

**SUBMITTAL TO THE BOARD OF DIRECTORS
RIVERSIDE COUNTY REGIONAL PARK
AND OPEN-SPACE DISTRICT
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**



ITEM
13.2
(ID # 7407)

MEETING DATE:
Tuesday, July 17, 2018

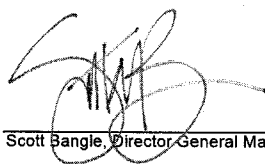
FROM : REGIONAL PARK & OPEN SPACE DISTRICT:

SUBJECT: REGIONAL PARK & OPEN-SPACE DISTRICT: Adopt Resolution No. 2018-03, Declaration of Surplus Real Property Interests and Notice of Intent to Dispose of District Owned Real Property Commonly Known as the 7 Mile Trail in unincorporated Western County of Riverside; District 1; [\$0]

RECOMMENDED MOTION: That the Board of Directors:

1. Find the project exempt from the California Environmental Quality Act pursuant to State CEQA Guidelines Section 15312 – Surplus Government Property Sales and 15061(b)(3) – General Rule (“common sense”) exemption; and
2. Adopt Resolution No. 2018-03 authorizing the Declaration of Surplus Real Property Interests and Notice of Intent to Dispose of District Owned Real Property Interests located in the unincorporated areas of Western Riverside County; and
3. Authorize the General Manager or his designee to send notices to public agencies of the surplus lands being offered for sale pursuant to the Surplus Lands Act and negotiate transactions with any public agencies responding to such notice; and
4. Direct the Clerk of the Board to cause the notice of this surplus designation and intention to sell the Property; and
5. Direct the Clerk of the Board to file the Notice of Exemption with the County Clerk within five (5) days upon approval by the Board.

ACTION: Policy

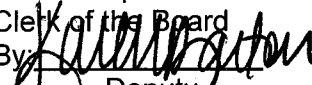


Scott Bangle, Director-General Manager / Park Director 6/27/2018

MINUTES OF THE BOARD OF DIRECTORS

On motion of Director Ashley, seconded by Director Perez and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Washington, Perez and Ashley
Nays: None
Absent: Tavaglione
Date: July 17, 2018
xc: Parks, Recorder

Kecia Harper-Ihem
Clerk of the Board
By: 
Deputy

**SUBMITTAL TO THE BOARD OF DIRECTORS RIVERSIDE COUNTY REGIONAL PARK
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FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: N/A			Budget Adjustment:	No
			For Fiscal Year:	18/19

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

On July 31, 2012, your honorable Board adopted Resolution No. 2012-6, authorizing the Riverside County Regional Park and Open-Space District (District) to purchase Real Property located in the Unincorporated Area of Western Riverside County from the Metropolitan Water District of Southern California (MWD). The properties are part of what is known as the Box Springs Feeder Line Corridor, inclusive of easements for an existing water line owned by Western Municipal Water District, which was originally obtained by MWD with plans to install a new water line. MWD's plan to install a new water line within the corridor was determined unnecessary and the properties were declared as surplus. The City of Riverside and the District agreed to acquire the properties from MWD with an original concept of converting the corridor into a linear park and trail, to be known as the "7 Mile Trail", and expanding the trail network in Riverside County by connecting this trail to existing and future trails (May 15, 2012, Item 13.1).

Acquisition of the property was completed in 2012 and the District has been maintaining and patrolling the approximately 93 parcels for more than 5 years. In fiscal year 2013-2014, the District explored the feasibility of developing a trail master plan for the 7-mile corridor. It was determined that too many obstacles existed, rendering the master planning process premature at that time. In fiscal year 2014-2015, the District outlined a course to assess the viability of the 7-mile Trail as originally envisioned.

In early 2014, the District requested proposals from consultants for various projects throughout the County. One of the projects included was the 7-Mile Trail and Linear Park Alignment. The District selected Jill Wicke Consulting to evaluate the project and make recommendations regarding the viability of a trail and/or the disposition of property. Analysis of the properties found that a continuous trail along the corridor will not be feasible due to some insurmountable and or costly obstacles including: steep and rocky terrain, encroachments by private property owners, gaps in the trail alignment, major street crossings, and trail alignment proximity to encroaching residential properties.

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The District found these parcels unsuitable for the development of a trail due to the alignment of several stretches of the easements directly through rural neighborhoods of unincorporated Riverside County. The District finds these surplus parcels may be best suited to be sold to contiguous property owners and seeks to provide this opportunity for contiguous property owners to acquire these parcels for the improvement of their property lots.

Based on the recommendation from Jill Wicke Consulting and District staff, it has been determined that a majority of the Real Property Interests acquired from MWD will be declared surplus and sold pursuant to the California Surplus Lands Act (Government Code Section 54220 et seq.), and a limited number of strategic parcels will be retained with the goal of connecting to the planned City of Riverside trails network. Proceeds from the sale will relieve the District of the cost of maintaining the surplus parcels and place them back onto the tax rolls, eliminate liability problems, and help fund the development of future trail connections.

Pursuant to the California Environmental Quality Act (CEQA), the sale of each parcel of the real property was reviewed and determined to be categorically exempt from CEQA under State CEQA Guidelines Section 15312 – Surplus Government Property Sales and Section 15061(b)(3). The proposed project is the sale of surplus parcels of real property that is no longer needed for the use by or purposes of the District, does not have significant values for wildlife habitat or other environmental purposes and the use of the property and adjacent property has not changed since the time of acquisition by the District. It can be seen with certainty that the project will not have a significant effect on the environment because it is merely the transfer of title to real property of vacant land and does not involve construction activities nor an increase in the intensity of use of the site.

IMPACT ON CITIZENS AND BUSINESSES

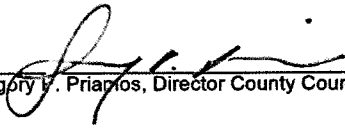
The sale of the property will fund the development of a future connection to the City of Riverside trail network, and in turn expand the County Wide trail network.

ATTACHMENTS

1. Resolution No. 2018-03
2. Exhibits A and B
3. CEQA Notice of Exemption

SUBMITTAL TO THE BOARD OF DIRECTORS RIVERSIDE COUNTY REGIONAL PARK
AND OPEN-SPACE DISTRICT
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA


Rahini Basra, Principal Management Analyst 7/9/2018


Gregory V. Priaplos, Director County Counsel 7/2/2018

2
3 RESOLUTION NO. 2018-03

4 DECLARATION OF SURPLUS REAL PROPERTY INTERESTS AND
5 NOTICE OF INTENT TO DISPOSE OF DISTRICT OWNED REAL PROPERTY
6 COMMONLY KNOWN AS THE 7 MILE TRAIL LOCATED IN UNINCORPORATED
7 WESTERN COUNTY OF RIVERSIDE

8 **WHEREAS**, the Riverside County Regional Park and Open-Space District (“District”)
9 is the owner of certain real property interests, consisting of forty-five (45) fee interests,
10 commonly known as the 7 Mile Trail or MWD Box Springs Feeder Line located South of the
11 City of Riverside and North-East of Lake Mathews in the unincorporated western portion of the
12 County of Riverside, as described in Exhibit “A”, and shown on Exhibit “B”, attached hereto and
13 made a part hereof (“Property”); and

14 **WHEREAS**, the District hereby finds that this Property is no longer needed, nor will be
15 needed in the future, for District purposes; and,

16 **WHEREAS**, following adoption of this resolution, the District desires to provide written
17 offers to sell to other public agencies pursuant to the California Surplus Lands Act (Government
18 Code Section 54220 et seq); and,

19 **WHEREAS**, in the event that no public agencies desire to accept the District’s offer to
20 sell, the District intends to initiate the sale of the Property and consider proposals, from the
21 general public, for the sale of the Property; and,

22 **WHEREAS**, the District will consider offers from contiguous land owners where such
23 property is deemed to be a remnant parcel to Property; and,

24 **WHEREAS**, the District further finds that the sale of this Property offers the best
25 economic return and reduces the District’s real property maintenance responsibilities; and,

26 **WHEREAS**, the District has reviewed and determined the declaration of surplus and
27 notice of intent to sell District owned real property interests as categorically exempt from the
28 California Environmental Quality Act (“CEQA”) pursuant to State CEQA Guidelines sections
15312 and 15061(b)(3) because the proposed project is the sale of real property involving the

07.17.18 13.2D

FORM APPROVED COUNTY COUNSEL
BY:  W. STANFIELD
DATE: 7/2/18

1 transfer of title to real property that is no longer needed for the use by or purposes of the District,
2 does not have significant values for wildlife habitat or other environmental purposes, the use of
3 the Property and adjacent property has not changed since the time of acquisition by the District,
4 and it can be seen with certainty that the project will not have a significant effect on the
5 environment because it is merely the transfer of title to real property of vacant land and does not
6 involve construction activities or an increase in the intensity of use of the site.

7 **NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED** by
8 the Board of Directors of the Riverside County Regional Park and Open-Space District
9 (“Board”), assembled in regular session assembled on July 17, 2018, at 9:00 a.m. or soon
10 thereafter, in the meeting room of the Board of Directors located on the 1st Floor of the County
11 Administrative Center, 4080 Lemon Street, Riverside, California, that the environmental impacts
12 of the project have been sufficiently assessed and has determined that the project qualifies for a
13 Class 12 Categorical Exemption pursuant to Article 19 of the CEQA, State CEQA Guidelines:
14 Section 15312 and Section 15061(b)(3) because the proposed project is the sale of real property
15 involving the transfer of title to real property that is no longer needed for the use by or purposes
16 of the District, does not have significant values for wildlife habitat or other environmental
17 purposes, the use of the Property and adjacent property has not changed since the time of
18 acquisition by the District, and it can be seen with certainty that the project will not have a
19 significant effect on the environment because it is merely the transfer of title to real property of
20 vacant land and does not involve construction activities or an increase in the intensity of use of
21 the site.

22 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the fee
23 simple interests and easement interests in real property, commonly known as the 7 Mile Trail or
24 MWD Box Springs Feeder Line located South of the City of Riverside and North-East of Lake
25 Mathews in the unincorporated western portion of the County of Riverside, as described in
26 Exhibit “A”, are no longer necessary to be retained by District for public purposes and are hereby
27 declared as surplus.

28 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED AND NOTICE**

1 **HEREBY GIVEN** that in the event that no public agencies accept the District's offer to sell
2 within 60 days of the written offers to sell have been provided under the California Surplus Lands
3 Act, the Board authorizes the General Manager to negotiate the sale of the parcels with the
4 owners of contiguous lands or to offer this Property for sale to the general public. Any resulting
5 purchase and sale agreement will be presented to the Board of Directors for approval.

6 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of
7 the Board is directed to cause the notice of this surplus designation and intention to sell the
8 Property, by posting copies of this Resolution signed by the Chairman of the Board of the
9 Riverside County Regional Park and Open-Space District in three (3) public places in the
10 County, for not less than fifteen (15) days after adoption of this Resolution by the Board, and
11 by notifying all other public agencies hereof within whose jurisdiction these properties are
12 located.

13 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of
14 the Board is directed to file a Notice of Exemption with the County Clerk within five (5) days
15 of approval by the Board.

16
17 ROLL CALL:

18 Ayes: Jeffries, Washington, Perez and Ashley
19 Nays: None
20 Absent: Tavaglione

21 The foregoing is certified to be a true copy of a resolution duly
22 adopted by said Board of Supervisors on the date therein set forth.


23 By  _____
24 Deputy
25
26
27
28

Exhibit A

	APN	Acquired As	Acres	Declaration
1	245-110-047	Fee	0.15	Surplus
2	245-110-050	Fee	0.33	Surplus
3	245-110-060	Fee	0.81	Surplus
4	245-151-002	Fee	-	Surplus
5	245-160-021	Fee	0.56	Surplus
6	245-320-033	Fee	0.52	Surplus
7	245-320-034	Fee	0.03	Surplus
8	245-350-003	Fee	0.44	Surplus
9	245-350-009	Fee	0.91	Surplus
10	245-390-006	Fee	0.23	Surplus
11	245-390-007	Fee	0.18	Surplus
12	245-390-009	Fee	0.18	Surplus
13	245-400-003	Fee	0.98	Surplus
14	245-460-019	Fee	1.14	Surplus
15	245-460-025	Fee	2.02	Surplus
16	245-460-027	Fee	0.01	Surplus
17	245-470-017	Fee	0.05	Surplus
18	245-530-006	Fee	0.22	Surplus
19	269-090-042	Fee	1.65	Surplus
20	269-090-057	Fee	0.32	Surplus
21	269-100-010	Fee	1.46	Surplus
22	269-100-013	Fee	7.4	Surplus
23	269-201-070	Fee	1.51	Surplus
24	269-202-066 (was 269-202-065)	Fee	1.01	Surplus
25	270-070-003	Fee	11.88	Surplus
26	271-092-037 (was 271-090-037)	Fee	1.87	Surplus
27	271-100-005	Fee	1	Surplus
28	271-100-011	Fee	0.46	Surplus
29	271-100-013	Fee	2.17	Surplus
30	271-100-016	Fee	0.18	Surplus
31	271-141-023	Fee	0.54	Surplus
32	271-141-024	Fee	0.46	Surplus
33	271-141-026	Fee	-	Surplus
34	271-142-005	Fee	0.84	Surplus
35	271-142-037	Fee	0.11	Surplus
36	271-190-072	Fee	0.05	Surplus
37	271-251-003	Fee	0.33	Surplus
38	271-251-033	Fee	0.06	Surplus
39	271-251-034	Fee	0.19	Surplus
40	271-251-037	Fee	0.2	Surplus
41	271-252-001	Fee	0.03	Surplus
42	271-252-002	Fee	0.02	Surplus

Exhibit A

43	271-262-029	Fee	-	Surplus
44	271-263-007	Fee	0.67	Surplus
45	271-263-009	Fee	-	Surplus

7-Mile Trail Property Disposition

Group # 3: Sell Potential Home/Developer Sites

Recommendation:

Offer parcels for sale as potential home sites.

Basic Information:

- Various parcels large enough to be sold as potential home/developer sites.
- 15' waterline easement passes through corners of these sites.
- Adjacent to improved home sites.
- Approximately 5.7 acres.

Parcels:

See next page.

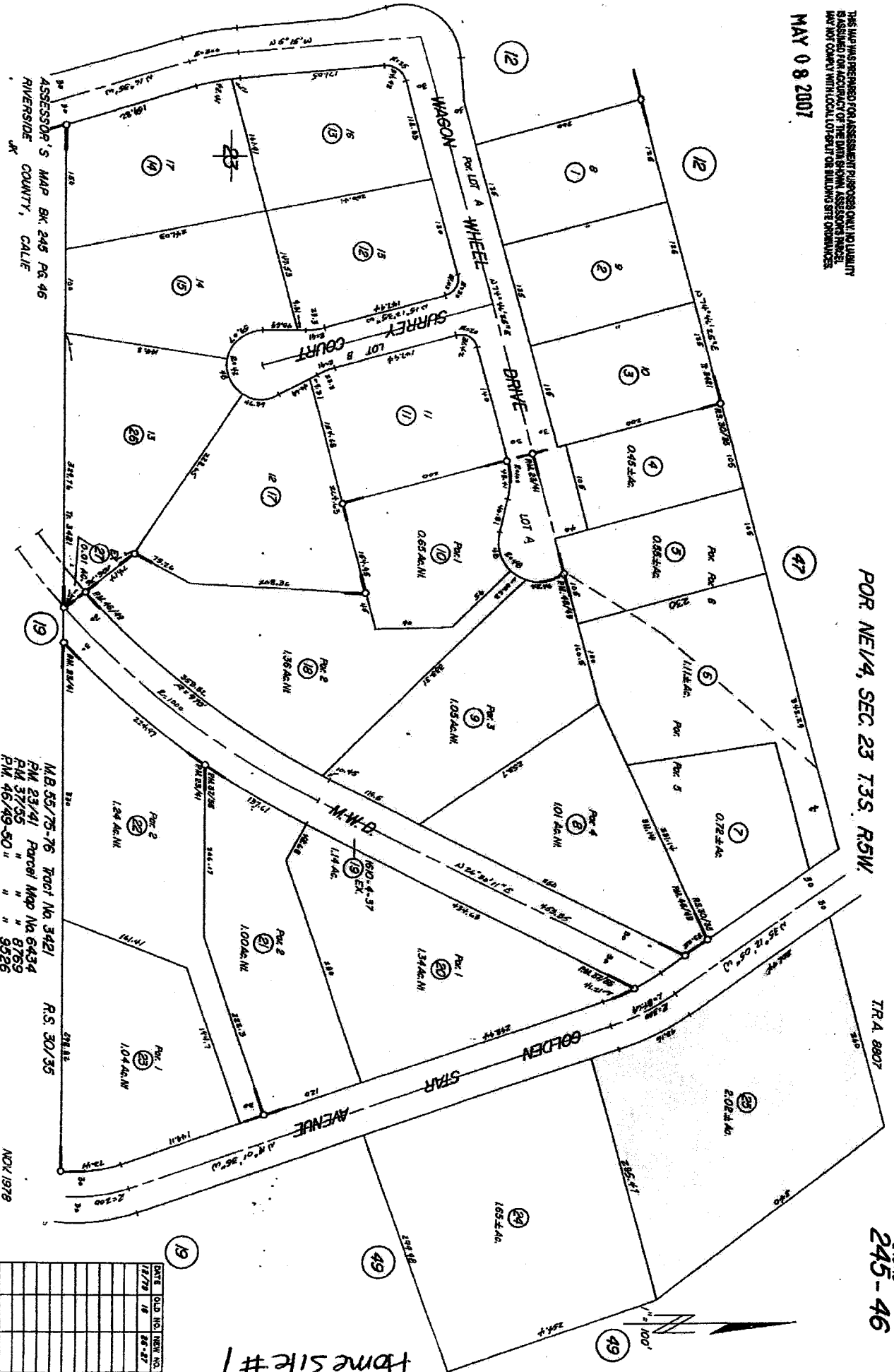
Home/ Developer Site #	APN #	MWD #	Acres	Location/Description	Adjacent APNs
1	245-460-025	MWD 1610-4-33	2.02	Goldenstar Ave & Evening Star Rd/ Nearly rectangle parcel on two paved streets. Below grade so may require some fill.	245-460-024 245-490-001
2	271-092-037	MWD 1610-6-21 MWD 1610-6-25 MWD 1610-6-29	0.5	Judy Ann Dr & Vista Ridge Rd/ Gently sloping site on paved street.	271-092-010
3	271-141-023	MWD 1610-6-65	0.31	Portion of APN on Seven Hills Dr/ Hilltop site views, downslope from street. Requires short street extension.	271-141-012 271-141-020 271-141-021
4	271-141-023	MWD 1610-6-65	0.46	Portion of APN on Seven Hills Dr Hilltop site views, downslope from street. Requires short street extension.	271-141-011 271-141-021 271-141-022
5	271-141-023 271-141-024	MWD 1610-6-85 MWD 1610-6-89	0.31	Combine portion of 2 APNs on Four Winds Dr/Near-level rectangular site on paved street.	271-141-022 271-141-025 241-141-008 241-141-031 241-141-032
6	271-142-005	MWD 1610-6-109 MWD 1610-6-113 MWD 1610-6-117	0.46	Portion of APN on Four Winds Dr Rectangular on paved street. Level to gently sloping.	271-141-004 271-142-006 271-142-033 271-142-034 271-142-039
7	269-090-042	MWD 1610-7-53	1.65	McAllister Rd/Moderately sloping site on paved road with good views.	269-090-041 269-090-062
8	270-070-003	MWD 1610-7-1	11.88	Adjacent to development, may have open space and flood control uses.	270-070-004 270-070-002 270-060-001 270-060-013 270-060-005

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR ACCURACY OF THE DATA SHOWN. ASSESSORS' PARCEL MAPS NOT COMPLY WITH LOCAL ORDINANCE OR BUILDING SITE ORDINANCES.

MAY 08 2007

POR NE1/4, SEC. 23 T3S. R5W.

245-13
245-46



MB 55/75-76 Tract No. 3421
 PM 23/41 Parcel Map No. 6434
 PM 37/05 " " " 8769
 PM 46/49-50 " " " 9526
 R.S. 30/35
 NOV 1978

DATE	OLD NO.	NEW NO.
11/79	18	88-27

Home site #1

Peter Aldana, County Assessor

General Information

APN:	245-460-025	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	2.02 ACRES M/L IN PGR NE 1/4 OF SEC 23 T		

Assessment

Year Assd:	2014
Land:	\$10,490
Structure(s):	
Other:	
Total Land and Improv:	\$10,490
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	2.020
Lot Sqft:	87,991

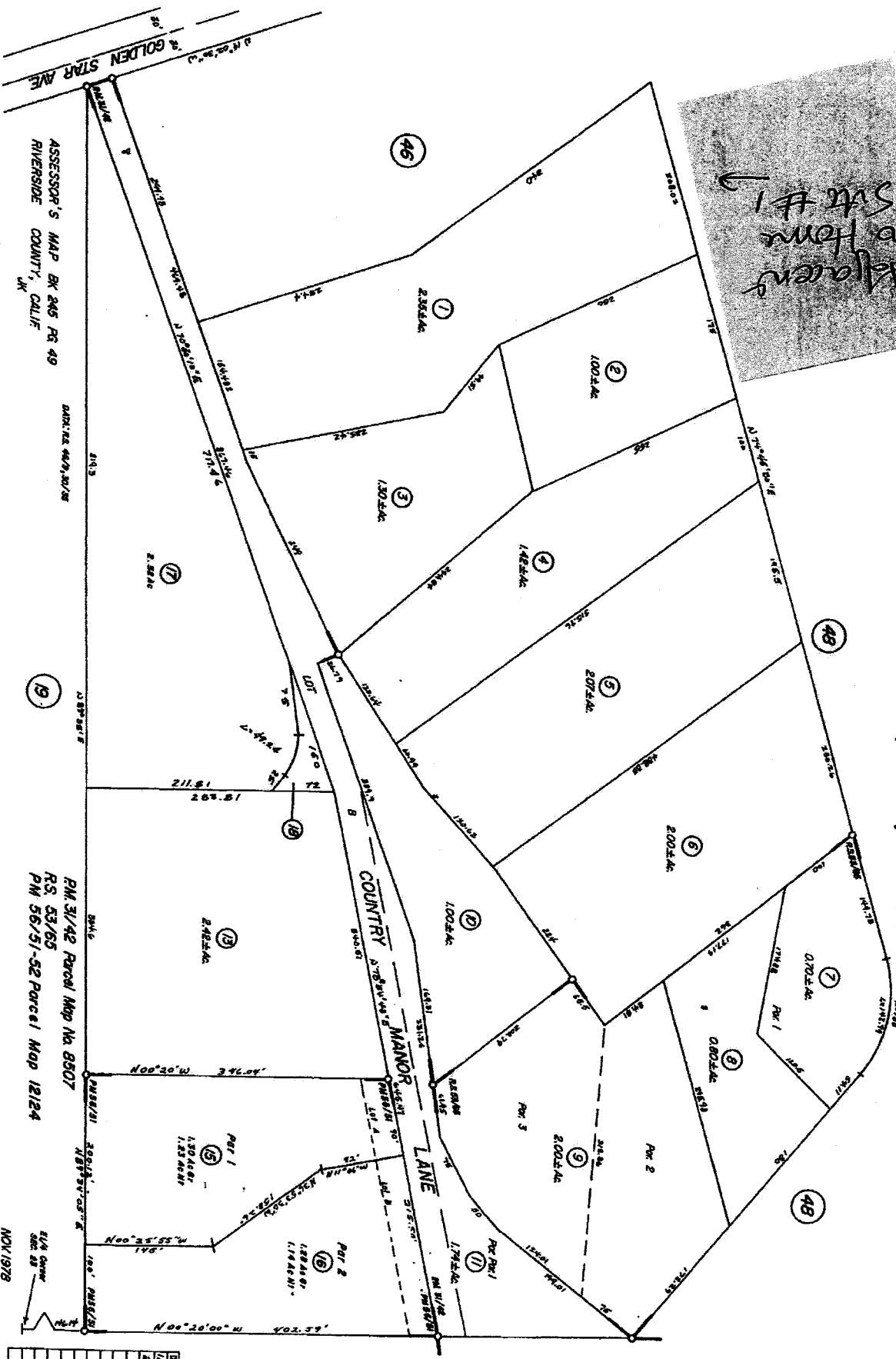
Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	



**The information provided here is deemed reliable but is not guaranteed.

Homesite #1



Adjacent to Home Site #1

POR NE 1/4, SEC 23, T3S, R5W

T.R.A. 8807

245-49

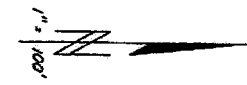
ASSESSOR'S MAP BK 245 PG 49
RIVERSIDE COUNTY, CALIF.

