

302/30

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR HAVE RIGHT, TITLE OR INTEREST IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THE ANNEXED MAP...

WE HEREBY RETAIN LOTS "A" THROUGH "G", INCLUSIVE, INDICATED AS "PRIVATE STREETS" AS SHOWN HEREON FOR PRIVATE USE FOR THE SOLE BENEFIT OF OURSELVES...

WE HEREBY DEDICATE TO PUBLIC USE, EASEMENTS FOR ELECTRICAL, WATER AND SEWER PURPOSES TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR EMERGENCY VEHICLES WITHIN LOTS "A" THROUGH "G", INCLUSIVE.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES AND WATERLINE FACILITIES THE EASEMENTS DESIGNATED AS "7' P.U.E. & WTR. E.", AND FOR WATERLINE PURPOSES, THE EASEMENT DESIGNATED AS "20' WATERLINE EASEMENT, AND FOR ELECTRICAL PURPOSES THE EASEMENTS DESIGNATED AS "5' BY 23' P.U.E."

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR PUBLIC USE, THE "20' WIDE MULTI-PURPOSE RECREATIONAL TRAIL EASEMENT," AS SHOWN ON THE ATTACHED MAP; THE CITY OF RIVERSIDE SHALL NOT BE RESPONSIBLE FOR THE MAINTENANCE THEREOF...

WE HEREBY REQUEST THE FOLLOWING EASEMENT WHICH IS NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT...

WE HEREBY REQUEST THAT PORTION OF LOT "H" "OFFER OF DEDICATION" FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LYING SOUTHWESTERLY OF THE NORTHWESTERLY PROLONGATION OF THE NORTHEASTERLY LINE OF LOT 30 OF TRACT 29058, PER M.B. 289/27-36, BE HEREBY ACCEPTED FOR PUBLIC STREET & PUBLIC UTILITIES.

WE HEREBY RESERVE THE RIGHT FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOT OWNERS WITHIN THIS TRACT, THE EASEMENTS DESIGNATED AS "15' WIDE PRIVATE STORM DRAIN EASEMENT" AND "1.0' PRIVATE BLOCK WALL EASEMENT" AND FOR LANDSCAPE, TRAIL AND BLOCK WALL PURPOSES LOTS "H" THROUGH "O".

ABANDONMENT OF PUBLIC STREET, WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC STREET, WHICH IS NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT:

THAT CERTAIN EASEMENT FOR PUBLIC ROAD PURPOSES GRANTED TO THE COUNTY OF RIVERSIDE, ON MAY 13, 1963, AS INSTRUMENT NO. 49370, BOOK 3392, PAGE 532, OFFICIAL RECORDS OF RIVERSIDE COUNTY, AS SHOWN ON SHEET 3 OF 4.

GHG RIVERWALK, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY. BY: THE GRIFFIN HOMEBUILDING GROUP, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS MANAGING MEMBER. BY: GRIFFIN INDUSTRIES, INC., A CALIFORNIA CORPORATION, ITS MANAGING MEMBER.

Paul E. Griffin, III, President LA SIERRA UNIVERSITY, A CALIFORNIA NON-PROFIT RELIGIOUS CORPORATION. RECORDED MARCH 10, 2000 AS INSTRUMENT NO. 2000-089452 AND 2000-089453, OFFICIAL RECORDS, RIVERSIDE COUNTY, CA. Jorge A. Hyde, Dean HORTON LOS ANGELES HOLDING COMPANY, INC., A CALIFORNIA CORPORATION. Ella S. Simmons.

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) S.S. COUNTY OF SAN BERNARDINO) RIVERSIDE ON JANUARY 22, 2001 BEFORE ME, Cheryl Bauman, Notary Public personally appeared Jorge A. Hyde and Ella S. Simmons 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/IT/they executed the same in his/hers/their authorized capacity(ies) and that by his/hers/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 Cheryl Bauman MY PRINCIPAL PLACE OF BUSINESS IS IN RIVERSIDE COUNTY NOTARY PUBLIC IN AND FOR SAID STATE MY COMMISSION EXPIRES 11-15-04 CHERYL BAUMAN (PRINTED NAME)

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) S.S. COUNTY OF SAN BERNARDINO) Los Angeles ON January 25, 2001 BEFORE ME, Susan M. Pfister personally appeared Paul E. Griffin, III 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/IT/they executed the same in his/hers/their authorized capacity(ies) and that by his/hers/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 Susan M. Pfister MY PRINCIPAL PLACE OF BUSINESS IS IN Los Angeles COUNTY NOTARY PUBLIC IN AND FOR SAID STATE MY COMMISSION EXPIRES 8-29-01 Susan M. Pfister (PRINTED NAME)

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

TRACT NO. 29089-1

BEING A SUBDIVISION OF LOTS 29 AND 30 OF TRACT NO. 29058, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 289 PAGES 27 TO 36 OF MAPS, AND A PORTION OF COLLETT AVENUE VACATED, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS RIVERSIDE, CALIFORNIA DECEMBER, 2000

CITY ENGINEER'S CERTIFICATE

I HEREBY STATE 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 29089 WHICH WAS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON APRIL 8, 1999 AND ANY APPROVED ALTERATION THEREOF...

RICHARD McGRATH, R.C.E. 31952 CITY ENGINEER EXPIRES 12/31/2004 Richard McGrath

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...

DATED 2-13-2001 WILLIAM R. HANSEN PAUL C. SUNOSEN CITY TREASURER

BY: W.R. Hansen

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF FOUR (4) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 29089-1.

