

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 BORDERLINE.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE FOR CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES A BLANKET EASEMENT OVER, UNDER, AND ON LOTS 1 THROUGH 8 INCLUSIVE

CLASSIS OF CALIFORNIA, REFORM CHURCH IN AMERICA A NON-PROFIT RELIGIOUS CORPORATION

Ray G. Bullock PRESIDENT

Ray O. Drigan SECRETARY

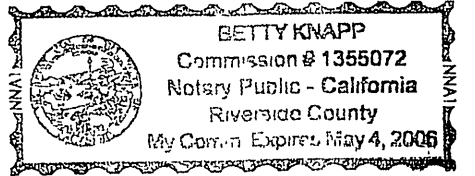
BENEFICIARY

CINDY M. FUTRELL INC., A CALIFORNIA CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED JUNE 4, 2001 AS INSTRUMENT NO. 2001-247946.

Cindy M. Futrell PRESIDENT

Cindy M. Futrell SECRETARY

NOTARY ACKNOWLEDGEMENT



STATE OF CALIFORNIA COUNTY OF Riverside } S.S.

ON April 21, 2004, BEFORE ME, Betty Knapp PERSONALLY APPEARED Roger B. Beukelman & Ray O. Drigan 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.

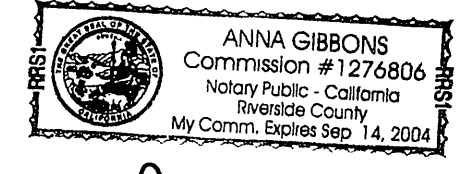
WITNESS MY HAND Betty Knapp NOTARY PUBLIC IN AND FOR SAID STATE

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY.

Betty Knapp (PRINTED NAME)

MY COMMISSION EXPIRES 5-4-2006

NOTARY ACKNOWLEDGEMENT



STATE OF CALIFORNIA COUNTY OF Riverside } S.S.

ON April 23, 2004, BEFORE ME, Anna Gibbons, Notary Public PERSONALLY APPEARED Cindy M. Futrell 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 Anna Gibbons NOTARY PUBLIC IN AND FOR SAID STATE

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY.

Anna Gibbons (PRINTED NAME)

MY COMMISSION EXPIRES 09-14-04

SIGNATURE OMISSIONS

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 INTERESTS CANNOT RIPEN INTO A FEE:

AN EASEMENT AND RIGHT OF WAY FOR THE HERINAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY, IN INSTRUMENT RECORDED NOVEMBER 15, 1990 AS INSTRUMENT NO. 418356 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR WATER LINE AND, CABLES FOR COMMUNICATION PURPOSES, AND INGRESS AND EGRESS.

AN EASEMENT FOR THE HEREAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY, IN INSTRUMENT RECORDED JULY 27, 1995 AS INSTRUMENT NO. 242785 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR PIPELINE.

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

TRACT MAP NO. 31214

BEING A DIVISION OF LOT 9 OF TRACT NO. 24582 AS SHOWN BY MAP ON FILE IN BOOK 251, PAGES 13-16 OF MAPS RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

IN THE SE 1/4 OF SEC 21, T3S, R4W, S.B.M.

WINCHESTER ASSOCIATES INC. JANUARY 2004 MORENO VALLEY, CA

TAX COLLECTOR'S STATEMENT

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 \$18,200

DATED: 4-23, 2004

PAUL McDONNELL COUNTY TAX COLLECTOR BY: Helen Leslie DEPUTY

TAX BOND STATEMENT

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$18,200 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: 4-23, 2004

NANCY ROMERO CLERK OF THE BOARD OF SUPERVISORS BY: Helen Leslie DEPUTY

CASH TAX BOND

DATED: 4-23, 2004

PAUL McDONNELL COUNTY TAX COLLECTOR BY: Helen Leslie 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. 86-1. THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATED: 5/7, 2004

PAUL C. SUNDEEN CITY TREASURER BY: Brent A. Mason

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: May 18, 2004

MARK S. BROWN L.S. 5655 LIC. EXP. 9/30/05 CITY SURVEYOR BY: [Signature]

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 LOTS AS SHOWN ON THIS MAP; AND THAT ALL PUBLIC UTILITY EASEMENTS SHOWN ARE SUFFICIENT FOR ALL REQUIREMENTS OF THE ELECTRIC DIVISION OF THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF RIVERSIDE. ARRANGEMENTS FOR WATER SERVICE MUST BE MADE WITH THE WESTERN MUNICIPAL WATER DISTRICT.

