

ACREAGE: 125.029

NO. OF PARCELS: 4 AND PARCELS
"A", "B" AND "C"

SHEET 1 OF 6 SHEETS

PARCEL MAP NO. 13472

IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF
CALIFORNIABEING A SUBDIVISION OF PARCELS 9, 10, AND 11, OF PARCEL MAP 8528 AS SHOWN
ON MAP FILED IN BOOK 92, PAGES 28 THROUGH 39, INCLUSIVE, OF PARCEL MAPS,
RECORDS OF LOS ANGELES COUNTY.

SOUTHWEST ENGINEERING

FRED W. HENSTRIDGE, L.S. 3258
MAY, 1980FILED
AT REQUEST OF
BAUER Develop.
FEB 17 1981
17 MIN. 4 PM
IN BOOK 137
AT PAGE 34
LOS ANGELES COUNTY, CALIF.

81-176033

L. Palacios
1600

OWNER'S CERTIFICATE:

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OR ARE INTERESTED IN THE LANDS INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION. WE HEREBY DEDICATE TO THE CITY OF POMONA FOR PUBLIC USE ALL STREETS, HIGHWAYS, AND OTHER PUBLIC WAYS, INCLUDING PARCEL "B" SHOWN ON SAID MAP AND ALSO TO THE CITY OF POMONA THE EASEMENTS FOR STORM DRAIN PURPOSES SO DESIGNATED ON SAID MAP AND ALL USES INCIDENT THERE TO INCLUDING THE RIGHT TO MAKE CONNECTIONS THEREWITH FROM ANY ADJOINING PROPERTIES. ALSO GRANT IN FEE TO THE CITY OF POMONA PARCELS "A" AND "C".

WESTMOR DEVELOPMENT COMPANY, A Partnership

By: MORWILL CONSTRUCTION COMPANY, a California Corporation, general partner

Irving Klein
Vice President
Irving Klein

Donald H. Meyers
Secretary
Donald H. Meyers

SURVEYOR'S CERTIFICATE:

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AT THE REQUEST OF BAUER DEVELOPMENT COMPANY ON JANUARY 15, 1980. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP IF ANY,

AND THAT
MONUMENTS SHOWN AS "TO BE SET" WILL BE SET WITHIN ONE YEAR OF THE FILING DATE OF THIS MAP.

Fred W. Henstridge
FRED W. HENSTRIDGE, L.S. 3258

CITY ENGINEER'S CERTIFICATE:

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE.

DATE: 2-3-81

Richard D. Bissonnette
RICHARD BISSONNETTE
R.C.E. 28453
ASST. CITY ENGINEER

CITY TREASURER'S CERTIFICATE:

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE JURISDICTION OF THE CITY OF POMONA TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY PART THEREOF IS SUBJECT, AND WHICH MAY BE PAID IN FULL, HAVE BEEN PAID IN FULL.

DATE: 1-19-81

John Redington
CITY TREASURER, CITY OF POMONA

CITY CLERK'S CERTIFICATE:

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF POMONA BY RESOLUTION 81-36 PASSED AT A MEETING HELD 2-9-81 APPROVED THE ATTACHED MAP AND ACCEPTED ON BEHALF OF THE PUBLIC, THE STREETS, HIGHWAYS AND OTHER PUBLIC WAYS, INCLUDING PARCEL "B", SHOWN ON SAID MAP HEREIN OFFERED FOR DEDICATION, AND ALSO ACCEPTED THE EASEMENTS FOR STORM DRAIN PURPOSES AS DESIGNATED ON SAID MAP, AND DID ALSO ACCEPT THE GRANT IN FEE OF PARCELS "A" AND "C".

