

AREA: 4.54 AC GROSS
4.49 AC NET
NO. OF NUMBERED LOTS: 30
NO. OF LETTERED LOTS: 7

TRACT MAP NO.18827

SHEET 1 OF 3 SHEETS

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO

BEING A SUBDIVISION OF LOTS 4, 5, 6, 10, 11 AND 12 OF MAELAND TRACT NO. 2098 RECORDED IN BOOK 30, PAGE 32 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

ALLARD ENGINEERING

AUGUST, 2019

OWNER'S STATEMENT

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

WE HEREBY DEDICATE TO THE CITY OF RIALTO, WEST VALLEY WATER DISTRICT, THE PUBLIC IN GENERAL, AND PUBLIC UTILITY COMPANIES, AN EASEMENT FOR STREETS AND PUBLIC UTILITY PURPOSES, IN, UNDER, OVER, THROUGH AND ACROSS SPRUCE AVENUE, SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

WE HEREBY DEDICATE TO THE CITY OF RIALTO, WEST VALLEY WATER DISTRICT AND PUBLIC UTILITY COMPANIES, AN EASEMENT FOR INGRESS & EGRESS, PUBLIC UTILITIES, SEWER, EMERGENCY ACCESS, IN, UNDER, OVER, THROUGH, AND ACROSS LOTS "A" (TULLOCK STREET), LOT "D" AND LOT "G", SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

WE HEREBY DEDICATE TO THE CITY OF RIALTO FOR LANDSCAPE PURPOSES, A VARIABLE WIDTH EASEMENT ALONG SPRUCE AVENUE AND A 5.00 FOOT WIDE EASEMENT ALONG IDYLLWILD AVENUE, SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

WE HEREBY DEDICATE TO THE CITY OF RIALTO ALL VEHICULAR ACCESS RIGHTS TO LOTS "B", "C", AND "G" WHERE THEY ABUT SPRUCE AVENUE AND IDYLLWILD AVENUE, AS SHOWN ON THIS MAP.

WE HEREBY RESERVE FOR THE USE AND BENEFIT OF ALL NUMBERED LOTS WITHIN THIS MAP RIGHTS FOR PRIVATE STREET AND UTILITY PURPOSES, EMERGENCY ACCESS, IN, UNDER, OVER, THROUGH, AND ACROSS LOTS "A" (TULLOCK STREET) AND "D" AS SHOWN ON THIS MAP.

WE HEREBY RESERVE FOR THE USE OF OURSELVES, SUCCESSORS, ASSIGNS, AND THE HOMEOWNER'S ASSOCIATION LOT "E" FOR RECREATIONAL, WATER QUALITY AND OPEN SPACE PURPOSES; LOTS "B", "C" & "G" FOR LANDSCAPE PURPOSES; AND LOT "F" FOR STORM WATER DETENTION BASIN PURPOSES.

WE RESERVE FOR THE USE OF OURSELVES, SUCCESSORS, ASSIGNS, AND THE HOMEOWNER'S ASSOCIATION THE DRAINAGE EASEMENTS, AS SHOWN ON THIS MAP.

MV AMCV LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

MARAGUN M. MOBILE
NAME / TITLE

NAME / TITLE

NOTARY ACKNOWLEDGEMENT

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 San Bernardino }SS

ON February 20, 2020 BEFORE ME, Susan Spariol, A NOTARY PUBLIC, PERSONALLY APPEARED Steven W. Landis, 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 THE PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

MY PRINCIPAL PLACE OF BUSINESS IS

SIGNATURE Susan Spariol
NOTARY PUBLIC IN AND FOR SAID STATE

IN San Bernardino COUNTY

MY COMMISSION NO. 2284243

MY COMMISSION EXPIRES: Apr. 25, 2023

PRINT NAME

SIGNATURE OMISSION:

THE SIGNATURE OF THE AUTHORIZED AGENT OF THE GERBER CHILDREN'S CENTERS, INC., THE OWNERS OF AN EASEMENT FOR SANITARY SEWER, SURFACE DRAINAGE, FLOWAGE, DRAINAGE FACILITIES AND INCIDENTAL PURPOSES, RECORDED MARCH 16, 1988 AS INSTRUMENT NO. 88-077487, OFFICIAL RECORDS OF SAN BERNARDINO COUNTY HAS BEEN OMITTED UNDER THE PROVISIONS OF SECTION 66436 (a) (3) (i-viii) OF THE SUBDIVISION MAP ACT OF THE STATE OF CALIFORNIA, AS IT'S INTEREST CANNOT RIPEN INTO A FEE.

