

442  
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# IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA TRACT NO. 32787

BEING A SUBDIVISION OF A PORTION OF THE SOUTHWEST QUARTER AND THE SOUTH ONE-QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN



### 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 AS SHOWN ON THE ANNEXED MAP; 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 PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "D", INCLUSIVE. WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES AND AS A NON-ACCESS BARRIER STRIP TO DENY ACCESS FROM THE ADJOINING PROPERTY TO THE PUBLIC STREET LOT "E".

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF STORM DRAIN FACILITIES THE EASEMENTS DESIGNATED AS "PUBLIC STORM DRAIN EASEMENT".

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR ACCESS PURPOSES THE EASEMENTS DESIGNATED AS "STORM DRAIN ACCESS EASEMENT".

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AN EASEMENT FOR THE RIGHT OF INGRESS/EGRESS FOR EMERGENCY VEHICLES, THE EASEMENTS DESIGNATED AS "EMERGENCY VEHICLE ACCESS EASEMENT" SAID EASEMENT SHALL BE KEPT FREE OF ANY OBSTRUCTIONS.

WE HEREBY REQUEST THAT LOT "E", ACCEPTED AS A NON-ACCESS BARRIER STRIP BY TRACT 28907, ON FILE IN MAP BOOK 351, PAGES 70-75, RECORDS OF RIVERSIDE COUNTY, BE HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES THE EASEMENTS DESIGNATED AS "UTILITY EASEMENT".

WE HEREBY REQUEST THAT THE FOLLOWING PUBLIC STREETS AND EASEMENTS, WHICH ARE NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 66434(G) OF THE SUBDIVISION MAP ACT:

1. THAT CERTAIN GRANT OF EASEMENT FOR PUBLIC ROAD PURPOSES RECORDED FEBRUARY 17, 2008 AS DOCUMENT NO. 2008-0121248, OFFICIAL RECORDS OF RIVERSIDE COUNTY - MOUNTAIN HOUSE DRIVE
2. THAT CERTAIN GRANT OF EASEMENT FOR PUBLIC ROAD PURPOSES RECORDED FEBRUARY 17, 2008 AS DOCUMENT NO. 2008-0121249, OFFICIAL RECORDS OF RIVERSIDE COUNTY - KINGDOM DRIVE AND A PORTION OF ALPINE MEADOWS LAKE.

WE HEREBY RESERVE THE EASEMENTS DESIGNATED AS "PRIVATE STORM DRAIN EASEMENT", AS SHOWN HEREON, FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOT OWNERS WITHIN THIS TRACT MAP, FOR STORM DRAIN PURPOSES.

WE HEREBY RESERVE THE EASEMENTS DESIGNATED AS "PRIVATE INGRESS/EGRESS EASEMENT", AS SHOWN HEREON, FOR PRIVATE USE FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOT OWNERS WITHIN THIS TRACT MAP, FOR PRIVATE INGRESS/EGRESS PURPOSES.

WE HEREBY RESERVE TO OURSELVES, SUCCESSORS, AND ASSIGNEES, FOR THE BENEFIT OF THE PUBLIC, TO PRESERVE, MANAGE AND MAINTAIN SAID LAND IN ITS NATURAL CONDITION, TO BE KEPT FREE OF BUILDINGS, STRUCTURES, MATERIALS, FENCING, EQUIPMENT AND EARTHFILL OR DEPOSIT, THE EASEMENTS DESIGNATED AS "OPEN SPACE EASEMENT". SUCH OPEN SPACE EASEMENTS DO NOT INCLUDE ANY PUBLIC RIGHTS OF ACCESS AND THE PUBLIC SHALL NOT HAVE ANY RESPONSIBILITY OF MAINTENANCE THEREOF.

WREC WRG STELLAN RIDGE LLC,  
A DELAWARE LIMITED LIABILITY COMPANY

BY: WRG BUILDER IV, L.P.  
A CALIFORNIA LIMITED PARTNERSHIP  
ITS: MANAGING MEMBER

BY: WARMINGTON RESIDENTIAL CALIFORNIA, INC.  
A CALIFORNIA CORPORATION  
ITS: MANAGING MEMBER

BY: *Matthew Tinsler*  
MATTHEW TINGLER, EXECUTIVE VICE PRESIDENT

DATE: *5/20/14*

SEE SHEET 2 FOR NOTARY ACKNOWLEDGEMENT AND SIGNATURE OMISSIONS

### 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 THIS MAP, 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 \$ 28,100.00.

DATE: July 28, 2014

DON KENT  
COUNTY TAX COLLECTOR

BY: *Valerie Draz*, DEPUTY

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 28,100.00 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 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.

DATE: July 28, 2014

DON KENT  
COUNTY TAX COLLECTOR

BY: *Valerie Draz*, DEPUTY

### 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 WATER AND 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 WATER AND ELECTRIC DIVISIONS OF THE PUBLIC UTILITIES DEPARTMENT OF THE CITY OF RIVERSIDE.

DATE: June 23, 2014

GRISH BALACHANDRAN  
PUBLIC UTILITIES GENERAL MANAGER

BY: *Grish Balachandran*

### SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY: LEIGHTON AND ASSOCIATES, INC. ON DECEMBER 1, 2004 AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17953.

### RECORDER'S STATEMENT

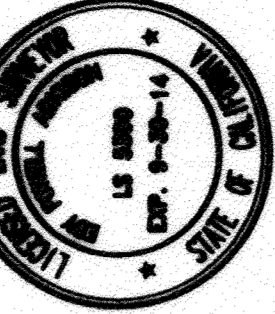
FILED THIS 29th DAY OF JULY, 2014 AT 1:23 P.M.  
IN BOOK 442 OF MAPS, AT PAGES 31-32  
AT THE REQUEST OF THE CITY CLERK OF THE CITY OF RIVERSIDE  
NO. 1014-0284155  
FEE \$ 20.00  
LARRY W. WARD, ASSESSOR-COUNTY CLERK- RECORDER

BY: *Maureen Ober*, DEPUTY

SUBDIVISION GUARANTEE:  
FIRST AMERICAN TITLE INSURANCE 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 PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF CITY-CHANG KUD ON MAY 1, 2014. HEREBY I STATE THAT THIS FINAL MAP SUBMITTED TO THE CITY OF RIVERSIDE FOR APPROVAL AND RECORDING OF THIS MAP, I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER TO OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE APRIL 30, 2016, AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. THE SURVEY IS TRUE AND COMPLETE AS SHOWN.



DATE: 5-30-2014

*Edy P. Adkison*  
EDY P. ADKISON, L.S. 5390  
EXPIRES: SEPTEMBER 30, 2014

### CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARS ON THE TENTATIVE MAP OF TRACT NO. 32787 WHICH WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF RIVERSIDE ON JULY 12, 2005 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 AND DRAINAGE FACILITIES AS SHOWN ON THIS MAP HAVE BEEN APPROVED; THAT THE PLANS FOR DRAINAGE, DRAINAGE WORKS, STORM DRAIN CONSTRUCTION IMPROVEMENTS TO ALL LOTS IN THE SUBDIVISION HAVE BEEN APPROVED; THAT THE SAME HAVE BEEN CHECKED AND APPROVED. ALL PUBLIC UTILITIES HAVE BEEN CHECKED AND APPROVED; THAT THE APPROVED PLANS OR THAT THE SUBDIVIDER HAS ENTERED INTO AN AGREEMENT WITH THE CITY OF RIVERSIDE COVERING THE COMPLETION OF ALL IMPROVEMENTS AND SPECIFYING THE TIME FOR COMPLETING THE SAME.

DATE: 6/24/2014  
THOMAS J. BOYO  
R.C.E. 38170 L.C. EXP. JUNE 30, 2014  
CITY ENGINEER

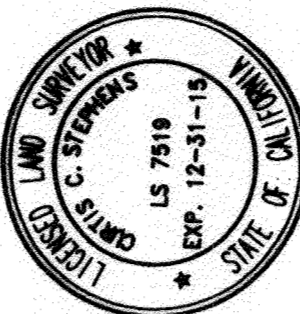
BY: *Edy P. Adkison*

### CITY SURVEYOR'S STATEMENT

I HEREBY STATE 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.

