

2 PARCELS

AREAS:

PARCEL MAP NO. 20919 BOUNDARY
188,098 SQ FT - 4.318 ACRES
RIVERSIDE AVENUE
13,200 SQ FT - 0.303 ACRES
PARCEL 1
118,915 SQ FT - 2.730 ACRES
PARCEL 2
55,983 SQ FT - 1.285 ACRES
DATE OF SURVEY: SEPTEMBER 2024
BEING ALL OF TENTATIVE PARCEL MAP NO. 20919

PARCEL MAP NO. 20919

SHEET 1 OF 4

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA

BEING A SUBDIVISION OF THAT CERTAIN SOUTHERLY PARCEL AS SHOWN ON
EXHIBIT "A" OF CERTIFICATE OF COMPLIANCE NO. 112 LOT LINE ADJUSTMENT,
AS EVIDENCED BY DOCUMENT RECORDED MAY 12, 2009 AS DOCUMENT
NO. 2009-0204843, OF OFFICIAL RECORDS OF SAN BERNARDINO COUNTY,
STATE OF CALIFORNIA.

JEFFREY A. WALDEN, P.L.S. 7914 WALDEN & ASSOCIATES
SEPTEMBER 2024

OWNERSHIP CERTIFICATE

WE HEREBY STATE WE AREA ALL AND THE ONLY PARTIES HAVING RECORD TITLE INTEREST IN THE LAND COVERED BY THIS MAP, AND WE HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PARCEL MAP.

WE HEREBY DEDICATE ~~IN-FEE~~ RIVERSIDE AVENUE **AS A 40' WIDE EASEMENT** FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, AS SHOWN ON THIS PARCEL MAP, TO THE CITY OF RIALTO.

WE ALSO HEREBY DEDICATE A 5.00' WIDE EASEMENT FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, AS SHOWN ON THIS PARCEL MAP, TO THE CITY OF RIALTO.

AND WE HEREBY RESERVE UNTO OURSELVES, OUR HEIRS, SUCCESSORS, AND ASSIGNS, AN ACCESS EASEMENT OVER AND ACROSS PARCEL 1 FOR THE BENEFIT OF PARCEL 2.

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 RIALTO INVESTMENTS, LLC IN SEPTEMBER 2024. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR THAT THEY WILL BE SET IN SUCH POSITIONS WITHIN 24 MONTHS AFTER RECORDATION DATE OF THIS MAP AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.


JEFFREY A. WALDEN
P.L.S. 7914

11-03-2025
DATE



OWNER:

RIALTO INVESTMENTS, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: 
NAME: Chain Raskin
TITLE: President

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION SHOWN THEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AS REQUIRED, AND ANY APPROVED ALTERATIONS THERETO, AND THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

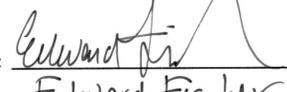
DATED THIS _____ DAY OF _____, 20____

MATTHEW S. BENNETT, R.C.E. 65100
CITY ENGINEER
CITY OF RIALTO



BENEFICIARY:

PMF CA REIT, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, BENEFICIARY UNDER A DEED OF TRUST RECORDED AUGUST 26, 2025 AS DOCUMENT NO. 20250202502, OFFICIAL RECORDS.

BY: 
NAME: Edward Fischer
TITLE: Pres. of the Manager

CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND HAVE FOUND THAT IT CONFORMS WITH THE MAPPING PROVISIONS OF THE SUBDIVISION MAP ACT AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED THIS _____ DAY OF _____, 20____

JASON J. STILLER, P.L.S. 9271
CONTRACT CITY SURVEYOR
CITY OF RIALTO



SEE SHEET 2 FOR NOTARY ACKNOWLEDGMENTS.