THE FOLLOWING EASEMENT IS HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT: THAT CERTAIN "BLANKET P.U.E." AS DEDICATED ON TRACT 29058 PER M.B. 289/27-36 O.R. RIV. CO.

LOTS "A" THROUGH "G" ARE HEREBY ACCEPTED AS PUBLIC EASEMENTS FOR ELECTRICAL, WATER AND SEWER PURPOSES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR EMERGENCY VEHICLES.

THE EASEMENTS DESIGNATED AS "7' P.U.E. & WTR. E." ARE HEREBY ACCEPTED FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES AND WATERLINE FACILITIES, AND THE EASEMENTS DESIGNATED AS "20' WATERLINE EASEMENT, AND THE EASEMENTS DESIGNATED AS "5' X 23' P.U.E." ARE HEREBY ACCEPTED FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES.

THAT PORTION OF LOT "H" OF TRACT 29058, AS SHOWN ON THE ANNEXED MAP, IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITIES PURPOSES.

ABANDONMENT OF PUBLIC EASEMENT, THAT THE FOLLOWING EASEMENT IS HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT:

THAT CERTAIN EASEMENT FOR PUBLIC ROAD PURPOSES GRANTED TO THE COUNTY OF RIVERSIDE, ON MAY 13, 1963, AS INSTRUMENT NO. 49370, BOOK 3392, PAGE 532, OFFICIAL RECORDS OF RIVERSIDE COUNTY.

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.

THE AREA DESIGNATED AS "20' WIDE MULTI-PURPOSE RECREATIONAL TRAIL EASEMENT" IS HEREBY ACCEPTED AS A PUBLIC EASEMENT; THE CITY OF RIVERSIDE SHALL NOT BE RESPONSIBLE FOR MAINTENANCE THEREOF.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 13th DAY OF March, 2001.

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

SIGNATURE OMISSION

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTEREST CANNOT RIPEN INTO FEE.

- 1. MITNORTH CORPORATION, A CALIFORNIA CORPORATION, ET AL, SUCCESSOR OR ASSIGNEE, THE OWNERS OF OIL AND MINERAL RIGHTS BY A DEED RECORDED DECEMBER 26, 1967 AS INSTRUMENT NO. 113293 OF OFFICIAL RECORDS.

SOILS REPORT

A SOILS REPORT NO. 2359-AB-SC BY GEOSOILS, INC. DATED APRIL 7, 2000, HAS BEEN PREPARED AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953. (T-29058)

RECORDER'S STATEMENT

FILED THIS 15th DAY OF MARCH 2001 AT 8:00 A.M. IN BOOK 302 OF MAPS AT PAGES 30-33 AT THE REQUEST OF THE CITY CLERK. FEE \$12.00 NUMBER 2001-106442

GARY L. ORSO COUNTY ASSESSOR - CLERK-RECORDER

BY: J. Hogan Deputy

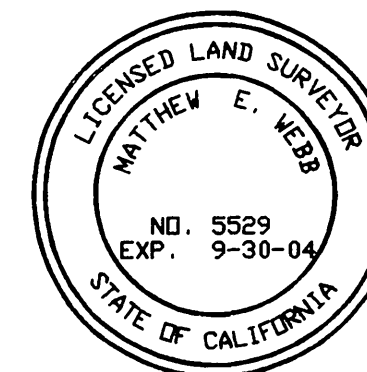
SUBDIVISION GUARANTEE: FIDELITY NATIONAL TITLE COMPANY

SURVEYOR'S STATEMENT

I HEREBY STATE THAT I AM A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA AND THAT THIS MAP CONSISTING OF FOUR (4) SHEETS CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION DURING SEPTEMBER, 1999; THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN OR WILL BE IN PLACE WITHIN ONE (1) YEAR FROM RECORDED DATE OF THIS MAP...

DATED JANUARY 19, 2001

Matthew E. Webb MATTHEW E. WEBB, L.S. 5529 EXP. 9-30-04



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 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 \$30,800.

DATED 2-6-2001

PAUL MCDONNELL COUNTY TAX COLLECTOR

BY: Dail Ashburnt Deputy

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$30,800 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 February 7, 2001 CASH TAX BOND

GERALD A. MALONEY CLERK OF THE BOARD OF SUPERVISORS PAUL MCDONNELL COUNTY TAX COLLECTOR

BY: Aeri O'Connell Deputy

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 DIVISIONS OF THE DEPARTMENT OF PUBLIC UTILITIES OF THE CITY OF RIVERSIDE.

DATED FEB 15, 2001

THOMAS P. EVANS PUBLIC UTILITIES DIRECTOR

BY: Dieter P. Wirtzfeld

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) S.S. COUNTY OF SAN BERNARDINO) ON January 29, 2001 BEFORE ME, Theresa E. Robbins personally appeared Stephen W. Fitzpatrick

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/IT/they executed the same in his/hers/their authorized capacity(ies) and that by his/hers/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 Theresa E. Robbins MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY NOTARY PUBLIC IN AND FOR SAID STATE MY COMMISSION EXPIRES 2/27/03 Theresa E. Robbins (PRINTED NAME)

PREPARED BY: [Signature] CHECKED BY: [Signature] RECORD MAP 99201 PRO 1/19/2001

M.B. 302 / 30

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA) S.S.
COUNTY OF _____)

ON _____ BEFORE ME,
PERSONALLY APPEARED _____

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

NOTARY PUBLIC IN AND FOR SAID STATE

(PRINTED NAME)
MY PRINCIPAL PLACE OF BUSINESS

IS IN _____ COUNTY

MY COMMISSION EXPIRES _____

- ① INDICATES 50' WIDE PRIVATE ACCESS EASEMENT AS SHOWN ON TR 29058 IN M.B. 289/36
- ② INDICATES 100' WIDE PRIVATE ACCESS EASEMENT AS SHOWN ON TR 29058 IN M.B. 289/36
- ③ INDICATES PUBLIC TRAIL EASEMENT.