BOARD OF SUPERVISORS' CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 16,800.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, CONDITIONED UPON 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 OF SAN BERNARDINO 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 HIS ESTIMATE OF THE AMOUNT OF SAID TAXES AND ASSESSMENTS; AND SAID BOND IS HEREBY ACCEPTED.

DATE: 3/13/2020

LYNNA MONELL
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF SAN BERNARDINO

BY: Ashley Alward, DEPUTY

CITY CLERK'S STATEMENT:

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:

EASEMENT FOR STREETS AND PUBLIC UTILITY PURPOSES, IN, UNDER, OVER, THROUGH AND ACROSS SPRUCE AVENUE, SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

AN EASEMENT FOR INGRESS & EGRESS, PUBLIC UTILITIES, SEWER, EMERGENCY ACCESS, IN UNDER, OVER, THROUGH, AND ACROSS LOTS "A" AND "D" (TULLOCK STREET), SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

EASEMENTS FOR LANDSCAPE PURPOSES OF VARIABLE WIDTH ALONG SPRUCE AVENUE AND A 5.00 FOOT WIDE ALONG IDYLLWILD AVENUE, SUBJECT TO IMPROVEMENT, AS SHOWN ON THIS MAP.

ALL VEHICULAR ACCESS RIGHTS TO LOTS "B", "C", AND "G" WHERE THEY ABUT SPRUCE AVENUE AND IDYLLWILD AVENUE, AS SHOWN ON THIS MAP.

DATED THIS _____ DAY OF _____, 20____.

BARBARA A. MCGEE
CITY CLERK, CITY OF RIALTO

NOTARY ACKNOWLEDGEMENT

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, _____, A NOTARY PUBLIC, 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 THE PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

MY PRINCIPAL PLACE OF BUSINESS IS

SIGNATURE _____
NOTARY PUBLIC IN AND FOR SAID STATE

IN _____ COUNTY

MY COMMISSION NO. _____

MY COMMISSION EXPIRES: _____

PRINT NAME

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 KEN LANDIS IN AUGUST, 2019. ALL MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR 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 IN COMPLIANCE WITH SECTIONS 66495 AND 66496 OF THE SUBDIVISION MAP ACT. I HEREBY STATE THAT THIS TRACT MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.



DATE: 2/19/20

David B. Warren
DAVID B. WARREN, L.S. 8244

CITY ENGINEER'S STATEMENT:

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP AND I HAVE FOUND IT TO BE SUBSTANTIALLY IN CONFORMANCE WITH THE TENTATIVE MAP, IF REQUIRED, AS FILED WITH, AMENDED AND APPROVED BY THE CITY PLANNING COMMISSION; THAT ALL PROVISIONS OF THE SUBDIVISION MAP ACT AND CITY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH.



DATE: 4/1/2020

Savat Khamphou
SAVAT KHAMPHOU, RCE 62019
CITY ENGINEER, CITY OF RIALTO

CITY SURVEYOR'S STATEMENT:

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



DATE: 3/30/20

Carleton W. Lockwood, Jr.
CARLETON W. LOCKWOOD, JR., PLS 7378
ACTING CITY SURVEYOR, CITY OF RIALTO

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 \$ 16,800.00.