Joseph W. Kerr
Deputy CITY CLERK, CITY OF POMONA

2-10-81
DATE

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS

On this 5th day of January, 1981, before me, Janit Levenson, a Notary Public in and for said State, personally appeared Irving Klein and Donald H. Meyers, known to me to be the Vice President and Secretary, respectively, of MORWILL CONSTRUCTION COMPANY, the corporation that executed the within instrument and known to me to be the persons who executed the within instrument on behalf of said corporation, said corporation being known to me to be one of the general partners of WESTMOR DEVELOPMENT COMPANY, the partnership that executed the within instrument and acknowledged to me that such corporation executed the same as such general partner and that such partnership executed the same.

My commission expires Feb. 12, 1983

Witness my hand and official seal:



Janit Levenson
Notary Public in and for said State

SIGNATURE OMISSIONS:

PURSUANT TO THE PROVISIONS OF SECTION 66436 (C) (1) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING PARTIES HAVE BEEN OMITTED AS THEIR INTERESTS CANNOT RIPEN INTO FEE TITLE:

1. SOUTHERN CALIFORNIA EDISON COMPANY, HOLDER OF EASEMENTS FOR POLE LINES AND INCIDENTAL PURPOSES PER DOCUMENTS RECORDED IN BOOK 31184, PAGE 370, IN BOOK 10299, PAGE 330, IN BOOK D3699, PAGE 899, AND IN BOOK 53587, PAGE 252, ALL OF OFFICIAL RECORDS.
2. THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, HOLDER OF EASEMENTS FOR ROADS, SLOPES AND INCIDENTAL PURPOSES PER DOCUMENTS RECORDED IN BOOK D4357, PAGE 346, AND IN BOOK D6428, PAGE 731, BOTH OF OFFICIAL RECORDS.
3. THE STATE OF CALIFORNIA, HOLDER OF AN EASEMENT FOR DRAINS PER DOCUMENT RECORDED IN BOOK D5073, PAGE 471 OF OFFICIAL RECORDS.
4. THE CITY OF POMONA, HOLDER OF EASEMENTS FOR STORM DRAINS PER DOCUMENT RECORDED IN BOOK D6566, PAGE 428 OF OFFICIAL RECORDS.

NO SCALE

SCALE: 1"=100'
ACREAGE: 125.029
NO. OF PARCELS: 4 AND PARCELS
"A", "B" AND "C"

