

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

TRACT NO. 28628

BEING A SUBDIVISION OF A PORTION OF LOTS 1 AND 2 IN BLOCK 69 AND A PORTION OF KRAMERIA AVENUE OF THE ALESSANDRO TRACT PER MAP FILED IN BOOK 6, PAGE 13 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY.

MARCH, 1998

KEITH INTERNATIONAL, INC.
MORENO VALLEY, CALIFORNIA

RECORDER'S STATEMENT

FILED THIS 29th DAY OF SEPT., 1999, AT 8:00A.M. IN BOOK 285 OF MAPS, AT PAGES 34-38, AT THE REQUEST OF THE CITY CLERK.

NO. 999-432927

FEE #14.00

GARY L. ORSO, COUNTY ASSESSOR - CLERK - RECORDER

BY: S. Kagan, DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE COMPANY

SURVEYOR'S STATEMENT

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF FIVE (5) SHEETS CORRECTLY REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION DURING MARCH OF 1998; THAT ALL MONUMENTS OF THE CHARACTER AND LOCATION SHOWN HEREON ARE IN PLACE OR WILL BE IN WITHIN ONE (1) YEAR OF THE RECORDING DATE OF THIS MAP; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATED: 6-15, 1999

Lawrence L. Truman

LAWRENCE L. TRUMAN, L.S. 5346
EXPIRES 12-31-99



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. 28628 WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON JUNE 4, 1998, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT (DIVISION 2 OF TITLE 7 OF THE CALIFORNIA GOVERNMENT CODE) AND 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 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 TIME FOR COMPLETING THE SAME.

RICHARD D. McGRATH R.C.E. 31952
CITY ENGINEER EXPIRES 12-31-00

DATED: 9-13, 1999

BY: Richard D. McGrath

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 NO. 28628. LOTS "A" THROUGH "L", INCLUSIVE, ARE HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.

THE EASEMENT DESIGNATED AS "MULTI-PURPOSE TRAIL EASEMENT" IS HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF A MULTI-PURPOSE TRAIL.

THE EASEMENTS DESIGNATED AS "SEWER AND STORM DRAIN EASEMENT" ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF SEWER AND STORM DRAIN FACILITIES.

THE EASEMENT DESIGNATED AS "SEWER EASEMENT" IS HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES.

THE EASEMENTS DESIGNATED AS "5' x 30' P.U.E." AND "5' x 50' P.U.E." ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES.

THE BARRIER STRIP DESIGNATED AS LOT "H" ON M.B. 206/4-7 IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.

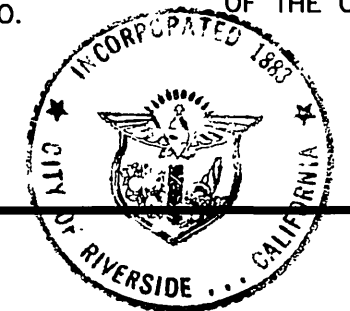
AN AVIGATION EASEMENT AND RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT OVER LOTS 1 THROUGH 92, INCLUSIVE, IS HEREBY ACCEPTED.

THE PEDESTRIAN ACCESS RIGHTS TO WOOD ROAD ARE HEREBY ACCEPTED AS RELEASED AND RELINQUISHED.

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 FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 21st DAY OF September 1999.

COLLEEN J. NICOL
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA.
BY: G.W.A. Cohen, Assistant



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, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$17,000.00.

DATED: 7-15, 1999.

PAUL MCDONNELL, COUNTY TAX COLLECTOR

BY: Mary Wilson, DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$17,000.00 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 THE 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: September 28, 1999

CASH TAX BOND
PAUL MCDONNELL
COUNTY TAX COLLECTOR

BY: _____ DEPUTY

GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

BY: Gerald Anderson
DEPUTY

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, EXCEPT THE BONDS OF COMMUNITY FACILITIES DISTRICT NO. 90-1-86-1. THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATED: 6-17, 1999

JERRY ROGERS
CITY TREASURER

BY: Jerry Rogers

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED BY GEOSOILS, INC. ON SEPTEMBER 11, 1998 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953.

ABANDONMENT NOTE

THE FOLLOWING EASEMENTS ARE HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT.

THAT CERTAIN EASEMENT FOR STORM DRAIN FACILITIES GRANTED TO THE CITY OF RIVERSIDE PER INSTRUMENT NO. 297415, RECORDED AUGUST 30, 1989 IN OFFICIAL RECORDS OF RIVERSIDE CO.

THAT PORTION WITHIN THE BOUNDARY OF THIS TRACT MAP OF THAT CERTAIN EASEMENT FOR SLOPES AND DRAINAGE GRANTED TO THE COUNTY OF RIVERSIDE PER INSTRUMENT NO. 103878, RECORDED OCTOBER 29, 1968 IN OFFICIAL RECORDS OF RIVERSIDE CO.