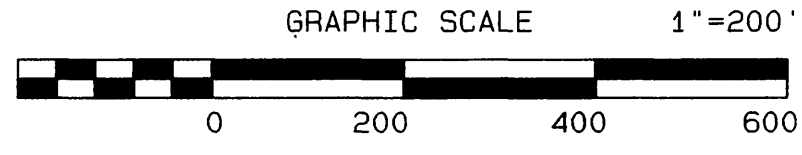
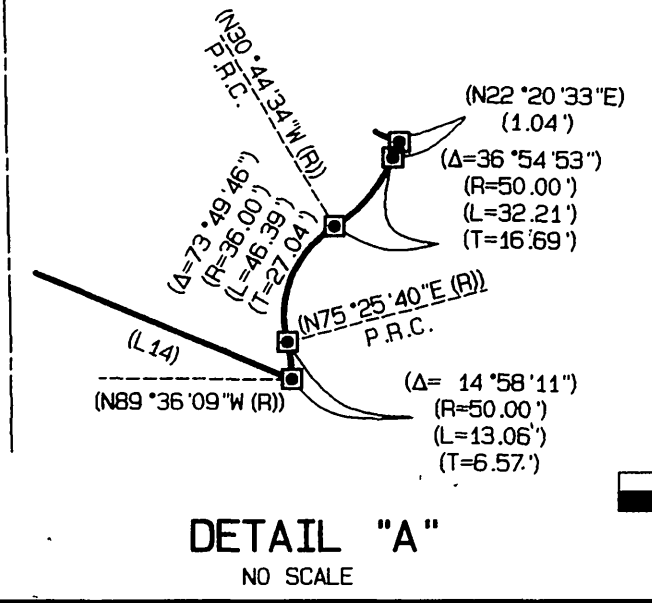
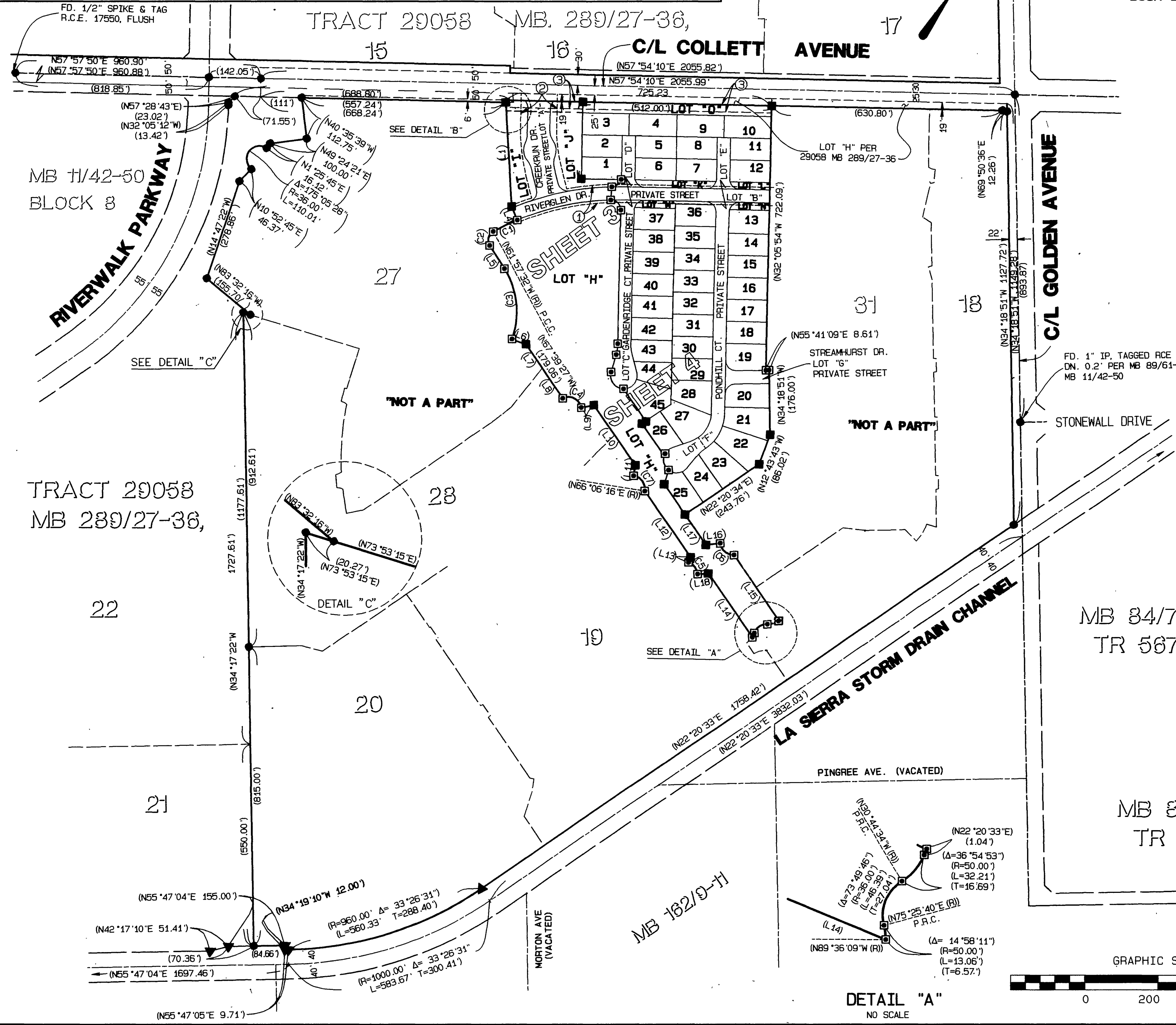
TRACT NO. 29089-1

