

TRACT NO. 37392

IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA
BEING A PORTION OF THE WEST 1/2 OF THE SW 1/4 OF SECTION 12,
TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERRIM

NOVEMBER 2018
GABEL, COOK AND ASSOCIATES, INC.
RIVERSIDE, CA

RECORDER'S STATEMENT
FILED THIS BOOK DAY OF 2018, AT
M. IN THE OFFICE OF THE CITY CLERK OF
THE CITY OF RIVERSIDE.
NO. _____
FEE _____
PETER ALDAMA, ASSESSOR, COUNTY CLERK, RECORDER
BY: _____ DEPUTY
SUBDIVISION GUARANTEE: LAWYERS TITLE COMPANY

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 AND INSTRUMENT TO WHICH THIS STATEMENT IS REFERRED. WE HEREBY GRANT TITLE TO SAID LAND, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

WE HEREBY DEDICATE TO PUBLIC USE FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, LOT "A".

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES, LOT "B" AND "C" AND THE EASEMENTS DESIGNATED AS "D" WATERLINE EASEMENT AND "E" WATERLINE EASEMENT.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF WATER DISTRIBUTION FACILITIES, LOT "F" AND "G" AND THE EASEMENTS DESIGNATED AS "H" WATERLINE EASEMENT AND "I" WATERLINE EASEMENT.

WE HEREBY DEDICATE TO THE CITY OF RIVERSIDE AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES, LOT "J" AND "K" AND THE EASEMENTS DESIGNATED AS "L" P.U.E. AND "M" P.U.E.

WE HEREBY RELEASE AND RELINQUISH TO THE CITY OF RIVERSIDE, VEHICULAR AND PEDESTRIAN ACCESS RIGHTS TO OVERLOOK PARKWAY FROM LOT 1.

WE HEREBY RESERVE THE EASEMENTS INDICATED AS "OPEN SPACE", AS SHOWN HEREON FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, AS BIDDERS AND LOT OWNERS WITHIN THIS TRACT MAP.

WE HEREBY REQUEST THAT THE FOLLOWING EASEMENTS, WHICH ARE NOT SHOWN ON THE ATTACHED MAP, BE ABANDONED IN CONFORMANCE WITH SECTION 6444(K) OF THE SUBDIVISION MAP ACT, THAT CERTAIN EASEMENT AS CONVEYED TO THE CITY OF RIVERSIDE, UTILITIES, PUBLIC ROADS AND INCIDENTAL PURPOSES, RECORDED JANUARY 8, 1989 AS INSTRUMENT NO. 2060 IN BOOK 2504, PAGE 99 AND INSTRUMENT NO. 1785 RECORDED IN THE OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND ALSO AN EASEMENT TO THE CITY OF RIVERSIDE FOR RIGHTS OF WAY FOR WATER LINE, ELECTRICAL ENERGY DISTRIBUTION FACILITIES AND FOR AERIAL AND UNDERGROUND TELEPHONE, TELEGRAPH AERIAL AND UNDERGROUND TELEPHONE, TELEGRAPH AND COMMUNICATION FACILITIES AS RESERVED IN RESOLUTION NO. 1785 RECORDED FEBRUARY 21, 1981 AS INSTRUMENT NO. 5747, OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

WE RESERVE TO OURSELVES, SUCCESSORS, AS BIDDERS AND ALL LOT OWNERS WITHIN THIS SUBDIVISION FOR PRIVATE STREET PURPOSES, LOT "B".

MARWAN S. AL ABBASI
Marwan S. Al Abbasi
ELIZABETH AL ABBASI
Elizabeth Al Abbasi

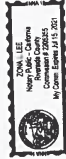
NOTARY ACKNOWLEDGEMENT

A notary public or other officer comparing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)
I, _____, a Notary Public in and for the State of California, do hereby certify that _____, known to me and proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the foregoing instrument, and that he executed the same for the purposes and consideration therein expressed, and that he executed the same on the date and at the place therein stated, and that he executed the same on 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.

WITNESSED BY HAND
SIGNATURE *Zona L. Lee*
PRINT NAME **Zona L. Lee**
COMMISSION EXPIRES **2-20-2025**
COUNTY OF PRINCIPAL PLACE OF BUSINESS **Riverside**



CITY CLERK'S CERTIFICATE

REVOLVED: THAT THIS MAP CONSISTING OF FIVE (5) SHEETS BE AND THE SAME IS HEREBY ACCEPTED AS THE FINAL MAP OF TRACT NO. 37392.

LOT "A" IS 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.

LOT "B" IS HEREBY ACCEPTED FOR PUBLIC UTILITY PURPOSES AND OTHER PUBLIC SERVICES.

LOT "C" AND THE EASEMENTS DESIGNATED AS "D" WATERLINE EASEMENT ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER FACILITIES.

LOT "D" AND THE EASEMENTS DESIGNATED AS "E" WATERLINE EASEMENT AND "F" WATERLINE EASEMENT ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF WATER DISTRIBUTION FACILITIES.