SIGNATURE OMISSIONS

PURSUANT TO THE PROVISIONS OF SECTION 66436(a)(3)(A)(i-viii) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

- SEMI-TROPIC LAND AND WATER COMPANY, HOLDER OF AN EASEMENT FOR PIPE LINES, RECORDED DECEMBER 24, 1890 IN BOOK 122, PAGE 331, DEEDS. (SAID DOCUMENT IS ILLEGIBLE, EASEMENT IS NOT SHOWN HEREON).
- RIALTO IRRIGATION DISTRICT, HOLDER OF AN EASEMENT FOR WATER PIPES AS RESERVED IN DEED RECORDED JUNE 11, 1906, IN BOOK 377, PAGE 297, DEEDS.
- CALIFORNIA FRUIT GROWERS ASSOCIATION OF LOS ANGELES, A CORPORATION. HOLDER OF AN EASEMENT FOR WATER PIPES, AS RESERVED IN DEED RECORDED JUNE 23, 1906 IN BOOK 377, PAGE 389, DEEDS.
- CITY OF RIALTO, AND/OR ITS ASSIGNS, HOLDER OF AN EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF SEWER LINES, PIPE LINES AND MANHOLES FOR SANITARY SEWER SYSTEM PURPOSES, RECORDED MAY 15, 1956 IN BOOK 3938, PAGE 257, OFFICIAL RECORDS.
- SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, ITS SUCCESSORS AND ASSIGNS, HOLDER OF AN EASEMENT FOR UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS, RECORDED OCTOBER 30, 1986 AS DOCUMENT NO. 86-320872, OFFICIAL RECORDS.
- OWNERS OF PARCELS 1, 2 & 3 OF PARCEL MAP NO. 15160, P.M.B. 186, PAGES 61 AND 62 OF PARCEL MAPS, HOLDER OF AN EASEMENT FOR RECIPROCAL ACCESS, DRAINAGE, PARKING, PUBLIC UTILITIES AND SEWER, AS RESERVED ON SAID PARCEL MAP NO. 15160.
- CITY OF RIALTO, A MUNICIPAL CORPORATION, HOLDER OF AN EASEMENT FOR STREET AND PUBLIC UTILITY PURPOSES, RECORDED FEBRUARY 08, 2000 AS DOCUMENT NO. 20000043105, OFFICIAL RECORDS.

CITY CLERK'S CERTIFICATE

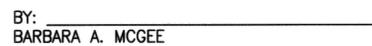
I, BARBARA A. MCGEE, CITY CLERK FOR THE CITY OF RIALTO, DO HEREBY CERTIFY THAT THE CITY COUNCIL, BY A MOTION DULY SECONDED AND PASSED, APPROVED THE ATTACHED MAP ON THE _____ DAY OF _____, 20____

AND THAT THEREUPON SAID COUNCIL DID ACCEPT, ON BEHALF OF THE CITY OF RIALTO FOR PUBLIC USE:

RIVERSIDE AVENUE IS HEREBY ACCEPTED **AS A 40' WIDE EASEMENT** ~~IN-FEE~~ FOR PUBLIC ~~SERVICES~~ **STREET AND PUBLIC UTILITY PURPOSES** AS SHOWN ON THIS PARCEL MAP.

A 5.00' WIDE EASEMENT FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES, AS SHOWN ON THIS PARCEL MAP.

DATED THIS _____ DAY OF _____, 20____

BY: 
BARBARA A. MCGEE
CITY CLERK
CITY OF RIALTO

BOARD OF SUPERVISOR'S CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 227,800.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF SAN BERNARDINO COUNTY, STATE OF 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 SAN BERNARDINO COUNTY ASSESSOR-RECORDER-COUNTY CLERK ARE A LIEN AGAINST SAID PROPERTY, BUT NOT YET PAYABLE; AND THAT THE SUBDIVIDER HAS FILED WITH ME A CERTIFICATE BY THE PROPER OFFICER GIVING ~~THEIR~~ **THEIR** ESTIMATE OF THE AMOUNT OF SAID TAXES AND SPECIAL ASSESSMENTS; AND SAID BOND IS HEREBY ACCEPTED. **THE**