BEING A SUBDIVISION OF LOTS 29 AND 30 OF TRACT NO. 29058, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 289 PAGES 27 TO 36 OF MAPS, AND A PORTION OF COLLETT AVENUE VACATED, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
DECEMBER, 2000

SURVEYOR'S NOTES:

1. BASIS OF BEARINGS IS THE CENTERLINE OF COLLETT AVENUE TAKEN AS NORTH 57° 54' 10" EAST PER TRACT NO. 29058 ON FILE IN BOOK 289, PAGES 27-36, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. ● FD 1" IP W/PLASTIC PLUG STAMPED R.C.E. 17550, FLUSH, PER M.B. 289/27-36, RIV. CO. REC., UNLESS OTHERWISE NOTED.
3. ▲ INDICATES FOUND 6" CONCRETE POST W/BRASS SPIKE & WASHED STAMPED "RCFC MCD" PER RS 34/3-6 AND MB 289/27-36, UNLESS OTHERWISE NOTED.
4. ■ FOUND 1" IRON PIPE W/ PLASTIC PLUG STAMPED, L.S. 5529 FLUSH, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
5. □ FOUND STEEL PIN AND TAG STAMPED, "L.S. 5529" IN TOP OF CURB AT SIDE LOT LINE PROJECTED, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
6. ○ INDICATES SET SPIKE & TAG FLUSH, ON STREET CENTERLINES, STAMPED LS 5529, UNLESS OTHERWISE NOTED.
7. SET 1" IRON PIPE WITH PLASTIC PLUG STAMPED LS 5529, FLUSH AT ALL REAR LOT CORNERS, CORNER CUT BACKS AND ANGLE POINTS, WHERE CONCRETE BLOCK WALLS EXIST SET NAIL AND TAG LS 5529 UP 12" ON TOP REAR BLOCK WALL IN LIEU OF 1" IRON PIPE AT REAR LOT CORNERS.
8. SET STEEL PIN AND TAG LS 5529 IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
9. N57° 54' 10"E 2055.99' INDICATES MEASURED DATA.
10. () INDICATES RECORD AND MEASURED DATA PER TRACT 29058, MB 289/27-36.
11. THIS TRACT CONTAINS 15.90 ACRES.
12. P.U.E. & WTR. E. INDICATES PUBLIC UTILITY AND WATERLINE EASEMENT
13. BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES OVER LOTS "A" THROUGH "G".
14. LOTS "A" THROUGH "G": BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES.
15. [---] INDICATES P.U.E. AS SHOWN

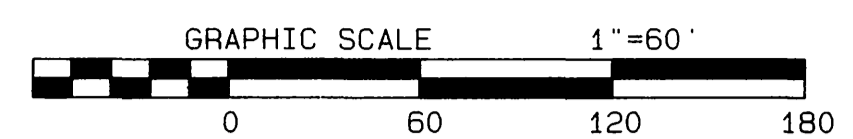


CURVE	LENGTH	CHORD BEARING	RADIUS	DELTA	TANGENT
L1	284.84'	N36°29'58"W			
L2	20.57'	N57°54'10"E			
L3	6.00'	N34°18'04"W			
L4	40.73'	N56°06'48"W			
C1	72.13'	S30°57'50"W	707.00'	05°50'44"	36.10'
C2	44.20'	S18°51'31"W	27.00'	93°47'21"	28.85'
L5	74.60'	N65°45'12"W			
C3	199.75'	S39°30'15"E	218.00'	52°29'54"	107.50'
L6	41.26'	N76°44'42"E (R)			
L7	79.06'	N67°39'27"W			
L8	100.00'	N67°39'27"W			
C4	65.74'	N82°40'54"E	36.00'	104°37'35"	46.60'
L9	35.52'	N44°59'42"E (R)			
L10	200.00'	N67°39'25"W			
L11	29.36'	N24°03'58"W (R)			
L12	218.31'	N67°39'25"W			
L13	15.27'	N14°33'33"W (R)			
C5	42.37'	S70°50'33"E	36.00'	67°25'58"	24.02'
L14	211.40'	N67°39'25"W			
L15	217.36'	N67°39'27"W			
C6	54.43'	N82°49'49"W	36.00'	86°37'59"	33.94'
L16	38.85'	N50°29'10"E (R)			
L17	100.00'	N67°39'26"W			
C7	56.66'	S68°58'51"E	36.00'	90°10'14"	36.11'
L18	29.01'	N52°52'26"E (R)			
L19	6.02'	N36°29'58"W			

M.B. 302 / 31

PREPARED BY: [Signature] CHECKED BY: [Signature] G:\1999\99-0201\RECORD_MAP\99201.ppt 1/28/2001 03:34:31PM