DATED: MAY 14, 2004

Dieter P. Wirtzfeld THOMAS P. EVANS, PUBLIC UTILITIES DIRECTOR

RECORDER'S CERTIFICATE

FILED THIS 22nd DAY OF July 2004 AT 8:00 AM., IN BOOK 359 OF MAPS, AT PAGES 52-53

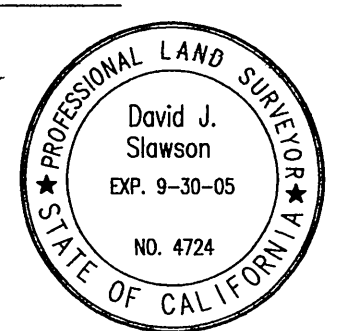
AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE NO. 2004-0569780 FEE: 9-

GARY ORSO, COUNTY ASSESSOR-CLERK-RECORDER BY: Amia Balavel, DEPUTY SUBDIVISION GUARANTEE: COMMONWEALTH LAND 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 CRAIG GILBERT ON SEPT. 1, 2003. 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 ARE/WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.

David J. Slawson 3-3-04 DAVID SLAWSON L.S. 4724 EXPIRES 09-30-05



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 APPEARS ON THE TENTATIVE MAP OF TRACT NO. 31214 WHICH WAS APPROVED BY THE RIVERSIDE CITY PLANNING COMMISSION ON MAY 8, 2003, 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 THE EASEMENTS FOR SEWER 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 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.

DATED: May 18th, 2004

Thomas J. Boyd R.C.E. 36170 CITY ENGINEER EXPIRES 06-30-04

CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP, CONSISTING OF TWO (2) SHEETS, BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 31214.

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 BLANKET EASEMENTS OVER, UNDER, AND ON LOTS 1 THROUGH 8 INCLUSIVE ARE HEREBY ACCEPTED FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION FACILITIES.

I HEREBY CERTIFY THAT THE FORGOING RESOLUTION WAS ACCEPTED BY THE MAYOR AND COUNCIL OF THE CITY OF RIVERSIDE THIS 13th DAY OF July, 2004

COLLEEN J. NICOL CITY CLERK OF THE RIVERSIDE, CALIFORNIA BY: [Signature]

WATER FACILITIES STATEMENT

I HEREBY STATE THAT NO WATER FACILITIES ARE REQUIRED TO BE CONSTRUCTED FOR THIS SUBDIVISION ONCE SERVICE LATERALS ARE INSTALLED AND ACCEPTED BY THE DISTRICT, AND REQUIRED FEES PAID, THE DISTRICT WILL SUPPLY WATER TO EACH LOT CREATED BY THIS SUBDIVISION.

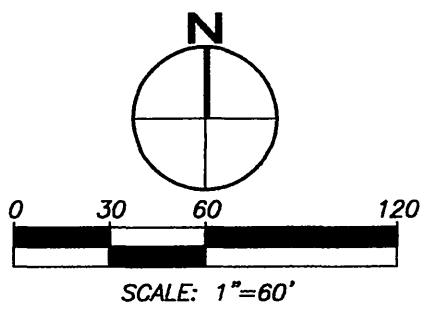
BY: [Signature] 3-19-04 WESTERN MUNICIPAL WATER DISTRICT

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED BY KRAZAN AND ASSOCIATES, INC. ON SEPTEMBER 12, 2003 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF CALIFORNIA, SECTION 17953.

M.B. 359/52

IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT MAP NO. 31214
 BEING A DIVISION OF LOT 9 OF TRACT NO. 24582 AS SHOWN BY
 MAP ON FILE IN BOOK 251, PAGES 13-16 OF MAPS RECORDS
 OF RIVERSIDE COUNTY, CALIFORNIA
 IN THE SE 1/4 OF SEC 21, T3S, R4W, S.B.M.
WINCHESTER ASSOCIATES INC. **JANUARY 2004**
MORENO VALLEY, CA



SURVEYOR'S NOTES:

THE BASIS OF BEARING FOR THIS SURVEY IS THE CENTERLINE OF YARROW LN. BETWEEN ORANGE TERRACE PKWY. AND ERNEST LN. BEING N49°59'10"E PER M.B. 205/48-53, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