LOT "G" AND THE EASEMENTS DESIGNATED AS "G" P.U.E. AND "H" P.U.E. ARE HEREBY ACCEPTED AS EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRIC ENERGY DISTRIBUTION AND TELECOMMUNICATION FACILITIES.

THE RELEASE AND RELINQUISHMENT OF VEHICULAR AND PEDESTRIAN ACCESS RIGHTS TO OVERLOOK PARKWAY FROM LOT 1 IS HEREBY ACCEPTED.

THE NON-ACCESS BARRIER STRIP DESIGNATED AS LOT "I" - 1 FT. BARRIER STRIP ON I.B. 17819-28 IS HEREBY ACCEPTED FOR PUBLIC STREET PURPOSES.

THAT THE FOLLOWING EASEMENTS, WHICH ARE NOT SHOWN ON THE ATTACHED MAP ARE HEREBY ABANDONED IN CONFORMANCE WITH SECTION 6444(K) OF THE SUBDIVISION MAP ACT: THAT CERTAIN EASEMENT CONVEYED TO THE CITY OF RIVERSIDE, FOR WATER PIPELINES, UTILITIES, PUBLIC ROADS AND INCIDENTAL PURPOSES, RECORDED JANUARY 8, 1989 AS INSTRUMENT NO. 2060 IN BOOK 2504, PAGE 99 AND INSTRUMENT NO. 1785 RECORDED IN THE OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AND ALSO AN EASEMENT TO THE CITY OF RIVERSIDE FOR RIGHTS OF WAY FOR WATER LINE, ELECTRICAL ENERGY DISTRIBUTION FACILITIES AND FOR AERIAL AND UNDERGROUND TELEPHONE, TELEGRAPH AND COMMUNICATION FACILITIES AS RESERVED IN RESOLUTION NO. 1785 RECORDED FEBRUARY 21, 1981 AS INSTRUMENT NO. 5747 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

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 _____ DAY OF _____, 2018.

BY: _____
COLLEEN J. NICOL
CITY CLERK OF THE CITY OF RIVERSIDE, CALIFORNIA

TRACT NO. 37392

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

GABRIEL COOK AND ASSOCIATES, INC. RIVERSIDE, CA

NOVEMBER 2018

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE IS NO LIEN AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$

DATE: 11/21/2018

JON CHRISTENSEN, COUNTY TAX COLLECTOR BY: DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, AND ALL NECESSARY RECORDS OF SAID BOND HAVE BEEN FILED WITH THE COUNTY TAX COLLECTOR AND THE COUNTY RECORDER AND THE TIME PERIOD 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.

CASH OR SURETY TAX BOND

JON CHRISTENSEN COUNTY TAX COLLECTOR

BY: DEPUTY DATE: 11/21/2018

SIGNATURE OMISSIONS

PURSUANT TO SECTION 64138 OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, THE SIGNATURES OF THE FOLLOWING EASEMENT HOLDERS HAVE BEEN OMITTED SINCE THEIR INTERESTS CANNOT RIFEN INTO A FEE:

- 1. LANDSCAPING WALLS, ROADWAY SLOPE, SUPPORT AND INCIDENTAL PURPOSES AS RECORDED FEBRUARY 7, 1997 AS INSTRUMENT NO. 4748 O.R. RIVERSIDE COUNTY.
2. RIGHT OF FLIGHT OF MILITARY OR CIVILIAN AIRCRAFT AND INCIDENTAL PURPOSES AS RECORDED FEBRUARY 10, 2005 AS INSTRUMENT NO. 2005-116755 O.R. RIVERSIDE COUNTY.
3. COUNTY, MICHIGAN PORT AIRPORT AUTHORITY, HOLDER OF AN EASEMENT FOR THE RIGHT OF FLIGHT OF MILITARY OR CIVILIAN AIRCRAFT AND INCIDENTAL PURPOSES AS RECORDED FEBRUARY 10, 2005 AS INSTRUMENT NO. 2005-116759 O.R. RIVERSIDE COUNTY.
4. THE UNITED STATES OF AMERICA, HOLDER OF A RIGHT OF WAY EASEMENT FOR DITCHES OR CANALS RESERVED IN DOCUMENT RECORDED MAY 15, 1897 IN BOOK 2, PAGE 48 ET SEQ. OF PATENTS, RECORDS OF RIVERSIDE COUNTY.
5. THE UNITED STATES OF AMERICA, HOLDER OF A RIGHT OF WAY EASEMENT FOR DITCHES OR CANALS RESERVED IN DOCUMENT RECORDED JUNE 14, 1911 IN BOOK 6, PAGE 80 OF PATENTS, RECORDS OF RIVERSIDE COUNTY.
6. THE TERMS, PROVISIONS AND EASEMENTS CONTAINED IN THE DOCUMENT ENTITLED "DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATION OF INTERESTS IN THE SUBDIVISION MAP NO. 2006 AS DOCUMENT NO. 2006-218145, OFFICIAL RECORDS OF RIVERSIDE COUNTY."

SOIL REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED FOR THIS SUBDIVISION BY PACIFIC SOILS ENGINEERING, INC. ON FEBRUARY 2, 2004, AS REQUIRED BY THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA, SECTION 17951.