THAT CERTAIN EASEMENT FOR STORM DRAIN FACILITIES GRANTED TO THE CITY OF RIVERSIDE PER INSTRUMENT NO. 361837, RECORDED OCTOBER 7, 1997 IN OFFICIAL RECORDS OF RIVERSIDE CO.

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; 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 "L", INCLUSIVE.

WE ALSO HEREBY DEDICATE FOR THE CONSTRUCTION AND MAINTENANCE OF A MULTI-PURPOSE TRAIL THE EASEMENT DESIGNATED AS "MULTI-PURPOSE TRAIL EASEMENT".

WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF SEWER AND STORM DRAIN FACILITIES THE EASEMENTS DESIGNATED AS "SEWER AND STORM DRAIN EASEMENT".

WE ALSO HEREBY DEDICATE FOR CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES THE EASEMENT DESIGNATED AS "SEWER EASEMENT".

WE ALSO HEREBY DEDICATE FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES THE EASEMENTS DESIGNATED AS "5' x 30' P.U.E." AND "5' x 50' P.U.E."

WE ALSO HEREBY DEDICATE TO THE PUBLIC AN AVIGATION EASEMENT AND RIGHT OF FLIGHT FOR THE PASSAGE OF AIRCRAFT OVER LOTS 1 THROUGH 92, INCLUSIVE.

WE HEREBY REQUEST THAT LOT "H", ACCEPTED AS A BARRIER STRIP AS SHOWN ON M.B. 206/4-7, BE HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.

WE HEREBY RESERVE LOT "M" FOR THE USE AND BENEFIT OF OURSELVES, OUR SUCCESSORS AND ASSIGNS.

WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE, ALL PEDESTRIAN ACCESS RIGHTS FROM LOTS "E", "F", AND "L", ON, OVER AND ACROSS LOT "M" TO WOOD ROAD.

KAUFMAN AND BROAD OF SOUTHERN CALIFORNIA, INC., A CALIFORNIA CORPORATION

Leon C. Swails
LEON C. SWAILS

Robert J. Scanlan
ROBERT J. SCANLAN

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA }
COUNTY OF Los Angeles } s.s.

ON April 28, 1999, BEFORE ME, Cathy Mac Kinney, Notary Public PERSONALLY APPEARED Leon C. Swails and Robert J. Scanlan 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 ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND
Cathy Mac Kinney
NOTARY PUBLIC IN AND FOR SAID STATE
Cathy Mac Kinney
(PRINTED NAME)

MY PRINCIPAL PLACE OF BUSINESS
IS IN Los Angeles COUNTY.
MY COMMISSION EXPIRES 9/11/02

BENEFICIARY/OPTIONEE

ORANGECREST HILLS, L.P., A WASHINGTON LIMITED PARTNERSHIP, BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 30, 1999, AS INST. NO. 183775, AND OPTIONEE PER AGREEMENT RECORDED APRIL 30, 1999, AS INST. NO. 183776, BOTH O.R., RIV. CO.

BY: COMMUNITIES SOUTHWEST DEVELOPMENT AND CONSTRUCTION COMPANY, A WASHINGTON CORPORATION, ITS GENERAL PARTNER

Thomas D. Brumby

NOTE

SEE SHEET 2 FOR ADDITIONAL NOTARY ACKNOWLEDGMENT.

M.B. 285 / 34

285 / 34

M.B. 285 / 34

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

TRACT NO. 28628

SURVEYOR'S NOTES:

BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF WOOD ROAD BEING NORTH 00°03'25" WEST PER TRACT NO. 21638-3, M.B. 206/4-7, RIV. CO. RECORDS.

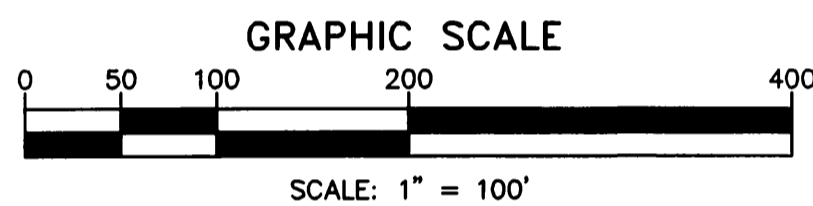
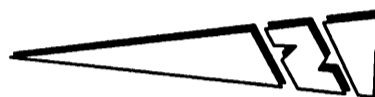
- (—) INDICATES MEASURED AND RECORD DATA PER TRACT NO. 21638-3 M.B. 206/4-7, RIV. CO. RECORDS, UNLESS OTHERWISE NOTED.
- INDICATES FOUND MONUMENT, AS NOTED.
- INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH,
- INDICATES SET SPIKE AND WASHER STAMPED "LS 5346", FLUSH,

SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, UNLESS OTHERWISE NOTED.
SET NAIL AND TAG MARKED "LS 5346" IN TOP OF CURB AT THE PROLONGATION OF SIDE PROPERTY LINES.