M.B. 302 / 31

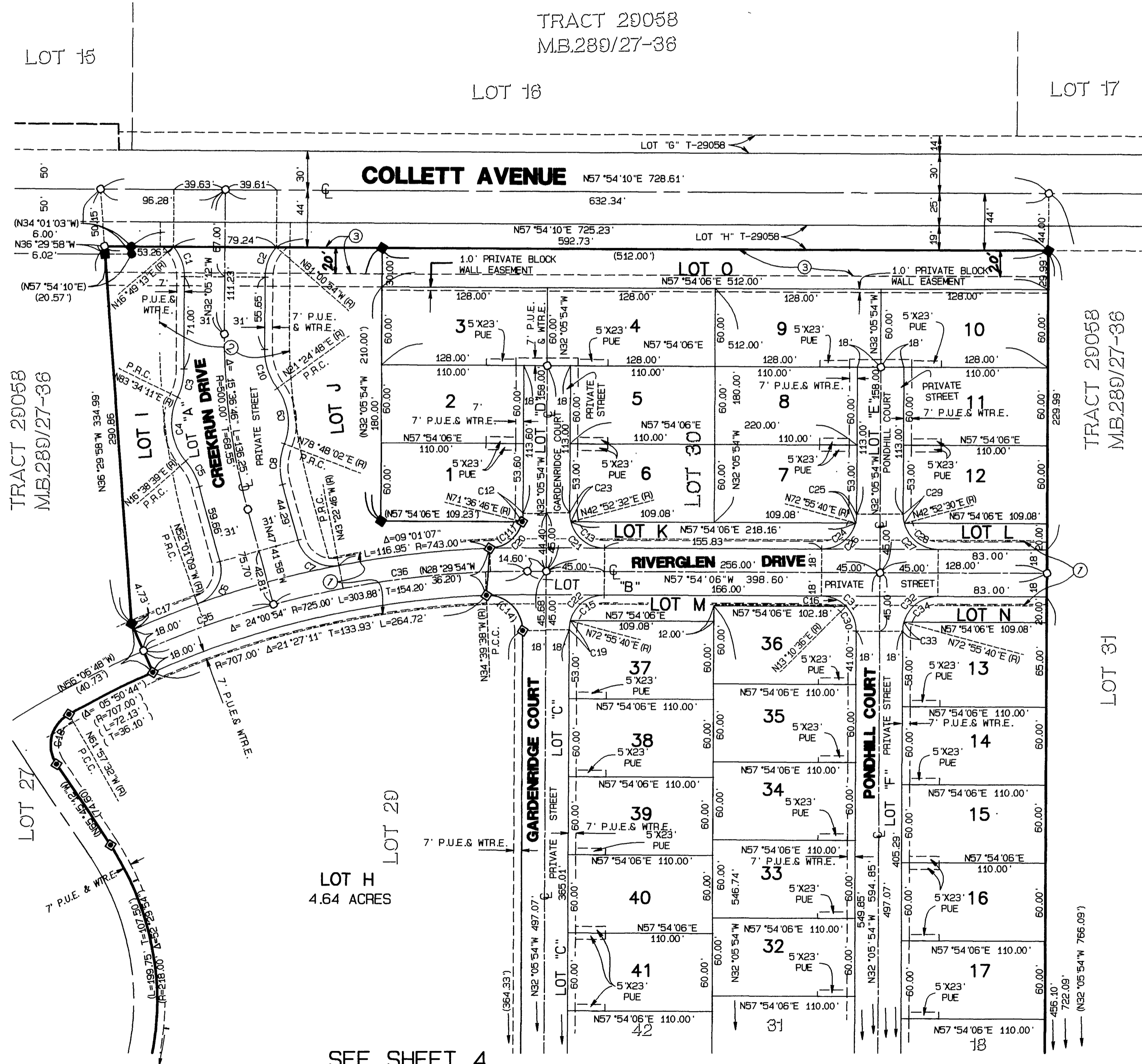


- ① INDICATES 50' WIDE PRIVATE ACCESS EASEMENT AS SHOWN ON TR 29058 IN M.B. 289/36
- ② INDICATES 100' WIDE PRIVATE ACCESS EASEMENT AS SHOWN ON TR 29058 IN M.B. 289/36
- ③ INDICATES PUBLIC TRAIL EASEMENT.

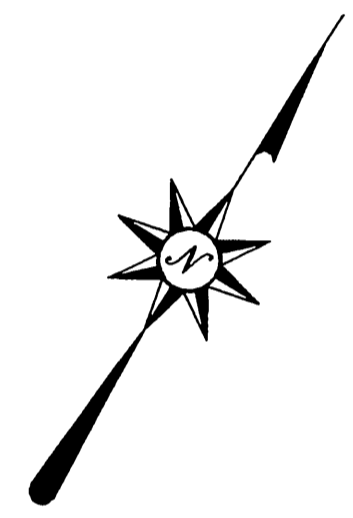
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA
TRACT NO. 29089-1

BEING A SUBDIVISION OF LOTS 29 AND 30 OF TRACT NO. 29058, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 289 PAGES 27 TO 36 OF MAPS, AND A PORTION OF COLLETT AVENUE VACATED, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
 RIVERSIDE, CALIFORNIA
 DECEMBER, 2000



CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	41°05'35"	35.00	25.10	13.12
C2	41°04'18"	35.00	25.09	13.11
C3	25°39'23"	50.00	22.39	11.39
C4	66°55'32"	45.00	52.56	29.74
C5	25°39'23"	50.00	22.39	11.39
C6	85°40'48"	27.00	40.38	25.04
C7	85°40'48"	27.00	40.38	25.04
C8	36°30'00"	50.00	31.85	16.49
C9	57°23'14"	45.00	45.07	24.63
C10	36°30'00"	50.00	31.85	16.49
C11	74°01'35"	27.00	34.88	20.36
C12	13°42'40"	27.00	6.46	3.25
C13	74°58'26"	27.00	35.33	20.71
C14	92°33'44"	27.00	43.62	28.24
C15	74°58'26"	27.00	35.33	20.71
C16	45°16'30"	27.00	21.34	11.26
C17	04°05'39"	743.00	53.09	26.56
C18	93°47'21"	27.00	44.20	28.85
C19	15°01'34"	27.00	7.08	3.56
C20	87°44'15"	27.00	41.35	25.95
C21	90°00'00"	27.00	42.41	27.00
C22	90°00'00"	27.00	42.41	27.00
C23	15°01'34"	27.00	7.08	3.56
C24	74°58'26"	27.00	35.33	20.71
C25	15°01'34"	27.00	7.08	3.56
C26	90°00'00"	27.00	42.41	27.00
C27	90°00'00"	27.00	42.41	27.00
C28	74°58'24"	27.00	35.33	20.71
C29	15°01'36"	27.00	7.08	3.56
C30	44°43'30"	27.00	21.08	11.11
C31	90°00'00"	27.00	42.41	27.00
C32	90°00'00"	27.00	42.41	27.00
C33	15°01'34"	27.00	7.08	3.56
C34	74°58'26"	27.00	35.33	20.71
C35	08°24'51"	725.00	106.47	53.33
C36	15°36'04"	725.00	197.41	99.32



SURVEYOR'S NOTES:

1. BASIS OF BEARINGS IS THE CENTERLINE OF COLLETT AVENUE TAKEN AS NORTH 57° 54' 10" EAST PER TRACT NO. 29058 ON FILE IN BOOK 289, PAGES 27-36, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. ● FD 1" IP W/PLASTIC PLUG STAMPED R.C.E.17550, FLUSH, PER M.B. 289/27-36, RIV. CO. REC., UNLESS OTHERWISE NOTED.
3. ▲ INDICATES FOUND 6" CONCRETE POST W/BRASS SPIKE & WASHED STAMPED "R/CFC WCD" PER RS 34/3-6 AND MB 289/27-36, UNLESS OTHERWISE NOTED.
4. ■ FOUND 1" IRON PIPE W/ PLASTIC PLUG STAMPED, L.S.5529 FLUSH, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
5. □ FOUND STEEL PIN AND TAG STAMPED, "L.S. 5529" IN TOP OF CURB AT SIDE LOT LINE PROJECTED, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
6. ○ INDICATES SET SPIKE & TAG FLUSH, ON STREET CENTERLINES, STAMPED LS 5529, UNLESS OTHERWISE NOTED.
7. SET 1" IRON PIPE WITH PLASTIC PLUG STAMPED LS 5529, FLUSH AT ALL REAR LOT CORNERS, CORNER CUT BACKS AND ANGLE POINTS. WHERE CONCRETE BLOCK WALLS EXIST SET NAIL AND TAG LS 5529 UP 12" ON TOP REAR BLOCK WALL IN LIEU OF 1" IRON PIPE AT REAR LOT CORNERS.
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11. THIS TRACT CONTAINS 15.90 ACRES.
12. P.U.E & WTR. E. INDICATES PUBLIC UTILITY AND WATERLINE EASEMENT
13. BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES OVER LOTS "A" THROUGH "G".
14. LOTS "A" THROUGH "G": BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES.
15. [---] INDICATES P.U.E. AS SHOWN

SEE SHEET 4

M.B. 302 / 32

PREPARED BY: [Signature] CHECKED BY: [Signature] RECORD MAP 98201.PDF 1/23/2001 4:16:25PM

M.B. 302 / 32

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA
TRACT NO. 29089-1
 BEING A SUBDIVISION OF LOTS 29 AND 30 OF TRACT NO. 29058, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 289 PAGES 27 TO 36 OF MAPS, AND A PORTION OF COLLETT AVENUE VACATED, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.
ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS
 RIVERSIDE, CALIFORNIA
 DECEMBER, 2000

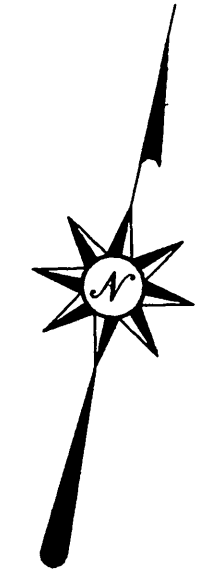
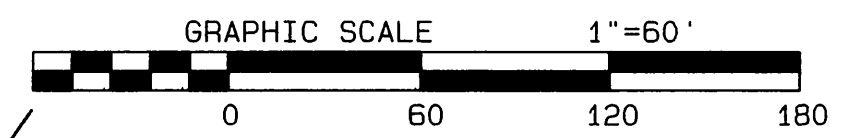
CL DATA, 15' WIDE STORM DRAIN EASEMENT