LYNNA MONELL
CLERK OF THE BOARD OF SUPERVISORS
SAN BERNARDINO COUNTY

DATED: 1/21/2026

BY: 
DEPUTY

AUDITOR-CONTROLLER / TREASURER / TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THE OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE REAL PROPERTY SHOWN UPON THIS MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS, NOT YET PAYABLE, ESTIMATED TO BE \$ 227,800.00

ENSEN MASON
AUDITOR-CONTROLLER/TREASURER/TAX COLLECTOR
SAN BERNARDINO COUNTY

DATED: 1/21/2026

BY: 
DEPUTY

SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE

THIS MAP HAS BEEN FILED UNDER DOCUMENT NUMBER _____
THIS _____ DAY OF _____, 20____, AT _____ M.,
IN BOOK _____ OF PARCEL MAPS AT PAGES _____, AT THE REQUEST OF
CHICAGO TITLE COMPANY, IN THE AMOUNT OF \$ _____.

JOSIE GONZALES
ASSESSOR-RECORDER
SAN BERNARDINO COUNTY

BY: _____
DEPUTY RECORDER

PARCEL MAP NO. 20919

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA

AREAS:
 PARCEL MAP NO. 20919 BOUNDARY
 188,098 SQ FT - 4.318 ACRES
 RIVERSIDE AVENUE
 13,200 SQ FT - 0.303 ACRES
 PARCEL 1
 118,915 SQ FT - 2.730 ACRES
 PARCEL 2
 55,983 SQ FT - 1.285 ACRES
 DATE OF SURVEY: SEPTEMBER 2024
 BEING ALL OF TENTATIVE PARCEL MAP NO. 20919

JEFFREY A. WALDEN, P.L.S. 7914 WALDEN & ASSOCIATES
 SEPTEMBER 2024

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING 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 Los Angeles) SS
 ON 11/12/2025 BEFORE ME, ARTHUR MINH LAI / Notary Public
 _____, PERSONALLY APPEARED CHAIM RASKIN

WHO 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 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. MY PRINCIPAL PLACE OF BUSINESS
 SIGNATURE [Signature] IS IN Los Angeles COUNTY.
 _____ MY COMMISSION EXPIRES 10/20/2027
ARTHUR MINH LAI MY COMMISSION NUMBER 2468663
 (NAME PRINTED)



NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING 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 _____) SS
 ON _____ BEFORE ME, _____
 _____, PERSONALLY APPEARED _____

WHO 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 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. MY PRINCIPAL PLACE OF BUSINESS
 SIGNATURE _____ IS IN _____ COUNTY.
 _____ MY COMMISSION EXPIRES _____
 _____ MY COMMISSION NUMBER _____
 (NAME PRINTED)

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING 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 Los Angeles) SS
 ON 11/25/2025 BEFORE ME, Sandra E. Hernandez Ortega
 _____, PERSONALLY APPEARED Edward Fischer

WHO 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 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. MY PRINCIPAL PLACE OF BUSINESS
 SIGNATURE [Signature] IS IN Los Angeles COUNTY.
 _____ MY COMMISSION EXPIRES May 12, 2027
Sandra E. Hernandez Ortega MY COMMISSION NUMBER 2446742
 (NAME PRINTED)

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING 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 _____) SS
 ON _____ BEFORE ME, _____
 _____, PERSONALLY APPEARED _____

WHO 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 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. MY PRINCIPAL PLACE OF BUSINESS
 SIGNATURE _____ IS IN _____ COUNTY.
 _____ MY COMMISSION EXPIRES _____
 _____ MY COMMISSION NUMBER _____
 (NAME PRINTED)

2 PARCELS
AREAS:

PARCEL MAP NO. 20919 BOUNDARY
188,098 SQ FT - 4.318 ACRES
RIVERSIDE AVENUE
13,200 SQ FT - 0.303 ACRES
PARCEL 1
118,915 SQ FT - 2.730 ACRES
PARCEL 2
55,983 SQ FT - 1.285 ACRES
DATE OF SURVEY: SEPTEMBER 2024
BEING ALL OF TENTATIVE PARCEL MAP NO. 20919

PARCEL MAP NO. 20919

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO,
STATE OF CALIFORNIA

JEFFREY A. WALDEN, P.L.S. 7914

WALDEN & ASSOCIATES

SEPTEMBER 2024

SHEET 3 OF 4

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED UPON THE CENTERLINE OF RIVERSIDE AVENUE BEING NORTH 00°29'40" WEST AS SHOWN ON PARCEL MAP NO. 15160, P.M.B. 186/61-62.