THIS TRACT CONTAINS 26.680 ACRES.

1 INDICATES AN EASEMENT FOR PIPELINES AND INGRESS AND EGRESS IN FAVOR WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY PER INSTRUMENT NO. 73968, RECORDED MARCH 18, 1987 IN OFFICIAL RECORDS, RIVERSIDE CO.

2 INDICATES MULTI-PURPOSE TRAIL EASEMENT DEDICATED HEREON.



BEING A SUBDIVISION OF A PORTION OF LOTS 1 AND 2 IN BLOCK 69 AND A PORTION OF KRAMERIA AVENUE OF THE ALESSANDRO TRACT PER MAP FILED IN BOOK 6, PAGE 13 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY.

AUGUST, 1998

KEITH INTERNATIONAL, INC.
MORENO VALLEY, CALIFORNIA

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING PARTIES HAVE BEEN OMITTED:

MARY H. TRAUTWEIN, ET AL, OWNER OF OIL, GAS, HYDROCARBON AND MINERAL SUBSTANCES PER INSTRUMENT NO. 42998, RECORDED APRIL 29, 1963 IN OFFICIAL RECORDS OF RIVERSIDE CO.

PUBLIC 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 UTILITY EASEMENTS SHOWN ARE 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.

BILL D. CARNAHAN
PUBLIC UTILITIES DIRECTOR

DATED JULY 30, 1999

BY: Dieter P. Wintzfeld

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA }
COUNTY OF ORANGE } s.s.

ON JUNE 28, 1999, BEFORE ME, ETHEL G. GEORGE
PERSONALLY APPEARED THOMAS D. POMEROY
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 ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND,
Ethel G. George
NOTARY PUBLIC IN AND FOR SAID STATE
ETHEL G. GEORGE
(PRINTED NAME)

MY PRINCIPAL PLACE OF BUSINESS IS IN ORANGE COUNTY.

MY COMMISSION EXPIRES FEB. 9, 2000

WATER FACILITIES STATEMENT:

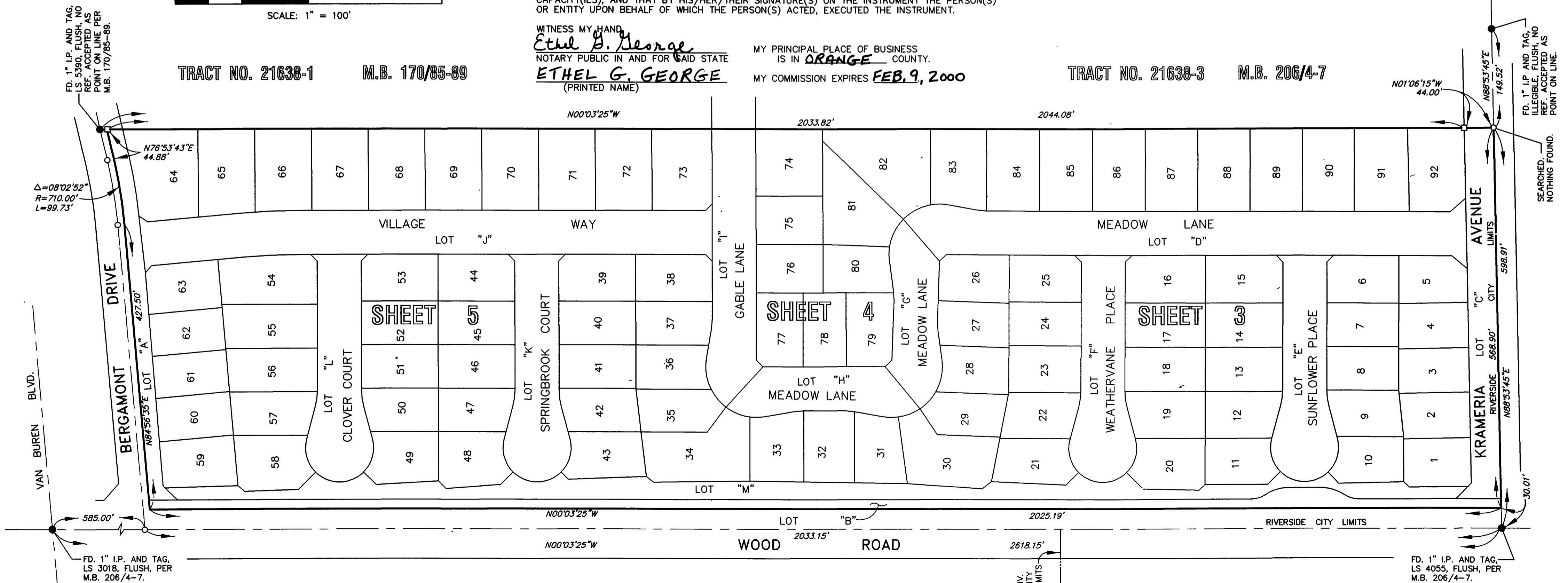
I HEREBY STATE THAT THE SUBDIVIDER NAMED ON THIS MAP HAS POSTED SECURITIES ACCEPTABLE WITH WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY (DISTRICT), ADEQUATE TO FUND CONSTRUCTION OF REQUIRED WATER FACILITIES. ONCE FIRE HYDRANTS, WATER PIPELINES AND APPURTENANCES, ANY REQUIRED OFFSITE FACILITIES, AND SERVICE LATERALS HAVE BEEN INSTALLED AND ACCEPTED BY THE DISTRICT, AND REQUIRED FEES PAID, THE DISTRICT WILL SUPPLY WATER TO EACH LOT CREATED BY THIS SUBDIVISION. THE EASEMENTS AND RIGHT-OF-WAYS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF WATER DISTRIBUTION.