CITY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE AS OF THIS DATE, THERE IS NO LIEN AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID ASSESSMENTS, BONDS AND/OR LIENS, WHICH HAVE NOT BEEN PAID IN FULL EXCEPT FOR THOSE NOTED BELOW.

THIS CERTIFICATE DOES NOT INCLUDE ANY SPECIAL ASSESSMENTS, THE BONDS OF WHICH HAVE NOT BEEN PAID AND PROPERTY, AND SPECIAL ASSESSMENTS, BONDS AND/OR LIENS, WHICH HAVE NOT BEEN PAID IN FULL EXCEPT FOR THOSE NOTED BELOW.

DATE: 11/21/2018

EDUARDO ENRIQUETAZ, INTERIM CHIEF FINANCIAL OFFICER/CITY TREASURER

BY: _____

PUBLIC UTILITIES CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVIDER NAMED ON THIS MAP HAS DEPOSITED WITH THE PUBLIC UTILITIES GENERAL MANAGER, RIVERSIDE COUNTY, THE NECESSARY ASSESSMENTS, BONDS AND/OR LIENS, WHICH HAVE NOT BEEN PAID IN FULL EXCEPT FOR THOSE NOTED BELOW.

TOOD L. JORGENSEN, PUBLIC UTILITIES GENERAL MANAGER

DATE: 11/21/2018

BY: _____

ENGINEER'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 MARIAN AND ELIZABETH ALABASSI ON JULY 29, 2017. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AND THAT THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE AUGUST 17, 2022, 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: 11/21/2018

WILLIAM D. GABEL, LICENSED PROFESSIONAL LAND SURVEYOR L.C. EXPIRES 8/30/19



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. 37392, AS SUBMITTED TO THE CITY ENGINEER'S OFFICE ON SEPTEMBER 4, 2018 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 THIS MAP HAVE BEEN COMPLIED WITH AND THE MAP HAS BEEN APPROVED FOR ALL LOTS IN THE SUBDIVISION HAVE BEEN APPROVED; THAT A COMPLETE SET OF PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO MITIGATE FLOOD DAMAGE TO ALL LOTS IN THE SUBDIVISION HAVE BEEN CHECKED AND APPROVED; THAT THE PLANS FOR DRAINS, DRAINAGE WORKS, AND SEWERS SUFFICIENT TO MITIGATE FLOOD DAMAGE TO ALL LOTS IN THE SUBDIVISION HAVE BEEN CHECKED AND APPROVED; THAT ALL DEPLANS COMPLYING WITH 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.

DATE: 11/21/2018

GILBERT M. HERNANDEZ, LICENSED PROFESSIONAL CIVIL ENGINEER L.C. EXPIRES 8/30/19



CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THE MAP AND THAT I AM SATISFIED THAT THE MAP SUBSTANTIALLY CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AND THAT THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE AUGUST 17, 2022, AND THAT THE MONUMENTS ARE OR WILL BE SUFFICIENT TO COVER THEIR PLACEMENT HAS BEEN DEPOSITED WITH THE CITY OF RIVERSIDE.

DATE: 11/21/2018

CURTIS C. STEPHENS, LICENSED PROFESSIONAL LAND SURVEYOR L.S. 7519



IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA
TRACT NO. 37392
 BEING A PORTION OF THE WEST 1/2 OF THE SW 1/4 OF SECTION 12,
 TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