CURVE	DELTA	RADIUS	LENGTH	TANGENT
SC1	34°18'51"	36.00'	21.56'	11.11'
SC2	60°26'06"	36.00'	37.97'	20.97'
SC3	23°32'42"	36.00'	14.79'	7.50'
SC4	50°48'47"	36.00'	31.93'	17.10'
SC5	21°29'13"	36.00'	13.50'	6.83'
SC6	12°24'12"	36.00'	7.79'	3.91'
SC7	11°16'38"	36.00'	7.09'	3.55'
SC8	67°47'39"	36.00'	42.60'	24.19'
SC9	44°48'13"	36.00'	28.15'	14.84'
SC10	29°01'32"	36.00'	18.24'	9.32'
SC11	26°11'53"	36.00'	16.46'	8.38'
SC12	33°07'07"	36.00'	20.81'	10.70'
SC13	39°21'27"	36.00'	24.73'	12.87'
SC14	09°27'44"	36.00'	5.95'	2.98'

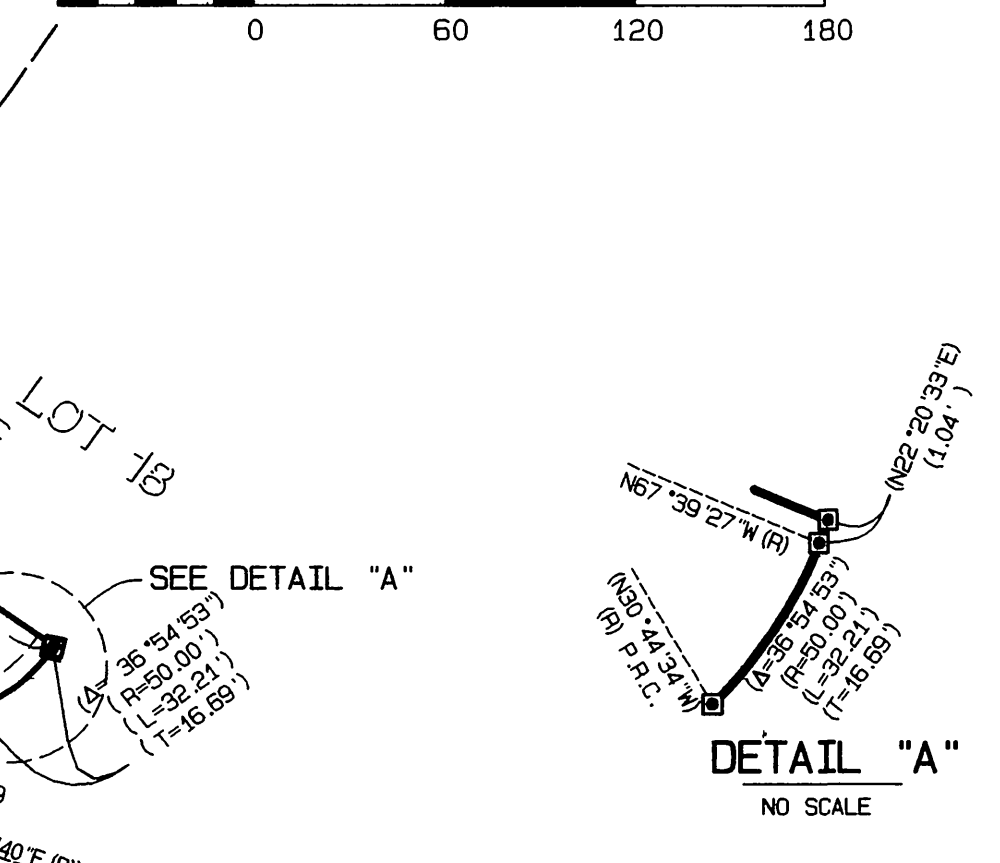
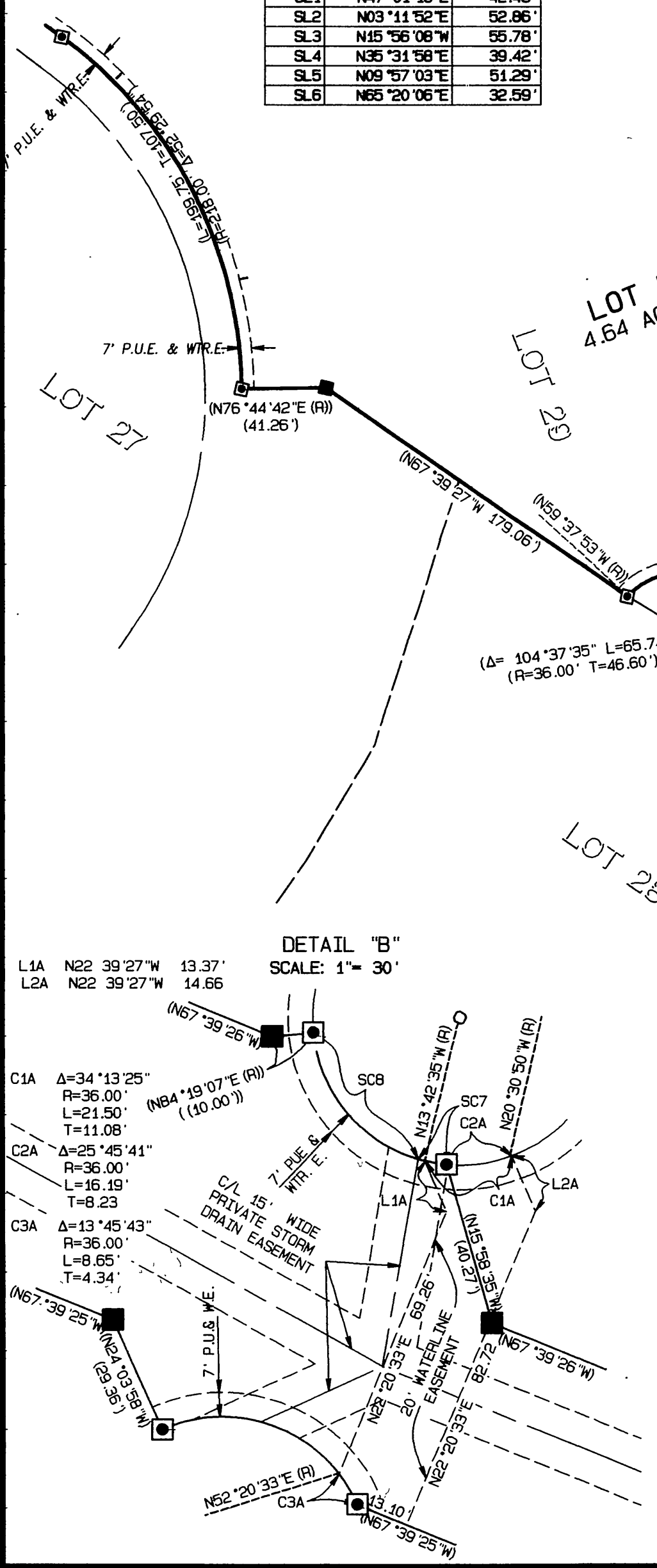
LINE	BEARING	DISTANCE
SL1	N47°01'16"E	42.48'
SL2	N03°11'52"E	52.86'
SL3	N15°56'08"W	55.78'
SL4	N35°31'58"W	39.42'
SL5	N09°57'03"E	51.29'
SL6	N65°20'06"E	32.59'