DATED: July 27, 1999

BY: Jeffrey D. Sims
JEFFREY D. SIMS, RSE #6212

TRACT NO. 21638-1 M.B. 170/85-89

TRACT NO. 21638-3 M.B. 206/4-7



M.B. 285 / 35

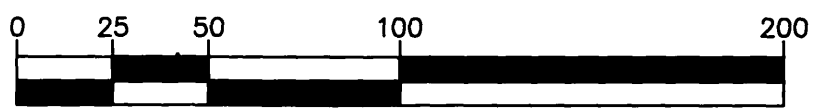
M.B. 285 / 35

285/35

TRACT NO. 28628

BEING A SUBDIVISION OF A PORTION OF LOTS 1 AND 2 IN BLOCK 69 AND A PORTION OF KRAMERIA AVENUE OF THE ALESSANDRO TRACT PER MAP FILED IN BOOK 6, PAGE 13 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY.

GRAPHIC SCALE



SCALE: 1" = 50'

AUGUST, 1998

KEITH INTERNATIONAL, INC.
MORENO VALLEY, CALIFORNIA

LINE DATA

NO.	BEARING	DISTANCE
L1	N44°50'01"W (R)	27.09'
L2	N45°09'59"E (R)	34.90'
L3	N43°46'30"W	11.94'
L4	N44°50'01"W (R)	26.81'
L5	N46°18'38"E (R)	22.99'
L6	N75°09'59"E	49.67'
L7	N74°50'01"W	49.67'
L8	N45°09'59"E	16.97'
L9	N44°50'01"W	16.97'
L10	N43°03'42"E	11.47'
L11	N45°34'50"W	32.82'
L12	N39°54'18"E	30.48'
L13	N42°06'48"W	30.48'

CURVE DATA

NO.	RADIUS	DELTA	ARC
C1	100.00'	15°00'00"	26.18'
C2	100.00'	01°12'11"	2.10'
C3	100.00'	13°47'49"	24.08'
C4	100.00'	02°21'05"	4.10'
C5	100.00'	12°38'55"	22.08'
C6	100.00'	13°07'15"	22.90'
C7	100.00'	01°52'45"	3.28'
C8	100.00'	00°45'04"	1.31'
C9	100.00'	14°14'56"	24.87'
C10	51.00'	60°00'00"	53.41'
C11	51.00'	90°00'00"	80.11'
C12	51.00'	88°51'21"	79.09'
C13	51.00'	61°08'39"	54.43'
C14	1467.00'	01°16'14"	32.53'
C15	1500.00'	01°16'14"	33.26'
C16	1533.00'	01°16'14"	33.99'
C17	38.00'	34°04'38"	22.60'
C18	61.00'	34°04'38"	36.28'

SURVEYOR'S NOTES:

BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF WOOD ROAD BEING NORTH 00°03'25" WEST PER TRACT NO. 21638-3, M.B. 206/4-7, RIV. CO. RECORDS.

(---) INDICATES MEASURED AND RECORD DATA PER TRACT NO. 21638-3 M.B. 206/4-7, RIV. CO. RECORDS, UNLESS OTHERWISE NOTED.

● INDICATES FOUND MONUMENT, AS NOTED.

□ INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH,

○ INDICATES SET SPIKE AND WASHER STAMPED "LS 5346", FLUSH,

SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, UNLESS OTHERWISE NOTED.