DATE: 3/13/2020

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

BY: Ashley Alward, DEPUTY

SAN BERNARDINO COUNTY RECORDER'S CERTIFICATE

THIS MAP HAS BEEN FILED UNDER DOCUMENT NUMBER _____, THIS _____ DAY OF _____, 20____, AT _____ M. IN BOOK _____ OF _____ MAPS AT PAGE(S) _____, (THROUGH _____), AT THE REQUEST OF _____ IN THE AMOUNT OF _____.

BOB DUTTON
ASSESSOR - RECORDER-COUNTY CLERK
COUNTY OF SAN BERNARDINO

BY: _____
DEPUTY RECORDER

AREA: 4.54 AC GROSS
4.49 AC NET
NO. OF NUMBERED LOTS: 30
NO. OF LETTERED LOTS: 7

SHEET 2 OF 3 SHEETS

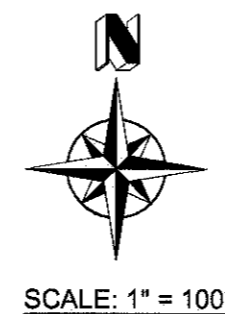
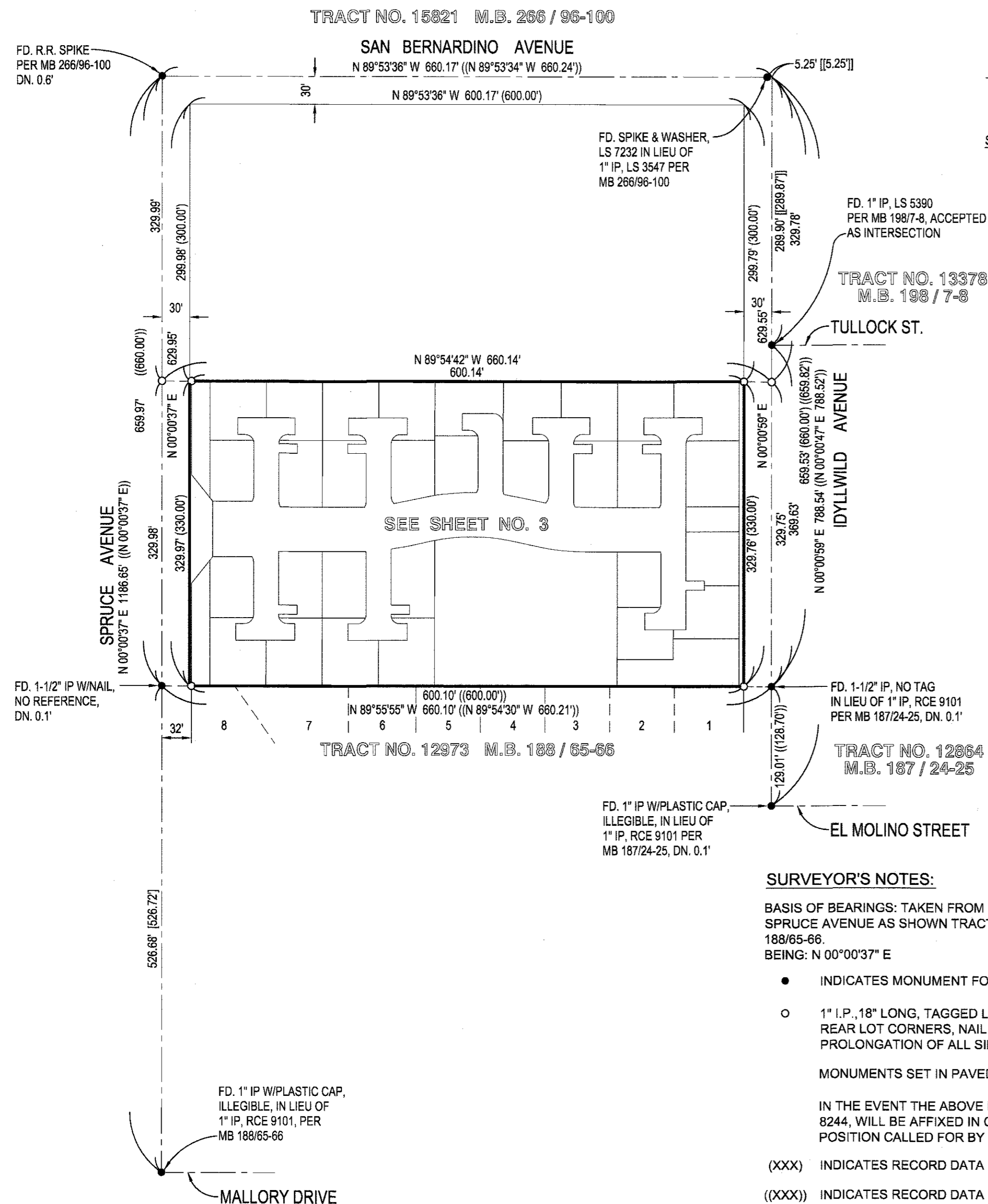
TRACT MAP NO.18827

