

Recording Requested By
First American Title Company

Recording requested by:

DOCUMENTARY TRANSFER TAX = \$0.00
 NO CONSIDERATION

And when recorded, mail to:

SURVEYOR
 City of Riverside
 Public Works Department
 3900 Main Street
 Riverside, California 92522

Project: LL-017-023
 A.P.N. 257-030-021, -022, 023, &-024
669099-21

DOC # 2002-628164

11/01/2002 08:00A Fee:NC

Page 1 of 7

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE
FOR LOT LINE ADJUSTMENT

Property Owner(s): THE HUNTER PARTNERS, a California General Partnership

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 FOUR parcel(s) of real property located in the City of Riverside, County of Riverside, State of California, as described 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

GERALD J. JAMRISKA
 INTERIM PLANNING DIRECTOR

By: *Craig Aaron* 10-29-02
 PRINCIPAL PLANNER DATE

GENERAL ACKNOWLEDGEMENT

State of California

County of Riverside

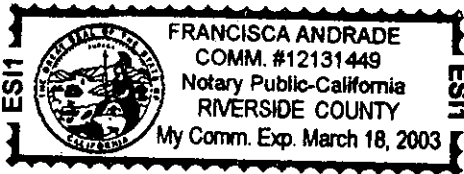
ss

On Oct. 29, 2002, before me Francisca Andrade
(date) (name)

a Notary Public in and for said State, personally appeared:

Craig Aaron
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.



WITNESS my hand and official seal.

Francisca Andrade
Signature

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:



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11/01/2002 08:00A
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EXHIBIT 'A'

PARCEL 'A'

BEING PORTIONS OF LOTS 18 AND 19 IN SECTION 17, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN OF LANDS OF EAST RIVERSIDE LAND COMPANY AS SHOWN BY MAP RECORDED IN BOOK 6, PAGE 44 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, LOCATED IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND AS SHOWN ON RECORD OF SURVEY ON FILE IN BOOK 67 PAGE 45 OF RECORD OF SURVEYS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; SAID NORTHEAST CORNER BEING A POINT OF INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF COLUMBIA AVENUE (33.00 FEET IN HALF WIDTH) WITH THE NORTHWESTERLY RIGHT-OF-WAY LINE OF THE GAGE CANAL (25.00 FEET IN HALF WIDTH) AS SHOWN ON SAID RECORD OF SURVEY; THENCE SOUTH 26°21'46" WEST ALONG SAID NORTHWESTERLY RIGHT-OF-WAY OF THE GAGE CANAL AND SOUTHEASTERLY LINE OF SAID RECORD OF SURVEY A DISTANCE OF 12.28 FEET TO A POINT OF INTERSECTION OF SAID NORTHWESTERLY RIGHT-OF-WAY OF SAID GAGE CANAL WITH A LINE THAT IS PARALLEL WITH AND 44.00 FEET, MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF COLUMBIA AVENUE AS SHOWN ON SAID RECORD OF SURVEY; SAID POINT ALSO BEING IN COMMON WITH THAT CERTAIN PARCEL OF LAND DESCRIBED IN THAT CERTAIN GRANT DEED, RECORDED MARCH 6, 2000 AS DOCUMENT NO. 2000-081140, OFFICIAL RECORDS OF RIVERSIDE COUNTY; THENCE SOUTH 89°57'05" WEST ALONG SAID PARALLEL LINE A DISTANCE OF 523.73 FEET TO THE 'TRUE POINT OF BEGINNING'; THENCE SOUTH 00°02'55" EAST A DISTANCE OF 337.00 FEET; THENCE NORTH 89°57'05" EAST A DISTANCE OF 204.00 FEET; THENCE NORTH 00°02'55" WEST A DISTANCE OF 337.00 FEET TO SAID PARALLEL LINE; THENCE SOUTH 89°57'05" WEST A DISTANCE OF 204.00 FEET TO THE 'TRUE POINT OF BEGINNING'.

