25[illegible]

QUAIL VALLEY HIGHLANDS TRACT

BEING A SUBDIVISION OF A PORTION OF THE N.E. ¼ OF SECTION 25, T.5S., R.4W., S.B.B.&M. & A PORTION OF THE N.W.¼ OF SECTION 30, T.5S., R.3W., S.B.B.&M.

December, 1956 Robert C. Gaskell R.E.8094 Scale 1"=100'

FILED
APR 9 1957
Jack A. Ross
County Clerk
Fee $ 5.00
Filed at 11:05 A.M.
By County Clerk.

OWNER'S CERTIFICATE

We hereby certify that we are the owners of or have some right, title or interest in and to the real property included within the subdivision shown upon the annexed map and that we are the only persons whose consent is necessary to pass a clear title to said property, and we consent to the making of said map and subdivision as shown within the colored border lines and hereby offer for dedication to public use for construction and maintenance of all public utilities, the 5 foot, 10-feet, and 12.5 foot easements shown by dashed lines and designated as 5' P.U.E., 10' P.U.E., and 12.5 P.U.E., and for storm drain purposes the 12.5 foot easements shown by dashed lines and designated as 12.5' storm drain easements. We also hereby offer for dedication to public use for street purposes that certain parcel of land designated as Lots A & H within said subdivision. We hereby reserve Lots B to G, inclusive, shown on said map within said Subdivision, to ourselves for the exclusive use of ourselves, our respective licensees, visitors, tenants and servants and successive owners of lots shown on said map within said Subdivision and their respective licensees, visitors, tenants and servants, as private streets and for all ordinary uses except the erection or construction thereon of any structures not ordinarily placed in public streets.

QUAIL VALLEY COUNTRY CLUB
a California Corporation
C.E. Cooper
President

COUNTY ACCEPTANCE

The County of Riverside, State of California, by and through its duly authorized officers, hereby accepts the foregoing dedications and approves said final map, except that the easements designated as "12.5' storm drain easements" are hereby not accepted, and lots A and H are hereby not accepted as County streets.

Dated this 8 day of April, 1957

County of Riverside, State of California
By Paul Gluden
Chairman of the Board of Supervisors

ATTEST:
G.A. Pequegnat
County Clerk and Ex-officio
Clerk of the Board of Supervisors
By [illegible]
Deputy

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 annexed map for State, County or local taxes and special assessments collected as taxes, except taxes and special assessments now a lien, but not yet payable which are estimated to be $200.00.

Dated this 25 day of March, 1957

V.M. Hyde, County Tax Collector of the County of Riverside, State of California
By [illegible]
Deputy

ACKNOWLEDGEMENT

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE

On this 27th day of February 57 before me Thomas W. Dierks a Notary in and for the County of Riverside, State of California personally appeared C.E. Cooper, known to me to be the President of the Corporation that executed the within instrument, on behalf of the Corporation, therein named, and acknowledged to me that such Corporation, executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Thomas W. Dierks
Notary Public in and for the County of Riverside, State of California

ENGINEER'S CERTIFICATE

I hereby certify that I am a Registered Civil Engineer in the State of California and that this map, consisting of (2) two sheets, correctly represents a survey made under my supervision in November and December, 1956, and that all monuments shown hereon actually exist or will be set within 120 days of the time of recording this map and that their positions are correctly shown, and that the monuments will be sufficient to enable the survey to be retraced.

Robert C. Gaskell
Registered Civil Engineer No. 8094.

ENGINEER'S NOTES

¾" Iron pipes set at all points shown thus O, unless otherwise noted.
2"x2" Redwood stakes painted white set at lot corners.
The basis of bearings is the North boundary line of Lake Elsinore Lodge Tract #2, taken as N 89°01 E as per MB 12/28.

PLANNING COMMISSION CERTIFICATE

Approved by the Riverside County Planning Commission in accordance with the requirements of law in duly authorized meeting held April 2, 1957

Hazel I. Evensen
Secretary

COUNTY SURVEYOR'S CERTIFICATE

I hereby certify that I have examined the within map, that the subdivision shown hereon is substantially the same as it appeared on the Tentative Map and any approved alterations thereof, that all provisions of the State Law and County Ordinance No. 336 have been complied with and I am satisfied that this map is technically correct.

Dated this 2nd day of April 1957.

A.C. Keith
County Surveyor, Riverside County, California
by C.T. Worsley
Deputy

BOND CERTIFICATE

I hereby certify that Cash in the sum of $200.00 has been deposited with the Board of Supervisors of the County of Riverside, State of California conditional upon payment of all taxes, State, County, Municipal and local, and all special assessments collected as taxes which at the time of filing of the annexed map with the County Recorder are a lien against the lands shown on said map but not yet payable and that said bond has been duly approved by said Board of Supervisors.