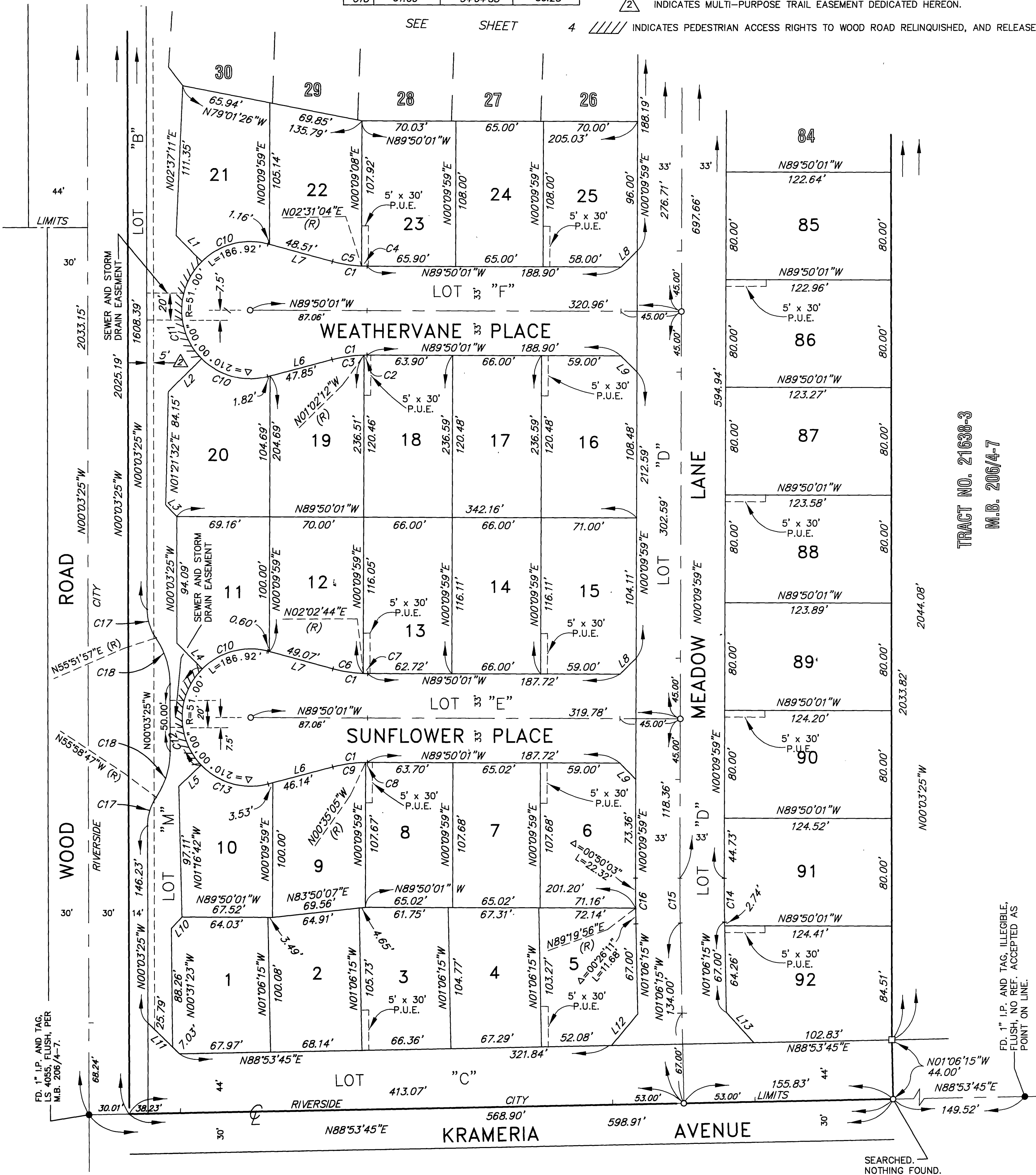
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THIS TRACT CONTAINS 26.680 ACRES.

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▲ INDICATES MULTI-PURPOSE TRAIL EASEMENT DEDICATED HEREON.

////// INDICATES PEDESTRIAN ACCESS RIGHTS TO WOOD ROAD RELINQUISHED, AND RELEASED.



TRACT NO. 21638-3
M.B. 206/4-7

FD, 1" I.P. AND TAG, ILLEGIBLE, FLUSH, NO REF. ACCEPTED AS POINT ON LINE.

SEARCHED. NOTHING FOUND.

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

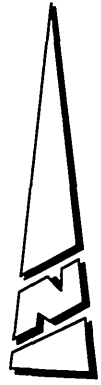
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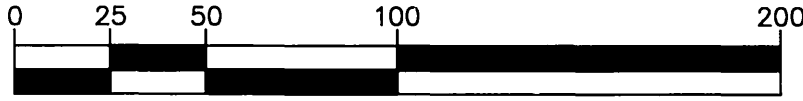
AUGUST, 1998

KEITH INTERNATIONAL, INC.
MORENO VALLEY, CALIFORNIA

CITY



GRAPHIC SCALE



SCALE: 1" = 50'