DATE: 6/24/14  
CURTIS C. STEPHENS  
L.S. 7519, L.C. EXP. 12-31-2015  
CITY SURVEYOR

BY: *Curtis C. Stephens*



### CITY CLERK'S CERTIFICATE

RESOLVED: THAT THIS MAP CONSISTING OF SIX (6) SHEETS BE, AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT MAP NO. 32787.

LOTS "A" THROUGH "D", INCLUSIVE ARE HEREBY ACCEPTED FOR PUBLIC STREET PURPOSES SUBJECT TO THE INSTALLATION OF IMPROVEMENTS TO THE SATISFACTION OF THE PUBLIC WORKS DIRECTOR OF THE CITY OF RIVERSIDE.

LOTS "A" THROUGH "E" INCLUSIVE ARE HEREBY ACCEPTED FOR PUBLIC UTILITY PURPOSES.

LOT "E" IS HEREBY ACCEPTED AS A NON-ACCESS BARRIER STRIP TO DENY ACCESS FROM THE ADJOINING PROPERTY TO THE PUBLIC STREET.

THE EASEMENTS DESIGNATED AS "UTILITY EASEMENT" ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.

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

THE EASEMENTS DESIGNATED AS "STORM DRAIN ACCESS EASEMENT" ARE HEREBY ACCEPTED FOR ACCESS PURPOSES.

THE EASEMENT DESIGNATED AS "EMERGENCY VEHICLE ACCESS EASEMENT" IS HEREBY ACCEPTED AS AN EASEMENT FOR THE RIGHT OF INGRESS/EGRESS FOR EMERGENCY VEHICLES. SAID EASEMENT SHALL BE KEPT FREE OF ANY OBSTRUCTIONS.

THE NON-ACCESS BARRIER STRIP DESIGNATED AS LOT "E" BY TRACT 28907 ON FILE IN MAP BOOK 351, PAGES 70-75, RECORDS OF RIVERSIDE COUNTY, IS HEREBY ACCEPTED FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES SUBJECT TO THE INSTALLATION OF IMPROVEMENTS TO THE SATISFACTION OF THE PUBLIC WORKS DIRECTOR OF THE CITY OF RIVERSIDE.

THAT THE FOLLOWING PUBLIC STREETS AND EASEMENTS ARE HEREBY ABANDONED IN CONFORMANCE WITH SECTION 66434(G) OF THE SUBDIVISION MAP ACT:

1. THAT CERTAIN GRANT OF EASEMENT FOR PUBLIC ROAD PURPOSES RECORDED FEBRUARY 17, 2008 AS DOCUMENT NO. 2008-0121248, OFFICIAL RECORDS OF RIVERSIDE COUNTY-MOUNTAIN HOUSE DRIVE.
2. THAT CERTAIN GRANT OF EASEMENT FOR PUBLIC ROAD PURPOSES RECORDED FEBRUARY 17, 2008 AS DOCUMENT NO. 2008-0121249, OFFICIAL RECORDS OF RIVERSIDE COUNTY-KINGDOM DRIVE AND A PORTION OF ALPINE MEADOWS LAKE.

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 CITY COUNCIL OF THE CITY OF RIVERSIDE THIS 29th DAY OF July, 20 14.

### 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 FOR THOSE NOTED BELOW.  
None.

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BECOME A LIEN UPON SAID PROPERTY.

DATE: 6/23/2014

BRENT A. HASON  
FINANCE DIRECTOR

BY: *Brent A. Hason*

BRENT A. HASON  
FINANCE DIRECTOR

BY: *Brent A. Hason*

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IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**TRACT NO. 32787**

BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER  
AND THE SOUTH ONE-QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF  
SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

NOVEMBER 2008

**adkan**  
ENGINEERS  
RIVERSIDE, CA

CITY

**NOTARY ACKNOWLEDGMENT**

STATE OF CALIFORNIA  
COUNTY OF Orange  
ON Nov 21, 2014 BEFORE ME, J. M. Hansen, Notary Public, PERSONALLY  
APPEARED Matthew Dwyer, WHO PROVED TO ME ON  
THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS/ARE SUBSCRIBED TO THE WITHIN  
INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/THAT 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.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS  
TRUE AND CORRECT.

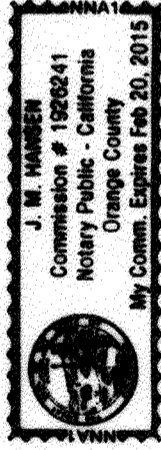
WITNESS MY HAND

SIGNATURE J. M. Hansen

PRINT NAME J.M. Hansen

MY COMMISSION EXPIRES: Feb. 20, 2015

COUNTY OF PRINCIPAL PLACE OF BUSINESS Orange county



**SIGNATURE OMISSIONS**

PURSUANT TO SECTION 86438 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE  
FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTEREST CANNOT RISEN INTO A FEE:

1. AN EASEMENT FOR AVIGATION AND INCIDENTAL PURPOSES, RECORDED MARCH 6, 2014, AS DOCUMENT NUMBER  
2014-0084326 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, IN FAVOR OF MARCH INLAND PORT AIRPORT AUTHORITY, A  
CALIFORNIA AUTHORITY. EASEMENT IS BLANKET IN NATURE.

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

# TRACT NO. 32787

BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH ONE-QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

