

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; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND AND WE HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

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: THAT CERTAIN "BLANKET P.U.E." LYING WITHIN TRACT 29088 AS DEDICATED ON TRACT 29058 PER M.B. 289/27-36 RIV. CO. REC.

WE HEREBY REQUEST THAT PORTION OF LOT "G" "OFFER OF DEDICATION" ON TRACT 29058 PER M.B. 289/27-36 FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES AS SHOWN ON THE ATTACHED MAP, BE HEREBY ACCEPTED FOR PUBLIC STREET & PUBLIC UTILITY PURPOSES.

WE HEREBY RETAIN LOTS "A" THROUGH "C", INCLUSIVE, INDICATED AS "PRIVATE STREETS", AS SHOWN HEREON FOR PRIVATE USE FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNORS AND LOT OWNERS WITHIN THIS TRACT MAP.

WE HEREBY DEDICATE TO PUBLIC USE, EASEMENTS FOR ELECTRIC, WATER AND SEWER PURPOSES TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR EMERGENCY VEHICLES WITHIN LOTS "A" THROUGH "C", 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 ELECTRICAL PURPOSES, THE EASEMENTS DESIGNATED AS "5' X 23'" P.U.E.

WE HEREBY RESERVE THE RIGHT FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT THE EASEMENT DESIGNATED AS "6' LANDSCAPE/TRAIL EASEMENT" AND LOTS "D" THROUGH "G" FOR LANDSCAPE, TRAIL AND BLOCK WALL PURPOSES AND THE EASEMENTS DESIGNATED AS "1' BLOCK WALL EASEMENT"

WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE, A MUNICIPAL CORPORATION, ALL VEHICULAR AND PEDESTRIAN ACCESS RIGHTS ON, OVER AND ACROSS COLLETT AVENUE, FROM LOTS 1 THROUGH 9 AS SHOWN ON ANNEXED MAP.

ABANDONMENT OF PUBLIC STREET, WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC STREET BE ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT: THAT PORTION OF GOLDEN AVENUE BEING THE SOUTHWESTERLY 18.00 FEET AS SHOWN ON ANNEXED MAP.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES THE EASEMENT DESIGNATED AS 20' STORM DRAIN EASEMENT, ALONG WITH THOSE EASEMENTS DESIGNATED AS 20' SEWER EASEMENT AND 20' WATER LINE EASEMENT.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE THE EASEMENT DESIGNATED AS 26' WIDE SECONDARY ACCESS EASEMENT FOR EMERGENCY AND PEDESTRIAN ACCESS AND FOR THE MAINTENANCE THEREOF.

GH6 RIVERWALK, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY. BY: THE GRIFFIN HOMEBUILDING GROUP, LLC, A DELAWARE LIMITED LIABILITY COMPANY. BY: GRIFFIN INDUSTRIES INC., A CALIFORNIA CORPORATION, IT'S MANAGING MEMBER.

Paul E. Griffin, III, President

BANK OF AMERICA, N.A., A NATIONAL BANKING ASSOCIATION, RECORDED APRIL 25, 2000, AS INSTRUMENT NO. 00-152814, O.R. RIV. CO., CA.

Steven P. Timmons, Vice President

SOILS REPORT

A SOILS REPORT NO. 2359-A9-SC BY GEOSOILS, INC. DATED MAY 19, 2000, HAS BEEN PREPARED AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953. (1-29058)

TAX BOND STATEMENT

I HEREBY STATE THAT A BOND IN THE SUM OF \$ 11,900 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 October 16, 2002 CASH TAX BOND

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

BY: April Johnson DEPUTY

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

TRACT MAP NO. 29088

BEING A SUBDIVISION OF A PORTION OF LOT 17 OF TRACT 29058 AS SHOWN BY MAP ON FILE IN BOOK 289, AT PAGES 27 THROUGH 36, INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA IN SECTION 15, TOWNSHIP 3 SOUTH, RANGE 6 WEST, S.B.M.

ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS RIVERSIDE, CALIFORNIA JULY, 2001

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF TRACT 29088 WHICH WAS APPROVED BY THE CITY OF RIVERSIDE PLANNING COMMISSION ON JUNE 17, 1999 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 THE EASEMENTS FOR SEWER AND DRAINAGE FACILITIES AS SHOWN ON THE MAP HAVE BEEN APPROVED; THAT THE PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO MITIGATE FLOOD DAMAGE TO ALL LOTS IN THE SUBDIVISION HAVE BEEN APPROVED; THAT A COMPLETE SET OF PLANS COVERING ALL IMPROVEMENTS HAVE 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 Oct 3 2002 2002

THOMAS J. BOYD RCE 36170 LIC. EXP. 6/30/04 CITY ENGINEER

BY: Thom Boyd

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.

THIS TRACT IS SUBJECT TO THE ASSESSMENTS OF THE CITY OF RIVERSIDE RIVERWALK ASSESSMENT DISTRICT.

DATED 8/26 2002

PAUL C. SUNDEEN CITY TREASURER

BY: Paul Sundeen

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 NO. 29088.

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." LYING WITHIN TRACT 29088 AS DEDICATED ON TRACT 29058 PER M.B. 289/27-36 RIV. CO. REC.

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

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

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 "5' X 23'" P.U.E. ARE HEREBY ACCEPTED FOR CONSTRUCTION AND MAINTENANCE OF ELECTRICAL ENERGY DISTRIBUTION FACILITIES.

THE VEHICULAR AND PEDESTRIAN ACCESS RIGHTS ON, OVER AND ACROSS COLLETT AVENUE FROM LOTS 1 THROUGH 9, AS SHOWN ON ANNEXED MAP, ARE HEREBY ACCEPTED AS WAIVED AND RELINQUISHED.

ABANDONMENT OF PUBLIC STREET, THAT THE FOLLOWING STREET IS ABANDONED IN CONFORMANCE WITH SECTION 66499.20 1/2 OF THE SUBDIVISION MAP ACT: THAT PORTION OF GOLDEN AVENUE BEING THE SOUTHWESTERLY 18.00 FEET AS SHOWN ON ANNEXED MAP.

THE EASEMENT DESIGNATED AS 20' STORM DRAIN EASEMENT IS HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES AND THE EASEMENTS DESIGNATED AS 20' SEWER EASEMENT AND 20' WATER LINE EASEMENT AND THEIR FACILITIES ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE THEREOF.

THE EASEMENT DESIGNATED AS 26' SECONDARY ACCESS EASEMENT IS HEREBY ACCEPTED FOR EMERGENCY AND PEDESTRIAN ACCESS AND FOR THE MAINTENANCE THEREOF.

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.

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 15th DAY OF October, 2002.

COLLEEN J. NICOL CITY CLERK OF THE CITY OF RIVERSIDE

BY: Kelly Palmer For

RECORDER'S STATEMENT

FILED THIS 16TH DAY OF OCT. 2002 AT 8 A.M. IN BOOK 324 OF MAPS AT PAGES 94-96 AT THE REQUEST OF THE CITY CLERK. FEE \$11 NUMBER 2002-577346

GARY L. DRSO COUNTY ASSESSOR - CLERK-RECORDER

BY: Jank Howard Deputy

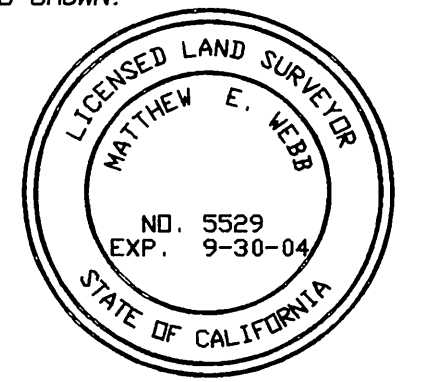
SUBDIVISION GUARANTEE: INVESTORS TITLE COMPANY

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF GRIFFIN INDUSTRIES ON SEPTEMBER 1, 1999. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS WITHIN ONE YEAR FROM THE RECORDATION DATE OF THIS MAP. THE MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATED JULY 16 2002

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 \$ 11,900

DATED Aug 26 2002

PAUL McDONNELL COUNTY TAX COLLECTOR

BY: Darnice Donald 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 OCT 2 2002

THOMAS P. EVANS PUBLIC UTILITIES DIRECTOR

BY: Dexter P. Wentzell

UTILITIES EASEMENTS

THE CITY OF RIVERSIDE BEING THE OWNER OF THE FOLLOWING DESCRIBED EASEMENTS, HEREBY CONSENTS TO THE PREPARATION AND RECORDATION OF THE ANNEXED MAP. 1. AN EASEMENT FOR WATER FACILITIES IN FAVOR OF LA. SIERRA HEIGHTS WATER COMPANY, RECORDED MAY 17, 1911 IN BOOK 327, PAGE 227 OF DEEDS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. (SAID EASEMENT CANNOT BE LOCATED BY THE RECORD DATA).