DATE: 02/28/78

PM 31/42 Parcel Map No. 8607
RS 03/65
PM 56/51-52 Parcel Map 12124

NOV 1978

DATE	OLD NO.	NEW NO.
12/78	12	15, 18
2-87	14	17, 19



Peter Aldana , County Assessor

General Information

APN:	271-092-037	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-027
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	2.37 ACRES M/L IN POR LOTS 88, 89 & 90 A		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:



**The information provided here is deemed reliable, but is not guaranteed.

Photo Site #2

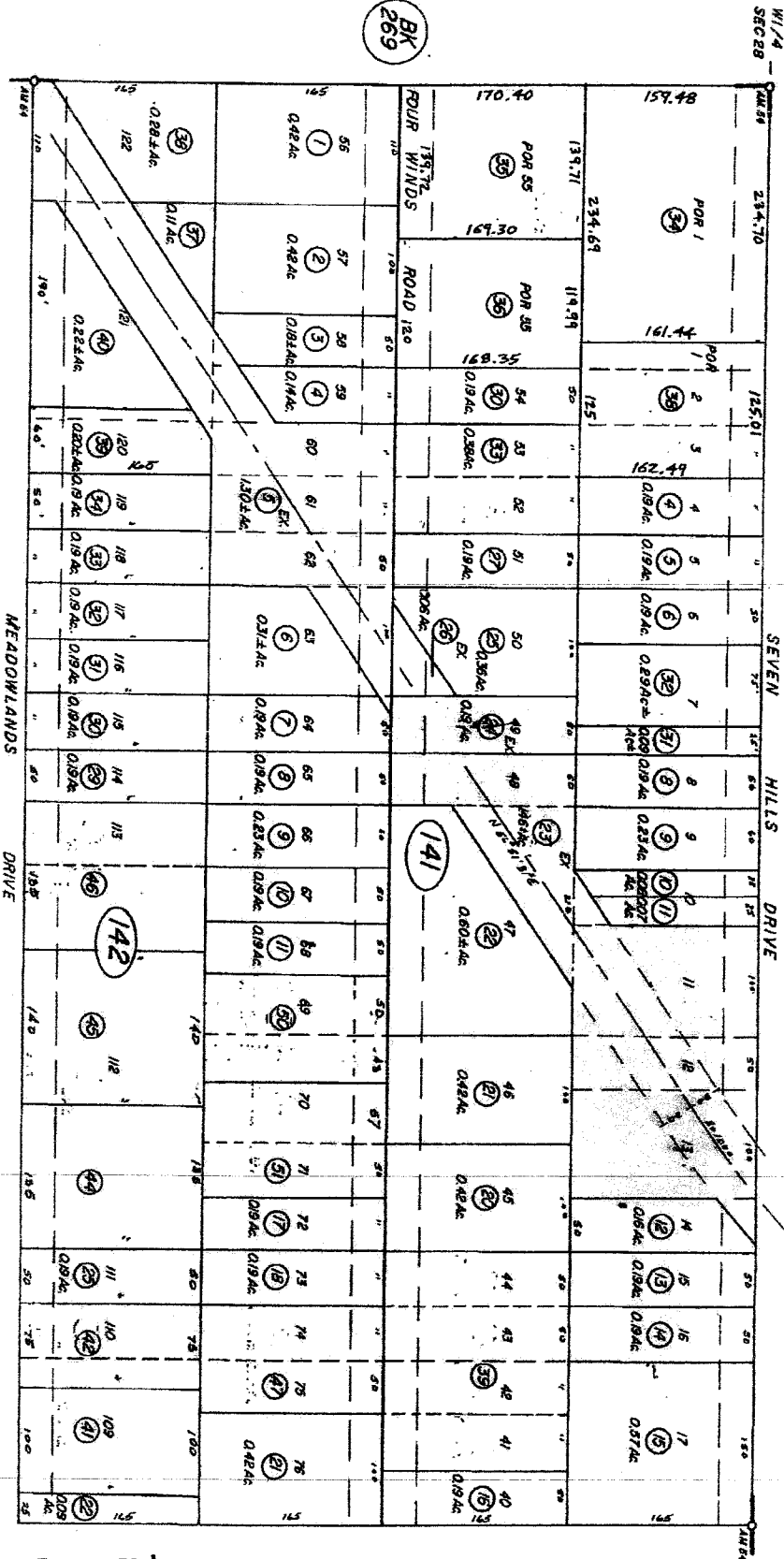
THIS MAP IS FOR ASSESSMENT PURPOSES ONLY

AUG 01 2006

POR SW 1/4 SEC 28 T3S R5W (POR RO EL SOBRANTE DE SAN JACINTO)

T.R.A. 8814

271-14 10-4



DATA: MWD N/W 800-6
J.P.M. 522
NS 81/77-41
LLA 5889
LLA 4997

ASSESSOR'S MAP BK 271 PG 14
RIVERSIDE COUNTY, CALIF
JK

AMB. 2/13 Assessor's Map No. 54

APR 1979

Homestead #3, 4, 5 + 6

DATE	OLD NO.	NEW NO.
8/20	141	271-14
11/28	142	33
6/30	143	39
3-23	144-23	41
1-28-24	145-24	42
1-28-25	146-25	43
1-28-26	147-26	44
1-28-27	148-27	45
1-28-28	149-28	46
1-28-29	150-29	47
1-28-30	151-30	48
1-28-31	152-31	49
1-28-32	153-32	50
1-28-33	154-33	51

DATE	OLD NO.	NEW NO.
8/20	141	271-14
11/28	142	33
6/30	143	39
3-23	144-23	41
1-28-24	145-24	42
1-28-25	146-25	43
1-28-26	147-26	44
1-28-27	148-27	45
1-28-28	149-28	46
1-28-29	150-29	47
1-28-30	151-30	48
1-28-31	152-31	49
1-28-32	153-32	50
1-28-33	154-33	51

AUG 0 1 2006

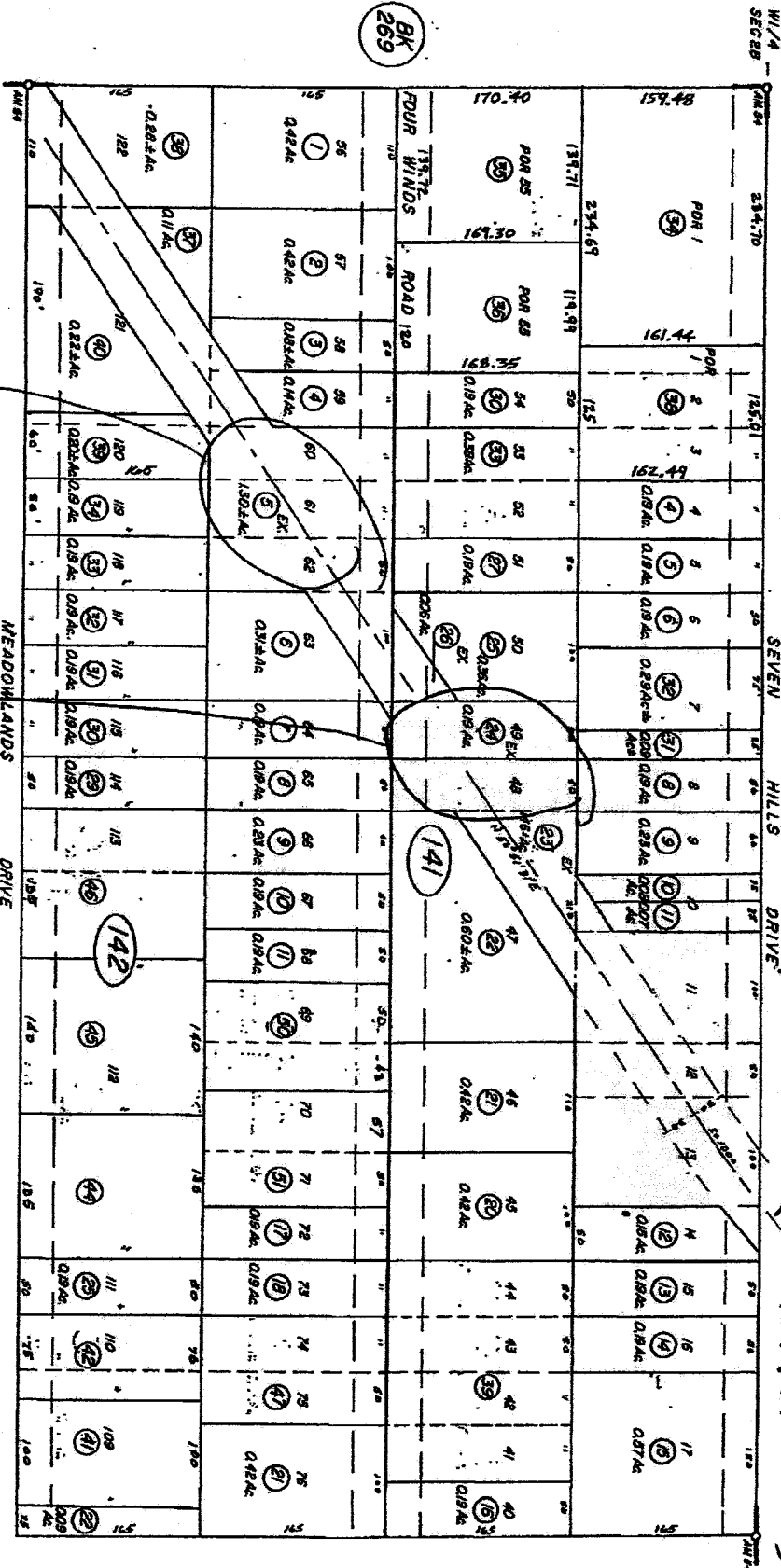
THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

FOR SW 1/4 SEC. 28 T.3S. R.5W
(FOR RO EL SOBRANTE DE SAN JACINTO)

T.R.A. 8814

271-14

10-4



DATA AND A/R NO. 8
 274522
 75 01/27-01
 114 9889

Home site #6 (0.46 acres)
 Combine for home site #5 (0.31 acres)

A.M.B. 2/13 Assessor's Map No. 54

APR 1978

Home sites #3, 4, 5 & 6

DATE	OLD NO.	NEW NO.
2/20/91-1	54-27	
1/1-83	54	
1/1-87	54	
1/1-15	54-30	
2/20/91-1	54-27	
1/1-83	54	
1/1-87	54	
1/1-15	54-30	
2/20/91-1	54-27	
1/1-83	54	
1/1-87	54	
1/1-15	54-30	
2/20/91-1	54-27	
1/1-83	54	
1/1-87	54	
1/1-15	54-30	



Peter Aldana, County Assessor

General Information

APN: 271-141-023 Use Type: VACANT
 Status Address: RIVERSIDE CA 92503 Tax Rate Area: 088-014
 Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
 Legal Description: 1.46 ACRES M/L IN LOTS 11, 12, 13 & 48 A

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

1.460

63,597

Recent Sale History

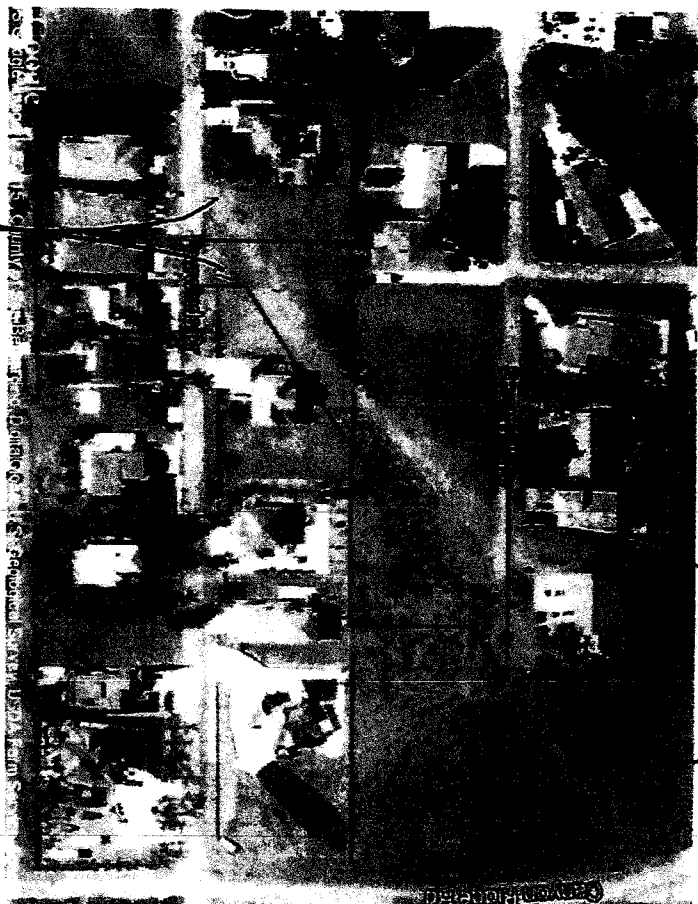
Recording Date:

Document #:

Transfer Amount:

N/A

*The information provided here is deemed reliable, but is not guaranteed.



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Combine w/ portion of adjacent parcel for home site #5 (0.31 acres)

Split into 2 home sites #3 (0.31 acres) & #4 (0.46 acres)

See next page APN # 271-141-024

Home site #3, 4 & part of 5

Peter Aldana , County Assessor

General Information

APN: 271-141-024 Use Type: VACANT
 Situs Address: RIVERSIDE CA 92503 Tax Rate Area: 088-014
 Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
 Legal Description: .19 ACRES M/L IN LOT 49 AM 002/013 ASSES

Assessment

Year Assd: 2014
 Land: \$1,976
 Structure(s):
 Other:
 Total Land and Improv: \$1,976
 HO Exempt?: N
 Exemption Amt:

Property Characteristics

Bedrooms:
 Baths:
 Bldg/Liv Area:
 Year Built:
 Lot Acres: 0.190
 Lot Sqft: 8,276

Recent Sale History

Recording Date:
 Document #: N/A
 Transfer Amount:

**The information provided here is deemed reliable, but is not guaranteed.



part of home site #5

Peter Aidana, County Assessor

General Information

APN: 271-142-005
 Status Address: RIVERSIDE CA 92503
 Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
 Legal Description: 1.30 ACRES M/L IN POR LOT 63 AND LOTS 60

Use Type: VACANT
 Tax Rate Area: 088-014

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?: N

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Blgd/Liv Area:

Year Built:

Lot Acres: 1.300

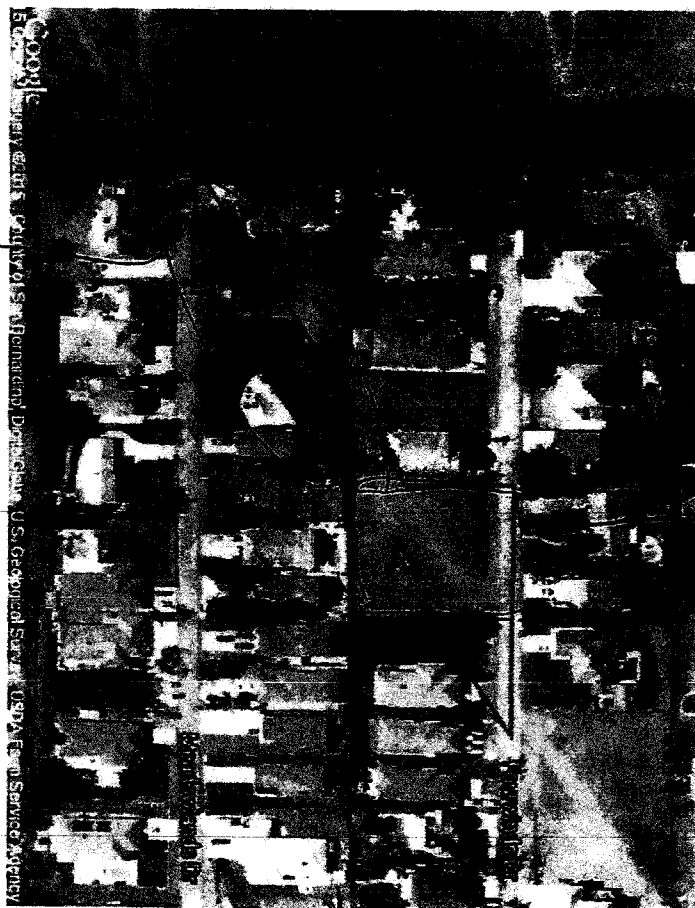
Lot SqFt: 56,628

Recent Sale History

Recording Date:

Document #:

Transfer Amount: N/A



Home site #6 (≈ 0.46 acres)

sell west to adjacent fence reaching home over

Home site #6

**The information provided here is deemed reliable, but is not guaranteed.

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Peter Aldana, County Assessor

General Information

APN:	270-070-003	Use Type:	VACANT
Situs Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-039
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	11.88 ACRES M/L IN POR N 1/2 OF SEC 32 T		

Assessment

Year Asst:	2014
Land:	\$9,650
Structure(s):	
Other:	
Total Land and Improv:	\$9,650
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	11.880
Lot SqFt:	517,492

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable, but is not guaranteed.

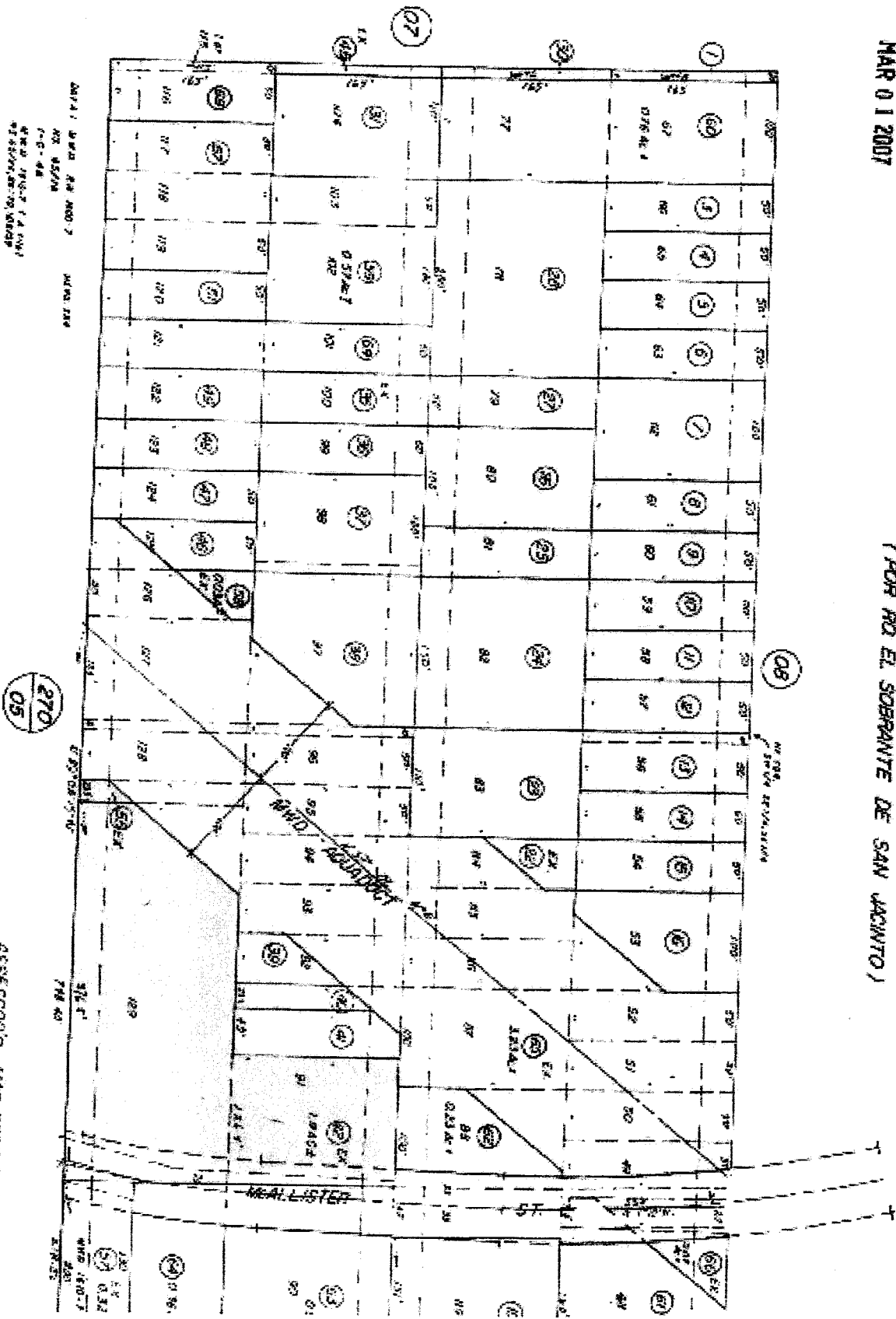


270-070-003
 APN # 270-070-003
 COUNTY
 Developer site

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

MAR 01 2007

FOR S 1/2 SE 1/4 SEC 30, T3S, R5W
(FOR RD EL SOBRIANTE DE SAN JACINTO)



ASSESSOR'S MAP BR 259 PG 09
SWEHINE COUNTY, CALIF

ASSESSOR'S MAP BOOK 217 No 64

Home site # 7

Peter Aldana, County Assessor

General Information

APN: 269-090-042 **Use Type:** VACANT
Site Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-006
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: POR LOTS 91 & 129 AM 002/017 ASSESSORS M

Assessment

Year Assd: 2014
Land: \$1174
Structure(s):
Other:
Total Land and Improv: \$1,174
HO Exempt?: N
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built:
Lot Acres:
Lot Sqft:

Recent Sale History

Recording Date:
Document #: N/A
Transfer Amount:



*The information provided here is deemed reliable, but is not guaranteed.

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Home Site # 7

7-Mile Trail Property Disposition

Group # 4: Sell Linear ROW East of Van Buren

Recommendation:

Either sell/quit claim to Western Municipal Water District (WMWD) and/or adjacent homeowners with easement.

Basic Information:

- Mostly 60' wide strip with 15' waterline easement.
- Adjacent to improved home sites.
- This portion of the ROW is interrupted by large gaps and it crosses busy streets, including Washington St.
- Total of approximately 87 acres.

Parcels:

See next page.

Parcels:

APN #	MWD #	Acres	Location/Description	Adjacent APNs
245-110-047	MWD 1610-4-1	0.15	Northeast of Silver Star Ct. Triangle adjacent to a vacant parcel.	245-110-058 245-110-059
245-110-060	MWD 1610-4-14	0.81	Northeast of Silver Star Ct. Passes through blue stream and then passes between houses valued at over \$700,000.	245-110-059 245-110-069
245-110-050	MWD 1610-4-5	0.33	Northeast of Silver Star Ct. Passes between houses valued at over \$700,000.	245-530-004
245-530-006	MWD 1610-4-5 MWD 1610-4-14	0.22	South of Silver Star Ct. Sits between two permanent easements.	245-530-002 245-530-001 Note: Both parcels have same owners.
245-470-017	MWD 1610-4-4	0.05	Triangle piece north of Evening Star Rd.	245-470-011
245-460-019	MWD 1610-4-37	1.14	Runs southwest from Golden Star Ave, with improved lots on either side.	245-460-008 245-460-020 245-460-009 245-460-018 245-460-021 245-460-022
245-460-027	MWD 1610-4-41	0.01	Tiny triangle in between 245-460-019 & 245-400-003.	245-460-026
245-400-003	MWD 1610-4-45	0.98	Runs southwest direction to Washington St between two improved lots.	245-400-020 245-400-004
245-320-034	MWD 1610-4-53	0.03	Tiny triangle southwest of Washington St.	245-320-035
245-320-033	MWD 1610-4-57	0.52	Runs southwest away from Washington St, separated from -034 by a permanent driveway easement. Passes by two improved lots.	245-320-035 245-320-001 245-320-003
245-350-009	MWD 1610-4-53 MWD 1610-4-61	0.91	Just northwest of Calumet Ct. Passes between two improved lots.	245-350-008 245-350-010
245-350-003	MWD 1610-4-61	0.44	Travels west of Calumet Ct and passes between two improved lots.	245-350-002 245-350-004

APN #	MWD #	Acres	Location/Description	Adjacent APNs
245-160-021	MWD 1610-4-63	0.56	East of Via Rancho Dr. Passes between two improved lots. Homeowner to the north requested a lease of a portion (Laylock).	245-160-024 245-160-014
245-151-002	MWD 1610-4-66	?	West of Rancho Viejo Dr.	245-151-001 245-151-003
245-390-006	MWD 1610-4-77	0.23	ROW heads west—terrain is steep.	245-390-005
245-390-007	MWD 1610-4-77	0.18	ROW continues west—encroached by driveway, landscaping.	245-390-005
245-390-008	MWD 1610-4-85	0.18	ROW continues west, passes improved lot.	245-390-019
245-390-009	MWD 1610-4-81	0.18	ROW continues west, passes improved lot	245-390-001
245-390-010	MWD 1610-4-89	0.18	ROW continues west, passes improved lot	245-390-014 245-390-017

Note: MWD map is unclear as to which APN's are part of MWD 1610-4-85.