**adkan**  
ENGINEERS  
RIVERSIDE, CA

NOVEMBER 2008

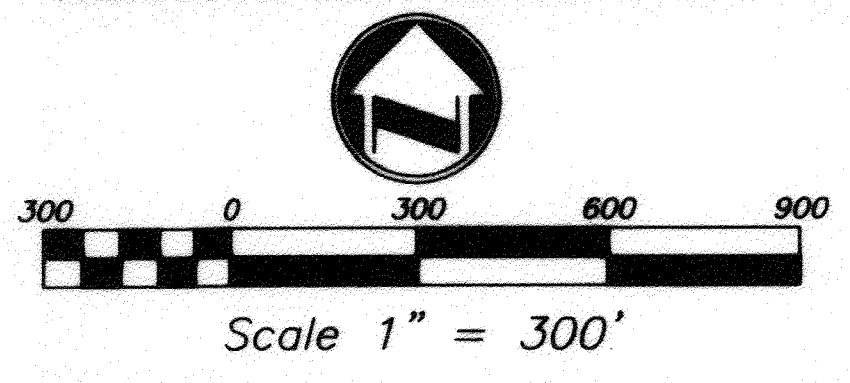
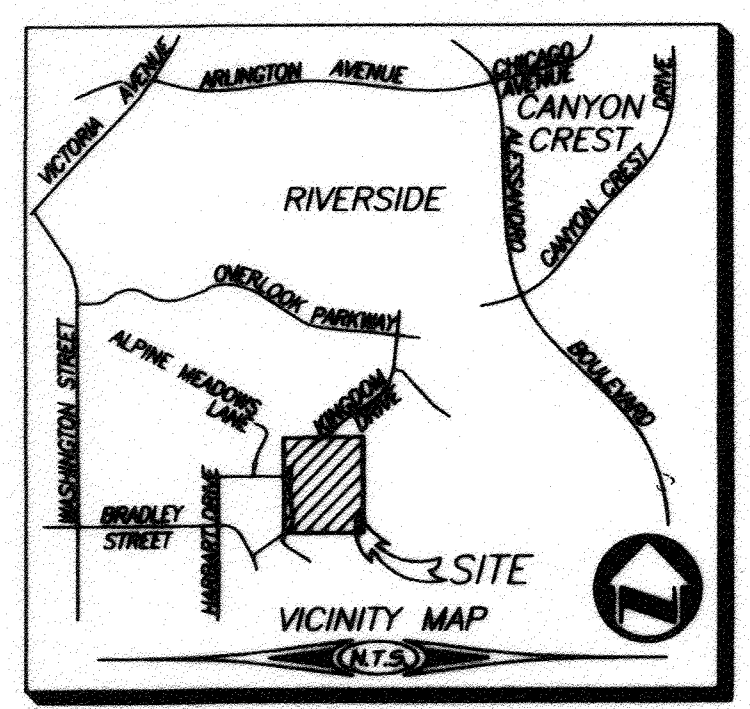
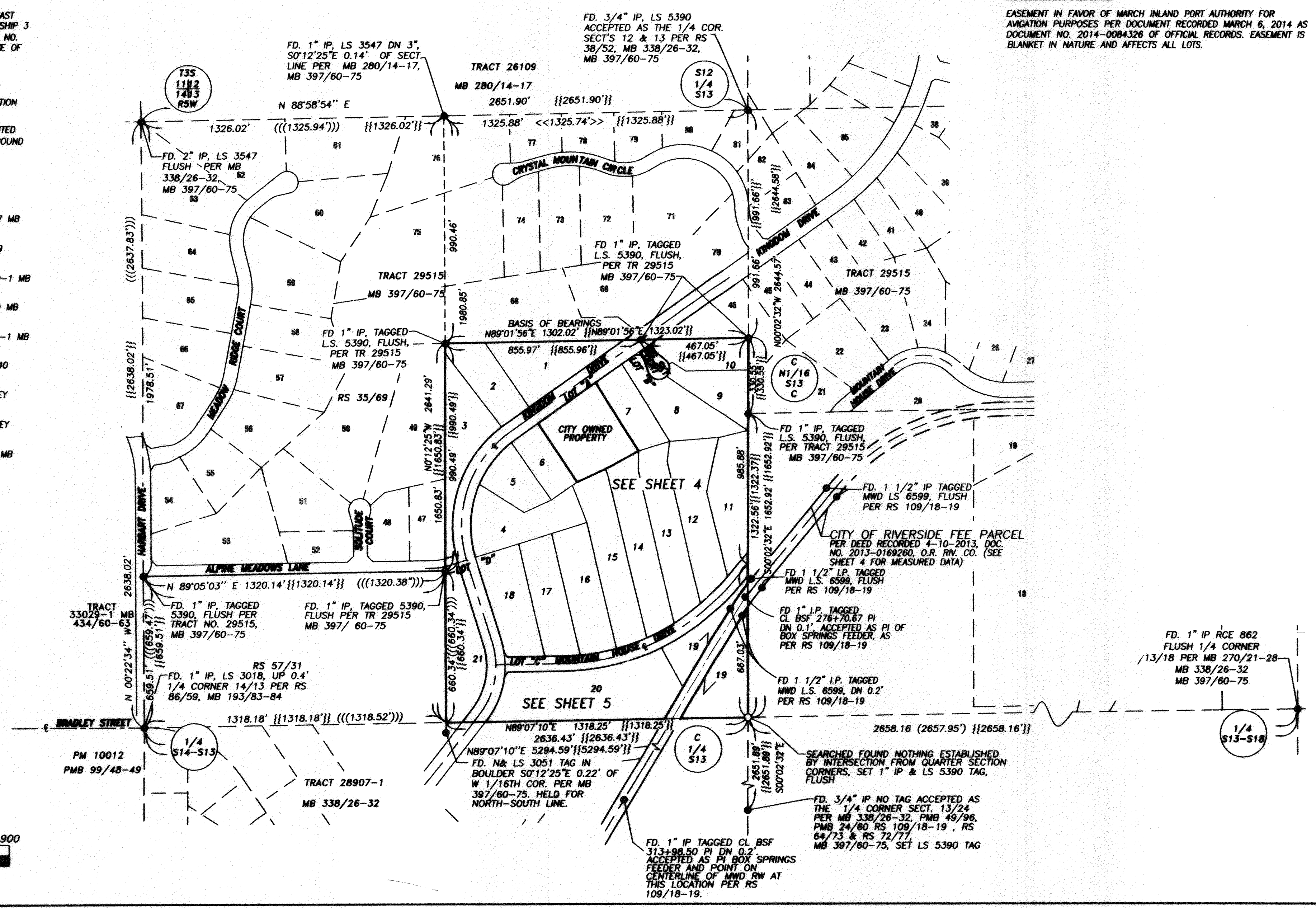
## BOUNDARY CONTROL AND SHEET INDEX MAP

### SURVEYOR'S NOTES

1. THE NORTH LINE OF SOUTH ONE-QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, S.B.M. BEING N89°01'56"E PER TRACT NO. 29515, FILED IN BOOK 397, PAGES 60 THROUGH 75 INCLUSIVE OF MAPS, WAS HELD AS THE BASIS OF BEARINGS FOR THIS MAP.
2. THIS TRACT CONTAINS 46.076 ACRES.
3. ALL FRONT LOT CORNERS ARE MONUMENTED BY A LEAD & L.S. 5390 TAG SET IN TOP OF CURB ON THE PROLONGATION OF THE LOT LINE
4. ALL REAR LOT CORNERS AND ANGLE POINTS ARE MONUMENTED BY A 1" IRON PIPE TAGGED L.S. 5390 SET FLUSH WITH GROUND UNLESS OTHERWISE NOTED
5. ○ INDICATES SET 1" IRON PIPE, FLUSH, WITH L.S. 5390 TAG, UNLESS OTHERWISE NOTED.
6. ● INDICATES FOUND MONUMENT AS NOTED.
7. (( )) INDICATES RECORD DATA PER TRACT NO. 22467 MB 188/60-62
8. [[ ]] INDICATES RECORDS DATA PER TRACT NO. 25219 MB 301/63-66
9. [ ] INDICATES RECORD DATA PER TRACT NO. 25219-1 MB 270/21-28
10. << >> INDICATES RECORD DATA PER TRACT NO. 26109 MB 280/14-17
11. ( ) INDICATES RECORD DATA PER TRACT NO. 28907-1 MB 338/26-32
12. < > INDICATES RECORD DATA PER PARCEL MAP 29840 PMB 200/68-70
13. ((( ))) INDICATES RECORD DATA PER RECORD OF SURVEY 35/69
14. { } INDICATES RECORD DATA PER RECORD OF SURVEY 109/18-19
15. {{ }} INDICATES RECORD DATA PER TRACT NO. 29515 MB 397/60-75
16. R1 INDICATES RECORD AND MEASURED DATA PER DEED RECORDED 12-28-2007, DOC. NO. 2007-0770583, OFFICIAL RECORDS, RIVERSIDE COUNTY.

### EASEMENT NOTE

EASEMENT IN FAVOR OF MARCH INLAND PORT AUTHORITY FOR AVIGATION PURPOSES PER DOCUMENT RECORDED MARCH 6, 2014 AS DOCUMENT NO. 2014-0084326 OF OFFICIAL RECORDS. EASEMENT IS BLANKET IN NATURE AND AFFECTS ALL LOTS.



442  
3A

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

# TRACT NO. 32787

BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH ONE-QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