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO

BEING A SUBDIVISION OF LOTS 4, 5, 6, 10, 11 AND 12 OF MAELAND TRACT NO. 2098 RECORDED IN BOOK 30, PAGE 32 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

ALLARD ENGINEERING

AUGUST, 2019



LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°05'10"E	18.00'
L2	N00°05'10"E	10.00'
L3	N89°54'50"W	19.50'
L4	N89°54'50"W	8.08'
L5	N89°54'50"W	7.92'
L6	N89°54'50"W	9.74'
L7	N89°54'50"W	7.96'
L8	N89°54'50"W	7.78'
L9	N89°54'50"W	8.02'
L10	N89°54'50"W	7.96'
L11	N89°54'50"W	9.24'
L12	N89°54'50"W	7.93'
L13	N89°54'50"W	7.81'
L14	N89°54'50"W	8.01'
L15	N89°54'50"W	9.70'
L16	N89°54'50"W	8.00'
L17	N89°54'50"W	9.70'
L18	N00°05'10"E	0.76'
L19	N35°29'04"W	25.79'
L20	N38°22'20"W	36.99'
L21	N38°27'57"E	37.03'

CURVE TABLE				
CURVE	RADIUS	DELTA	LENGTH	TANGENT
C1	0.50'	90°00'00"	0.79'	0.50'
C2	9.50'	90°00'00"	14.92'	9.50'
C3	9.50'	20°03'39"	3.33'	1.68'
C4	9.50'	69°56'21"	11.60'	6.64'
C5	9.50'	20°03'14"	3.33'	1.68'
C6	9.50'	69°56'46"	11.60'	6.65'
C7	9.50'	20°01'49"	3.32'	1.68'
C8	9.50'	69°58'11"	11.60'	6.65'
C9	9.50'	20°01'24"	3.32'	1.68'
C10	9.50'	69°58'36"	11.60'	6.65'
C11	9.50'	20°03'39"	3.33'	1.68'
C12	9.50'	69°56'21"	11.60'	6.64'
C13	10.50'	90°00'00"	16.49'	10.50'
C14	9.50'	15°15'36"	2.53'	1.27'
C15	9.50'	74°44'24"	12.39'	7.26'
C16	9.50'	15°15'12"	2.53'	1.27'
C17	9.50'	74°44'48"	12.39'	7.26'
C18	9.50'	15°13'49"	2.53'	1.27'
C19	9.50'	74°46'11"	12.40'	7.26'
C20	9.50'	15°13'25"	2.52'	1.27'
C21	9.50'	74°46'35"	12.40'	7.26'
C22	11.50'	31°26'57"	6.31'	3.24'
C23	11.50'	31°27'01"	6.31'	3.24'
C24	204.00'	1°41'31"	6.02'	3.01'
C25	11.50'	30°55'56"	6.21'	3.18'
C26	11.50'	43°07'19"	8.66'	4.54'
C27	204.00'	1°19'04"	4.69'	2.35'
C28	252.00'	2°39'49"	11.72'	5.86'
C29	252.00'	10°23'24"	45.70'	22.91'
C30	252.00'	13°03'13"	57.41'	28.83'
C31	11.50'	31°24'28"	6.30'	3.23'
C32	11.50'	22°31'42"	4.52'	2.29'
C33	252.00'	4°10'24"	18.36'	9.18'
C34	11.50'	43°26'07"	8.72'	4.58'
C35	11.50'	29°38'03"	5.95'	3.04'
C36	204.00'	3°12'15"	11.41'	5.71'
C37	11.50'	31°27'02"	6.31'	3.24'
C38	11.50'	31°25'16"	6.31'	3.23'
C39	11.50'	10°00'55"	2.01'	1.01'
C40	252.00'	1°41'50"	7.46'	3.73'
C41	11.50'	10°34'30"	2.12'	1.06'
C42	11.50'	0°49'30"	0.17'	0.08'
C43	252.00'	4°04'50"	17.95'	8.98'
C44	204.00'	0°26'35"	1.58'	0.79'
C45	204.00'	23°31'46"	83.78'	42.49'
C46	204.00'	23°58'21"	85.35'	43.31'
C47	252.00'	11°59'11"	52.72'	26.46'
C48	11.50'	10°00'54"	2.01'	1.01'
C49	9.50'	69°59'08"	11.60'	6.65'
C50	9.50'	20°00'52"	3.32'	1.68'
C51	9.50'	69°56'53"	11.60'	6.65'
C52	9.50'	20°03'07"	3.32'	1.68'
C53	9.50'	69°57'18"	11.60'	6.65'
C54	9.50'	20°02'42"	3.32'	1.68'
C55	9.50'	69°58'43"	11.60'	6.65'
C56	9.50'	20°01'17"	3.32'	1.68'
C57	9.50'	69°59'08"	11.60'	6.65'
C58	9.50'	20°00'52"	3.32'	1.68'
C59	11.50'	90°00'00"	18.06'	11.50'

