

537726

Recording requested by:

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**SURVEYOR, CITY OF RIVERSIDE**  
Public Works Department  
City Hall, 3900 Main Street  
Riverside, California 92522

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DEC 11 1998

Recorded in Official Records  
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Recorder

Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: LL-012-989 PAR. 1 and 2  
A.P.N. 141-120-011 & 012

LL - 012-989



CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE  
FOR LOT LINE ADJUSTMENT

Property Owner(s): **JERRY AND TONI WICHITA**

Pursuant to Section 66412 of the Government Code of the State of California and Section 18.37 of the Riverside Municipal Code, a Certificate of Compliance for Lot Line Adjustment is hereby issued creating the parcel(s) of real property located in the City of Riverside, County of Riverside, State of California, described as Parcel 1 and 2 in Exhibit "A" attached hereto and incorporated herein by this reference, and which parcel(s) comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

**THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.**

ZONING ADMINISTRATOR  
CITY OF RIVERSIDE

STEPHEN J. WHYLD  
PLANNING DIRECTOR

By: Robert C. Mease 12/11/98  
PRINCIPAL PLANNER DATE

**GENERAL ACKNOWLEDGEMENT**

State of California }  
County of RIVERSIDE } ss

On December 11, 1998, before me Janis Lowry  
(date) (name)

a Notary Public in and for said State, personally appeared

ROBERT C. Mease  
Name(s) of Signer(s)

personally known to me - OR -  proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

( ) Attorney-in-fact  
( ) Corporate Officer(s)  
Title \_\_\_\_\_  
Title \_\_\_\_\_

( ) Guardian/Conservator

( ) Individual(s)

( ) Trustee(s)

( ) Other

( ) Partner(s)

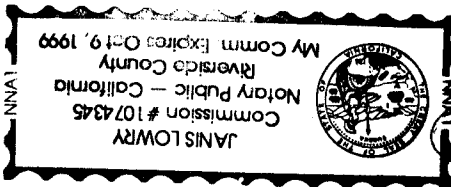
( ) General

( ) Limited

The party(ies) executing this document is/are representing:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

WITNESS my hand and official seal.



Janis Lowry

Mail To:

Jerry Wichita  
11795 Carmine Street  
Riverside CA 92505

## EXHIBIT A

**PARCEL 1**

THAT PORTION OF SECTION 15, TOWNSHIP 3 SOUTH, RANGE 5 WEST, IN THE RANCHO LA SIERRA, CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP OF SECTIONALIZED SURVEY OF SAID RANCHO, RECORDED IN BOOK 6, PAGE 70 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

THE EASTERLY 60 FEET OF THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN A QUITCLAIM DEED TO JERRY AND TONI WICHITA DATED AUGUST 28, 1998 AS INSTRUMENT 366260, OFFICIAL RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID PROPERTY LYING WITHIN A STRIP OF LAND 33 FEET WIDE; THE SOUTHERLY LINE OF SAID 33 FOOT STRIP BEING DESCRIBED IN SAID DOCUMENT AS HAVING A BEARING OF SOUTH 79° 29' 45" WEST, 184.00 FEET.

**PARCEL 2**


THAT PORTION OF SECTION 15, TOWNSHIP 3 SOUTH, RANGE 5 WEST, IN THE RANCHO LA SIERRA, CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP OF SECTIONALIZED SURVEY OF SAID RANCHO, RECORDED IN BOOK 6, PAGE 70 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

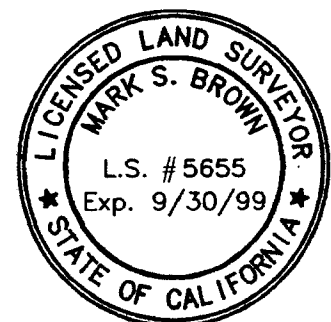
ALL THAT PORTION OF THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN A QUITCLAIM DEED TO JERRY AND TONI WICHITA DATED AUGUST 28, 1998 AS INSTRUMENT 366260, OFFICIAL RECORDS OF RIVERSIDE COUNTY CALIFORNIA.