BOUNDARY ESTABLISHMENT NOTES

- ① ESTABLISHED AS WEST LINE OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11 AND AS CENTERLINE OF RIVERSIDE AVENUE. BY FOUND MONUMENTS PER (R1, R2, R3 & R4).
- ② ESTABLISHED AS NORTH LINE PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY FOUND MONUMENTS PER (R1 & R2).
- ③ ESTABLISHED AS NORTHEAST CORNER OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, AND THE NORTHWEST CORNER PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY INTERSECTION OF ESTABLISHED LINES ① AND ② AND RECORD DISTANCE FROM MONUMENT ① PER (R1, R2 & R4).
- ④ ESTABLISHED AS EAST LINE OF THE WEST 1/2 OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, AND AS THE EAST LINE OF PARCEL MAP NO. 15160, P.M.B. 186/61-62 AND OF RECORD OF SURVEY 19-0226, R.S.B. 167/40, BY FOUND MONUMENTS.
- ⑤ ESTABLISHED AS THE SOUTH LINE OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY FOUND MONUMENTS PER (R1 & R2).
- ⑥ ESTABLISHED LINE BY HOLDING PARALLEL TO AND 50.50' NORTHERLY OF THE SOUTH LINE OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62, PER (R2).
- ⑦ ESTABLISHED AS SOUTH LINE OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, BY HOLDING BEARING PARALLEL TO THE SOUTH LINE OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62, FROM MONUMENT ⑩, PER (R1 & R2).
- ⑧ ESTABLISHED AS THE EASTERLY MOST WESTERLY LINE OF PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY FOUND MONUMENTS PER (R1 & R2).
- ⑨ ESTABLISHED AS NORTH LINE OF SOUTHERLY 6.00' OF THE EASTERLY 349.00' OF THE WESTERLY 404.00' OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY FOUND MONUMENTS PER (R2).
- ⑩ ESTABLISHED AS SOUTHWEST CORNER OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, BY INTERSECTION OF ESTABLISHED LINES ① AND ⑦ PER (R1, R2 & R3).
- ⑪ ESTABLISHED AS 55.00' RIGHT-OF-WAY LINE PER (R1 & R2) BY FOUND MONUMENTS AND HOLDING PARALLEL TO CENTERLINE OF RIVERSIDE AVENUE.
- ⑫ ESTABLISHED AS EAST 4.0' OF THE WEST 44.0' OF THE SOUTH 1/2 OF THE WEST 1/2 OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, PER DEED RECORDED IN BOOK 5964, PAGE 223, OFFICIAL RECORDS, BY HOLDING LINE PARALLEL TO ESTABLISHED LINE ①.
- ⑬ ESTABLISHED AS EAST 6.0' OF THE WEST 50.0' OF THE WEST 1/2 OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11, PER DEED RECORDED AS DOCUMENT NO. 85-258781, OFFICIAL RECORDS, BY HOLDING LINE PARALLEL TO ESTABLISHED LINE ①.
- ⑭ ESTABLISHED AS THE SOUTHWESTERLY MOST CORNER OF PARCEL MAP NO. 15160, P.M.B. 186/61-62, BY HOLDING RECORD DISTANCES FROM ① PER (R1).
- ⑮ ESTABLISHED BY INTERSECTION.