NOVEMBER 2018

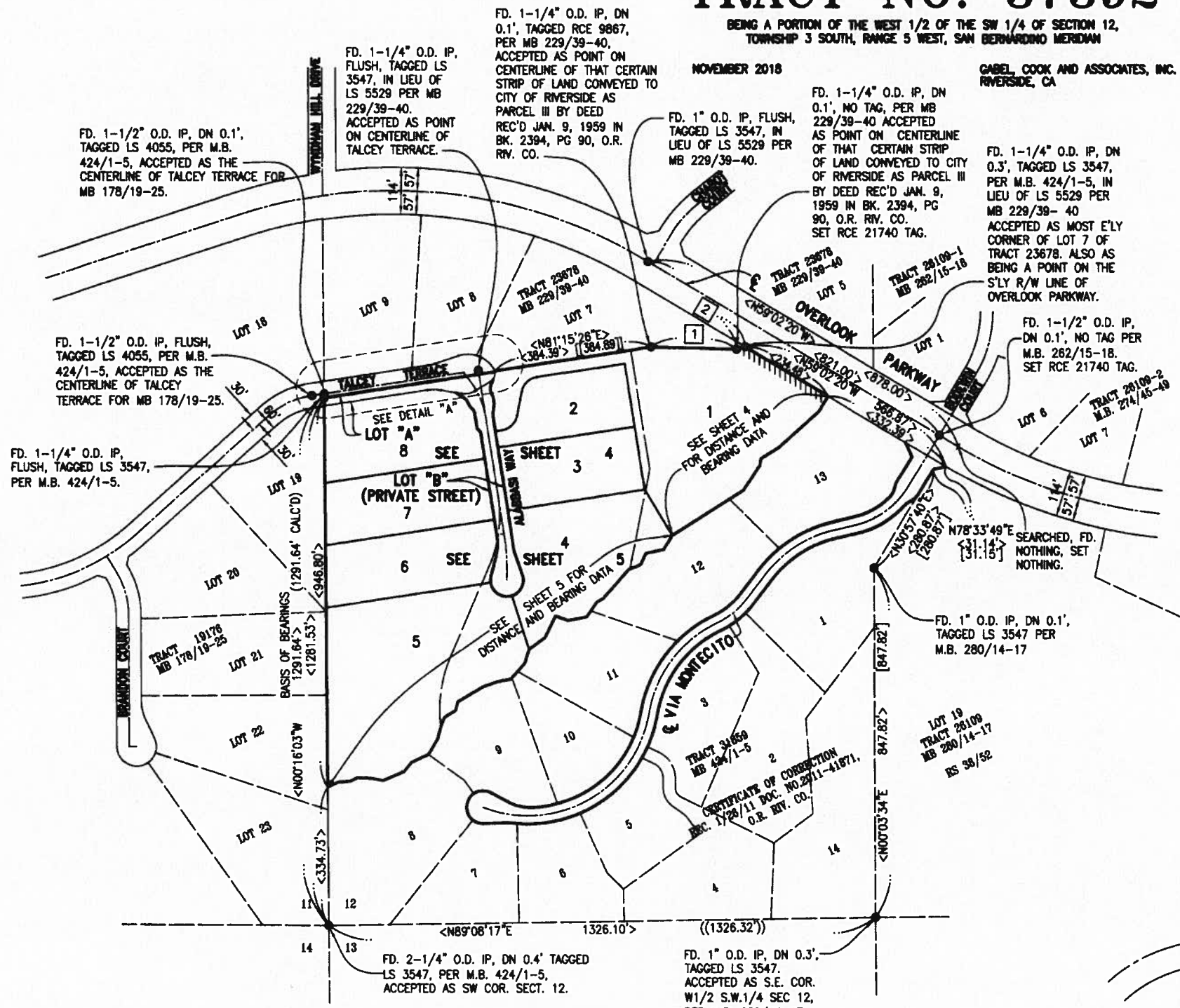
GABEL COOK AND ASSOCIATES, INC.
 RIVERSIDE, CA

ENGINEERS NOTES

1. BASIS OF BEARINGS FOR THIS MAP IS THE WESTERLY LINE OF SECTION 12, BEING $N00^{\circ}18'03"W$, AS SHOWN ON MB 178/19-25, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
2. ● INDICATES FOUND MONUMENT AS NOTED.
3. ▲ INDICATES FOUND 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, PER TRACT 31859, MB 424/1-5 AND CERTIFICATE OF CORRECTION (MONUMENT SUBSTITUTION) RECORDED 01/26/11 AS DOC. NO. 2011-41871, O.R. RIV. CO., UNLESS OTHERWISE NOTED.
4. ○ INDICATES SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, UNLESS OTHERWISE NOTED.
5. SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH AT ALL REAR LOT CORNERS, AND ANGLE POINTS IN LOT LINES.
6. SET NAIL AND RCE 21740 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED, UNLESS OTHERWISE NOTED.
7. () INDICATES RECORD DATA PER MB 178/19-25, UNLESS OTHERWISE NOTED.
8. (()) INDICATES RECORD DATA PER RS 38/52.
9. [] INDICATES RECORD DATA PER MB 280/14-17.
10. [[]] INDICATES RECORD DATA PER MB 229/39-40.
11. < > INDICATES MEASURED DATA, ALSO RECORD DATA PER M.B. 424/1-5.
12. THIS TRACT CONTAINS 16.79 GROSS ACRES.
13. // INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAVED.

