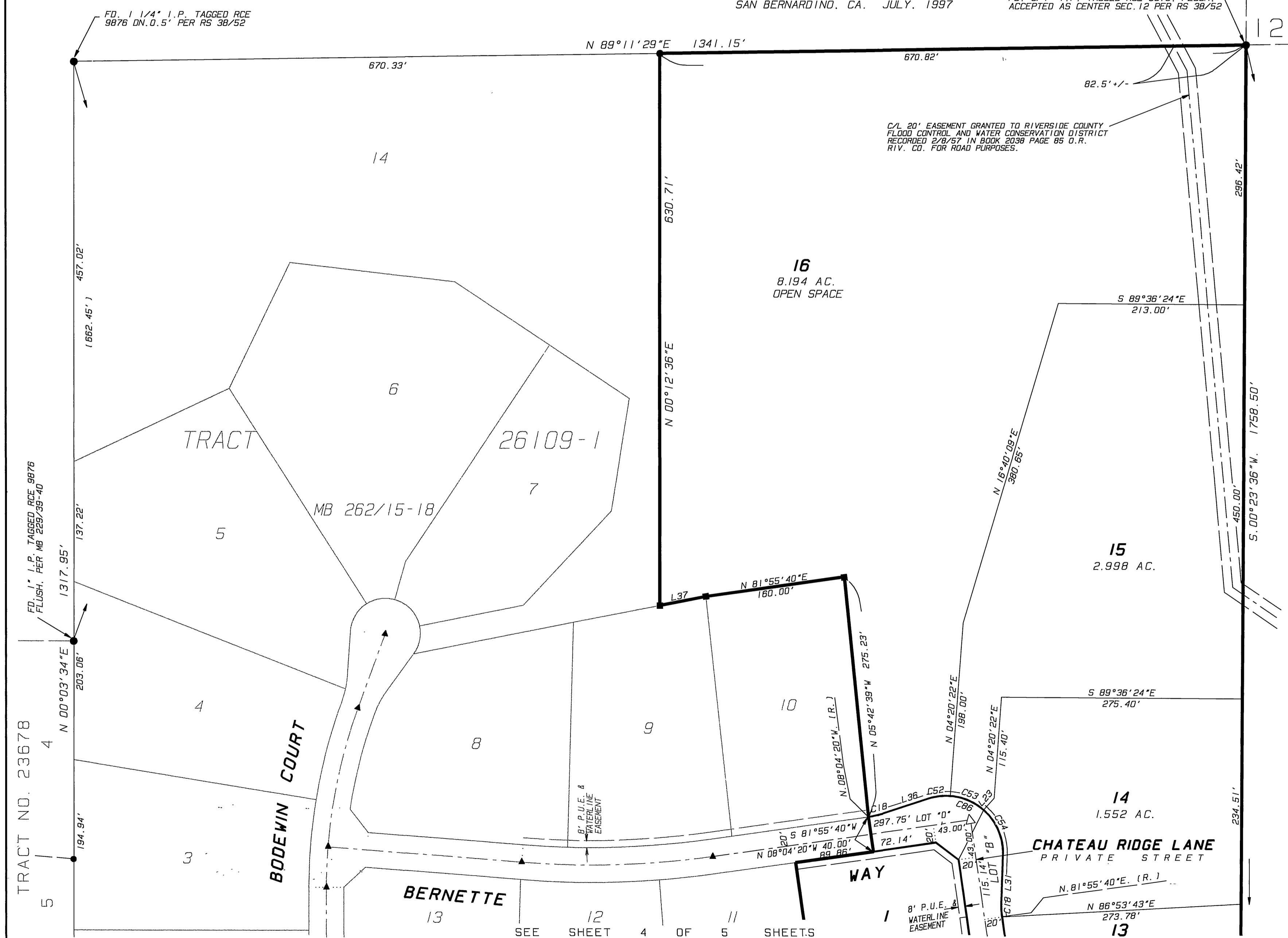
- THE BASIS OF BEARINGS FOR THIS MAP IS THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12 BEING N.0°03'34"E. PER M.B. 229/39-40, RIVERSIDE COUNTY RECORDS.
- INDICATES FOUND 1" I.P. TAGGED L.S. 3547 PER MB 262/15-18, UNLESS OTHERWISE NOTED.
- ▲ INDICATES FOUND 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547 PER MB 262/15-18.
- INDICATES FOUND 1" I.P. TAGGED L.S. 3547 PER MB 262/15-18.
- INDICATES SET 1" I.P. TAGGED L.S. 3547 FLUSH.
- △ INDICATES SET 8" BOAT SPIKE AND WASHER STAMPED L.S. 3547 FLUSH.
- SET 1" I.P. TAGGED L.S. 3547 FLUSH AT REAR LOT CORNERS AND ANGLE POINTS IN LOT LINES, UNLESS NOTED OTHERWISE.
- SET NAIL AND L.S. 3547 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
- THIS TRACT CONTAINS 27.029 ACRES.
- (XX.XX) INDICATES RECORD INFORMATION PER M.B. 262/15-18 UNLESS NOTED OTHERWISE.
- ((XX.XX)) INDICATES RECORD INFORMATION PER RS 38/52.
- ////// INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAIVED.

**CURVE DATA**

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT
C 18	10°00'00"	96.00'	16.76'	8.40'
C 28	16°17'37"	111.00'	31.57'	15.89'
C 30	16°17'37"	111.00'	31.57'	15.89'
C 31	17°12'01"	580.00'	113.38'	56.87'
C 42	09°18'05"	620.00'	100.65'	50.44'
C 43	10°45'15"	620.00'	116.37'	58.36'
C 44	07°38'10"	111.00'	14.79'	7.41'
C 45	08°39'27"	111.00'	16.77'	8.40'
C 46	53°37'55"	40.00'	37.44'	20.22'
C 47	48°09'29"	40.00'	33.62'	17.88'
C 48	62°31'17"	40.00'	43.65'	24.28'
C 49	48°16'32"	40.00'	33.70'	17.92'
C 50	02°58'54"	980.00'	51.00'	25.51'
C 51	09°34'40"	980.00'	163.82'	82.10'
C 52	22°24'42"	65.00'	25.43'	12.88'
C 53	37°02'34"	65.00'	42.02'	21.78'
C 54	50°32'44"	65.00'	57.34'	30.69'
C 82	20°03'20"	620.00'	217.02'	109.63'
C 83	212°35'14"	40.00'	146.41'	-----
C 84	12°33'34"	980.00'	214.82'	107.84'
C 86	110°00'00"	65.00'	124.79'	92.83'
C 91	20°03'20"	600.00'	210.02'	106.10'
C 92	04°25'39"	600.00'	46.37'	23.19'
C 93	11°12'01"	600.00'	117.29'	58.83'
C 94	12°33'34"	1000.00'	219.20'	110.04'

**LINE DATA**

LINE	BEARING	DISTANCE
L 8	N 20°06'54"E	90.04'
L 13	N 38°17'57"W	33.76'
L 22	N 15°36'42"E (R.)	45.03'
L 23	N 41°22'56"E (R.)	18.00'
L 31	N 01°55'40"E	55.02'
L 33	N 36°24'31"E	49.67'
L 34	S 03°49'17"W	49.67'
L 36	N 71°55'40"E	55.02'
L 37	N 78°54'22"E	55.41'



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