LINE DATA

NO.	BEARING	DISTANCE
L1	N38°38'06"E	13.44'
L2	N80°03'25"W	43.50'
L3	N44°56'35"E	16.97'
L4	N45°03'25"W	16.97'
L5	N44°56'35"E	16.97'
L6	N10°03'25"W	43.50'
L7	N09°56'35"E	43.50'
L8	N43°59'27"W	16.65'
L9	N82°04'30"E	43.50'
L10	N82°04'30"E	43.50'
L11	N10°09'59"E	43.50'
L12	N87°55'30"W	87.07'
L13	N43°52'45"W	16.69'
L14	N37°22'28"W	17.46'

CURVE DATA

NO.	RADIUS	DELTA	ARC
C1	76.00'	26°23'10"	35.00'
C2	76.00'	29°33'55"	39.22'
C3	76.00'	17°28'25"	23.18'
C4	76.00'	107°52'05"	143.08'
C5	85.00'	07°41'05"	11.40'
C6	85.00'	02°18'55"	3.43'
C7	76.00'	17°30'41"	23.23'
C8	76.00'	26°23'10"	35.00'
C9	76.00'	37°35'05"	49.85'
C10	76.00'	27°33'57"	36.56'
C11	76.00'	28°20'39"	37.60'
C12	76.00'	35°19'12"	46.85'
C13	76.00'	16°51'41"	22.37'
C14	85.00'	06°36'49"	9.81'
C15	85.00'	03°23'11"	5.02'
C16	85.00'	10°00'00"	14.84'
C17	76.00'	110°00'00"	145.91'
C18	76.00'	108°05'29"	143.38'
C19	76.00'	36°34'30"	48.51'

SURVEYOR'S NOTES:

BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF WOOD ROAD BEING NORTH 00°03'25" WEST PER TRACT NO. 21638-3, M.B. 206/4-7, RIV. CO. RECORDS.

(—) INDICATES MEASURED AND RECORD DATA PER TRACT NO. 21638-3 M.B. 206/4-7, RIV. CO. RECORDS, UNLESS OTHERWISE NOTED.

● INDICATES FOUND MONUMENT, AS NOTED.

□ INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH,

○ INDICATES SET SPIKE AND WASHER STAMPED "LS 5346", FLUSH,

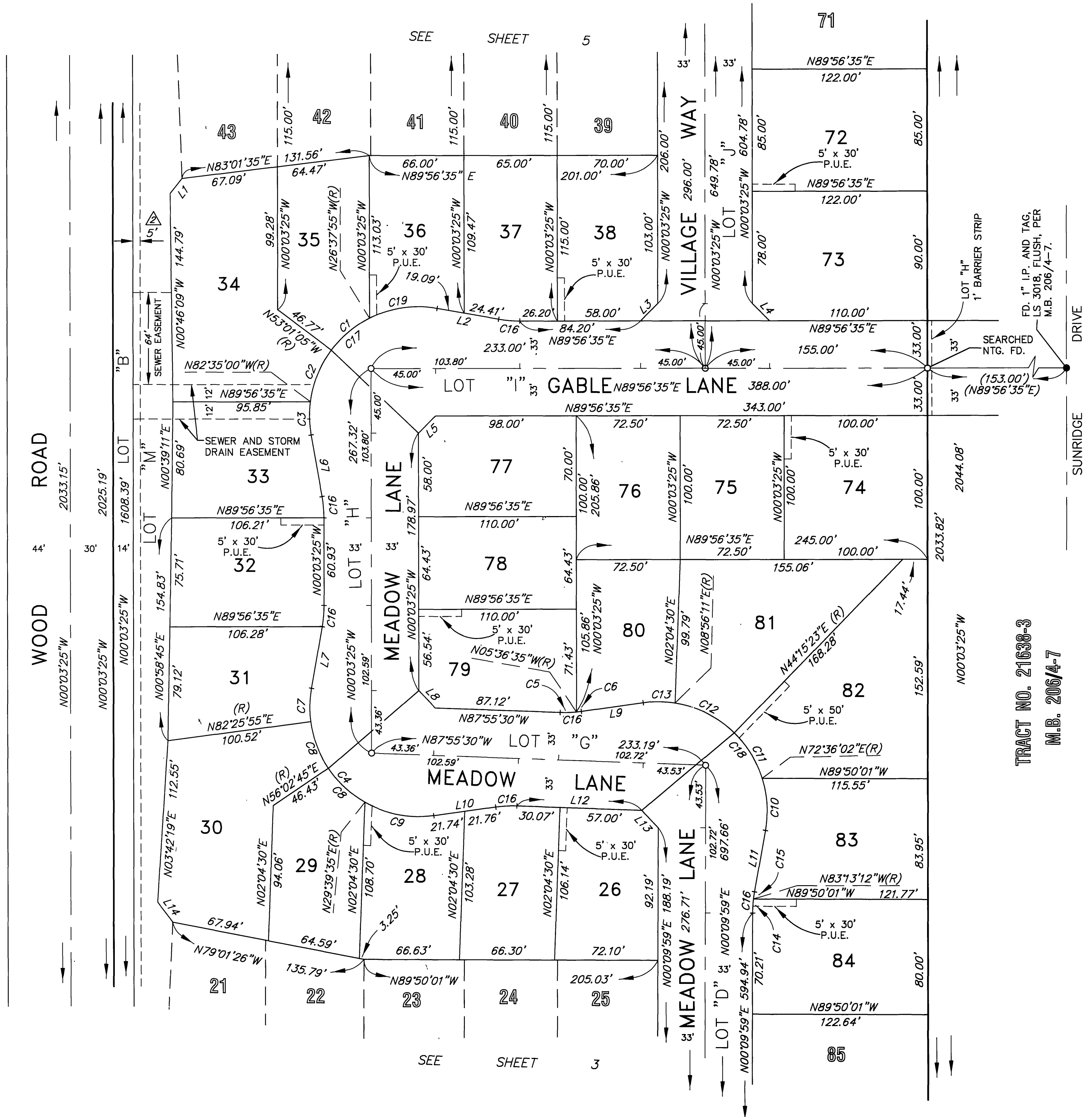
SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, UNLESS OTHERWISE NOTED.