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. ACCURACY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSORS PARCELS MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

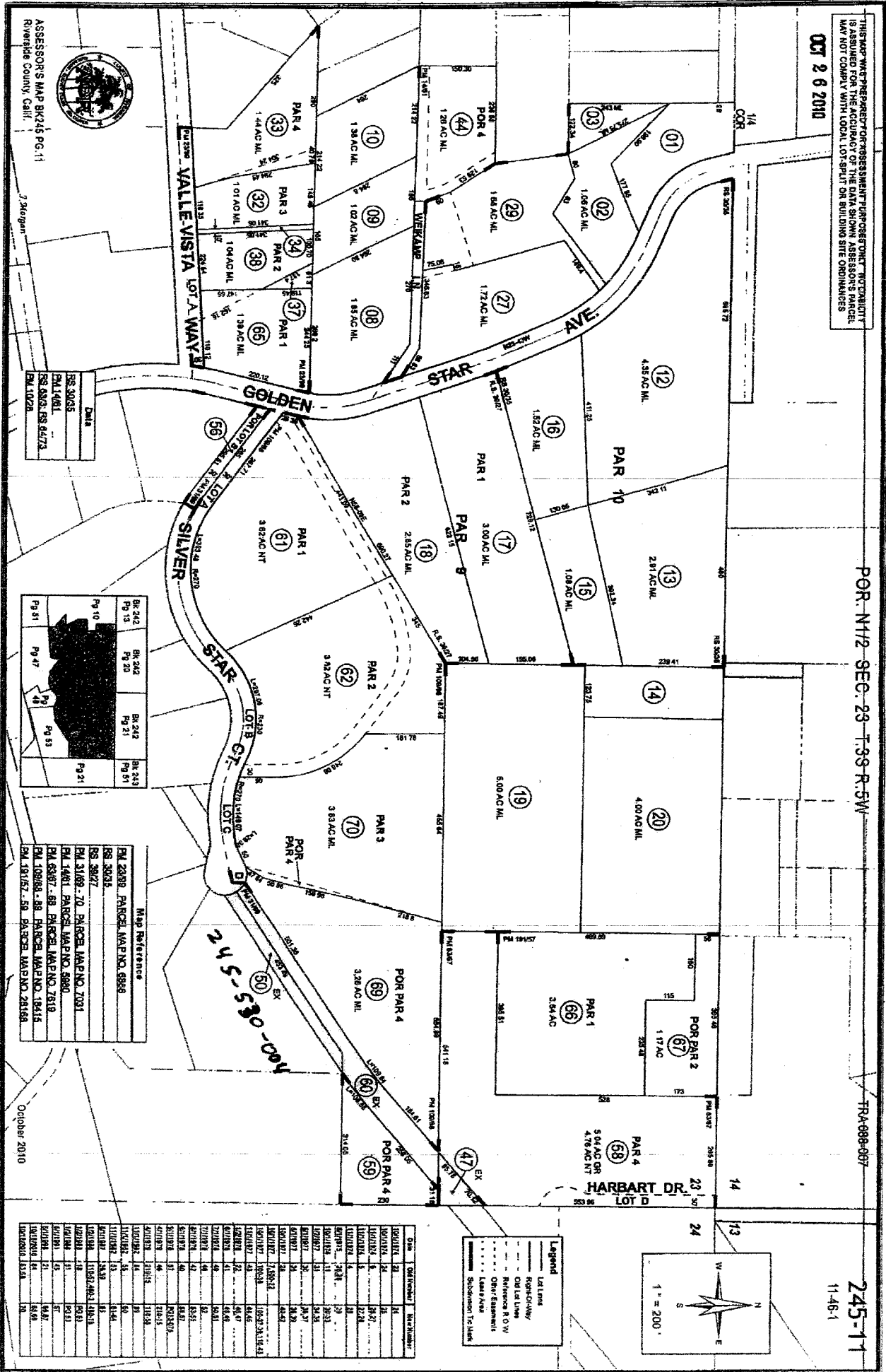
OCT 26 2010

POR. N1/2 SEC. 23 T.39 R.5W

FFA-008-007

245-11

11-6-1



ASSESSOR'S MAP BK345 PG. 11
Riverside County, Calif.



DATA

SS 3025
PL 1028

Pg 10	Bk 242	Pg 10	Bk 242	Pg 21
Pg 11	Bk 242	Pg 21	Bk 242	Pg 31
Pg 12	Bk 242	Pg 31	Bk 242	Pg 41
Pg 13	Bk 242	Pg 41	Bk 242	Pg 51
Pg 14	Bk 242	Pg 51	Bk 242	Pg 61
Pg 15	Bk 242	Pg 61	Bk 242	Pg 71
Pg 16	Bk 242	Pg 71	Bk 242	Pg 81
Pg 17	Bk 242	Pg 81	Bk 242	Pg 91
Pg 18	Bk 242	Pg 91	Bk 242	Pg 101
Pg 19	Bk 242	Pg 101	Bk 242	Pg 111
Pg 20	Bk 242	Pg 111	Bk 242	Pg 121

Map Reference

PL 2398 - PARCEL MAP NO. 6888
SS 3025
SS 3027
PL 3183 - 70 - PARCEL MAP NO. 7031
PL 1481 - PARCEL MAP NO. 6880
PL 6987 - 88 - PARCEL MAP NO. 7819
PL 10988 - 88 - PARCEL MAP NO. 18415
PL 18157 - 88 - PARCEL MAP NO. 28188

Date	Owner	Parcel Number
08/01/11	24	12
08/01/11	24	13
08/01/11	24	14
08/01/11	24	15
08/01/11	24	16
08/01/11	24	17
08/01/11	24	18
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08/01/11	24	92
08/01/11	24	93
08/01/11	24	94
08/01/11	24	95
08/01/11	24	96
08/01/11	24	97
08/01/11	24	98
08/01/11	24	99
08/01/11	24	100

Peter Aldana, County Assessor

General Information

APN: 245-110-047 **Use Type:**
Site Address: RIVERSIDE CA 92506 **Tax Rate Area:** 088-007
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .15 ACRES M/L IN POR NE 1/4 OF SEC 24 T3

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt: N

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres: 0.150

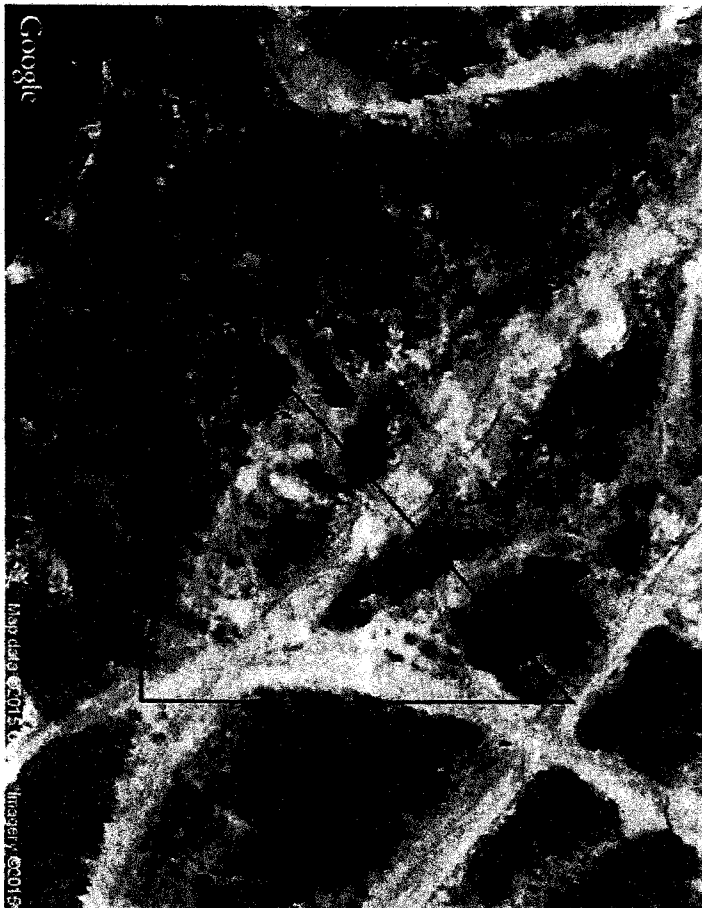
Lot Sqft: 6,534

Recent Sale History

Recording Date:

Document #:

Transfer Amount: N/A



*The information provided here is deemed reliable, but is not guaranteed.

APN# 245-110-047

Peter Aldana, County Assessor

General Information

APN:	245-110-060	Use Type:	
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.81 ACRES M/L IN POR PAR 3 PM 031/069 PM		

Assessment

Year Assd: 2014

Land: Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

0.810
35,283

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A

**The information provided here is deemed reliable, but is not guaranteed.



Part of APN # 245-110-060 #12

Peter Aldana, County Assessor

General Information

APN:	245-530-006	Use Type:	
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.22 ACRES M/L IN FOR PAR 2 PM 031/069 PM		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	
Total Land and Improv:	
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	0.220
Lot SqFt:	9,583

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

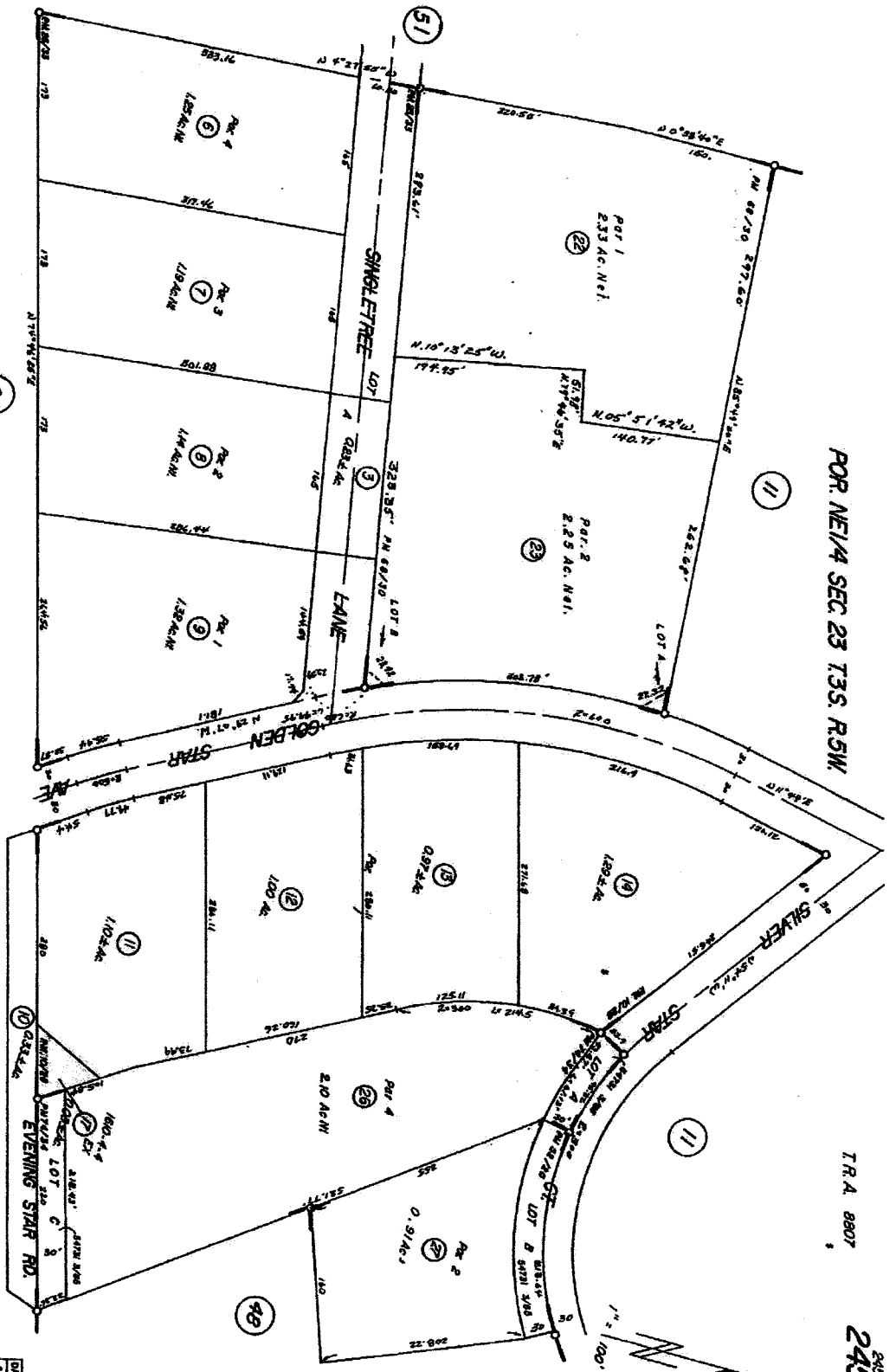


**The information provided here is deemed reliable but is not guaranteed

FOR NE/4 SEC 23 T3S R5W

T.R.A. 8807

245-13
245-47



R.S. 30/35
 P.M. 10/28 Parcel Map No. 5358
 P.M. 25/33 " " " 7644
 P.M. 52/20-21 " " " 9518
 P.M. 74/34 " " " 13660

ASSESSOR'S MAP BK 245 PG 47
 RIVERSIDE COUNTY, CALIF.

NOV 1978

DATE	OLD NO.	NEW NO.
8/79	15	15-18
8/79	16	16-18
8/79	17	17-18
1/82	18,19	18,19
4/82	20	20
8/82	21,22	21,22
0/82	23	23
8/82	24	24
0/82	25	25
8/82	26	26
0/82	27	27
8/82	28	28
0/82	29	29
8/82	30	30
0/82	31	31
8/82	32	32
0/82	33	33
8/82	34	34
0/82	35	35

Peter Aldana, County Assessor

General Information

APN:	245-470-017	Use Type:	
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.05 ACRES M/LIN POR PAR 1 PM 010/028 PM		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A

*The information provided here is deemed reliable, but is not guaranteed



Peter Aldana, County Assessor

General Information

APN:	245-460-019	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.14 ACRES NET IN POR E 1/2 OF SEC 23 T3		

Assessment

Year Asst: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

1.140

49658

N/A



**The information provided here is deemed reliable, but is not guaranteed

Peter Aldana, County Assessor

General Information

APN:	245-460-027	Use Type:	
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.01 ACRES M/L IN POR LOT 13 MB 055/075 T		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

2014

N

0.010

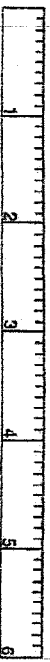
435

N/A



*The information provided here is deemed reliable, but is not guaranteed.

1-800-348-7334



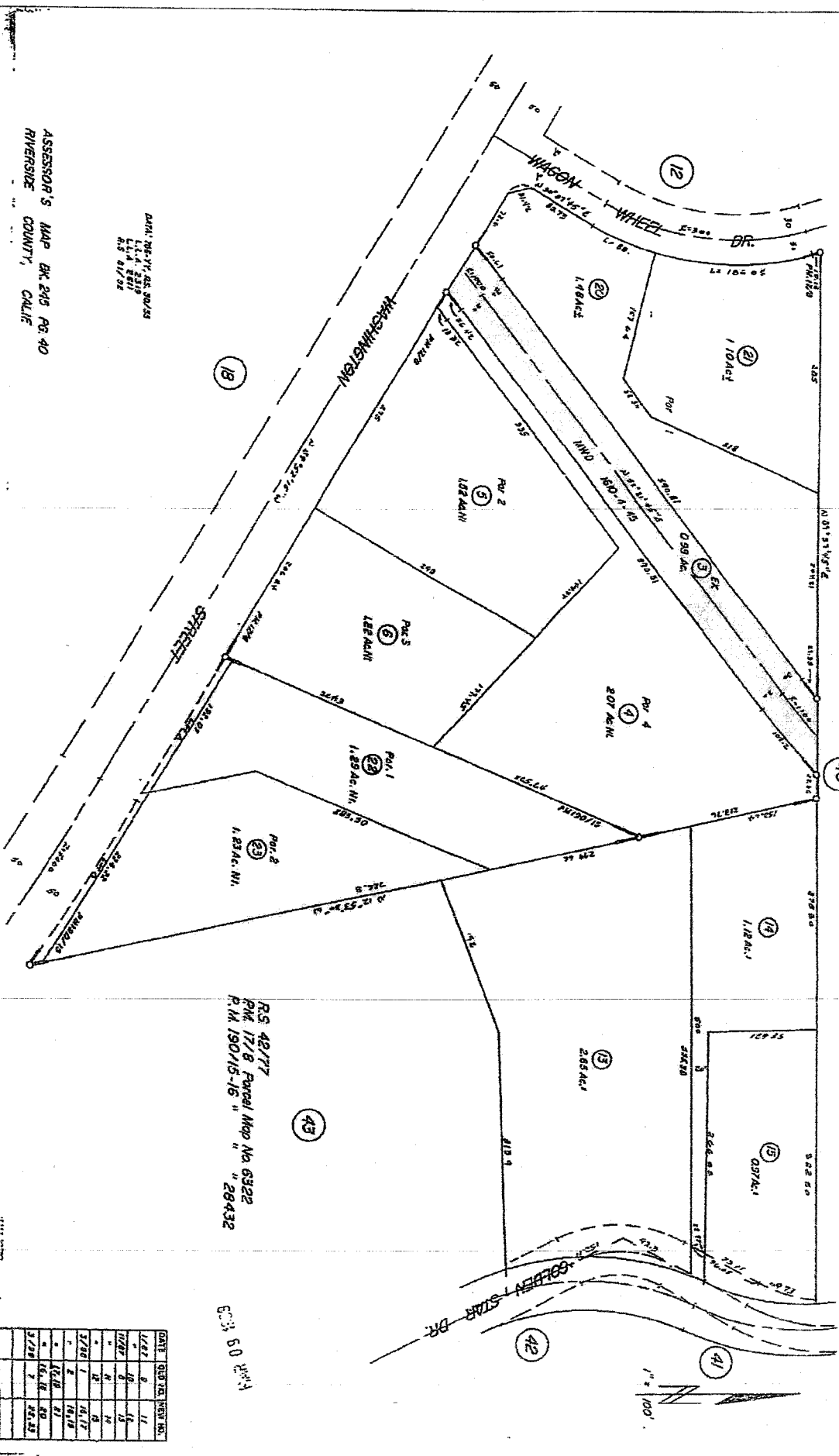
SCALE IN 1/10 OF AN INCH

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

POR. 5/12 SEC. 23, T3S. R5W.

T.R.A. 8807

245-19
245-40



ASSESSOR'S MAP BK. 245 PG. 40
RIVERSIDE COUNTY, CALIF.

DATE: 10/17/05, 05/30/05
L.S.A. 2319
L.S.A. 8811
AS 01/1/05

RG 42/77
PM 17/8 Parcel Map No. 6392
P.M. 190/15-16 " 28432

603 50 244

DATE	SUB. FILE	RENT NO.
1/21	2	1
1/22	18	18
1/23	18	18
1/24	18	18
1/25	18	18
1/26	18	18
1/27	18	18
1/28	18	18
1/29	18	18
1/30	18	18
1/31	18	18
1/32	18	18
1/33	18	18
1/34	18	18
1/35	18	18
1/36	18	18
1/37	18	18
1/38	18	18
1/39	18	18
1/40	18	18
1/41	18	18
1/42	18	18
1/43	18	18
1/44	18	18
1/45	18	18
1/46	18	18
1/47	18	18
1/48	18	18
1/49	18	18
1/50	18	18

Peter Aldana, County Assessor

General Information

APN:	245-400-003	Use Type:	
Situs Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.98 ACRES NET IN POR E 1/2 OF SEC 23 T3S		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	

Total Land and Improv:

HO Exempt?: N

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

0.980
42,688

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A

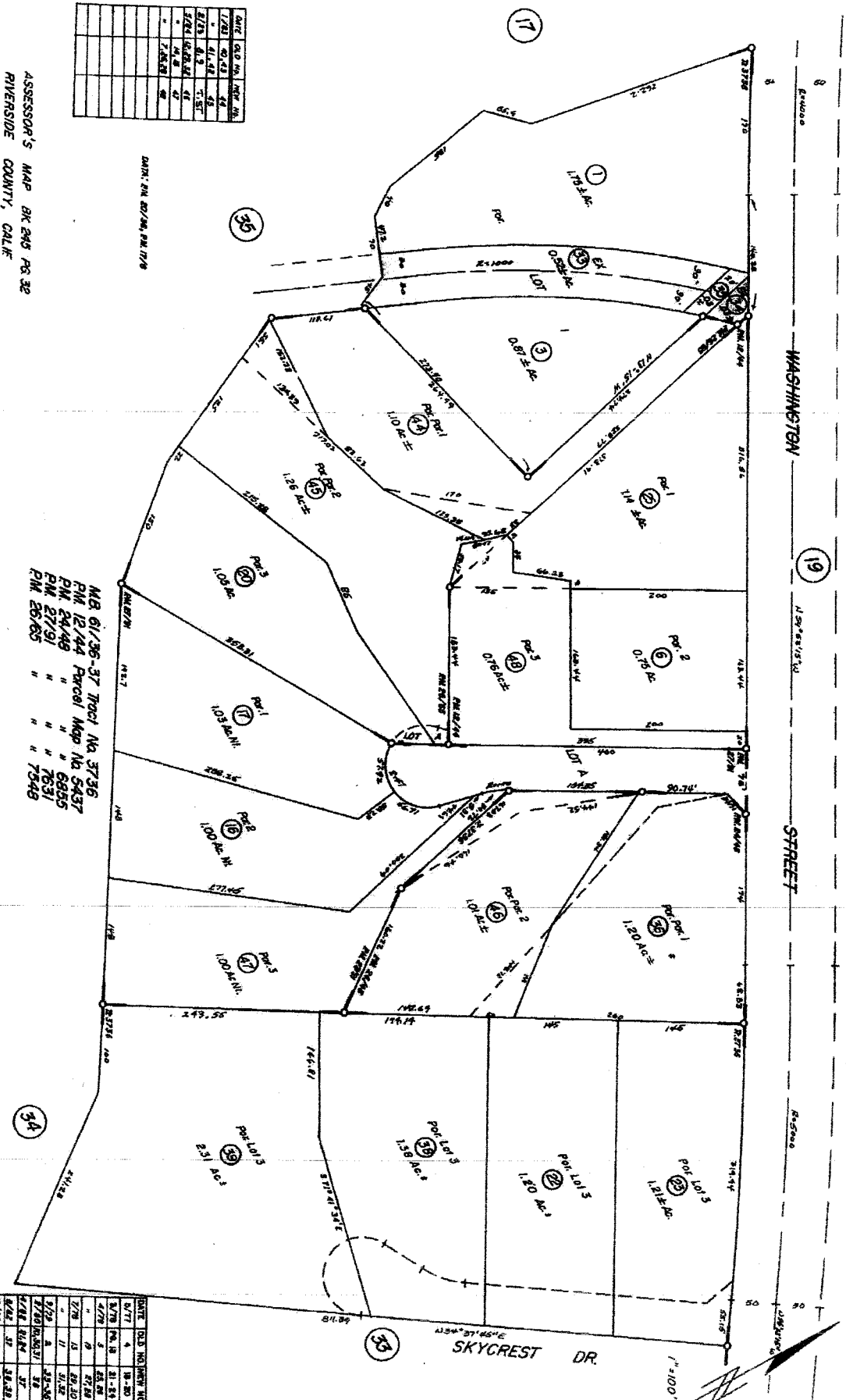


**The information provided here is deemed reliable, but is not guaranteed.

POR. S1/2 SEC. 23 T3S. R5W

TRA 8807

PAGE 18
245-32



DATE	NO.	NO.	NO.	NO.	NO.
7/23	40	41	42	43	44
8/13	45	46	47	48	49
1/24	50	51	52	53	54
2/14	55	56	57	58	59
3/14	60	61	62	63	64
4/14	65	66	67	68	69
5/14	70	71	72	73	74
6/14	75	76	77	78	79
7/14	80	81	82	83	84
8/14	85	86	87	88	89
9/14	90	91	92	93	94
10/14	95	96	97	98	99
11/14	100	101	102	103	104