**adkan**  
ENGINEERS  
RIVERSIDE, CA

NOVEMBER 2008

FD 1" IP, TAGGED L.S. 5390, FLUSH,  
PER TR 29515, M.B. 397/60-75

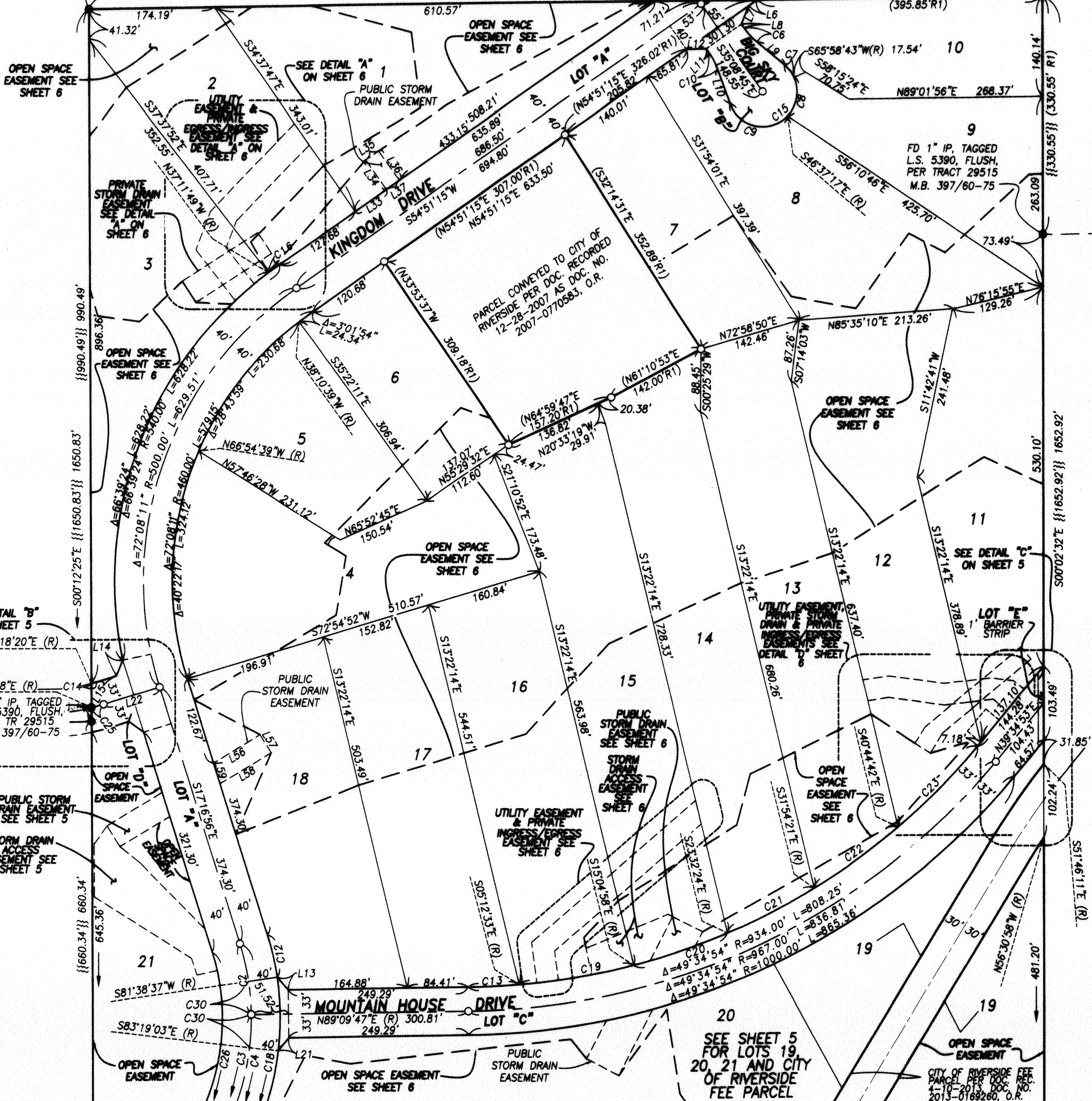
FD 1" IP, TAGGED L.S. 5390, FLUSH,  
PER TR 29515, M.B. 397/60-75

FD 1" IP, TAGGED L.S. 5390,  
FLUSH, PER TR 29515  
M.B. 397/60-75

N89°01'56"E {{1323.02}} 1323.02'

8.30'

(395.85'R)



### SURVEYOR'S NOTES

1. THE NORTH LINE OF SOUTH ONE-QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, S.B.M. BEING N89°01'56"E PER TRACT NO. 29515, FILED IN BOOK 397, PAGES 60 THROUGH 75 INCLUSIVE OF MAPS, WAS HELD AS THE BASIS OF BEARINGS FOR THIS MAP.
2. THIS TRACT CONTAINS 46.89 ACRES.
3. ALL FRONT LOT CORNERS ARE MONUMENTED BY A LEAD & L.S. 5390 TAG SET IN TOP OF CURB ON THE PROLONGATION OF THE LOT LINE
4. ALL REAR LOT CORNERS AND ANGLE POINTS ARE MONUMENTED BY A 1" IRON PIPE TAGGED L.S. 5390 SET FLUSH WITH GROUND UNLESS OTHERWISE NOTED
5. ○ INDICATES SET 1" IRON PIPE, FLUSH, WITH L.S. 5390 TAG, UNLESS OTHERWISE NOTED.
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16. R1 INDICATES RECORD AND MEASURED DATA PER DEED RECORDED 12-28-2007, AS DOC. NO. 2007-0770583, OFFICIAL RECORDS, RIVERSIDE COUNTY.

### EASEMENT NOTE

EASEMENT IN FAVOR OF MARCH INLAND PORT AUTHORITY FOR AVIGATION PURPOSES PER DOCUMENT RECORDED MARCH 6, 2014 AS DOCUMENT NO. 2014-0084326 OF OFFICIAL RECORDS. EASEMENT IS BLANKET IN NATURE AND AFFECTS ALL LOTS.



LINE	BEARING	LENGTH
L6	N54°51'15"E	14.20'
L7	S21°44'34"W	27.46'
L8	S35°08'45"E	6.49'
L9	S50°08'45"E	49.67'
L10	N20°08'45"W	49.67'
L11	N35°08'45"W	6.49'
L12	S87°57'56"W	27.46'
L13	S40°20'29"E	23.38'
L14	S21°31'22"W	23.83'
L15	S72°43'04"W	28.96'
L16	N72°43'04"E	26.42'
L17	S54°09'08"E	25.00'
L21	N38°40'03"E	23.38'
L22	S72°43'04"W	81.42'
L33	N54°51'15"E	53.08'
L34	N35°08'45"W	50.00'
L35	N54°51'15"E	22.00'

LINE	BEARING	LENGTH
L36	S35°08'45"E	50.00'
L37	S54°51'15"W	22.00'
L38	N58°42'55"E	82.27'
L39	S31°17'05"E	29.00'
L40	S58°42'55"W	89.50'
L41	N17°16'56"W	29.89'
L42	S58°42'55"W	95.89'
L43	S31°15'51"E	34.00'
L44	N58°42'55"E	87.43'
L45	N17°16'56"W	35.04'
L52	S58°42'55"W	89.43'
L53	S31°17'05"E	34.17'
L54	N58°42'55"E	80.91'
L55	N17°16'56"W	35.22'
L56	N58°42'55"E	75.75'
L57	S31°17'05"E	29.17'
L58	S58°42'55"W	83.02'
L59	N17°16'56"W	30.06'
L60	N54°51'15"W	648.94'