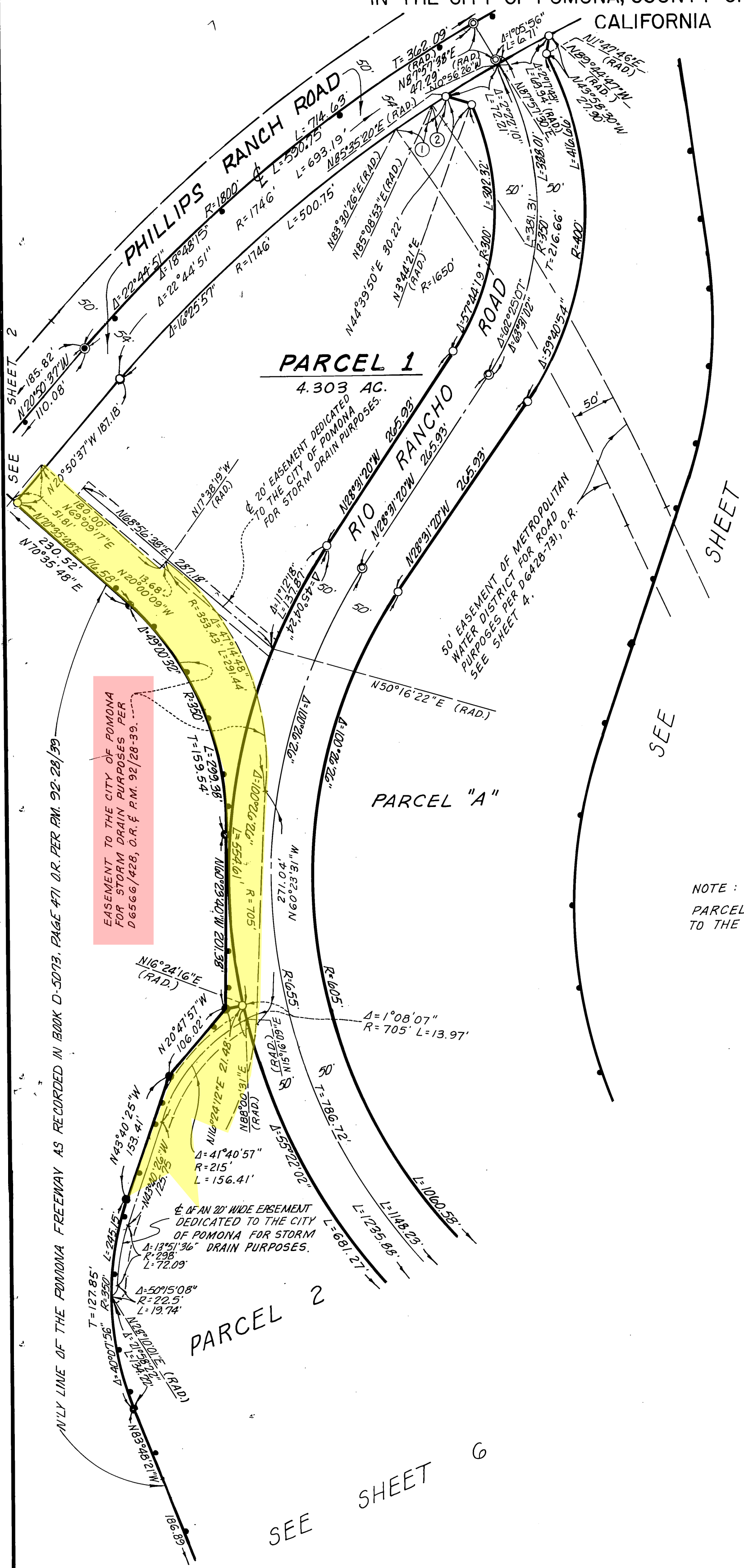
SHEET 3 OF 6 SHEETS

PARCEL MAP NO. 13472

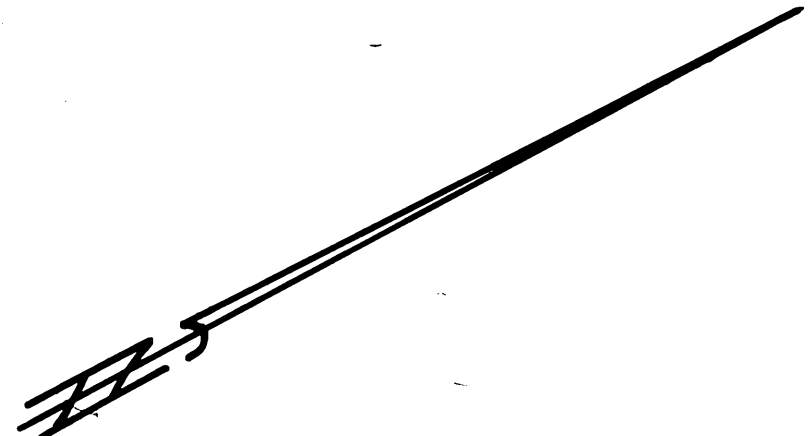
IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

FILED WITH LOS ANGELES
REGISTRAR-RECORDER
FEB 17 1981

CURVE DATA		
	Δ	R
①	1° 38' 27"	1746'
②	0° 26' 27"	1746'
		L
		50.00'
		13.43'



NOTE:
PARCEL "A" IS GRANTED IN FEE
TO THE CITY OF POMONA.



INDICATES THE BOUNDARY OF THE LAND
BEING SUBDIVIDED BY THIS MAP

SEE SHEET 2 FOR BASIS OF BEARINGS
AND MONUMENT NOTES.