SURVEYOR'S NOTES:

BASIS OF BEARINGS: TAKEN FROM THE CENTERLINE OF
SPRUCE AVENUE AS SHOWN TRACT NO. 12973, MB
188/65-66.
BEING: N 00°00'37" E

- INDICATES MONUMENT FOUND AS NOTED
- 1" I.P., 18" LONG, TAGGED L.S. 8244 TO BE SET AT ALL BOUNDARY CORNERS AND REAR LOT CORNERS, NAIL AND TAG, L.S. 8244 TO BE SET IN TOP OF CURB AT PROLONGATION OF ALL SIDE LOT LINES

MONUMENTS SET IN PAVED STREETS WILL BE SET 1/4" BELOW FINISHED SURFACE

IN THE EVENT THE ABOVE DESCRIBED MONUMENT CANNOT BE SET, A TAG W/L.S. 8244, WILL BE AFFIXED IN CONCRETE, STONE, WOOD OR METAL AT THE TRUE POSITION CALLED FOR BY THIS MAP

((XXX)) INDICATES RECORD DATA PER MB 30/32

((XXX)) INDICATES RECORD DATA PER MB 187/24-25

[XXX] INDICATES RECORD DATA PER MB 188/65-66

[XXX] INDICATES RECORD DATA PER MB 198/7-8

AREA: 4.54 AC GROSS
4.50 AC NET
NO. OF NUMBERED LOTS: 30
NO. OF LETTERED LOTS: 7

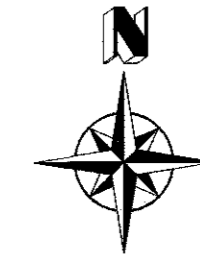
TRACT MAP NO.18827

SHEET 3 OF 3 SHEETS

IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO
BEING A SUBDIVISION OF LOTS 4, 5, 6, 10, 11 AND 12 OF MAELAND TRACT NO. 2098 RECORDED IN BOOK 30, PAGE
32 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA.

ALLARD ENGINEERING

AUGUST, 2019



SCALE: 1" = 30'

SEE SHEET 2 FOR LINE AND CURVE DATA TABLES