### SEE SHEET 5

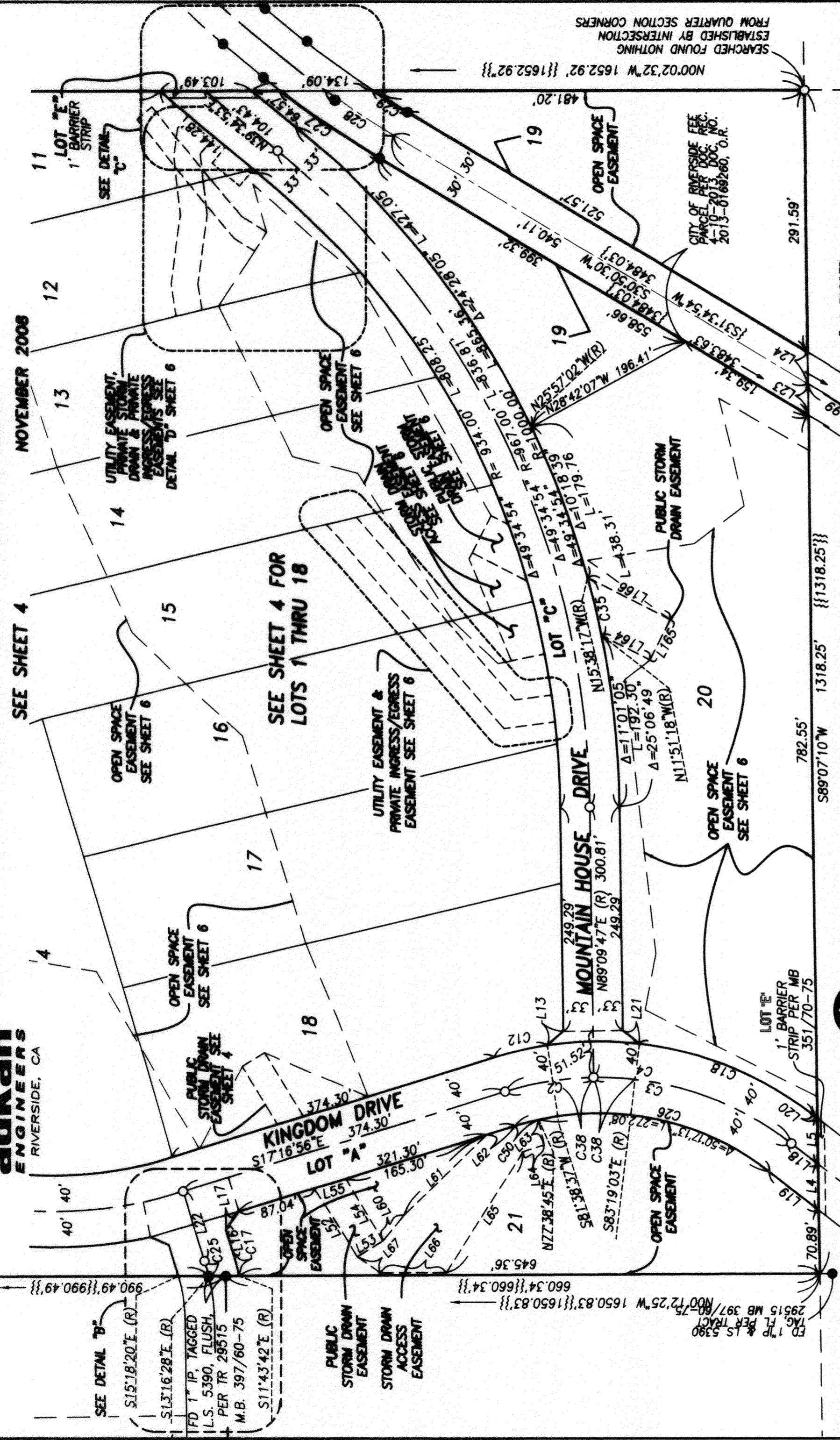
CURVE	DELTA	RADIUS	LENGTH
C2	16°26'43"	350.00'	100.46'
C3	38°46'11"	350.00'	236.83'
C4	55°12'54"	350.00'	337.29'
C6	15°00'00"	103.00'	26.97'
C7	26°07'28"	48.00'	21.89'
C8	64°24'01"	48.00'	56.46'
C9	116°28'32"	48.00'	97.58'
C10	15°00'00"	103.00'	26.97'
C11	3°01'54"	460.00'	24.34'
C12	8°55'33"	390.00'	60.76'
C13	4°22'20"	934.00'	71.27'
C14	1°58'36"	217.00'	7.49'
C15	210°00'00"	48.00'	175.93'
C16	2°03'04"	540.00'	19.33'
C18	31°15'01"	390.00'	212.71'
C19	9°52'25"	934.00'	160.95'
C20	8°27'26"	934.00'	137.87'
C21	8°21'57"	934.00'	136.37'
C22	6°50'21"	934.00'	144.09'
C23	9°40'25"	934.00'	157.70'
C25	4°00'28"	250.00'	17.49'
C26	55°12'54"	310.00'	298.74'
C28	2°56'46"	934.00'	48.03'
C30	7°31'10"	350.00'	45.93'

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

# TRACT NO. 32787

BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH ONE-QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