ASSESSOR'S MAP BK 245 PG 32
RIVERSIDE COUNTY, CALIF.
JK

MB 61/36-37 Tract No. 3736
PM 12/44 Parcel Map No. 5437
PM 24/48 " " " 6885
PM 27/91 " " " 7631
PM 25/65 " " " 7548

DATE	NO.	NO.	NO.	NO.	NO.
0/77	4	5	6	7	8
1/78	9	10	11	12	13
2/78	14	15	16	17	18
3/78	19	20	21	22	23
4/78	24	25	26	27	28
5/78	29	30	31	32	33
6/78	34	35	36	37	38
7/78	39	40	41	42	43
8/78	44	45	46	47	48
9/78	49	50	51	52	53
10/78	54	55	56	57	58
11/78	59	60	61	62	63
12/78	64	65	66	67	68

MAR 1978

Peter Aldana, County Assessor

General Information

APN:	245-320-034	Use Type:	088-007
Site Address:	RIVERSIDE CA 92504	Tax Rate Area:	
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.03 ACRES M/L IN POR LOT 1 MB 061/036 TR		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

2014

N

0.030
1,306

N/A



*The information provided here is deemed reliable, but is not guaranteed

Peter Aldana County Assessor

General Information

APN:	245-320-033	Use Type:	
Site Address:	RIVERSIDE CA 92504	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.52 ACRES M/L IN POR LOT 1 MB 061/036 TR		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

0.520
22,651

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A



**The information provided here is deemed reliable, but is not guaranteed.

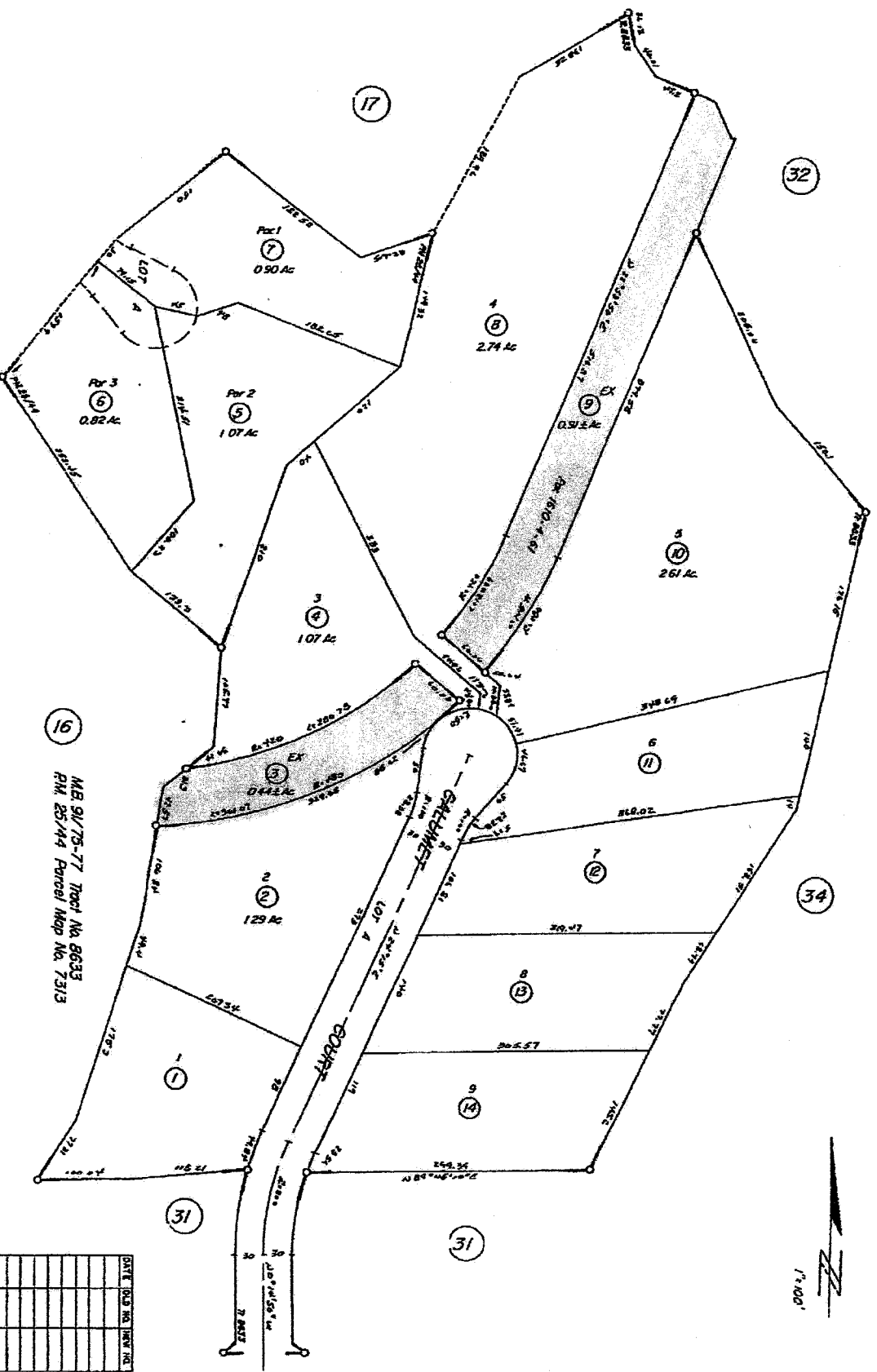
POR. S1/2 SEC 23 T3S R5W

T.R.A. B.R.H.

245-18
245-35

1"=100'

ASSESSOR'S MAP BK 245 PG 35
RIVERSIDE COUNTY, CALIF.
M



DATE	PLS NO.	HEW NO.

MAR 1978

Peter Aldana, County Assessor

General Information

APN:	245-350-009	Use Type:	RESID. SINGLE FAMILY
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.91 ACRES M/L IN POR LOT 6 MB 061/036 TR		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

0.910
39,639

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A



**The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana, County Assessor

General Information

APN:	245-350-003	Use Type:	RESID. SINGLE FAMILY
Site Address:	RIVERSIDE CA 92506	Tax Rate Area:	088-007
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	44 ACRES M/L IN POR LOT 6 MB 061/036 TR		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A



*The information provided here is deemed reliable, but is not guaranteed.

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

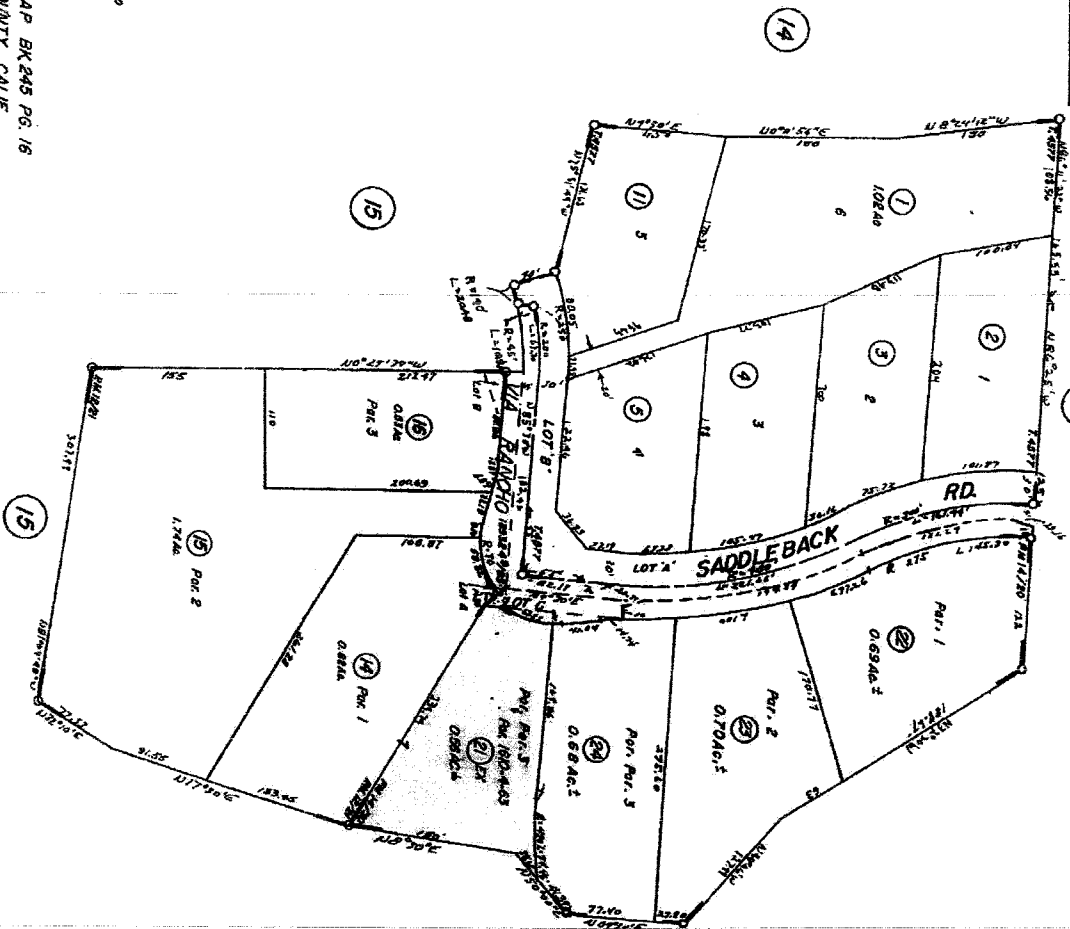
POR. SW 1/4 SEC. 23, T.3S.R.5W

T.R.A. 8807,
8818

11-46-2
245-16

ASSESSOR'S MAP BK 245 PG. 18
RIVERSIDE COUNTY, CALIF.

DATA: PM 14/80



M.B. 73/45 TRACT 4577
M.B. 61/36-37 TRACT 3736
P.M. 12/21 Parcel Map No. 5468
P.M. 14/20 Parcel Map No. 5978

DATE	NO.	NO.	NO.	NO.
3/74	0.5	12.1	57	
5/74	10.2	13.6	16	
7/74	1	14.7	24	
9/74	20	15.2	32	
10-88	18	51	51	
6/88	17	51	51	

JAN 1974

Peter Aldana , County Assessor

General Information

APN: 245-160-021 **Use Type:**
Situs Address: RIVERSIDE CA 92506 **Tax Rate Area:** 088-007
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .56 ACRES M/L IN POR PAR 3 PM 014/020 PM

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?: N

Exemption Amt:

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres: 0.560

Lot SqFt: 24,393

Recent Sale History

Recording Date:

Document #: N/A

Transfer Amount:

**The information provided here is deemed reliable, but is not guaranteed.



THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

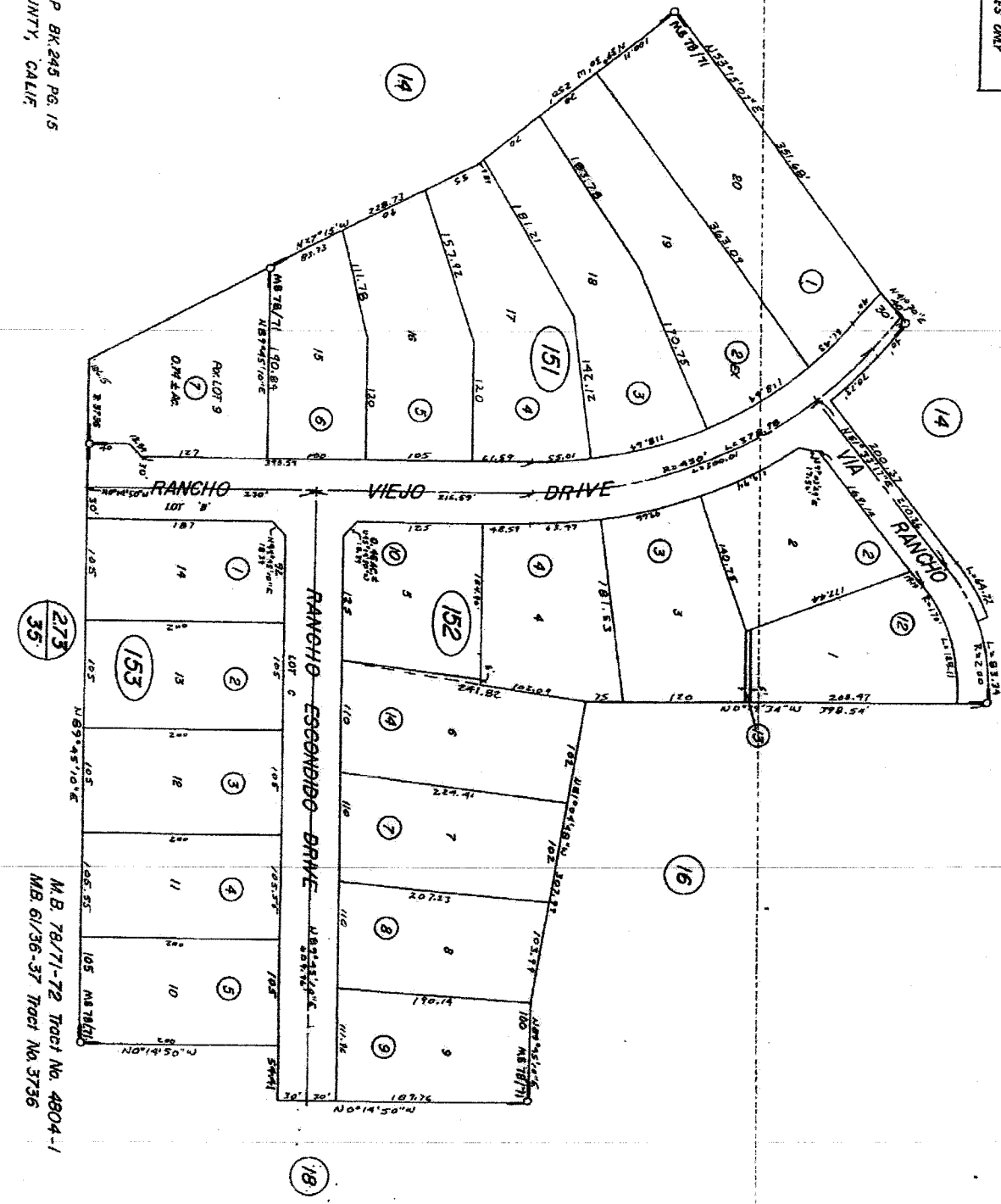
MAY 08 2007

P.O.R. SW 1/4 SEC. 23 T.3S. R.5W.

T.R.A. 088-018

11-46-2
245-15

ASSESSOR'S MAP BK. 245 PG. 15
RIVERSIDE COUNTY, CALIF.



M.B. 78/71-72 Tract No. 4804-1
M.B. 61/36-37 Tract No. 3736

TRACTION NO.	ACRES	APPROX. VALUE	APPROX. TAX
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR ACCURACY OF THE DATA SHOWN. ASSESSORS OFFICE, RIVERSIDE COUNTY, CALIF.

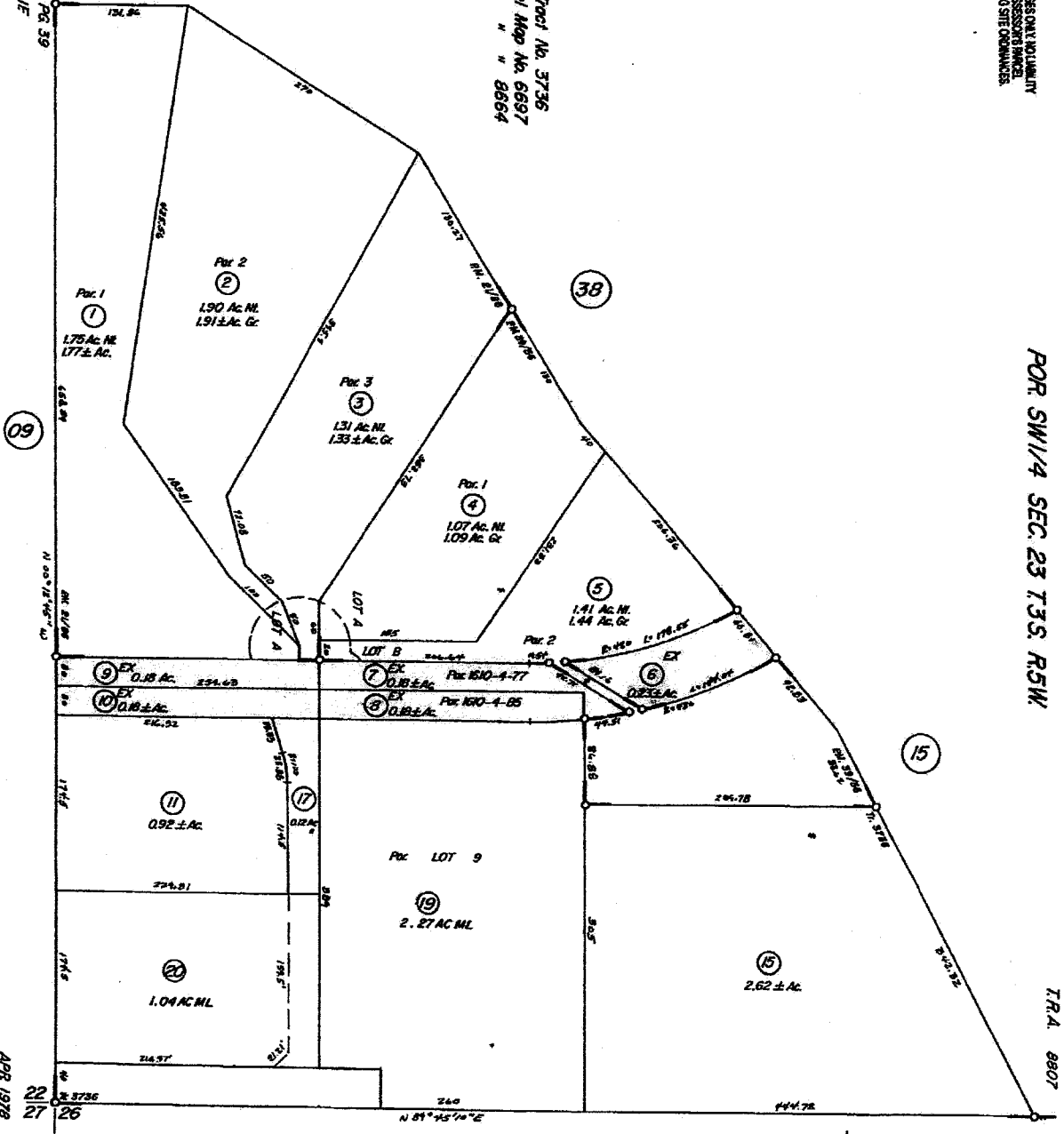
POR SW 1/4 SEC. 23 T3S. R5W

T.R.A. 8807

245-14
245-39

MB. 6/13/36-37 Tract No. 3736
PM. 2/1/86 Parcel Map No. 6697
PM. 3/9/95 " " " " 8664

ASSESSOR'S MAP BK 245 PG. 39
RIVERSIDE COUNTY, CALIF.



APR 1978
22
27
26

BK 273

DATE	OLD NO.	NEW NO.
7/28	13	14/17
2/23	15	1-57
1/2	16	18
2/24	14	18/57
11	19	20/57



7-Mile Trail Property Disposition

Group # 5: Sell Linear ROW West of Van Buren

Recommendation:

Sell and/or quit claim to Western Municipal Water District (WMWD) or to adjacent homeowners with easement for WMWD's waterline.

Basic Information:

- Mostly 60' wide strip with 15' waterline easement.
- Adjacent to improved home sites.
- Portions of the ROW are very steep through an existing neighborhood with significant encroachments, making it difficult to use as part of a trail system.
- Total of approximately 20.4 acres.

Parcels:

See next page.

Parcels:

APN #	MWD #	Acres	Location/Description	Adjacent APNs
271-100-013	MWD 1610-5-69	2.17	Heads west from Mockingbird Canyon Dr.	271-100-008 271-100-017 271-100-018
271-100-005	MWD 1610-5-73	1.0	Square parcel used by nursery.	271-100-021 271-100-014
271-100-016	MWD 1610-5-77	0.18	Rectangular parcel used by nursery.	271-100-014 271-100-019
271-100-011	MWD 1610-5-81	0.46	Part of parcel is Judy Ann Dr.	271-100-024 271-100-026 271-100-028* 271-100-029* 271-100-030*
271-092-037	MWD 1610-6-1 MWD 1610-6-3 MWD 1610-6-5 MWD 1610-6-9 MWD 1610-6-13 MWD 1610-6-17 MWD 1610-6-19 MWD 1610-6-33 MWD 1610-6-37 MWD 1610-6-41 MWD 1610-6-135 MWD 1610-6-137	1.87	Part of Judy Ann Dr and then heads southwest toward Martin Pl. Potential home site #2 is located within this parcel.	*Adjacent to Judy Ann Dr 271-091-035 271-091-034 271-091-036 271-091-043 271-091-026 271-092-016 271-092-015 271-092-014 271-092-013 271-092-038 271-092-010 271-092-008 271-092-035 271-092-023 271-092-006 271-092-022

APN #	MWD #	Acres	Location/Description	Adjacent APNs
271-251-003	MWD 1610-6-45	0.33	Runs southwest under Vista Ridge (dirt road connecting streets), with improved lots on either side.	271-251-004 271-251-044
271-251-033	MWD 1610-6-53	0.06	Tiny triangle in between 271-251-003 & 271-251-034, partially under Vista Ridge.	271-251-032
271-251-034	MWD 1610-6-57	0.19	Rectangle partially under Vista Ridge to north of Harvey Ln.	271-251-045 271-251-032 271-252-004
271-251-037	MWD 1610-6-61	0.2	Triangle under Vista Ridge with Harvey Ln to south.	271-251-045 271-252-027
271-252-002	MWD 1610-6-139	0.02	Tiny triangle under Harvey Ln.	271-252-027
271-252-001	MWD 1610-6-63	0.03	Rectangular parcel partially under Harvey Ln.	271-252-003
271-263-007	MWD 1610-6-65 MWD 1610-6-77	0.67	Runs from Harvey Ln, southwest under Canyon Ridge Rd toward Seven Hills Dr.	271-262-014 271-263-006 271-263-008
271-263-009	MWD 1610-6-133	?	Small triangle at end of Seven Hills Dr.	271-263-010
271-141-023	MWD 1610-6-65	0.54	Passes through backyard of house, and between proposed home sites #4 and 5.	271-141-012 271-141-022 271-141-040
271-141-026	MWD 1610-6-93 MWD 16106-101	?	Small triangle on north side of Four Winds Dr	271-141-025
271-142-005	MWD 1610-6-121 MWD 1610-6-125 MWD 1610-6-129 MWD 16106-141	0.84	Heads southwest from Four Winds Dr to Meadowlands Dr, with proposed home site #6 in the middle. Portion of parcel is encroached on by adjacent homeowners.	271-142-006 271-142-040 271-142-004 271-142-003 271-142-037 271-142-038
271-142-037	MWD 1610-6-125	0.110	Encroached on by adjacent homeowner with corral.	271-142-002 271-142-038