EASEMENT NOTES

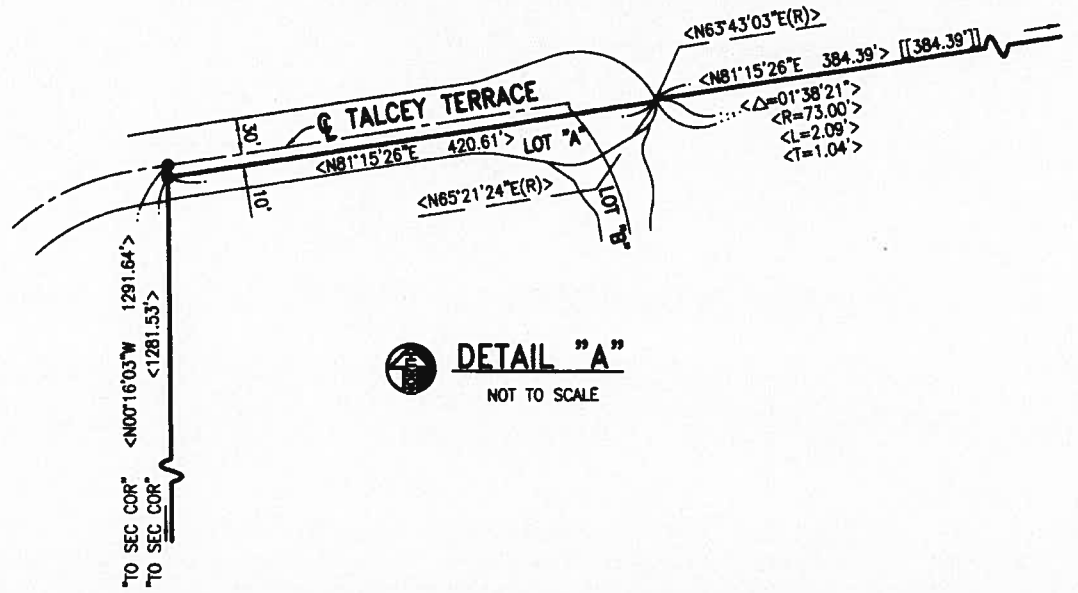
1. A RIGHT OF WAY EASEMENT FOR DITCHES OR CANALS CONSTRUCTED BY THE AUTHORITY OF THE UNITED STATES AS RESERVED IN UNITED STATES PATENT RECORDED MAY 15, 1897 IN BOOK 2 PAGE 46 ET SEQ., OF PATENTS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, CANNOT BE LOCATED FROM THE RECORDS.
2. A RIGHT OF WAY EASEMENT FOR DITCHES OR CANALS CONSTRUCTED BY THE AUTHORITY OF THE UNITED STATES AS RESERVED IN UNITED STATES PATENT RECORDED JUNE 12, 1911 IN BOOK 6 PAGE 60 OF PATENTS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, CANNOT BE LOCATED FROM THE RECORDS.
3. AN EASEMENT AND RIGHT OF WAY IN FAVOR OF THE CITY OF RIVERSIDE FOR ROADWAY SLOPE, LANDSCAPING, WALLS, SUPPORT AND INCIDENTAL PURPOSES AS RECORDED FEBRUARY 7, 1991 AS INSTRUMENT NO. 44749, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
4. AN EASEMENT IN FAVOR OF THE MARCH INLAND PORT AIRPORT AUTHORITY FOR THE RIGHT OF FLIGHT OF MILITARY OR CIVILIAN AIRCRAFT AND INCIDENTAL PURPOSES PER INSTR. NO. 2005-116755 RECORDED FEBRUARY 10, 2005, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
5. AN EASEMENT IN FAVOR OF THE MARCH INLAND PORT AIRPORT AUTHORITY FOR THE RIGHT OF FLIGHT OF MILITARY OR CIVILIAN AIRCRAFT AND INCIDENTAL PURPOSES PER INSTR. NO. 2005-116759 RECORDED FEBRUARY 10, 2005, OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
6. THE TERMS, PROVISIONS AND EASEMENTS CONTAINED IN THE DOCUMENT ENTITLED "DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATION OF STREET EASEMENTS MONTECITO", RECORDED APRIL 28, 2008 AS DOCUMENT NO. 2008-215145, OFFICIAL RECORDS OF RIVERSIDE COUNTY.



INDEX MAP



LINE TABLE			
	BEARING	DISTANCE	RECORD
1	<N88°28'48"W	206.17'>	[[206.17]]
2	<N73°38'18"E	21.77'>	[[21.77]]