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11/01/2002 08:00A
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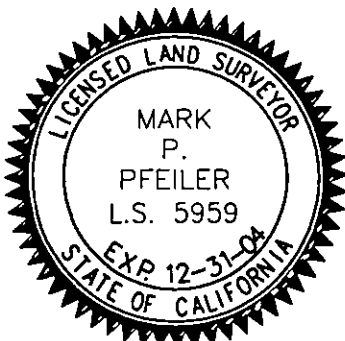


✓ * BOOK # 102502
Mark P. Pfeiler
* SURVEYOR, CITY OF RIVERSIDE

* Description Approval
* Surveyor, City of Riverside

PREPARED UNDER SUPERVISION OF:

Mark P. Pfeiler
MARK P. PFEILER L.S. 5959



LOT LINE ADJUSTMENT
/PARCEL MERGER
R.B. ENGINEERING DATE: 9-04-02
3198 N. ASHWOOD ST. W.O. NO. 01-368
ORANGE, CA 92865
(714) 637-8100

LL-017-023

EXHIBIT "A"

PARCEL "B"

BEING PORTIONS OF LOTS 18 AND 19 IN SECTION 17, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN OF LANDS OF EAST RIVERSIDE LAND COMPANY AS SHOWN BY MAP RECORDED IN BOOK 6, PAGE 44 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, LOCATED IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

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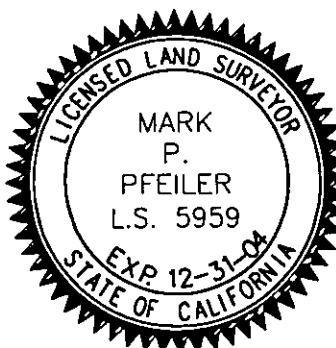


PREPARED UNDER SUPERVISION OF:

Mark P. Pfeiler
MARK P. PFEILER L.S. 5959

LOT LINE ADJUSTMENT
/PARCEL MERGER

R.B. ENGINEERING DATE: 9-04-02
3198 N. ASHWOOD ST. W.O. NO. 01-368
ORANGE, CA 92865
(714) 637-8100



* Description Approval

* Surveyor, City of Riverside

* Description Approval

Mark P. Pfeiler
10/25/02

LL-017-023

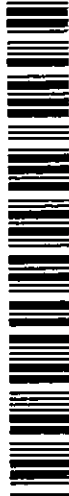
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PARCEL "C"

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2002-628164
11/01/2002 08:00n
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PREPARED UNDER SUPERVISION OF:

*Description Approval
*Surveyor, City of Riverside

Mark P Pfeiler
MARK P. PFEILER L.S. 5959



LOT LINE ADJUSTMENT /PARCEL MERGER
R.B. ENGINEERING DATE: 9-04-02
3198 N. ASHWOOD ST. W.O. NO. 01-368
ORANGE, CA 92865
(714) 627-8100

DESCRIPTION APPROVAL
Mark Pfeiler
10, 25, 02

LL-017-023

EXHIBIT "A"

PARCEL "D"

BEING LOT 20 AND A PORTION OF LOT 19 IN SECTION 17, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN OF LANDS OF EAST RIVERSIDE LAND COMPANY AS SHOWN BY MAP RECORDED IN BOOK 6, PAGE 44 OF MAPS, RECORDS OF SAN BERNARDINO COUNTY, CALIFORNIA, LOCATED IN THE CITY OF RIVERSIDE, RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

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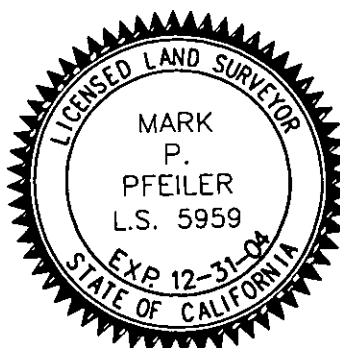


PREPARED UNDER SUPERVISION OF:

Mark P. Pfeiler
MARK P. PFEILER L.S. 5959

LOT LINE ADJUSTMENT
/PARCEL MERGER

R.B. ENGINEERING DATE: 9-04-02
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ORANGE, CA 92865