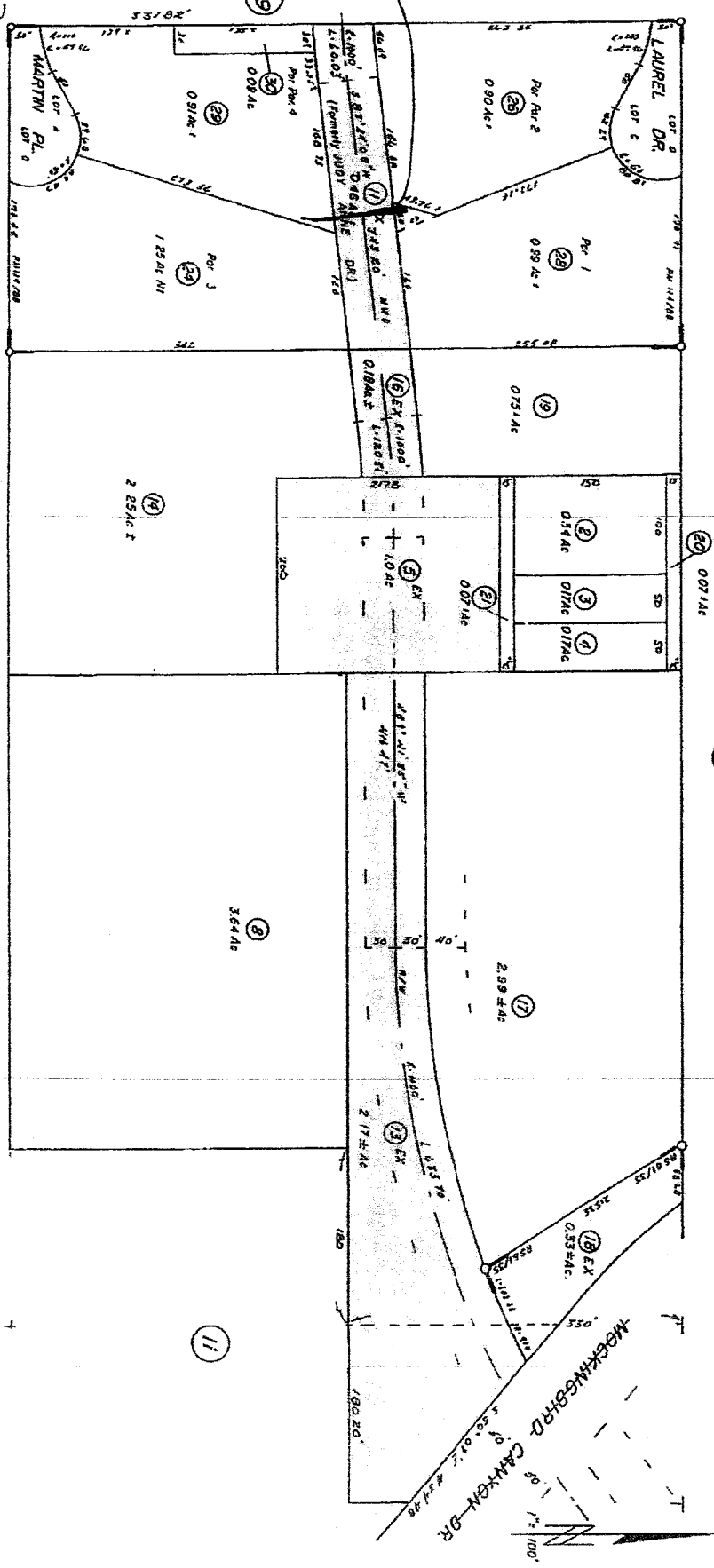
271-190-072	MWD 1610-6-66	0.05	Triangle with driveway and landscaping improvements by adjacent homeowner.	271-190-091* 271-190-070* Note: Both parcels owned by same owner
269-100-013	MWD 1610-7-1	7.4	Runs southwesterly through 330-acre parcel with approve master plan for homes and golf course.	269-100-011 269-100-012
269-100-010	MWD 1610-7-1	1.46	Adjoins APN 270-070-003 that has potential mitigation value.	269-100-009 270-070-003* *Owned by Parks, could have mitigation value
269-202-066	MWD 1610-7-5 MWD 1610-7-13 MWD 1610-7-17 MWD 1610-7-21 MWD 1610-7-25 MWD 1610-7-26 MWD 1610-7-29	1.01	Runs west toward McAllister St. from 270-070-003. May want to keep for access to mitigation parcel?	269-202-056 269-202-032 269-202-034 269-202-036 269-202-023 269-202-039 269-202-056 269-202-058 270-060-001
269-201-070	MWD 1610-7-38 MWD 1610-7-58 MWD 1610-7-34 MWD 1610-7-37 MWD 1610-7-41 MWD 1610-7-42 MWD 1610-7-46 MWD 1610-7-50 MWD 1610-7-45	1.51	Runs west toward McAllister St. from 270-070-003. May want to keep for access to mitigation parcel?	269-201-032 269-201-035 269-201-045 269-201-038 269-201-040 269-201-067 270-060-001
269-090-057	MWD 1610-7-49	0.32	East of McAllister St. May want to keep for access to mitigation parcel?	270-060-013 269-090-064

ROAD STARTS

POR. NE 1/4 SEC. 28, T.3S. R.5W.
(POR. RO. EL SOBRANTE DE SAN JACINTO)

T.R.A. 0814

271-10



DATA WVD R/W 1510-3
CD NO 78577
RISSE BNS ST NAME

ASSESSOR'S MAP BK. 271 PG 10
RIVERSIDE COUNTY, CALIF

RD EL SOBRANTE MB 1/8 SB
PM 114/88-89 Parcel Map No. 18424

OCT 1973

DATE	BY	NO.	REV.
4/75	T	1	10
11/75	T	2	11
11/75	T	3	12
4/78	IS	4	13
5/77	IS	5	14
6/81	9	6	15
10/81	10	7	16
10/81	10	8	17
10/81	10	9	18
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10/81	10	86	95
10/81	10	87	96
10/81	10	88	97
10/81	10	89	98
10/81	10	90	99
10/81	10	91	100

Peter Aldana, County Assessor

General Information

APN:	271-100-013	Use Type:	
Situs Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	2.17 ACRES M/L IN POR NE 1/4 OF SEC 28 T		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	
Total Land and Improv:	
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	2.170
Lot Sqft:	94,525

Recent Sale History

Recording Date:	
Document #:	
Transfer Amount:	N/A



**The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana , County Assessor

General Information

APN:	271-100-005	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.00 ACRES M/L IN POR NE 1/4 OF SEC 28 T		

Assessment

Year Assd:	2014
Land:	\$4,048
Structure(s):	
Other:	
Total Land and Improv:	\$4,048
HO Exempt?:	N
Exemption Amt:	

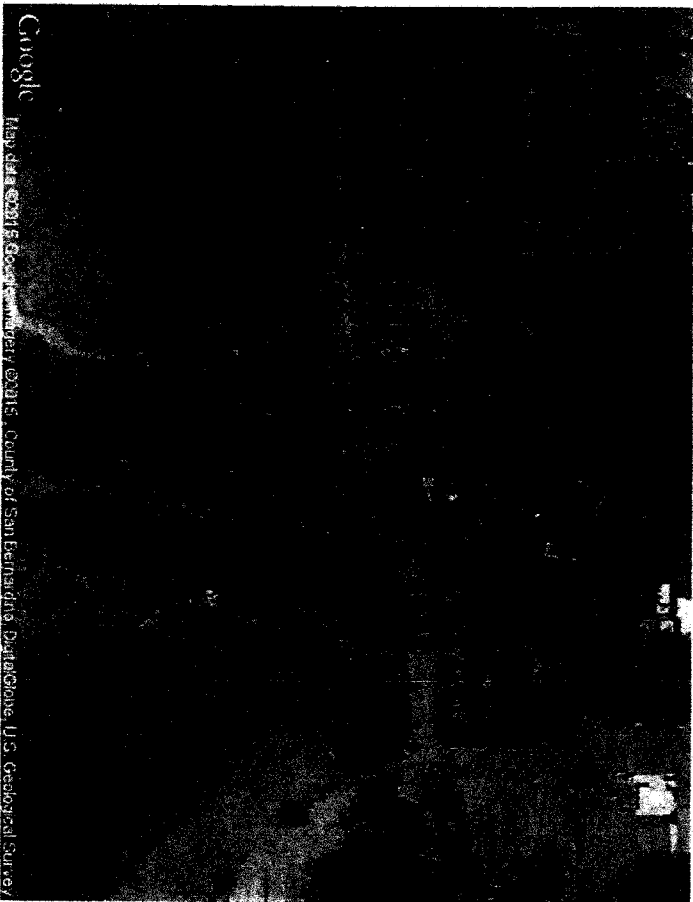
Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	1,000
Lot Acres:	43,560
Lot SqFt:	

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable, but is not guaranteed



Map data ©2015 Google, Imagery ©2015, County of San Bernardino, DataCone, U.S. Geological Survey

Peter Aldana, County Assessor

General Information

APN:	271-100-016	Use Type:	
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.18 ACRES NET IN POR NE 1/4 OF SEC 28 T3		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt? N

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres: 0.180

Lot Sqft: 7,840

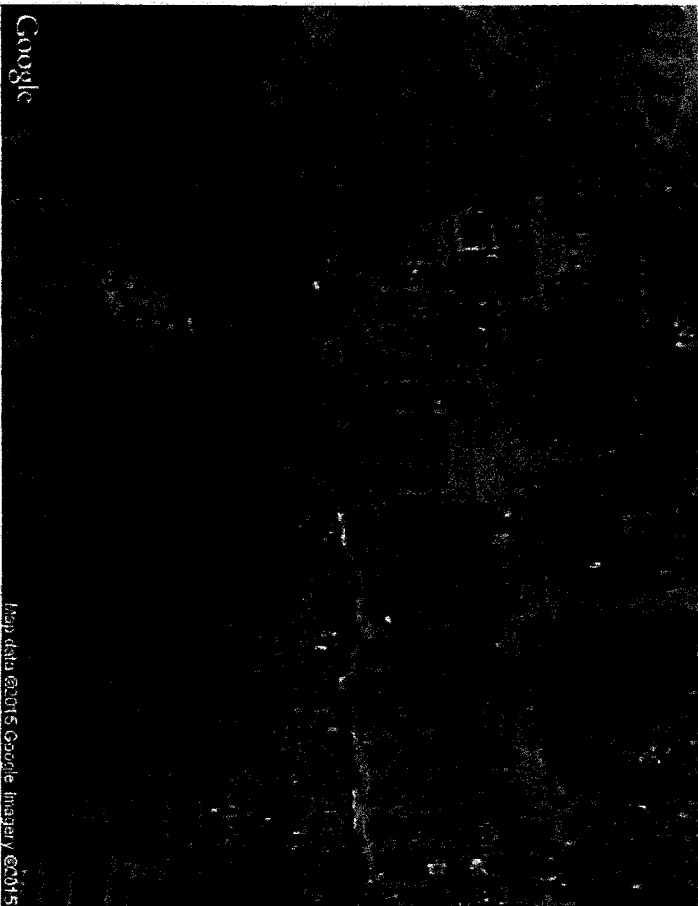
Recent Sale History

Recording Date:

Document #:

Transfer Amount: N/A

**The information provided here is deemed reliable, but is not guaranteed.



Peter Aldana, County Assessor

General Information

APN:	271-100-011	Use Type:	088-014
Status Address:	RIVERSIDE CA 92503	Tax Rate Area:	
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	46 ACRES M/L IN POR NE 1/4 OF SEC 28 T3		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	
Total Land and Improv:	
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	0.460
Year Built:	
Lot Acres:	20.037
Lot Sqft:	

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	



**The information provided here is deemed reliable, but is not guaranteed.

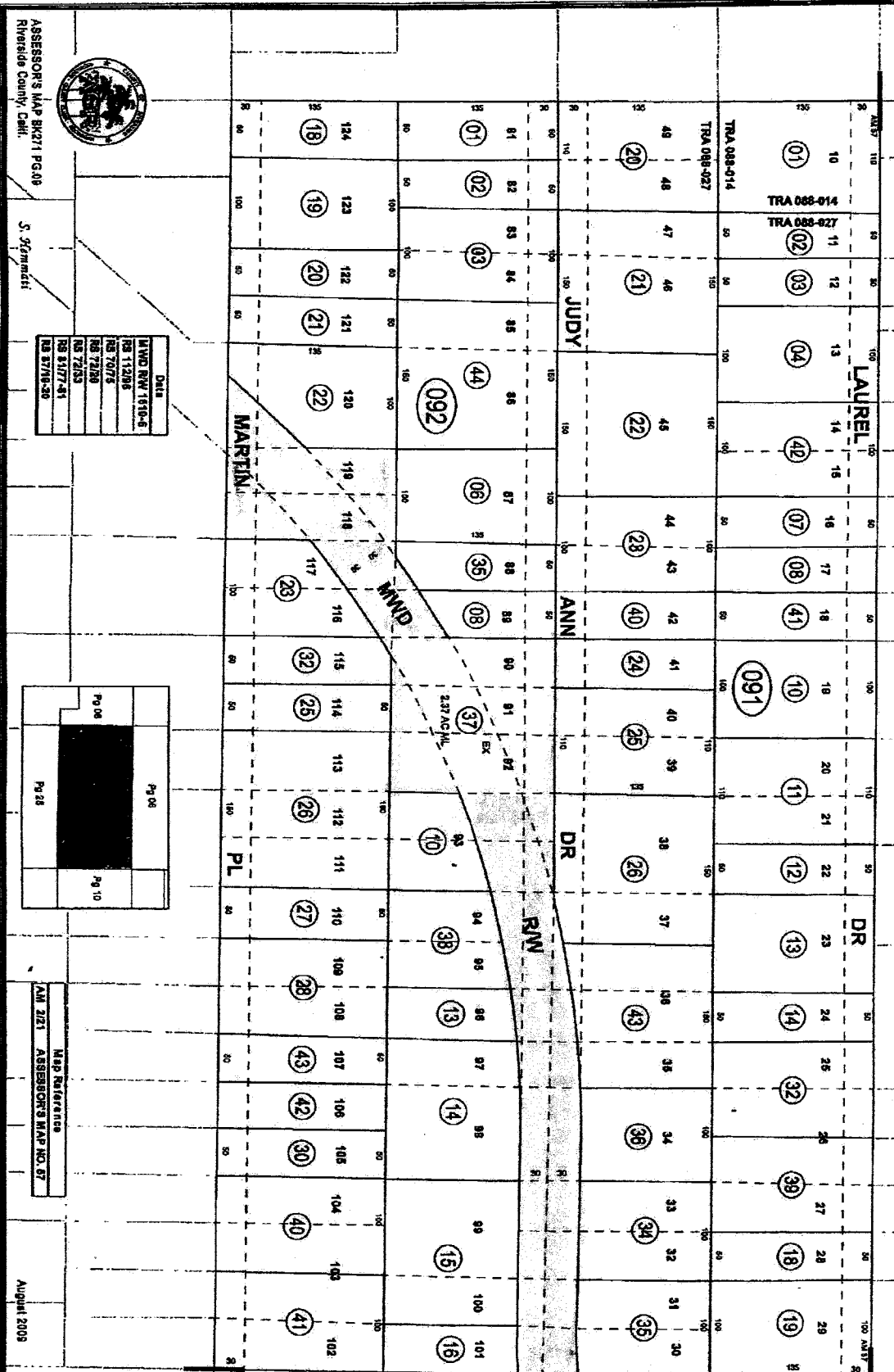
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED BY THE COUNTY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAP NOT CORRECT WITH FEDERAL LOT-SPUR OR BUILDING SITE ORDINANCE.

AUG 18 2009

N 1/2, SE 1/4, NW 1/4, SEC. 28, T. 3S., R. 5W.
(POR. RO. EL. SOBRIANTE DE SAN JACINTO)

TRA 088-014
088-027

271-09
10-3



ASSESSOR'S MAP B4271 PG.08
Riverside County Calif.

S. Schmidt

DATA

LAND RW 1550-6
RB 11286
RB 70776
RB 72908
RS 72553
RS 31777-81
RS 37765-80

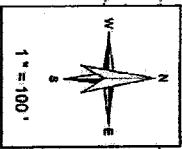
Pg 06
Pg 08
Pg 10
Pg 28

MAP REFERENCES
AM 2171 ASSESSOR'S MAP NO. 87

August 2009

Legend

—	Lot Lines
- - -	Right-Of-Way
---	Old Lot Lines
---	Reference R.O.W.
---	Other Easements
---	Lotter Area
---	Subdivision Tract



Lot	Area	Dimensions	Remarks
01	0.12	100 x 100	
02	0.12	100 x 100	
03	0.12	100 x 100	
04	0.12	100 x 100	
05	0.12	100 x 100	
06	0.12	100 x 100	
07	0.12	100 x 100	
08	0.12	100 x 100	
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10	0.12	100 x 100	
11	0.12	100 x 100	
12	0.12	100 x 100	
13	0.12	100 x 100	
14	0.12	100 x 100	
15	0.12	100 x 100	
16	0.12	100 x 100	
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19	0.12	100 x 100	
20	0.12	100 x 100	
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22	0.12	100 x 100	
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24	0.12	100 x 100	
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40	0.12	100 x 100	
41	0.12	100 x 100	

Peter Aldana, County Assessor

General Information

APN: 271-092-037 **Use Type:** VACANT
Situs Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-027
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: 2.37 ACRES M/L IN POR LOTS 88, 89 & 90 A

Assessment

Year Assd: 2014
Land:
Structure(s):
Other:

Total Land and Improv:
HO Exempt?: N
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built: 2,370
Lot Acres: 103.237
Lot SqFt:

Recent Sale History

Recording Date:
Document #: N/A
Transfer Amount:

**The information provided here is deemed reliable, but is not guaranteed.



Home site #2

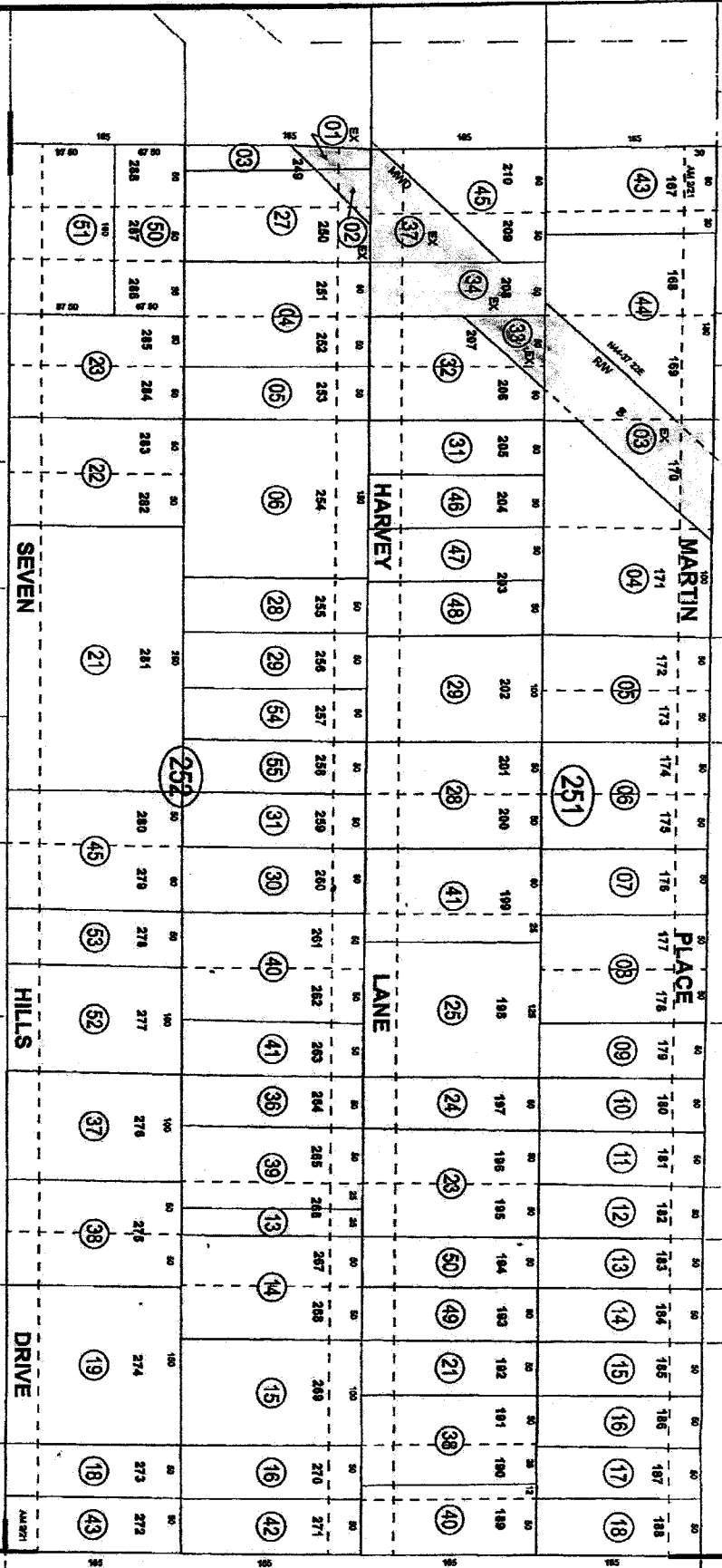
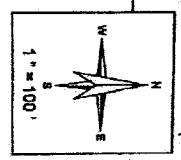
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

DEC 05 2008

POR NW 28 T 3S T 5W

TRA\088-027

271-25
271-12



Old Map	New Map
001	001
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053	053

Page	Page	Page
Pg 08	Pg 09	Pg 10
Pg 08		Pg 11
Pg 14	Pg 15	Pg 16

ASSESSOR'S MAP BK271 PG 25
Riverside County, Calif



Oct 2008

28

AM 271\25\ASSESSOR'S MAP NO 27

Peter Aldana, County Assessor

General Information

APN: 271-251-003 Use Type:
Status Address: RIVERSIDE CA 92503 Tax Rate Area: 088-027
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .33 ACRES M/L IN POR LOTS 168, 169, 170

Assessment

Year Assd: 2014
Land:
Structure(s):
Other:
Total Land and Improv:
HO Exempt?: N
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built:
Lot Acres: 0.330
Lot SqFt: 14,374

Recent Sale History

Recording Date:
Document #: N/A
Transfer Amount:

*The information provided here is deemed reliable, but is not guaranteed.



Peter Aldana , County Assessor

General Information

APN:	271-251-033	Use Type:	
Status Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-027
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.06 ACRES M/L IN POR LOTS 206 & 207 AM 0		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	
Total Land and Improv:	
HO Exempt?:	N
Exemption Amt:	

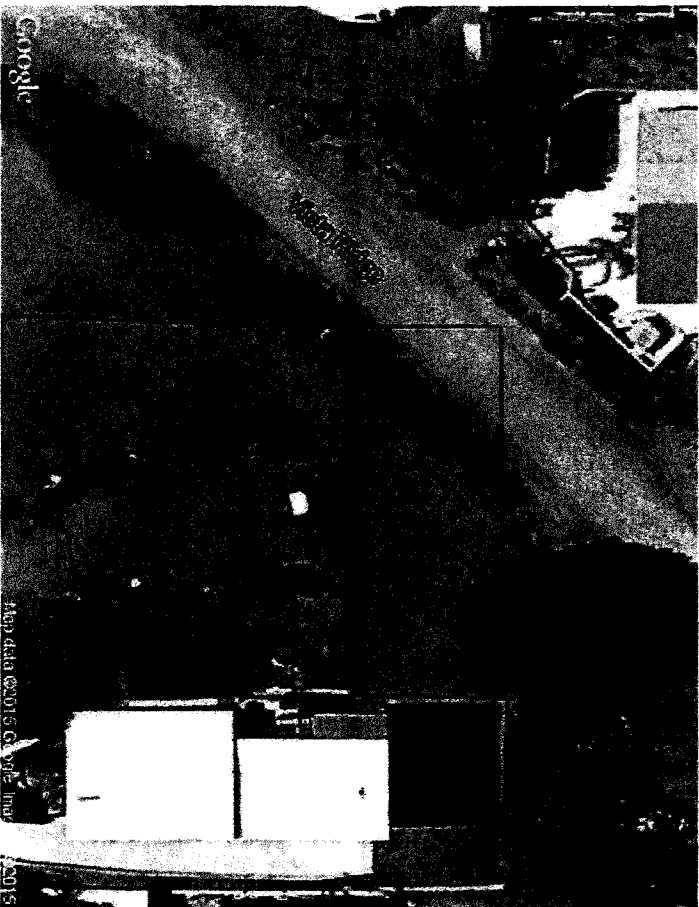
Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	0.060
Lot SqFt:	2.613

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable but is not guaranteed.



Peter Aldana, County Assessor

General Information

APN:	271-251-034	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-027
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	19 ACRES M/L IN LOT 208 AM 002/021 ASSE		

Assessment

Year Assd:	2014
Land:	\$3,006
Structure(s):	
Other:	
Total Land and Improv:	\$3,006
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	0.190
Lot Sqft:	8,276

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable but is not guaranteed.