**adkan**  
ENGINEERS  
RIVERSIDE, CA



### SURVEYOR'S NOTES

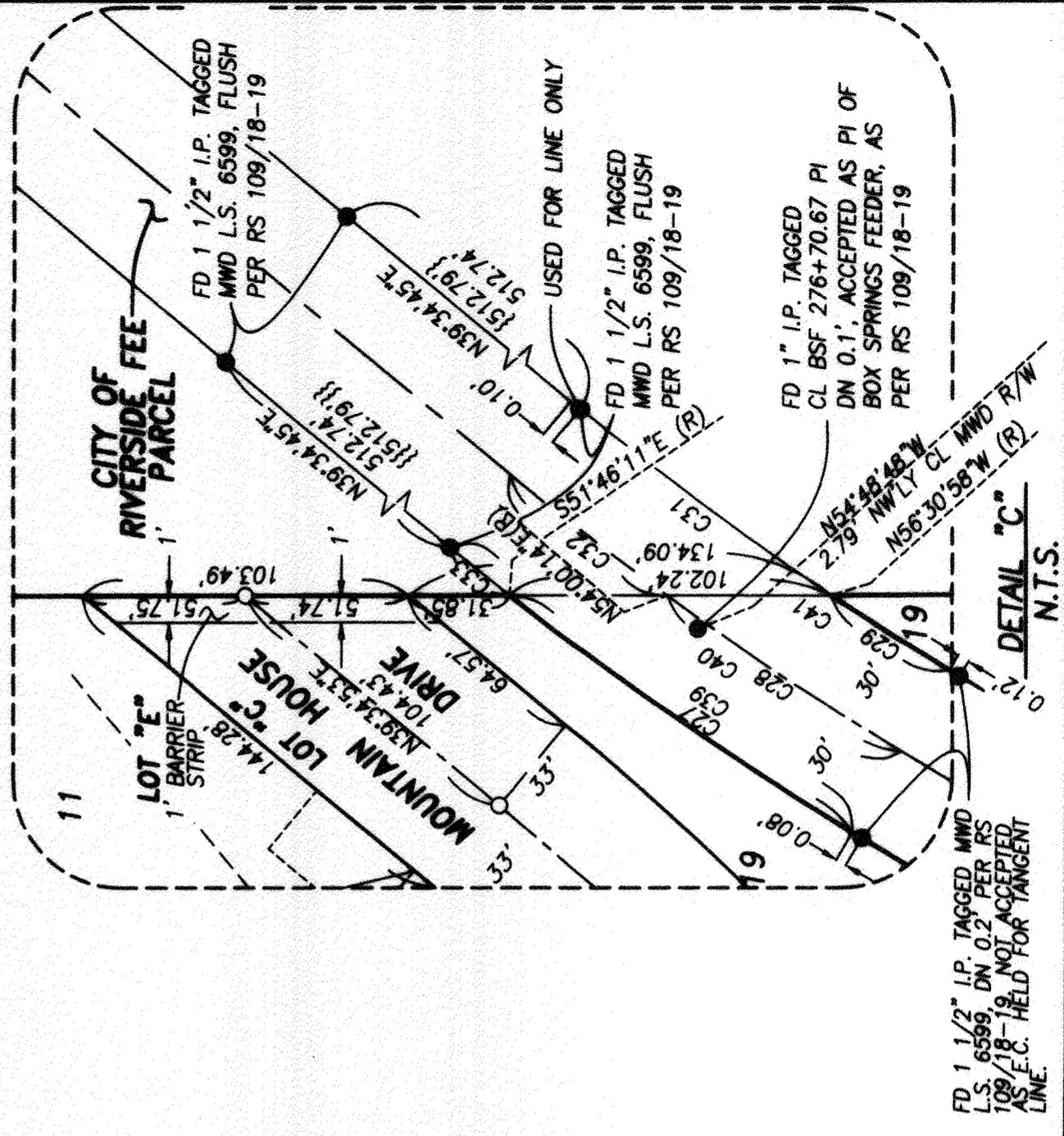
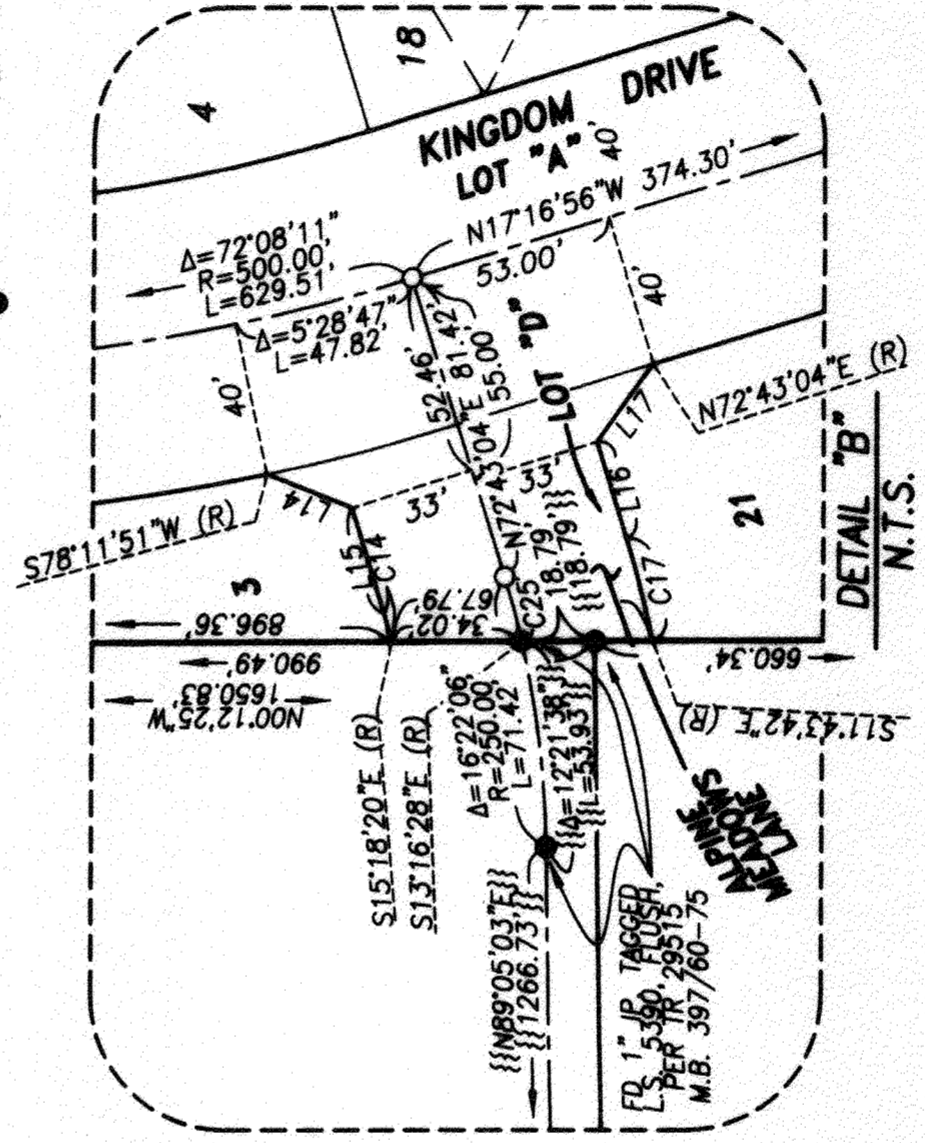
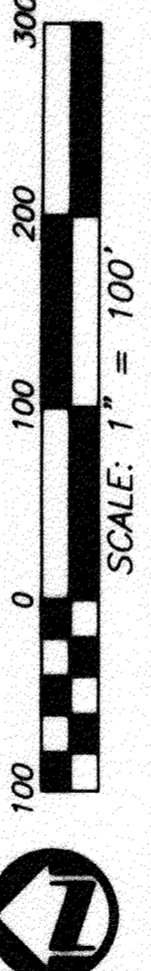
1. THE NORTH LINE OF SOUTH ONE-QUARTER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, S.B.M. BEING N89°01'56"E PER TRACT NO. 29515, FILED IN BOOK 397, PAGES 60 THROUGH 75 INCLUSIVE OF MAPS, WAS HELD AS THE BASIS OF BEARINGS FOR THIS MAP.
2. THIS TRACT CONTAINS 46.876 ACRES.
3. ALL FRONT LOT CORNERS ARE MONUMENTED BY A LEAD & L.S. 5390 TAG SET IN TOP OF CURB ON THE PROLONGATION OF THE LOT LINE.
4. ALL REAR LOT CORNERS AND ANGLE POINTS ARE MONUMENTED BY A 1" IRON PIPE TAGGED L.S. 5390 SET FLUSH WITH GROUND UNLESS OTHERWISE NOTED.
5. ○ INDICATES SET 1" IRON PIPE, FLUSH, WITH L.S. 5390 TAG, UNLESS OTHERWISE NOTED.
6. ● INDICATES FOUND MONUMENT AS NOTED.
7. (( )) INDICATES RECORD DATA PER TRACT NO. 22467 MB 186/80-62
8. [[ ]] INDICATES RECORD DATA PER TRACT NO. 25219 MB 301/63-66
9. [ ] INDICATES RECORD DATA PER TRACT NO. 25219-1 MB 270/21-28
10. << >> INDICATES RECORD DATA PER TRACT NO. 26109 MB 280/14-17
11. ( ) INDICATES RECORD DATA PER TRACT NO. 28807-1 MB 338/26-32
12. < > INDICATES RECORD DATA PER PARCEL MAP 29840 PNB 200/68-70
13. ((( ))) INDICATES RECORD DATA PER RECORD OF SURVEY 35/69
14. { } INDICATES RECORD DATA PER RECORD OF SURVEY 109/18-19
15. {{ }} INDICATES RECORD DATA PER TRACT NO. 29515 MB 397/60-75
16. R1 INDICATES RECORD AND MEASURED DATA PER DEED RECORDED 12-28-07 AS DOC. NO. 2007-070583, OFFICIAL RECORDS, RIVERSIDE COUNTY.

### EASEMENT NOTE

EASEMENT IN FAVOR OF MARCH INLAND PORT AUTHORITY FOR AVIGATION PURPOSES PER DOCUMENT RECORDED MARCH 6, 2014 AS DOCUMENT NO. 2014-0094326 OF OFFICIAL RECORDS. EASEMENT IS BLANKET IN NATURE AND AFFECTS ALL LOTS.

CURVE	DELTA	RADIUS	LENGTH
C2	16°26'43"	350.00'	100.46'
C3	38°46'11"	350.00'	236.83'
C4	55°12'54"	350.00'	337.29'
C12	8°55'33"	390.00'	60.76'
C14	1°58'36"	217.00'	7.48'
C17	5°33'14"	283.00'	27.43'
C18	31°15'01"	390.00'	212.71'
C25	4°00'28"	250.00'	17.49'
C26	55°12'54"	310.00'	298.74'
C27	7°23'19"	1030.00'	132.82'
C28	5°09'16"	1000.00'	89.96'
C29	2°38'32"	970.00'	44.73'
C31	6°05'43"	970.00'	103.19'
C32	3°34'59"	1000.00'	62.54'
C33	1°20'56"	1030.00'	24.25'
C35	3°46'59"	1000.00'	66.02'
C36	7°31'10"	350.00'	45.93'
C39	8°44'15"	1030.00'	157.07'
C40	8°44'15"	970.00'	152.50'
C41	8°44'15"	970.00'	147.92'
C50	4°55'41"	310.00'	26.66'

LINE	BEARING	LENGTH
L4	N89°07'10"E	51.34'
L5	N89°07'10"E	51.34'
L13	S40°20'29"E	23.38'
L14	S21°31'22"W	23.83'
L15	S72°43'04"W	28.96'
L16	S72°43'04"W	26.42'
L17	S54°09'08"E	25.00'
L18	N37°55'58"E	37.41'
L19	N37°55'58"E	69.59'
L20	S37°55'58"W	5.24'
L21	S38°40'03"W	23.38'
L22	N72°43'04"E	81.42'
L23	N89°07'10"E	35.27'
L24	N89°07'10"E	35.27'
L52	S58°42'55"W	89.43'
L53	S31°17'05"E	34.17'
L54	N58°42'55"E	80.91'
L55	N17°16'56"W	35.22'
L60	N50°55'19"W	36.83'
L61	N44°04'23"W	128.90'
L62	N17°16'56"W	33.74'
L63	N77°38'45"E(R)	28.95'
L64	N17°40'31"W	24.47'
L65	N57°18'52"W	160.13'
L66	N07°12'25"W	74.05'
L67	N35°13'01"E	31.06'
L164	S27°00'52"W	60.37'
L165	S62°59'08"E	50.00'
L166	N27°00'52"E	103.47'