DATED OCT 2 2002

THOMAS P. EVANS PUBLIC UTILITIES DIRECTOR

BY: Dexter P. Wentzell

CITY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, AND THAT ALL MONUMENTS HAVE BEEN SET OR A CASH DEPOSIT SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

DATED Oct 3 2002

MARK S. BROWN L.S. 5655 LIC. EXP. 9/30/03 CITY SURVEYOR

BY: Mark S. Brown

# IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA TRACT MAP NO. 29088

BEING A SUBDIVISION OF A PORTION OF LOT 17 OF TRACT 29058 AS SHOWN  
BY MAP ON FILE IN BOOK 289, AT PAGES 27 THROUGH 36, INCLUSIVE  
THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA IN  
SECTION 15, TOWNSHIP 3 SOUTH, RANGE 6 WEST, S.B.M.

**ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS**  
RIVERSIDE, CALIFORNIA JULY, 2001

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA ) S.S.  
COUNTY OF Los Angeles )

ON August 6, 2002 BEFORE ME, Patricia Scro  
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/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 Patricia Scro MY PRINCIPAL PLACE OF BUSINESS  
NOTARY PUBLIC IN AND FOR SAID STATE IS IN Los Angeles COUNTY  
PATRICIA SCRO MY COMMISSION EXPIRES 8-4-05  
(PRINTED NAME)

### NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA ) S.S.  
COUNTY OF Los Angeles )

ON August 9, 2002 BEFORE ME, Catherine H. May  
PERSONALLY APPEARED Steven P. Timmers

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 Catherine H. May MY PRINCIPAL PLACE OF BUSINESS  
NOTARY PUBLIC IN AND FOR SAID STATE IS IN Los Angeles COUNTY  
Catherine H. May MY COMMISSION EXPIRES May 28, 2003  
(PRINTED NAME)

M.B. 324 / 95

M.B. 324 / 95

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA

# TRACT MAP NO. 29088

BEING A SUBDIVISION OF A PORTION OF LOT 17 OF TRACT 29058 AS SHOWN BY MAP ON FILE IN BOOK 289, AT PAGES 27 THROUGH 36, INCLUSIVE THEREOF, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA IN SECTION 15, TOWNSHIP 3 SOUTH, RANGE 6 WEST, S.B.M.