Peter Aldana, County Assessor

General Information

APN: 271-251-037 **Use Type:**
Situs Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-027
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: 20 ACRES M/L IN POR LOTS 209 & 210 AM 0

Assessment

2014

Year Assd: 2014
Land:
Structure(s):
Other:
Total Land and Improv:
HO Exempt?: N
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built:
Lot Acres: 0.200
Lot Sqft: 8,712

Recent Sale History

Recording Date:
Document #:
Transfer Amount: N/A



*The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana, County Assessor

General Information

APN:	271-252-002	Use Type:	
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-027
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.02 ACRES M/L IN POR LOT 249 AM 002/021		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:



**The information provided here is deemed reliable, but is not guaranteed

Peter Aldana, County Assessor

General Information

APN: 271-252-001 **Use Type:**
Site Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-027
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: 03 ACRES IN POR LOT 249 AM 002/021 ASSE

Assessment

2014

Year Assd:

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

0.030

1,306

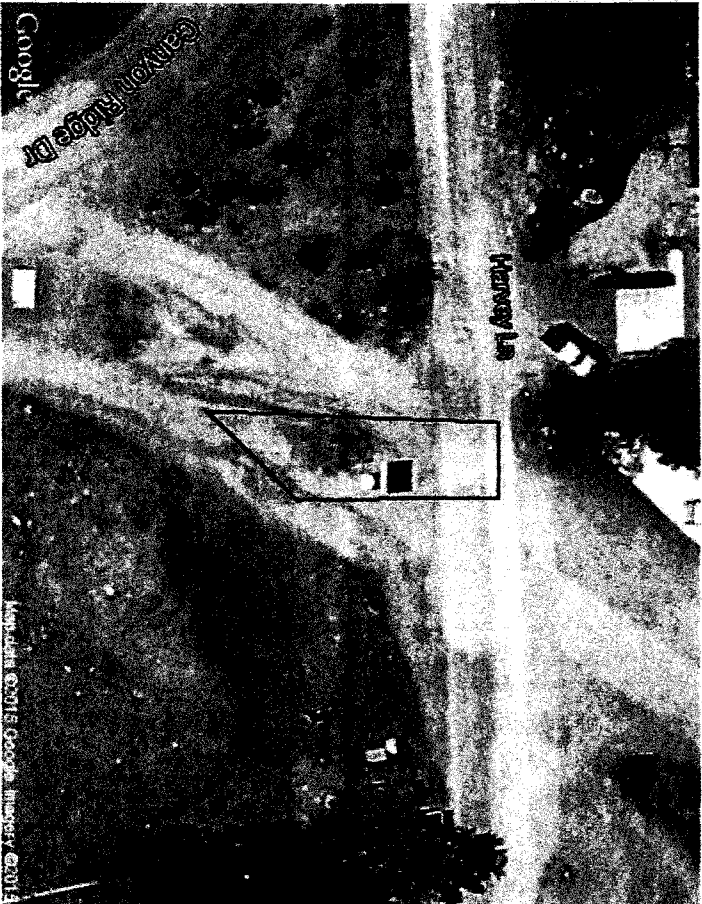
Recent Sale History

Recording Date:

Document #:

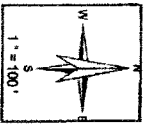
Transfer Amount:

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**The information provided here is deemed reliable but is not guaranteed.

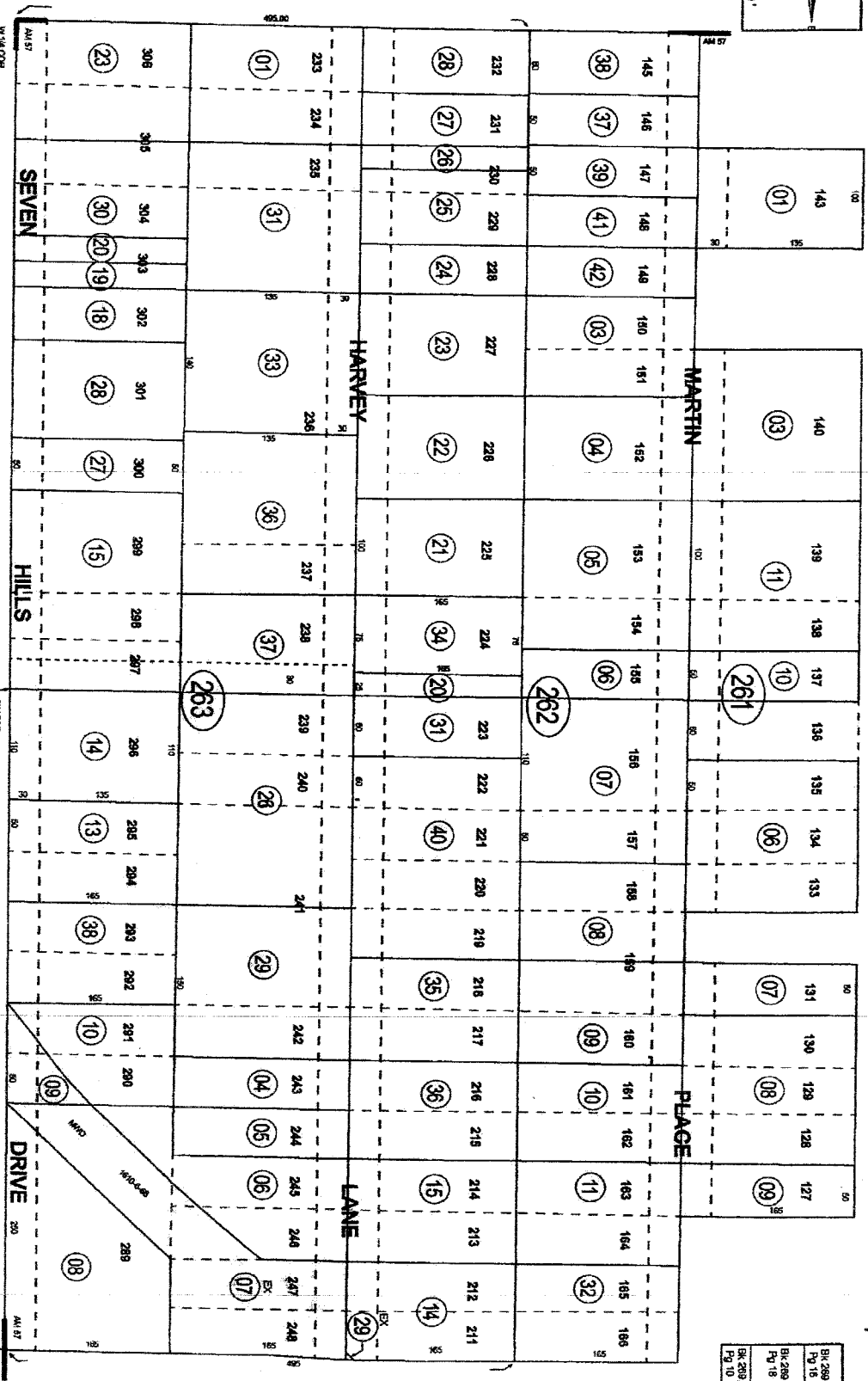
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAP NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.



POR NW 1/2 SEC. 28 T.3S, R.5W
(FOR RO EL SOBRIANTE DE SAN JACINTO)

TRA 088-014

271-26
10-3, 271-13



ER 269	Pg 08	Pg 09
Pg 15	Pg 28	Pg 25
ER 268	Pg 18	Pg 25
ER 269	Pg 14	Pg 15

Date	Ord. Num.	Section
10/18/82	2813	242-20,21
10/18/82	2813	242-22,23
10/18/82	2813	242-24,25
10/18/82	2813	242-26,27
10/18/82	2813	242-28,29
10/18/82	2813	242-30,31
10/18/82	2813	242-32,33
10/18/82	2813	242-34,35
10/18/82	2813	242-36,37
10/18/82	2813	242-38,39
10/18/82	2813	242-40,41
10/18/82	2813	242-42
10/18/82	2813	242-43
10/18/82	2813	242-44
10/18/82	2813	242-45
10/18/82	2813	242-46
10/18/82	2813	242-47
10/18/82	2813	242-48
10/18/82	2813	242-49
10/18/82	2813	242-50
10/18/82	2813	242-51
10/18/82	2813	242-52
10/18/82	2813	242-53
10/18/82	2813	242-54
10/18/82	2813	242-55
10/18/82	2813	242-56
10/18/82	2813	242-57
10/18/82	2813	242-58
10/18/82	2813	242-59
10/18/82	2813	242-60
10/18/82	2813	242-61
10/18/82	2813	242-62
10/18/82	2813	242-63
10/18/82	2813	242-64
10/18/82	2813	242-65
10/18/82	2813	242-66
10/18/82	2813	242-67
10/18/82	2813	242-68
10/18/82	2813	242-69
10/18/82	2813	242-70
10/18/82	2813	242-71
10/18/82	2813	242-72
10/18/82	2813	242-73
10/18/82	2813	242-74
10/18/82	2813	242-75
10/18/82	2813	242-76
10/18/82	2813	242-77
10/18/82	2813	242-78
10/18/82	2813	242-79
10/18/82	2813	242-80
10/18/82	2813	242-81
10/18/82	2813	242-82
10/18/82	2813	242-83
10/18/82	2813	242-84
10/18/82	2813	242-85
10/18/82	2813	242-86
10/18/82	2813	242-87
10/18/82	2813	242-88
10/18/82	2813	242-89
10/18/82	2813	242-90
10/18/82	2813	242-91
10/18/82	2813	242-92
10/18/82	2813	242-93
10/18/82	2813	242-94
10/18/82	2813	242-95
10/18/82	2813	242-96
10/18/82	2813	242-97
10/18/82	2813	242-98
10/18/82	2813	242-99
10/18/82	2813	242-100



ASSESSOR'S MAP BK271 PG. 26
Riverside County, Calif.

Map Reference:
Map No. 271
Map No. 26

Map Reference:
Map No. 271
Map No. 26

Feb 2015

Peter Aldana , County Assessor

General Information

APN: 271-263-007 **Use Type:**
Situs Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-014
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .67 ACRES M/L IN POR LOTS 246 & 289 AND

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt%: N

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres: 0.670

Lot SqFt: 29,185

Recent Sale History

Recording Date:

Document #: N/A

Transfer Amount:

**The information provided here is deemed reliable, but is not guaranteed



Peter Aldana, County Assessor

General Information

APN:	271-263-009	Use Type:	
Status Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	POR LOTS 290 & 291 AM 002/021 ASSESSORS		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A

**The information provided here is deemed reliable, but is not guaranteed.



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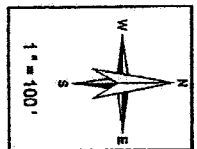
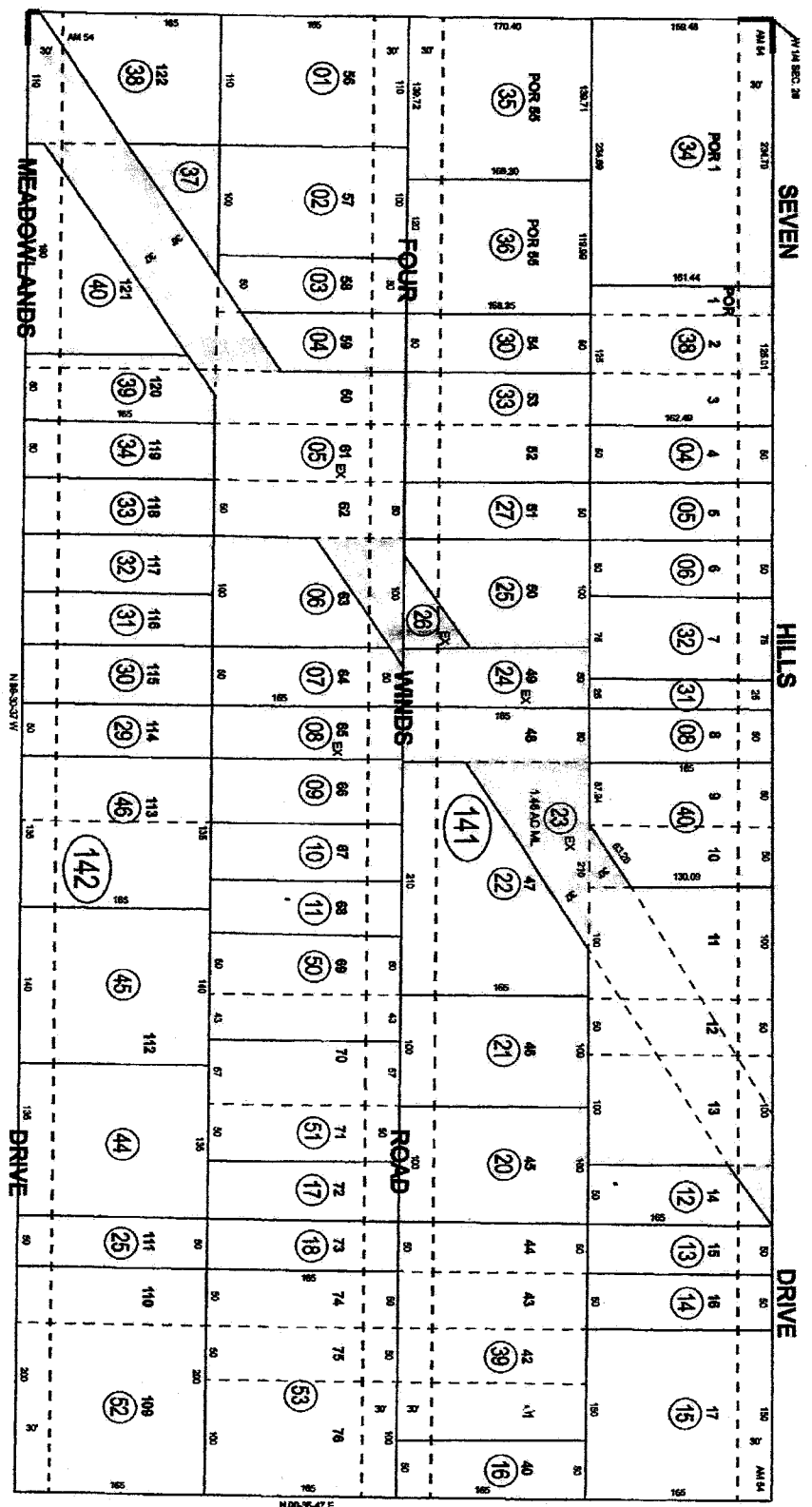
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POR. SW 1/4, SEC. 28, T.3S. R.5W.
(POR. RO. EL SOBRANTE DE SAN JACINTO)

T.R.A. 088-014

271-14

10-4



Legend

- Lat Lines
- Right-Of-Way
- Old Lat Lines
- Reference R.O.W
- Other Easements
- Lease Area
- Subdivision To Map



ASSESSOR'S MAP BK 271 PG. 14
Riverside County, Calif.

C. Zhang

DMA
MADR/W 1610-6
DM/G22
RS 8177-91
LLA 3288
LLA 4787

Bk 289 Pg 18	Pg 28	Pg 25
Bk 289 Pg 68	Pg 14	Pg 15
Bk 289 Pg 28	Pg 18	Pg 18

Map Reference
A.M.B. 213 ASSESSORS MAP NO. 54

May 2017

Date	Old Number	New Number
3/11/03	46-26	42
3/11/03	46-28	44
3/11/03	46-29	44A
3/11/03	46-30	44B
3/11/03	46-31	44C
3/11/03	46-32	44D
3/11/03	46-33	44E
3/11/03	46-34	44F
3/11/03	46-35	44G
3/11/03	46-36	44H
3/11/03	46-37	44I
3/11/03	46-38	44J
3/11/03	46-39	44K
3/11/03	46-40	44L
3/11/03	46-41	44M
3/11/03	46-42	44N
3/11/03	46-43	44O
3/11/03	46-44	44P
3/11/03	46-45	44Q
3/11/03	46-46	44R
3/11/03	46-47	44S
3/11/03	46-48	44T
3/11/03	46-49	44U
3/11/03	46-50	44V
3/11/03	46-51	44W
3/11/03	46-52	44X
3/11/03	46-53	44Y
3/11/03	46-54	44Z
3/11/03	46-55	44AA
3/11/03	46-56	44AB
3/11/03	46-57	44AC
3/11/03	46-58	44AD
3/11/03	46-59	44AE
3/11/03	46-60	44AF
3/11/03	46-61	44AG
3/11/03	46-62	44AH
3/11/03	46-63	44AI
3/11/03	46-64	44AJ
3/11/03	46-65	44AK
3/11/03	46-66	44AL
3/11/03	46-67	44AM
3/11/03	46-68	44AN
3/11/03	46-69	44AO
3/11/03	46-70	44AP
3/11/03	46-71	44AQ
3/11/03	46-72	44AR
3/11/03	46-73	44AS
3/11/03	46-74	44AT
3/11/03	46-75	44AU
3/11/03	46-76	44AV
3/11/03	46-77	44AW
3/11/03	46-78	44AX
3/11/03	46-79	44AY
3/11/03	46-80	44AZ
3/11/03	46-81	44BA
3/11/03	46-82	44BB
3/11/03	46-83	44BC
3/11/03	46-84	44BD
3/11/03	46-85	44BE
3/11/03	46-86	44BF
3/11/03	46-87	44BG
3/11/03	46-88	44BH
3/11/03	46-89	44BI
3/11/03	46-90	44BJ
3/11/03	46-91	44BK
3/11/03	46-92	44BL
3/11/03	46-93	44BM
3/11/03	46-94	44BN
3/11/03	46-95	44BO
3/11/03	46-96	44BP
3/11/03	46-97	44BQ
3/11/03	46-98	44BR
3/11/03	46-99	44BS
3/11/03	46-100	44BT

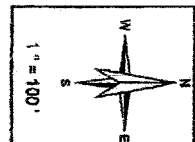
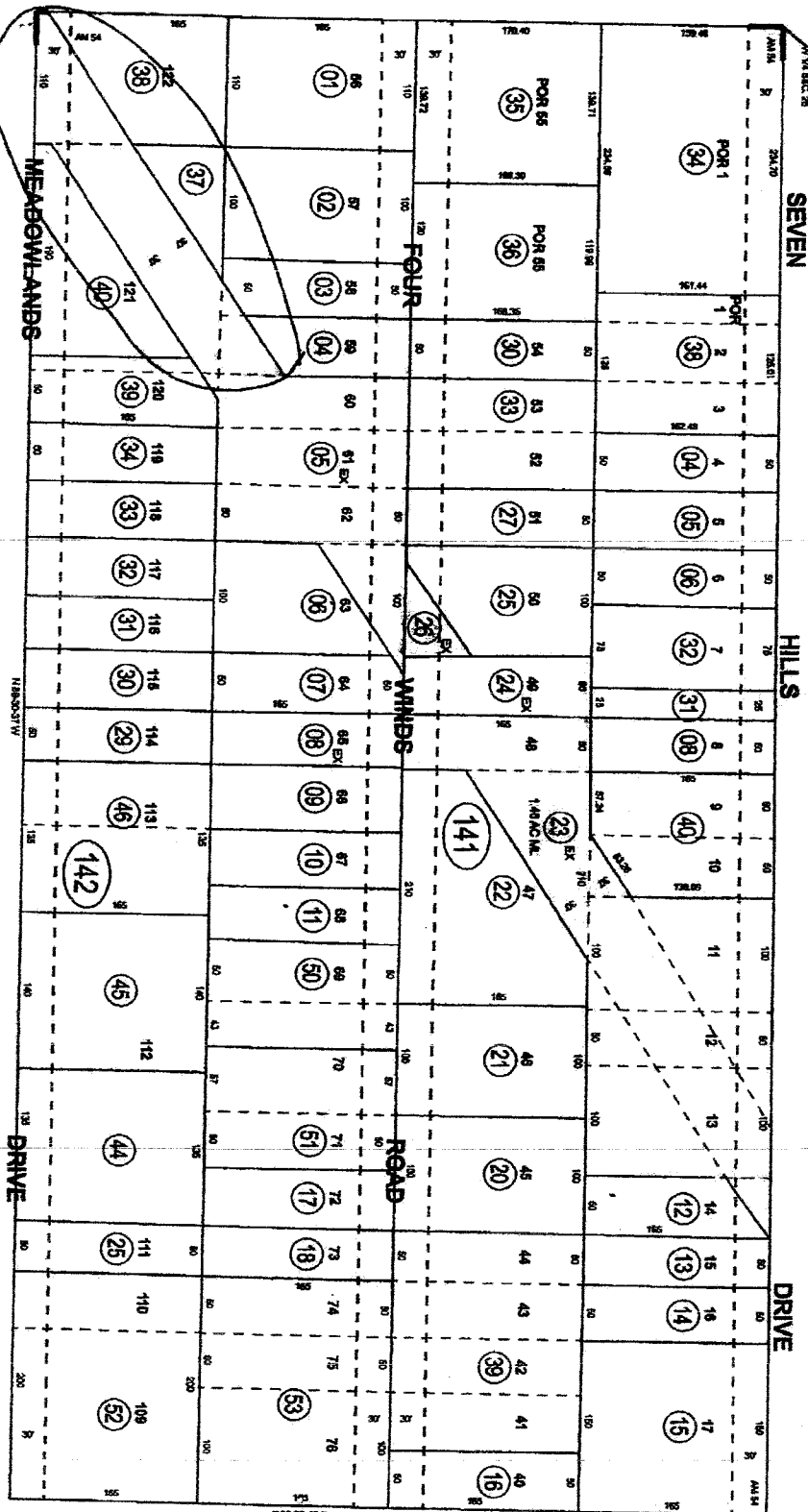
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POR. SW 1/4, SEC. 28, T.3S. R.5W.
(POR. RO. EL SOBRIANTE DE SAN JACINTO)

TRA 088-014

271-14

10-4



Legend

- Allotment
- Subdividing
- Old Lot Lines
- Reference R.O.W.
- Other Easements
- Lease Area
- Surveyed To Mark

Date	Old Number	New Number
3/1/83	42	104-3
3/1/83	43	104-4
3/1/83	44	104-5
3/1/83	45	104-6
3/1/83	46	104-7
3/1/83	47	104-8
3/1/83	48	104-9
3/1/83	49	104-10
3/1/83	50	104-11
3/1/83	51	104-12
3/1/83	52	104-13
3/1/83	53	104-14
3/1/83	54	104-15
3/1/83	55	104-16
3/1/83	56	104-17
3/1/83	57	104-18
3/1/83	58	104-19
3/1/83	59	104-20
3/1/83	60	104-21
3/1/83	61	104-22
3/1/83	62	104-23
3/1/83	63	104-24
3/1/83	64	104-25
3/1/83	65	104-26
3/1/83	66	104-27
3/1/83	67	104-28
3/1/83	68	104-29
3/1/83	69	104-30
3/1/83	70	104-31
3/1/83	71	104-32
3/1/83	72	104-33
3/1/83	73	104-34
3/1/83	74	104-35
3/1/83	75	104-36
3/1/83	76	104-37
3/1/83	77	104-38
3/1/83	78	104-39
3/1/83	79	104-40
3/1/83	80	104-41
3/1/83	81	104-42
3/1/83	82	104-43
3/1/83	83	104-44
3/1/83	84	104-45
3/1/83	85	104-46
3/1/83	86	104-47
3/1/83	87	104-48
3/1/83	88	104-49
3/1/83	89	104-50
3/1/83	90	104-51
3/1/83	91	104-52
3/1/83	92	104-53
3/1/83	93	104-54
3/1/83	94	104-55
3/1/83	95	104-56
3/1/83	96	104-57
3/1/83	97	104-58
3/1/83	98	104-59
3/1/83	99	104-60
3/1/83	100	104-61
3/1/83	101	104-62
3/1/83	102	104-63
3/1/83	103	104-64
3/1/83	104	104-65
3/1/83	105	104-66
3/1/83	106	104-67
3/1/83	107	104-68
3/1/83	108	104-69
3/1/83	109	104-70
3/1/83	110	104-71
3/1/83	111	104-72
3/1/83	112	104-73
3/1/83	113	104-74
3/1/83	114	104-75
3/1/83	115	104-76
3/1/83	116	104-77
3/1/83	117	104-78
3/1/83	118	104-79
3/1/83	119	104-80
3/1/83	120	104-81
3/1/83	121	104-82
3/1/83	122	104-83
3/1/83	123	104-84
3/1/83	124	104-85
3/1/83	125	104-86
3/1/83	126	104-87
3/1/83	127	104-88
3/1/83	128	104-89
3/1/83	129	104-90
3/1/83	130	104-91
3/1/83	131	104-92
3/1/83	132	104-93
3/1/83	133	104-94
3/1/83	134	104-95
3/1/83	135	104-96
3/1/83	136	104-97
3/1/83	137	104-98
3/1/83	138	104-99
3/1/83	139	104-100



ASSESSOR'S MAP BK 271 PG. 14
Riverside County, Calif.

City of

DATA
MMD/RV/1810-8
CRMS/2
RS/0377-41
LLA 3289
LLA 4797

Bk 289 Pg 18	Pg 28	Pg 28
Bk 289 Pg 28	Pg 14	Pg 18
Bk 289 Pg 28	Pg 18	Pg 18

Map Reference
A.M.B. 213 ASSESSOR'S MAP NO. 54

May 2017

Peter Aldana, County Assessor

General Information

APN:	271-141-023	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.46 ACRES M/L IN LOTS 11, 12, 13 & 48 A		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

N

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot Sqft:

1.460

63,597

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A



**The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana, County Assessor

General Information

APN:	271-141-026	Use Type:	
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.06 ACRES M/L IN POR LOT 50 AM 002/013 A		

Assessment

Year Assd:	2014
Land:	
Structure(s):	
Other:	

Total Land and Improv:	
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	0.060
Lot Sqft:	2,613

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable, but is not guaranteed.