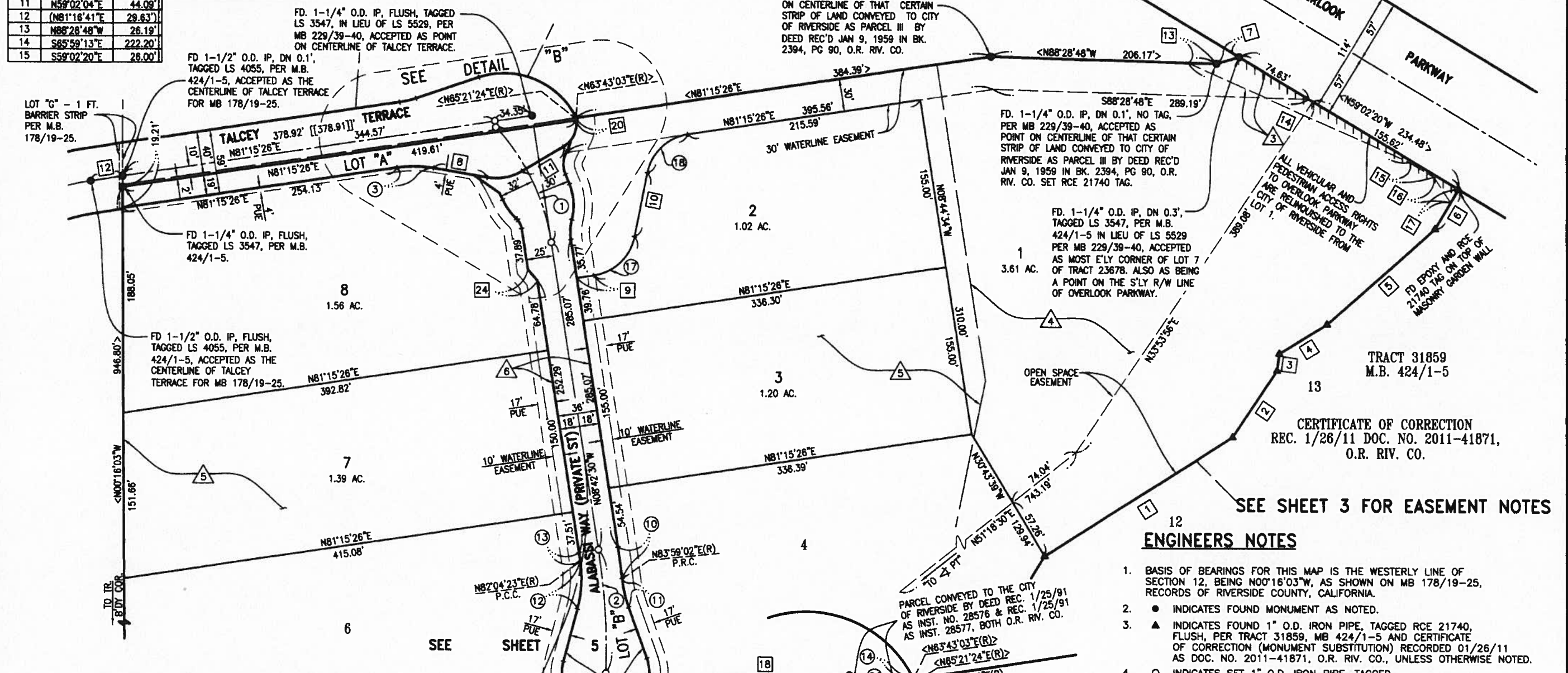
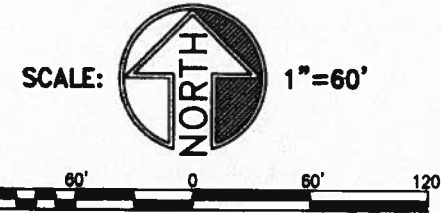


DETAIL "A"
 NOT TO SCALE

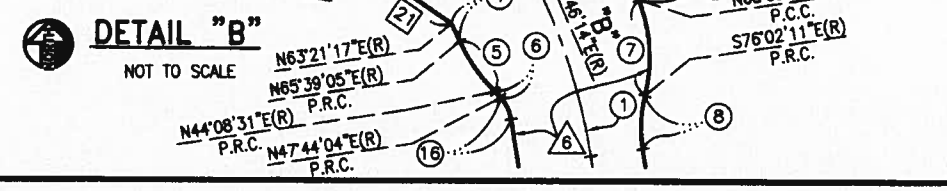
IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, STATE OF CALIFORNIA
TRACT NO. 37392
 BEING A PORTION OF THE WEST 1/2 OF THE SW 1/4 OF SECTION 12,
 TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

NOVEMBER 2018
 GABEL, COOK AND ASSOCIATES, INC.
 RIVERSIDE, CA

LINE TABLE					
LINE NO.	BEARING	LENGTH	LINE NO.	BEARING	LENGTH
1	<N57°27'13"E	203.87'	16	S33°11'36"E	28.34'
2	<N33°48'12"E	73.76'	17	N30°50'27"E	14.30'
3	<N07°26'56"E	15.79'	18	N08°44'34"W	5.37'
4	<N58°08'31"E	51.25'	19	N59°02'04"E	39.97'
5	<N48°13'01"E	132.39'	20	N81°15'26"E	1.00'
6	<N30°50'27"E	42.51'	21	N55°37'12"W	28.88'
7	<N73°38'18"E	21.77'	22	N80°21'31"W	36.90'
8	N80°21'31"W	49.71'	23	N55°37'12"E	28.83'
9	N81°17'30"E	15.89'	24	N40°05'48"W	13.44'
10	N11°15'26"E	59.62'	25	N80°21'31"W	12.81'
11	N59°02'04"E	44.09'			
12	(N81°16'41"E	29.63')			
13	N88°28'48"W	26.19'			
14	S65°59'13"E	222.20'			
15	S59°02'20"E	28.00'			



CURVE TABLE									
LINE NO.	DELTA	R	L	T	LINE NO.	DELTA	R	L	T
1	34°04'36"	200.00'	118.95'	61.29'	13	0°46'53"	582.00'	7.94'	3.97'
2	10°48'18"	600.00'	113.15'	56.74'	14	<1°38'21"	73.00'	2.09'	1.04'
3	18°23'03"	104.00'	33.37'	16.83'	15	13°33'19"	200.00'	47.32'	23.77'
4	02°17'48"	168.00'	6.73'	3.37'	16	33°33'26"	14.00'	8.20'	4.22'
5	21°30'34"	56.00'	21.02'	10.64'	17	70°02'04"	45.00'	55.00'	31.53'
6	03°35'33"	44.00'	2.76'	1.38'	18	70°00'00"	45.00'	54.98'	31.51'
7	35°19'21"	54.00'	33.29'	17.19'	19	53°19'40"	23.00'	21.41'	11.55'
8	22°40'19"	46.00'	18.20'	9.22'	20	40°36'25"	47.00'	33.31'	17.39'
9	02°23'28"	230.00'	9.60'	4.80'	21	20°35'44"	24.00'	8.63'	4.36'
10	02°41'32"	618.00'	29.04'	14.52'	22	20°55'31"	31.00'	11.32'	5.72'
11	13°34'46"	115.00'	27.26'	13.69'	23	67°46'38"	24.00'	28.39'	16.12'
12	21°51'41"	111.00'	44.29'	22.44'	24	47°10'54"	24.00'	19.76'	10.48'