SET NAIL AND TAG MARKED "LS 5346" IN TOP OF CURB AT THE PROLONGATION OF SIDE PROPERTY LINES.

THIS TRACT CONTAINS 26.680 ACRES.

△ INDICATES AN EASEMENT FOR PIPELINES AND INGRESS AND EGRESS IN FAVOR WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY PER INSTRUMENT NO. 73968, RECORDED MARCH 18, 1987 IN OFFICIAL RECORDS, RIVERSIDE CO.

△ INDICATES MULTI-PURPOSE TRAIL EASEMENT DEDICATED HEREON.



TRACT NO. 21638-3
M.B. 206/4-7

GRAPHIC SCALE



SCALE: 1" = 50'

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

SHEET 5 OF 5 SHEETS

TRACT NO. 28628

BEING A SUBDIVISION OF A PORTION OF LOTS 1 AND 2 IN BLOCK 69 AND A PORTION OF KRAMERIA AVENUE OF THE ALESSANDRO TRACT PER MAP FILED IN BOOK 6, PAGE 13 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY.

SURVEYOR'S NOTES:

AUGUST, 1998

KEITH INTERNATIONAL, INC.
MORENO VALLEY, CALIFORNIA

BASIS OF BEARINGS FOR THIS MAP IS THE CENTERLINE OF WOOD ROAD BEING NORTH 00°03'25" WEST PER TRACT NO. 21638-3, M.B. 206/4-7, RIV. CO. RECORDS.

(---) INDICATES MEASURED AND RECORD DATA PER TRACT NO. 21638-3 M.B. 206/4-7, RIV. CO. RECORDS, UNLESS OTHERWISE NOTED.

- INDICATES FOUND MONUMENT, AS NOTED.
- INDICATES SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH,
- INDICATES SET SPIKE AND WASHER STAMPED "LS 5346", FLUSH,

SET 1" I.P. WITH PLASTIC PLUG STAMPED "LS 5346", FLUSH, AT ALL REAR LOT CORNERS AND ANGLE POINTS IN SIDE LOT LINES, UNLESS OTHERWISE NOTED.

SET NAIL AND TAG MARKED "LS 5346" IN TOP OF CURB AT THE PROLONGATION OF SIDE PROPERTY LINES.

THIS TRACT CONTAINS 26.680 ACRES.

- △ INDICATES AN EASEMENT FOR PIPELINES AND INGRESS AND EGRESS IN FAVOR WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY PER INSTRUMENT NO. 73968, RECORDED MARCH 18, 1987 IN OFFICIAL RECORDS, RIVERSIDE CO.
- △ INDICATES MULTI-PURPOSE TRAIL EASEMENT DEDICATED HEREON.

////// INDICATES PEDESTRIAN ACCESS RIGHTS TO WOOD ROAD RELINQUISHED, AND RELEASED.