Peter Aldana, County Assessor

General Information

APN:	271-142-005	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.30 ACRES M/L IN POR LOT 63 AND LOTS 60		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Bedrooms:

Baths:

Bldg/Liv Area:

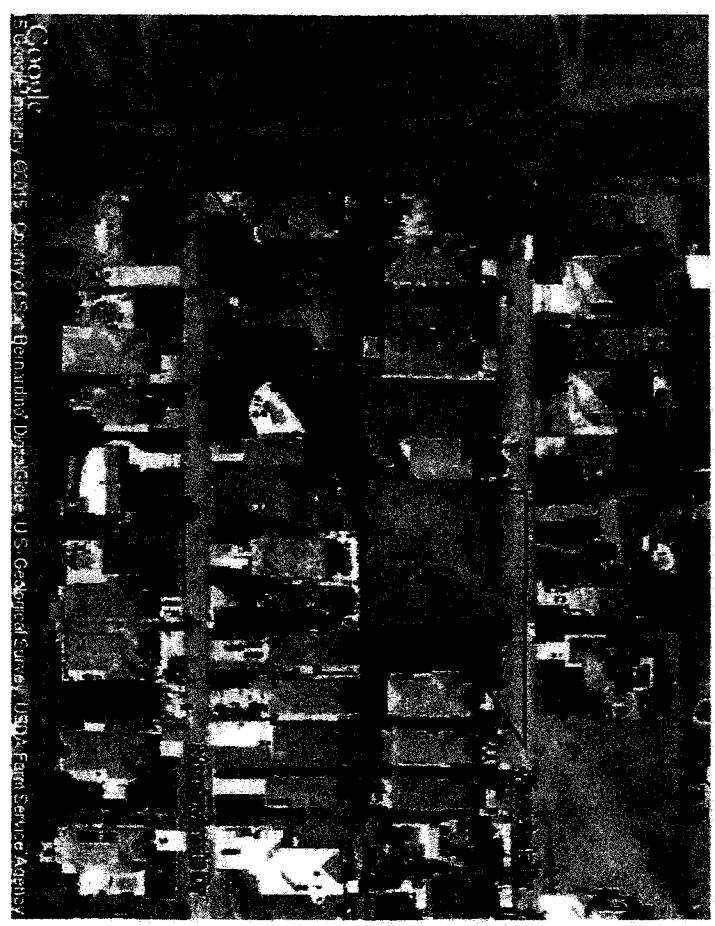
Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	



*The information provided here is deemed reliable, but is not guaranteed

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Peter Aldana, County Assessor

General Information

APN: 271-142-005
 Mailing Address: RIVERSIDE CA 92503
 Legal Description: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
 1.30 ACRES M/L IN FOR LOT 63 AND LOTS 60

Use Type: VACANT
 Tax Rate Area: 088-014

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

1.300
56,628

Recent Sale History

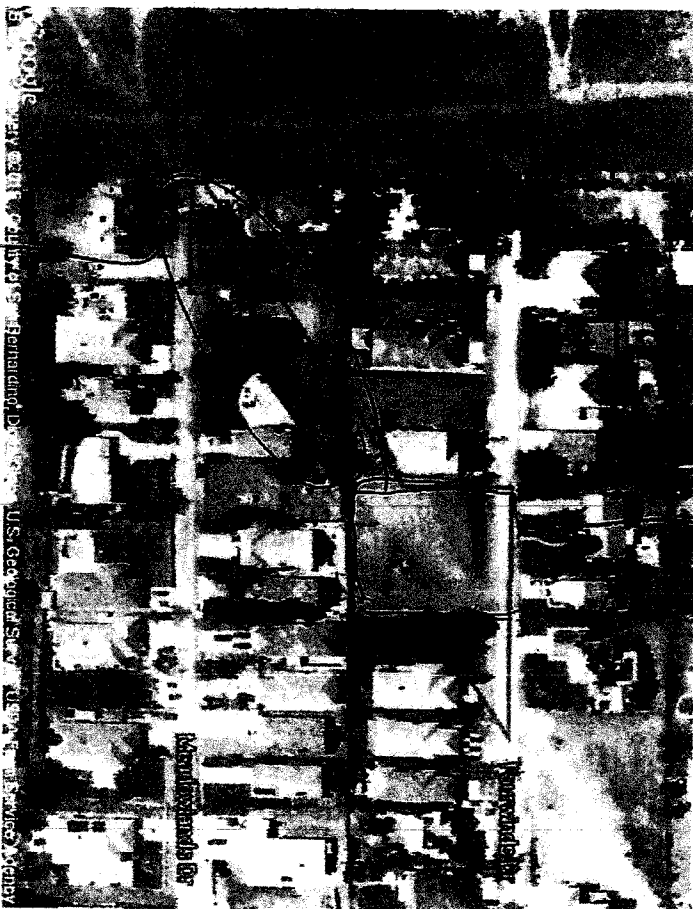
Recording Date:

Document #:

Transfer Amount:

N/A

**The information provided here is deemed reliable, but is not guaranteed.



Handwritten note: #6 (≈ 0.46 acres)
Handwritten note: #8 will vest to adjacent Henrichburg home owners

Peter Aldana, County Assessor

General Information

APN:	271-142-037	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	.11 ACRES M/L IN POR LOT 121 AM 002/013		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N

2014

0.110

4,791

N/A



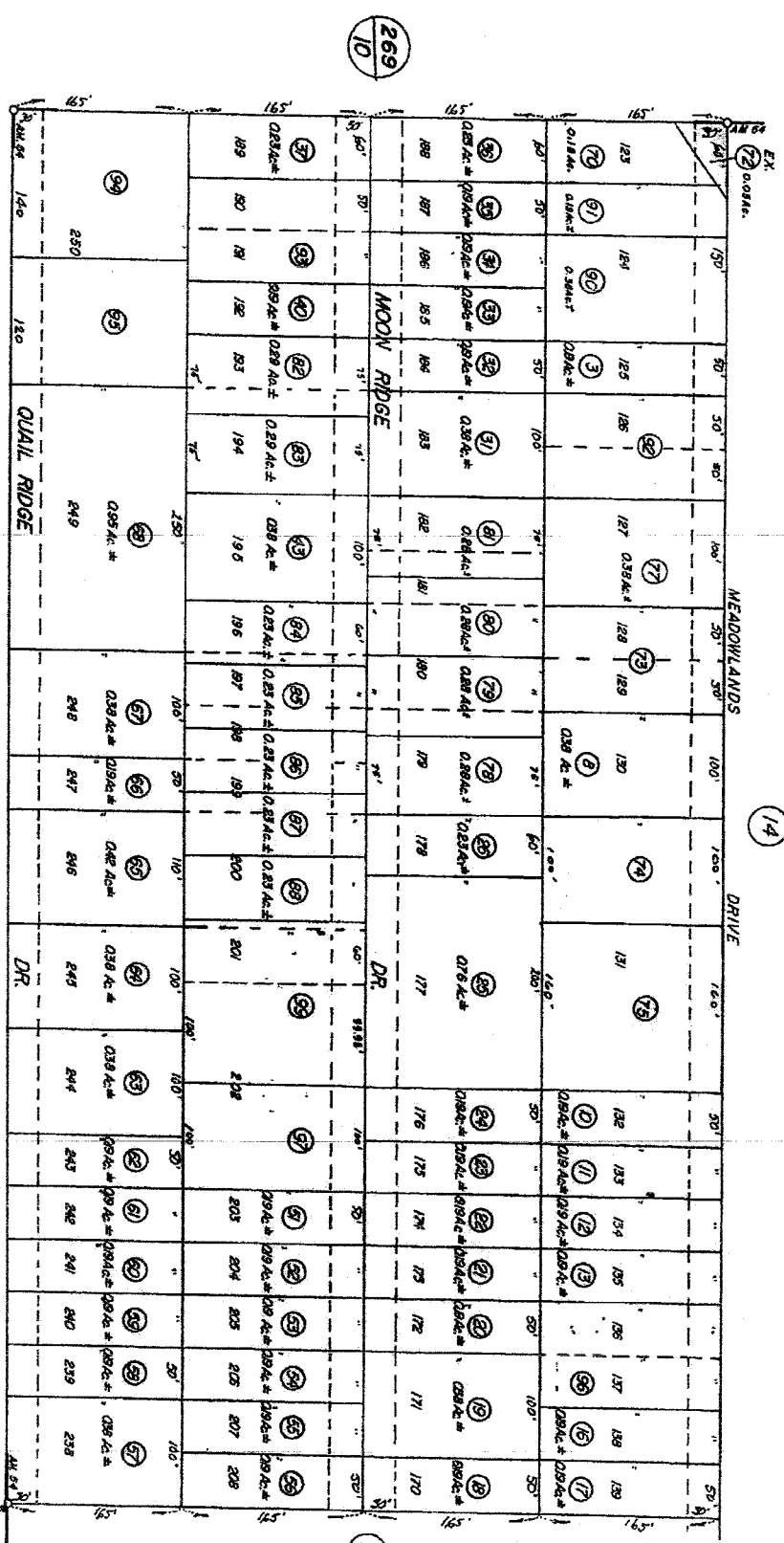
*The information provided here is deemed reliable, but is not guaranteed.

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY
NOV 10 2009

FOR SW 1/4 SEC 28, T33S R51W
(FOR RD EL SOBRIANTE DE SAN JACINTO)

TRA 8814

271-19



ASSESSOR'S MAP BK 271 PG 19
RIVERSIDE COUNTY, CALIF

ASSESSOR'S MAP NO 54 AMB 2/13

OCT. 1973

DATE	OLD NO	NEW NO
5/29/74	18	20
6/29/74	20	21
7/29/74	21	22
8/29/74	22	23
9/29/74	23	24
10/29/74	24	25
11/29/74	25	26
12/29/74	26	27
1/29/75	27	28
2/29/75	28	29
3/29/75	29	30
4/29/75	30	31
5/29/75	31	32
6/29/75	32	33
7/29/75	33	34
8/29/75	34	35
9/29/75	35	36
10/29/75	36	37
11/29/75	37	38
12/29/75	38	39
1/29/76	39	40
2/29/76	40	41
3/29/76	41	42
4/29/76	42	43
5/29/76	43	44
6/29/76	44	45
7/29/76	45	46
8/29/76	46	47
9/29/76	47	48
10/29/76	48	49
11/29/76	49	50
12/29/76	50	51
1/29/77	51	52
2/29/77	52	53
3/29/77	53	54
4/29/77	54	55
5/29/77	55	56
6/29/77	56	57
7/29/77	57	58
8/29/77	58	59
9/29/77	59	60
10/29/77	60	61
11/29/77	61	62
12/29/77	62	63
1/29/78	63	64
2/29/78	64	65
3/29/78	65	66
4/29/78	66	67
5/29/78	67	68
6/29/78	68	69
7/29/78	69	70
8/29/78	70	71
9/29/78	71	72
10/29/78	72	73
11/29/78	73	74
12/29/78	74	75
1/29/79	75	76
2/29/79	76	77
3/29/79	77	78
4/29/79	78	79
5/29/79	79	80
6/29/79	80	81
7/29/79	81	82
8/29/79	82	83
9/29/79	83	84
10/29/79	84	85
11/29/79	85	86
12/29/79	86	87
1/29/80	87	88
2/29/80	88	89
3/29/80	89	90
4/29/80	90	91
5/29/80	91	92
6/29/80	92	93
7/29/80	93	94
8/29/80	94	95
9/29/80	95	96
10/29/80	96	97
11/29/80	97	98
12/29/80	98	99
1/29/81	99	100

Peter Aldana, County Assessor

General Information

APN: 271-190-072 Use Type:
Situation Address: RIVERSIDE CA 92503 Tax Rate Area: 088-014
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .05 ACRES M/L IN POR LOTS 123 & 124 AM 0

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

N

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

0.050

2.178

Recent Sale History

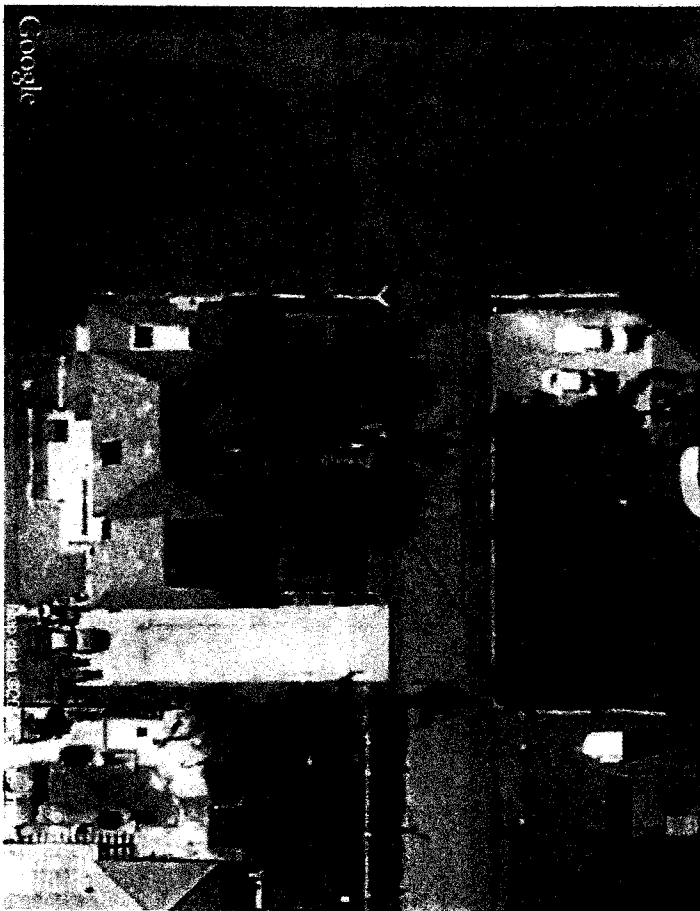
Recording Date:

Document #:

Transfer Amount:

N/A

**The information provided here is deemed reliable, but is not guaranteed



Peter Aldana, County Assessor

Adjacent #0 271-190-072

General Information

APN:	271-190-091	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-014
Mailing Address:	14011 MEADOWLANDS DR RIVERSIDE CA 92503		
Legal Description:	.19 ACRES M/L IN PCR LOT 124 AM 002/013		

Assessment

Year Assd:	2014
Land:	\$9,794
Structure(s):	
Other:	
Total Land and Improv:	\$9,794
HO Exempt?:	N
Exemption Amt:	

Property Characteristics

Bedrooms:	
Baths:	
Bldg/Liv Area:	
Year Built:	
Lot Acres:	0.190
Lot SqFt:	8,276

Recent Sale History

Recording Date:	
Document #:	N/A
Transfer Amount:	

**The information provided here is deemed reliable, but is not guaranteed.



Peter Aldana, County Assessor

Adjacent to 271-190-072

General Information

APN: 271-190-070
Site Address: 14011 MEADOWLANDS DR RIVERSIDE CA 92503-9723
Mailing Address: 14011 MEADOWLANDS DR RIVERSIDE CA 92503
Legal Description: .18 ACRES M/L IN POR LOT 123 AM 002/013

Use Type: RESID. SINGLE FAMILY
Tax Rate Area: 088-014

Assessment

Year Assd: 2014
Land: \$50,476
Structure(s): \$360,630
Other:
Total Land and Improv: \$411,106
HO Exempt?: Y
Exemption Amt: \$7,000

Property Characteristics

Bedrooms: 3
Baths: 3
Bldg/Liv Area: 3364
Year Built: 1991
Lot Acres: 0.180
Lot Sqft: 7,840

Recent Sale History

Recording Date:
Document #:
Transfer Amount: N/A

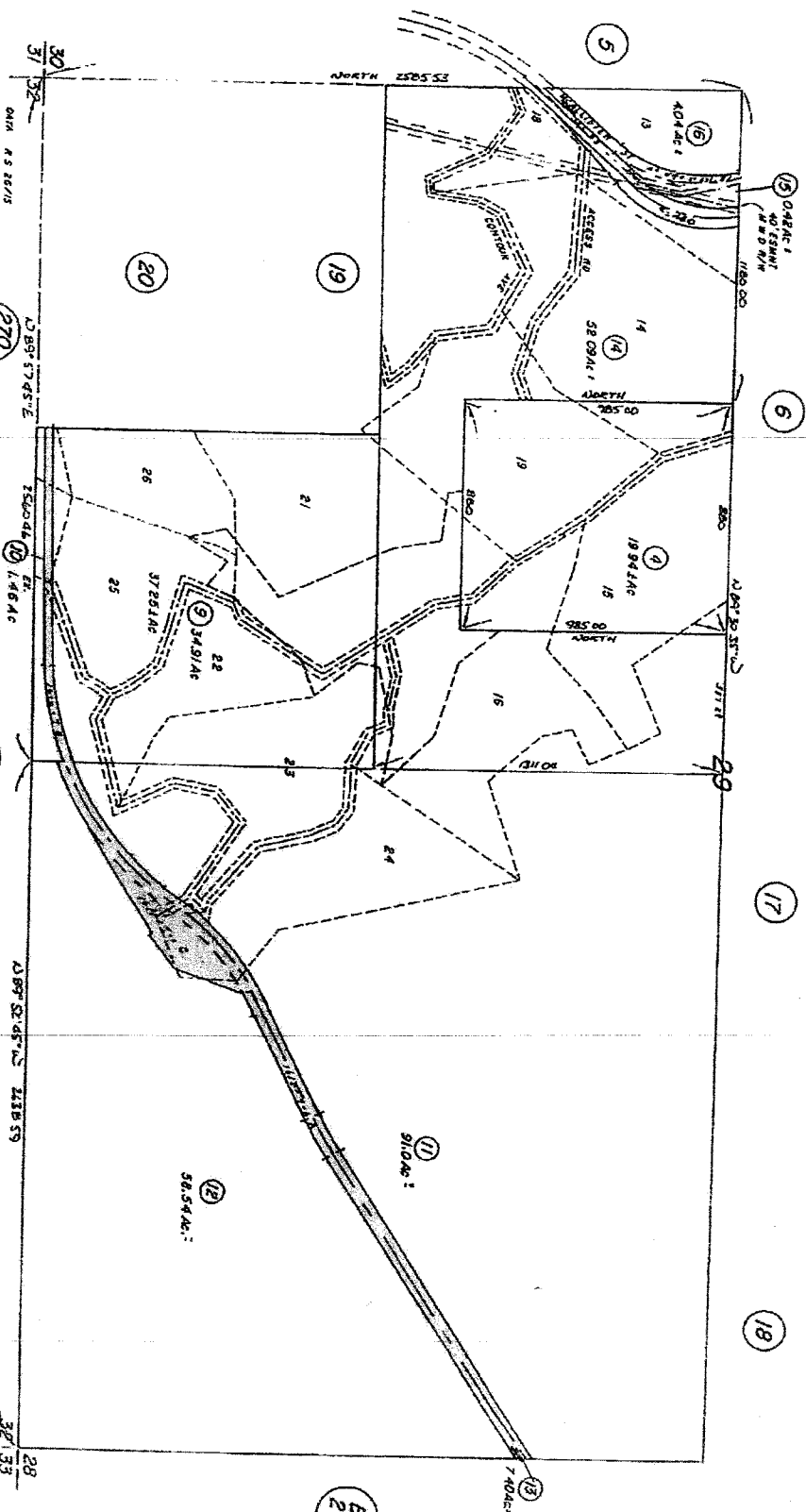


*The information provided here is deemed reliable, but is not guaranteed

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

FOR S1/2 SEC. 29, T.3S. R.5W.
(FOR RO. EL SOBRANTE DE SAN JACINTO)

8
T.R.A. 8806
269-10
10-18



AKM K S 26/15
K S 26/14
K S 21/78
1-C-18
M & S 1/4 N 1/4 1/4 1/4 1/4
L & S 2003

270
06

270
07

BK
271

ASSESSOR'S MAP BK 269 PG 10
RIVERSIDE COUNTY, CALIF.

MB 9/13 El Sobrante Lemon Tract No 1

OCT 1973

DATE	BY	REVISION
10/18/73	J. R. S.	1.0
10/18/73	J. R. S.	2.0
10/18/73	J. R. S.	3.0
10/18/73	J. R. S.	4.0
10/18/73	J. R. S.	5.0
10/18/73	J. R. S.	6.0
10/18/73	J. R. S.	7.0
10/18/73	J. R. S.	8.0
10/18/73	J. R. S.	9.0
10/18/73	J. R. S.	10.0

Peter Aldana , County Assessor

General Information

APN:	269-100-013	Use Type:	VACANT
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-006
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	7.40 ACRES M/L FOR TOTAL DESCRIPTION SEE		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

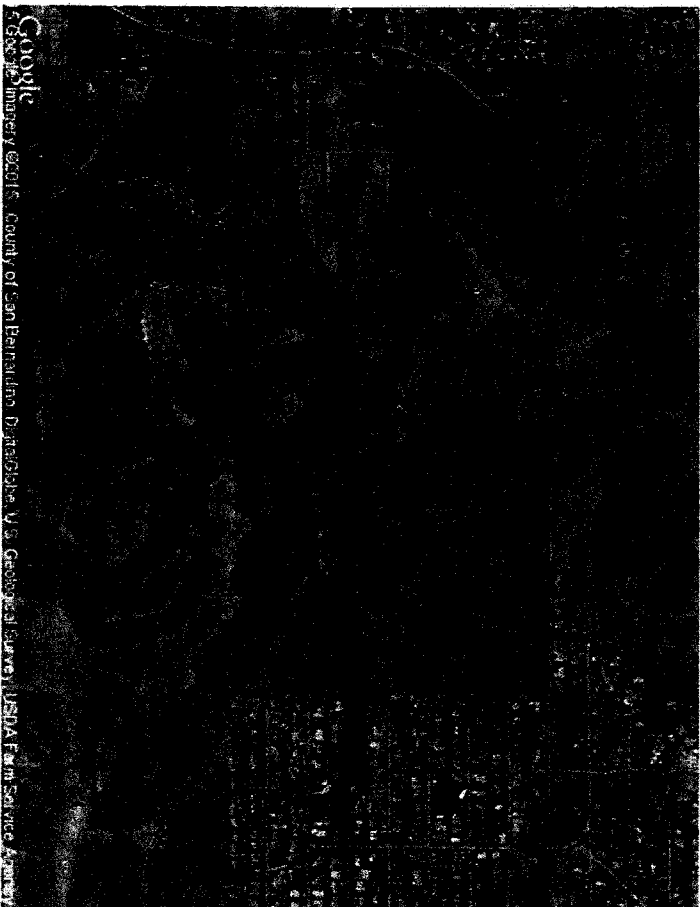
Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A



**The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana, County Assessor

General Information

APN:	269-100-010	Use Type:	VACANT
Situs Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-006
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.46 ACRES M/L IN POR SW 1/4 OF SEC 29 T		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

1.460
63,597

Recent Sale History

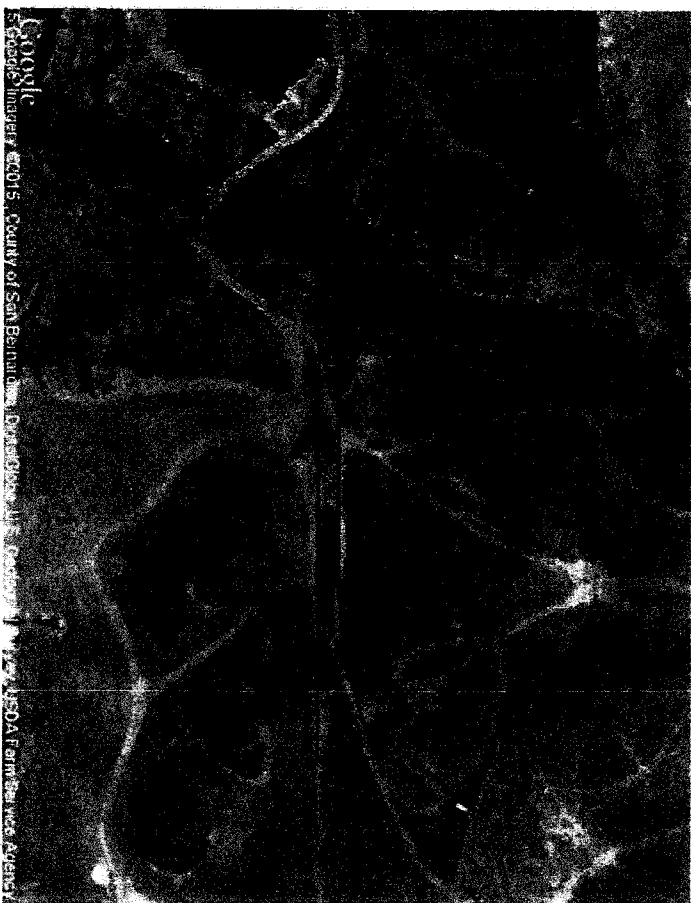
Recording Date:

Document #:

Transfer Amount:

N/A

**The information provided here is deemed reliable, but is not guaranteed



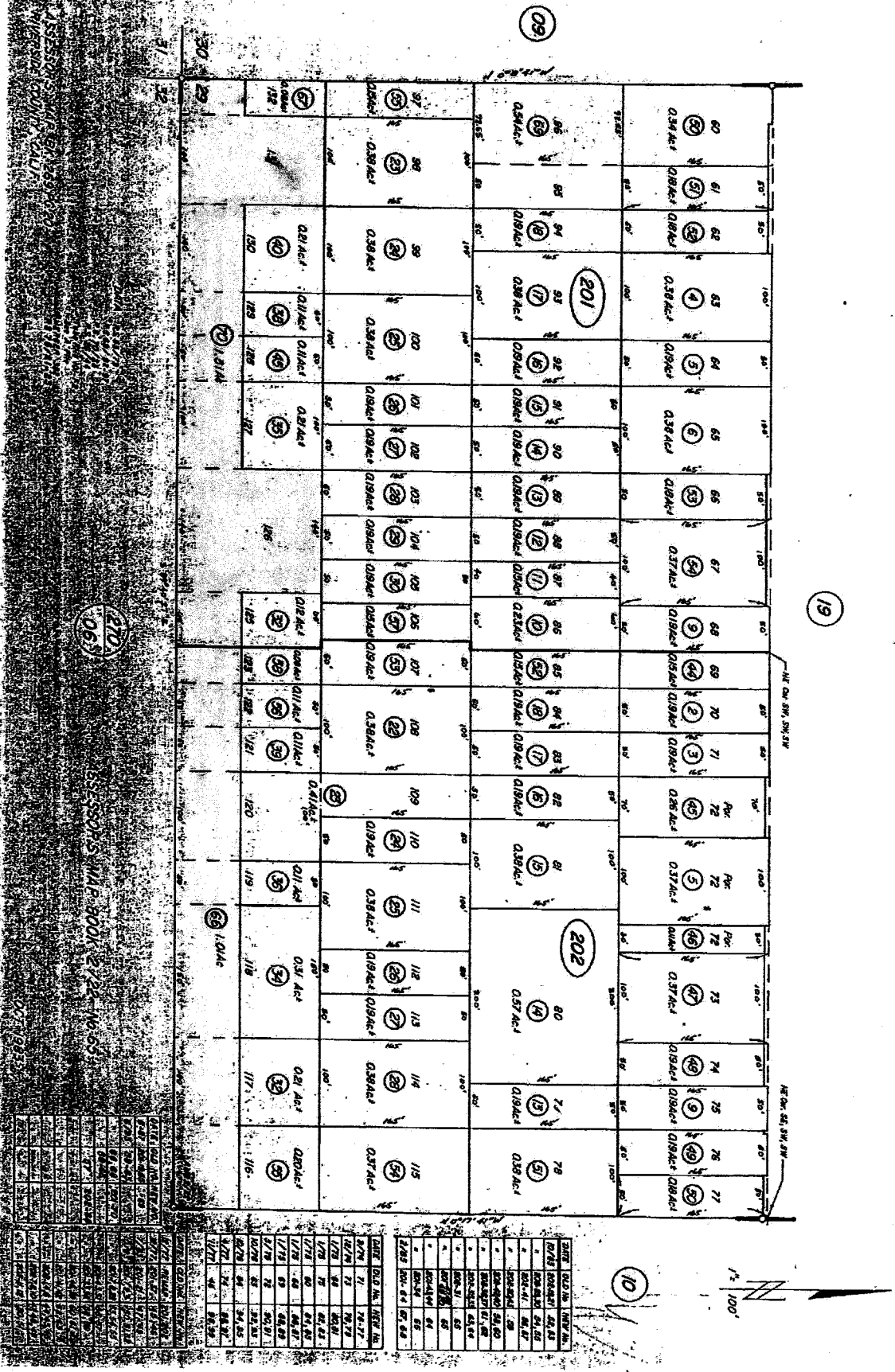
THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

POR. S. 1/2 SW 1/4 SEC. 29, T. 3 S. R. 5 W.
(POR. RO. EL SOBRIANTE DE SAN JACINTO)

T.R.A. 088-006

269-20

10-B



PARCEL NO.	ACREAGE	ASSESSOR'S VALUE	MARKET VALUE
37	0.38	1,200	1,200
38	0.38	1,200	1,200
39	0.38	1,200	1,200
40	0.38	1,200	1,200
41	0.38	1,200	1,200
42	0.38	1,200	1,200
43	0.38	1,200	1,200
44	0.38	1,200	1,200
45	0.38	1,200	1,200
46	0.38	1,200	1,200
47	0.38	1,200	1,200
48	0.38	1,200	1,200
49	0.38	1,200	1,200
50	0.38	1,200	1,200
51	0.38	1,200	1,200
52	0.38	1,200	1,200
53	0.38	1,200	1,200
54	0.38	1,200	1,200
55	0.38	1,200	1,200
56	0.38	1,200	1,200
57	0.38	1,200	1,200
58	0.38	1,200	1,200
59	0.38	1,200	1,200
60	0.38	1,200	1,200
61	0.38	1,200	1,200
62	0.38	1,200	1,200
63	0.38	1,200	1,200
64	0.38	1,200	1,200
65	0.38	1,200	1,200
66	0.38	1,200	1,200
67	0.38	1,200	1,200
68	0.38	1,200	1,200
69	0.38	1,200	1,200
70	0.38	1,200	1,200
71	0.38	1,200	1,200
72	0.38	1,200	1,200
73	0.38	1,200	1,200
74	0.38	1,200	1,200
75	0.38	1,200	1,200
76	0.38	1,200	1,200
77	0.38	1,200	1,200
78	0.38	1,200	1,200
79	0.38	1,200	1,200
80	0.38	1,200	1,200
81	0.38	1,200	1,200
82	0.38	1,200	1,200
83	0.38	1,200	1,200
84	0.38	1,200	1,200
85	0.38	1,200	1,200
86	0.38	1,200	1,200
87	0.38	1,200	1,200
88	0.38	1,200	1,200
89	0.38	1,200	1,200
90	0.38	1,200	1,200
91	0.38	1,200	1,200
92	0.38	1,200	1,200
93	0.38	1,200	1,200
94	0.38	1,200	1,200
95	0.38	1,200	1,200
96	0.38	1,200	1,200
97	0.38	1,200	1,200
98	0.38	1,200	1,200
99	0.38	1,200	1,200
100	0.38	1,200	1,200
101	0.38	1,200	1,200
102	0.38	1,200	1,200
103	0.38	1,200	1,200
104	0.38	1,200	1,200
105	0.38	1,200	1,200
106	0.38	1,200	1,200
107	0.38	1,200	1,200
108	0.38	1,200	1,200
109	0.38	1,200	1,200
110	0.38	1,200	1,200
111	0.38	1,200	1,200
112	0.38	1,200	1,200
113	0.38	1,200	1,200
114	0.38	1,200	1,200
115	0.38	1,200	1,200

Peter Aldana, County Assessor

General Information

APN: 269-202-066 **Use Type:**
Situs Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509 **Tax Rate Area:** 088-006
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: 1.01 ACRES IN POR LOTS 116, 117, 118 & 1

Assessment

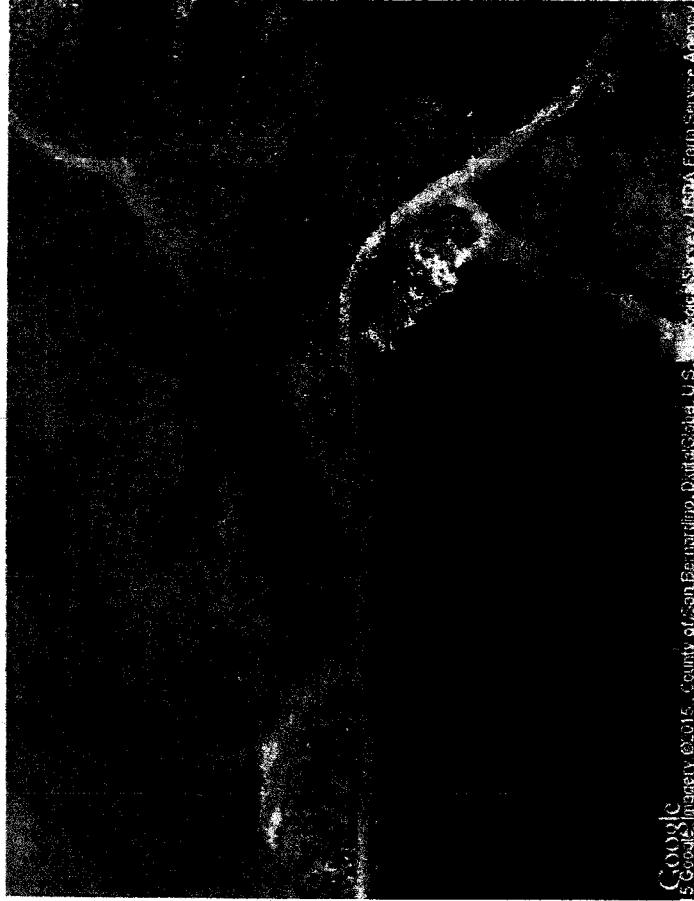
Year Assd: 2014
Land:
Structure(s):
Other:
Total Land and Improv: N
HO Exempt?:
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built: 1,010
Lot Acres: 43,995
Lot SqFt:

Recent Sale History

Recording Date:
Document #: N/A
Transfer Amount:



Google Earth
 © 2015 Imagery © 2015, County of San Bernardino, Data © 2015, Esri, DigitalGlobe, GeoEye, USA, AeroGRID, IGN, USDA, Farm Service Agency

**The information provided here is deemed reliable, but is not guaranteed.

Peter Aldana, County Assessor

General Information

APN:	269-201-070	Use Type:	
Site Address:	RIVERSIDE CA 92503	Tax Rate Area:	088-006
Mailing Address:	4600 CRESTMORE RD JURUPA VALLEY CA 92509		
Legal Description:	1.51 ACRES IN POR LOTS 125, 127 & 128 AM		

Assessment

Year Assd: 2014

Land:

Structure(s):

Other:

Total Land and Improv:

HO Exempt?:

Exemption Amt:

Property Characteristics

Bedrooms:

Baths:

Bldg/Liv Area:

Year Built:

Lot Acres:

Lot SqFt:

Recent Sale History

Recording Date:

Document #:

Transfer Amount:

N/A

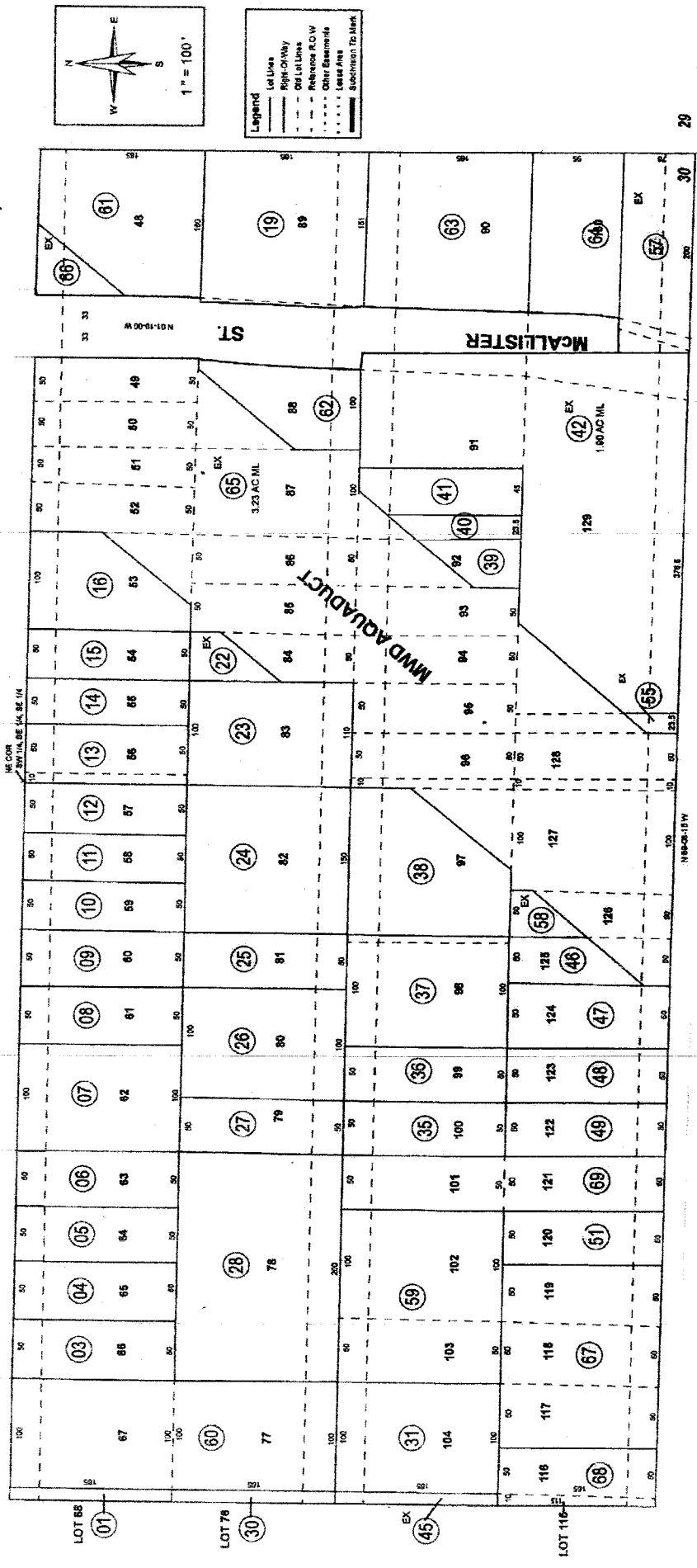


**The information provided here is deemed reliable, but is not guaranteed.

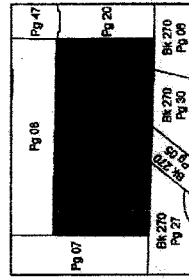
269-09
10-9

TRA 088-006
POR. S 1/2 SE 1/4 SEC. 30, T.3S., R.5W.
POR. RO. EL SOBRANTE DE SAN JACINTO

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.



Date	Old Number	New Number
2/10/75	44	54,57
2/10/75	54	56
4/19/82	52,53	58
1/10/87	2,3	60
3/1/88	18	61,ST
3/1/88	20	ST
3/1/88	21	62,ST
3/1/88	43	63,ST
3/1/88	56	64,ST
3/1/88	53	ST
3/1/88	17	65,ST
1/10/88	52	67,68
2/10/87	34,50	69



Date
MWD RW 1400-7
RS 45/78
I-C-48
MWD 1610-7 (A FILE)
RS 6528 6670, 103/69



ASSESSOR'S MAP BK 268 PG 08
Riverside County, Calif.

jasantios

Map Reference
MB 2/17 TRACT MAP NO 54

Dec 2016

Peter Aldana, County Assessor

General Information

APN: 269-090-057 **Use Type:** VACANT
Site Address: RIVERSIDE CA 92503 **Tax Rate Area:** 088-006
Mailing Address: 4600 CRESTMORE RD JURUPA VALLEY CA 92509
Legal Description: .32 ACRES NET IN POR SE 1/4 OF SEC 30 T3

Assessment

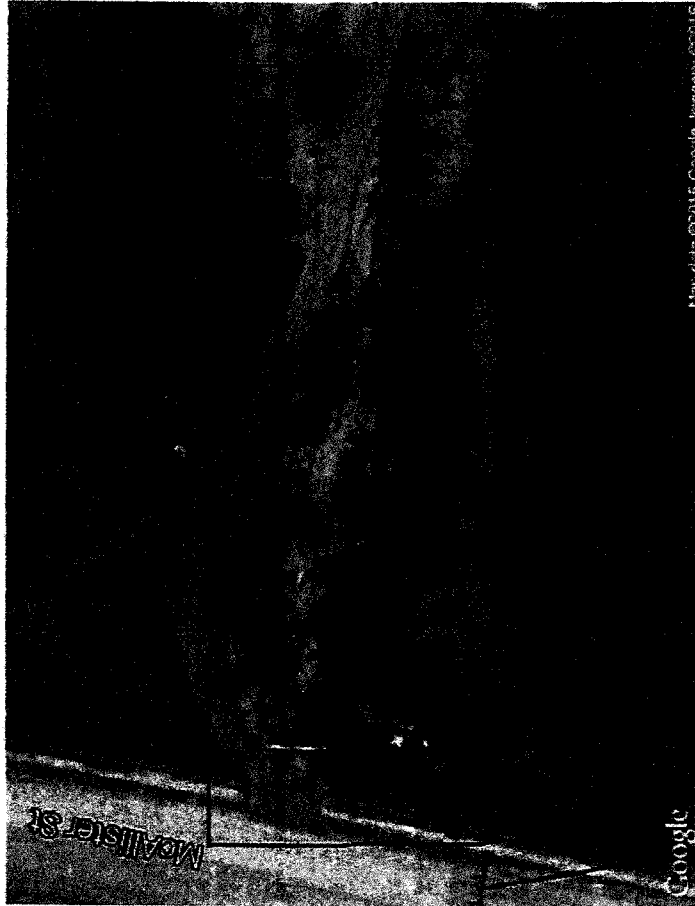
Year Assd: 2014
Land:
Structure(s):
Other:
Total Land and Improv:
HO Exempt?: N
Exemption Amt:

Property Characteristics

Bedrooms:
Baths:
Bldg/Liv Area:
Year Built:
Lot Acres: 0.320
Lot SqFt: 13,939

Recent Sale History

Recording Date:
Document #: N/A
Transfer Amount:



*The information provided here is deemed reliable, but is not guaranteed.

7-Mile Trail Property Disposition

Group # 6: Permanent Easements

Recommendation:

Transfer easements to Western Municipal Water District (WMWD).

Basic Information:

- The permanent easements are roads, underly property owned by others, or provide driveway access to homes.

Parcels:

See next page.

Parcels:

MWD #	Group #	Location/Description	Adjacent County APNs
MWD 1610-3-66	1	Easement is for Lanora Way, a planned road.	245-210-027 245-210-028
MWD 1610-4-12	4	End of Silver Star Ct.	245-110-050 245-110-060 245-530-006
MWD 1610-4-11	4	Passes under APN #s 245-480-014, -015, -016, -017 and 245-470-027, -026.	245-530-006 245-470-017
MWD 1610-4-29	4	Under Evening Star Rd.	
MWD 1610-4-58	4	APN #245-320-035. Driveway for APN# 245-320-003.	245-320-034 245-320-033
MWD 1610-4-60	4	Driveway access to APN# 245-350-008 from Calumet Ct.	245-350-009
MWD 1610-4-61	4	Driveway access to APN# 245-350-004 from Calumet Ct.	245-350-003
MWD 1610-4-77	4	Provides access for APN# 245-390-005	245-390-006 245-390-007 245-390-008

7-Mile Trail Property Disposition

Group # 6: Permanent Easements

Recommendation:

Transfer easements to Western Municipal Water District (WMWD).

Basic Information:

- The permanent easements are roads, underly property owned by others, or provide driveway access to homes.

Parcels:

See next page.

Parcels:

MWD #	Group #	Location/Description	Adjacent County APNs
MWD 1610-3-66	1	Easement is for Lanora Way, a planned road.	245-210-027 245-210-028
MWD 1610-4-12	4	End of Silver Star Ct.	245-110-050 245-110-060 245-530-006
MWD 1610-4-11	4	Passes under APN #s 245-480-014, -015, -016, -017 and 245-470-027, -026.	245-530-006 245-470-017
MWD 1610-4-29	4	Under Evening Star Rd.	
MWD 1610-4-58	4	APN #245-320-035. Driveway for APN# 245-320-003.	245-320-034 245-320-033
MWD 1610-4-60	4	Driveway access to APN# 245-350-008 from Calumet Ct.	245-350-009
MWD 1610-4-61	4	Driveway access to APN# 245-350-004 from Calumet Ct.	245-350-003
MWD 1610-4-77	4	Provides access for APN# 245-390-005	245-390-006 245-390-007 245-390-008

Notice of Exemption

Appendix E

To: County Clerk
County of: Riverside
2724 Gateway Drive
Riverside, CA 92507

From: (Public Agency): _____
Riverside County Park and Open-Space District
4600 Crestmore Rd., Jurupa Valley, CA 92509

(Address)
Original Negative Declaration/Notice of
Determination was routed to County
Clerks for posting on.

Project Title: Riverside County Regional Park and Open-Space District - 7 Mile Trail Surplus Property

Project Applicant: Riverside County Park and Open-Space District
Date: 7/12/18 Initial: lb

Project Location - Specific:
Unincorporated Western Riverside County (See attached map)

Project Location - City: N/A **Project Location - County:** Riverside

Description of Nature, Purpose and Beneficiaries of Project:

Acquisition of the property was completed in 2012 and the District has been maintaining and patrolling the approximately 93 parcels for more than 5 years. In fiscal year 2013-2014, the District explored the feasibility of developing a trail master plan for the 7-mile corridor. It was determined that too many obstacles existed, rendering the master planning process premature at that time. In fiscal year 2014-2015, the District outlined a course to assess the viability of the 7-mile Trail as originally envisioned.

In early 2014, the District requested proposals from consultants for various projects throughout the County. One of the projects included was the 7-Mile Trail and Linear Park Alignment. The District selected Jill Wicke Consulting to evaluate the project and make recommendations regarding the viability of a trail and/or the disposition of property. Analysis of the properties found that a continuous trail along the corridor will not be feasible due to some insurmountable and or costly obstacles including: steep and rocky terrain, encroachments by private property owners, gaps in the trail alignment, major street crossings, and trail alignment proximity to encroaching residential properties. As a result, the decision was made for the sale of exempt surplus remnant parcels of real property.

Name of Public Agency Approving Project: Riverside County Park and Open-Space District

Name of Person or Agency Carrying Out Project: Analicia Gomez

Exempt Status: (check one):

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption.** State type and section number: 15312 – Surplus Government Property Sales and 15061(b)(3)
- Statutory Exemptions. State code number:

Reasons why project is exempt:

Pursuant to the California Environmental Quality Act (CEQA), the sale of each remnant parcel of the real property was reviewed and determined to be categorically exempt from CEQA under State CEQA Guidelines Section 15312 – Surplus Government Property Sales. The proposed project is the sale of exempt surplus remnant parcels of real property that is no longer needed for the use by or purposes of the District, does not have significant values for wildlife habitat or other environmental purposes and the use of the property and adjacent property has not change since the time of acquisition by the District. It can be seen with certainty that the project will not have a significant effect on the environment because it is merely the transfer of title to real property of vacant land and does not involve construction activities or an increase in the intensity of use of the site pursuant to CEQA State Guideline 15061(b)(3).


JUL 17 2018 13.2D

Lead Agency

Contact Person: Analicia Gomez Area Code/Telephone/Extension: 951-955-6998

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature:  Date: 6/20/10 Title: BUREAU CHIEF PLANNING & DEVELOPMENT

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____

CERTIFICATE OF POSTING

(Original copy, duly executed, must be attached to
the original document at the time of filing)

I, SUE MAXWELL, Board Assistant to Kecia Harper-Ihem, Clerk of the Board of Supervisors, for the County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on July 19, 2018, I posted copies of Resolution 2018-03, signed by the Chairman of the Board of Riverside County Regional Park and Open-Space District, in three public places within the County of Riverside, locations as follows:

- Clerk of the Board's office lobby
County Administrative Bldg., Ste. 127 1st Floor
4080 Lemon St., Riverside, CA 92503
- COB Miscellaneous Posting Board (Outside of Building)
County Administrative Bldg.
4080 Lemon St., Riverside, CA 92503
- * • Riverside County Law Library
3989 Lemon St, Riverside, CA 92501

SIGNATURE: Sue Maxwell DATE: 7/19/2018
* [Signature]

13.2 of 07/17/18