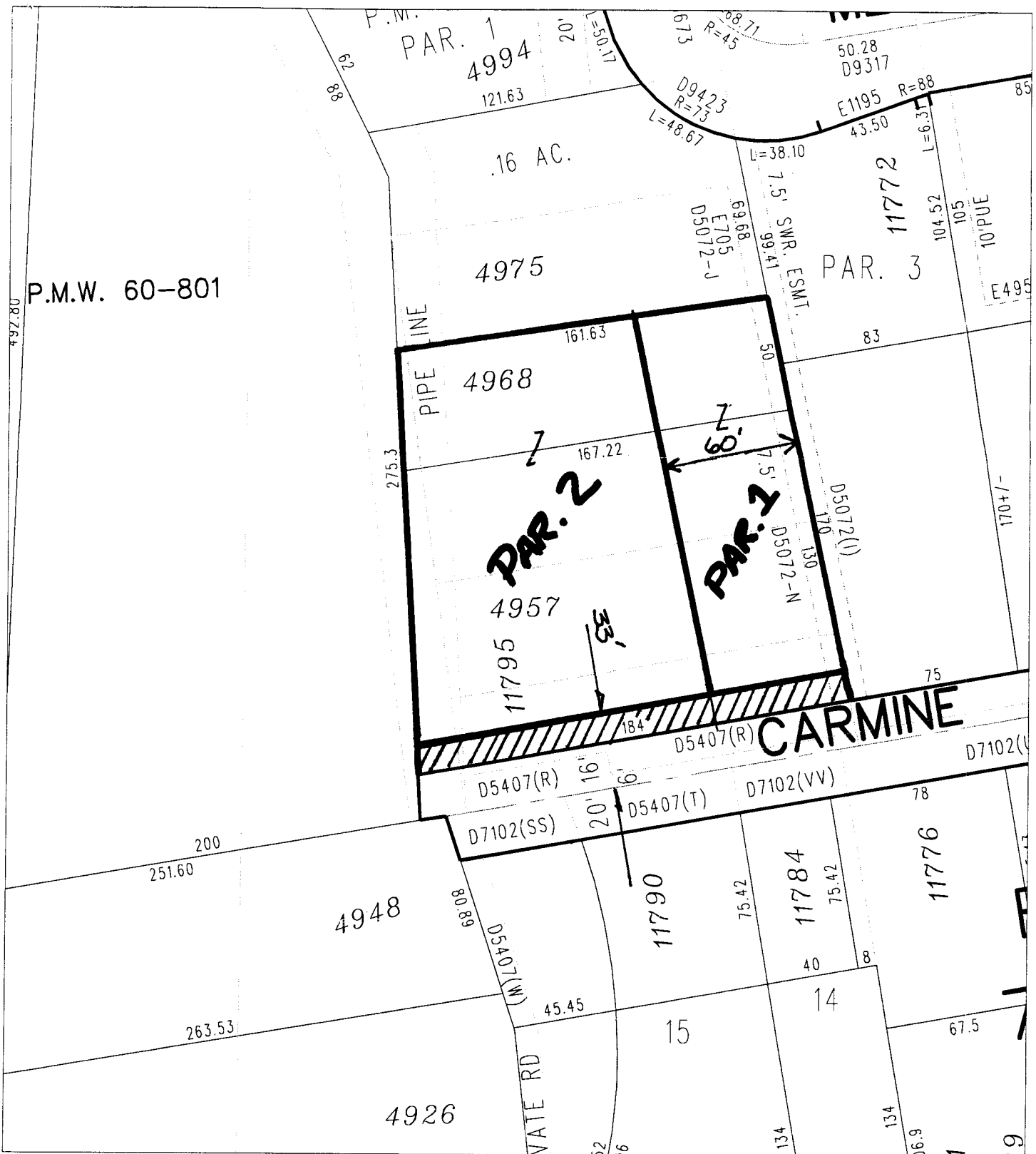
EXCEPTING THEREFROM THE EASTERLY 60 FEET THEREOF.

ALSO EXCEPTING THEREFROM THAT PORTION OF SAID PROPERTY LYING WITHIN A STRIP OF LAND 33 FEET WIDE; THE SOUTHERLY LINE OF SAID 33 FOOT STRIP BEING DESCRIBED IN SAID DOCUMENT AS HAVING A BEARING OF SOUTH 79° 29' 45" WEST, 184.00 FEET.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 12/5/98 Date Prep. MSB  
 Mark S. Brown, L.S. 5655  
 License Expires 9/30/99





◆ CITY OF RIVERSIDE, CALIFORNIA ◆

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

Sheet 1 of 1



Scale: 1" = 60'

Drawn by: bmark

Date: 12/04/98

Subject: LL-012-989