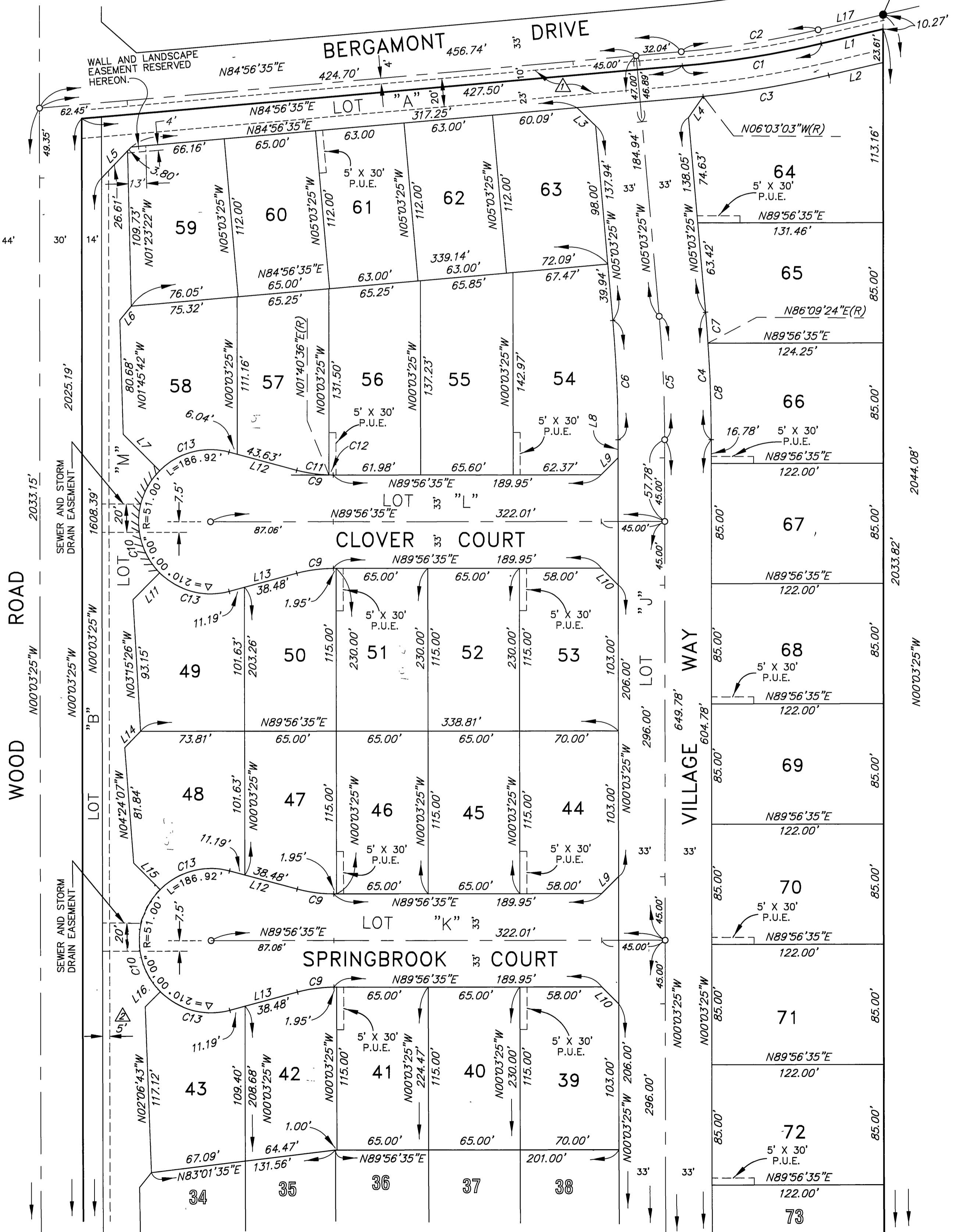
LINE DATA

NO.	BEARING	DISTANCE
L1	N76°53'43"E	44.88'
L2	N76°53'43"E	39.55'
L3	N45°39'30"W	18.44'
L4	N34°58'15"E	18.28'
L5	N43°49'56"E	30.41'
L6	N39°42'50"E	12.82'
L7	N45°03'25"W(R)	36.40'
L8	N00°03'25"W	12.78'
L9	N44°56'35"E	16.97'
L10	N45°03'25"W	16.97'
L11	N44°56'35"E (R)	26.78'
L12	N75°03'25"W	49.67'
L13	N74°56'35"E	49.67'
L14	N43°56'17"E	16.12'
L15	N45°03'25"W(R)	26.50'
L16	N44°56'35"E (R)	15.19'

CURVE DATA

NO.	RADIUS	DELTA	ARC
C1	710.00'	08°02'52"	99.73'
C2	700.00'	08°02'52"	98.32'
C3	733.00'	07°03'14"	90.24'
C4	1033.00'	05°00'00"	90.15'
C5	1000.00'	05°00'00"	87.27'
C6	967.00'	05°00'00"	84.39'
C7	1033.00'	01°12'49"	21.88'
C8	1033.00'	03°47'11"	68.27'
C9	100.00'	15°00'00"	26.18'
C10	51.00'	90°00'00"	80.11'
C11	100.00'	13°15'59"	23.15'
C12	100.00'	01°44'01"	3.03'
C13	51.00'	60°00'00"	53.41'

FD. 1" I.P. AND TAG, LS 5390, FLUSH, NO REF.



SEE SHEET 4

TRACT NO. 21638-1
M.B. 170/85-89