**ALBERT A. WEBB ASSOCIATES - CIVIL ENGINEERS**  
RIVERSIDE, CALIFORNIA JULY, 2001

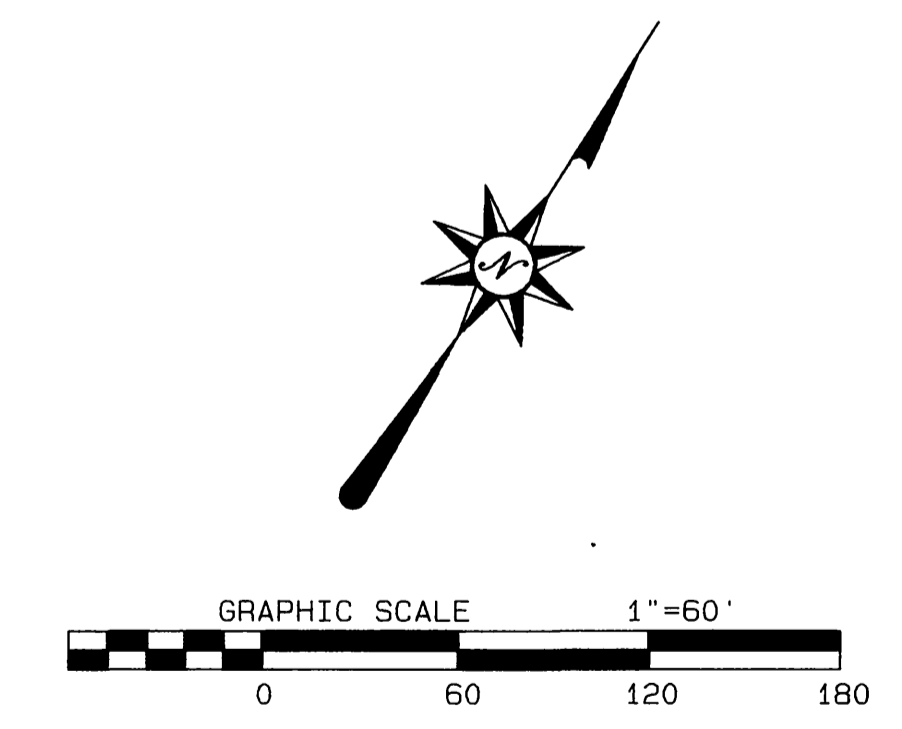
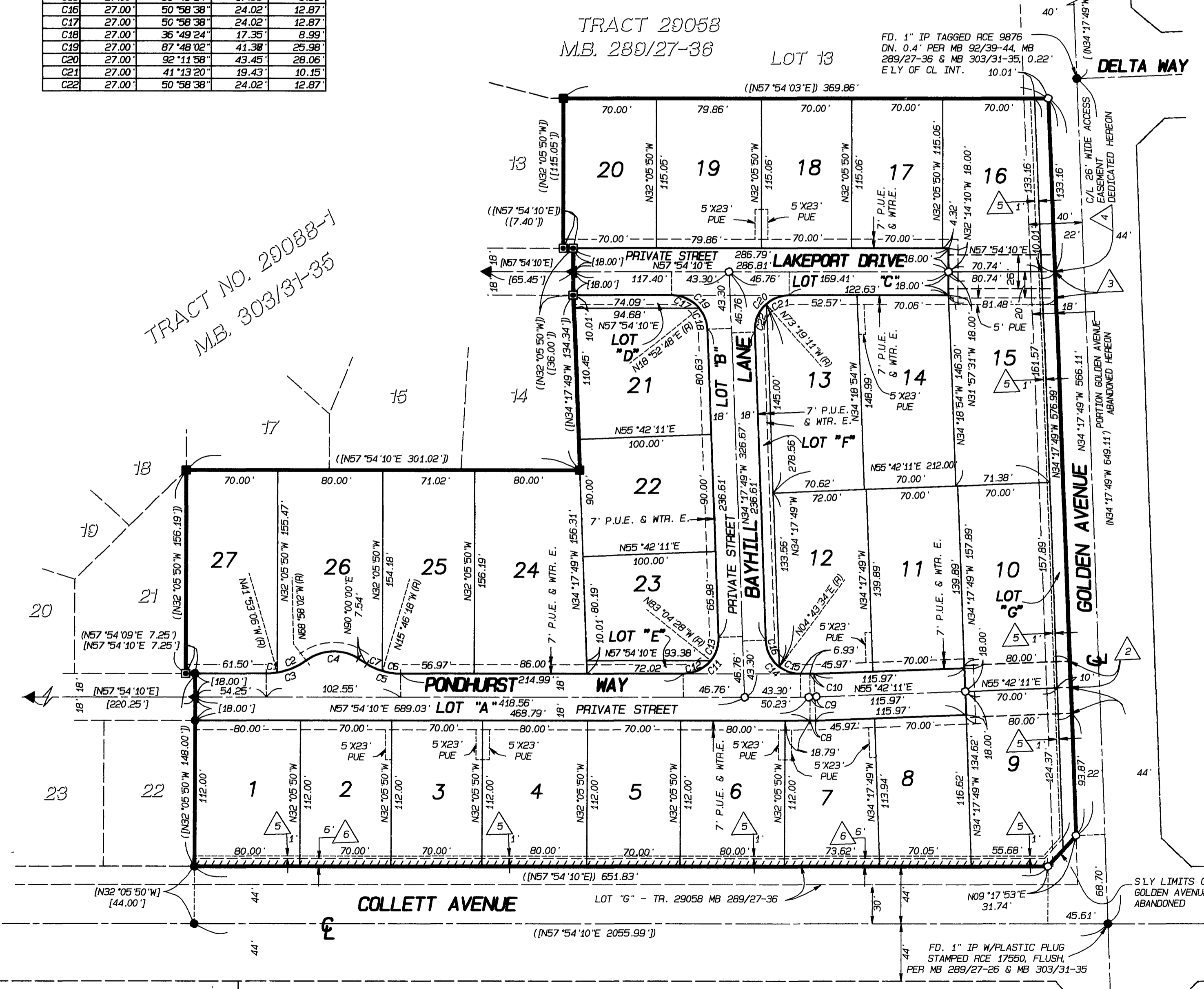
CURVE	RADIUS	DELTA	LENGTH	TANGENT
C1	50.00'	9°47'16"	8.54'	8.88'
C2	50.00'	27°04'56"	23.63'	12.04'
C3	50.00'	36°52'12"	32.18'	16.67'
C4	35.00'	68°58'02"	42.13'	24.04'
C5	50.00'	32°05'50"	28.01'	14.38'
C6	50.00'	16°19'32"	14.25'	7.17'
C7	50.00'	15°46'18"	13.76'	6.93'
C8	118.00'	02°11'58"	4.53'	2.27'
C9	100.00'	02°11'58"	3.84'	1.92'
C10	82.00'	02°11'58"	3.15'	1.57'
C11	27.00'	92°11'58"	43.45'	28.06'
C12	27.00'	50°58'38"	24.02'	12.87'
C13	27.00'	41°13'20"	19.43'	10.15'
C14	27.00'	87°48'02"	41.38'	25.98'
C15	27.00'	36°49'24"	17.35'	8.99'
C16	27.00'	50°58'38"	24.02'	12.87'
C17	27.00'	50°58'38"	24.02'	12.87'
C18	27.00'	36°49'24"	17.35'	8.99'
C19	27.00'	87°48'02"	41.38'	25.98'
C20	27.00'	92°11'58"	43.45'	28.06'
C21	27.00'	41°13'20"	19.43'	10.15'
C22	27.00'	50°58'38"	24.02'	12.87'