SURVEY REFERENCE NOTES:

- (R1) INDICATES RECORD DATA PER PARCEL MAP NO. 15160, P.M.B. 186/61-62.
(R2) INDICATES RECORD DATA PER RECORD OF SURVEY NO. 19-0226, R.S.B. 167/40.
(R3) INDICATES RECORD DATA PER PARCEL MAP NO. 9053, P.M.B. 98/76-77.
(R4) INDICATES RECORD DATA PER PARCEL MAP NO. 19059, P.M.B. 8-11.
(R5) INDICATES RECORD DATA PER COUNTY OF SAN BERNARDINO CORNER RECORD DOCUMENT NO. 301 058 / 11 0466.
M INDICATES MEASURED DISTANCE.
C INDICATES CALCULATED DISTANCE FROM RECORD DATA.

MONUMENT NOTES:

- INDICATES FOUND MONUMENT AS NOTED BELOW.
- ① FOUND 1 1/4" IRON PIPE, NO TAG PER (R2 & R4). DOWN 0.40'. ACCEPTED AS CENTERLINE INTERSECTION RIVERSIDE AVENUE AND SAN BERNARDINO AVENUE. HELD FOR LINE. TAG STAMPED "PLS 7914" TO BE SET PER THIS PARCEL MAP.
 - ② SEARCHED FOUND NOTHING. ESTABLISHED BY FOUND TIES PER (R5). ACCEPTED AS CENTERLINE INTERSECTION RIVERSIDE AVENUE AND VALLEY BOULEVARD. HELD FOR LINE. SPIKE & WASHER STAMPED "PLS 7914" TO BE SET PER THIS PARCEL MAP.
 - ③ FOUND 1" IRON PIPE WITH YELLOW PLASTIC CAP STAMPED "LOCKWOOD LS 7378" PER (R1) (R2*). UP 0.15'. ACCEPTED AS SOUTHWEST CORNER PARCEL 3, PARCEL MAP NO. 15160, P.M.B. 186/61-62. HELD FOR LINE.
 - ④ FOUND 5/8" RE-BAR WITH YELLOW PLASTIC CAP STAMPED "LS 5113" PER (R2). DOWN 0.10'. ACCEPTED AS SOUTHWESTERLY MOST CORNER OF RECORD OF SURVEY 19-0226, R.S.B. 167/40. HELD FOR LINE.
 - ⑤ FOUND 5/8" RE-BAR, NO TAG, NO REFERENCE, OFF N 00°29'40" W 1.85' FROM INTERSECTION OF ESTABLISHED LINES ⑦ AND ⑩ AND THE NORTHWEST CORNER OF PARCEL 3, PARCEL MAP NO. 9053, P.M.B. 98/76-77. DOWN 0.40'. HELD FOR NORTH-SOUTH LINE.
 - ⑥ FOUND 1" IRON PIPE WITH YELLOW PLASTIC CAP STAMPED "LOCKWOOD LS 7378" PER (R1) (R2*), FLUSH. ACCEPTED AS NORTHERLY CORNERS OF PARCEL 2, PARCEL MAP NO. 15160, P.M.B. 186/61-62. HELD FOR LINE.
 - ⑦ FOUND 1" IRON PIPE, ILLEGIBLE, NO REFERENCE, BENT. OFF N 46°41'22" W 1.27' FROM NORTHEAST CORNER PARCEL MAP NO. 15160, P.M.B. 186/61-62. DOWN 0.30'
 - ⑧ FOUND 5/8" RE-BAR WITH YELLOW PLASTIC CAP STAMPED "LS 5113" PER (R2). FLUSH. ACCEPTED AS SOUTHEAST CORNER RECORD OF SURVEY 19-0226, R.S.B. 167/40. HELD FOR LINE.
 - ⑨ FOUND 1" IRON PIPE WITH YELLOW PLASTIC CAP STAMPED "LOCKWOOD LS 7378" PER (R1) (R2*). FLUSH. ACCEPTED AS SOUTHEAST CORNER OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62. HELD FOR LINE.
 - ⑩ FOUND 5/8" RE-BAR WITH YELLOW PLASTIC CAP STAMPED "LS 5113" PER (R2). DOWN 0.30'. ACCEPTED AS SOUTHEAST CORNER OF THE WEST HALF OF FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11 AND THE NORTHEAST CORNER OF PARCEL 3, PARCEL MAP NO. 9053, P.M.B. 98/76-77.
 - ⑪ FOUND LEAD, TACK & TAG STAMPED "RCE 11447" PER (R1). DOWN 0.20'. ACCEPTED AS THE SOUTHWESTERLY CORNER OF PARCEL 1, PARCEL MAP NO. 15160, P.M.B. 186/61-62. HELD FOR LINE.
 - ⑫ FOUND LEAD, TACK & TAG IN TOP OF CONCRETE WALL STAMPED "LS 7378" IN LIEU OF 1" IRON PIPE PER (R1) (R2*). FLUSH. ACCEPTED AS INTERSECTION OF THE NORTHERLY MOST SOUTHERLY LINE AND THE EASTERLY MOST WESTERLY LINE OF PARCEL MAP NO. 15160, P.M.B. 186/61-62. HELD FOR LINE.
 - ⑬ FOUND 5/8" RE-BAR WITH YELLOW PLASTIC CAP STAMPED "LS 5113" PER (R2). FLUSH. ACCEPTED AS INTERSECTION OF THE NORTHERLY PROLONGATION OF ESTABLISHED LINE ⑨ AND ESTABLISHED LINE ⑨. HELD FOR LINE.
 - ⑭ SEARCHED FOR FOUND NOTHING.
 - INDICATES SET MONUMENT PER THIS PARCEL MAP AS NOTED BELOW.
 - ⑮ 1" IRON PIPE WITH TAG STAMPED "PLS 7914", OR LEAD, TACK & TAG STAMPED "PLS 7914", OR SPIKE & WASHER WITH TAG STAMPED "PLS 7914" TO BE SET WITHIN 24 MONTHS AFTER RECORDATION DATE OF THIS PARCEL MAP.