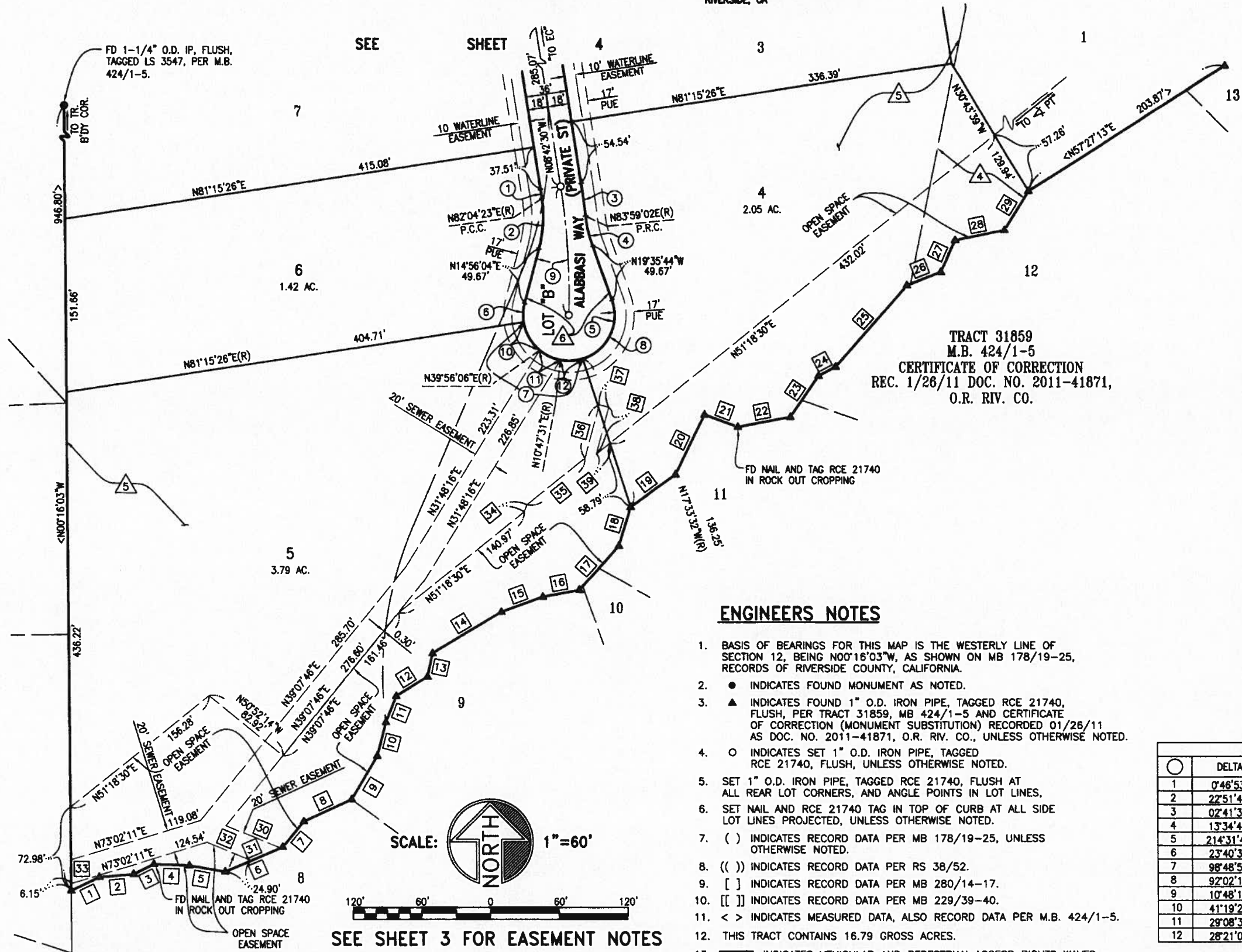
- ENGINEERS NOTES**
- BASIS OF BEARINGS FOR THIS MAP IS THE WESTERLY LINE OF SECTION 12, BEING N00°16'03"W, AS SHOWN ON MB 178/19-25, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
 - INDICATES FOUND MONUMENT AS NOTED.
 - ▲ INDICATES FOUND 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, PER TRACT 31859, MB 424/1-5 AND CERTIFICATE OF CORRECTION (MONUMENT SUBSTITUTION) RECORDED 01/26/11 AS DOC. NO. 2011-41871, O.R. RIV. CO., UNLESS OTHERWISE NOTED.
 - INDICATES SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, UNLESS OTHERWISE NOTED.
 - SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH AT ALL REAR LOT CORNERS, AND ANGLE POINTS IN LOT LINES.
 - SET NAIL AND RCE 21740 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED, UNLESS OTHERWISE NOTED.
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BEING A PORTION OF THE WEST 1/2 OF THE SW 1/4 OF SECTION 12,
 TOWNSHIP 3 SOUTH, RANGE 5 WEST, SAN BERNARDINO MERIDIAN