**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 L.S. 5529, FLUSH, PER TRACT 29088-1, M.B. 303/31-35, RIV. CO. REC., 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, PER CERTIFICATE OF CORRECTION FOR TRACT 29058.
- ▲ INDICATES FOUND SPIKE & TAG STAMPED "L.S. 5529", FLUSH, PER TRACT 29088-1, M.B. 303/31-35.
- 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.
- [ ] INDICATES RECORD AND MEASURED DATA PER TRACT 29088-1, M.B. 303/31-35.
- THIS TRACT CONTAINS 7.11 ACRES.
- P.U.E. & WTR. E. INDICATES PUBLIC ELECTRICAL AND WATERLINE EASEMENT
- BLANKET PUBLIC EASEMENTS FOR ELECTRIC, WATER, SEWER AND INGRESS AND EGRESS FOR EMERGENCY VEHICLES OVER LOTS "A" THROUGH "C".
- INDICATES P.U.E. AS SHOWN
- INDICATES RESTRICTED PEDESTRIAN AND VEHICULAR ACCESS.

**EASEMENT NOTES:**

- 20' WIDE STORM DRAIN EASEMENT TO THE CITY OF RIVERSIDE DEDICATED HEREON
- 20' WIDE SEWER EASEMENT TO THE CITY OF RIVERSIDE DEDICATED HEREON
- 20' WIDE WATER LINE EASEMENT TO THE CITY OF RIVERSIDE DEDICATED HEREON
- C/L 26' WIDE SECONDARY ACCESS EASEMENT FOR EMERGENCY AND PEDESTRIAN ACCESS TO THE CITY OF RIVERSIDE DEDICATED HEREON
- 1' WALL EASEMENT RESERVED HEREON.
- 6' LANDSCAPE/TRAIL EASEMENT RESERVED HEREON.



TRACT NO. 29088-1  
M.B. 303/31-35

M.B. 324 / 96

M.B. 324 / 96