(R2*) R2 INDICATES FOUND MONUMENT PER (R1) BUT HAS INCORRECT TAG NUMBER SHOWN.

EASEMENTS:

- Ⓐ INDICATES AN EASEMENT FOR WATER PIPES OR PIPES FOR THE DISTRIBUTION OF WATER, RESERVED IN FAVOR OF THE RIALTO IRRIGATION DISTRICT, PER DEED RECORDED JUNE 11, 1906 IN BOOK 377, PAGE 297, OF DEEDS. (SAID EASEMENT IS BLANKET IN NATURE OVER FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11).
- Ⓑ INDICATES AN EASEMENT FOR WATER PIPE OR PIPES FOR THE DISTRIBUTION OF WATER, RESERVED BY CALIFORNIA FRUIT GROWERS ASSOCIATION OF LOS ANGELES, PER DEED RECORDED JUNE 23, 1906, IN BOOK 377, PAGE 389, OF DEEDS. (SAID EASEMENT IS BLANKET IN NATURE OVER FARM LOT 194, TOWN OF RIALTO AND ADJOINING SUBDIVISIONS, M.B. 4/11).
- Ⓒ INDICATES AN EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF SEWER LINES, PIPE LINES AND MANHOLES, IN CONNECTION WITH THE SANITARY SEWER SYSTEM, IN FAVOR OF THE CITY OF RIALTO AND/OR ITS ASSIGNS, RECORDED MAY 15, 1956, IN BOOK 3938, PAGE 257, OF OFFICIAL RECORDS.
- Ⓓ INDICATES AN EASEMENT FOR UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS FOR DISTRIBUTING ELECTRICAL ENERGY AND TRANSMITTING INTELLIGENCE BY ELECTRICAL MEANS, IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, A CORPORATION, ITS SUCCESSORS OR ASSIGNS, RECORDED OCTOBER 30, 1986, AS DOCUMENT NO. 86-320872, OF OFFICIAL RECORDS.
- Ⓔ INDICATES EASEMENTS FOR RECIPROCAL ACCESS, DRAINAGE, PARKING, PUBLIC UTILITIES AND SEWER PURPOSES, AS RESERVED IN FAVOR OF PARCELS 1 THROUGH 3 INCLUSIVE, AS SHOWN ON PARCEL MAP NO. 15160, FILED IN BOOK 186, PAGES 61 & 62 OF PARCEL MAPS, RECORDS OF THE COUNTY RECORDER.
- Ⓕ INDICATES AN EASEMENT FOR STREET AND PUBLIC UTILITY PURPOSES, IN FAVOR OF THE CITY OF RIALTO, A MUNICIPAL CORPORATION, RECORDED FEBRUARY 08, 200 AS DOCUMENT NO. 20000043105, OF OFFICIAL RECORDS.
- Ⓖ INDICATES A 5.00' EASEMENT FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES DEDICATED TO THE CITY OF RIALTO HEREON.
- Ⓗ INDICATES A 40.00' EASEMENT FOR PUBLIC STREET AND PUBLIC UTILITY PURPOSES OVER RIVERSIDE AVENUE DEDICATED TO THE CITY OF RIALTO HEREON.