442  
35

442/39

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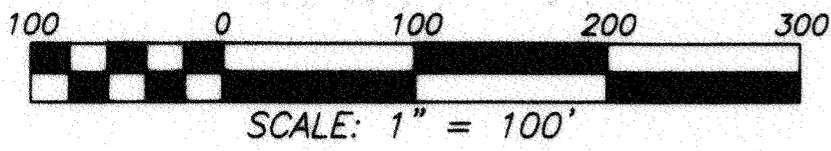
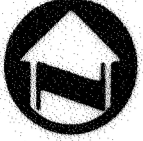
IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

SHEET 6 OF 6 SHEETS

# TRACT NO. 32787

BEING A SUBDIVISION OF A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH ONE-QUARTER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

NOVEMBER 2008



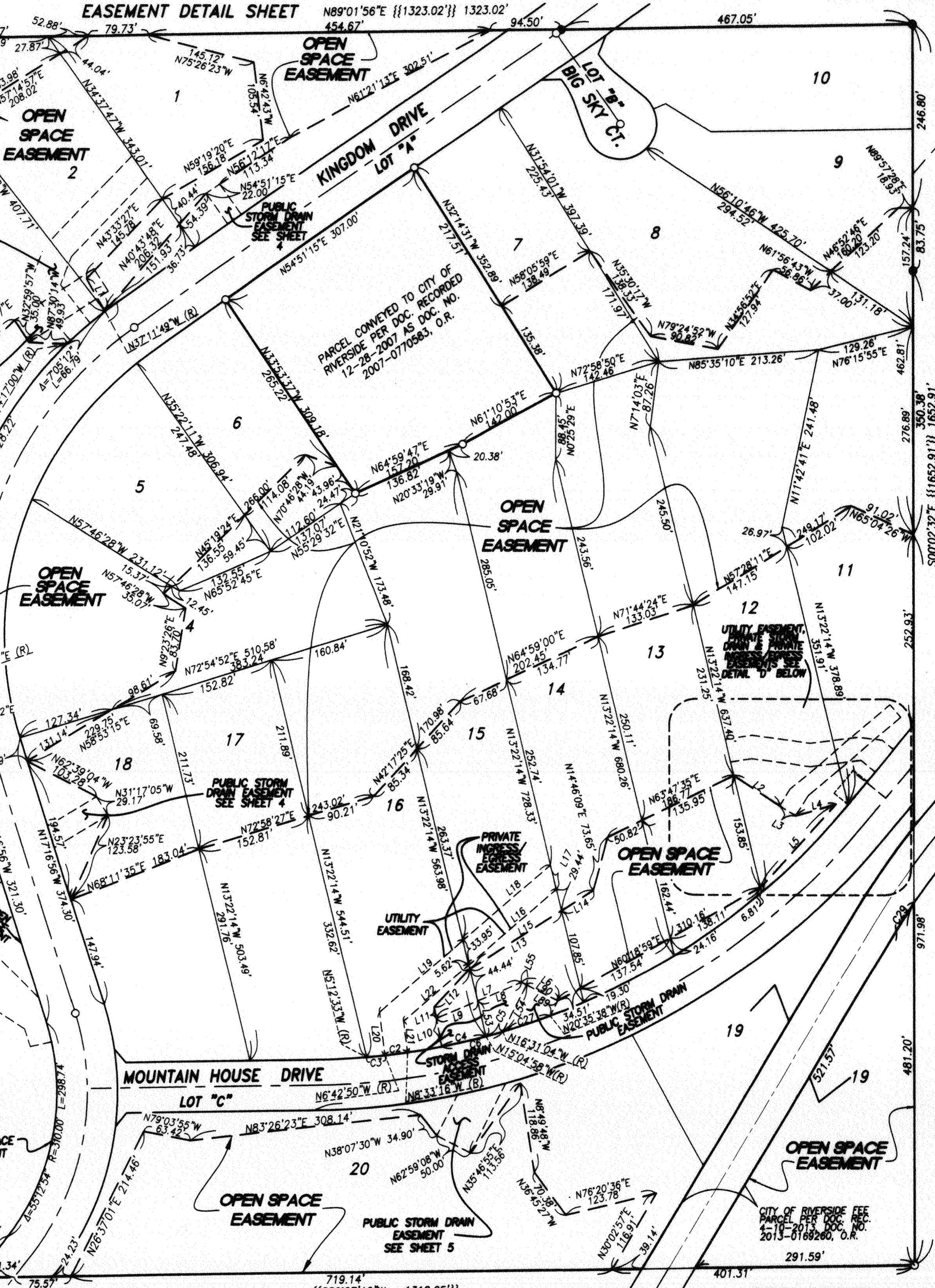
SCALE: 1" = 100'

## EASEMENT DETAIL SHEET

N89°01'56"E || 1323.02' || 1323.02'  
454.67' 94.50' 467.05'