Dated this 8 day of April, 1957

Gordon A Pequegnat
County Clerk and Ex-officio
Clerk of the Board of Supervisors
By [illegible]
Deputy

37/90

QUAIL VALLEY HIGHLANDS TRACT

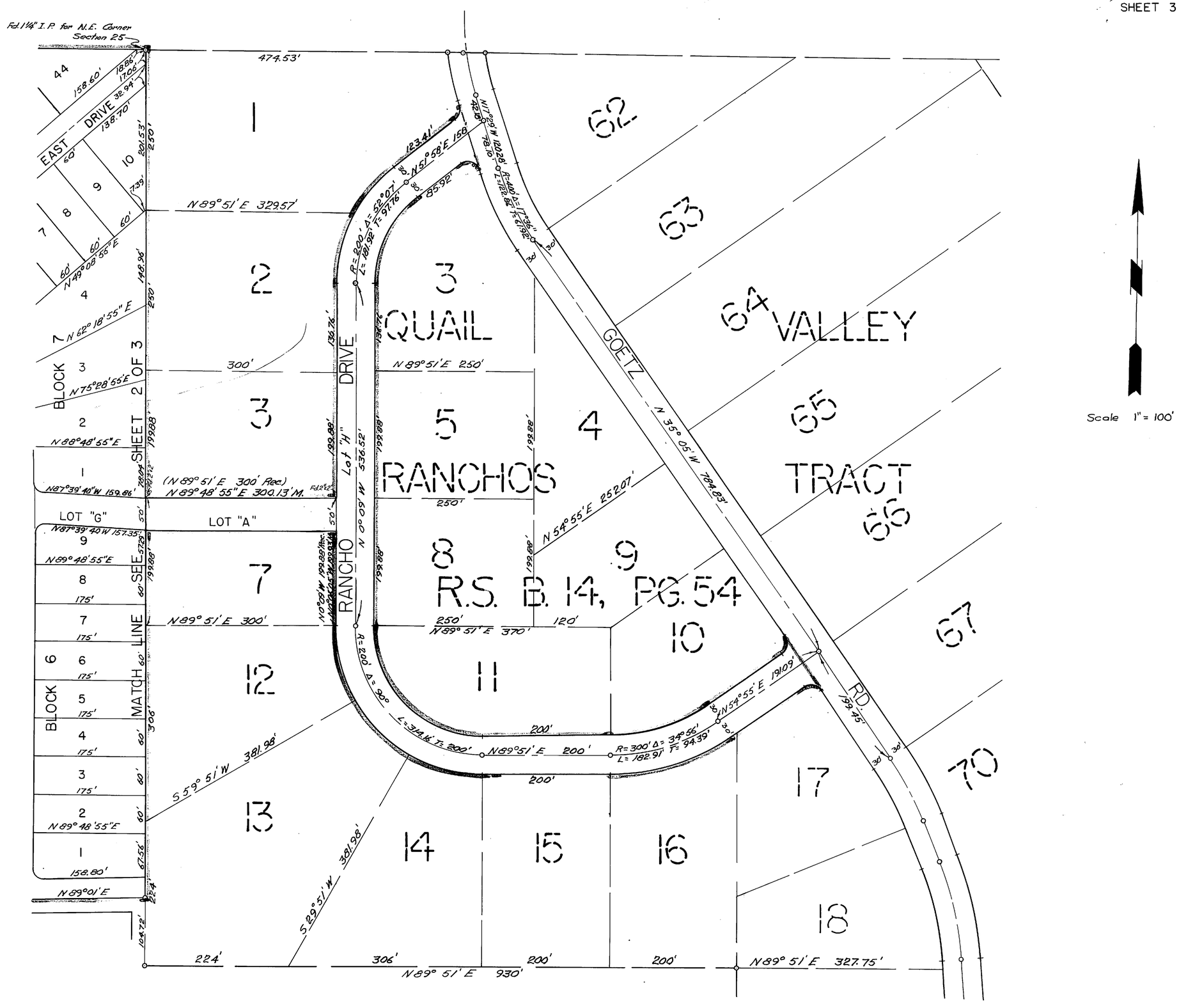
BEING A SUBDIVISION OF A PORTION OF THE NE. 1/4 OF SECTION 25, T.5S., R.4W., S.B.B.&M. & A PORTION OF THE NW. 1/4 OF SECTION 30, T.5S., R.3W., SB.B.&M.

Robert C. Gaskell, R.E. 8094 December, 1956

Scale 1" = 100'



CR 85-312 CL INT. COTTON TRAIL RD CR 90-244 BLOCK 1, LOT 8
CR 85-313 CL INT. SAN JACINTO RD
CR 85-317 CL INT. SAN JACINTO RD
CR 85-319 CL INT. CR 85-75 CL INT.


Fd. 1¼" I.P. for N.E. Corner Section 25
474.53'
EAST DRIVE
BLOCK 7
BLOCK 6
SHEET 2 OF 3
MATCH LINE SEE
LOT "G"
LOT "A"
N 89° 51' E 329.57'
N 89° 51' E 250'
N 89° 51' E 300'
N 89° 51' E 370'
N 89° 51' E 200'
N 89° 51' E 930'
N 89° 51' E 327.75'
(N 89° 51' E 300' Rec.)
N 89° 48' 55" E 300.13' M.
QUAIL
RANCHOS
R.S. B. 14, PG. 54
RANCHO DRIVE
Lot "H"
GOETZ RD.
VALLEY
TRACT
N 35° 05' W 784.83'
N 54° 55' E 252.07'
N 54° 55' E 191.09'
S 59° 51' W 381.98'
S 29° 51' W 381.98'
N 89° 01' E
Scale 1" = 100'