2 PARCELS
 AREAS:
 PARCEL MAP NO. 20919 BOUNDARY
 188,098 SQ FT - 4.318 ACRES
 RIVERSIDE AVENUE
 13,200 SQ FT - 0.303 ACRES
 PARCEL 1
 118,915 SQ FT - 2.730 ACRES
 PARCEL 2
 55,983 SQ FT - 1.285 ACRES
 DATE OF SURVEY: SEPTEMBER 2024
 BEING ALL OF TENTATIVE PARCEL MAP NO. 20919

PARCEL MAP NO. 20919

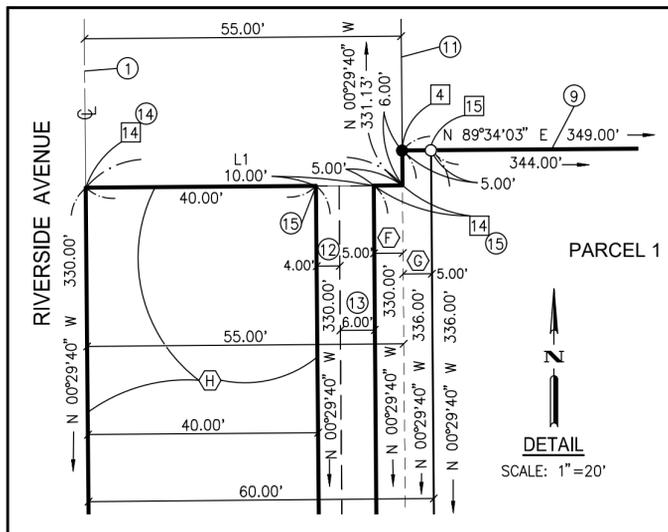
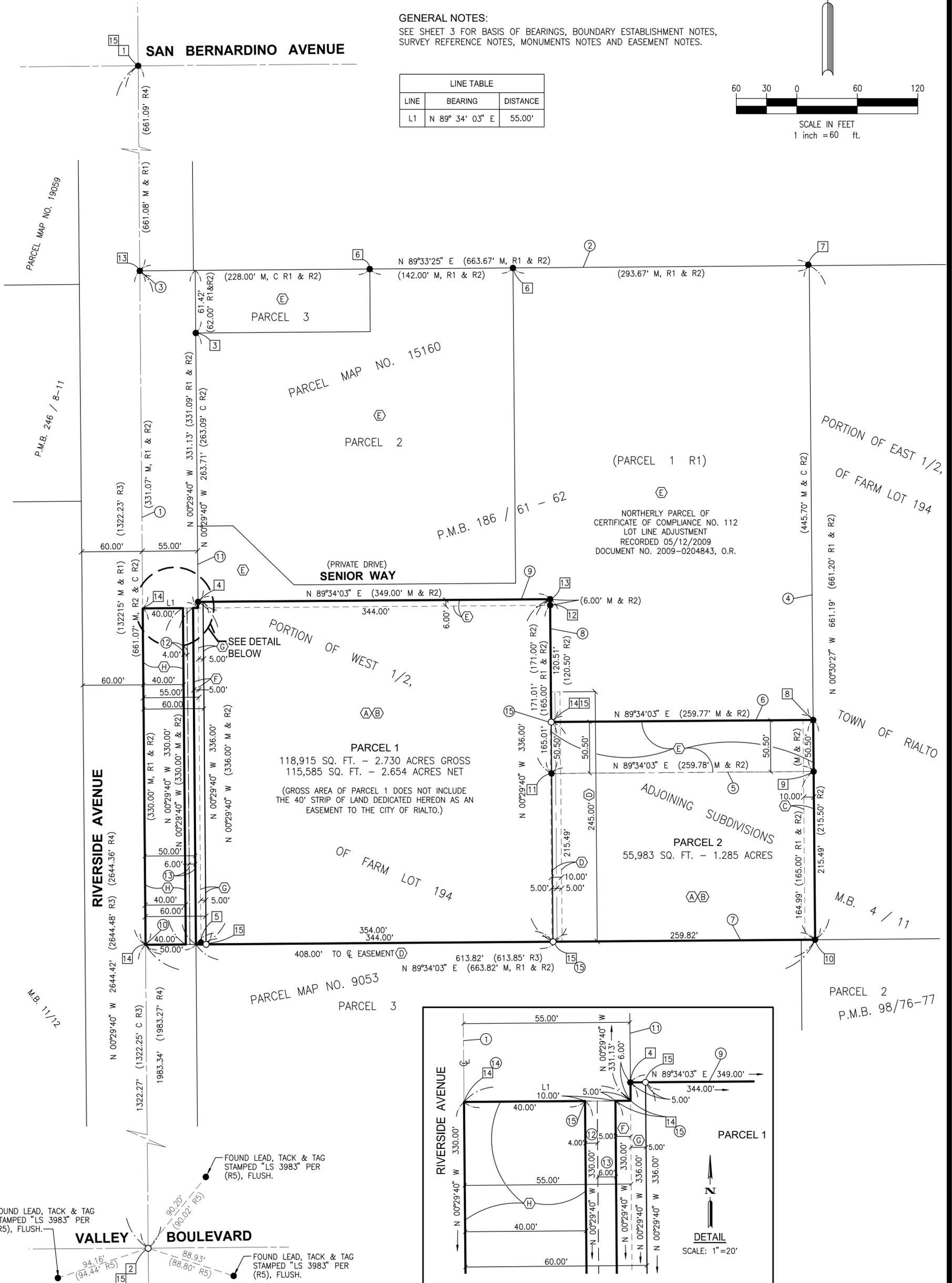
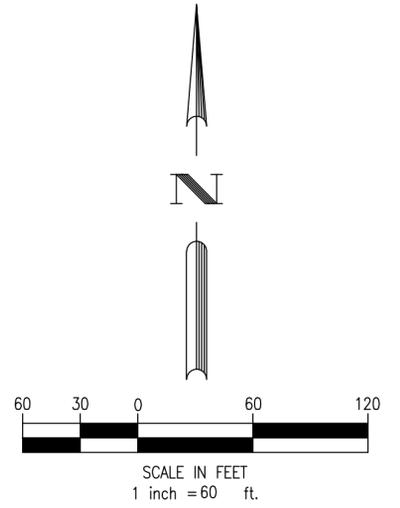
SHEET 4 OF 4

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO,
 STATE OF CALIFORNIA

JEFFREY A. WALDEN, P.L.S. 7914 WALDEN & ASSOCIATES
 SEPTEMBER 2024

GENERAL NOTES:
 SEE SHEET 3 FOR BASIS OF BEARINGS, BOUNDARY ESTABLISHMENT NOTES,
 SURVEY REFERENCE NOTES, MONUMENTS NOTES AND EASEMENT NOTES.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 89° 34' 03" E	55.00'



FOUND LEAD, TACK & TAG
 STAMPED "LS 3983" PER
 (R5), FLUSH.

FOUND LEAD, TACK & TAG
 STAMPED "LS 3983" PER
 (R5), FLUSH.

FOUND LEAD, TACK & TAG
 STAMPED "LS 3983" PER
 (R5), FLUSH.