NOVEMBER 2018

CABEL, COOK AND ASSOCIATES, INC.
 RIVERSIDE, CA



TRACT 31859
 M.B. 424/1-5
 CERTIFICATE OF CORRECTION
 REC. 1/26/11 DOC. NO. 2011-41871,
 O.R. RIV. CO.

LINE TABLE		
LINE NO.	BEARING	LENGTH
1	<N64°25'14"E	27.42'>
2	<N84°41'25"E	30.17'>
3	<N63°49'14"E	19.72'>
4	<N87°46'41"W	31.10'>
5	<N80°04'58"W	31.76'>
6	<N66°42'30"E	54.73'>
7	<N39°39'18"E	29.13'>
8	<N65°14'42"E	46.15'>
9	<N30°38'52"E	44.33'>
10	<N14°45'24"E	30.25'>
11	<N21°51'55"E	24.71'>
12	<N58°24'58"E	31.97'>
13	<N12°15'58"E	21.10'>
14	<N59°04'42"E	70.42'>
15	<N70°05'57"E	38.67'>
16	<N79°33'07"E	32.70'>
17	<N41°42'57"E	51.80'>
18	<N17°03'09"E	35.67'>
19	<N54°04'17"E	48.39'>
20	<N25°58'39"E	58.47'>
21	<N69°51'42"W	31.04'>
22	<N79°24'53"E	47.05'>
23	<N34°14'25"E	43.84'>
24	<N62°16'43"E	17.01'>
25	<N41°21'57"E	94.82'>
26	<N68°26'25"E	31.87'>
27	<N24°35'00"E	30.18'>
28	<N78°12'17"E	43.93'>
29	<N31°14'59"E	40.39'>
30	N67°30'10"W	51.40'
31	N66°42'30"E	27.90'
32	N67°30'10"W	41.79'
33	N00°16'03"W	20.88'
34	N21°18'30"E	6.61'
35	N51°18'30"E	65.30'
36	N14°52'11"E	48.35'
37	S75°07'49"W	8.50'
38	S14°52'11"W	42.41'
39	N51°18'30"E	15.30'

ENGINEERS NOTES

- BASIS OF BEARINGS FOR THIS MAP IS THE WESTERLY LINE OF SECTION 12, BEING N00°16'03"W, AS SHOWN ON MB 178/19-25, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
- INDICATES FOUND MONUMENT AS NOTED.
- ▲ INDICATES FOUND 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, PER TRACT 31859, MB 424/1-5 AND CERTIFICATE OF CORRECTION (MONUMENT SUBSTITUTION) RECORDED 01/26/11 AS DOC. NO. 2011-41871, O.R. RIV. CO., UNLESS OTHERWISE NOTED.
- INDICATES SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH, UNLESS OTHERWISE NOTED.
- SET 1" O.D. IRON PIPE, TAGGED RCE 21740, FLUSH AT ALL REAR LOT CORNERS, AND ANGLE POINTS IN LOT LINES.
- SET NAIL AND RCE 21740 TAG IN TOP OF CURB AT ALL SIDE LOT LINES PROJECTED, UNLESS OTHERWISE NOTED.
- () INDICATES RECORD DATA PER MB 178/19-25, UNLESS OTHERWISE NOTED.
- (()) INDICATES RECORD DATA PER RS 38/52.
- [] INDICATES RECORD DATA PER MB 280/14-17.
- [[]] INDICATES RECORD DATA PER MB 229/39-40.
- < > INDICATES MEASURED DATA, ALSO RECORD DATA PER M.B. 424/1-5.
- THIS TRACT CONTAINS 16.79 GROSS ACRES.
- INDICATES VEHICULAR AND PEDESTRIAN ACCESS RIGHTS WAIVED.

CURVE TABLE				
LINE NO.	DELTA	R	L	T
1	0°46'53"	582.00'	7.94'	3.97'
2	22°51'41"	111.00'	44.29'	22.44'
3	02°41'32"	618.00'	29.04'	14.52'
4	13°34'46"	115.00'	27.26'	13.69'
5	214°31'48"	40.00'	149.77'	--
6	23°40'38"	40.00'	16.53'	8.38'
7	98°48'58"	40.00'	68.99'	46.68'
8	92°02'12"	40.00'	64.25'	41.45'
9	10°48'18"	600.00'	113.15'	56.74'
10	41°19'20"	40.00'	28.85'	15.08'
11	29°08'35"	40.00'	20.35'	10.40'
12	28°21'03"	40.00'	19.79'	10.10'

SEE SHEET 3 FOR EASEMENT NOTES