SCALE: 1"=100'

ACREAGE: 12.5.029

NO. OF PARCELS : 4 AND PARCELS
"A", "B" AND "C"

SHEET 4 OF 6 SHEETS

PARCEL MAP NO. 13472

IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF
CALIFORNIA

LOS ANGELES
FBI
1981

NOTE :
PARCEL "A" IS GRANTED IN FEE
TO THE CITY OF POMONA.

171°01'38" MEAS. &
REC. PER D3699/899 D.B.

ANGLE POINT PER
P.M. 92/28-39 &
D3699/899, O.R.

—•—•—•— INDICATES THE BOUNDARY OF THE LAND
BEING SUBDIVIDED BY THIS MAP.

SEE SHEET 2 FOR BASIS OF BEARINGS
AND MONUMENT NOTES.

PARCEL "A"
10.154 AC.

PARCEL 2

4 50' EASEMENT OF SO. CALIF.
EDISON CO. PER D3699/899 &
10299/330, O.R.

PARCEL "B"
SEE SHEET A

SEE
SHEET

PARCEL

1182.70'
SEE SHEET 5

SCALE: 1"=200'

ACREAGE: 125.029

NO. OF PARCELS: 4 AND PARCELS
"A", "B" AND "C"

SHEET 5 OF 6 SHEETS

PARCEL MAP NO. 13472

IN THE CITY OF POMONA, COUNTY OF LOS ANGELES, STATE OF
CALIFORNIA

LOS ANGELES
REGISTRAR-RECORDER
FEB 17 1981

INDICATES THE BOUNDARY OF THE LAND
BEING SUBDIVIDED BY THIS MAP

SEE SHEET 2 FOR BASIS OF BEARINGS
AND MONUMENT NOTES.

SW'LY LINE OF THE CORONA FREEWAY PER BOOK
D-5073, PAGE 471, OFFICIAL RECORDS OF LOS
ANGELES COUNTY, CA., PER P.M. 92-28/39

PARCEL 4
73.983 AC.

RIO RANCHO ROAD
3.362 AC.

POMONA ROUTE FREEWAY
(60')

PARCEL 4
40' EASEMENT OF STATE OF
CALIFORNIA FOR DRAINS PER
D5073/4710, O.R.

DETAIL "A"
SCALE: 1"=100'

- NOTE:
1. PARCEL "B" IS DEDICATED TO THE CITY OF POMONA FOR PUBLIC USE FOR STREET PURPOSES.
 2. PARCELS "A" AND "C" ARE GRANTED IN FEE TO THE CITY OF POMONA.

DETAIL "B"
SCALE: 1"=100'

#	Δ	R	L
①	9°45'49"	1060'	180.63'
②	9°45'49"	1140'	194.26'
③	8°49'50"	1750'	269.71'
④	8°49'50"	1800'	277.42'
⑤	8°49'50"	1850'	285.13'
⑥	19°59'02"	1570'	547.59'
⑦	21°50'34"	1520'	579.47'
⑧	12°04'31"	30'	18.97'
⑨	74°38'52"	19'	24.75'
⑩	2°13'25"	1300'	50.45'
⑪	3°05'17"	640'	34.49'
⑫	5°11'15"	640'	57.95'
⑬	5°26'31"	640'	60.79'
⑭	12°17'33"	640'	137.31'
⑮	20°49'21"	640'	232.59'
⑯	42°07'11"	75'	55.13'
⑰	14°22'48"	1520'	381.49'
⑱	6°16'41"	1520'	166.55'
⑲	9°55'32"	1570'	271.98'
⑳	10°03'30"	1570'	275.62'
㉑	40°59'23"	740'	529.40'
㉒	18°39'37"	740'	241.01'
㉓	13°31'24"	740'	174.66'
㉔	8°48'22"	740'	113.73'
㉕	22°19'46"	740'	288.39'
㉖	0°02'01"	640'	0.38'
㉗	15°22'50"	640'	171.80'