SURVEYOR'S NOTES:

- BASIS OF BEARINGS IS THE CENTERLINE OF COLLETT AVENUE TAKEN AS NORTH 57° 54' 10" EAST PER TRACT NO. 29058 ON FILE IN BOOK 289, PAGES 27-36, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- FD 1" IP W/PLASTIC PLUG STAMPED R.C.E.17550, FLUSH, PER M.B. 289/27-36, RIV. CO. REC., UNLESS OTHERWISE NOTED.
- ▲ INDICATES FOUND 6" CONCRETE POST W/BASS SPIKE & WASHED STAMPED "R/CFC WCD" PER RS 34/3-6 AND MB 289/27-36, UNLESS OTHERWISE NOTED.
- FOUND 1" IRON PIPE W/ PLASTIC PLUG STAMPED, L.S.5529 FLUSH, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
- FOUND STEEL PIN AND TAG STAMPED, "L.S. 5529" IN TOP OF CURB AT SIDE LOT LINE PROJECTED, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
- INDICATES SET SPIKE & TAG FLUSH, ON STREET CENTERLINES, STAMPED LS 5529, UNLESS OTHERWISE NOTED.
- SET 1" IRON PIPE WITH PLASTIC PLUG STAMPED LS 5529, FLUSH AT ALL REAR LOT CORNERS, CORNER CUT BACKS AND ANGLE POINTS. WHERE CONCRETE BLOCK WALLS EXIST SET NAIL AND TAG LS 5529 UP 12" ON TOP REAR BLOCK WALL IN LIEU OF 1" IRON PIPE AT REAR LOT CORNERS.
- SET STEEL PIN AND TAG LS 5529 IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED.
- N57° 54' 10" E 2055.99' INDICATES MEASURED DATA.
- () INDICATES RECORD AND MEASURED DATA PER TRACT 29058, MB 289/27-36.
- THIS TRACT CONTAINS 15.90 ACRES.
- P.U.E. & WTR. E. INDICATES PUBLIC UTILITY AND WATERLINE EASEMENT
- BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES OVER LOTS "A" THROUGH "G".
- LOTS "A" THROUGH "G": BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES.
- INDICATES P.U.E. AS SHOWN



CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	92°12'57"	27.00'	43.46'	28.06'
C2	87°47'03"	27.00'	41.37'	25.98'
C3	14°59'58"	115.00'	30.11'	15.14'
C4	14°59'58"	115.00'	30.11'	15.14'
C5	75°03'04"	36.00'	47.16'	27.65'
C6	104°59'58"	36.00'	65.97'	46.92'
C7	03°27'23"	82.00'	4.95'	2.47'
C8	50°59'05"	82.00'	72.97'	39.10'
C9	54°26'29"	82.00'	77.91'	42.18'
C10	16°45'56"	115.00'	33.65'	16.95'
C11	16°45'56"	115.00'	33.65'	16.95'
C12	12°10'02"	115.00'	24.42'	12.26'
C13	04°35'54"	115.00'	9.23'	4.62'
C14	14°10'51"	118.00'	29.21'	14.68'
C15	23°29'55"	118.00'	48.40'	24.54'
C16	12°41'05"	118.00'	26.12'	13.12'
C17	54°26'28"	118.00'	112.12'	60.70'
C18	44°47'23"	36.00'	28.14'	14.83'
C19	79°04'17"	36.00'	49.68'	29.71'
C20	63°18'38"	36.00'	39.78'	22.20'
C21	26°21'35"	36.00'	16.56'	8.43'
C22	14°58'11"	50.00'	13.06'	6.57'



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