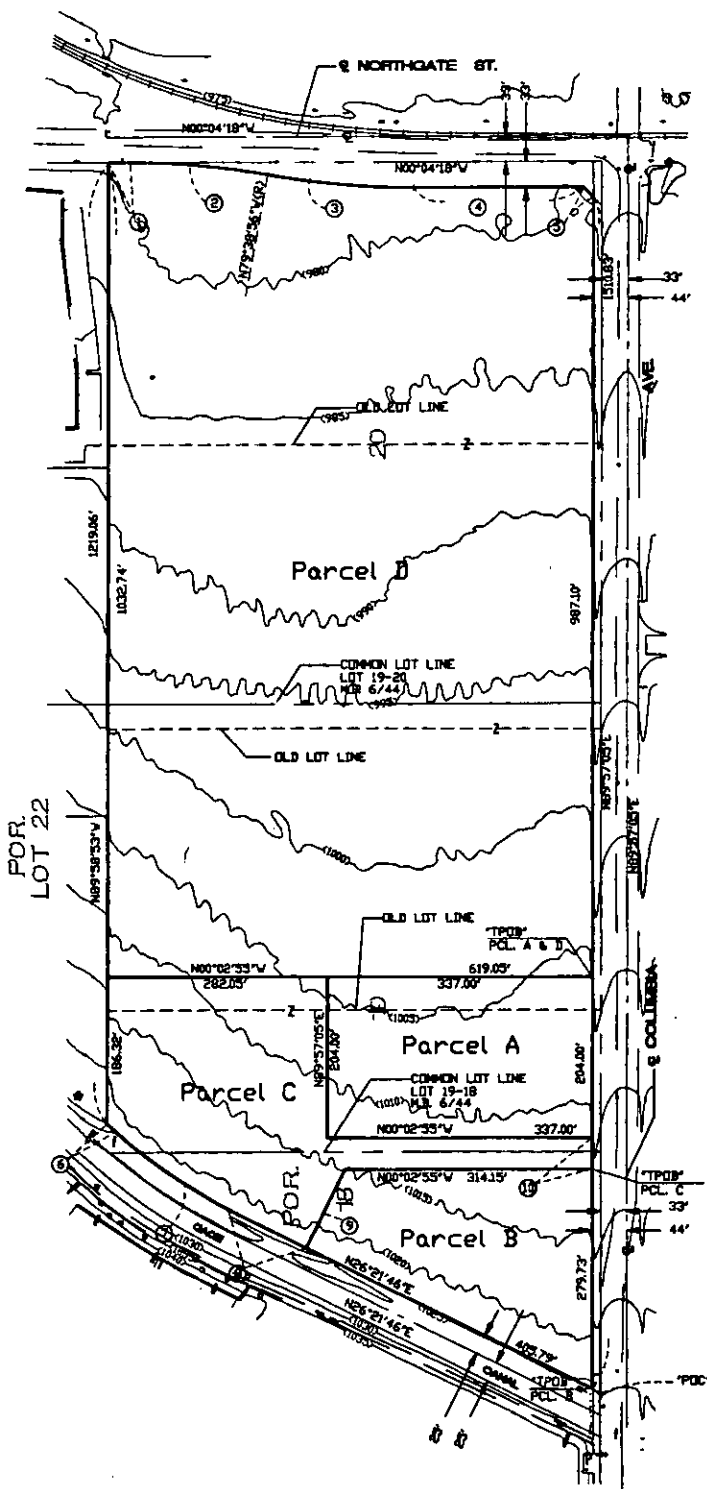
* Description Approval
* Surveyor, City of Riverside

✓
* DESCRIPTION APPROVAL 10/25/02

Mark P. Pfeiler
* Surveyor, City of Riverside

LL017-073

EXHIBIT 'B'



COURSE/CURVE DATA TABLE			
Station	Δ / BEARING	R	L
1	S00°04'18"E	-	28.14'
2	107°25'22"	987.00'	173.91'
3	107°25'22"	1033.00'	167.91'
4	S00°04'18"E	-	215.11'
5	S45°17'33"W	-	18.13'
6	N41°22'01"E	-	14.28'
7	N13°13'19"	675.63'	175.98'
8	N28°21'46"E	-	110.17'
9	N83°38'14"W	-	110.87'
10	S89°57'05"W	-	40.00'



PREPARED UNDER SUPERVISION OF:

MARK P. PFETTER L.S. 5999



LOT LINE ADJUSTMENT / PARCEL MERGER

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3198 N. ASHWOOD ST. V.D. NO. 01-368
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