SEE SHEETS 3 THROUGH 5 FOR SURVEYOR'S NOTES

SEE SHEETS 3 THROUGH 5 FOR EASEMENT NOTE



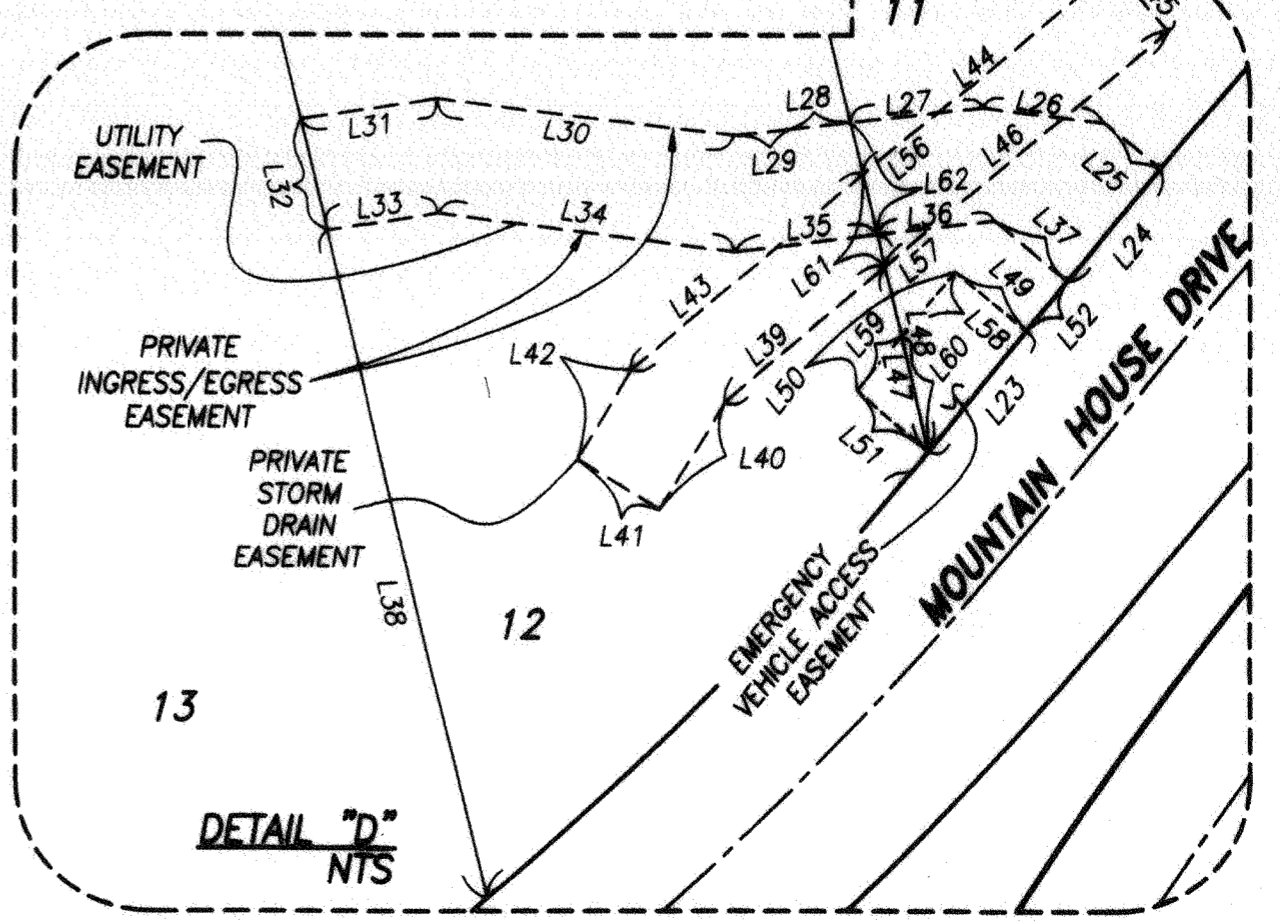
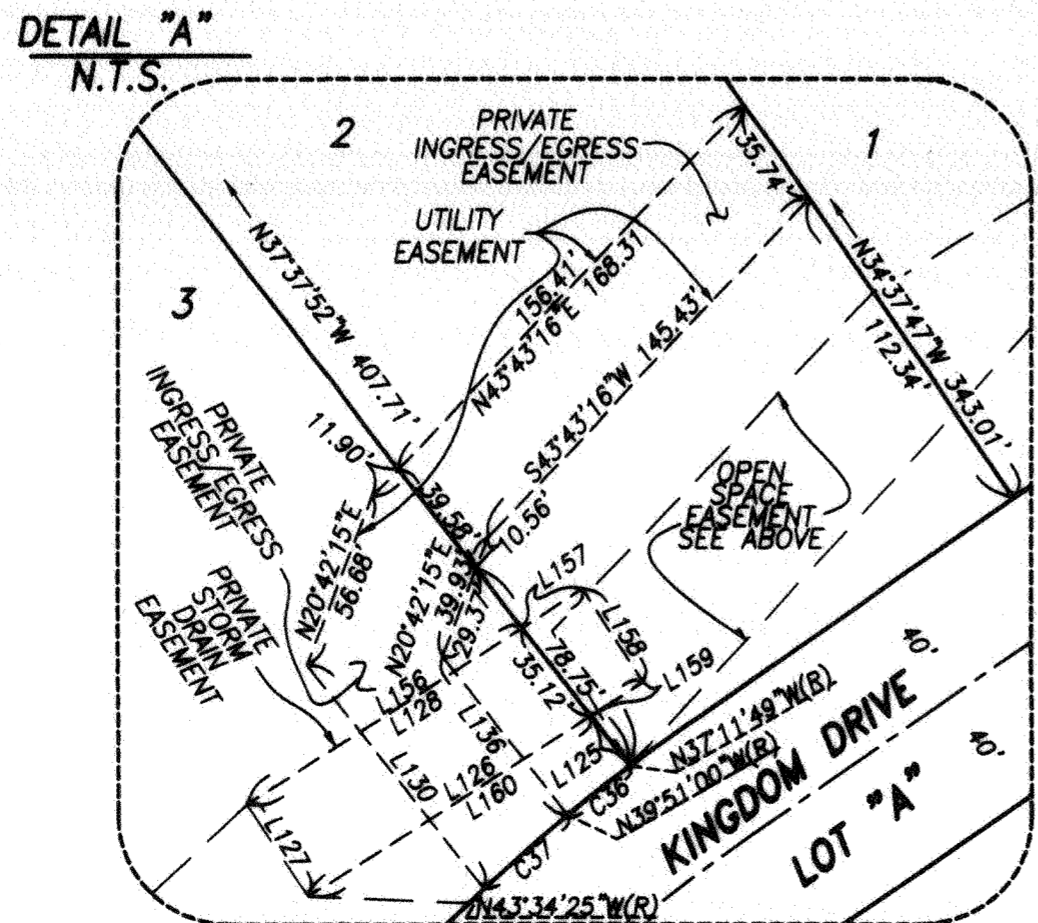
LINE TABLE

LINE	LENGTH	BEARING
L1	49.19'	N29°36'25"W
L2	72.99'	S56°29'06"E
L3	25.00'	S58°19'33"E
L4	56.10'	N73°43'18"E
L5	150.39'	S41°52'50"W
L6	54.02'	N62°59'08"W
L7	123.03'	N66°57'23"E
L8	63.63'	N66°57'23"E
L9	59.40'	N66°57'23"E
L10	38.08'	N11°24'36"W
L11	15.17'	N11°24'36"W
L12	70.07'	N42°32'59"E
L13	145.43'	N57°01'45"E
L14	50.65'	N57°01'45"E
L15	196.07'	N57°01'45"E
L16	155.05'	N48°42'33"E
L17	33.95'	N13°22'14"W
L18	155.05'	S48°42'33"W
L19	147.31'	S48°42'33"W
L20	57.64'	S07°23'21"E
L21	41.55'	N07°21'12"W
L22	115.40'	N48°42'33"E
L23	40.00'	N39°34'53"E
L24	36.03'	N39°34'53"E
L25	18.82'	N50°25'07"W
L26	32.00'	N82°38'07"W
L27	34.66'	S83°03'26"W

L28	16.04'	S83°03'26"W
L29	14.30'	S83°06'42"W
L30	78.09'	N82°34'49"W
L31	35.96'	S81°02'03"W
L32	30.09'	S13°22'14"E
L33	29.20'	S81°02'03"W
L34	77.74'	S82°36'36"E
L35	37.43'	N83°04'55"E
L36	30.85'	N83°04'55"E
L37	24.39'	S50°25'07"E
L38	179.46'	N13°22'14"W
L39	54.51'	S49°52'11"W
L40	32.19'	S31°40'27"W
L41	25.00'	N58°19'33"W
L42	26.59'	N31°40'27"E
L43	78.73'	N49°52'11"E
L44	95.20'	N49°52'11"E
L45	22.00'	S40°07'49"E
L46	108.29'	S49°52'11"W
L47	49.69'	S13°22'14"E
L48	57.17'	S13°22'14"E
L49	24.00'	N50°25'07"W
L50	40.00'	S39°34'53"E
L51	24.00'	S50°25'07"E
L52	16.79'	N39°34'53"E
L53	48.17'	N13°22'14"W
L54	89.58'	N27°00'52"E
L55	7.52'	N62°59'08"W
L56	173.93'	N49°52'11"E
L57	160.80'	N49°52'11"E
L58	21.88'	S39°34'53"E
L59	18.12'	S39°34'53"E
L60	30.07'	S13°22'14"E
L61	24.64'	S13°22'14"E
L62	30.21'	S13°22'14"E
L63	22.14'	N27°00'52"E
L64	46.50'	N62°59'08"W
L65	26.42'	S72°43'04"W
L66	25.00'	S54°09'08"E
L67	20.04'	N37°37'52"W
L68	125.00'	S70°00'56"W
L69	35.00'	S32°59'57"E
L70	125.00'	N57°00'56"E
L71	89.68'	N37°37'52"W
L72	63.72'	S37°37'52"E
L73	102.34'	N57°00'56"E
L74	22.66'	N57°00'56"E
L75	35.00'	N32°59'57"W
L76	19.83'	N57°00'56"W
L77	105.17'	N57°00'56"W

CURVE TABLE

LINE	DELTA	RADIUS	LENGTH
C1	1°58'36"	217.00'	7.49'
C2	1°50'26"	934.00'	30.00'
C3	1°30'17"	934.00'	24.53'
C4	3°40'22"	934.00'	59.87'
C5	1°26'06"	934.00'	23.40'
C6	5°06'28"	934.00'	83.27'
C7	1°00'29"	1000.00'	17.60'
C8	5°33'14"	283.00'	27.43'
C9	4°04'34"	934.00'	66.45'
C10	2°38'32"	970.00'	44.73'
C11	2°39'11"	540.00'	25.00'
C12	3°43'25"	540.00'	35.10'



CITY OF RIVERSIDE FEE PARCEL PER DOC. REC. NO. 2015-0168260, O.R.

DETAIL "A" N.T.S.

DETAIL "D" N.T.S.