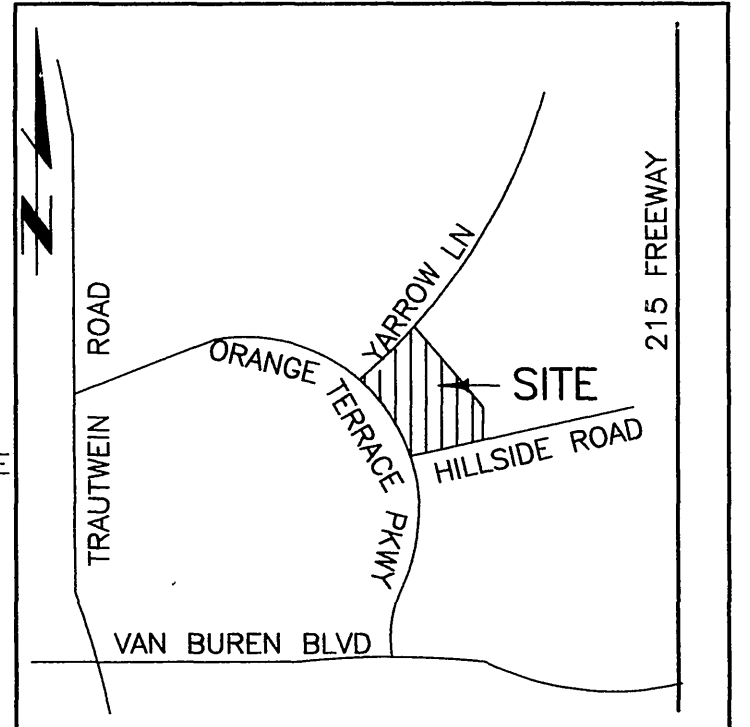
1. ○ - INDICATES SET 1 1/4" I.P. WITH L.S. 4724 PLUG, FLUSH
2. ● - INDICATES FOUND MONUMENT AS NOTED.
3. SET 1 1/4" I.P. WITH L.S. 4724 PLUG, FLUSH, AT ALL REAR LOT CORNERS AND CUTBACKS
4. SET NAIL AND TAG STAMPED L.S. 4724 ON TOP OF CURB AT THE PROLONGATION OF SIDE LOT LINES FOR FRONT LOT CORNERS
5. THIS TRACT CONTAINS 7.576 ACRES
6. () RECORD PER M.B. 251/13-16
7. [] RECORD PER M.B. 205/48-53
8. < > RECORD PER INSTR. NO. 316039
9. (7) BLANKET EASEMENT FOR ELECTRIC ENERGY DISTRIBUTION FACILITIES DEDICATED HEREON.

EASEMENT NOTES:

1. AN EASEMENT AND RIGHT OF WAY FOR THE HERINAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY, IN INSTRUMENT RECORDED NOVEMBER 15, 1990 AS INSTRUMENT NO. 418356 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR WATER LINE AND, CABLES FOR COMMUNICATION PURPOSES, AND INGRESS AND EGRESS.
2. AN EASEMENT FOR THE HEREAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF WESTERN MUNICIPAL WATER DISTRICT OF RIVERSIDE COUNTY, IN INSTRUMENT RECORDED JULY 27, 1995 AS INSTRUMENT NO. 242785 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR PIPELINE.
3. AN EASEMENT FOR THE HEREAFTER SPECIFIC PURPOSE AND INCIDENTAL PURPOSES, IN FAVOR OF THE CITY OF RIVERSIDE, IN INSTRUMENT RECORDED SEPTEMBER 22, 1995 AS INSTRUMENT NO. 316039 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA. SAID EASEMENT IS FOR PUBLIC STREET AND HIGHWAY PURPOSES INCLUDING PUBLIC UTILITIES.

30' WIDE ESMT. TO WAWWD PER INSTR. #418356, RECORDED 11-15-90 & INSTR. #242785, RECORDED 7-27-95

CURVE DATA				
No.	DELTA	R	L	T
1	10°08'39"	530.00'	93.84'	47.04'
2	3°03'24"	563.00'	30.04'	15.02'
3	7°05'15"	563.00'	69.64'	34.87'
4	2°22'37"	1257.00'	52.15'	26.08'
5	4°36'29"	1257.00'	101.10'	50.58'
6	29°26'54"	1200.00'	616.76'	315.36' (R) AND MEAS.
7	20°05'13"	1257.00'	440.68'	222.62'
8	10°08'39"	563.00'	99.68'	49.97' (R) AND MEAS.



VICINITY MAP
N.T.S.

M.B. 359 / 53

M.B. 359 / 53